

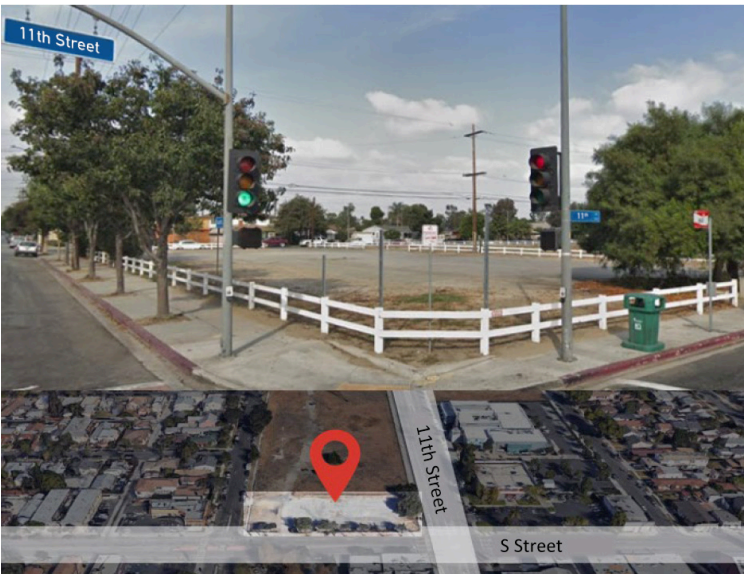
Proposed Vidaylia cleanup

The Dept wants your comments on a proposed cleanup of the Vidaylia Project. The draft Removal Action Workplan (RAW) covers four connected parcels at 100 S & 11th Street, Vidaylia, CA 90000 (Site).

Background

The Site is in the Chaffee Grove neighborhood between the 42 freeway and Valley Avenue. It includes four parcels on 6 acres. From the 1930's to 1987, the Site was home to:

- Single family residences
- A laundromat
- An auto repair company
- A metal working shop
- A machine shop
- An electronics manufacturing company.



100, 102, and 103 W S & 11th Street and 301 and 303 S Street, Vidaylia

Environmental consultants for the Site's owner, XYZ, Inc (XYZ), conducted environmental investigations in 2020. They discovered chemicals above levels safe for human health and the environment. They include:

- Volatile organic compounds (VOCs)

How to comment on the project



Send your comments by December 20, 2023. There are 3 options:

1. Email

john.doe@domain.gov

2. Mail them to:

John Doe, Project Manager
Chatsworth Regional Office
9000 1st Avenue
Vidaylia, California 90000

3. Zoom

Come to the virtual public meeting on December 1, 2023 at 6:00 PM. We will provide Spanish and Chinese translations.

Join at <https://zoom.us/j/84538761340> or by scanning the QR code.



Join by phone at (800) 555-1213.
The meeting ID is 123 4567 8910.
The passcode is 123456.

Dept will review all public comments before final approval. We may revise the draft RAW based on comments. We will send a Response to Comment to commenters who provide contact information.



Hearing impaired individuals may use the California Relay Service at 711 or 800-735-2929 TTY/VCO/HCO to voice.

- Metals
- Petroleum products

XYZ has restricted Site access. They intend to develop the property into a mixed-use residential and retail with affordable housing units.

Reasons for the cleanup

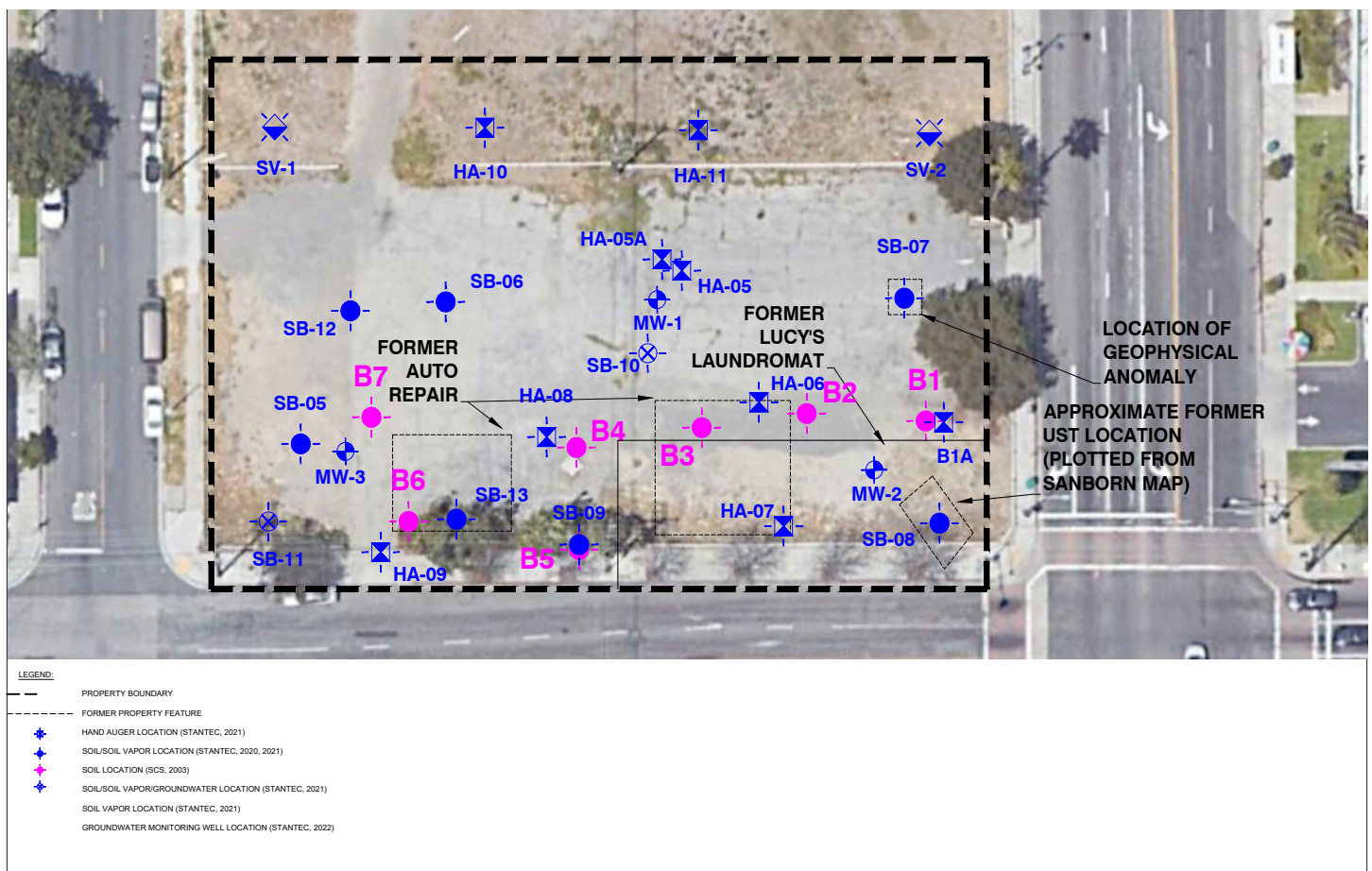
Concentrated VOCs are dangerous to human health, like inside buildings. VOCs can also travel from underground into buildings above. This is known as vapor intrusion. The cleanup will reduce the threat of vapor intrusion into groundwater and future buildings.

The cleanup will also minimize human exposure to the metals found in shallow soil.

Proposed cleanup

XYZ's environmental consultants prepared the draft RAW. It includes 3 cleanup plans. After careful analysis, Dept proposes using Alternative 1. This would:

- Remove about 12,400 cubic yards (700 truckloads) of impacted soil
 - Soil sampling will ensure proper disposal at licensed facility
 - Dept will sample remaining soil to confirm the cleanup met its goals
- Install soil vapor extraction (SVE) wells to remove the source of VOC contamination
 - Dept will monitor the vapor probes
- Install groundwater monitoring wells



This image shows where each cleanup method will take place.

This cleanup:

- Provides the most extensive long-term protection of future indoor air
- Ensures existing contamination does not remain at the Site

Dept will assess the cleanup results and decide if more protective measures are needed. This could include a vapor intrusion mitigation system (VIMS) and land use restrictions. A VIMS is a thick sheeting placed between the surface and the building foundation. It prevents VOCs from flowing into buildings.

If approved, XYZ would begin cleanup activities 3/2024.

Site safety

Access to the Site will remain restricted throughout cleanup and construction. We will monitor the air at the property lines. We will also do vapor screening during soil removal. We propose standard construction worker and community protection measures.

A Health and Safety Plan will determine the health and safety measures for cleanup work at the Site. It will include triggers for upgrading worker and community health and safety protocols.

California Environmental Quality Act (CEQA)

Dept performed a CEQA review for environmental effects. We determined the proposed cleanup will not impact the environment. The City of Vidaylia has issued a Notice of Exemption on August 1, 2021.

Read project documents

You can find the draft RAW and other project documents at

<https://innovation.ca.gov/usertesting?ut=101>.

You can also scan this QR code.



Physical copies are available at:

Dept Regional Office

9000 1st Avenue
Vidaylia, California 90000
(800) 555-1212
Appointment required

Community Library

1000 Acme St
Vidaylia, CA 90000
Tuesday and Thursday 12:00 PM–
8:00 PM, Wednesday 10:00 AM–8:00
PM, Friday and Saturday 9:30 AM–
5:30 PM



CalEPA
California Environmental
Protection Agency



Dept protects California's people, communities, and environment from toxic substances. We restore contaminated land and compel manufacturers to make safer consumer products.

<https://innovation.ca.gov/usertesting?ut=102>