CITY OF RICHMOND

Pt. Molate Community Advisory Committee

Monday, April 11, 2016 6:30 PM

Multi-Purpose Room, 440 Civic Center Plaza

Members:

Shana Bagley
Vice Chair

Bruce Beyaert

Bruce Brubaker

Paul Carman

Charles Duncan
Chair

Joan Garrett

Dorothy Gilbert

Al Guggemos

Jim Hanson

Mark Howe

Jeanne Kortz

Jeff Lee

Bob McNeil

Katrinka Ruk

Pam Stello

AGENDA

1. **Call to Order** (1 min.)

2. **Roll Call** (1 min.)

3. **Welcome and Meeting Procedures** (1 min.)

Individuals who would like to address the committee on matters not listed on the agenda may do so under Open Forum. Please file a speaker's card with the note taker prior to the commencement of Open Forum. Individuals who want to comment on an individual item, please file a speaker's card before the item is called. The standard amount of time for each speaker will be three minutes.

At 8:30 PM, any items remaining on the agenda that require immediate attention may be taken out of turn, as necessary. All other items will be continued to another or the following committee meeting in order to make fair and attentive decisions. This meeting adjourns at 9:00 PM. The meeting may be extended by a majority vote of the committee.

4. **Agenda Review and Adoption** (2 min.)
   The order in which items will be heard may be adjusted at this time. In addition, items may be removed from or placed on the Consent Calendar at this time.

5. **Announcements through the Chair** (2 min.)

6. **Open Forum** (3 minutes per person limit)

7. **Presentations, Discussion & Action Items** (75 min.)

   a. Presentation: San Francisco Bay Creosote Project (15 min.), Q&A (5 min.) Marilyn Latta, Project Manager, California Coastal Commission
   b. Discussion: Weekly and monthly remediation progress report out with Terraphase (10 min.), Q&A (5 min.) Bill Carson, Principal, Terraphase
      1. Closure Request Report UST Tank #2 Report
      2. Monthly Report – February 2016
   c. Discussion: Discussion: ULI –TAP initial results. (30 min.)

8. **Staff Reports** (10 min.)
   Following discussion of each item, the Committee may vote to make recommendations to staff or to the City Council.
   a. Project Manager's Staff Report (10 min.) – including
      1. Expenditures and balance from the Navy Escrow Fund
      2. Expenditures and balance from the General Fund
      3. Insurance Reporting filings
      4. Lease/Occupation Status for all Pt Molate users
      5. Monthly summary of security incidents
      6. Monthly summary of authorized entries
      7. Caretaker Summary
      8. Beach Park
      9. IR Site 3 Remediation and Abatement Project
      10. Other

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9. Consent Calendar (2 min.)

Items on the consent calendar are considered matters requiring little or no discussion and will be acted upon in one motion

a. APPROVE – PMCAC meeting minutes of January 11, 2016
b. APPROVE – PMCAC meeting minutes of February 8, 2016

10. PMCAC Quarterly Report to City Council (5 min.)

11. Future Agenda Items (5 min.)

b. EBRPD Pt San Pablo/Pt Molate Bay Trail
c. Bike Skills Park
d. Cottages Review
e Historic Constraings

12. City Council Liaison Reports (12 min.)

a. Report by Councilmember McLaughlin regarding recent issues in Richmond relevant to the Advisory Committee. (10 min.)
b. PMCAC appointment status – TBD (2 min.)

13. Chair and Sub-Committee Reports (15 min.)

Following discussion of each item, the Committee may vote to make recommendations to staff or to the City Council.

a. Clean-Up and Restoration (3 min.)

b. Parks and Open Space (3 min.)

c. Legal (3 min.)

d. Finance (3 min.)

e. ULI Ad Hoc Committee

f. Chair (2 min.)
1. Identification of pending schedule conflicts

14. Adjournment of PMCAC regular meeting

15. Assemblage of PMCAC Standing Sub-Committees

Scheduled Meetings

Committee Meeting - Monday, May 9, 2016, 6:30 pm. This meeting is held in a building that is accessible to people with disabilities. Persons with disabilities, who require auxiliary aids of services using city facilities, services or programs or would like information of the city's compliance with the American Disabilities Act (ADA) of 1990, contact: Rochelle Monk, City of Richmond (510) 620-6511 (voice).

Pt. Molate Community Advisory Committee Staff Liaison Contact: Craig K. Murray (510) 307-8140, craig_murray@ci.richmond.ca.us.
Agenda and minute information on the PMCAC can be found on the
City Clerk's web location: http://ca-richmond2.civicplus.com/index.aspx?NID=2442
Additional correspondence can be directed to PtMolateCAC@gmail.com
PMCAC Repository Information is available at: https://docs.google.com/open?id=0B9WXrZeb-_72MzVkZWQ1ZDQtNWIwNC00ZjE4LTgxYjctOTQyMDk4Y2FjNDYw

terraphase engineering

March 7, 2016

Ms. Margarete Beth
California Regional Water Quality Control Board
San Francisco Bay Region
1515 Clay Street, Suite 1400
Oakland, California 94612

Subject: Closure Request Report Underground Storage Tank #2 Case 07D9202, Former Naval Fuel Depot Point Molate, Richmond, California

Dear Ms. Beth,

On behalf of the City of Richmond, Terraphase Engineering Inc. (Terraphase) has prepared the attached Closure Request Report Underground Storage Tank (UST) Tank #2 Case 07D9202. This report presents an evaluation of site conditions with respect to the California State Water Resources Control Board (SWRCB) Low-Threat UST Case Closure Policy (SWRCB 2012a).

If you have any question or comments regarding this report, please contact Tomer Schetrit or Scott Seyfried at (510) 645-1850.

Sincerely,
For Terraphase Engineering Inc.

Tomer Schetrit, P.E. (C81411)
Senior Project Engineer

J. Scott Seyfried P.G. (7374), CHG (764)
Principal Hydrogeologist

cc: Craig Murray, City of Richmond
Carlos Privat, City of Richmond
Bruce Goodmiller, City of Richmond
Michael Leacox, NCE
James Whitcomb, BRAC Program Management Office
Charles Duncan, PMCAC
Mark Howe, PMCAC
Joan Garret, PMCAC

Attachments: Closure Request Report Underground Storage Tank #2 Case 07D9202

Terraphase Engineering Inc.
1404 Franklin Street, Suite 600
Oakland, California 94612
www.terraphase.com

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FULL DOCUMENT IS 146 PAGES

CLOSURE REQUEST REPORT
UNDERGROUND STORAGE TANK NUMBER 2,
CASE 07D9202
FORMER NAVAL FUEL DEPOT POINT MOLATE
RICHMOND, CALIFORNIA

Prepared for

City of Richmond
450 Civic Center Plaza
Richmond, CA 94804

Prepared by

Terraphase Engineering Inc.
1404 Franklin Street, Suite 600
Oakland, California

March 7, 2016

Project Number 0078.001.010

terraphase engineering

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CONTENTS

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TABLES

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ACRONYMS AND ABBREVIATIONS

Alliance	Alliance Compliance Group
bgs	below ground surface
BTEX	Benzene, ethylbenzene, toluene, and total xylenes
CAP	Corrective Action Plan
CCHSD	Contra Costa Health Services Department
ChaduxTt	ChaduxTt, A Joint venture of St. George Chadux and Tetra tech EM Inc.
CRUP	covenant to restrict use of property
CSM	conceptual site model
ESL	Environmental Screening Level
FPALDR	Fuel Product Action Level Development Report
FPALs	Fuel Product Action Levels
GWMP	Groundwater Monitoring Plan
ITSI	Innovative Technical Solutions, Inc.
JP5	jet propellant grade 5 fuel
LNAPL	light non-aqueous phase liquid
LUC	land use control
MSL	mean sea level
MTBE	methyl tertiary-butyl ether
µg/L	micrograms per liter
mg/kg	milligrams per kilogram
Navy	U.S. Department of the Navy
NFA	No Further Action
NFD	Naval Fuel Depot
ORS	oil reclamation system
PAHs	polycyclic aromatic hydrocarbons
RWQCB	San Francisco Bay Regional Water Quality Control Board
SGC	silica gel cleanup
SGMP	Soil and Groundwater Monitoring Plan

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Sullivan	Sullivan Consulting Group
SWRCB	State Water Resources Control Board
Terraphase	Terraphase Engineering Inc.
TPH	total petroleum hydrocarbons
TPHd	total petroleum hydrocarbons as diesel fuel
TtEMI	Tetra Tech EM Inc.
UST	underground storage tank

CERTIFICATION

All conclusions and recommendations in this document have been prepared by a California Professional Geologist.

March 7, 2016

J. Scott Seyfried, P.G. (7374), CHG (764)
Principal Hydrogeologist

Date

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1.0 INTRODUCTION

This report presents a summary of results of environmental investigation and develops a site conceptual model for UST #2 at the former Naval Fuel Depot at Point Molate in Richmond, California (the Site; Figures 1 and 2). An evaluation of site conditions with respect to the California State Water Resources Control Board (SWRCB) Low-Threat UST Case Closure Policy (SWRCB 2012a) also is presented. Based on site conditions as described in the CSM, this report recommends that the Site be considered for regulatory closure.

This report was prepared by Terraphase Engineering Inc. (Terraphase) on behalf of the City of Richmond, California (City) for submittal to the San Francisco Bay Regional Water Quality Control Board (RWQCB.

UST #2 is located in the south-central part of the hillside area on a ridge between drainage areas 1 and 2 and is shown on Figure 2. Given this location, UST #2 is situated approximately 140 feet above and 275 inland feet from the shoreline potential receptor area. Additional site identification information is listed below:

- RWQCB Case No.: 07D9202
- Local Oversight Program (LOP) Case No.: Site ID 59389
- Unauthorized Release Form Filing Date: June 13, 2001
- Site Address: NFD Point Molate, Western Drive, Richmond, California 94801

1.1 Objectives

The objectives of this report are to:

- Describe the site geology, hydrogeology, and relevant physical features for the Site and UST #2
- Summarize past operations including UST #2 construction and closure history
- Summarize historical soil and groundwater investigation data
- Evaluate site-specific investigation data with respect to the criteria for closure under the SWRCB Low-Threat UST Closure Policy
- Provide the rationale for a NFA recommendation based on the results of the risk-based screening evaluation

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2.0 SITE BACKGROUND

The Site was operated as a fuel storage facility that had the capacity to store more than 40 million gallons of fuel. Prior to closure, the Site mainly stored jet propellant grade 5 fuel (JP5) and marine diesel fuel. Historically, other fuels such as bunker fuel C were also stored at the Site. Fuel was transferred to and from the Site by unloading and loading ships and barges at the fuel pier, as well as through the Santa Fe Pacific Pipeline transfer station.

Fuel storage and transfer operations at the Site ceased in May 1995 and the Site was closed under the Base Realignment and Closure IV program in September 1995. Operational closure of the Site occurred in September 1998. In September 2003, approximately 372 out of total of 412 acres of the Site were transferred to the City under a Finding of Suitability to Transfer (TtEMI 2003b). The remaining 40 acres were transferred to the City on March 29, 2010 on the basis of a Finding of Suitability for Early Transfer (ITSI 2008).

2.1 Site Location and Physical Setting

The Site is located on the San Pablo peninsula, approximately 1.5 miles north of the Richmond-San Rafael Bridge in the City, Contra Costa County, California (Figure 1). It covers approximately 412 acres in the Potrero Hills along the northeastern shore of San Francisco Bay, of which 140 acres are submerged within the San Francisco Bay. The San Pablo peninsula is the land mass between San Pablo Bay and San Francisco Bay. The Site includes approximately 1.6 miles of shoreline, and its property extends into the adjacent hillsides to the top of the San Pablo ridge. Topography at the Site ranges from flat, filled areas (reclaimed tidal areas) near the San Francisco Bay to steep, dissected slopes of nearly 500 feet above msl in elevation. The Site is bordered to the north, south, and east by Chevron Corporation's Richmond Refinery and to the west by the San Francisco Bay.

2.2 Geology

Lithology beneath the Site consists of sedimentary and low-grade metamorphic units of Cretaceous-aged Franciscan Formation bedrock, Quaternary unconsolidated colluvial and alluvial deposits, Bay Mud, and emplaced fill. The Franciscan bedrock generally consists of arkosic sandstone, quartzite, or siltstone with interbedded mudstone or shale (ITSI 2005a).

The geology at the UST #2 Site is similar to that of the other parts of the hillside area and is characterized by emplaced fill, colluvium, weathered bedrock, and bedrock (TtEMI 2002b). These lithologies are briefly described in the order they are encountered below ground surface as follows:

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- Emplaced Fill - The emplaced fill predominantly consists of a mixture of other lithologies from the Site (primarily bedrock and colluvium), which was placed around and over the concrete tanks after they were constructed on the pads blasted in the weathered bedrock in 1943. The emplaced fill soil is generally composed of a dry to moist, clayey silt matrix with abundant rock fragments (ranging from ½ to 3 inches in diameter and variable in density of occurrence).

- Colluvium - Colluvium usually overlies bedrock or weathered bedrock and is a gravity deposit that collects at the base of steep slopes and in ravines. It consists of moderately stiff clayey silt that is moist to very moist, with occasional weathered bedrock fragments. Colluvium is characterized by a uniform silt/clay matrix and olive grey to yellowish brown mottled texture.

- Weathered Bedrock - The weathered bedrock varies from 0 to greater than 7 feet thick, with an average thickness of 2 to 3 feet. Weathered bedrock is primarily composed of moist to saturated, often unconsolidated mudstone or sandstone. Fragments of weathered bedrock typically range from ¼ to 1 inch in diameter. The fragments of weathered sandstone bedrock are commonly friable. Weathered mudstone is frequently degraded to stiff clay, especially when saturated.

- Bedrock - Weathered bedrock is underlain by competent bedrock, which is distinguished from weathered bedrock by increased rock mass and durability. The more competent bedrock is generally encountered at depths of 25 to 35 feet below the tops of the USTs that are near ground surface. Little to no moisture is encountered in competent bedrock compared with the overlying weathered bedrock.

2.3 Hydrogeology

Groundwater at the Site is present in limited quantities in the hillside areas and more prevalently in the flat-lying near-shore areas, where the groundwater forms a highly variable (tidally influenced) water table that is in hydraulic connection with the San Francisco Bay (ITSI 2005a).

Groundwater in the hillside areas is limited to isolated perched zones, located primarily within weathered bedrock. Colluvium in the ravines generally inhibits groundwater movement, due to it's predominantly clay matrix. However, some ravines receive sufficient surface water recharge (seasonally) to contain groundwater in unconsolidated material within permeable zones at the base of the colluvium and within underlying fractured bedrock horizons (TtEMI 2002b).

Beneficial uses for groundwater in the San Francisco Bay watershed are defined by the RWQCB in the San Francisco Bay Basin Plan (Basin Plan; RWQCB 2007). The beneficial use evaluation for groundwater at the Site was completed by the U.S. Department of the Navy (Navy) and

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submitted to the RWQCB (Sullivan and TtEMI 2004). Groundwater uses were evaluated based on water quality, water yield, availability of other sources, well construction regulations, and current and planned future uses.

The Navy concluded that the only beneficial use of groundwater beneath the Site is "freshwater replenishment"; therefore, no aquifers capable of producing substantial quantities of potable water are present at the Site (Sullivan and TtEMI 2004). Furthermore, the current RWQCB Site Cleanup Requirements Order No. R2-2011-0087 states, "The groundwater at this Facility may not be a potential source of drinking water, primarily due to the lack of production of volume." An existing land use control (LUC) at the Site restricts use of shallow groundwater for irrigation, municipal water supply, or domestic water supply (TtEMI 2003b).

2.4 Site History

USTs #1 through #20 were constructed between 1942 and 1943 by blasting bedrock in the hillside to create "benches" for the USTs.

The USTs were used for storage of diesel fuel, JP5, motor oil, and bunker fuel (TtEMI 2003a). Between 1943 and 1975, bunker fuel, marine diesel fuel, and jet propulsion fuel 5 (JP-5) were stored at the Site. Between 1975 and 1995, the northern portion of the Site (USTs #1, #2 and #5 through 13) was used to store and transfer diesel fuel (Terraphase 2013b). In 2005, the Navy closed-in-place (without filling with concrete or other material) USTs #1 through #20, due to the large size and the stable condition of the USTs.

The Underground Storage Tank and Hillside Pipeline Closure Conceptual Design was reviewed by the Hazardous Materials Programs office at the Contra Costa Health Services Department (CCHSD), the City, and the RWQCB (TtEMI 1999). CCHSD, the agency overseeing structural closure of the USTs, officially approved the conceptual plan in a letter dated July 23, 1999 (Alliance 2008). CCHSD approved final in-place structural closure of USTs #1 through #20 in a letter dated February 24, 2005; CCHSD also confirmed that associated fuel product pipelines and valves were cleaned and rendered inoperable (Alliance 2008). To date, USTs #1, #4, #7, #9, #10, #11, #12, #14, #16, #17, and #20 have received NFA letters from the RWQCB. The remaining USTs (USTs #2, #3, #5, #6, #8, #13, #15, #18, and #19) have not received environmental closure from the RWQCB (Figure 2). These are the "environmentally open" USTs.

The closed-in-place USTs require ongoing maintenance and monitoring to reduce the chances that they will become a structural hazard. Terraphase has been preparing periodic (quarterly and annual) reports as part of the ongoing monitoring and maintenance plan for USTs #1 through #20. The inspections are conducted in accordance with the work plan prepared by Terraphase for UST structural inspection (Terraphase 2011a) and the final Post-Closure UST Maintenance and Monitoring Plan (ITSI 2005b).

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2.4.1 Existing Land Use Controls

Land use controls for the Site are summarized in the Site-Wide Soil and Groundwater Monitoring Plan (SGMP; Terraphase 2012). The LUC in this situation is known as a covenant to restrict use of property (CRUP), which was recorded in Contra Costa County on March 29, 2010 (City of Richmond 2010). The CRUP places use and activity restrictions on the Site (until the RWQCB makes the written determination that the necessary remedial actions have been completed or that the restrictions are no longer necessary to protect human health or the environment). The CRUP protects the public during the completion of site remediation activities and provides for the necessary access to complete those activities.

In accordance with the CRUP, the LUCs at the Site applicable for areas surrounding closed-in-place USTs include prohibitions against conducting the following activities:

- Residential use of the Site;
- Disturbance or use of existing groundwater monitoring wells and other test wells without the prior written approval of the RWQCB;
- Disturbance or excavation of soils greater than 2 feet below ground surface (bgs) for any purpose other than environmental investigation or remediation unless Owner or Occupant provides prior notice to, and obtains approval of, the RWQCB to the extent activities are not included as part of the SGMP;
- Conduct dewatering activities unless in accordance with a RWQCB-approved dewatering work plan;
- Installation of groundwater production wells or use of groundwater for residential, municipal, agricultural, or industrial uses without the written approval of the RWQCB;
- Use of or access to USTs, or property on or around the USTs for a distance of 150 feet from the perimeter of the UST, for any reason in a manner that may disrupt the structural integrity of the USTs, unless a licensed structural engineer certifies that such use, in conjunction with any appropriate mitigation measures, would not adversely affect the structural integrity of the UST, and the local government entity that issues permits for the installation of USTs gives its prior approval for such use; and
- Removal of any UST, or disturbance of the soil in preparation for removing a UST, unless in accordance with a RWQCB-approved work plan for such removal or disturbance.

2.4.2 UST #2 Construction Details

UST #2 has a capacity of 50,000 barrels – equivalent to 2,100,000 gallons. Dimensions of UST #2 are as follows:

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- Interior clear diameter of 135 feet
- Interior clear height of 20 feet
- Roof and floor slabs are 1.3 feet and 1.5 feet thick, respectively
- UST walls are 1.5 feet thick up to 10 feet in height, and 1.25 feet thick above 10 feet in height

A typical cross-section of the UST is presented on Figure 3. USTs at the Site were constructed by pouring concrete into wooden forms built on the benches, apparently in direct contact with bedrock. The UST floors, walls, and roof support columns were constructed prior to installing the concrete roofs. Completed USTs were covered with varying amounts of fill (4 to 8 feet); fill materials were presumably blasted rock and locally derived excavated fill. French drains were constructed around the tanks that drained into a steel grated valve box adjacent to each tank (Figure 3). Based on tank integrity tests results in the tank history cards there have been no recorded tank leaks, although there have been tank overfills. In case of an overfill, the french drain would funnel the material into the valve box for collection and transportation to the treatment area (AGS, Inc. 2000).

The bottom of each UST had a 16-inch diameter pipe that elbowed up through the UST's concrete floor, terminating at a flanged riser 7 inches above the floor, and an 8-inch diameter pipe that connected to an 8-inch deep sump in the floor of the UST. The 8-inch pipe joined the 16-inch pipe outside each UST in a valve pit. Each valve pit contained a manual control valve on a 16-inch pipeline that exited the valve pit, ran downslope as a buried pipeline, and connected with the main fuel transmission pipelines at an associated valve box. Fuel pipelines generally allowed flow in both directions to fill or empty the USTs. Valves and piping connections at the valve pits allowed operators to direct fuel throughout the Site as needed.

Fuel storage activities included the operation of the fuel oil reclamation system (ORS). The ORS was designed to capture fuel oil spills and stormwater runoff around the USTs and valve boxes, and drain the fuel oil and stormwater to the reclamation plant for treatment.

The Navy performed the following tasks as part of initial pipeline removal activities from 1998 to 2000:

- Modified the ORS to recover oily stormwater; oily stormwater was treated in the oil-water separator system followed by sand filters, which were located adjacent to the groundwater treatment system;
- Installed plugs in the open ends of the UST perimeter drain pipe and the ORS pipe at each valve pit (TtEMI 2002a);

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- Removed approximately 48,000 linear feet of fuel pipeline;
- Filled short sections of fuel pipes with grout where pipes crossed under main roads;
- Removed approximately 440 tons of non-friable asbestos-coated fuel pipe and transite fuel pipe;
- Removed approximately 70 tons of friable asbestos-insulated steam lines;
- Demolished 29 valve boxes; and
- Disposed of associated waste petroleum products, oily water, and petroleum-impacted soil.

The Navy conducted closure activities for the UST, pipeline, and valve box systems between 2004 and 2005 consisting of the following tasks (ITSI 2005b):

- Cleaned all remaining USTs and associated pipelines;
- Removed pipelines, valves, and short pipe sections from valve boxes and valve pits;
- Demolished aboveground structures including doghouses;
- Demolished rectifiers (part of the pipeline cathodic protection system) after removing and disposing of the dielectric fluid;
- Demolished all remaining valve boxes;
- Installed permanent plugs in all pipe terminations in the valve pits;
- Demolished the top portion of valve pits, then backfilled them to grade;
- Installed a subsurface french drain around the perimeter of the top of USTs #1 to #20;
- Installed two surface outfalls for each french drain at USTs #1 to #20;
- Installed manhole extensions for access to USTs #1 to #20;
- Graded the surface at USTs #1 to 20 to provide approximately a 4-foot-thick layer of cover and to provide shallow slopes for runoff;
- Performed site restoration, including installing topsoil, final grading, hydroseeding, and installation of erosion control measures;
- Disposed of associated wastes including oily water, petroleum-impacted soil, organic matter generated during clearing and grubbing, and demolition debris;

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- Conducted removal of petroleum-impacted soil at several locations; and
- Conducted multi-phase extraction at several hillside USTs, not including UST #2, to remove free petroleum product from subsurface soil.

2.5 Regulatory Background

The Site is subject to Site Cleanup Requirements adopted in December 2011 (RWQCB 2011a). Terraphase submitted a UST Management Plan (Terraphase 2013b) to document protocol for the existing USTs at the Site. In the UST Management Plan, four USTs (USTs #2, #15, #18, and #9) were identified as candidates for closure.

The State of California regulates installation, operation, remediation, and closure of UST sites such as those the Site. California UST closure regulations are codified in two places, primarily California Code of Regulations, Title 23, Division 3, Chapter 16, Article 7, and California Health and Safety Code, Division 20, Chapter 6.7, Section 25298. In addition to detailing requirements for installation and operation of USTs, these regulations establish requirements for unauthorized release reporting, closure, and corrective action. The California regulations are intended to protect waters of the state from discharges of hazardous substances from USTs.

For permanent closure of a UST that has been removed from service, the owner/operator must measure for the presence of a release by collecting samples for analysis where contamination is most likely present. Corrective action is required to evaluate the nature and extent of contamination where a release has been documented or to remove contamination if contaminant concentrations pose a threat to human health or the environment. The LOP agency with structural oversight for the USTs is CCHSD, which previously approved in-place closure of the tanks at the Site.

The RWQCB is the lead regulatory agency with environmental oversight for USTs at the Site and the chronology of interactions with the RWQCB regarding UST closure is summarized below.

- The Navy submitted a closure request report to the RWQCB in October 2008 for UST #2. The report concluded that the tank had met each of the six criteria set forth by RWQCB for determining whether a release site is a low-risk petroleum-contaminated site and recommended that the RWQCB grant site closure (Alliance 2008).
- The RWQCB provided comments on the 2008 report requesting additional groundwater data be collected to supplement previously collected soil data.
- The Navy collected additional groundwater samples from one of the monitoring wells (MWT02-03) adjacent to UST #2 in November 2008 and June 2009 (Navy 2010; Figure 4).

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- The Navy incorporated the additional 2009 investigation data into the 2010 Technical Memorandum: Closure Request for Underground Storage Tanks #2, #6, B, and C (Navy 2010). The technical memorandum was submitted to supplement the recommendations and conclusions from the closure summary reports that had been previously submitted to the RWQCB.

Soil and groundwater sample results for USTs at the Site are compared to Fuel Product Action Levels (FPALs) described in the final Fuel Product Action Level Development Report (FPALDR; TtEMI 2001). The overall objective of the FPALDR was to develop an approach for assessing potential risks to human and ecological receptors exposed to petroleum-contaminated soil, groundwater, and surface water under a commercial/industrial land use scenario. The action levels developed in the FPALDR are intended to be used as a screening tool in conjunction with the SWRCB Low-Threat UST Case Closure Policy (SWRCB 2012a).

FPALs define surface soils as being located at depths of 0 to 2 feet bgs, and subsurface soils as being located 2 to 10 feet bgs. The FPALDR states deep soil samples (greater than 10 feet) should not be compared with FPALDR screening values unless (1) the land use scenario for a particular location is such that exposure of receptors to soil at deeper depths is probable or (2) the soil is a potential contaminant source to groundwater in close proximity to surface water.

Groundwater FPALs are used as screening tools as part of the site-wide Groundwater Monitoring Plan (GWMP) (Terraphase 2012) approved by the RWQCB. Groundwater beneath the Site is not considered to be of sufficient quality or quantity to be used as a municipal or domestic potable water supply (Terraphase 2011b). Therefore, for groundwater located more than 150 feet from the shoreline, a human health groundwater exposure pathway is considered only for the construction worker or park maintenance worker who may come into contact with contaminated groundwater during construction activities (e.g., dewatering activities).

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3.0 PREVIOUS INVESTIGATION ACTIVITIES

3.1 Soil Investigations

The Corrective Action Plan (CAP; TtEMI 2002b) for the Site discussed analytical results for soil samples collected from three soil borings (SBT02-01, SBT02-02, and SBT02-03) advanced adjacent to UST #2 in 1999 (Figure 4; Attachment B). No free product, staining, or odors were detected in backfill material surrounding the USTs between ground surface and 15 feet bgs (TtEMI 2002b). No soil samples were collected between 0 and 16 feet bgs as part of the CAP investigation. Staining and odor encountered at deeper intervals are summarized as follows:

- Strong odors detected from approximately 15 to 17 feet bgs at SBT02-01
- Strong odors detected at approximately 30 feet bgs at SBT02-02
- Residual product encountered from approximately 26 to 28 feet bgs at SBT02-03 along with strong odors in fractured bedrock

Free product was not encountered in any of the borings. Soil samples collected within this depth interval at the three locations are provided in Table 1 and are compared against FPALs and RWQCB Environmental Screening Levels (ESLs) for soil potentially leaching to groundwater. Although soil samples were greater than 10 feet bgs, they were compared FPALs based on the soil being a potential contaminant source to groundwater that is in proximity to surface water.

The highest concentrations of total petroleum hydrocarbons (TPH) were detected in SBT02-02 at a depth of approximately 30 feet bgs (9,500 milligrams per kilogram [mg/kg] as JP5). TPH and polycyclic aromatic hydrocarbon (PAH) concentrations detected in samples collected from the three borings did not exceed their respective soil FPALs. TPH as diesel (TPHd) was the only TPH constituent exceeding the RWQCB ESL for soil leaching to groundwater that is a non-drinking water resource (ESL Table G). A TPHd concentration of 4,600 mg/kg was detected at SBT02-01 sample collected at a depth of approximately 16 to 17.5 feet bgs, exceeding the ESL of 3,600 mg/kg. With the exception of SBT02-02, the highest TPH concentrations were in the TPHd range. All three soil samples exceeded the ESLs for PAHs.

Soil samples were not analyzed for benzene, ethylbenzene, toluene, and total xylene compounds (BTEX).

3.2 Groundwater Investigations

Three monitoring wells were installed at locations surrounding UST #2: MWT02-01, MWT02-02, and MWT02-03 (Figure 2). Monitoring well MWT02-02 was abandoned in December 2012 based on the well no longer being included in the GWMP (Terraphase 2013a). MWT02-01 could not be

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found during the well survey in preparation of abandonment. Of the three monitoring wells installed, MWT02-03 has been the only one consistently sampled from March 1999 until the present and is included as part of the GWMP. The GWMP consists of annual, wet-season groundwater monitoring of UST wells (Terraphase 2011b). Groundwater samples collected from MWT02-03 are currently analyzed for TPH compounds only both with and without silica gel cleanup (SGC). Methyl tertiary-butyl ether (MTBE) is not a chemical of concern at the Site and is not been included as part of the GWMP. Depth to groundwater measured at MWT02-03 from1999 to 2014 has been stable, ranging from approximately 22 to 28 feet bgs (an anomalous measurement in 2012 was not within this range) (Table 2).

Groundwater samples collected as part of the GWMP since 2008 have been analyzed for TPH compounds using the SGC preparation method and lab filtration to remove potential free product prior to analysis. In 2014, the RWQCB sent the City a letter dated February 7, 2014 requesting that all future groundwater monitoring reports include sample results not analyzed using SGC (RWQCB 2014). In response, Terraphase conducted the 2014 sampling at MWT02-03 both with and without the use of SGC.

Groundwater TPH sample results are summarized onTable 3. On Table 3, results that indicate concentrations above FPALs are shaded with yellow, and results that are above ESLs are indicated with bold font. In addition, non-detect results with detection limits above the FPAL or the ESL are indicated with italics.

As shown on Table 3, results of analysis for total petroleum hydrocarbons indicate that:

- MWT02-01 was sampled in 2001 and 2002 and did not have any TPH constituents that exceeded FPALs. The 2001 and 2002 samples did exceed the ESL for TPHd.
- MWT02-02 was sampled from 1999 to 2006. The sample collected in 2006 exceeded the ESLs for TPHd and TPH as motor oil but not FPALs for any TPH fraction.
- MWT02-03 TPH concentrations have been generally decreasing since installation in 1999. The samples collected in March 1999, September 1999, and November 2008 were the only samples that exceeded FPALs. Since May 2009, no TPH constituent (with or without silica gel cleanup) has exceeded either the FPAL or the ESL with the exception of the May 2014 sample (730 micrograms per liter [µg/L], which slightly exceeded the ESL of 640 µg/L).

In addition, results of analysis for PAHs indicate:

PAHs were not reported above detection limits in samples collected from MWT02-01.

PAH detections above FPALs at MWT02-02 were limited to anthracene and benzo(a)anthracene in 1999, and benzo(a)anthracene in 2001. PAHs were not reported above detection limits in

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samples collected from MWT02-02 since 2001. Similarly, PAH detections above FPALs at MWT-2-03 were limited to benzo(a)anthracene in 1999 (March and September events). PAHs have not been detected above FPALs in MWT02-03 since 1999.

BTEX compounds analyzed for samples collected at all three monitoring wells prior to 2009 were all below FPALs and ESLs, with the majority of samples having non-detect concentrations.

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4.0 CONCEPTUAL SITE MODEL

Terraphase has developed an updated conceptual site model (CSM) for UST #2 based on a compilation of historical data and incorporating recent groundwater quality data. Key components of the CSM are illustrated on a schematic cross section included as Figure 4. . As presented in (TtEMI 2001), the Site-wide CSM includes known fuel releases from the USTs at the Site resulting from spills, overfilling, and bottom valve leaks at tanks; leaks from damaged above- or below-ground pipelines; and leaks from valve flange gaskets and valve boxes). Observations of staining and residual light non-aqueous phase liquid (LNAPL), and concentrations of petroleum constituents above screening levels confirm that historical releases took place at UST#2.

Based on the CSM (Figure 4), site-specific conditions in the vicinity of UST #2 (i.e., limited occurrence of perched groundwater) resulted in only a very limited migration of released hydrocarbons both laterally and vertically. Natural attenuation of time has resulted in a retraction of the extent of impacts to the immediate vicinity of the UST #2 footprint such that concentrations of hydrocarbons are now at levels below applicable screening levels. The current low concentrations of petroleum hydrocarbons, combined with site-specific land use restrictions, result in a lack of potentially complete pathways for Site receptors. Based on this updated CSM, current Site conditions indicate that UST #2 poses a low threat to human health and the environment and that water quality objectives have been met. This updated CSM is presented in more detail in the following sections.

4.1 Primary Source Removal

UST #2 was used for storage of JP5, diesel fuel, motor oil, and bunker fuel (TtEMI 2003a). Starting in 1998, the Navy closed-in-place (without filling with concrete or other material) USTs #1 through #20, due to the large size and the stable condition of the USTs. Fuel pipelines, ORS components, valve boxes, and valve pits were also removed starting in 1998 and from 2004 – 2005 for other USTs (ITSI 2005b).

4.2 Nature and Extent of Contamination

Petroleum impacts in soil borings advanced adjacent to UST# 2 were confined to depths ranging from 16 to 31 feet bgs based on visual observations and soil samples collected within this depth interval. These soil samples were below their respective FPALs for TPH and PAHs, which were developed based on protection of human health and ecological receptors. In general, soil analytical results and observations from soil borings collected from the Site between 1999 and 2009 indicate that residual petroleum in soil adjacent to the environmentally open USTs is undergoing natural attenuation and is relatively immobile (ChaduxTt 2009).

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Depth to groundwater in proximity to UST #2 ranges from approximately 18 to 25 feet bgs, based on historical gauging of MWT02-03. The groundwater trend for MWT02-03, which has been consistently sampled since 1999 as part of the GWMP, has been generally decreasing. TPH and PAH concentrations have been detected below FPALs since 2009, with TPH concentrations also being detected below the ESL in the most recent sample collected.

Based on the age of the release at UST #2 and current groundwater concentrations that are below FPALs (MWT02-03), any residual TPH present in the soil does not appear to pose a migration threat to groundwater.

4.3 Migration Mechanisms

The investigation of the UST system targeted potential source areas, migration pathways, and exposure points. Geologic cross-sections presented in the Final CAP (TtEMI 2002b), show that the potential for migration of product is related to features of tank construction and geologic characteristics (Figure 3). Soil borings drilled at the perimeter of the USTs indicated that the tank foundations were constructed in bedrock depressions. The bedrock surfaces for construction were reportedly removed or leveled by blasting (TtEMI 2001).

Preferential transport pathways for released hydrocarbons included gravity-based runoff or overland flow directed by topography; infiltration and accumulation of fuel from surface or subsurface releases in subsurface soil or along soil-bedrock contacts; migration along pipeline conduits, within groundwater, around tank perimeters, and through emplaced fill; and along geologic features such as paleochannels, or along unknown features that may exist in bedrock or at the bedrock contact (TtEMI 2001).

Groundwater encountered at the foundations of the tanks is under perched conditions. Groundwater recharge is attributed to rainwater infiltration and accumulation at the base of tanks, which is not consistent at all of the USTs, so varying groundwater flow regimes exist at the perimeters of the USTs (TtEMI 2002b). Differences in groundwater yield were observed at multiple well locations associated with specific USTs, which suggests that the water-bearing zones around each well are not in hydraulic communication. The results of the evaluation of groundwater data described in Appendix C of the Final CAP (TtEMI 2002b), indicate that biodegradation of petroleum hydrocarbons is likely occurring within soil and groundwater at the USTs and in drainage areas.

4.4 Exposure Pathways

Figure 5 provides a visual diagram of the potential exposure pathways. Potentially complete soil exposure pathways were identified for construction workers, future park maintenance workers, and recreational visitors. Based on existing LUCs, the Site will not be used for residential

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purposes (Terraphase 2012) and exposure of future park maintenance workers will be of limited duration. Based on the placement of fill over the UST at thicknesses ranging from 4 to 8 feet and the depth of petroleum impacts in the vicinity of UST #2 (greater than 16 feet bgs), exposure to surficial soil is not likely and is therefore, considered incomplete. LUCs also prohibit digging or excavation below 2 feet bgs without written approval and adherence to the protocol in the Site SGMP, which would mitigate risk to construction workers. As a result, the primary soil exposure pathway of concern consists of recreational visitors potentially being exposed to surface soil.

Based on the LUC prohibiting beneficial use of groundwater at the Site (i.e., use of groundwater for residential, municipal, agricultural, or industrial uses) without the written approval of the RWQCB, the ingestion pathway is not considered complete. The potentially complete groundwater exposure pathways are for construction workers via dermal contact from dewatering activities and for ecological receptors via infiltration/percolation, and surface water (seeps) from infiltration/percolation. Groundwater exposure to construction workers is mitigated by existing LUCs that prevent dewatering activities unless conducted in accordance with a RWQCB-approved work plan.

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5.0 RWQCB LOW-THREAT UNDERGROUND STORAGE TANK CLOSURE ASSESSMENT

This section of the report compares site conditions at UST#2 against criteria included in the Low-Threat UST Case Closure Policy (LTCP) (SWRCB 2012a). It is important to note that the LTCP criteria were developed primarily for conventional retail gas stations, with different histories and tank construction relative to the Site. Based on the comparison of criteria provided below, UST #2 does not meet all off the LTCP criteria. However, due to site specific conditions, the UST #2 site meets the overall profile for a low risk/ low threat site, and should support a finding for No Further Action.

5.1 General Criteria

The following general criteria must be satisfied per the SWRCB policy:

a. The unauthorized release is located within the service area of a public water system.

   Current and anticipated future water supply at the Site will be provided by East Bay Municipal Utility District (EBMUD). LUCs are in place that prevents the beneficial use of groundwater at the Site.

b. The unauthorized release consists only of petroleum.

   USTs were used for storage of JP5, diesel fuel, motor oil, and bunker fuel (TtEMI 2003a).

c. The unauthorized ("primary") release from the UST system has been stopped.

   In 2005, the Navy closed-in-place UST #2, due to its large size and stable condition.

d. Free product has been removed to the maximum extent practicable.

   Free product has not been encountered in shallow soil adjacent to and underlying the UST nor in monitoring wells located adjacent to the UST.

e. A conceptual site model that assesses the nature, extent, and mobility of the release has been developed.

   The CSM for the Site is presented in this report and illustrated on Figure 4.

f. Secondary source has been removed to the extent practicable.

   Fuel pipelines and adjacent soils were removed by the Navy from 1998 to 2000. From 2004 to 2005, the Navy conducted closure activities for the UST, pipeline, and valve box systems (ITSI 2005b).

According to LTCP guidance, "secondary source" is defined as petroleum-impacted soil or groundwater located at or immediately beneath the point of release from the primary source. At this site, secondary source removal would be limited to potentially impacted soils that may have been removed as part of the primary source removal described above. However, results of shallow groundwater monitoring indicate the lack of a secondary source that is acting as a source to groundwater. As a result, secondary source removal is not indicated for UST #2.

g. Soil or groundwater has been tested for MTBE and results reported in accordance with Health and Safety Code section 25296.15.

   Soil and groundwater were not tested for MTBE as none of the USTs at the Site previously stored gasoline based on Navy records.

h. Nuisance as defined by Water Code section 13050 does not exist at the site.

   Current conditions do not meet the criteria for nuisance as specific in Water Code Section 13050. Additionally, LUCs prevent residential use of the Site.

Attachment C is a checklist provided by the RWQCB as part of the Low-Threat UST Guidance (SWRCB 2012b). This checklist is completed as applicable to UST #2.

5.2 Media-Specific Criteria

In order to achieve regulatory closure under the Low-Threat UST Closure Policy (SWRCB 2012a), the USTs must also meet media specific requirements for groundwater, vapor intrusion to indoor air, and direct contact (with soil) and outdoor air exposure. The following subsections include an evaluation for these media-specific criteria.

5.2.1 Groundwater-Specific Criteria

For groundwater, the Low-Threat UST Case Closure Policy includes five different scenarios that can be utilized for closure based on the site conditions at each UST. These scenarios rely on establishing water quality criteria for a site to compare the groundwater concentrations to the designated beneficial uses of groundwater at a site and the RWQCB Basin Plan.

For the Site, the water quality objectives have been established for petroleum related compounds released at the USTs in the FPALDR Report (TtEMI 2001). The FPALs are divided into two categories based on whether the contamination is greater or less than 150 feet from a shoreline. Based on its distance to the San Francisco Bay (275 feet), the FPALs for groundwater that are greater than 150 feet from the shoreline were used as screening levels for monitoring wells surrounding UST #2.

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Since UST #2 is within 1,000 feet of a surface water body (i.e., San Francisco Bay) the groundwater media can only be considered closed under Scenarios 1 and 5 of the Low-Threat UST Case Closure Policy:

1) a. The contaminant plume that exceeds water quality objectives is less than 100 feet in length. - *The most recent results from all three monitoring wells located adjacent to UST #2 do not exceed the site-specific, risk-based screening levels (i.e., FPALs) for TPH, PAHs, or BTEX compounds.*

   b. There is no free product. – *Free product has not been measured in any of the groundwater monitoring wells adjacent to UST #2 including MWT02-03, which has been gauged for the last 16 years.*

   c. The nearest existing water supply well or surface water body is greater than 250 feet from the defined plume boundary. - *UST #2 is located approximately 275 feet from San Francisco Bay.) There are no water supply wells in the vicinity of the USTs (greater than 1,500 feet of the Site) and EBMUD provides water supply to the Site.*

(5) a. The regulatory agency determines, based on an analysis of site-specific conditions, that under current and reasonably anticipated near-term future scenarios, the contaminant plume poses a low threat to human health and safety and to the environment and water quality objectives will be achieved within a reasonable timeframe. – *The most recent concentrations of TPH (with and without SGC for MWT02-03), PAHs, and BTEX compounds were all below site-specific, risk-based screening levels (i.e., FPALs). Additionally, the most recent concentrations were below the ESL for TPH and BTEX compounds. Furthermore, LUCs prevent beneficial use of groundwater at the Site and the RWQCB has stated in Site Cleanup Requirements Order No. R2-2011-0087 states, "The groundwater at this Facility may not be a potential source of drinking water, primarily due to the lack of production of volume."*

5.2.2 Petroleum Vapor Intrusion to Indoor Air

For petroleum vapor intrusion to indoor air, each UST is subject to LUCs that prohibit building on or near the USTs for structural as well as environmental reasons. The CRUP prohibits: (1) any use of or access to the property on or around the USTs (i.e., 150 feet from the perimeter of the UST) that could disrupt the integrity of the structural closure of the USTs; and (2) the installation, placing, covering, or loading the top of any UST with any combination of structures, vehicles, or equipment. These conditions were included in the CRUP for the Site (Attachment A).

If a building was proposed to be constructed in these areas, this institutional control would have to be lifted and the work would require the removal of the UST. Removal of a UST would trigger

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the implementation of UST Removal Plan as described in Task 6 of RWQCB Order No. R2-2011-0087 that states:

> ***UST REMOVAL PLAN***
>
> ***COMPLIANCE DATE:*** *90 days prior to UST demolition*
>
> *If any UST will be demolished during the course of redevelopment, the Discharger shall prepare a UST Removal Plan, acceptable to the Executive Officer, describing the tank demolition. The plan shall be consistent with the UST Management Plan and the SGMP required by this Order and shall incorporate all the relevant mitigation measures set forth in the certified Environmental Impact Report (EIR) and the land use control documents (LUC) recorded for this Site.*

For the current site uses, the petroleum vapor intrusion pathway to indoor air is considered incomplete for UST #2 because of the existing LUCs (Figure 5).

5.2.3 Direct Contact and Outdoor Air Exposure

Direct contact and outdoor air exposure do not pose a threat to human health at the Site based on (1) the top of the USTs and associated piping and valves being covered with 4 to 8 feet of fill material and (2) LUCs mitigating potential exposure by preventing digging or excavation greater than 2 feet bgs unless conducted in accordance with the RWQCB-approved SGMP.

5.3 Closure Procedures

Per the SWRCB Low-Threat UST Case Closure Policy requirements, once a UST case meets the general and media-specific criteria described above, the following tasks will be completed so that a uniform case closure letter may be issued:

- Municipal and county water districts, water replenishment districts, special act districts with groundwater management authority, agencies with authority to issue building permits, owners and occupants of the property impacted by the petroleum release, and the owners and occupants of all parcels adjacent to the impacted property will be notified of the proposed case closure and provided a 60-day period to comment.
- All wells and borings installed for the purpose of investigating, remediating, or monitoring the unauthorized release will be properly destroyed.
- All waste piles, drums, debris, and other investigation or remediation derived materials will be removed from the site and properly managed in accordance with regulatory agency requirements.

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MWT02-03 has been monitored routinely as part of the existing RWQCB-approved GWMP and will be destroyed only upon RWQCB approval.

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MWT02-03 has been monitored routinely as part of the existing RWQCB-approved GWMP and will be destroyed only upon RWQCB approval.

6.0 RECOMMENDATION FOR NO FURTHER ACTION

Based on the risk-based screening evaluation, concentrations of TPH and associated constituents in soil and groundwater at UST #2 do not pose a low threat to human health and safety and to the environment. . UST #2 was closed in place in accordance with LOP agency protocol and removed secondary sources of potential contamination (piping, valve pits, valve boxes). Residual concentrations of TPH in soil, which are at depths of 16 feet bgs and greater, do not exceed site-specific, risk-based FPALs and exceed ESLs at only one location. Potential exposure to soil is mitigated by LUCs that prevent digging or excavation below a depth of 2 feet bgs without written approval and adhering to protocol identified in the RWQCB-approved SGMP. LUCs further prevent any use at UST #2 (residential or commercial/industrial) within 150 feet of the perimeter of the tank that could disrupt the structural integrity of the tank (e.g., excavation for building footprints) unless institutional controls are lifted. Groundwater measured in the most recent samples from all three monitoring wells did not exceed FPALs for TPH, PAHs, and BTEX compounds, and the lack of any measurable free product indicate that secondary sources are depleted or insufficiently mobile to impact groundwater. Furthermore, LUCs prevent beneficial use of groundwater at the Site and public supply of water is provided by the City. The RWQCB has concurred that groundwater at the Site may are not considered a source of drinking water due to lack of yield.

Based on meeting the SWRCB Low-Threat UST Case Closure Policy requirements, the City is recommending environmental closure for UST #2 and requests a NFA letter from the RWQCB.

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7.0 REFERENCES

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Innovative Technical Solutions, Inc. (ITSI). 2005a. Final Post-Construction Summary Report for Closure of the UST, Pipeline, and Valve Box Systems at Naval Fuel Depot Point Molate, Richmond, California. November 17.

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Regional Water Quality Control Board (RWQCB). 2007. San Francisco Bay Basin (Region 2) Water Quality Control Plan (Basin Plan). January 18.

_____.2011a. Order No. R2-2011-0087, Updated Site Cleanup Requirements and Rescission of Order Nos. 95-235, 97-124, and 97-125, Point Molate, Richmond, Contra Costa County. February 7.

_____.2011b. Comments on Draft Site-Wide Groundwater Monitoring Plan, Point Molate, Richmond, Contra Costa County. June 22.

_____.2014. Staff Comments - January 31, 2014, Semi-Annual Groundwater Monitoring Report - former Naval Fuel Depot, Point Molate, Richmond, Contra Costa County. February 7.

State Water Resources Control Board (SWRCB). 2012a. Low Threat Underground Storage Tank Case Closure Policy. August 17. http://www.waterboards.ca.gov/board_decisions/adopted_orders/resolutions/2012/rs2012_0016atta.pdf

terraphase engineering

March 28, 2016

Ms. Margarete Beth
California Regional Water Quality Control Board
San Francisco Bay Region
1515 Clay Street, Suite 1400
Oakland, California 94612

sent via: email

Subject: Monthly Remediation Status Report for Work in February 2016, Former Naval Fuel Depot Point Molate, Richmond, California

Dear Ms. Beth:

This monthly remediation status report summarizes the remediation activities conducted by Terraphase Engineering Inc. (Terraphase) on behalf of the City of Richmond at the former Naval Fuel Depot Point Molate (the Site). This remediation status report is intended to meet the requirements of Task 9 in the Regional Water Quality Control Board (RWQCB) Order R2-2011-0087 (RWQCB 2011d). The requirements of Task 9 are as follows:

> *The Discharger shall submit a report to the Regional Water Board, 30 days prior to the start of any onsite remediation activities, and then on a monthly basis beginning 30 days after the start of the remediation activities, outlining the onsite remediation activities accomplished during the past month and those planned for the following month. The first monthly report at the beginning of each quarter shall include monitoring and test results and any conclusions or proposed changes to the remediation process based on those results. If any changes to the remediation are proposed during any monthly report, applicable supporting monitoring or test data will be submitted at that time. The status report shall also verify that the Prohibitions in Section A, stipulated above, have been adhered to. Should any of those prohibitions be trespassed, the report shall propose a recommendation acceptable to the Executive Officer to correct the trespass.*

This remediation status report provides a monthly update on the progress of environmental investigations, remediation, maintenance, and monitoring at the Site. This report is organized around each task listed in the RWQCB Order R2-2011-0087 (RWQCB 2011d). Additional tasks related to the Installation Restoration (IR) Site 3 Packaged Groundwater Treatment Plant (PGWTP) and site-wide groundwater monitoring are included below. For major work tasks completed in 2015, please see the monthly status report for December 2015 (Terraphase 2015aa). A reference list of reports and submittals is included as an attachment to this letter.

Terraphase Engineering Inc.
1404 Franklin Street, Suite 600
Oakland, California 94612
www.terraphase.com

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Task 1: Soil Cleanup Goals (Compliance Date: February 13, 2012)

Work completed in February 2016:

1. None.

Major Work Items Previously Completed in 2016:

1. None.

Upcoming Work in March 2016:

1. None.

Task 2: Soil and Groundwater Management Plan (Compliance Date: March 15, 2012)

Complete - *Final Soil and Groundwater Management Plan submitted to the RWQCB September 21, 2012 (Terraphase 2012jj).*

Task 3a: IR Site 3 Feasibility Study and Remedial Action Plan (Compliance Date: May 4, 2012 Revised: February 28, 2014)

Complete - *Final Feasibility Study and Remedial Action Plan submitted to the RWQCB June 4, 2014 (Terraphase 2014o).*

Task 3b: IR Site 3 Remedial Action Completion Report (Compliance Date: February 3, 2014 Revised: June 30, 2015)

Remedial Action commenced August 2014 and was substantially completed in November 2015.

Work completed in February 2016:

1. Preparation of Remedial Action Completion Report

Major Work Items Previously Completed in 2016:

1. None.

Upcoming Work in March 2016:

1. Preparation of Remedial Action Completion Report

Task 4a: IR Site 4 Interim Remedial Action Work Plan (Compliance Date: April 3, 2012)

Complete - *IR Site 4 Interim Remedial Action Work Plan submitted to the RWQCB (Terraphase 2011r, 2012gg, 2012ii, and 2012mm).*

Task 4b: IR Site 4 Interim Remedial Action Completion Report (Compliance Date: November 2, 2012)

Work completed in February 2016:

2. None.

Major Work Items Previously Completed in 2016:

2. None.

Upcoming Work in March 2016:

1. None.

Task 4c: IR Site 4 Human Health Risk Assessment (Compliance Date: November 4, 2013)

Work completed in February 2016:

1. Preparation of HHRA work plan

Major Work Items Previously Completed in 2016:

1. None.

Upcoming Work in March 2016:

1. Preparation of HHRA work plan

Task 4d: IR Site 4 Feasibility Study and Remedial Action Plan (Compliance Date: February 3, 2014)

Not Applicable. This task may not be necessary dependent upon the outcome of Task 4c. A revised completion date will be requested from the RWQCB.

Task 4e: IR Site 4 Remedial Action Completion Report (Compliance Date: February 3, 2015)

Not Applicable. This task may not be necessary dependent upon the outcome of Task 4c. A revised completion date will be requested from the RWQCB.

Task 5: UST Management Plan (Compliance Date: March 4, 2013)

Work completed in February 2016:

1. Submittal of tank closure requests to the RWQCB for UST 2 (Terraphase 2016g).
2. Preparation of closure requests to for USTs 15, 18, and 19.

Major Work Items Previously Completed in 2016:

1. None.

Upcoming Work in March 2016:

1. Preparation of closure requests to for USTs 15, 18, and 19.

Task 6: UST Removal Plan (Compliance Date: 90 days prior to UST demolition)

Not Applicable – Triggered when demolition of a UST is contemplated. No UST demolition is scheduled at this time.

Task 7: UST Status Report (Compliance Date: June 3, 2012)

Work completed in February 2016:

1. Conducted the routine monthly UST closure monitoring inspections.

Major Work Items Previously Completed in 2016:

1. Submittal of Q4 UST Monitoring Report (Terraphase 2016d).

Upcoming Work in March 2016:

1. Conduct routine monthly UST closure monitoring inspections.

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Task 8: Amended Land Use Controls (Compliance Date: When environmental closure is requested)

Not Applicable. No closures have been requested.

Task 9: Remediation Status Reports (Compliance Date: Monthly)

Work completed in February 2016:

1. Submitted the monthly remediation status report for January 2016 (Terraphase 2016f) to the RWQCB.

Major Work Items Previously Completed in 2016:

1. None.

Upcoming Work in March 2016:

1. Submit the monthly remediation status report for February 2016 to the RWQCB.

Task 10: Discoveries During Facility Redevelopment (Compliance Date: 60 days from initial discovery)

None

Task 11: IR Site 1 ROD (Compliance Date: None)

Work completed in February 2016:

1. Routine monthly landfill inspection of signs, gates, locks, etc.
2. Routine operation, maintenance, and monitoring of the landfill treatment system.
3. Monthly sampling of treatment system.
4. Submittal of 2015 annual monitoring report (Terraphase 2016c).
5. IR Site 1 inspection with Contra Costa Environmental Health.
6. Preparation of IR Site 1 5 year review report.

Major Work Items Previously Completed in 2016:

1. None.

Upcoming Work in March 2016:

1. Routine monthly landfill inspection of signs, gates, locks, etc.
2. Routine operation, maintenance, and monitoring of the landfill treatment system.
3. Routine winter sampling of treatment system.
4. Preparation of IR Site 1 5 year review report.

Task 12: Construction Stormwater General Permit (Compliance Date: Prior to field work)

A Notice of Intent was filed with the Water Board (Application # 449157) September 3, 2014. A WDID was issued for the project (2 07C370778).

IR Site 3: PGWTP

Terraphase, under the direction of the City of Richmond, operated, maintained, and monitored the PGWTP under the existing General Waste Discharge Requirements for: Discharge or Reuse of Extracted and Treated Groundwater Resulting from the Cleanup of Groundwater Polluted by Volatile Organic Compounds (VOC), Fuel Leaks and Other Related Wastes (VOC and Fuel General Permit) (RWQCB 2012a). The PGWTP ceased all operations on July 31, 2015. Notice of Termination for the VOC and Fuel General Permit to the RWQCB and receipt of Notice of Rescission from the RWQCB was received October 9, 2015.

Work completed in February 2016:

1. Submittal of 2015 Annual Monitoring Report (Terraphase 2016e).

Major work items completed previously in 2016:

1. None.

Upcoming Work in March 2016:

1. None.

Site-wide Groundwater Monitoring

The purpose of the site-wide groundwater monitoring is to provide groundwater quality data that can be evaluated against established screening criteria for the Site. This program will help protect human health and the environment and prevent releases to the San Francisco Bay. Integrating data collected under this program with previous data is intended to support compliance and closure in accordance with regulatory requirements. Groundwater monitoring is being conducted on a semi-annual basis (wet-season and dry-season) per the Site-Wide Groundwater Monitoring Plan (Terraphase 2011n) that was approved by the RWQCB on August 30, 2011 (RWQCB 2011b). Data collected is summarized and submitted as semi-annual monitoring reports to the RWQCB.

Work completed in February 2016:

1. Monthly monitoring and skimming of free product in wells MTWB-01R, MWT05-02, MWT08-01, MWT06-02, MW10-23. Bi-weekly skimming of MW10-24.
2. Submittal of 2015 dry season semi-annual groundwater monitoring report (Terraphase 2016b).
3. Submittal of Draft Workplan for alternative quantification methodology, additional characterization and/or risk evaluation for areas outside of IR Site 3 where USEPA Method 8015 without Silica Gel Cleanup quantifies TPH and TPH decomposition products as exceeding the Fuel Product Action Levels within 150 feet of the San Pablo Bay (Terraphase 2015a).
4. Post monitoring event data evaluation and analysis.

Major work items completed previously in 2016:

1. None.

Upcoming Work in March 2016:

1. Monthly monitoring and skimming of free product in wells MTWB-01R, MWT05-02, MWT08-01, MWT06-02, MW10-23. Bi-weekly skimming of MW10-24.

Prohibitions Verification

As required in Task 9 of the RWQCB Order, the following prohibitions (Section A of the RWQCB Order) were adhered to during the remedial activities in February 2016, to the knowledge of Terraphase.

1. The discharge of wastes and/or non-hazardous or hazardous substances in a manner which will degrade, or threaten to degrade, water quality or adversely affect, or threaten to adversely affect, the beneficial uses of the waters of the State is prohibited.
2. Further migration of wastes or hazardous substances through subsurface transport to waters of the State is prohibited.
3. Activities associated with the subsurface investigation and cleanup that will cause adverse migration of wastes or hazardous substances are prohibited.
4. The tidal marsh habitat and wetland habitats onsite shall be completely avoided unless encroachment on these areas is required to implement Facility remediation work and resultant impacts to the affected habitat are mitigated through a plan approved by the Executive Officer. A setback of 50 feet shall be established around the tidal marsh and any wetland area as a means of preventing any unintended impacts to it from the remediation.
5. The Site's offshore eel-grass habitat shall be completely avoided during any remedial work to the maximum extent practicable.

Summary

The above detailed summaries by task provide a look at the ongoing remediation activities at the former Naval Fuel Depot Point Molate. The RWQCB accepted the Final FS/RAP on June 4, 2014. Construction at IR Site 3 was substantially completed in November 2015.

If you have questions regarding this report, please call Tomer Schetrit at (510) 645-1850.

Sincerely,
For Terraphase Engineering Inc.

Tomer Schetrit, PE (C81411)
Senior Project Engineer

cc: Craig Murray, City of Richmond
Carlos Privat, City of Richmond
Bruce Goodmiller, City of Richmond
LaShonda White, City of Richmond
Michael Leacox, NCE
James Whitcomb, BRAC Program Management Office
Venkat Puranapanda, ACE Group
Charles Duncan, PMCAC
Mark Howe, PMCAC
Joan Garret, PMCAC

Attachments: Point Molate Bibliography

7A2.7

Point Molate Bibliography

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RWQCB. 2011a. Letter from Mr. George Levya to Mr. Steve Duran RE: *Approval of Excavation Delineation Work Plan for Former Point Molate NFD Site-3 Richmond, Contra Costa County*. August 26.

RWQCB. 2011b. Letter from Mr. George Levya to Mr. Steve Duran RE: *Approval of Site-Wide Groundwater Monitoring Plan for the Former Point Molate Naval Fuel Depot, Richmond, Contra Costa County*. August 30.

RWQCB. 2011c. Letter from Mr. George Levya to Mr. Steve Duran RE: *Approval of Draft Groundwater Remediation Work Plan, IR Site 4, Drum Lot 2/Building 87 Area, Former Naval Fuel Depot Point Molate, Richmond*. November 8.

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RWQCB. 2012a. Order No. R2-2012-0012 NPDES No. CAG912002 General Waste Discharge Requirements for: Discharge or Reuse of Extracted and Treated Groundwater Resulting from the Cleanup of Groundwater Polluted by Volatile Organic Compounds (VOC), Fuel Leaks and Other Related Wastes (VOC and Fuel General Permit). February 8.

RWQCB. 2012b. Letter from Mr. George Levya to Mr. Bruce Goodmiller RE: *Review and Comments - Draft FS/RAP, Former Naval Fuel Depot Point Molate, Richmond, Contra Costa County*. February 17.

RWQCB. 2012c. Letter from Ms. Lila Tang to Mr. Steve Duran RE: Reauthorization to Discharge from the Packaged Groundwater Treatment Plant (PGWTP) located at the former Naval Fuel Depot, Point

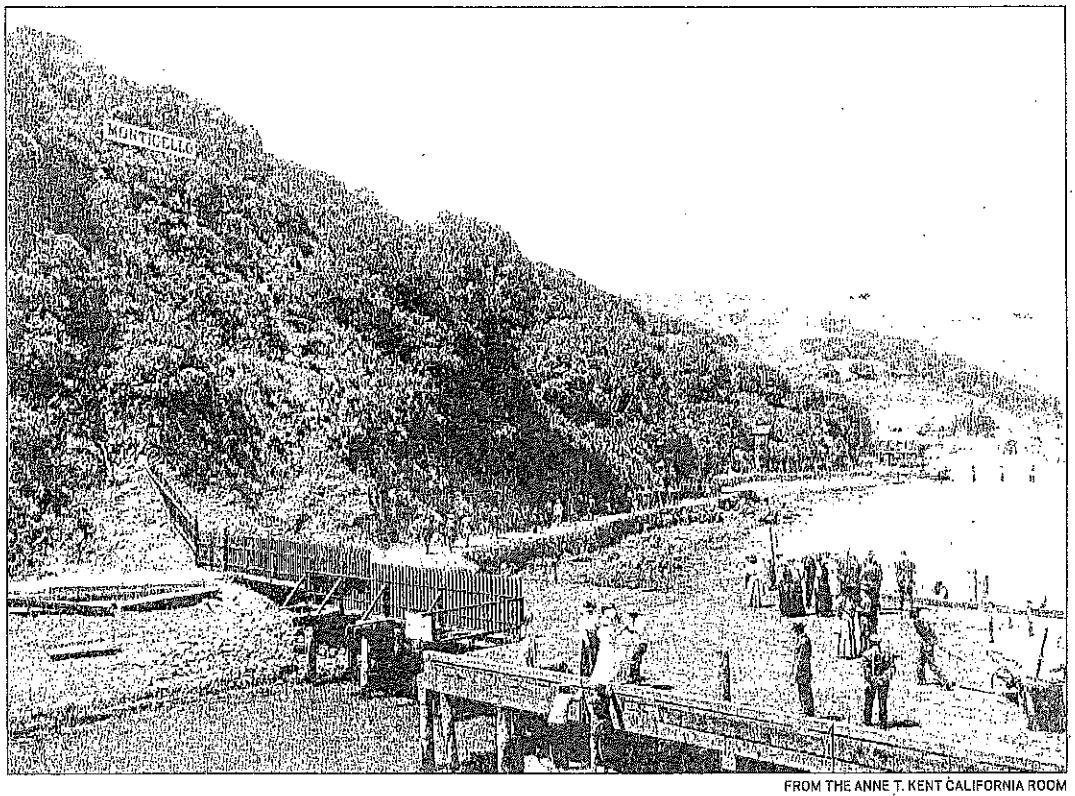
Marin Independent Journal

Monday, March 28, 2016 $1.50 FACEBOOK.COM/MARINIJFAN TWITTER.COM/MARINIJ marinij.com

TIBURON PENINSULA

A TOXIC LEGACY

Ecologists plan removal of creosote-soaked pilings at former resort, marina



FROM THE ANNE T. KENT CALIFORNIA ROOM

A pier of the former El Campo resort extends from the shore of the Tiburon Peninsula. The remaining pilings are considered a ecological threat because they contain leaching creosote.

By Mark Prado
mprado@marinij.com
@MarkPradoIJ on Twitter

A former Tiburon resort that was a scene of frolicking families more than a century ago is now a site of toxic debris and poisoned fish embryos.

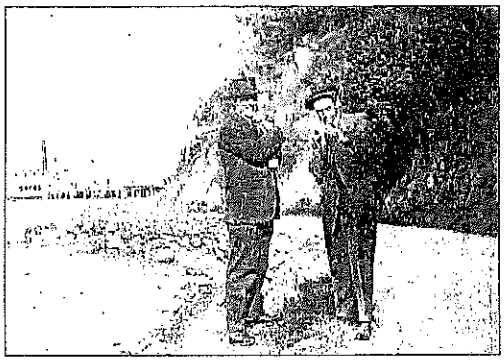
What is left of the resort — El Campo — are creosote-soaked, derelict pilings that supported a ferry landing just north of what is now Paradise Park. The Paradise Park Marina constructed near the old El Campo site in early 1960s and abandoned a few years later also contributed to the toxic pilings total, according to state officials.

There are at least 315 pilings in all between the two sites, which and are above and below the water line, still leaching toxins within key Pacific herring spawning areas. Researchers say herring are leaving eggs on the pilings during reproduction, causing deformities to embryos.

Last week the state's Coastal Conservancy reviewed plans to remove the El Campo and marina pilings — part of a pilot project, along with a site in Richmond — to be paid for with a $1.4 million grant from the National Fish and Wildlife Foundation. The El Campo site has roughly 20 percent of the pilings, the more recent marina 80 percent, conservancy officials said.

The San Francisco Estuary Institute and the National Oceanic and Atmospheric Administration have identified and mapped more than 33,000 derelict pilings above the surface of the bay at low tide around the Bay Area. They also estimated that at least that

LEGACY » PAGE 4



FROM THE PHILIP ZUBLER COLLECTION

The heyday of the former El Campo resort was the late 19th century, when it would draw many visitors by ferry. By 1968 the site was abandoned, its structures left to deteriorate.

"It's a substantial problem. This focus is to remove those toxic structures."

— Marilyn Latta, project manager of the San Francisco Bay Creosote Piling Removal Pacific Herring Restoration Project

7B.1

Legacy

FROM PAGE 1

many more pilings — and stubs of pilings — litter the bay below the water at low tide.

Along Marin's shores there are at least 500 of the pilings that once supported boat launches, fishing piers and marinas.

"It's a substantial problem," said Marilyn Latta, project manager of the San Francisco Bay Creosote Piling Removal Pacific Herring Restoration Project. "This focus is to remove those toxic structures."

Those who visited El Campo in the late 19th century hardly had environmental issues on their minds. Hundreds would arrive at the site that was developed by the San Francisco and North Pacific Railroad, with people using the company's ferries to arrive at the dock that extended into the bay, said Laurie Thompson, historian and librarian at the Anne T. Kent California Room at the county Civic Center in San Rafael.

"This was a resort that people could come to from San Francisco and get back home in a day," Thompson said. "Lots of groups would come to picnic, fish and barbecue. There is one photo of a group of San Quentin guards there, for example. The grounds were quite large, more than 100 acres, and the site was beautiful."

Waltzes and picnics

Amenities included a dance pavilion, bowling alley, row boats and picnic tables, Thompson noted in a blog, which also includes an opening day report from the San Francisco Call newspaper from July 19, 1891, with the headline: "A Place Where Hoodlums Cease From Troubling and the Weary Are at Rest."

"Soon after the arrival of the party yesterday Blum's Band struck up a waltz, and soon a number of couples were testing the spacious pavilion floor," the Call reported of the opening day activities. "Then an adjournment was had to the picnic grounds, where lunch tables had been spread under the trees, and the guests sat down to a cold collation."

But after a decade the fun and frolicking faded, the resort was plagued by "hoodlums," and the railroad started leasing El Campo to others by 1903. By 1917 its name was changed to Paradise Park, according to Thompson's research of newspaper articles. But the current Paradise Park is just south of the site.

The El Campo property drifted into disrepair over the years, leaving only the pilings. The Paradise Park Marina was damaged during a storm in 1968 and was abandoned soon after.

Chemical infusion

Historically, most of the wooden pilings around the bay were injected with creosote, a byproduct of the coal industry, and used from the mid-1800s into the 1950s to protect marine structures from decaying.

There has long been concern among biologists that chemicals leaching from creosote-treated structures harm the herring. Because herring spawn on hard surfaces, including piers and pilings, the eggs and larvae are exposed to toxic levels of chemical compounds found in the creosote, according to the San Francisco Bay Subtidal Habitat Goals Report that was developed by the Coastal Conservancy and other groups.

Because of concerns over toxicity, use of creosote-treated pilings was banned in 1993 by the California Department of Fish and Wildlife, the study noted.

It is expected as pilings are removed — preliminary work could start by the end of this year — eelgrass, oysters and other subtidal species would be established to provide surfaces for herring to spawn.

"Our plan is to do subtidal habitat restoration," project manager Latta said. "We'd like to replace (pilings) with healthier habitat."

Pt Molate Report

PMCAC #59 April 11, 2016

Expenditures and balance from Navy Escrow Fund:

- One Expenditures totaling $565.10
- Balance: $5,642,111.34

Expenditures and balance from City General Fund:

- Expenditures to date for FY 15-16 total $216,438
- Balance: $120,273.

Insurance Report filings

- Report provided in the Dec.2015 PMCAC Agenda Packet.

Lease/Occupation status for all Pt. Molate Users

- Caretaker report for March 2016 enclosed.
- Report includes directing the Weed Abatement crew, placement of new containers at Bldg. 123, meeting with AT&T repairman to repair damaged pole at park entrance, placement of new porta-potty at Bldg. 123, dewatering of buildings with available equipment, supervising sump pump repair to dewater Bldg. 68, Report of a Generator theft on March 1 at Bldg. 123, and a spot and report of floating debris at the pier.
- Additional space is being readied and leased around Bldg. 123. Bldg. 87 is being considered for lease as well. It is expected that lease interests will continue to help defray clean up and repair costs as well as generate revenue.

Monthly Summary of security incidents:

- March, 2016 report enclosed. Note this is the first report provided by First Security.
- One significant incidents was reported by the Caretaker to Security that a boat washed ashore on the rocks. First Security contacted RPD Dispatch that contacted US Coast Guard.
- First Security performed 1 Contact during this period.
- First Security provided five guards to Pt Molate during this month and initiated 1029 security checks within Point Molate designated patrol site during the month of March 2016.

Monthly Summary of authorized entries:

- There were thirteen public entry authorizations for prior month including Baron NCE Bay Trail, Winston Bay Crossings, Six Special Agents from US Department of State, Three Feagley Realtors Touring (Beaulieu, Griffin, Feagley), Two Winehaven Tours (McKissock, Hamilton).

Caretaker Summary

- Public Works Dept. provided enclosed report.

Beach Park

- Dorothy Gilbert provided a summary of the March activity report from the Friends of Point Molate group including details on invasive plant removal, plantings, frog progress, Pipeline Swallowtail Butterflies, and Bay Trail discussion.

IR Site 3 Remediation and Abatement Project

- Terraphase will be providing a current status update on IR Site 3 at tonight's meeting.

Other

- City Council approve a Contract with the new Security firm First Alarm Security and First Alarm took over security services at Pt Molate on March 1.
- Red Rocks Marina is up for sale. This is significant historical location and place for the Richmond – Pt San Quentin/San Rafael ferry ran up until the Richmond San Rafael Bridge was built and open in 1956. Red Rocks property owner of record shows Castro Point, LLC, 3781 La Honda Road, San Gregorio, CA 94074. Further information on property may be obtained via Friddle Real Estate, Mike Friddle Broker, 421 Central Park Place, Brentwood, CA 94513, Phone: 925-513-1893, email: mike.friddle@comast.net.

Pt. Molate Remediation Budget Report
As of April 1, 2016

Project / Program Name: Pt. Molate Remediation Oversight				
Project Description: Pt. Molate				
		Point Molate		
		Site Remediation		
		Capital Budget		
Sources of Funds:		**Navy Funds**	**Interest**	**Total**
Navy Funds		**$ 28,500,000.00**		
		Expenditures	**Revenues**	**Balance**
Transactions	**Date**	**As of 4/1/2016**	**As of 4/1/2016**	**As of 4/1/2016**
City of Richmond	4/16/2010	$ 630,000.00		$ 27,870,000.00
Alliant Insurance Services, Inc - Insurance Payment	4/20/2010	$ 4,130,000.00		$ 23,740,000.00
First American Fund Control (FAFC) Setup Fee	4/20/2010	$ 1,000.00		$ 23,739,000.00
Upstream Point Molate - Remediation Work	4/30/2010	$ 170,000.00		$ 23,569,000.00
Savings Interest - April 2010	5/10/2010		$ 1,989.85	$ 23,570,989.85
Savings Interest - April 2010	5/12/2010		$ 3,218.95	$ 23,574,208.80
Savings Interest - May 2010	6/11/2010		$ 2,712.51	$ 23,576,921.31
Savings Interest - May 2010	6/11/2010		$ 4,521.30	$ 23,581,442.61
Arcadis US Inc.	7/15/2010	$ 165,343.93		$ 23,416,098.68
Contra Costa County	7/15/2010	$ 1,264.00		$ 23,414,834.68
Savings Interest - June 2010	7/26/2010		$ 493.14	$ 23,415,327.82
Savings Interest - June 2010	7/26/2010		$ 493.14	$ 23,415,820.96
FAFC Bank Charge	7/26/2010	$ 20.00		$ 23,415,800.96
FAFC Bank Charge	7/26/2010	$ 20.00		$ 23,415,780.96
Savings Interest - June 2010	7/26/2010		$ 2,852.41	$ 23,418,633.37
Savings Interest - June 2010	7/26/2010		$ 5,330.73	$ 23,423,964.10
Savings Interest - July 2010	8/11/2010		$ 732.37	$ 23,424,696.47
Savings Interest - July 2010	8/11/2010		$ 732.37	$ 23,425,428.84
Savings Interest - July 2010	8/11/2010		$ 2,409.34	$ 23,427,838.18
Savings Interest - July 2010	8/11/2010		$ 4,830.04	$ 23,432,668.22
FAFC Fee Slip - May - Julu 2010	8/16/2010	$ 900.00		$ 23,431,768.22
City of Richmond - MoFo Reimbursement	8/20/2010	$ 4,016.25		$ 23,427,751.97
Transfer August Maintenance Fee	9/13/2010		$ -	$ 23,427,751.97
FAFC Fee Slip - August 2010	9/13/2010	$ 300.00		$ 23,427,451.97
Savings Interest - August 2010	9/15/2010		$ 773.33	$ 23,428,225.30
Savings Interest - August 2010	9/15/2010		$ 773.33	$ 23,428,998.63
Savings Interest - August 2010	9/15/2010		$ 2,564.97	$ 23,431,563.60
Savings Interest - August 2010	9/15/2010		$ 5,136.59	$ 23,436,700.19
FAFC Fee Slip - September 2010	10/7/2010	$ 300.00		$ 23,436,400.19
City of Richmond - MoFo Reimbursement	10/18/2010	$ 15,503.75		$ 23,420,896.44
Arcadis US Inc.	10/18/2010	$ 121,923.17		$ 23,298,973.27
Contra Costa County	10/18/2010	$ 632.00		$ 23,298,341.27
Savings Interest - September 2010	10/20/2010		$ 725.31	$ 23,299,066.58
Savings Interest - September 2010	10/20/2010		$ 725.31	$ 23,299,791.89
Savings Interest - September 2010	10/20/2010		$ 2,405.12	$ 23,302,197.01
Savings Interest - September 2010	10/20/2010		$ 4,817.12	$ 23,307,014.13
First American Fund Control	11/1/2010	$ 2,704.15		$ 23,304,309.98
FAFC Fee Slip - October 2010	11/8/2010	$ 300.00		$ 23,304,009.98
State Water Resources Control Board	11/10/2010	$ 796.00		$ 23,303,213.98
City of Richmond - MoFo Reimbursement	11/10/2010	$ 9,766.50		$ 23,293,447.48
Savings Interest - October 2010	11/17/2010		$ 696.94	$ 23,294,144.42
Savings Interest - October 2010	11/17/2010		$ 2,322.38	$ 23,296,466.80
Savings Interest - October 2010	11/17/2010		$ 4,647.05	$ 23,301,113.85
Contra Costa County - Refund	11/19/2010	$ -	$ 158.00	$ 23,301,271.85

Pt. Molate Remediation Budget Report
As of April 1, 2016

Transactions	Date	Expenditures As of 4/1/2016	Revenues As of 4/1/2016	Balance As of 4/1/2016
State Water Resources Control Board	12/3/2010	$ 3,553.88		$ 23,297,717.97
Savings Interest - November 2010	12/15/2010		$ 5,110.49	$ 23,302,828.46
Savings Interest - November 2010	12/15/2010		$ 760.49	$ 23,303,588.95
Arcadis US Inc.	1/5/2011	$ 105,245.30		$ 23,198,343.65
RORE, Inc.	1/5/2011	$ 31,581.00		$ 23,166,762.65
Terraphase Engineering, Inc.	1/5/2011	$ 37,142.09		$ 23,129,620.56
Winehaven Partners, LLC	1/5/2011	$ 5,418.11		$ 23,124,202.45
Contra Costa Environmental Health	1/5/2011	$ 474.00		$ 23,123,728.45
City of Richmond - MoFo Reimbursement	1/5/2011	$ 446.25		$ 23,123,282.20
FAFC Fee Slip - November 2010	1/5/2011	$ 300.00		$ 23,122,982.20
Savings Interest - December 2010	1/26/2011		$ 654.76	$ 23,123,636.96
Savings Interest - December 2010	1/26/2011		$ 4,621.71	$ 23,128,258.67
Savings Interest - December 2010	1/26/2011		$ 4,951.46	$ 23,133,210.13
FAFC Fee Slip - December 2010	2/8/2011	$ 300.00		$ 23,132,910.13
FAFC Fee Slip - January 2011	2/8/2011	$ 300.00		$ 23,132,610.13
Terraphase Engineering, Inc.	2/16/2011	$ 63,617.92		$ 23,068,992.21
Winehaven Partners, LLC	2/16/2011	$ 2,753.49		$ 23,066,238.72
Contra Costa Environmental Health	2/16/2011	$ 474.00		$ 23,065,764.72
Savings Interest - January 2011	2/28/2011		$ 567.29	$ 23,066,332.01
Savings Interest - January 2011	2/28/2011		$ 2,056.91	$ 23,068,388.92
Savings Interest - January 2011	2/28/2011		$ 4,918.91	$ 23,073,307.83
Savings Interest - February 2011	3/1/2011		$ 1,795.24	$ 23,075,103.07
Bank Charges - February 2011	3/2/2011	$ 35.00		$ 23,075,068.07
Savings Interest Adjustment - February 2011	3/3/2011		$ 411.38	$ 23,075,479.45
Savings Interest - February 2011	3/3/2011		$ 504.17	$ 23,075,983.62
Savings Interest - June 2010	3/7/2011		$ (493.14)	$ 23,075,490.48
Bank Charge	3/7/2011		$ 20.00	$ 23,075,510.48
Savings Interest - July 2010	3/7/2011		$ (732.37)	$ 23,074,778.11
Savings Interest - August 2010	3/7/2011		$ (773.33)	$ 23,074,004.78
Savings Interest - September 2010	3/7/2011		$ (725.31)	$ 23,073,279.47
Savings Interest	3/7/2011		$ 2,704.15	$ 23,075,983.62
Savings Interest - February 2011	3/28/2011		$ -	$ 23,075,983.62
Savings Interest - February 2011	3/28/2011		$ 4,435.35	$ 23,080,418.97
Bank Charges - February 2010	3/28/2011	$ 35.00		$ 23,080,383.97
Savings Interest - March 2011	4/11/2011		$ 1,150.69	$ 23,081,534.66
Savings Interest - March 2011	4/11/2011		$ 1,150.69	$ 23,082,685.35
Terraphase Engineering, Inc. c/o Bookkeeping	4/18/2011	$ 168,063.37		$ 22,914,621.98
Winehaven Partners, LLC	4/18/2011	$ 2,680.76		$ 22,911,941.22
State Water Resources Control Board	4/18/2011	$ 7,765.81		$ 22,904,175.41
FAFC Fee Slip - Feb. to April 2011	4/18/2011	$ 900.00		$ 22,903,275.41
Bank Charges - March 2011	4/25/2011	$ (35.00)		$ 22,903,310.41
Savings Interest - March 2011	4/25/2011		$ 4,904.82	$ 22,908,215.23
Savings Interest - March 2011	4/25/2011		$ 430.34	$ 22,908,645.57
Savings Interest - March 2011	4/25/2011		$ 82.19	$ 22,908,727.76
FAFC Fee Slip - May 2011	5/6/2011	$ 300.00		$ 22,908,427.76
Savings Interest - April 2011	5/18/2011		$ 4,575.58	$ 22,913,003.34
Savings Interest - April 2011	5/18/2011		$ 1,024.62	$ 22,914,027.96
Savings Interest - April 2011	5/18/2011		$ 1,025.75	$ 22,915,053.71
Savings Interest - April 2011	5/18/2011		$ 415.61	$ 22,915,469.32
Savings Interest - March 2011	5/25/2011		$ 2,058.59	$ 22,917,527.91
Savings Interest - April 2011	5/25/2011		$ 2,180.76	$ 22,919,708.67
Terraphase Engineering, Inc	6/6/2011	$ 78,656.54		$ 22,841,052.13
Winehaven Partners, LLC	6/6/2011	$ 362.75		$ 22,840,689.38
FAFC Fee Slip - June 2011	6/6/2011	$ 300.00		$ 22,840,389.38
Savings Interest - May 2011	6/22/2011		$ 1,710.88	$ 22,842,100.26
Savings Interest - May 2011	6/22/2011		$ 5,027.83	$ 22,847,128.09

Pt. Molate Remediation Budget Report
As of April 1, 2016

Transactions	Date	Expenditures As of 4/1/2016	Revenues As of 4/1/2016	Balance As of 4/1/2016
Savings Interest - May 2011	6/22/2011		$ 427.76	$ 22,847,555.85
Savings Interest - May 2011	6/22/2011		$ 523.78	$ 22,848,079.63
Savings Interest - May 2011	6/22/2011		$ 1,049.53	$ 22,849,129.16
Savings Interest - May 2011	6/22/2011		$ 1,049.53	$ 22,850,178.69
Difference between staff calculations and FAFC balance	6/30/2011		$ 8.63	$ 22,850,187.32
Terraphase Engineering, Inc. c/o Bookkeeping	7/7/2011	$ 66,639.77		$ 22,783,547.55
Winehaven Partners, LLC	7/7/2011	$ 4,352.37		$ 22,779,195.18
Savings Interest - June 2011	7/18/2011		$ 7,000.65	$ 22,786,195.83
Savings Interest - June 2011	7/18/2011		$ 419.20	$ 22,786,615.03
Savings Interest - June 2011	7/20/2011		$ 2,034.00	$ 22,788,649.03
Terraphase Engineering, Inc. c/o Bookkeeping	7/29/2011	$ 37,573.67		$ 22,751,075.36
Winehaven Partners, LLC	7/29/2011	$ 574.96		$ 22,750,500.40
State Water Resources Control Board	7/29/2011	$ 8,397.38		$ 22,742,103.02
FAFC Fee Slip - July 2011	7/29/2011	$ 300.00		$ 22,741,803.02
Terraphase Engineering, Inc. c/o Bookkeeping	8/23/2011	$ 99,184.28		$ 22,642,618.74
Winehaven Partners, LLC	8/23/2011	$ 221.78		$ 22,642,396.96
Contra Costa Environmental Health	8/23/2011	$ 474.00		$ 22,641,922.96
FAFC Fee Slip - August 2011	8/23/2011	$ 300.00		$ 22,641,622.96
Savings Interest - July 2011	8/24/2011		$ 7,096.07	$ 22,648,719.03
Savings Interest - July 2011	8/24/2011		$ 2,097.56	$ 22,650,816.59
Savings Interest	9/1/2011		$ 8,047.46	$ 22,658,864.05
City of Richmond - MoFo Reimbursement	9/8/2011	$ 3,098.75		$ 22,655,765.30
City of Richmond - Nichols Reimbursement	9/8/2011	$ 9,655.72		$ 22,646,109.58
FAFC Fee Slip - September 2011	9/8/2011	$ 300.00		$ 22,645,809.58
Terraphase Engineering, Inc. c/o Bookkeeping	9/14/2011	$ 109,635.96		$ 22,536,173.62
Winehaven Partners, LLC	9/14/2011	$ 89.96		$ 22,536,083.66
Savings Interest - August 2011	9/19/2011		$ 2,090.17	$ 22,538,173.83
Savings Interest - September 2011	10/12/2011		$ 6,224.06	$ 22,544,397.89
Terraphase Engineering, Inc. c/o Bookkeeping	10/21/2011	$ 51,791.39		$ 22,492,606.50
Winehaven Partners, LLC	10/21/2011	$ 136.55		$ 22,492,469.95
City of Richmond - MoFo Reimbursement	10/21/2011	$ 7,505.00		$ 22,484,964.95
Morrison & Foerster LLP	10/21/2011	$ 3,520.00		$ 22,481,444.95
Nichols Consulting Engineers, CHTD	10/21/2011	$ 6,234.50		$ 22,475,210.45
State Water Resources Control Board	10/21/2011	$ 30,340.20		$ 22,444,870.25
PG&E	10/21/2011	$ 6,626.33		$ 22,438,243.92
Savings Interest - September 2011	10/26/2011		$ 1,997.61	$ 22,440,241.53
Bank Saving Charge	11/1/2011	$ 20.00		$ 22,440,221.53
Savings Interest - October 2011	11/1/2011		$ 1,265.06	$ 22,441,486.59
Terraphase Engineering, Inc. c/o Bookkeeping	11/14/2011	$ 71,065.26		$ 22,370,421.33
Winehaven Partners, LLC	11/14/2011	$ 127.23		$ 22,370,294.10
Contra Costa Environmental Health	11/14/2011	$ 474.00		$ 22,369,820.10
Morrison & Foerster LLP	11/14/2011	$ 1,933.75		$ 22,367,886.35
Savings Interest - October 2011	11/21/2011		$ 2,030.42	$ 22,369,916.77
Terraphase Engineering, Inc. c/o Bookkeeping	12/8/2011	$ 158,309.56		$ 22,211,607.21
Winehaven Partners, LLC	12/8/2011	$ 127.36		$ 22,211,479.85
Morrison & Foerster LLP	12/8/2011	$ 5,305.00		$ 22,206,174.85
Nichols Consulting Engineers, CHTD	12/8/2011	$ 4,845.00		$ 22,201,329.85
State Water Resources Control Board	12/8/2011	$ 36,003.36		$ 22,165,326.49
PG&E	12/8/2011	$ 3,016.85		$ 22,162,309.64
FAFC Fee Slip - November & December 2011	12/8/2011	$ 600.00		$ 22,161,709.64
Savings Interest - November 2011	12/12/2011		$ 1,955.50	$ 22,163,665.14
Terraphase Engineering, Inc.	1/25/2012	$ 110,282.57		$ 22,053,382.57
Winehaven Partners, LLC	1/25/2012	$ 127.42		$ 22,053,255.15
Morrison & Foerster LLP	1/25/2012	$ 297.50		$ 22,052,957.65
State Water Resources Control Board	1/25/2012	$ 11,195.00		$ 22,041,762.65
Contra Costa Health Services	1/25/2012	$ 395.00		$ 22,041,367.65

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Transactions	Date	Expenditures As of 4/1/2016	Revenues As of 4/1/2016	Balance As of 4/1/2016
Savings Interest - Decemberr 2011	1/30/2012		$ 2,005.79	$ 22,043,373.44
Savings Interest - January 2012	2/22/2012		$ 1,997.55	$ 22,045,370.99
FAFC Fee Slip - January & February 2012	2/29/2012	$ 600.00		$ 22,044,770.99
FAFC Fee Slip - March 2012	3/8/2012	$ 300.00		$ 22,044,470.99
FAFC Fee Slip - October 2011	3/8/2012	$ 300.00		$ 22,044,170.99
Savings Interest - February 2012	3/14/2012		$ 1,860.86	$ 22,046,031.85
Terraphase Engineering, Inc.	3/15/2012	$ 61,726.26		$ 21,984,305.59
Terraphase Engineering, Inc.	3/15/2012	$ 145,489.51		$ 21,838,816.08
Morrison & Foerster LLP	3/15/2012	$ 5,801.25		$ 21,833,014.83
State Water Resources Control Board	3/15/2012	$ 48,269.05		$ 21,784,745.78
PG&E	3/15/2012	$ 3,026.91		$ 21,781,718.87
FAFC Fee Slip - April 2012	4/16/2012	$ 300.00		$ 21,781,418.87
Terraphase Engineering, Inc.	4/23/2012	$ 121,263.22		$ 21,660,155.65
Winehaven Partners, LLC	4/23/2012	$ 137.42		$ 21,660,018.23
Winehaven Partners, LLC	4/23/2012		$ 127.42	$ 21,660,145.65
Morrison & Foerster LLP	4/23/2012	$ 1,611.25		$ 21,658,534.40
Savings Interest - March 2012	4/30/2012		$ 1,979.63	$ 21,660,514.03
FAFC Fee Slip - May 2012	5/18/2012	$ 300.00		$ 21,660,214.03
Terraphase Engineering, Inc.	5/18/2012	$ 154,907.80		$ 21,505,306.23
Morrison & Foerster LLP	5/18/2012	$ 297.50		$ 21,505,008.73
Savings Interest - April 2012	5/21/2012		$ 1,900.11	$ 21,506,908.84
FAFC Fee Slip - May 2012	6/7/2012	$ 290.00		$ 21,506,618.84
Savings Interest - May 2012	6/18/2012		$ 1,950.31	$ 21,508,569.15
Terraphase Engineering, Inc.	7/9/2012	$ 129,899.78		$ 21,378,669.37
Morrison & Foerster LLP	7/9/2012	$ 1,041.25		$ 21,377,628.12
City of Richmond - MoFo Reimbursement	7/9/2012	$ 10,614.35		$ 21,367,013.77
AT&T	7/9/2012	$ 34.16		$ 21,366,979.61
State Water Resources Control Board	7/9/2012	$ 40,507.27		$ 21,326,472.34
City of Richmond - Single audit Reimbursement	7/9/2012	$ 10,234.00		$ 21,316,238.34
Nichols Consulting Engineers, CHTD	7/9/2012	$ 22,670.75		$ 21,293,567.59
Savings Interest - June 2012	7/16/2012		$ 1,879.15	$ 21,295,446.74
Terraphase Engineering, Inc.	7/20/2012	$ 133,279.02		$ 21,162,167.72
Savings Interest - July 2012	8/22/2012		$ 1,929.33	$ 21,164,097.05
Terraphase Engineering, Inc.	8/29/2012	$ 70,585.19		$ 21,093,511.86
Contra Costa Health Services	8/29/2012	$ 632.00		$ 21,092,879.86
Savings Interest - August 2012	9/12/2012		$ 1,923.15	$ 21,094,803.01
Terraphase Engineering, Inc.	9/19/2012	$ 68,665.72		$ 21,026,137.29
FAFC Fee Slip - May 2012	10/1/2012	$ 900.00		$ 21,025,237.29
FAFC Fee Slip - May 2012	10/9/2012	$ 300.00		$ 21,024,937.29
Savings Interest - September 2012	10/15/2012		$ 1,853.35	$ 21,026,790.64
Terraphase Engineering, Inc.	10/30/2012	$ 103,672.81		$ 20,923,117.83
Contra Costa Health Services	10/30/2012	$ 316.00		$ 20,922,801.83
State Water Resources Control Board	10/30/2012	$ 31,116.76		$ 20,891,685.07
Savings Interest - October 2012	11/16/2012		$ 1,911.44	$ 20,893,596.51
State Water Resources Control Board	12/6/2012	$ 11,195.00		$ 20,882,401.51
Nichols Consulting Engineers, CHTD	12/6/2012	$ 12,945.00		$ 20,869,456.51
Terraphase Engineering, Inc.	12/6/2012	$ 174,878.31		$ 20,694,578.20
FAFC Fee Slip - November 2012	12/11/2012	$ 300.00		$ 20,694,278.20
FAFC Fee Slip - December 2012	12/11/2012	$ 300.00		$ 20,693,978.20
Savings Interest - Novemeber 2012	12/19/2012		$ 1,838.75	$ 20,695,816.95
Nichols Consulting Engineers, CHTD	12/21/2012	$ 2,016.64		$ 20,693,800.31
Terraphase Engineering, Inc.	12/21/2012	$ 269,077.05		$ 20,424,723.26
FAFC Fee Slip - January 2013	1/7/2013	$ 300.00		$ 20,424,423.26
Savings Interest - December 2012	1/23/2013		$ 1,885.68	$ 20,426,308.94
Nichols Consulting Engineers, CHTD	1/29/2013	$ 1,905.00		$ 20,424,403.94
FAFC Fee Slip - February 2013	2/8/2013	$ 300.00		$ 20,424,103.94
Terraphase Engineering, Inc.	2/12/2013	$ 281,577.64		$ 20,142,526.30
Contra Costa Health Services	2/12/2013	$ 316.00		$ 20,142,210.30
Savings Interest - January 2013	2/13/2013		$ 3,340.54	$ 20,145,550.84
FAFC Fee Slip - March 2013	3/4/2013	$ 300.00		$ 20,145,250.84
Savings Interest - February 2013	3/18/2013		$ 3,040.52	$ 20,148,291.36
Terraphase Engineering, Inc.	4/2/2013	$ 202,972.88		$ 19,945,318.48

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Transactions	Date	Expenditures As of 4/1/2016	Revenues As of 4/1/2016	Balance As of 4/1/2016
State Water Resources Control Board	4/2/2013	$ 23,492.08		$ 19,921,826.40
FAFC Fee Slip - April 2013	4/4/2013	$ 300.00		$ 19,921,526.40
Savings Interest - March 2013	4/16/2013		$ 3,346.60	$ 19,924,873.00
Terraphase Engineering, Inc.	4/30/2013	$ 82,590.63		$ 19,842,282.37
Terraphase Engineering, Inc.	5/1/2013	$ 75,316.43		$ 19,766,965.94
FAFC Fee Slip - May 2013	5/1/2013	$ 300.00		$ 19,766,665.94
Savings Interest - April 2013	5/13/2013		$ 3,206.73	$ 19,769,872.67
Savings Interest - May 2013	6/14/2013		$ 3,287.38	$ 19,773,160.05
Terraphase Engineering, Inc.	6/14/2013	$ 43,556.01		$ 19,729,604.04
Contra Costa Health Services	6/14/2013	$ 348.00		$ 19,729,256.04
Savings Interest - June 2013	7/10/2013		$ 3,180.04	$ 19,732,436.08
FAFC Fee Slip - June & July 2013	8/2/2013	$ 600.00		$ 19,731,836.08
Terraphase Engineering, Inc.	8/8/2013	$ 44,555.23		$ 19,687,280.85
Contra Costa Health Services	8/8/2013	$ 348.00		$ 19,686,932.85
State Water Resources Control Board	8/8/2013	$ 10,078.39		$ 19,676,854.46
Terraphase Engineering, Inc.	8/8/2013	$ 60,528.86		$ 19,616,325.60
Nichols Consulting Engineers, CHTD	8/8/2013	$ 1,046.00		$ 19,615,279.60
Savings Interest - July 2013	8/12/2013		$ 1,824.74	$ 19,617,104.34
Savings Interest - August 2013	9/11/2013		$ 1,818.23	$ 19,618,922.57
Union Bank Fee	9/20/2013	$ 1,560.00		$ 19,617,362.57
Terraphase Engineering, Inc.	10/17/2013	$ 51,248.57		$ 19,566,114.00
Nichols Consulting Engineers, CHTD	10/17/2013	$ 24,745.00		$ 19,541,369.00
Terraphase Engineering, Inc.	11/15/2013	$ 28,351.81		$ 19,513,017.19
Terraphase Engineering, Inc.	12/18/2013	$ 68,604.41		$ 19,444,412.78
Contra Costa Health Services	12/18/2013	$ 348.00		$ 19,444,064.78
State Water Resources Control Board	12/18/2013	$ 1,952.67		$ 19,442,112.11
State Water Resources Control Board	12/18/2013	$ 11,877.00		$ 19,430,235.11
Terraphase Engineering, Inc.	12/20/2013	$ 66,328.38		$ 19,363,906.73
Interest earned	9/13 - 11/13		$ 409.95	$ 19,364,316.68
Terraphase Engineering, Inc.	2/10/2014	$ 65,579.43		$ 19,298,737.25
Contra Costa Health Services	2/10/2014	$ 348.00		$ 19,298,389.25
State Water Resources Control Board	2/10/2014	$ 19,032.82		$ 19,279,356.43
Terraphase Engineering, Inc.	3/17/2014	$ 103,683.69		$ 19,175,672.74
Terraphase Engineering, Inc.	3/27/2014	$ 102,373.52		$ 19,073,299.22
State Water Resources Control Board	3/27/2014	$ 6,224.57		$ 19,067,074.65
Interest earned	12/13 - 5/14		$ 959.40	$ 19,068,034.05
Terraphase Engineering, Inc.	5/6/2014	$ 68,324.79		$ 18,999,709.26
Terraphase Engineering, Inc.	6/3/2014	$ 61,640.00		$ 18,938,069.26
State Water Resources Control Board	6/3/2014	$ 553.32		$ 18,937,515.94
Contra Costa Health Services	6/3/2014	$ 348.00		$ 18,937,167.94
City of Richmond - 2012 Single Audit Reimbursement	6/3/2014	$ 10,227.00		$ 18,926,940.94
City of Richmond - 2013 Single Audit Reimbursement	6/3/2014	$ 9,200.00		$ 18,917,740.94
Terraphase Engineering, Inc.	7/11/2014	$ 36,883.79		$ 18,880,857.15
Terraphase Engineering, Inc.	8/2/2014	$ 52,505.63		$ 18,828,351.52
State Water Resources Control Board	8/2/2014	$ 20,589.19		$ 18,807,762.33
Nichols Consulting Engineers, CHTD	8/2/2014	$ 18,683.67		$ 18,789,078.66
Terraphase Engineering, Inc.	9/2/2014	$ 51,882.72		$ 18,737,195.94
Union Bank - Annual Fees (9/1/14 - 8/31/15)	9/17/2014	$ 1,060.00		$ 18,736,135.94
Terraphase Engineering, Inc.	9/27/2014	$ 114,953.96		$ 18,621,181.98
Nichols Consulting Engineers, CHTD	9/27/2014	$ 57,071.54		$ 18,564,110.44
BPXpress	9/27/2014	$ 1,145.64		$ 18,562,964.80
Terraphase Engineering, Inc.	10/25/2014	$ 95,929.77		$ 18,467,035.03
Pacific States Environmental Contractors, Inc.	10/31/2014	$ 855,815.67		$ 17,611,219.36
State Water Resources Control Board	11/19/2014	$ 34,327.45		$ 17,576,891.91
Terraphase Engineering, Inc.	11/27/2014	$ 204,422.29		$ 17,372,469.62
State Water Resources Control Board	11/27/2014	$ 11,497.00		$ 17,360,972.62
Pacific States Environmental Contractors, Inc.	12/10/2014	$ 1,006,214.83		$ 16,354,757.79
Pacific States Environmental Contractors, Inc.	1/9/2015	$ 779,224.77		$ 15,575,533.02
Nichols Consulting Engineers, CHTD	1/20/2015	$ 24,708.88		$ 15,550,824.14
Terraphase Engineering, Inc.	1/20/2015	$ 104,493.74		$ 15,446,330.40
State Water Resources Control Board	1/20/2015	$ 11,497.00		$ 15,434,833.40
Pacific States Environmental Contractors, Inc.	1/27/2015	$ 23,947.99		$ 15,410,885.41
Pacific States Environmental Contractors, Inc.	3/11/2015	$ 67,017.85		$ 15,343,867.56

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Transactions	Date	Expenditures As of 4/1/2016	Revenues As of 4/1/2016	Balance As of 4/1/2016
Terraphase Engineering, Inc.	3/11/2015	$ 125,312.63		$ 15,218,554.93
Terraphase Engineering, Inc.	3/11/2015	$ 90,210.64		$ 15,128,344.29
Pacific States Environmental Contractors, Inc.	3/19/2015	$ 7,324.50		$ 15,121,019.79
State Water Resources Control Board	3/19/2015	$ 18,593.45		$ 15,102,426.34
Terraphase Engineering, Inc.	3/26/2015	$ 87,923.69		$ 15,014,502.65
Terraphase Engineering, Inc.	4/23/2015	$ 139,943.20		$ 14,874,559.45
Pacific States Environmental Contractors, Inc.	5/27/2015	$ 259,652.05		$ 14,614,907.40
Nichols Consulting Engineers, CHTD	5/27/2015	$ 19,792.56		$ 14,595,114.84
Terraphase Engineering, Inc.	6/1/2015	$ 125,374.10		$ 14,469,740.74
Pacific States Environmental Contractors, Inc.	6/12/2015	$ 1,705,593.08		$ 12,764,147.66
Pacific States Environmental Contractors, Inc.	6/29/2015	$ 2,211,213.49		$ 10,552,934.17
State Water Resources Control Board	6/29/2015	$ 13,325.32		$ 10,539,608.85
City of Richmond (reimbursement for Single Audit)	6/29/2015	$ 6,478.01		$ 10,533,130.84
Nichols Consulting Engineers, CHTD	6/29/2015	$ 43,179.74		$ 10,489,951.10
Terraphase Engineering, Inc.	6/29/2015	$ 126,704.25		$ 10,363,246.85
Nichols Consulting Engineers, CHTD	7/28/2015	$ 23,625.00		$ 10,339,621.85
Terraphase Engineering, Inc.	8/3/2015	$ 133,605.29		$ 10,206,016.56
Pacific States Environmental Contractors, Inc.	8/11/2015	$ 1,831,042.78		$ 8,374,973.78
Pacific States Environmental Contractors, Inc.	9/17/2015	$ 1,300,776.20		$ 7,074,197.58
Terraphase Engineering, Inc.	9/17/2015	$ 135,433.09		$ 6,938,764.49
Union Bank Administrative Fees	9/23/2015	$ 1,060.00		$ 6,937,704.49
State Water Resources Control Board	10/28/2015	$ 10,600.60		$ 6,927,103.89
Terraphase Engineering, Inc.	10/28/2015	$ 140,582.81		$ 6,786,521.08
Nichols Consulting Engineers, CHTD	10/28/2015	$ 12,601.89		$ 6,773,919.19
State Water Resources Control Board - SCP Program	11/30/2015	$ 15,344.24		$ 6,758,574.95
Terraphase Engineering, Inc.	11/30/2015	$ 88,207.01		$ 6,670,367.94
Pacific States Environmental Contractors, Inc.	11/30/2015	$ 153,431.01		$ 6,516,936.93
State Water Resources Control Board	11/30/2015	$ 659.00		$ 6,516,277.93
Contra Costa Enviornmental Health	12/21/2015	$ 522.00		$ 6,515,755.93
Pacific States Environmental Contractors, Inc.	12/21/2015	$ 425,137.76		$ 6,090,618.17
Pacific States Environmental Contractors, Inc.	1/15/2016	$ 279,641.87		$ 5,810,976.30
State Water Resources Control Board	3/4/2016	$ 4,519.18		$ 5,806,457.12
Terraphase Engineering, Inc.	3/4/2016	$ 32,548.97		$ 5,773,908.15
Terraphase Engineering, Inc.	3/4/2016	$ 131,231.71		$ 5,642,676.44
Contra Costa Enviornmental Health	3/25/2016	$ 565.10		$ 5,642,111.34
Current as of 4/1/2016		**$ 23,065,250.41**	**$ 207,361.75**	
Remaining Balance				**$ 5,642,111.34**

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Project / Program Name: Pt. Molate Remediation Oversight				
Project Description: Pt. Molate				
		Point Molate		
		Site Remediation		
		Capital Budget		
Sources of Funds:		**Navy Funds**		
Navy Funds (Grant) - Starting Balance		**$ 28,500,000.00**		
		Expenditures	**Revenues**	**Balance**
Vendors	**Date**	**As of 4/1/2016**	**As of 4//2016**	**As of 4/1/2016**
City of Richmond				
City of Richmond	4/16/2010	$ 630,000.00		
TOTAL		**$ 630,000.00**	**$ -**	**$ 630,000.00**
Upstream Point Molate - Remediation Work				
Upstream Point Molate - Remediation Work	4/30/2010	$ 170,000.00		
TOTAL		**$ 170,000.00**	**$ -**	**$ 170,000.00**
Alliant Insurance Services, Inc - Insurance Payment				
Alliant Insurance Services, Inc - Insurance Payment	4/20/2010	$ 4,130,000.00		
TOTAL		**$ 4,130,000.00**	**$ -**	**$ 4,130,000.00**
Arcadis US Inc.				
Arcadis US Inc.	7/15/2010	$ 165,343.93		
Arcadis US Inc.	10/18/2010	$ 121,923.17		
Arcadis US Inc.	1/5/2011	$ 105,245.30		
TOTAL		**$ 392,512.40**	**$ -**	**$ 392,512.40**
AT&T				
AT&T	7/9/2012	$ 34.16		
TOTAL		**$ 34.16**	**$ -**	**$ 34.16**
Bank Charge				
Bank Charge	3/7/2011		$ 20.00	
Bank Charges - February 2010	3/28/2011	$ 35.00		
Bank Charges - February 2011	3/2/2011	$ 35.00		
Bank Charges - March 2011	4/25/2011	$ (35.00)		
Bank Saving Charge	11/1/2011	$ 20.00		
FAFC Bank Charge	7/26/2010	$ 20.00		
FAFC Bank Charge	7/26/2010	$ 20.00		**Net Total***
TOTAL		**$ 95.00**	**$ 20.00**	**$ 75.00**
BPXpress				
BPXpress	9/27/2014	$ 1,145.64		
TOTAL		**$ 1,145.64**		**$ 1,145.64**
City of Richmond - Reimbursements				
City of Richmond - MoFo Reimbursement	8/20/2010	$ 4,016.25		
City of Richmond - MoFo Reimbursement	10/18/2010	$ 15,503.75		
City of Richmond - MoFo Reimbursement	11/10/2010	$ 9,766.50		
City of Richmond - MoFo Reimbursement	1/5/2011	$ 446.25		
City of Richmond - MoFo Reimbursement	9/8/2011	$ 3,098.75		
City of Richmond - MoFo Reimbursement	10/21/2011	$ 7,505.00		
City of Richmond - MoFo Reimbursement	7/9/2012	$ 10,614.35		
City of Richmond - Nichols Reimbursement	9/8/2011	$ 9,655.72		
City of Richmond - 2011 Single Audit Reimbursement	7/9/2012	$ 10,234.00		
City of Richmond - 2012 Single Audit Reimbursement	6/3/2014	$ 10,227.00		
City of Richmond - 2013 Single Audit Reimbursement	6/3/2014	$ 9,200.00		
City of Richmond - 2014 Single Audit Reimbursement	6/29/2015	$ 6,478.01		
TOTAL		**$ 96,745.58**	**$ -**	**$ 96,745.58**
Contra Costa County				
Contra Costa County	7/15/2010	$ 1,264.00		
Contra Costa County	10/18/2010	$ 632.00		
Contra Costa County - Refund	11/19/2010	$ -	$ 158.00	**Net Total***
TOTAL		**$ 1,896.00**	**$ 158.00**	**$ 1,738.00**

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Vendors	Date	Expenditures As of 4/1/2016	Revenues As of 4//2016	Balance As of 4/1/2016
Contra Costa Environmental Health				
Contra Costa Environmental Health/CCHS	1/5/2011	$ 474.00		
Contra Costa Environmental Health/CCHS	2/16/2011	$ 474.00		
Contra Costa Environmental Health/CCHS	8/23/2011	$ 474.00		
Contra Costa Environmental Health/CCHS	11/14/2011	$ 474.00		
Contra Costa Environmental Health/CCHS	1/25/2012	$ 395.00		
Contra Costa Environmental Health/CCHS	8/29/2012	$ 632.00		
Contra Costa Environmental Health/CCHS	10/30/2012	$ 316.00		
Contra Costa Environmental Health/CCHS	2/12/2013	$ 316.00		
Contra Costa Environmental Health/CCHS	6/14/2013	$ 348.00		
Contra Costa Environmental Health/CCHS	8/8/2013	$ 348.00		
Contra Costa Environmental Health/CCHS	12/18/2013	$ 348.00		
Contra Costa Environmental Health/CCHS	2/10/2014	$ 348.00		
Contra Costa Environmental Health/CCHS	6/3/2014	$ 348.00		
Contra Costa Environmental Health/CCHS	12/21/2015	$ 522.00		
Contra Costa Environmental Health/CCHS	3/25/2016	$ 565.10		
TOTAL		**$ 6,382.10**	$ -	**$ 6,382.10**
Escrow Account Holder Fees				
FAFC Fee Slip - April 2012	4/16/2012	$ 300.00		
FAFC Fee Slip - April 2013	4/4/2013	$ 300.00		
FAFC Fee Slip - August 2010	9/13/2010	$ 300.00		
FAFC Fee Slip - August 2011	8/23/2011	$ 300.00		
FAFC Fee Slip - December 2010	2/8/2011	$ 300.00		
FAFC Fee Slip - December 2012	12/11/2012	$ 300.00		
FAFC Fee Slip - Feb. to April 2011	4/18/2011	$ 900.00		
FAFC Fee Slip - February 2013	2/8/2013	$ 300.00		
FAFC Fee Slip - January & February 2012	2/29/2012	$ 600.00		
FAFC Fee Slip - January 2011	2/8/2011	$ 300.00		
FAFC Fee Slip - January 2013	1/7/2013	$ 300.00		
FAFC Fee Slip - July 2011	7/29/2011	$ 300.00		
FAFC Fee Slip - June & July 2013	8/2/2013	$ 600.00		
FAFC Fee Slip - June 2011	6/6/2011	$ 300.00		
FAFC Fee Slip - March 2012	3/8/2012	$ 300.00		
FAFC Fee Slip - March 2013	3/4/2013	$ 300.00		
FAFC Fee Slip - May - Julu 2010	8/16/2010	$ 900.00		
FAFC Fee Slip - May 2011	5/6/2011	$ 300.00		
FAFC Fee Slip - May 2012	5/18/2012	$ 300.00		
FAFC Fee Slip - May 2012	6/7/2012	$ 290.00		
FAFC Fee Slip - May 2012	10/1/2012	$ 900.00		
FAFC Fee Slip - May 2012	10/9/2012	$ 300.00		
FAFC Fee Slip - May 2013	5/1/2013	$ 300.00		
FAFC Fee Slip - November & December 2011	12/8/2011	$ 600.00		
FAFC Fee Slip - November 2010	1/5/2011	$ 300.00		
FAFC Fee Slip - November 2012	12/11/2012	$ 300.00		
FAFC Fee Slip - October 2010	11/8/2010	$ 300.00		
FAFC Fee Slip - October 2011	3/8/2012	$ 300.00		
FAFC Fee Slip - September 2010	10/7/2010	$ 300.00		
FAFC Fee Slip - September 2011	9/8/2011	$ 300.00		
First American Fund Control	11/1/2010	$ 2,704.15		
First American Fund Control (FAFC) Setup Fee	4/20/2010	$ 1,000.00		
Union Bank Fees	9/20/2013	$ 1,560.00		
Union Bank - Annual Fees (9/1/14 - 8/31/15)	9/17/2014	$1,060.00		
Union Bank - Annual Fees (9/1/15 - 8/31/16)	9/23/2015	$1,060.00		
TOTAL		**$ 19,074.15**	$ -	**$ 19,074.15**

Pt. Molate Remediation Budget Report
As of April 1, 2016

Vendors	Date	Expenditures As of 4/1/2016	Revenues As of 4//2016	Balance As of 4/1/2016
Morrison & Foerster LLP				
Morrison & Foerster LLP	10/21/2011	$ 3,520.00		
Morrison & Foerster LLP	11/14/2011	$ 1,933.75		
Morrison & Foerster LLP	12/8/2011	$ 5,305.00		
Morrison & Foerster LLP	1/25/2012	$ 297.50		
Morrison & Foerster LLP	3/15/2012	$ 5,801.25		
Morrison & Foerster LLP	4/23/2012	$ 1,611.25		
Morrison & Foerster LLP	5/18/2012	$ 297.50		
Morrison & Foerster LLP	7/9/2012	$ 1,041.25		
TOTAL		**$ 19,807.50**	**$ -**	**$ 19,807.50**
Nichols Consulting Engineers, CHTD				
Nichols Consulting Engineers, CHTD	10/21/2011	$ 6,234.50		
Nichols Consulting Engineers, CHTD	12/8/2011	$ 4,845.00		
Nichols Consulting Engineers, CHTD	7/9/2012	$ 22,670.75		
Nichols Consulting Engineers, CHTD	12/6/2012	$ 12,945.00		
Nichols Consulting Engineers, CHTD	12/21/2012	$ 2,016.64		
Nichols Consulting Engineers, CHTD	1/29/2013	$ 1,905.00		
Nichols Consulting Engineers, CHTD	8/8/2013	$ 1,046.00		
Nichols Consulting Engineers, CHTD	10/17/2013	$ 24,745.00		
Nichols Consulting Engineers, CHTD	8/1/2014	$ 18,683.67		
Nichols Consulting Engineers, CHTD	9/27/2014	$ 57,071.54		
Nichols Consulting Engineers, CHTD	1/20/2015	$ 24,708.88		
Nichols Consulting Engineers, CHTD	5/27/2015	$ 19,792.56		
Nichols Consulting Engineers, CHTD	6/29/2015	$ 43,179.74		
Nichols Consulting Engineers, CHTD	7/28/2015	$ 23,625.00		
Nichols Consulting Engineers, CHTD	10/28/2015	$ 12,601.89		
TOTAL		**$ 276,071.17**	**$ -**	**$ 276,071.17**
Pacific States Environmental Contractors, Inc.				
Pacific States Environmental Contractors, Inc.	10/31/2014	$ 855,815.67		
Pacific States Environmental Contractors, Inc.	12/10/2014	$ 1,006,214.83		
Pacific States Environmental Contractors, Inc.	1/9/2015	$ 779,224.77		
Pacific States Environmental Contractors, Inc.	1/27/2015	$ 23,947.99		
Pacific States Environmental Contractors, Inc.	3/11/2015	$ 67,017.85		
Pacific States Environmental Contractors, Inc.	3/19/2015	$ 7,324.50		
Pacific States Environmental Contractors, Inc.	5/27/2015	$ 259,652.05		
Pacific States Environmental Contractors, Inc.	6/12/2015	$ 1,705,593.08		
Pacific States Environmental Contractors, Inc.	6/29/2015	$ 2,211,213.49		
Pacific States Environmental Contractors, Inc.	8/11/2015	$ 1,831,042.78		
Pacific States Environmental Contractors, Inc.	9/17/2015	$ 1,300,776.20		
Pacific States Environmental Contractors, Inc.	11/30/2015	$ 153,431.01		
Pacific States Environmental Contractors, Inc.	1/8/2016	$ 425,137.76		
Pacific States Environmental Contractors, Inc.	1/15/2016	$ 279,641.87		
TOTAL		**$ 10,906,033.85**	**$ -**	**$ 10,906,033.85**
PG&E				
PG&E	10/21/2011	$ 6,626.33		
PG&E	12/8/2011	$ 3,016.85		
PG&E	3/15/2012	$ 3,026.91		
TOTAL		**$ 12,670.09**	**$ -**	**$ 12,670.09**
RORE, Inc.				
RORE, Inc.	1/5/2011	$ 31,581.00		
TOTAL		**$ 31,581.00**	**$ -**	**$ 31,581.00**

Pt. Molate Remediation Budget Report
As of April 1, 2016

Vendors	Date	Expenditures As of 4/1/2016	Revenues As of 4//2016	Balance As of 4/1/2016
Savings Interest				
Savings Interest	9/1/2011		$ 8,047.46	
Savings Interest	3/7/2011		$ 2,704.15	
Savings Interest - April 2010	5/10/2010		$ 1,989.85	
Savings Interest - April 2010	5/12/2010		$ 3,218.95	
Savings Interest - April 2011	5/18/2011		$ 4,575.58	
Savings Interest - April 2011	5/18/2011		$ 1,024.62	
Savings Interest - April 2011	5/18/2011		$ 1,025.75	
Savings Interest - April 2011	5/18/2011		$ 415.61	
Savings Interest - April 2011	5/25/2011		$ 2,180.76	
Savings Interest - April 2012	5/21/2012		$ 1,900.11	
Savings Interest - April 2013	5/13/2013		$ 3,206.73	
Savings Interest - August 2010	9/15/2010		$ 773.33	
Savings Interest - August 2010	9/15/2010		$ 773.33	
Savings Interest - August 2010	9/15/2010		$ 2,564.97	
Savings Interest - August 2010	9/15/2010		$ 5,136.59	
Savings Interest - August 2010	3/7/2011		$ (773.33)	
Savings Interest - August 2011	9/19/2011		$ 2,090.17	
Savings Interest - August 2012	9/12/2012		$ 1,923.15	
Savings Interest - December 2010	1/26/2011		$ 654.76	
Savings Interest - December 2010	1/26/2011		$ 4,621.71	
Savings Interest - December 2010	1/26/2011		$ 4,951.46	
Savings Interest - December 2012	1/23/2013		$ 1,885.68	
Savings Interest - Decemberr 2011	1/30/2012		$ 2,005.79	
Savings Interest - February 2011	3/1/2011		$ 1,795.24	
Savings Interest - February 2011	3/3/2011		$ 504.17	
Savings Interest - February 2011	3/28/2011		$ -	
Savings Interest - February 2011	3/28/2011		$ 4,435.35	
Savings Interest - February 2012	3/14/2012		$ 1,860.86	
Savings Interest - February 2013	3/18/2013		$ 3,040.52	
Savings Interest - January 2011	2/28/2011		$ 567.29	
Savings Interest - January 2011	2/28/2011		$ 2,056.91	
Savings Interest - January 2011	2/28/2011		$ 4,918.91	
Savings Interest - January 2012	2/22/2012		$ 1,997.55	
Savings Interest - January 2013	2/13/2013		$ 3,340.54	
Savings Interest - July 2010	8/11/2010		$ 732.37	
Savings Interest - July 2010	8/11/2010		$ 732.37	
Savings Interest - July 2010	8/11/2010		$ 2,409.34	
Savings Interest - July 2010	8/11/2010		$ 4,830.04	
Savings Interest - July 2010	3/7/2011		$ (732.37)	
Savings Interest - July 2011	8/24/2011		$ 7,096.07	
Savings Interest - July 2011	8/24/2011		$ 2,097.56	
Savings Interest - July 2012	8/22/2012		$ 1,929.33	
Savings Interest - July 2013			$ 1,824.74	
Savings Interest - June 2010	7/26/2010		$ 493.14	
Savings Interest - June 2010	7/26/2010		$ 493.14	
Savings Interest - June 2010	7/26/2010		$ 2,852.41	
Savings Interest - June 2010	7/26/2010		$ 5,330.73	
Savings Interest - June 2010	3/7/2011		$ (493.14)	
Savings Interest - June 2011	7/18/2011		$ 7,000.65	
Savings Interest - June 2011	7/18/2011		$ 419.20	
Savings Interest - June 2011	7/20/2011		$ 2,034.00	
Savings Interest - June 2012	7/16/2012		$ 1,879.15	
Savings Interest - June 2013	7/10/2013		$ 3,180.04	
Savings Interest - March 2011	4/11/2011		$ 1,150.69	
Savings Interest - March 2011	4/11/2011		$ 1,150.69	
Savings Interest - March 2011	4/25/2011		$ 4,904.82	
Savings Interest - March 2011	4/25/2011		$ 430.34	
Savings Interest - March 2011	4/25/2011		$ 82.19	
Savings Interest - March 2011	5/25/2011		$ 2,058.59	

Pt. Molate Remediation Budget Report
As of April 1, 2016

Vendors	Date	Expenditures As of 4/1/2016	Revenues As of 4//2016	Balance As of 4/1/2016
Savings Interest - March 2012	4/30/2012		$ 1,979.63	
Savings Interest - March 2013	4/16/2013		$ 3,346.60	
Savings Interest - May 2010	6/11/2010		$ 2,712.51	
Savings Interest - May 2010	6/11/2010		$ 4,521.30	
Savings Interest - May 2011	6/22/2011		$ 1,710.88	
Savings Interest - May 2011	6/22/2011		$ 5,027.83	
Savings Interest - May 2011	6/22/2011		$ 427.76	
Savings Interest - May 2011	6/22/2011		$ 523.78	
Savings Interest - May 2011	6/22/2011		$ 1,049.53	
Savings Interest - May 2011	6/22/2011		$ 1,049.53	
Savings Interest - May 2012	6/18/2012		$ 1,950.31	
Savings Interest - May 2013	6/14/2013		$ 3,287.38	
Savings Interest - November 2010	12/15/2010		$ 5,110.49	
Savings Interest - November 2010	12/15/2010		$ 760.49	
Savings Interest - November 2011	12/12/2011		$ 1,955.50	
Savings Interest - Novemeber 2012	12/19/2012		$ 1,838.75	
Savings Interest - October 2010	11/17/2010		$ 696.94	
Savings Interest - October 2010	11/17/2010		$ 2,322.38	
Savings Interest - October 2010	11/17/2010		$ 4,647.05	
Savings Interest - October 2011	11/1/2011		$ 1,265.06	
Savings Interest - October 2011	11/21/2011		$ 2,030.42	
Savings Interest - October 2012	11/16/2012		$ 1,911.44	
Savings Interest - September 2010	10/20/2010		$ 725.31	
Savings Interest - September 2010	10/20/2010		$ 725.31	
Savings Interest - September 2010	10/20/2010		$ 2,405.12	
Savings Interest - September 2010	10/20/2010		$ 4,817.12	
Savings Interest - September 2010	3/7/2011		$ (725.31)	
Savings Interest - September 2011	10/12/2011		$ 6,224.06	
Savings Interest - September 2011	10/26/2011		$ 1,997.61	
Savings Interest - September 2012	10/15/2012		$ 1,853.35	
Savings Interest Adjustment - February 2011	3/3/2011		$ 411.38	
Revenue	6/30/2011		$ 8.63	
Savings Interest - August 2013	9/11/2013		$ 1,818.23	
Interest	9/13-11/13		$ 409.95	
Interest	12/13-5/14		$ 959.40	
TOTAL			**$ 207,056.33**	
State Water Resources Control Board				
State Water Resources Control Board	11/10/2010	$ 796.00		
State Water Resources Control Board	12/3/2010	$ 3,553.88		
State Water Resources Control Board	4/18/2011	$ 7,765.81		
State Water Resources Control Board	7/29/2011	$ 8,397.38		
State Water Resources Control Board	10/21/2011	$ 30,340.20		
State Water Resources Control Board	12/8/2011	$ 36,003.36		
State Water Resources Control Board	1/25/2012	$ 11,195.00		
State Water Resources Control Board	3/15/2012	$ 48,269.05		
State Water Resources Control Board	7/9/2012	$ 40,507.27		
State Water Resources Control Board	10/30/2012	$ 31,116.76		
State Water Resources Control Board	12/6/2012	$ 11,195.00		
State Water Resources Control Board	4/2/2013	$ 23,492.08		
State Water Resources Control Board	8/8/2013	$ 10,078.39		
State Water Resources Control Board (SCP Program)	12/18/2013	$ 1,952.67		
State Water Resources Control Board	12/18/2013	$ 11,877.00		
State Water Resources Control Board	2/10/2014	$ 19,032.82		
State Water Resources Control Board	3/27/2014	$ 6,224.57		
State Water Resources Control Board	6/3/2014	$ 553.32		
State Water Resources Control Board	8/2/2014	$ 20,589.19		
State Water Resources Control Board (SCP Program)	11/19/2014	$ 34,327.45		
State Water Resources Control Board	11/27/2014	$ 11,497.00		
State Water Resources Control Board	1/20/2015	$ 11,497.00		
State Water Resources Control Board	3/19/2015	$ 18,593.45		
State Water Resources Control Board	6/29/2015	$ 13,325.32		
State Water Resources Control Board	10/28/2015	$ 10,600.60		
State Water Resources Control Board (SCP Program)	11/30/2015	$ 15,344.24		
State Water Resources Control Board	11/30/2015	$ 659.00		
State Water Resources Control Board	3/4/2016	$ 4,519.18		
TOTAL		**$ 443,302.99**	**$ -**	**$ 443,302.99**

Pt. Molate Remediation Budget Report
As of April 1, 2016

Vendors	Date	Expenditures As of 4/1/2016	Revenues As of 4//2016	Balance As of 4/1/2016
Terraphase Engineering, Inc				
Terraphase Engineering, Inc	6/6/2011	$ 78,656.54		
Terraphase Engineering, Inc.	1/5/2011	$ 37,142.09		
Terraphase Engineering, Inc.	2/16/2011	$ 63,617.92		
Terraphase Engineering, Inc.	1/25/2012	$ 110,282.57		
Terraphase Engineering, Inc.	3/15/2012	$ 61,726.26		
Terraphase Engineering, Inc.	3/15/2012	$ 145,489.51		
Terraphase Engineering, Inc.	4/23/2012	$ 121,263.22		
Terraphase Engineering, Inc.	5/18/2012	$ 154,907.80		
Terraphase Engineering, Inc.	7/9/2012	$ 129,899.78		
Terraphase Engineering, Inc.	7/20/2012	$ 133,279.02		
Terraphase Engineering, Inc.	8/29/2012	$ 70,585.19		
Terraphase Engineering, Inc.	9/19/2012	$ 68,665.72		
Terraphase Engineering, Inc.	10/30/2012	$ 103,672.81		
Terraphase Engineering, Inc.	12/6/2012	$ 174,878.31		
Terraphase Engineering, Inc.	12/21/2012	$ 269,077.05		
Terraphase Engineering, Inc.	2/12/2013	$ 281,577.64		
Terraphase Engineering, Inc.	4/2/2013	$ 202,972.88		
Terraphase Engineering, Inc.	4/30/2013	$ 82,590.63		
Terraphase Engineering, Inc.	5/1/2013	$ 75,316.43		
Terraphase Engineering, Inc.	6/14/2013	$ 43,556.01		
Terraphase Engineering, Inc.	8/8/2013	$ 44,555.23		
Terraphase Engineering, Inc.	8/8/2013	$ 60,528.86		
Terraphase Engineering, Inc.	4/18/2011	$ 168,063.37		
Terraphase Engineering, Inc.	7/7/2011	$ 66,639.77		
Terraphase Engineering, Inc.	7/29/2011	$ 37,573.67		
Terraphase Engineering, Inc.	8/23/2011	$ 99,184.28		
Terraphase Engineering, Inc.	9/14/2011	$ 109,635.96		
Terraphase Engineering, Inc.	10/21/2011	$ 51,791.39		
Terraphase Engineering, Inc.	11/14/2011	$ 71,065.26		
Terraphase Engineering, Inc.	12/8/2011	$ 158,309.56		
Terraphase Engineering, Inc.	10/17/2013	$ 51,248.57		
Terraphase Engineering, Inc.	11/15/2013	$ 28,351.81		
Terraphase Engineering, Inc.	12/18/2013	$ 68,604.41		
Terraphase Engineering, Inc.	12/20/2013	$ 66,328.38		
Terraphase Engineering, Inc.	2/10/2014	$ 65,579.43		
Terraphase Engineering, Inc.	3/17/2014	$ 103,683.69		
Terraphase Engineering, Inc.	3/27/2014	$ 102,373.52		
Terraphase Engineering, Inc.	4/29/2014	$ 68,324.79		
Terraphase Engineering, Inc.	6/3/2014	$ 61,640.00		
Terraphase Engineering, Inc.	7/11/2014	$ 36,883.79		
Terraphase Engineering, Inc.	8/2/2014	$ 52,505.63		
Terraphase Engineering, Inc.	9/2/2014	$ 51,882.72		
Terraphase Engineering, Inc.	9/27/2014	$ 114,953.96		
Terraphase Engineering, Inc.	10/25/2014	$ 95,929.77		
Terraphase Engineering, Inc.	11/27/2014	$ 204,422.29		
Terraphase Engineering, Inc.	1/20/2015	$ 104,493.74		
Terraphase Engineering, Inc.	3/11/2015	$ 125,312.63		
Terraphase Engineering, Inc.	3/11/2015	$ 90,210.64		
Terraphase Engineering, Inc.	3/26/2015	$ 87,923.69		
Terraphase Engineering, Inc.	4/23/2015	$ 139,943.20		
Terraphase Engineering, Inc.	6/1/2015	$ 125,374.10		
Terraphase Engineering, Inc.	6/29/2015	$ 126,704.25		
Terraphase Engineering, Inc.	8/3/2015	$ 133,605.29		
Terraphase Engineering, Inc.	9/17/2015	$ 135,433.09		
Terraphase Engineering, Inc.	10/28/2015	$ 140,582.81		
Terraphase Engineering, Inc.	11/30/2015	$ 88,207.01		
Terraphase Engineering, Inc.	3/4/2016	$ 32,548.97		
Terraphase Engineering, Inc.	3/4/2016	$ 131,231.71		
TOTAL		**$ 5,910,788.62**	**$ -**	**$ 5,910,788.62**

Pt. Molate Remediation Budget Report
As of April 1, 2016

Vendors	Date	Expenditures As of 4/1/2016	Revenues As of 4//2016	Balance As of 4/1/2016
Winehaven Partners, LLC				
Winehaven Partners, LLC	1/5/2011	$ 5,418.11		
Winehaven Partners, LLC	2/16/2011	$ 2,753.49		
Winehaven Partners, LLC	4/18/2011	$ 2,680.76		
Winehaven Partners, LLC	6/6/2011	$ 362.75		
Winehaven Partners, LLC	7/7/2011	$ 4,352.37		
Winehaven Partners, LLC	7/29/2011	$ 574.96		
Winehaven Partners, LLC	8/23/2011	$ 221.78		
Winehaven Partners, LLC	9/14/2011	$ 89.96		
Winehaven Partners, LLC	10/21/2011	$ 136.55		
Winehaven Partners, LLC	11/14/2011	$ 127.23		
Winehaven Partners, LLC	12/8/2011	$ 127.38		
Winehaven Partners, LLC	1/25/2012	$ 127.42		
Winehaven Partners, LLC	4/23/2012	$ 137.42		
Winehaven Partners, LLC	4/23/2012		$ 127.42	Net Total*
TOTAL		**$ 17,110.16**	**$ 127.42**	**$ 16,982.74**
Current as of 4/1/2016		**$ 23,055,250.41**	**$ 207,361.75**	
Remaining Balance				**$ 5,642,111.34**

* Net Total - Indicates the net amount paid to a vendor after accounting for a return of funds paid by the vendor back into the escrow account

Pt. Molate FY2015-16 Budget

Department	Account	Item	Vendor	Budget	Actual	Balance
Non-Departmental	01917090-400218	Security	DP Security	$ 253,331	$ 175,338	$ 77,993
Public Works	01233631-400537	Landscape	D&H Landscaping	$ 83,380	$ 41,100	$ 42,280
				$ 336,711	$ 216,438	$ 120,273

As of March 31, 2016

FIRST SECURITY SERVICES

PPO 11167
East Bay Service Area
1801 Oakland Blvd
#315, Walnut Creek
CA, 94596
(925) 295-1260
(800) 400-1110
Fax: (510) 899-1444

Joshua Lemmer
Branch Manager

jlemmer@firstsecurityservices.com

March 31, 2016

Captain Louie Tirona
Southern District Commander
Richmond Police Department
Richmond, Ca. 94806

During the month of March 2016, First Security Services maintained 128 hours per week of service. 3pm – 7am on weekdays, and 24 hours on weekends.

The deployment of security at Point Molate, consist of the following site requirements.

1. To monitor from a **Mobile Position,** the lower portion of the region to include the shoreline and the perimeter fencing. Also monitor all activities within the Point Molate region to include visitors and contractors during our onsite patrol hours.

2. During patrol hours First Security utilizes our FirstWatch patrolling system which tracks the movement of all security personnel assigned to assure that the security expectations are being fulfilled.

3. Document all contractors and visitor's entry with prior approval by Development Agency representatives.

Captain Tirona the following is the compiled information relating to activity at the Point Molate site during the month of March 2016.

Primary Personnel Assigned:
Patrol Officers: M. Muhommad, A. Reed, G. Pete
Supervisors: E. Merritt, A. Treadwell

First Security Services personnel initiated 1029 security checks within Point Molate designated patrol area during March 2016. There was one significant incident reported.

On 3/7/16 At approximately 1500 hours I (Officer Muhommad) was contacted by the caretaker Willie. He stated that a boat had washed up on shore. I observed a boat sitting on the rocks just off shore in the private area on the naval base. At approximately 1520 I contacted Richmond P.D. and dispatch 215. They informed me that coast guard was contact and would check out the stranded boat.

Contractors contacted during the month of January, 2016.
City of Richmond– 1

Administrative Action Taken:
None.
Site Environmental Concerns:
None.

Sincerely,

Joshua Lemmer, Branch Manager

Point Molate Caretakers Report

MARCH 2016

Craig K. Murray, SR/WA
Pt Molate Community Advisory Committee Staff Liaison
Development Project Manager II
Successor Agency, Engineering Department
450 Civic Center Plaza, 2nd Floor
Richmond, CA 94804-1630

Cornell Hughes
City of Richmond Electrical Supervisor
#6 13th street
Richmond, Ca. 94801
510-231-3033

City of Richmond
Point Molate Caretaker, Willy Agnew
2600 Stinemark Dr.
Point Molate, Ca.

3/28/2016 – Willy directed the weed abatement crew to focus on certain areas in preparation for visitors and new containers to be placed.
Willy directed the placement of the new containers behind Bldg 123.

3/21/2016 – Willy met with the AT&T repairmen for the damaged pole by the entrance to the park.

Week of 3/7/2016 – the new porta-Potty was placed by the main gate at Bldg 123
Willy supervised the dewatering of various buildings as best as he could with the limited equipment.

3/2/2016
Arrangements were made to place another outhouse.

3/1/2016
Public Works made repairs to the sump pump in an effort to remove the water from BLDG 68.

3/1/2016
Willy reported the theft of a small generator from the front of building 123. It was chained and locked to the gate post.

02/26/2016
Willy reported spotting some floating debris by the pier. He provided pictures. I forwarded the information to Craig. He contacted the proper personal and the debris was removed approx. 2/29/2016

FRIENDS OF POINT MOLATE ACTIVITY REPORT FROM THE FIELD—MARCH 2016

Compiled by Dorothy Gilbert

INVASIVE PLANT REMOVAL

We're finding that our hard work from last year has paid off beautifully; the once pervasive oat grass is nearly gone, as is much of the bristly ox tongue and the cat's ears. New sprouts of the latter two still must be picked off, and we need to finish demolishing the tall fescue and the rip-gut broom before it re-seeds.

Singeing of weeds with the Red Dragon has, in Jim McKissock's words, worked "wonderfully well." The rains, starting March 4th, have brought on some weeds, but mowing, singeing, and digging with mattocks and hand trowels have produced excellent results. We have finished the first mow on the picnic area; it went much more quickly this year. Tom Johnson and Jim McKissock mowed the sides of the main path on March 7th.

Native sedges and grasses—not just weeds—are coming back vigorously because of the rains. There has been light erosion on bare sections of the beach bluffs, but where we planted L. tricoides and salt grass the bluffs are firm.

Joe Puleo has cut a trail through a very large and dense area of trees and bushes at the south end of the Park. Many uncommon, valuable plants are growing directly in this path, and will have to be removed before they are crushed and demolished. Of particular concern is the large patch of Aristolica californica, the sole larval plant for the pipevine swallowtail butterfly we are already seeing return to the beach area. We will need to know the exact route of the Bay Trail (more on that below) and have some advance notice of work on it in order to save some valuable uncommon flora.

We did not get the full brunt and advantage of this year's El Nino, as it moved around north of our location, but we ended the month with a rain total of 26.16 inches, or about 25% above normal.

PLANTINGS

We are now planting buttercups and Clarkia rubicunda, or Farewell-to-Spring, in and around the clumps of nasella, an attractive native grass. If the flowering species take hold the effects should be delightful soon and spectacular in two or three years. We have watered the new transplants well and the next rain should help.

(more)

FROG PROGRESS

The ditch on the east side of the road is full of fat tadpoles, and by now some are beginning to show, if not some leg, at least some promising bumps. There are hundreds of tadpoles in the main pools and massed in the frothy algae there, where they feed and hide. Frogs are still calling. Jim and Kathy McKissock have been treating the pools once a month for mosquito larvae.

PIPELINE SWALLOWTAIL BUTTERFLIES

As mentioned earlier, they have returned to the beach.

BAY TRAIL DISCUSSION

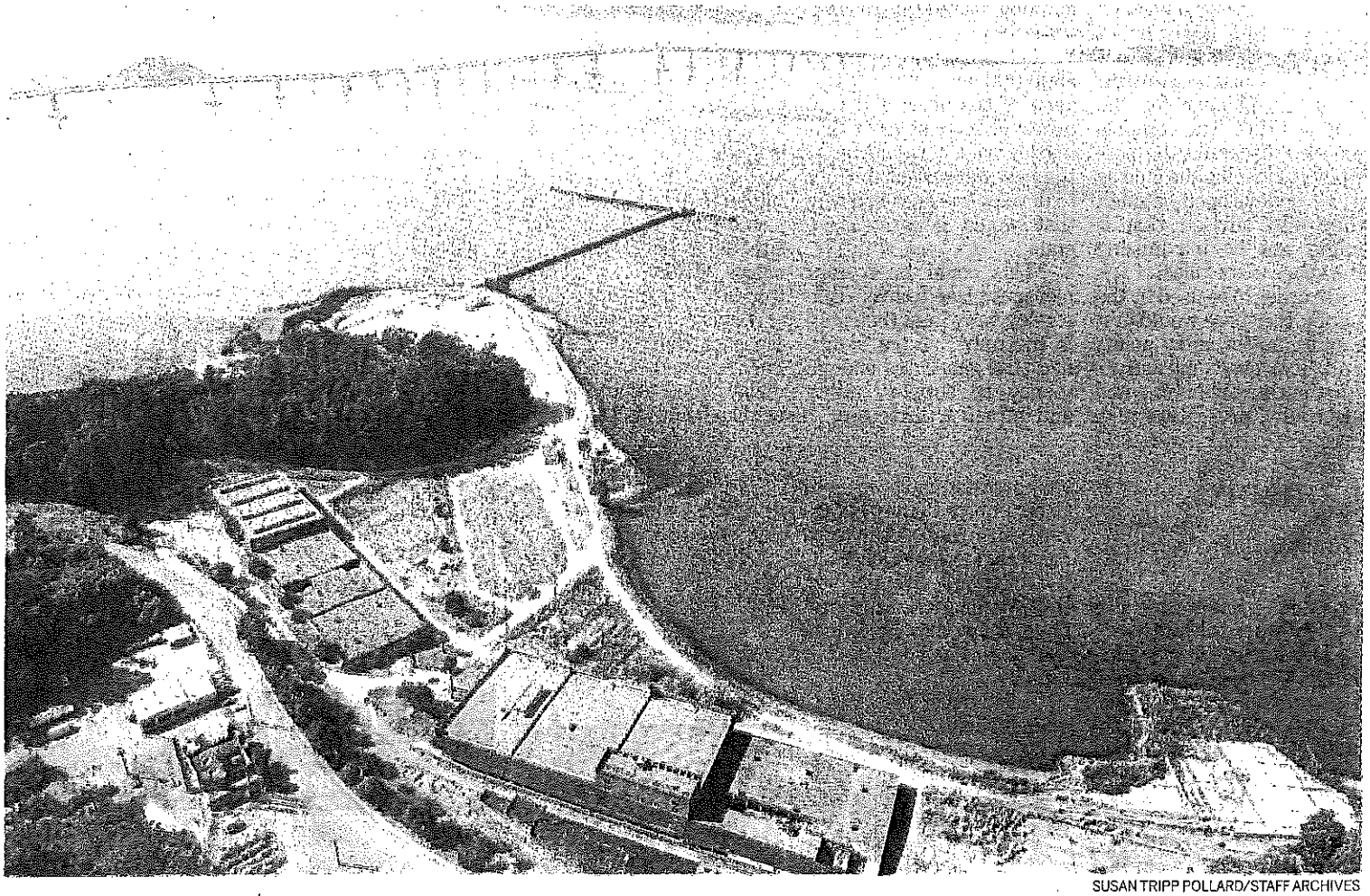
On March 23rd at 11:00 AM several of us met at the Beach Park meadow with East Bay Regional Parks officials for discussion of the extension of the Bay Trail. We walked what seemed like feasible areas for the Trail. The Parks and Open Space Subcommittee of PMCAC has , of course, has recommended that included in the design of the Bay Trail should be *exclosure* fencing around buildings and hazardous or fragile sites, rather than *enclosure* fencing of the Bay Trail itself.

Much of the material here was drawn from Jim McKissock's reports. Community members who contributed time, labor and expertise were: Jim McKissock, Kathy McKissock, David Amme, Paul Carman, Mike Eichenholtz,T. J. Gehling, Dorothy Gilbert, Chia Hamilton, Jim Hanson, Jim Hite, Tom Johnson, Joe Puleo, Charles Smith, and Gail Wilson.

Local News

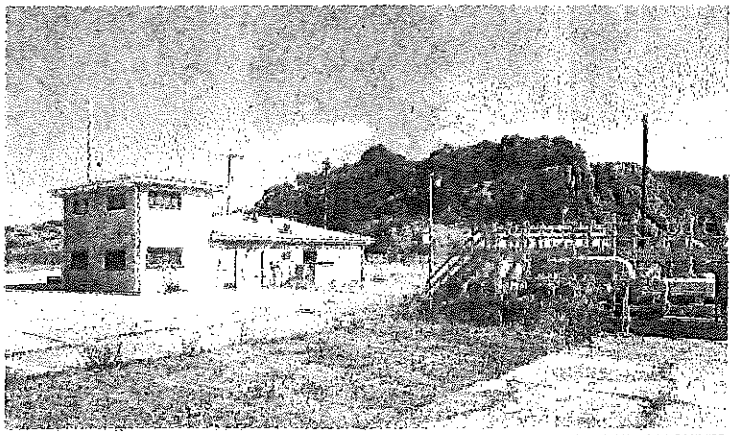
Richmond discusses alternatives

Point Molate cleanup: Now what?



SUSAN TRIPP POLLARD/STAFF ARCHIVES

Richmond-owned Point Molate, north of the Richmond-San Rafael Bridge, offers historic buildings and spectacular bay views.



KRISTOPHER SKINNER/STAFF ARCHIVES

Whatever sort of development is selected for Point Molate, the site will need better entry points, electricity and plumbing, experts say.

City endeavors to discover best use for old Navy depot and former winery

By Sarah Tan

stan@bayareanewsgroup.com

RICHMOND — Since the environmental cleanup of the historic district of Point Molate concluded last month, the city has been weighing a number of ways to use the land.

A presentation Friday by the Urban Land Institute discussed ways the city could put the property back into active use, including an idea to build rental housing and apartments on the site, and another to build a conference center and hotel. The city partnered with the Land Trust in order to research how to best use the site north of the Richmond-San Rafael Bridge, which has historic buildings from its days as a major winery and breathtaking views of the bay.

The large, city-owned property, contaminated from years of use as a Navy fuel depot, is once again safe for public use after an $11 million cleanup that

See **Molate** on Page 2

8A10.1

Molate

Continued from Page 1

removed contaminated soil and water. The 400-acre site covers a 1.4-mile stretch of shoreline, according to the Trails for Richmond Action Committee.

"We're trying to balance how beautiful it is and to also use it to its full potential," said Corinne Stewart, an urban planner for the land institute. The committee also discussed the possibility of leaving the land as it is, undeveloped, though they also advised that it might not be maximizing the space to its fullest.

In order to be used by the public, the space would first require better entry points and improved infrastructure, such as plumbing and electricity, presenters said. Estimates from the institute put this cost at about $30 million or more, and some experts on the panel emphasized the need to build something on the property that would help recover some of those costs.

They also raised the possibility of a combination of uses, such as leaving areas for public use and also having areas for private housing.

Richmond is paying $500,000 annually for upkeep of the area, and real estate economist Alan Billingsley said it would be in the best interest of the city to develop the area in a way that would generate revenue.

"This could be a very pleasant place to live," Billingsley said, "and (housing) is the only use we identified that generates enough money to support utility and infrastructure costs."

Residents at the meeting expressed concern over uses of the land that would make it less public, such as the creation of housing or a conference center and hotel. City Manager Bill Lindsay said that no decision is favored over another and that the meeting was just to hear ideas.

He also said the city will not be making any decisions about future development of the property until land-use litigation with the Guidiville Band of Pomo Indians is settled. The City Council and the federal Bureau of Indian Affairs in 2011 rejected plans to develop the site as a tribal gambling casino, leading to litigation that is now being appealed.

Lindsay expressed his pleasure that the site has been cleaned, saying, "It's always good to have an asset like Point Molate."

BA10.2

City of Richmond – POINT MOLATE COMMUNITY ADVISORY COMMITTEE

City Council Chambers – Shimada Room
440 CIVIC CENTER PLAZA

PROPOSED MINUTES
MONDAY, February 8, 2016, 6:30 PM

1. CALL TO ORDER
Vice Chair Bagley called the meeting to order at 6:35 p.m.

2. ROLL CALL

Present:	Committee Members Bagley, Beyaert, Brubaker, Carman, Garrett, Gilbert, Guggemos, Hanson (left via phone 7:58), Howe, Kortz, McNeil (left via phone at 7:42), and Ruk .
Absent:	Duncan, Lee, and Stello
Staff Present:	Craig K. Murray, Staff Liaison, Development Project Manager II; Gayle McLaughlin, City Council Liaison; Alex Knox, Mayor's Office.

3. WELCOME AND MEETING PROCEDURES
Bagley presented.

4. AGENDA REVIEW AND ADOPTION
Bagley reviewed.

Action: Committee approved (M/S Beyaert/Brubaker 12-0-3-0) to remove Item 9, noted that minutes under Consent will be held over and approved (M/S Garrett/Carman (12-0-3-0) to adopt the Agenda.

AYES:	Bagley, Beyaert, Brubaker, Carman, Garrett, Gilbert, Guggemos, Hanson, Howe, Kortz, McNeil, and Ruk.
NOES:	None
ABSENT:	Duncan, Lee and Stello.
ABSTAIN:	None

5. ANNOUNCEMENTS THROUGH THE CHAIR

Bagley reported. Bagley introduced City Councilmember Gayle McLaughlin as the new City Council Committee Liaison. Garrett introduced an item relating to the Pt Molate Beach Park.

6. OPEN FORUM
Cordell Hindler presented Autumn Leaves by Roger Williams.

7. PRESENTATIONS, DISCUSSION & ACTION ITEMS

1. Discussion: Weekly and monthly remediation progress report out with Terraphase.

Tomer Schetrit of Terraphase presented. Schetrit presented current status of IR Site 3 and drainage swale investigation is needed in front of Building 6. Schetrit further discussed the Water Board requirements for a ground water monitoring treatment system. Discussion on Underground Storage Tank closure status and response to questions regarding the difference and application of Fuel Product Action Levels (FPAL) and the Environmental Screening Level (ESL). Howe inquired about Water Board's review into Polar Compounds and reporting limits related to FPAL. Schetrit also reviewed IR Site 1 and Total Petroleum Hydrocarbon (TPH) in the influent that will require additional treatment. Garrett inquired why Water Board was pressing apparently only local governments on Polar Compounds at other closed Defense sites such as Treasure Island, Hunters Point and the Airport. Garrett also inquired on status of IR Site 4.

2. Discussion: Cottages Review

Garrett indicated that Duncan was not present at this meeting but has done a review. Howe indicated that Duncan's firm did a pretty extensive review. Garrett indicated that this item should be held over until Duncan's return.

3. Discussion: Historic Development Constraints

Bagley indicated that this item should be held over for further discussion. Discussion that there are only six structures considered to be contributing historic value and those buildings are 1,6,10,13,17 and 63. Garrett inquired to what three structures were demolished within the IR Site Project area. Garrett referenced a Building Conditions Survey Report received and directed by Joel Camacho and the Engineering Department. McNeil left the meeting via conference phone at 7:42pm. Hanson left the meeting via conference phone at 7:58pm.

8. STAFF REPORTS

A. PROJECT MANAGER'S STAFF REPORT INCLUDING

1. EXPENDITURES AND BALANCE FROM THE NAVY ESCROW FUND
2. EXPENDITURES AND BALANCE FROM THE GENERAL FUND
3. INSURANCE REPORT FILINGS
4. LEASE/OCCUPATION STATUS FOR ALL PT MOLATE USERS
5. MONTHLY SUMMARY OF SECURITY INCIDENTS
6. MONTHLY SUMMARY OF AUTHORIZED ENTRIES
7. CARETAKER SUMMARY
8. BEACH PARK
9. IR SITE 3 REMEDIATION AND ABATEMENT PROJECT BID
10. OTHER

Murray reported on project reports found in the Agenda packet.

9. CONSENT CALENDAR

A. APPROVE – PMCAC MEETING MINUTES OF JANUARY 11 , 2016

ACTION: NO CONSENT CALENDAR. COMMITTEE HELD OVER MINUTES.

10. PMCAC QUARTERLY REPORT TO CITY COUNCIL

A. APPROVE – PMCAC Annual Report to City Council

Discussion on what items and when it would be necessary to take forward to City Council.

11. FUTURE AGENDA ITEMS

Brubaker inquired to the Grant status. Kortz referenced bicycle riding and smells from Chevron and calls necessary to the Air Quality Board. Bagley discussed items that could go on to future Agenda.

12. CITY COUNCIL LIAISON REPORTS

A. REPORT BY COUNCILMEMBER MARTINEZ REGARDING RECENT ISSUES IN RICHMOND RELEVANT TO THE ADVISORY COMMITTEE

McLaughlin reported her discussion with the City Attorney and Assistant City Attorney Somavilla regarding status of the Upstream lawsuit. McLaughlin noted that the City prevailed at the District Court on all claims and that Upstream and the Tribe appealed to the Ninth Court and the City filed an Opposition Brief last month. McLaughlin also noted that the City was awarded $1.9M in Attorney fees that Upstream has also appealed.

B. PMCAC APPOINTMENT STATUS
NO REPORT.

13. CHAIR AND SUB-COMMITTEE REPORTS

a. Clean-Up and Restoration:
No Report. Reported earlier in meeting with Terraphase.

b. Parks and Open Space:
Gilbert reported and indicated that she was not able to get a written report submitted. Gilbert reported on tools used, conditions of types of plants and looking at type of plant to help prevent bluff erosion.

c. Legal:
Bagley reported on information from City Attorney Goodmiller and that Murray distributed to the Committee earlier a summary of the briefs on the lawsuit. Bagley indicated that shw would like to see training from City Attorney's office on the Brown Act and Ethics.

d. Finance: No Report.

e. ULI Ad Hoc Committee: No Report.

f. Chair: No Report. Howe indicated that approval to scan documents in Building One has been received and reported that Garrett and Guggemos will assist.

14. ADJOURNMENT

Beyaert moved to adjourn the meeting at 8:23 pm, seconded by Garrett. Passed unanimously.

15. Assemblage of PMCAC Standing Sub-Committees

Adjourned to Sub-Committee Meetings.

SCHEDULED MEETINGS

Committee Meeting – .
Monday, March 14, 2016, 6:30 p.m., Multi-Purpose Room, 440 Civic Center Plaza

Minutes respectfully submitted by: _____

Craig K. Murray, PMCAC Staff Liaison

City of Richmond – POINT MOLATE COMMUNITY ADVISORY COMMITTEE

City Council Chambers – Shimada Room
440 CIVIC CENTER PLAZA

PROPOSED MINUTES
MONDAY, March 14, 2016, 6:30 PM

1. **CALL TO ORDER**
Chair Duncan called the meeting to order at 6:35 p.m.

2. **ROLL CALL**

Present:	Committee Members Bagley (6:39), Beyaert, Brubaker, Carman, Duncan, Garrett, Gilbert (6:40), Guggemos,Hanson (6:49), Howe (6:39), Lee, McNeil (6:56), and Stello.
Absent:	Kortz and Ruk.
Staff Present:	Craig K. Murray, Staff Liaison, Development Project Manager II; Gayle McLaughlin, City Council Liaison.

3. **WELCOME AND MEETING PROCEDURES**
Duncan presented.

4. **AGENDA REVIEW AND ADOPTION**
Duncan reviewed.

Action: Committee approved (M/S Garrett/Carman 9-0-5-0) to hold minutes on Consent Calendar over and to adopt the Agenda.

AYES:	Bagley, Beyaert, Brubaker, Carman, Duncan, Garrett, Guggemos, Howe, and Stello.
NOES:	None
ABSENT:	Gilbert, Hanson, Kortz, McNeil and Ruk.
ABSTAIN:	None

5. **ANNOUNCEMENTS THROUGH THE CHAIR**

Duncan reported. Beyaert presented.

6. **OPEN FORUM**
Peter Clark of the Arts Forum discussed use of the Quonset Hut. Cordell Hindler presented Don't Fence Me In music. Antoine Cloird spoke about development opportunities and including the community at Pt Molate. Joshua Lemmer of First Security introduced his firm and answered Committee questions.

7. **PRESENTATIONS, DISCUSSION & ACTION ITEMS**

1. Discussion: Weekly and monthly remediation progress report out with Terraphase.

Bill Carson of Terraphase reported. Carson presented information on the soil and ground water remediation and provided information on the Landfill at IR Site 11. Discussion about clean up levels and levels of standards used at Pt Molate.

2. Discussion: East Bay Regional Park District Master Plan

Beyaert presented that there are 65 parks in the East Bay Regional Park District system. Reviewed the WW can CC Measures that support the District. Beyaert referenced a sample Operating and Management Agreement that could be considered as a template for Pt Molate. Lee left meeting at 8:20pm.

3. Discussion: Point Molate Air Quality, Bay Area Air Quality Management District

No discussion. Item held over.

4. Discussion: Historic Development Constraints.

No discussion. Item held over.

8. STAFF REPORTS

A. PROJECT MANAGER'S STAFF REPORT INCLUDING

1. EXPENDITURES AND BALANCE FROM THE NAVY ESCROW FUND
2. EXPENDITURES AND BALANCE FROM THE GENERAL FUND
3. INSURANCE REPORT FILINGS
4. LEASE/OCCUPATION STATUS FOR ALL PT MOLATE USERS
5. MONTHLY SUMMARY OF SECURITY INCIDENTS
6. MONTHLY SUMMARY OF AUTHORIZED ENTRIES
7. CARETAKER SUMMARY
8. BEACH PARK
9. IR SITE 3 REMEDIATION AND ABATEMENT PROJECT BID
10. OTHER

Murray reported on project reports found in the Agenda packet.

9. CONSENT CALENDAR

A. APPROVE – PMCAC MEETING MINUTES OF JANUARY 11 , 2016 AND FEBRUARY 8, 2016

NO ACTION. ITEM HELD OVER.

10. PMCAC QUARTERLY REPORT TO CITY COUNCIL

A. APPROVE – PMCAC Annual Report to City Council

Duncan indicated that the report will be periodic, perhaps quarterly, as items are ready for City Council.

11. FUTURE AGENDA ITEMS

Garrett noted that Urban Land Institute Technical Advisory Panel and review of a Special District could be considered. Garrett stated that the Presidio Trust Speaker Craig Middleton has retired. Garrett suggested that ULI TAP, Historic Presentation, Trust for Public Land, and a Special District hybridization be considered for future agendas.

12. CITY COUNCIL LIAISON REPORTS

A. REPORT BY COUNCILMEMBER MARTINEZ REGARDING RECENT ISSUES IN RICHMOND RELEVANT TO THE ADVISORY COMMITTEE

McLaughlin reported on status of Upstream lawsuits.

B. PMCAC APPOINTMENT STATUS

NO REPORT.

13. CHAIR AND SUB-COMMITTEE REPORTS

a. Clean-Up and Restoration:
No Report. Reported earlier in meeting with Terraphase.

b. Parks and Open Space:
Hanson indicated that report is in the Agenda packet.

Action: Committee approved (M/S Brubaker/McNeil 12-0-3-0) to forward a recommendation to City to not fence areas west of Stenmark Road

AYES:	Bagley, Beyaert, Brubaker, Carman, Duncan, Garrett, Gilbert, Guggemos, Hanson, Howe,McNeil and Stello.
NOES:	None
ABSENT:	Kortz, Ruk and Lee.
ABSTAIN:	None

Action: Committee approved (M/S Garrett/Bagley 12-0-3-0) to extend meeting to 9:15pm.

AYES:	Bagley, Beyaert, Brubaker, Carman, Duncan, Garrett, Gilbert, Guggemos, Hanson, Howe,McNeil and Stello.
NOES:	None
ABSENT:	Kortz, Ruk and Lee.
ABSTAIN:	None

c. Legal: Bagley indicated No Report.

d. Finance: Garrett indicated No Report.

e. ULI Ad Hoc Committee: Duncan indicated No Report.

f. Chair: No Report. Duncan inquired if there were any schedule conflicts.

14. ADJOURNMENT

Garrett moved to adjourn the meeting at 8:55 pm, seconded by Duncan. Passed unanimously.

15. Assemblage of PMCAC Standing Sub-Committees

Adjourned to Sub-Committee Meetings.

SCHEDULED MEETINGS

Committee Meeting – .
Monday, April 11, 2016, 6:30 p.m., Multi-Purpose Room, 440 Civic Center Plaza

Minutes respectfully submitted by: _____

Craig K. Murray, PMCAC Staff Liaison