NOTICE OF EXEMPTION

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

From: Department of Toxic Substances Control
Site Mitigation and Restoration Program
5796 Corporate Avenue
Cypress, CA 90630

Project Title: Removal Action Workplan, Hytone Cleaners		
Project Address: 2702 Mountain View Road	**City:** El Monte	**County:** Los Angeles

Approval Action Under Consideration by DTSC:

- ☒ Removal Action Workplan
- ☐ Corrective Measure Study/Statement of Basis
- ☐ Remedial Action Plan
- ☐ Other (specify):
- ☐ Initial Permit Issuance
- ☐ Permit Modification
- ☐ Regulations
- ☐ Permit Re-Issuance
- ☐ Closure Plan
- ☐ Interim Removal

Statutory Authority:

☐ California H&SC, Chap. 6.5 ☒ California H&SC, Chap. 6.8 ☐ Other (specify):

Project Description: Project activities include the installation of a soil vapor extraction (SVE) system and in-situ chemical oxidation (ISCO) to address soil, soil vapor, and groundwater contaminated with volatile organic compounds (VOCs), primarily tetrachloroethene (PCE). Hytone Cleaners (Site) has been characterized and determined to have volatile organic compounds (VOCs) contamination in the soil gas, soil, and groundwater.

The objectives of the Removal Action Workplan (RAW) are to evaluate existing Site conditions, establish removal action objectives (RAOs) for protection of human health/the environment, evaluate removal action alternatives and propose a final recommendation for removal action at the Site to allow for Site closure. The primary goals for the Site are to reduce human health risks associated with chemicals of concern (COCs) in soil and soil gas to a level that is acceptable for the current and potential future land uses (residential/commercial) and restore groundwater conditions at the Site to meet its beneficial use designation.

Background:
The approximate 0.5-acre Site is bounded by Mountain View Road to the north, Lamplighter Trailer Park to the west, residential properties to the south, and a barber/beauty shop and residential buildings on the parcel to the east. In general, this part of El Monte is a mixed residential/commercial area.

Dry cleaners have operated at the Site continuously since 1949. In 1949, the solvent used by the dry cleaners listed on building permits was "dichloroethylene" (sic). An inspection in 1987 by the Los Angeles County Fire Department indicated that PCE was being used at that time. Tetrachloroethene continued to be used at the Site until approximately 2005, when the current tenant converted to using petroleum-based dry-cleaning chemicals. Hytone Cleaners continues to operate at the Site.

Prior to 2001, the Site contained two underground storage tanks (USTs) that contained petroleum-based solvents. In July 1996, the California Los Angeles Regional Water Quality Control Board (LARWQCB) issued a closure letter confirming the completion of the UST remedial action. Environmental Site assessments previously conducted at the Site revealed elevated levels of primarily PCE detected in Site soils and groundwater that pose a potential threat to human health and/or the environment. Based on the information/data collected during earlier investigations, DTSC has determined that a "Response Action" is required to address the potential threat or hazard posed by the presence of elevated levels of the VOCs at the Site.

Project Activities: Project activities will consist of SVE and ISCO. The soil vapor extraction will consist of installing an SVE system on the Site that includes eight (8) dual nested vertical SVE wells within the Site, which will connect to an electric positive displacement blower. The extracted soil gas will be piped from the SVE wells though a blower and passed through four 8,000-pound granular activated carbon (GAC) vessels in place to absorb the VOCs before it is emitted to the ambient air. An aboveground process control system will be used to monitor and optimize the vapor removal rate.

Eight (8) soil vapor probes were installed at the Site in September 2018 that can be used to monitor the performance of the SVE system at reducing VOC concentration in soil gas. The SVE system will be startup-tested to adjust the operation parameters of the SVE system while the SVE system is in full operation. The SVE wells will be screened from 5 to 110 feet below ground surface (bgs) and designed to remove the highest impacts detected at the Site.

Vapor emissions from the treatment system will comply with the standards specified in current South Coast Air Quality Management District (SCAQMD) Rules 203, 401, 402, 403, 404, and 1303. A permit will be procured from the SCAQMD for the construction and operation of the SVE system. Well permits will also be required from the Los Angeles County Department of Public Health-Environmental Health Division for the installation of SVE wells.

In-situ chemical oxidation for groundwater will consist of installing six (6) vertical injection wells and injecting a chemical oxidant (i.e., sodium permanganate) through a manifold to each injection well to oxidize VOCs in groundwater. An aboveground control system will be used to monitor and optimize the injection rate. Six (6) groundwater monitoring wells were installed on and offsite in October 2018 that can be used to monitor the performance of ISCO at reducing VOC concentrations in groundwater. The injection wells will be screened from 110 to 150 feet bgs.

A Waste Discharge Requirement (WDR) permit from the LARWQCB for the injection of chemical oxidant will be required. Well permits will be obtained from the Los Angeles County Department of Public Health-Environmental Health Division for the installation of injection wells.

The post-injection groundwater monitoring will be conducted at 30-days post-injection and then quarterly at six (6) groundwater monitoring wells, or as required by the WDR issued by the LARWQCB.

Because the Hytone Cleaners' driveway also serves the residences in the back of the property, the entire Site cannot be secured. Therefore, the SVE system will be secured using fencing and will be locked after work hours. Site activities will be conducted in accordance with the Site-specific health and safety plan, which will be developed as part of project initiation.

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

Name of Person or Agency Carrying Out Project: Department of Toxic Substances Control

Exempt Status: (check one)

☐ Ministerial [PRC, Sec. 21080(b)(1); CCR, Sec. 15268]
☐ Declared Emergency [PRC, Sec. 21080(b)(3); CCR, Sec.15269(a)]
☐ Emergency Project [PRC, Sec. 21080(b)(4); CCR, Sec.15269(b)(c)]
☐ Categorical Exemption: [CCR Title 14, Sec. 153##]
☐ Statutory Exemptions: [State Code Section Number]
☒ Common Sense Exemption [CCR, Sec. 15061(b)(3)]

Exemption Title: It can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.

Reasons Why Project is Exempt: DTSC has determined with certainty that there is no possibility that the activities in question may have a significant effect on the environment because the project would not result in "a substantial, or potentially substantial, adverse change in any of the physical conditions within the area affected by the project, including land, air, water, minerals, flora, fauna, ambient noise, and objects of historic or aesthetic significance."

Specific enforceable environmental safeguards, permits, and monitoring procedures will be made a condition of project approval to ensure that there will be no significant impacts to the environment.

Evidence to support the above reasons is documented in the project file record, available for inspection at the following address and on line:

Department of Toxic Substances Control
Site Mitigation and Restoration Program
5796 Corporate Ave.
Cypress, California 90630

https://www.envirostor.dtsc.ca.gov/public/profile_report?global_id=60000629

S. Steven Hariri	Senior Hazardous Substances Engineer	(714) 484-5332
Project Manager	Title	Phone No.
		10/3/2019
Branch Chief's Signature		Date
Robert M. Senga	Acting Branch Chief	(714) 484-5436
Acting Branch Chief	Title	Phone No.

TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR:

Governor's Office of Planning & Research

OCT 04 2019

STATE CLEARINGHOUSE