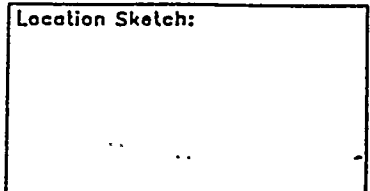


Facility: OYNARD Site: OYNARD DOE FACILITY Project: SITE CHAR
 Boring/Wall No: SB-15 (No Well) Location (ft.) N: _____ E: _____
 Ground Elev. (ft. AMSL): _____ Auger/Bit Size (in.): 9 1/4 Hole Depth (ft.): 46
 TYPE DIA. (in. I.D.) Vol. (cf. gal) INTERVAL (ft.) No. of Completions: NONE
 Blank Casing: NONE TO _____ Slick-Up Ht. (ft.): N/A
 Screen: NONE TO _____ Slot Size: N/A
 Sump/End Cap: NONE TO _____
 Sand Pack: LINESTAR #2 (NONE USED) TO _____
 Sealant: BEADONITE PELLETS 100 lbs 6" ^{SP 2/4/95} TO 6' 4"
 Grout: CEMENT 100 lbs (dry) 0 TO 6"
 Locking Cover Installed: Y/N Padlock No: _____
 Drilling Method: 2/3/95 ^{SP 2/4/95} Auger Sampling Method: SPLIT SPINDLE
 Date Drilled: 2/3/95 Date Developed: N/A Fluid Level/Date: N/A
 Samplers: PRICE Remarks: _____

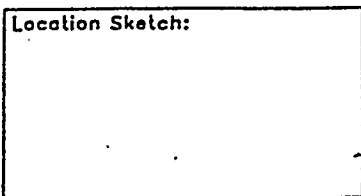


DEPTH ^a (ft.)	BLOWS/5"	HNU SIP ppm	SAMPLE NO.: INTERVAL	WELL CONSTRUCTION	GRAPHIC LOG	DESCRIPTION
0	1, 2, 1	0				REQUIRED INFORMATION: Typical name; Munsell color; percentage sand and gravel; sorting (poor to well); grain angularity; induration or plasticity; moisture content (moist to saturated).
2	2, 2, 3, 2	0				CONCRETE SURFACE 6" Fill, mostly sandy silt w/gravel. SM, dark yellowish brown (10 YR 4/4), moist
4	3, 5, 7, 16	0				SP, yellowish brown (10 YR 5/4), moist, medium grain. SW, yellowish brown (10 YR 5/4), moist, some pebbles to 3/4".
6						(Interval from 4'-6' is native/cave in sand.)

^a All Depths From Ground Surface.

COMPLETED BY: JEFF PRICE VERIFIED BY: Gayl. Dorman 2-4-95

Facility: OXNARD Site: OXNARD DOE FACILITY Project: SITE CHAR
Boring/Well No: SB-16 (No Well) Location (ft.) N: _____ E: 2495 JP
Ground Elev. (ft. AMSL): _____ Auger/Bit Size (in.): 8 1/4" Hole Depth (ft.): (4') 6'
TYPE _____ DIA. (in. I.D.) _____ INTERVAL (ft.) _____ No. of Completions: N
Vol. (cf. gal) _____
Blank Casing: NONE _____ TO _____ Stick-Up Ht. (ft.): N/A
Screen: NONE _____ TO _____ Slot Size: N/A
Sump/End Cap: NONE _____ SP TO 2495
Sand Pack: LONGSTAR #2 25 lbs 6" X TO 2'
Sealant: BENTONITE PELLETS 50 lbs 2 X TO 4 1/2
Grout: ASPHALTIC CONCRETE 50 lbs 0 TO 1
Locking Cover Installed: NAT. SAND SLUF Y/N Padlock No: 4 1/2 to 6
Drilling Method: Auger Sampling Method: Split Spoon
Date Drilled: 2/2/95 Date Developed: N/A Fluid Level/Date: N/A 1
Samplers: PRICE Remarks: _____



DEPTH (ft)	BLOWS/8"	HNU SIP ppm	SAMPLE NO. INTERVAL	WELL CONSTRUCTION	GRAPHIC LOG	DESCRIPTION
						REQUIRED INFORMATION: Typical name; Munsell color; percentage sand and gravel; sorting (poor to well); grain angularity; induration or plasticity; moisture content (moist to saturated).
0	8, 11, 9, 2	0		BACKFILL INFORMATION		ASPHALTIC CONCRETE SURFACE
2	2, 2, 5, 2	0				SM, dark brown (10 YR 4/3), damp, probably fill material.
4	3, 4, 7, 9	0				SM, yellowish brown (10 YR 5/6), damp; mostly sand, look like native mat.
6						SP, yellowish brown (10 YR 5/6), saturated 5'
8						(TOTAL DEPTH of Auger = 4'; SPLIT SPOON PENETRATION to 6')

^a All Depths From Ground Surface.

COMPLETED BY: JEFF PRICE

VERIFIED BY: Sgt. [Signature] 2-4-95

Appendix C
Analytes, Laboratory Reporting Limits, and
Analytical Methods

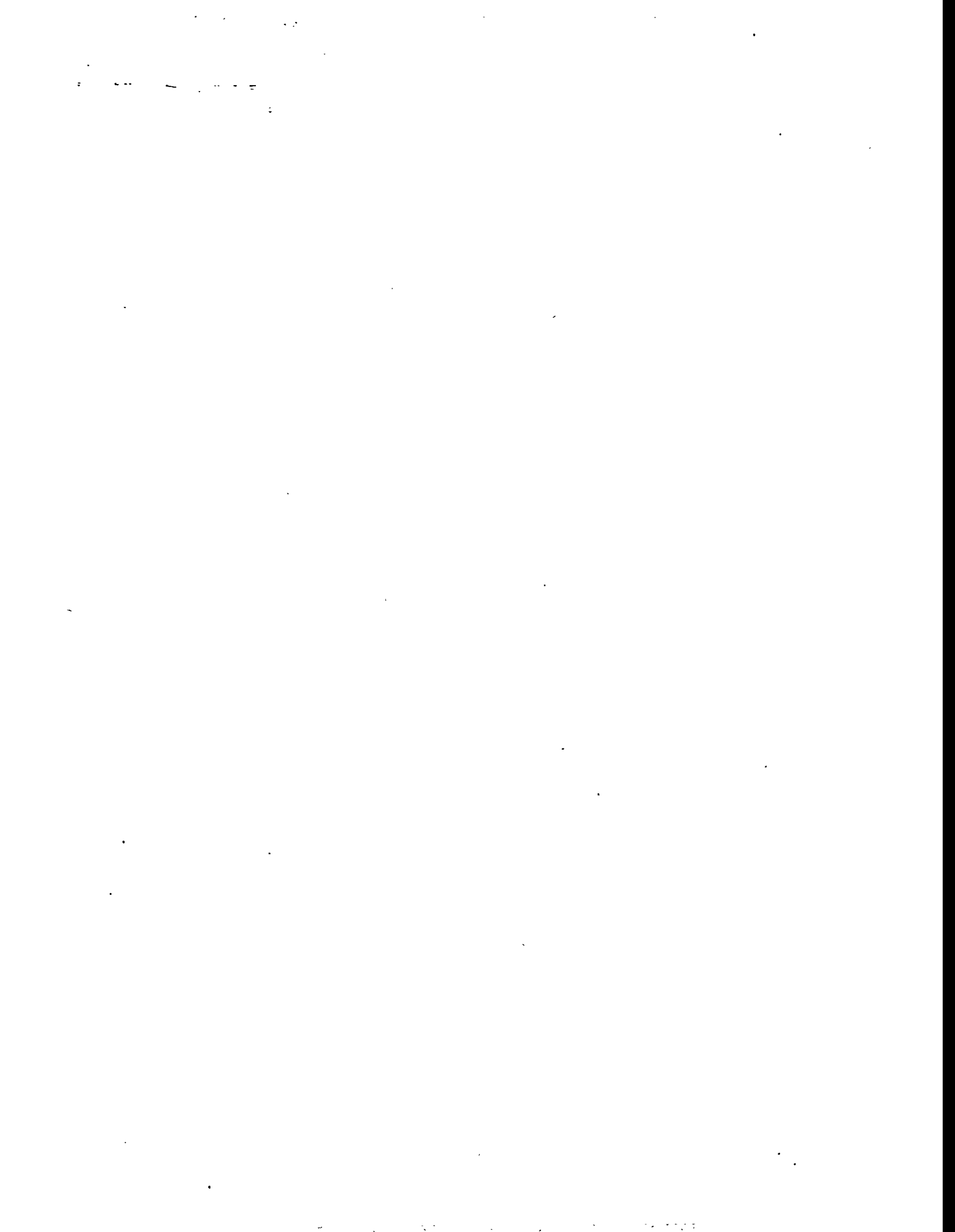


Table C-1. Analytes, Laboratory Reporting Limits, and Analytical Methods for Groundwater Sampling

Analytical Parameters	Quantitation Limit ($\mu\text{g/L}$) ^a	Analytical Method
TCL Metals		EPA Method 7060 for As, 7740 for Se, 7470 for Hg, 7421 for Pb, and 6010 for all other metals
Aluminum	200	
Antimony	60	
Arsenic	10	
Barium	200	
Beryllium	5	
Cadmium	5	
Calcium	5000	
Chromium	10	
Cobalt	50	
Copper	25	
Iron	100	
Lead	3	
Magnesium	5000	
Manganese	15	
Mercury	0.2	
Nickel	40	
Potassium	5000	
Selenium	5	
Silver	10	
Sodium	5000	
Thallium	10	
Vanadium	50	
Zinc	20	
Molybdenum	50	EPA Method 6010
TCL PCBs		EPA Method 8080
Aroclor 1016	1.0	
Aroclor 1221	2.0	
Aroclor 1232	1.0	
Aroclor 1242	1.0	
Aroclor 1248	1.0	
Aroclor 1254	1.0	
Aroclor 1260	1.0	

^a $\mu\text{g/L}$ = microgram per liter.

Table C-1 (continued). Analytes, Laboratory Reporting Limits, and Analytical Methods for Groundwater Sampling

Analytical Parameter	Quantitation Limit ($\mu\text{g/L}$) ^a	Analytical Method
TCL VOCs		EPA Method 8240 or 8260
Acetone	100	
Benzene	5	
Bromodichloromethane	5	
Bromoform	5	
Bromomethane	10	
2-Butanone	100	
Carbon disulfide	100	
Carbon tetrachloride	5	
Chlorobenzene	5	
Chlorodibromomethane	5	
Chloroethane	10	
Chloroform	5	
Chloromethane	10	
1,1-Dichloroethane	5	
1,2-Dichloroethane	5	
1,1-Dichloroethene	5	
trans-1,2-Dichloroethene	5	
1,2-Dichloropropane	5	
cis-1,3-Dichloropropene	5	
trans-1,3-Dichloropropene	5	
Ethyl benzene	5	
2-Hexanone	50	
Methylene chloride	5	
4-Methyl-2-pentanone	50	
Styrene	5	
1,1,2,2-Tetrachloroethane	5	
Tetrachloroethene	5	
Toluene	5	
1,1,1-Trichloroethane	5	
1,1,2-Trichloroethane	5	
Trichloroethene	5	
Vinyl acetate	50	
Vinyl chloride	10	
Xylene	5	
TPH	500	California Modified EPA Method 8015

^a $\mu\text{g/L}$ = microgram per liter.

Table C-2. Analytes, Laboratory Reporting Limits, and Analytical Methods for Soil Sampling

Analytical Parameter	Quantitation Limit (mg/kg) ^a	Analytical Method
TCL Metals		EPA Method 7060 for As, 7740 for Se, 7471 for Hg, 7421 for Pb, and 6010 for all other metals.
Aluminum	40.0	
Antimony	12.0	
Arsenic	2.0	
Barium	40.0	
Beryllium	1.0	
Cadmium	1.0	
Calcium	1,000	
Chromium	2.0	
Cobalt	10.0	
Copper	5.0	
Iron	20.0	
Lead	0.6	
Magnesium	1,000	
Manganese	3.00	
Mercury	0.04	
Nickel	8.0	
Potassium	1,000	
Selenium	1.0	
Silver	2.0	
Sodium	1,000	
Thallium	2.0	
Vanadium	10.0	
Zinc	4.0	
Molybdenum	10.0	EPA Method 6010
TCL PCBs	($\mu\text{g}/\text{kg}$) ^b	EPA Method 8080
Aroclor 1016	33	
Aroclor 1221	67	
Aroclor 1232	33	
Aroclor 1242	33	
Aroclor 1248	33	
Aroclor 1254	33	
Aroclor 1260	33	

^amg/kg = milligram per kilogram.

^b $\mu\text{g}/\text{kg}$ = microgram per kilogram.

Table C-2 (continued). Analytes, Laboratory Reporting Limits, and Analytical Methods for Soil Sampling

Analytical Parameter	Quantitation Limit ($\mu\text{g}/\text{kg}$) ^a	Analytical Method
TCL VOCs		EPA Method 8240 or 8260
Acetone	100	
Benzene	5	
Bromodichloromethane	5	
Bromoform	5	
Bromomethane	10	
2-Butanone	100	
Carbon disulfide	100	
Carbon tetrachloride	5	
Chlorobenzene	5	
Chlorodibromomethane	5	
Chloroethane	10	
Chloroform	5	
Chloromethane	10	
1,1-Dichloroethane	5	
1,2-Dichloroethane	5	
1,1-Dichloroethene	5	
trans-1,2-Dichloroethene	5	
1,2-Dichloropropane	5	
cis-1,3-Dichloropropene	5	
trans-1,3-Dichloropropene	5	
Ethyl benzene	5	
2-Hexanone	50	
Methylene chloride	5	
4-Methyl-2-pentanone	50	
Styrene	5	
1,1,2,2-Tetrachloroethane	5	
Tetrachloroethene	5	
Toluene	5	
1,1,1-Trichloroethane	5	
1,1,2-Trichloroethane	5	
Trichloroethene	5	
Vinyl acetate	50	
Vinyl chloride	10	
Xylene	5	
TPH	10 mg/kg ^b	California Modified EPA Method 8015

^a $\mu\text{g}/\text{kg}$ = microgram per kilogram.

^b mg/kg = milligram per kilogram.

Table C-3. Analytes, Laboratory Reporting Limits, and Analytical Methods for Sludge and Oil Sampling

Analytical Parameter	Quantitation Limit	Analytical Method
TOTAL Metals Antimony Arsenic Barium Beryllium Cadmium Chromium Cobalt Copper Lead Mercury Molybdenum Nickel Selenium Silver Thallium Vanadium Zinc	(mg/Kg) ^a 12.0 2.0 40.0 1.0 1.0 2.0 10.0 5.0 0.6 0.04 10.0 8.0 1.0 2.0 2.0 10.0 4.0	EPA Method 7060 for As, 7740 for Se, 7471 for Hg, 7421 for Pb, and 6010 for all other metals.
TCL PCBs Aroclor 1016 Aroclor 1221 Aroclor 1232 Aroclor 1242 Aroclor 1248 Aroclor 1254 Aroclor 1260	(mg/kg) ^a 0.05 0.05 0.05 0.05 0.05 1.0 1.0	EPA-600/481-045
Following is for oil sample analysis only.		
Total Organic Halides	25 mg/kg ^a	EPA Method 9076
Ignitability	1 °C	EPA Method 1010

^amg/kg = milligram per kilogram.

Table C-4. Analytes, Laboratory Reporting Limits, and Analytical Methods for Soil Sampling for Waste Disposal Determination

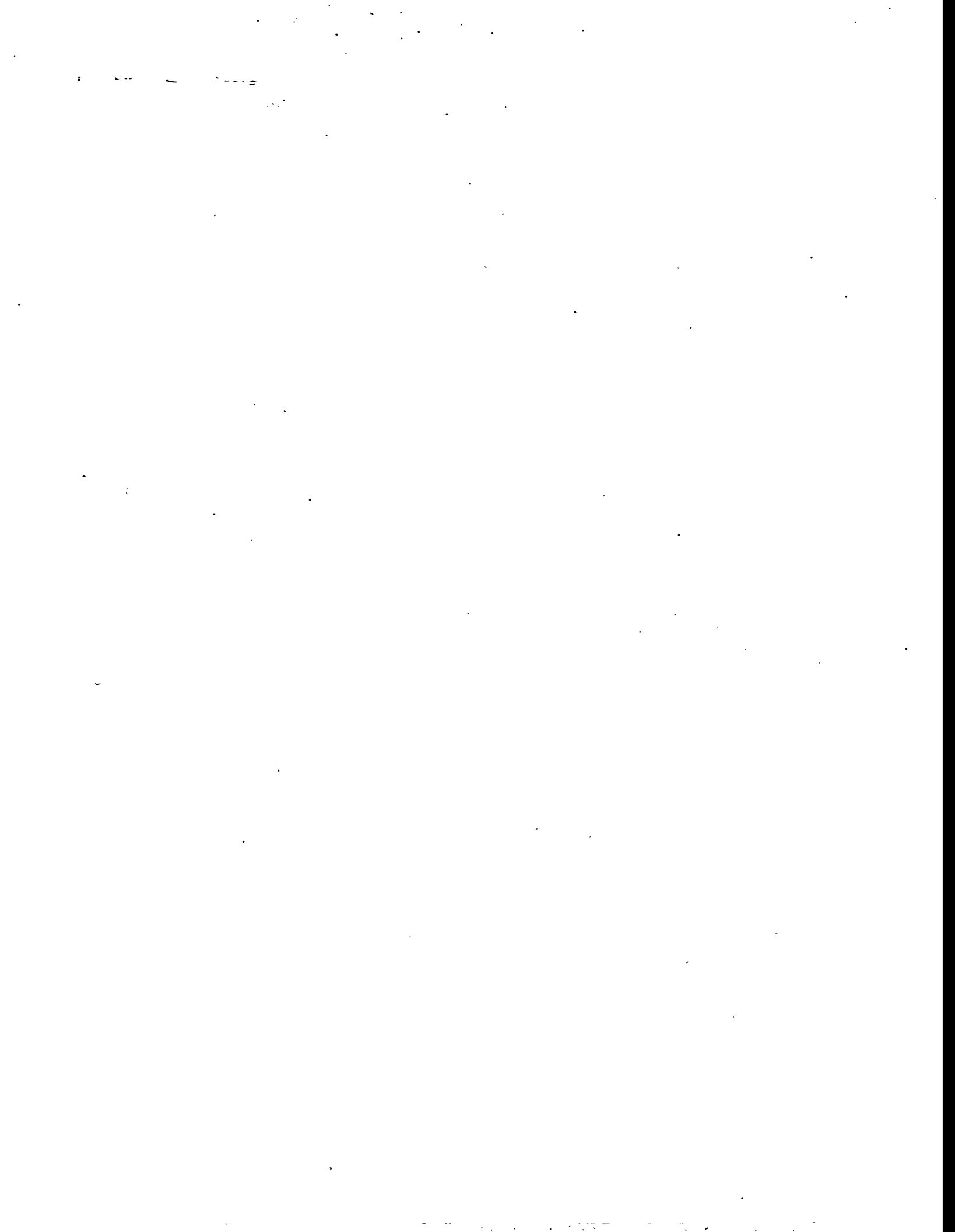
Analytical Parameter	Quantitation Limit	Analytical Method
TOTAL Metals	(mg/Kg)^a	EPA Method 7060 for As, 7740 for Se, 7471 for Hg, 7421 for Pb, and 6010 for all other metals.
Antimony	12.0	
Arsenic	2.0	
Barium	40.0	
Beryllium	1.0	
Cadmium	1.0	
Chromium	2.0	
Cobalt	10.0	
Copper	5.0	
Lead	0.6	
Mercury	0.04	
Molybdenum	10.0	
Nickel	8.0	
Selenium	1.0	
Silver	2.0	
Thallium	2.0	
Vanadium	10.0	
Zinc	4.0	
Fluoride Salts	5.0	EPA Method 300.0 modified for soils

^amg/kg = milligram per kilogram.

Table C-4 (continued). Analytes, Laboratory Reporting Limits, and Analytical Methods for Soil Sampling for Waste Disposal Determination

Analytical Parameter	Quantitation Limit ($\mu\text{g}/\text{kg}$) ^a	Analytical Method
TCL VOCs		EPA Method 8240 or 8260
Acetone	100	
Benzene	5	
Bromodichloromethane	5	
Bromoform	5	
Bromomethane	10	
2-Butanone	100	
Carbon disulfide	100	
Carbon tetrachloride	5	
Chlorobenzene	5	
Chlorodibromomethane	5	
Chloroethane	10	
Chloroform	5	
Chloromethane	10	
1,1-Dichloroethane	5	
1,2-Dichloroethane	5	
1,1-Dichloroethene	5	
trans-1,2-Dichloroethene	5	
1,2-Dichloropropane	5	
cis-1,3-Dichloropropene	5	
trans-1,3-Dichloropropene	5	
Ethyl benzene	5	
2-Hexanone	50	
Methylene chloride	5	
4-Methyl-2-pentanone	50	
Styrene	5	
1,1,2,2-Tetrachloroethane	5	
Tetrachloroethene	5	
Toluene	5	
1,1,1-Trichloroethane	5	
1,1,2-Trichloroethane	5	
Trichloroethene	5	
Vinyl acetate	50	
Vinyl chloride	10	
Xylene	5	

^a $\mu\text{g}/\text{kg}$ = microgram per kilogram.



Appendix D
Laboratory Analytical Data

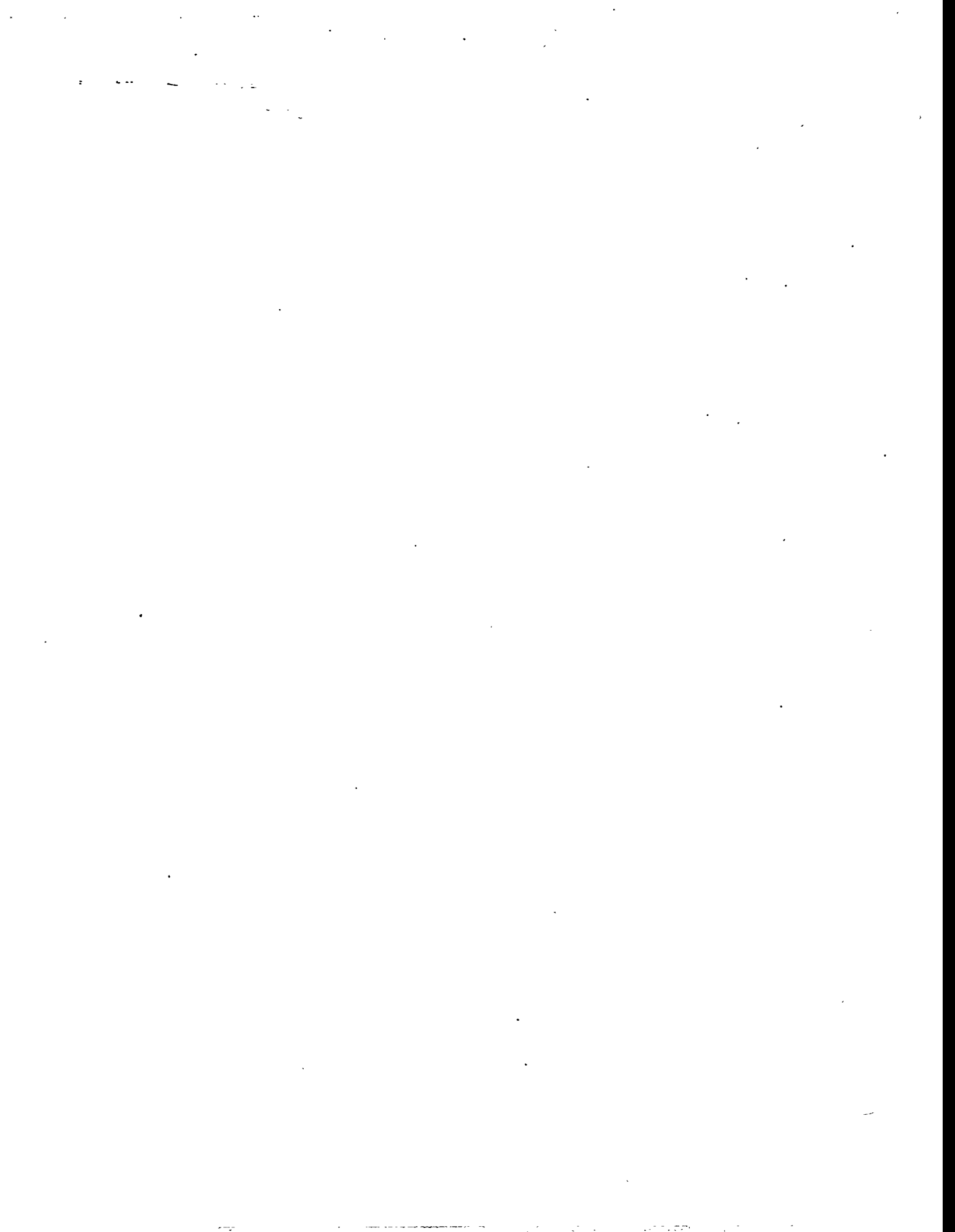


Table D-1. Oxnard Groundwater Data

Inorganics^a

Sample Location	Ticket Number	Al (mg/L)	Ag (mg/L)	As (mg/L)	Ba (mg/L)	Be (mg/L)	Ca (mg/L)	Cd (mg/L)	CDT (µmhos/cm)	Co (mg/L)	Cr (mg/L)
MW-1	NBD-712	2.69	<0.02	<0.0025	0.06	<0.001	238	<0.001	2210	<0.02	<0.02
MW-2	NBD-216	0.95	<0.02	<0.0025	0.05	<0.001	288	<0.001	2730	<0.02	<0.02
MW-3	NBD-220	0.29	<0.02	0.0025	0.03	<0.001	228	<0.001	2130	<0.02	<0.02
MW-4	NBD-221	0.28	<0.02	<0.0025	0.03	<0.001	262	0.001	2380	<0.02	<0.02
MW-5	NBD-218	0.32	<0.02	0.0040	0.04	<0.001	157	<0.001	1421	<0.02	<0.02
MW-6	NBD-217	1.87	<0.02	<0.0025	0.05	<0.001	181	<0.001	1819	<0.02	<0.02
MW-7	NBD-713	0.10	<0.02	<0.0025	0.03	<0.001	179	<0.001	1710	<0.02	<0.02
MW-8	NBD-224	0.17	<0.02	<0.0025	0.03	<0.001	105	0.001	1248	<0.02	<0.02
MW-8 (Dup)	NBD-225	0.33	<0.02	<0.0025	0.03	<0.001	104	<0.001	No Data	<0.02	<0.02
MW-9	NBD-222	0.13	<0.02	<0.0025	0.03	<0.001	133	0.003	1340	<0.02	<0.02

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-1 (continued). Oxnard Groundwater Data

Inorganics^a

Sample Location	Ticket Number	Cu (mg/L)	Fe (mg/L)	H2O Depth (feet)	Hg (mg/L)	K (mg/L)	Mg (mg/L)	Mn (mg/L)	Na (mg/L)	Ni (mg/L)	Pb (mg/L)
MW-1	NBD-712	<0.02	4.54	9.91	<0.0005	4.5	73.5	0.12	167	<0.02	0.003
MW-2	NBD-216	<0.02	1.03	9.90	<0.0005	6.3	91.4	1.00	228	<0.02	<0.001
MW-3	NBD-220	<0.02	0.63	7.45	0.0008	4.8	70.8	0.66	164	<0.02	0.001
MW-4	NBD-221	<0.02	0.85	7.78	<0.0005	5.4	76.2	0.81	180	<0.02	0.005
MW-5	NBD-218	<0.02	1.02	9.56	<0.0010	3.37	49.9	0.50	88.5	<0.02	<0.001
MW-6	NBD-217	<0.02	2.89	7.84	<0.0005	5.32	56.6	0.59	132	<0.02	<0.001
MW-7	NBD-713	<0.02	0.14	9.54	<0.0005	3.7	64.3	0.47	115	<0.02	<0.001
MW-8	NBD-224	<0.02	0.27	9.34	<0.0005	4.2	35.8	0.33	112	<0.02	0.011
MW-8 (Dup)	NBD-225	<0.02	0.44	No Data	<0.0005	4.2	35.6	0.34	111	<0.02	0.004
MW-9	NBD-222	<0.02	0.54	6.92	<0.0005	2.8	44.8	0.35	95.8	<0.02	0.082

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-1 (continued). Oxnard Groundwater Data

Inorganics^a

Sample Location	Ticket Number	pH ()	Sb (mg/L)	Se (mg/L)	Temp (deg C)	Tl (mg/L)	Turb (NTU)	V (mg/L)	Zn (mg/L)
MW-1	NBD-712	6.88	0.03	<0.0025	19.8	<0.001	4.85	<0.02	0.04
MW-2	NBD-216	7.04	<0.02	<0.0025	20.1	<0.001	2.45	<0.02	0.04
MW-3	NBD-220	7.06	0.02	0.0028	18.0	<0.001	4.17	<0.02	0.03
MW-4	NBD-221	7.01	0.03	<0.0025	19.3	<0.001	3.90	<0.02	0.05
MW-5	NBD-218	7.11	<0.02	<0.0025	19.0	<0.001	4.20	<0.02	0.03
MW-6	NBD-217	7.04	<0.02	<0.0025	19.7	<0.001	2.62	<0.02	0.06
MW-7	NBD-713	6.95	<0.02	<0.0025	18.3	<0.001	1.29	<0.02	0.03
MW-8	NBD-224	7.17	<0.02	<0.0025	21.1	<0.001	3.26	<0.02	0.02
MW-8 (Dup)	NBD-225	No Data	<0.02	<0.0025	No Data	<0.001	No Data	<0.02	0.03
MW-9	NBD-222	7.14	0.02	<0.0025	20.3	<0.001	4.73	<0.02	0.04

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Detected Volatile Organics

Sample Location	Ticket Number	Analyte	Result	Measurement Unit
MW-2	NBD-216	1,1,1-Trichloroethane	14.5	µg/L
MW-2	NBD-216	1,1-Dichloroethane	4.77	µg/L

Groundwater Detected PCBs: None.

Groundwater Detected Total Petroleum Hydrocarbons: None.

Table D-2. Oxnard Soil Data

Inorganics^a

Sample Location	Ticket Number	Ag (mg/kg)	Al (mg/kg)	As (mg/kg)	Ba (mg/kg)	Be (mg/kg)	Ca (mg/kg)	Cd (mg/kg)	Co (mg/kg)	Cr (mg/kg)	Cu (mg/kg)
SB-01:0-2	NBD-680	<0.8	9482	3.472	124	<0.8	10466	<0.8	5.9	19.2	15.9
SB-01:4-6	NBD-681	<0.8	19233	4.87	141	<0.8	21602	0.9	9.0	31.4	18.1
SB-02:0-2	NBD-677	<0.8	14189	4.83	111	<0.8	9911	<0.8	7.13	25.9	13.9
SB-02:4-6	NBD-678	<0.8	18280	7.76	134	<0.8	17578	<0.8	8.6	30.1	19.3
SB-03:0-2	NBD-689	<0.8	7651	3.437	82.3	<0.8	9318	<0.8	5.6	18.7	14.0
SB-03:4-6	NBD-690	<0.8	2842	1.205	31.2	<0.8	8924	<0.8	2.3	6.3	3.5
SB-04:0-2	NBD-692	<0.8	8474	4.40	98.3	<0.8	15493	<0.8	5.8	14.1	11.6
SB-04:4-6	NBD-694	<0.8	2782	1.36	34.6	<0.8	6577	<0.8	1.7	4.9	3.1
SB-04:4-6 (Dup)	NBD-693	<0.8	3200	1.67	35.2	<0.8	11623	<0.8	2.2	5.4	3.9
SB-05:0-2	NBD-686	<0.8	9682	5.45	88.5	<0.8	6092	<0.8	5.7	19.3	10.5
SB-05:4-6	NBD-687	<0.8	3552	1.795	43.6	<0.8	8671	<0.8	2.5	6.7	4.1
SB-06:0-2	NBD-699	<0.8	7600	2.60	84.6	<0.8	6963	<0.8	4.8	12.5	9.8
SB-06:4-6	NBD-700	<0.8	3657	1.93	42.4	<0.8	6786	<0.8	2.5	5.9	3.8
SB-07:0-2	NBD-683	<0.8	9775	4.38	75.4	<0.8	5763	<0.8	5.3	17.0	8.6
SB-07:4-6	NBD-684	<0.8	6382	1.613	97.0	<0.8	8271	<0.8	3.6	13.0	5.5
SB-08:0-2	NBD-233	<0.8	9135	3.89	96.8	<0.8	11434	<0.8	5.7	18.6	14.1
SB-08:4-6	NBD-234	<0.8	3504	2.16	35.3	<0.8	5272	<0.8	2.1	6.2	3.3
SB-09:0-2	NBD-248	<0.8	8991	3.152	92.3	<0.8	4502	<0.8	4.74	15.4	9.02
SB-09:4-6	NBD-249	<0.8	3533	1.558	60.5	<0.8	5317	<0.8	2.04	5.86	3.33
SB-10:0-2	257	<0.8	8561	0.720	123	<0.8	10332	1.3	5.3	24.3	17.0
SB-10:4-6	258	<0.8	10820	3.263	108	<0.8	14236	<0.8	6.4	18.4	13.6
SB-10:4-6 (Dup)	262	<0.8	13390	4.334	113	<0.8	16344	1.1	7.1	21.7	14.5
SB-11:0.5-2.5	NBD-245	<0.8	10780	3.061	92.9	<0.8	8325	0.80	5.6	19.0	14.6
SB-11:4-6	NBD-246	<0.8	11171	3.448	107	<0.8	10557	<0.8	6.18	17.8	12.0
SB-12:0-2	251	<0.8	10695	4.733	96.0	<0.8	7793	<0.8	6.1	24.9	21.6
SB-12:4-6	252	<0.8	7090	3.670	71.5	<0.8	7005	<0.8	5.0	29.3	46.0
SB-13:0-2	254	<0.8	7679	4.216	73.0	<0.8	7491	<0.8	5.1	27.1	18.0
SB-13:4-6	255	<0.8	10330	4.089	86.9	<0.8	9296	<0.8	6.6	39.3	19.6
SB-14:0-2	NBD-242	<0.8	8222	14.7	80.0	<0.8	12342	<0.8	19.4	107	222
SB-14:4-6	NBD-243	<0.8	5078	3.10	69.6	<0.8	7807	<0.8	3.9	14.0	17.0
SB-15:0-2	NBD-239	<0.8	8806	8.48	90.5	<0.8	11466	<0.8	11.4	52.5	73.6
SB-15:4-6	NBD-240	<0.8	4191	1.88	53.3	<0.8	5971	<0.8	3.2	6.7	4.7
SB-16:0-2	NBD-236	<0.8	5403	2.59	79.8	<0.8	16744	<0.8	4.4	10.2	7.8
SB-16:4-6	NBD-237	<0.8	3732	1.60	42.7	<0.8	7538	<0.8	2.1	6.0	3.4

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-2 (continued). Oxnard Soil Data

Inorganics^a

Sample Location	Ticket Number	Fe (mg/kg)	Hg (mg/kg)	K (mg/kg)	Mg (mg/kg)	Mn (mg/kg)	Na (mg/kg)	Ni (mg/kg)	Pb (mg/kg)	Sb (mg/kg)	Se (mg/kg)
SB-01:0-2	NBD-680	20099	0.037	3106	5355	291	136	18.1	20.5	<0.8	<0.098
SB-01:4-6	NBD-681	27874	0.044	3676	9244	371	755	23.8	5.5	<0.8	0.257
SB-02:0-2	NBD-677	20454	<0.032	4038	6398	293	206	19.5	14.8	<0.8	0.319
SB-02:4-6	NBD-678	28634	0.052	3323	9980	545	676	24.8	6.0	<0.8	0.230
SB-03:0-2	NBD-689	18351	<0.033	2542	5173	256	256	17.9	20.9	<0.8	0.288
SB-03:4-6	NBD-690	6812	0.033	619	2042	116	173	6.4	2.4	<0.8	<0.099
SB-04:0-2	NBD-692	16859	<0.0325	2595	5635	253	178	16.5	4.6	<0.8	0.321
SB-04:4-6	NBD-694	5993	<0.0315	587	1609	108	139	5.6	0.9	<0.8	0.295
SB-04:4-6 (Dup)	NBD-693	7137	<0.0303	660	2108	262	110	6.4	1.6	<0.8	0.166
SB-05:0-2	NBD-686	17452	<0.033	2538	4604	244	151	15.5	14.3	<0.8	0.177
SB-05:4-6	NBD-687	8206	<0.033	655	2466	141	209	7.4	3.7	<0.8	0.106
SB-06:0-2	NBD-699	14799	0.0332	2316	4350	220	116	14.4	4.8	<0.8	0.188
SB-06:4-6	NBD-700	7515	<0.0323	716	2045	133	111	6.7	2.0	<0.8	0.143
SB-07:0-2	NBD-683	15047	<0.033	2672	4027	208	118	12.6	10.5	<0.8	0.119
SB-07:4-6	NBD-684	11664	<0.030	1273	3061	144	148	8.9	3.7	<0.8	0.339
SB-08:0-2	NBD-233	21883	<0.0323	2419	4914	318	152	17.2	11.1	<0.8	0.189
SB-08:4-6	NBD-234	6748	<0.0275	715	2031	90.2	149	5.3	1.9	<0.8	<0.101
SB-09:0-2	NBD-248	13774	0.0342	2234	4082	206	179	13.0	6.04	<0.8	0.2473
SB-09:4-6	NBD-249	6493	0.0335	754	1644	93.0	123	5.33	3.01	<0.8	<0.0996
SB-10:0-2	257	17272	0.0669	3363	4869	283	150	21.3	20.3	<0.8	0.164
SB-10:4-6	258	19416	0.0353	2701	6326	262	288	18.1	3.8	<0.8	0.262
SB-10:4-6 (Dup)	262	21475	<0.0294	3154	7073	284	314	19.1	3.9	<0.8	0.232
SB-11:0.5-2.5	NBD-245	17438	0.0498	2697	4834	262	275	16.5	25.0	<0.8	0.2883
SB-11:4-6	NBD-246	18907	0.0558	2469	6094	260	519	16.4	5.42	<0.8	0.1971
SB-12:0-2	251	20028	0.0379	2823	4706	314	254	17.8	47.6	<0.8	0.195
SB-12:4-6	252	20167	0.0314	1574	3299	239	300	15.1	136	<0.8	0.113
SB-13:0-2	254	25924	0.0459	1948	3753	295	198	16.6	87.5	<0.8	0.116
SB-13:4-6	255	19911	0.0480	2426	4842	346	265	18.1	142	<0.8	0.201
SB-14:0-2	NBD-242	142697	<0.0314	2266	4488	1188	405	121	51.8	<0.8	<0.099
SB-14:4-6	NBD-243	16200	<0.0325	1140	2638	172	269	13.8	12.7	<0.8	<0.098
SB-15:0-2	NBD-239	52065	0.0880	2765	4349	702	472	43.2	48.0	56.4	<0.098
SB-15:4-6	NBD-240	8518	<0.0286	1452	2439	131	250	8.1	2.8	<0.8	0.110
SB-16:0-2	NBD-236	11201	0.0421	1115	5915	241	235	10.5	4.8	<0.8	<0.101
SB-16:4-6	NBD-237	6388	<0.0292	755	1820	66.6	137	5.3	1.7	<0.8	<0.100

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-2 (continued). Oxnard Soil Data

Inorganics^a

Sample Location	Ticket Number	Tl (mg/kg)	V (mg/kg)	Zn (mg/kg)
SB-01:0-2	NBD-680	<0.8	33.5	67.1
SB-01:4-6	NBD-681	<0.8	61.6	69.7
SB-02:0-2	NBD-677	<0.8	49.6	62.7
SB-02:4-6	NBD-678	<0.8	57.0	66.1
SB-03:0-2	NBD-689	<0.8	27.2	50.9
SB-03:4-6	NBD-690	<0.8	9.8	15.5
SB-04:0-2	NBD-692	<0.8	26.3	48.3
SB-04:4-6	NBD-694	<0.8	9.7	14.9
SB-04:4-6 (Dup)	NBD-693	<0.8	11.5	16.1
SB-05:0-2	NBD-686	<0.8	35.4	52.2
SB-05:4-6	NBD-687	<0.8	14.5	20.7
SB-06:0-2	NBD-699	<0.8	23.0	42.5
SB-06:4-6	NBD-700	<0.8	7.4	18.9
SB-07:0-2	NBD-683	<0.8	34.1	40.5
SB-07:4-6	NBD-684	<0.8	25.7	26.3
SB-08:0-2	NBD-233	<0.8	32.1	78.0
SB-08:4-6	NBD-234	<0.8	11.6	17.7
SB-09:0-2	NBD-248	<0.8	28.4	41.8
SB-09:4-6	NBD-249	<0.8	13.5	16.3
SB-10:0-2	257	<0.8	29.6	91.2
SB-10:4-6	258	<0.8	33.5	52.9
SB-10:4-6 (Dup)	262	<0.8	39.9	56.2
SB-11:0.5-2.5	NBD-245	<0.8	33.4	396
SB-11:4-6	NBD-246	<0.8	41.1	50.2
SB-12:0-2	251	<0.8	34.7	54.1
SB-12:4-6	252	<0.8	26.7	101
SB-13:0-2	254	<0.8	28.0	46.6
SB-13:4-6	255	<0.8	33.9	56.6
SB-14:0-2	NBD-242	<0.8	57.9	69.5
SB-14:4-6	NBD-243	<0.8	18.9	28.1
SB-15:0-2	NBD-239	<0.8	45.5	78.4
SB-15:4-6	NBD-240	<0.8	14.9	21.5
SB-16:0-2	NBD-236	<0.8	21.6	30.7
SB-16:4-6	NBD-237	<0.8	12.6	15.6

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-2 (continued). Oxnard Soil Data

Detected Volatile Organics

Sample Location	Ticket Number	Analyte	Result	Measurement Unit
SB-10:0-2	257	2-Butanone	299	µg/kg
SB-10:0-2	257	Acetone	845.	µg/kg
SB-10:4-6	258	Acetone	17.1	µg/kg
SB-11:4-6	NBD-246	2-Butanone	55.8	µg/kg
SB-11:4-6	NBD-246	Toluene	9.44	µg/kg
SB-12:0-2	251	Acetone	125.	µg/kg
SB-12:4-6	252	2-Butanone	21.3	µg/kg
SB-12:4-6	252	Toluene	6.24	µg/kg
SB-13:4-6	255	2-Butanone	35.5	µg/kg
SB-13:4-6	255	Acetone	21.9	µg/kg
SB-13:4-6	255	Toluene	5.14	µg/kg
SB-14:0-2	NBD-242	1,1,1-Trichloroethane	4.29	µg/kg
SB-14:0-2	NBD-242	2-Butanone	65.7	µg/kg
SB-14:0-2	NBD-242	Toluene	12.4	µg/kg
SB-14:4-6	NBD-243	2-Butanone	51.9	µg/kg
SB-14:4-6	NBD-243	Acetone	23.2	µg/kg
SB-14:4-6	NBD-243	Toluene	2.33	µg/kg
SB-15:4-6	NBD-240	2-Butanone	23.8	µg/kg
SB-15:4-6	NBD-240	Toluene	3.03	µg/kg
SB-16:0-2	NBD-236	2-Butanone	41.6	µg/kg
SB-16:0-2	NBD-236	Toluene	6.67	µg/kg
SB-16:4-6	NBD-237	Toluene	2.67	µg/kg

Detected PCBs

Sample Location	Ticket Number	Analyte	Result	Measurement Unit
SB-01:0-2	NBD-680	Arochlor 1254	540	µg/kg
SB-10:0-2	257	Arochlor 1248	3900	µg/kg
SB-10:4-6	258	Arochlor 1248	60	µg/kg
SB-10:4-6 (Dup)	262	Arochlor 1248	370	µg/kg

Soil Detected Total Petroleum Hydrocarbons: None.

Table D-2 (continued). Oxnard Soil Data

Detected Volatile Organics

Sample Location	Ticket Number	Analyte	Result	Measurement Unit
SB-01:0-2	NBD-680	1,1,1-Trichloroethane	6.36	µg/kg
SB-01:0-2	NBD-680	Acetone	20.6	µg/kg
SB-01:0-2	NBD-680	Toluene	4.35	µg/kg
SB-01:4-6	NBD-681	1,1,1-Trichloroethane	5.37	µg/kg
SB-02:4-6	NBD-678	1,1,1-Trichloroethane	3.70	µg/kg
SB-02:4-6	NBD-678	Toluene	2.80	µg/kg
SB-03:0-2	NBD-689	2-Butanone	31.5	µg/kg
SB-03:0-2	NBD-689	Acetone	48.3	µg/kg
SB-03:4-6	NBD-690	Acetone	43.7	µg/kg
SB-04:0-2	NBD-692	2-Butanone	16.1	µg/kg
SB-04:0-2	NBD-692	Acetone	42.9	µg/kg
SB-04:4-6	NBD-694	1,1,1-Trichloroethane	4.40	µg/kg
SB-04:4-6	NBD-694	2-Butanone	35.4	µg/kg
SB-04:4-6	NBD-694	Acetone	84.2	µg/kg
SB-04:4-6	NBD-694	Toluene	8.78	µg/kg
SB-04:4-6	NBD-694	Acetone	57.2	µg/kg
SB-04:4-6	NBD-693	1,1,1-Trichloroethane	4.97	µg/kg
SB-05:0-2	NBD-686	Toluene	4.41	µg/kg
SB-05:0-2	NBD-686	Acetone	16.7	µg/kg
SB-05:4-6	NBD-687	Toluene	2.34	µg/kg
SB-05:4-6	NBD-687	Acetone	68.5	µg/kg
SB-06:0-2	NBD-699	2-Butanone	42.8	µg/kg
SB-06:4-6	NBD-700	2-Butanone	16.1	µg/kg
SB-06:4-6	NBD-700	Acetone	19.2	µg/kg
SB-06:4-6	NBD-700	Toluene	3.23	µg/kg
SB-07:0-2	NBD-683	1,1,1-Trichloroethane	3.28	µg/kg
SB-07:0-2	NBD-683	Toluene	2.82	µg/kg
SB-07:4-6	NBD-684	1,1,1-Trichloroethane	2.71	µg/kg
SB-07:4-6	NBD-684	Toluene	2.20	µg/kg
SB-08:4-6	NBD-234	1,1,1-Trichloroethane	28.4	µg/kg
SB-08:4-6	NBD-234	2-Butanone	30.7	µg/kg
SB-08:4-6	NBD-234	Acetone	2.97	µg/kg
SB-08:4-6	NBD-234	Toluene	5.74	µg/kg
SB-09:0-2	NBD-248	Toluene	29.6	µg/kg
SB-09:4-6	NBD-249	2-Butanone	50.8	µg/kg
SB-09:4-6	NBD-249	Acetone	4.90	µg/kg
SB-09:4-6	NBD-249	Toluene		

Table D-3. Oxnard WET Test and TCLP Data^a

Sample Location	Ticket Number	Cd ^b (mg/L)	Cd ^c (mg/L)	Cr ^b (mg/L)	Cr ^c (mg/L)	Cu ^b (mg/L)	Ni ^b (mg/L)	Pb ^b (mg/L)	Pb ^c (mg/L)	Zn ^b (mg/L)
Oil-1	NBD-711	No Data	No Data	No Data	No Data	No Data	No Data	<0.16	No Data	No Data
SB-12:T.D.	253	No Data	No Data	No Data	No Data	No Data	No Data	2.0	No Data	No Data
SB-13:T.D.	256	No Data	No Data	0.2	No Data	No Data	No Data	3.4	No Data	No Data
SL-1	NBD-707	No Data	No Data	1.7	<0.1	<0.1	5.0	1.4	<0.1	No Data
SL-1 (Dup)	NBD-708	No Data	No Data	1.3	<0.1	<0.1	4.6	4.5	<0.1	No Data
SL-2	NBD-709	No Data	No Data	5.7 ^d	<0.1	<0.1	21.7 ^d	0.4	<0.1	No Data
SL-3	NBD-701	No Data	No Data	4.2	<0.1	<0.1	No Data	0.2	No Data	No Data
SL-5	NBD-702	0.1	<0.1	No Data	No Data	<0.1	No Data	9.5 ^d	0.3	No Data
SL-6	NBD-705	No Data	No Data	1.3	<0.1	3.8	6.0	6.9 ^d	0.1	252.1 ^d
SL-7	NBD-704	0.6	<0.1	1.6	No Data	0.6	7.8	4.8	No Data	No Data

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

^bHazardous Waste evaluation per Title 22 California Administrative Code of Regulations (Waste Extraction (WET) test).

^cHazardous Waste evaluation per Title 22 California Administrative Code of Regulations (Toxicity Characteristic Leaching Procedure (TCLP) test).

^dThe elements identified with this footnote exceed the limits for hazardous classification.

Table D-4. Oxnard Sludge and Oil Data

Inorganics^a

Sample Location	Ticket Number	Ag (mg/kg)	As (mg/kg)	Ba (mg/kg)	Be (mg/kg)	Cd (mg/kg)	Co (mg/kg)	Cr (mg/kg)	Cu (mg/kg)	Hg (mg/kg)	Ignit (deg F)
O11-1	NBD-711	<1.0	<0.1244	2.8	<1.0	2.8	<1.0	2.8	86.8	<0.0005	>212
SL-1	NBD-707	<0.8	3.249	62.0	<0.8	2.3	92.6	381	1831	0.0314	No Data
SL-1 (Dup)	NBD-708	<0.8	10.41	52.0	<0.8	3.2	160	279	892	0.0304	No Data
SL-2	NBD-709	<0.8	7.496	51.6	<0.8	4.8	80.2	572	1411	0.061	No Data
SL-3	NBD-701	<0.8	1.298	90.6	<0.8	6.4	11.1	131	531	0.0441	No Data
SL-5	NBD-702	<0.8	3.971	37.8	<0.8	40.6	12.1	33.1	266	<0.0311	No Data
SL-6	NBD-705	<0.8	1.071	13.1	<0.8	6.7	69.4	129	755	0.0277	No Data
SL-7	NBD-704	<0.8	0.935	7.8	<0.8	22.4	14.0	60.6	326	0.0389	No Data

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Sample Location	Ticket Number	Mo (mg/kg)	Ni (mg/kg)	Pb (mg/kg)	Sb (mg/kg)	Se (mg/kg)	Tl (mg/kg)	TOX (mg/kg)	V (mg/kg)	Zn (mg/kg)
O11-1	NBD-711	1.3	14.8	73.4	<1.0	<0.1244	<1.0	54	<1.0	421
SL-1	NBD-707	97.9	611	226	<0.8	<0.098	<0.8	No Data	51.7	999
SL-1 (Dup)	NBD-708	122	476	209	<0.8	<0.098	<0.8	No Data	44.6	817
SL-2	NBD-709	43.7	1543	441	<0.8	<0.098	<0.8	No Data	42.4	871
SL-3	NBD-701	73.8	149	76.4	<0.8	<0.100	<0.8	No Data	29.9	998
SL-5	NBD-702	16.4	91.1	120	8.3	<0.098	<0.8	No Data	20.1	3735
SL-6	NBD-705	72.3	550	201	<0.8	<0.100	<0.8	No Data	20.1	1497
SL-7	NBD-704	17.0	260	61.7	<0.8	<0.100	<0.8	No Data	6.2	461

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Sludge and Oil Detected PCBs: None.

Table D-5. Oxnard Composite Soil Data

Inorganics^a

Sample Location	Ticket Number	Ag (mg/kg)	As (mg/kg)	Ba (mg/kg)	Be (mg/kg)	Cd (mg/kg)	Co (mg/kg)	Cr (mg/kg)	Cu (mg/kg)	F (mg/kg)	Hg (mg/kg)
SB-01:T.D.	NBD-682	<0.8	1.51	47.5	<0.8	<0.8	3.1	9.3	6.0	9.2	<0.032
SB-02:T.D.	NBD-679	<0.8	1.658	54.8	<0.8	<0.8	3.4	9.9	5.5	<5.0	<0.031
SB-03:T.D.	NBD-691	<0.8	2.054	41.2	<0.8	<0.8	3.1	7.8	6.5	5.1	<0.032
SB-04:T.D.	NBD-696	<0.8	4.82	53.4	<0.8	<0.8	1.6	4.8	3.6	<5.0	0.0300
SB-04:T.D. (Dup)	NBD-697	<0.8	2.18	54.5	<0.8	<0.8	3.0	9.9	6.0	5.5	0.0334
SB-05:T.D.	NBD-688	<0.8	1.487	33.4	<0.8	<0.8	2.1	6.8	4.3	<5.0	<0.031
SB-06:T.D.	NBD-232	<0.8	1.87	52.9	<0.8	<0.8	3.1	8.8	4.9	5.4	<0.0296
SB-07:T.D.	NBD-685	<0.8	2.222	44.6	<0.8	<0.8	2.9	8.9	4.7	<5.0	<0.031
SB-08:T.D.	NBD-235	<0.8	2.75	50.5	<0.8	<0.8	2.5	7.0	4.1	<5.0	<0.0333
SB-09:T.D.	NBD-250	<0.8	0.7633	43.6	<0.8	<0.8	2.2	6.5	3.8	<5.0	<0.0272
SB-10:T.D.	259	<0.8	3.928	115	<0.8	0.9	6.4	28.7	21.8	7.6	0.0438
SB-11:T.D.	NBD-247	<0.8	2.559	106	<0.8	0.82	5.9	20.2	13.0	8.2	0.0415
SB-12:T.D.	253	<0.8	3.163	82.6	<0.8	<0.8	4.2	19.3	19.1	11.0	0.0297
SB-13:T.D.	256	<0.8	2.732	81.8	<0.8	<0.8	5.6	50.0	21.6	9.8	0.0560
SB-14:T.D.	NBD-244	<0.8	9.10	86.4	<0.8	<0.8	9.6	40.2	85.2	8.3	<0.0305
SB-15:T.D.	NBD-241	<0.8	3.59	89.0	<0.8	<0.8	5.9	17.8	14.6	10.2	0.0341
SB-16:T.D.	NBD-238	<0.8	2.03	61.1	<0.8	<0.8	2.9	8.4	4.9	<5.0	0.0355

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-5 (continued). Oxnard Composite Soil Data

Inorganics^a

Sample Location	Ticket Number	Mo (mg/kg)	Ni (mg/kg)	Pb (mg/kg)	Sb (mg/kg)	Se (mg/kg)	Tl (mg/kg)	V (mg/kg)	Zn (mg/kg)
SB-01:T.D.	NBD-682	<0.8	8.4	2.3	<0.8	0.344	<0.8	18.5	25.1
SB-02:T.D.	NBD-679	<0.8	8.1	2.4	<0.8	0.172	<0.8	20.3	25.1
SB-03:T.D.	NBD-691	<0.8	9.3	6.5	<0.8	0.191	<0.8	14.3	26.1
SB-04:T.D.	NBD-696	<0.8	5.0	2.0	<0.8	1.68	<0.8	8.6	15.5
SB-04:T.D. (Dup)	NBD-697	<0.8	10.2	1.3	<0.8	0.231	<0.8	18.1	26.4
SB-05:T.D.	NBD-688	<0.8	6.9	2.2	<0.8	0.152	<0.8	13.2	18.3
SB-06:T.D.	NBD-232	<0.8	7.7	2.7	<0.8	0.224	<0.8	17.6	24.4
SB-07:T.D.	NBD-685	<0.8	8.0	3.3	<0.8	0.237	<0.8	20.1	22.3
SB-08:T.D.	NBD-235	<0.8	7.0	1.4	<0.8	0.135	<0.8	15.5	19.7
SB-09:T.D.	NBD-250	<0.8	7.0	2.3	<0.8	0.1496	<0.8	14.3	19.0
SB-10:T.D.	259	1.0	21.4	11.7	<0.8	0.172	<0.8	36.8	65.5
SB-11:T.D.	NBD-247	<0.8	15.8	19.6	<0.8	0.1844	<0.8	35.9	131
SB-12:T.D.	253	0.8	12.8	53.3	<0.8	0.153	<0.8	24.5	46.0
SB-13:T.D.	256	8.3	18.0	211	<0.8	0.168	<0.8	29.6	59.1
SB-14:T.D.	NBD-244	2.6	44.7	23.7	<0.8	0.116	<0.8	33.2	60.4
SB-15:T.D.	NBD-241	0.8	16.6	9.1	<0.8	0.177	<0.8	27.2	41.5
SB-16:T.D.	NBD-238	<0.8	7.7	2.3	<0.8	0.192	<0.8	18.7	21.9

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Table D-5 (continued). Oxnard Composite Soil Data

Detected Volatile Organics					
Sample Location	Ticket Number	Analyte	Result	Measurement Unit	
SB-03:T.D.	NBD-691	Acetone	15.5	µg/kg	
SB-04:T.D.	NBD-696	2-Butanone	17.0	µg/kg	
SB-04:T.D.	NBD-696	Acetone	46.4	µg/kg	
SB-04:T.D.	NBD-697	Acetone	58.9	µg/kg	
SB-05:T.D.	NBD-688	Acetone	17.5	µg/kg	
SB-09:T.D.	NBD-250	Toluene	4.59	µg/kg	
SB-10:T.D.	259	Acetone	24.4	µg/kg	
SB-12:T.D.	253	Acetone	68.3	µg/kg	
SB-14:T.D.	NBD-244	2-Butanone	28.4	µg/kg	
SB-14:T.D.	NBD-244	Acetone	144.	µg/kg	
SB-14:T.D.	NBD-244	Toluene	2.15	µg/kg	
SB-15:T.D.	NBD-241	Acetone	33.9	µg/kg	
SB-16:T.D.	NBD-238	2-Butanone	23.0	µg/kg	

Table D-6. Oxnard Quality Control Data

Inorganics^a

Type	Ticket Number	Ag (mg/L)	Al (mg/L)	As (mg/L)	Ba (mg/L)	Be (mg/L)	Ca (mg/L)	Cd (mg/L)	Co (mg/L)	Cr (mg/L)
Equipment Blank (Groundwater)	NBD-714	<0.02	0.05	<0.0025	<0.02	<0.001	<0.04	<0.001	<0.02	<0.02
Equipment Blank (Sludge)	NBD-710	<0.02	<0.02	<0.0025	<0.02	<0.0001	0.08	<0.0001	<0.02	<0.02
Equipment Blank (Soil)	261	<0.02	<0.02	<0.0025	<0.02	<0.0001	<0.04	<0.0001	<0.02	<0.02
Equipment Blank (Soil)	NBD-698	<0.02	0.10	<0.0025	<0.02	<0.0001	0.21	<0.0001	<0.02	<0.02

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Type	Ticket Number	Cu (mg/L)	Fe (mg/L)	Hg (mg/L)	K (mg/L)	Mg (mg/L)	Mn (mg/L)	Na (mg/L)	Ni (mg/L)	Pb (mg/L)
Equipment Blank (Groundwater)	NBD-714	<0.02	0.07	<0.0010	<0.04	<0.04	<0.02	<0.04	<0.02	0.003
Equipment Blank (Sludge)	NBD-710	0.02	0.05	<0.0005	0.36	0.14	<0.02	2.19	<0.02	0.0014
Equipment Blank (Soil)	261	<0.02	0.05	<0.0005	<0.04	<0.04	<0.02	<0.04	<0.02	<0.0010
Equipment Blank (Soil)	NBD-698	0.04	0.15	<0.0005	<0.04	<0.04	<0.02	0.09	<0.02	<0.0010

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

Type	Ticket Number	Sb (mg/L)	Se (mg/L)	Tl (mg/L)	V (mg/L)	Zn (mg/L)
Equipment Blank (Groundwater)	NBD-714	<0.02	<0.0025	<0.001	<0.02	0.03
Equipment Blank (Sludge)	NBD-710	0.03	<0.0025	<0.003	<0.02	0.03
Equipment Blank (Soil)	261	<0.02	<0.0025	<0.003	<0.02	<0.02
Equipment Blank (Soil)	NBD-698	0.03	<0.0025	<0.003	<0.02	0.04

^aA "<" indicates that the maximum concentration was below the detection limit (number shown is detection limit).

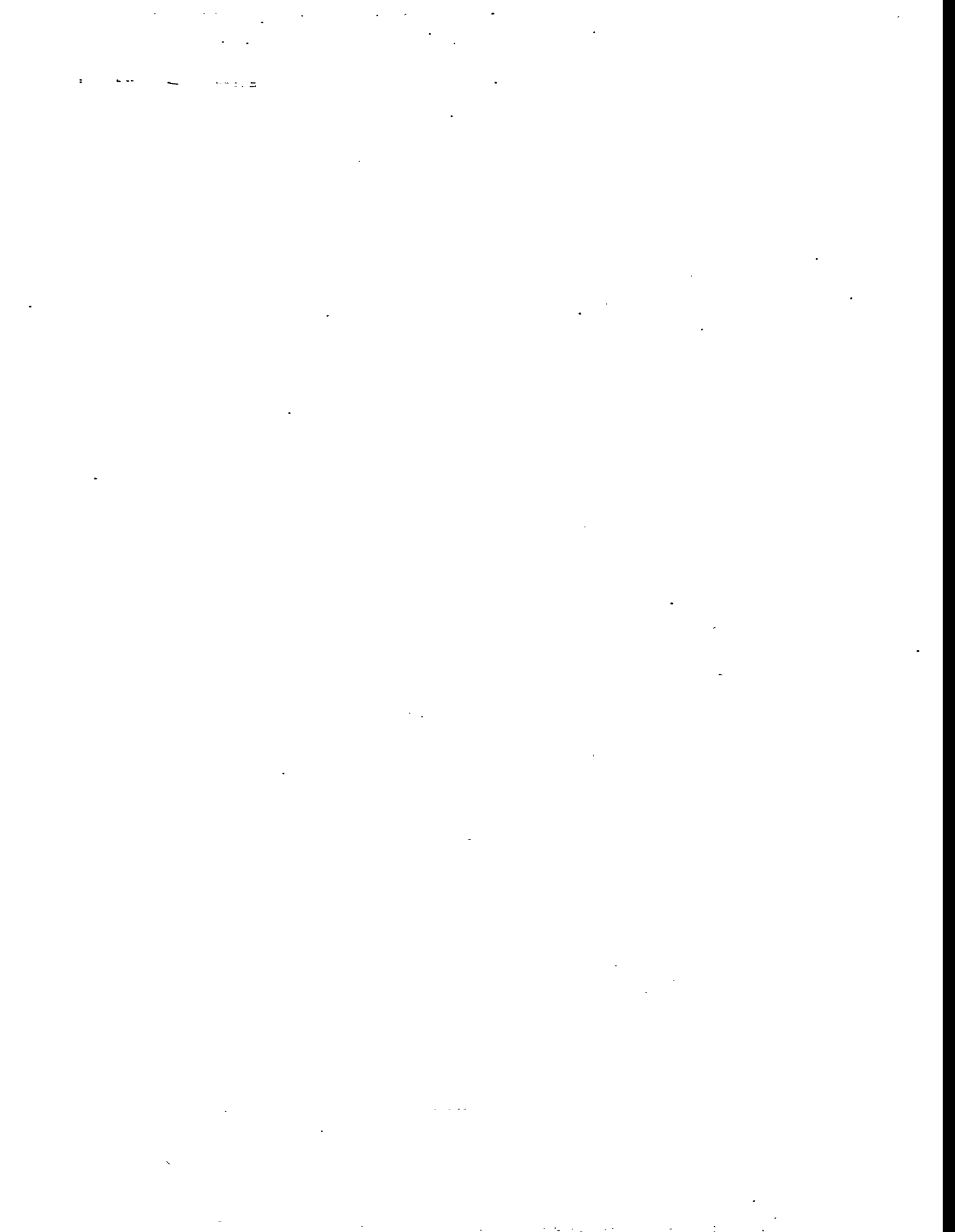
Table D-6 (continued). Oxnard Quality Control Data

Detected Volatile Organics

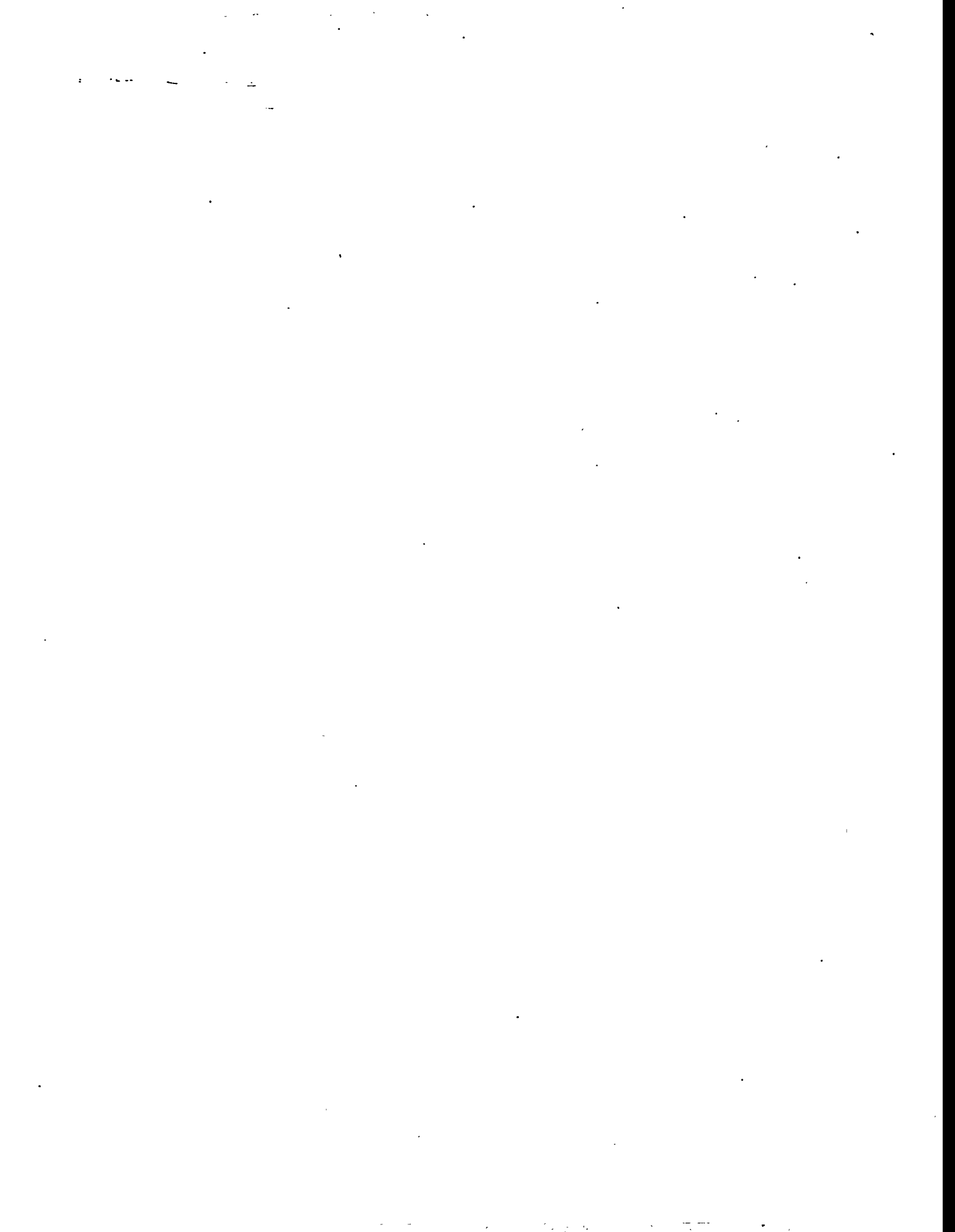
Type	Ticket Number	Analyte	Result	Measurement Unit
Equipment Blank (Groundwater)	NBD-714	Chloroform	3.30	µg/L
Equipment Blank (Soil)	261	Chloroform	2.01	µg/L
Trip Blank	NBD-219	1,2-Dichloroethane	2.24	µg/L
Trip Blank	NBD-215	Chloromethane	6.65	µg/L
Trip Blank	NBD-219	Chloromethane	8.27	µg/L

Equipment Blank Detected PCBs: None.

Equipment Blank Detected Total Petroleum Hydrocarbons: None.



Appendix E
Radiological Survey

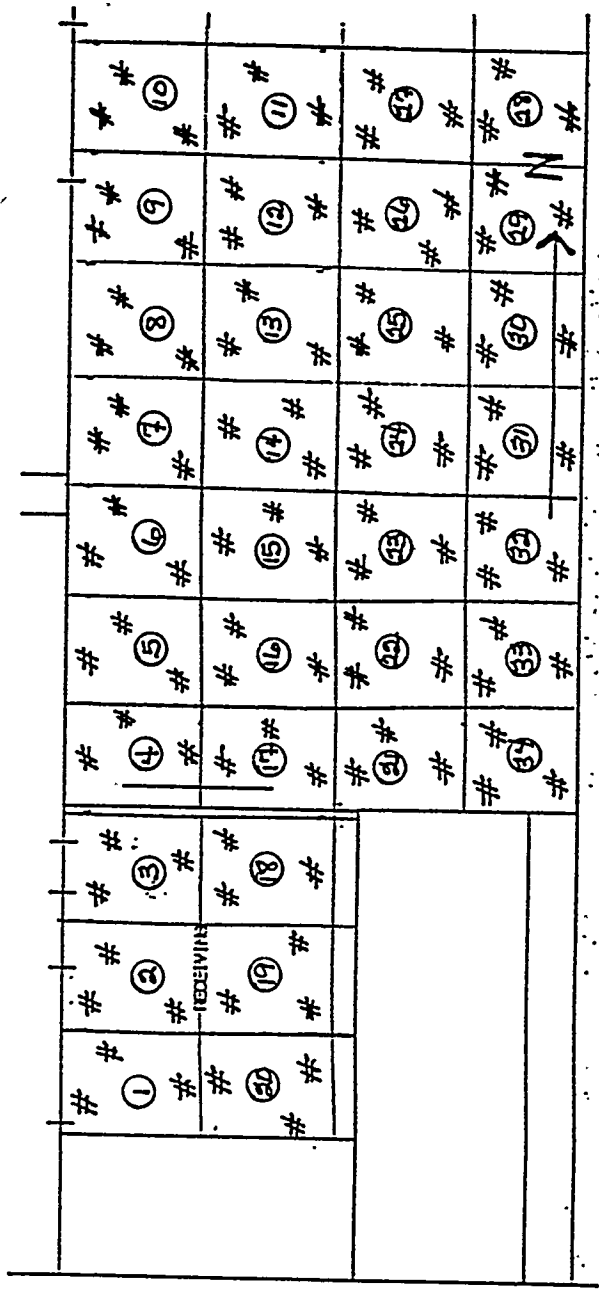


Radiological Survey Map

RWP No. N/A Purpose Contamination Survey OH&S Technician Candine Burns / Gordon Burns Date 02.06.95
 Address/Building No. Building 2 - Loading/Receiving OH&S Lead Technician Tom Moreal / Tom Moreal Date 3-3-95
 Date/Time 02.06.95/1100 Site ID No. Dward Project (print and sign)

No.	Instrument Model	Serial No.	Probe Model	Probe Serial No.	Calibration/Correction Factor
1	L.12	S10429	44.9	S12694	4.21.95
2	L.12	S6836	44.9	S10318	4.24.95 / ECF=10 ACF=6.7
3	N/A	N/A	N/A	N/A	5.16.95 / ECF=10 ACF=6.7

- Standardized Symbols for Surveys**
- ☐ Tape press (4"x4") (no. inside)
 - ☒ Smears (no. inside)
 - ☒ Large area smears
 - ☒ Air samples (no. inside)
 - ☒ Neutron readings in mrem/hr unless otherwise noted
 - ☒ Gamma readings in mrem/hr unless otherwise noted (beta readings also)
 - * Contact readings (dose rate)
 - HS Hot spot
 - SOP Step-off pad
 - K Reading at knee level (when sources from overhead)
 - H Reading at head level (when sources from overhead)
 - Contaminated area
 - XXXXX Radiation area
 - *-x-x-x- Contaminated/radiation area
 - RM Radioactive material area
 - Ⓢ Floor drain
 - ccpm Corrected or net cpm (gross background) for direct frisk, alpha or beta/gamma specified
 - ncpm
 - # Direct frisk



= direct frisk... = Bkgd.
 Bkgd = 80 cpm
 9 grids

Highest Dose Rates
 General Area N/A
 Contact N/A
 Highest Contamination Level
 Fixed ≤ Bkgd
 Loose ≤ Bkgd

Appendix F
Duplicate-Sample Precision

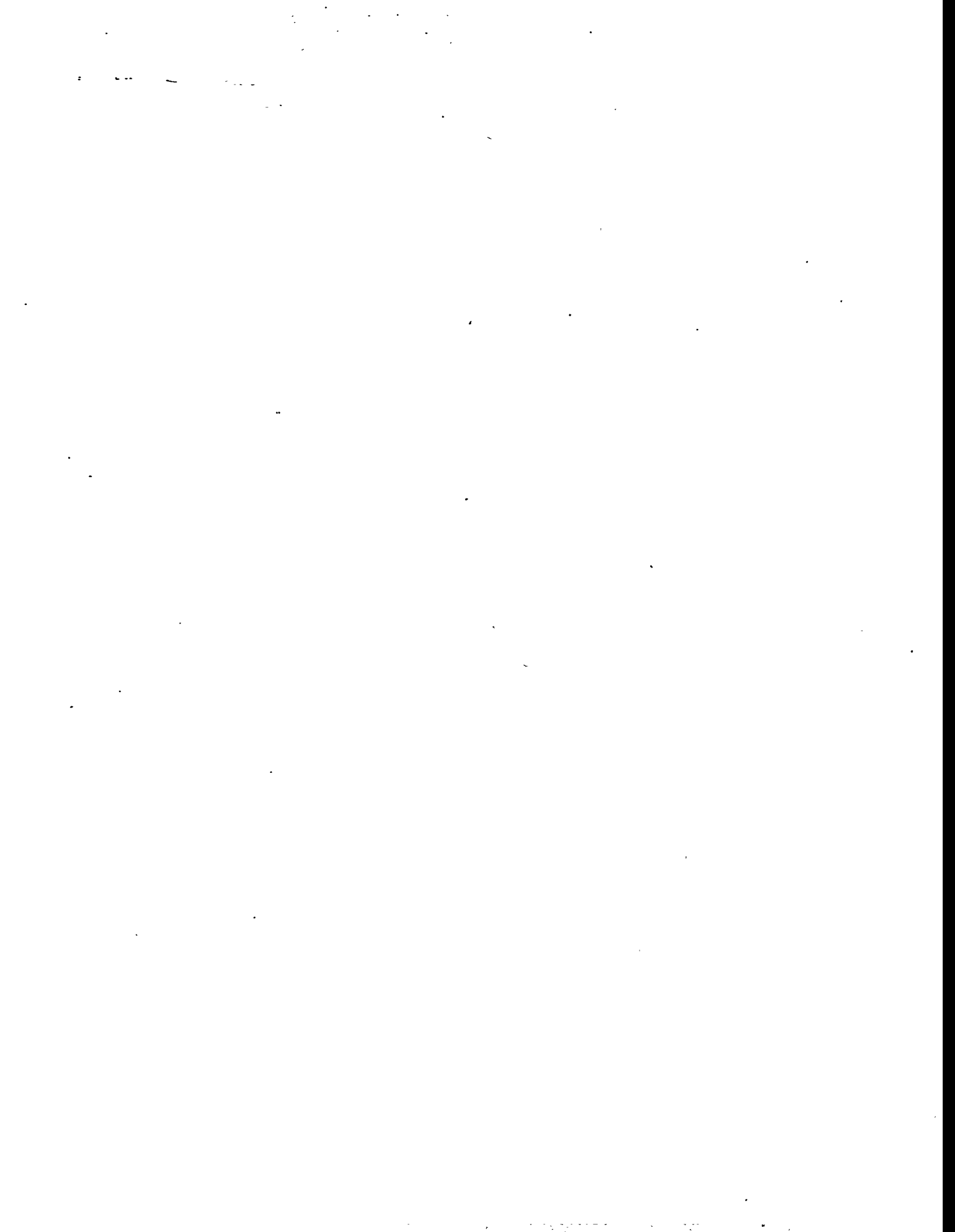


Table F-1. Field Duplicates Relative Percent Difference Values^a

Analyte		MW-8	SB-04:4-6	SB-04:T.D.	SB-10:4-6	SL-1
1,1,1-Trichloroethane	Value		4.40			
	Dup		<2.0			
	%RPD		75			
2-Butanone	Value		35.4	17.0		
	Dup		<15.0	<15.0		
	%RPD		80.95	12.5		
Acetone	Value		84.2	46.4	17.1	
	Dup		57.2	58.9	<15.0	
	%RPD		38.19	23.74	13.08	
Aluminum	Value	0.17	2782		10820	
	Dup	0.33	3200		13390	
	%RPD	64	13.98		21.23	
Arsenic	Value		1.36	4.82	3.263	3.249
	Dup		1.67	2.18	4.334	10.41
	%RPD		20.46	75.43	28.2	104.85
Barium	Value	0.03	34.6	53.4	108	62.0
	Dup	0.03	35.2	54.5	113	52.0
	%RPD	0	1.72	2.04	4.52	17.54
Cadmium	Value	0.001			<0.8	2.3
	Dup	<0.001			1.1	3.2
	%RPD	0			31.58	32.73
Calcium	Value	105	6577		14236	
	Dup	104	11623		16344	
	%RPD	.96	55.45		13.79	
Chromium	Value		4.9	4.8	18.4	381
	Dup		5.4	9.9	21.7	279
	%RPD		9.71	69.39	16.46	30.91
Cobalt	Value		1.7	1.6	6.4	92.6
	Dup		2.2	3.0	7.1	160
	%RPD		25.64	60.87	10.37	53.37
Copper	Value		3.1	3.6	13.6	1831
	Dup		3.9	6.0	14.5	892
	%RPD		22.86	50	6.41	68.97
Fluoride	Value			<5.0		
	Dup			5.5		
	%RPD			9.52		
Iron	Value	0.27	5993		19416	
	Dup	0.44	7137		21475	
	%RPD	47.89	17.43		10.07	
Lead	Value	0.011	0.9	2.0	3.8	226
	Dup	0.004	1.6	1.3	3.9	209
	%RPD	93.33	56	42.42	2.6	7.82

^aWhere both the value and the duplicate value were below detection limits, data are not shown. If one value was below detection limits, the detection limit was used in the calculation of RPD.

Table F-1 (continued). Oxnard Relative Percent Difference Values^a

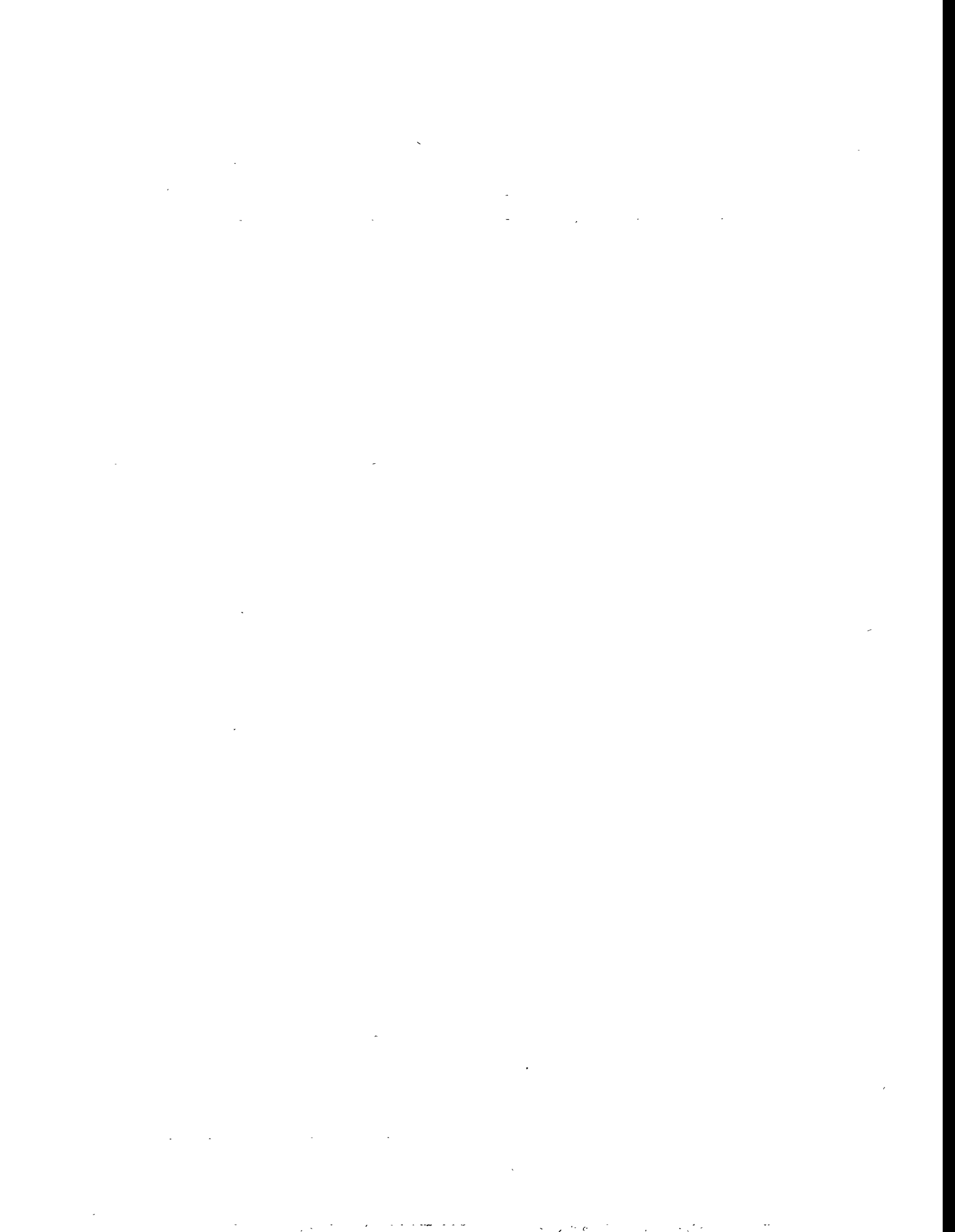
Analyte		MW-8	SB-04:4-6	SB-04:T.D.	SB-10:4-6	SL-1
Magnesium	Value	35.8	1609		6326	
	Dup	35.6	2108		7073	
	%RPD	.56	26.85		11.15	
Manganese	Value	0.33	108		262	
	Dup	0.34	262		284	
	%RPD	2.99	83.24		8.06	
Mercury	Value			0.0300	0.0353	0.0314
	Dup			0.0334	<0.0294	0.0304
	%RPD			10.73	18.24	3.24
Molybdenum	Value					97.9
	Dup					122
	%RPD					21.92
Nickel	Value		5.6	5.0	18.1	611
	Dup		6.4	10.2	19.1	476
	%RPD		13.33	68.42	5.38	24.84
Potassium	Value	4.2	587		2701	
	Dup	4.2	660		3154	
	%RPD	0	11.71		15.47	
Selenium	Value		0.295	1.68	0.262	
	Dup		0.166	0.231	0.232	
	%RPD		55.97	151.65	12.15	
Sodium	Value	112	139		288	
	Dup	111	110		314	
	%RPD	.9	23.29		8.64	
Toluene	Value		8.78			
	Dup		<2.0			
	%RPD		125.79			
Vanadium	Value		9.7	8.6	33.5	51.7
	Dup		11.5	18.1	39.9	44.6
	%RPD		16.98	71.16	17.44	14.75
Zinc	Value	0.02	14.9	15.5	52.9	999
	Dup	0.03	16.1	26.4	56.2	817
	%RPD	40	7.74	52.03	6.05	20.04

^aWhere both the value and the duplicate value are below detection limits, data are not shown.

Table F-2. Laboratory Duplicates Relative Percent Difference Values^a

Analyte		252	NBD-215	NBD-238	NBD-286
2-Butanone	Value	21.3		<15.0	55.8
	Dup	<15.0		23.0	58.7
	%RPD	34.71		42.11	5.07
Chloromethane	Value		6.65		
	Dup		7.38		
	%RPD		10.41		
Toluene	Value	6.24			9.44
	Dup	5.21			7.66
	%RPD	17.99			20.82

^aWhere both the value and the duplicate value are below detection limits, data are not shown.



Appendix C

Phase III Environmental Site Assessment Report for the U.S. Department of Energy Oxnard Facility Oxnard, California

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**Phase III Environmental Site Assessment
Report for the U.S. Department of Energy
Oxnard Facility, Oxnard, California**

December 1995



**U.S. Department of Energy
Grand Junction Projects Office**

Approved for public release; distribution is unlimited.

Work Performed Under DOE Contract No. DE-AC04-94AL96907 for the U.S. Department of Energy

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**Phase III Environmental Site Assessment
Report for the U. S. Department of Energy
Oxnard Facility, Oxnard, California**

December 1995

Work Performed Under Contract No. DE-AC04-94AL96907

**Prepared for
U.S. Department of Energy
Albuquerque Operations Office
Grand Junction Projects Office
P.O. Box 2567
Grand Junction, CO 81502-2567**

**Prepared by
Rust Geotech
Grand Junction, Colorado**

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1.0 Introduction

The U.S. Department of Energy (DOE) Oxnard Facility (Oxnard facility) is a nonferrous metalworking facility occupying 13.75 acres at 1235 East Wooley Road, Oxnard, California (Figure 1). Owned by the DOE and operated by Kaiser-Hill Company LLC, the facility is located in an industrial park within the incorporated city limits of Oxnard and within Ventura County. Seven buildings enclose approximately 86,000 square feet of covered floor space (Figure 2). Bordering the facility are industrial maintenance, manufacturing, and agricultural packaging facilities.

Until Allis-Chalmers (a farm implement manufacturing company) purchased the property in 1949, the site was farmland. Allis-Chalmers built a plant consisting of six buildings and engaged in the activities of founding (foundry casting), forging, machining, welding, cutting, sanding, grinding, painting, and coating. In 1981, DOE helped Precision Forge (a private company that catered to DOE metalworking requirements) move from Santa Monica, California, to the Oxnard facility. By June 1982, Precision Forge completed the transfer to the Oxnard facility. In 1984, DOE acquired Precision Forge and operated the facility through Rockwell International until 1989 when EG&G took over operations. Kaiser-Hill Company has operated the facility since the second quarter of 1995. Historically, metalworking at the Oxnard facility involved stainless steel, titanium, aluminum, and copper alloys. Presently, all metal working utilizes stainless steel, tantalum, molybdenum, and tungsten.

Site investigations conducted by Rust Geotech, the prime contractor for the DOE at the Grand Junction Projects Office (GJPO), started in June 1994 with an Environmental Site Assessment (ESA) Preliminary Evaluation site tour. Results of the Preliminary Evaluation indicated the need for a Phase I and Phase II ESA. A nonintrusive site inspection and data gathering effort in August 1994 culminated in a Phase I ESA report entitled *Phase I Environmental Site Assessment for the EG&G Rocky Flats Oxnard Facility* (Phase I ESA) (DOE 1994). Conclusions and recommendations described in the Phase I ESA report formed the basis for the Phase II intrusive ESA investigation, which was conducted in January and February 1995 and culminated in a Phase II report entitled *Phase II Environmental Site Assessment Report for the Kaiser-Hill Company LLC Oxnard Facility, Oxnard, California* (DOE 1995a). Conclusions and recommendations described in the Phase II report formed the basis for the Phase III investigation, which is the focus of this report.

The primary purpose of the Phase III ESA was to investigate and characterize areas of the facility where polychlorinated biphenyls (PCBs) were detected during the Phase II investigation. These areas required a "due diligence" investigation as described in *Site Auditing: Environmental Assessment of Property* (Marburg Associates and Parkin 1991) so

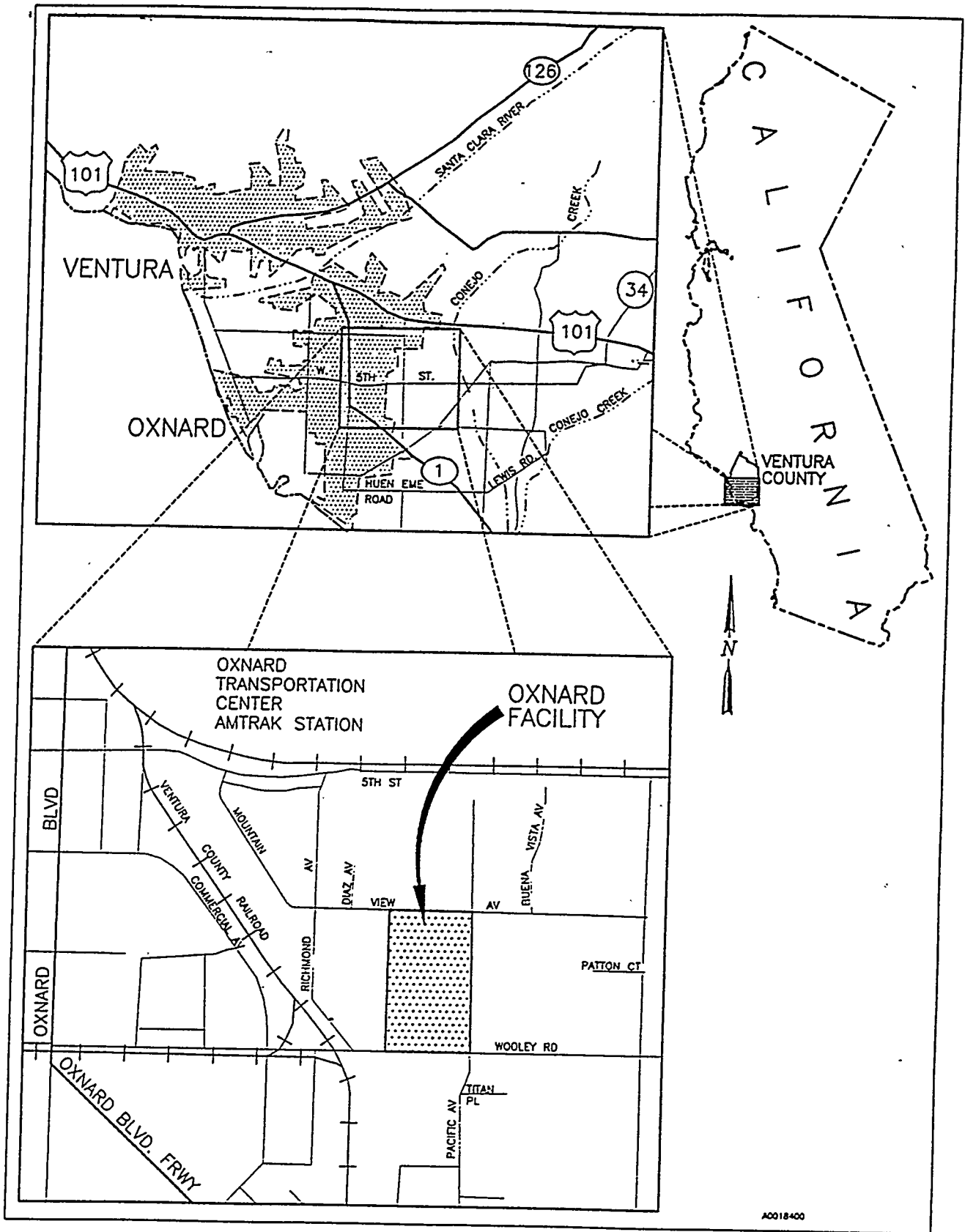
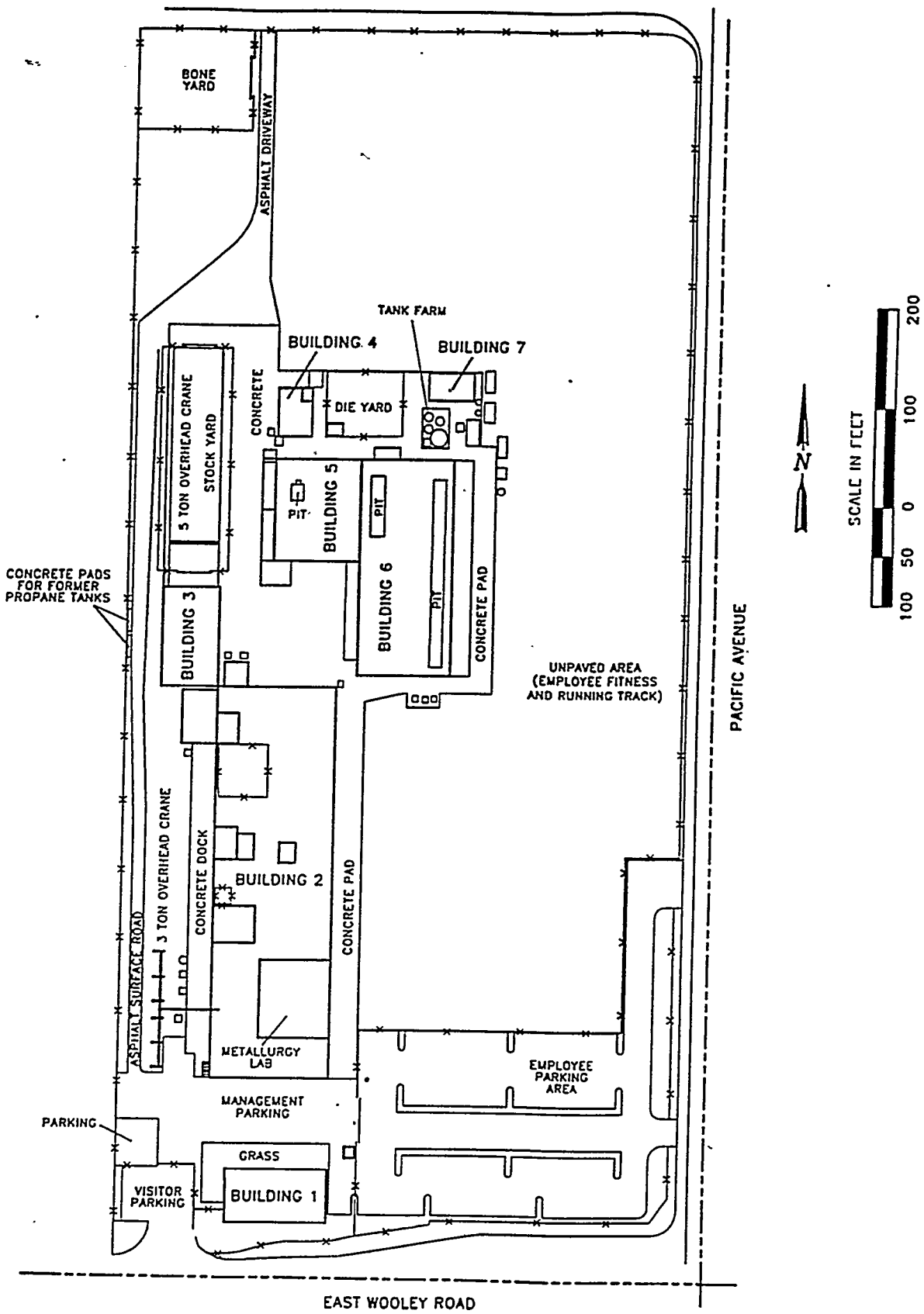


Figure 1. Location of the Oxnard Facility in Oxnard, California



M:\FAS\431\0001\40C19CAA 11/27/95 1:05pm K50858

Figure 2. Site Layout of the Oxnard Facility

that contaminated media, if present, could be identified and accounted for before real estate transfer. Specific objectives of the investigation were:

- To delineate the vertical and horizontal extent of PCBs in the soil.
- To determine if corrective action is required on the basis of a comparison of PCB concentrations in soils to action levels.
- If corrective action is required, to determine the volume of contaminated material so that decisions concerning remediation and disposal options can be made.

This report is divided into five sections. Section 1.0 describes the types of work performed at the Oxnard Facility and the objectives of this Phase III ESA; Section 2.0 provides the regulatory framework used to make decisions from the collected data; Section 3.0 presents the results of the investigation and discusses the results in the context of the regulatory framework; Section 4.0 provides recommendations for addressing health and environmental issues before real estate transfer; and Section 5.0 lists references used in this document.

2.0 Regulatory Framework

On the basis of the U. S. Environmental Protection Agency (EPA) guidance, *A Guide to Remedial Actions at Superfund Sites with PCB Contamination* (EPA 1990), which recommends soil action levels of 10–25 ppm for industrial sites, a criterion of 10 ppm of PCBs in soil was established for this characterization.

Use of the 10-ppm criterion is supported by the State of California's *Preliminary Endangerment Assessment Guidance Manual* (Guidance Manual)(State of California Environmental Protection Agency 1994), which provides risk-based guidance for determining if a release of a hazardous substance presents a risk to human health or the environment. The Guidance Manual makes use of equations equipped with default values for a *residential* exposure scenario to determine risk. According to EPA risk assessment guidance (EPA 1991), remedial action is generally not warranted if risks are less than 10^{-4} , which corresponds to a PCB soil concentration of 8 ppm when using the equations supplied in the Guidance Manual. Although the Oxnard facility will likely remain an industrial site, the Guidance Manual provides a conservative estimate of risk that confirms the 10-ppm criterion suggested by EPA.

Laboratory analytical work was performed by Truesdail Laboratories, Inc. in Tustin, California. This laboratory was certified by the California Environmental Laboratory Accreditation Program in EPA method 8080, which was used to analyze selected samples collected during the Phase III ESA.

3.0 PCB Characterization Results

3.1 Field Test Results

To define the extent of PCBs in the shallow soil, samples were collected with an auger and analyzed in the field using EnSys RISC PCB immunoassay field test kits configured for 1- and 10-ppm detection levels. The sampling network consisted of a statistically based hexagonal design that served two purposes: it allowed delineation of PCB contamination on a small scale, and it allowed a search for PCB-contaminated areas in and adjacent to the Bone Yard. The search for contaminated areas resulted in a certainty of at least 90 percent that PCB-contaminated areas at least 20 feet in diameter in the sampling area were located and subsequently delineated. A complete description of the technical approach used to characterize PCBs for this Phase III ESA is found in the *Sampling and Analysis Plan for the Phase III Environmental Site Assessment of the U. S. Department of Energy Oxnard Facility, Oxnard, California* (DOE 1995b).

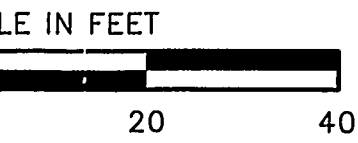
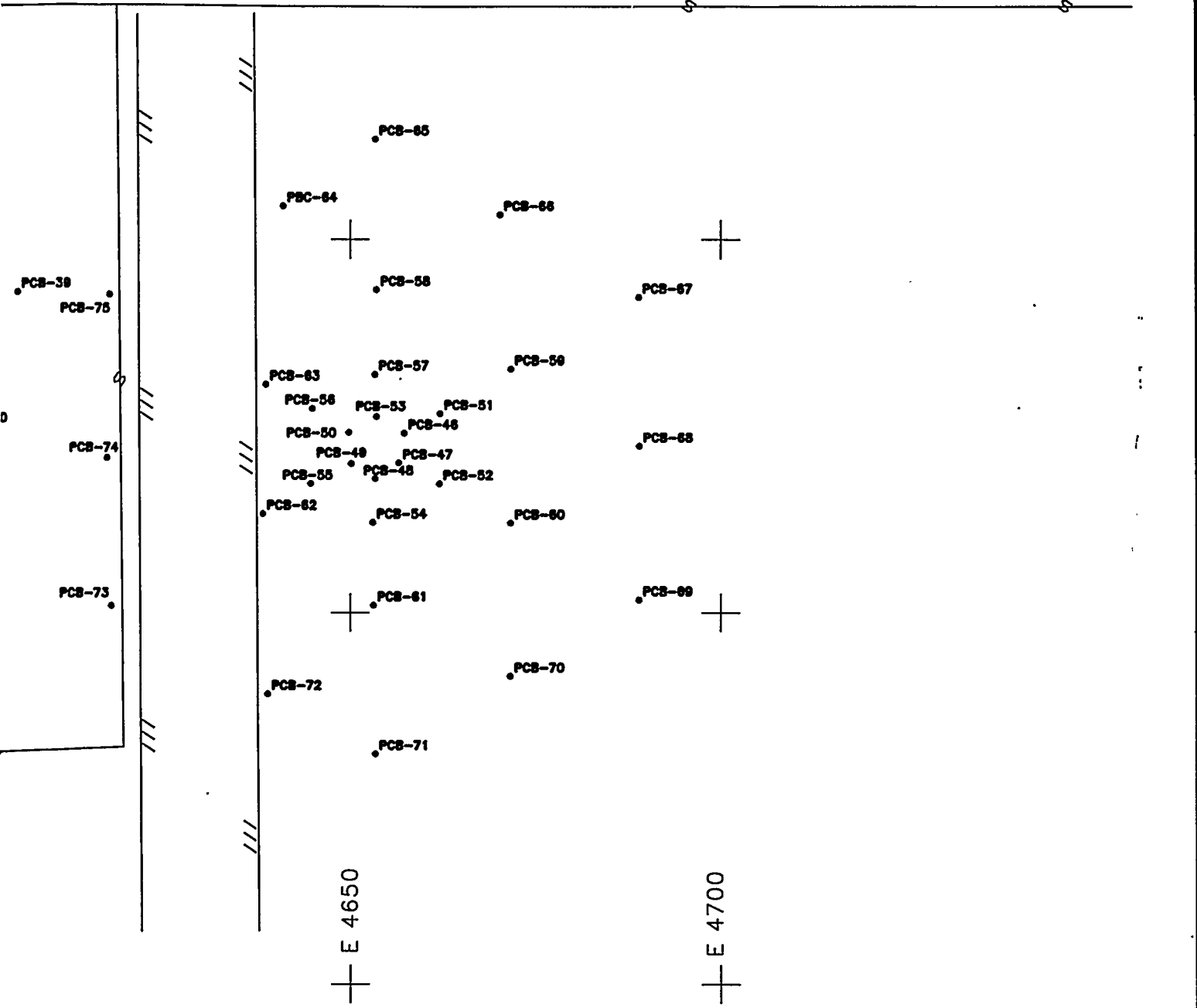
PCB field tests were conducted at 75 sampling locations within and east of the Bone Yard as shown in Figure 3. A total of 121 field tests were performed, consisting of 112 sample tests, 6 field duplicates, and 3 method blanks (see Table 1 for results). The depth interval of the sample is indicated at the end of the sample identification number. For example, sample PCB-46:2-3 was collected from the 2- to 3-foot depth interval.

On the basis of field test results, only two sampling locations, PCB-10 and PCB-12, had PCB concentrations above the 10-ppm criterion established for the project. Sampling location PCB-10 had a PCB concentration greater than 10-ppm in the 0- to 1-foot interval; PCB-12 had PCB concentrations greater than 10 ppm in the 0- to 1-, 1- to 2-, and 2- to 3-foot intervals. Results of the PCB field tests in the 0- to 1-foot interval are shown in Figure 4.

3.2 Laboratory Results

Twenty-six confirmation samples were submitted to Truesdail Laboratories for PCB analysis using EPA Method 8080. Samples submitted to the laboratory included four samples with PCB field test concentrations over 10 ppm, seven samples with PCB field test concentrations greater than 1 ppm but less than 10 ppm, seven samples with PCB field test concentrations less than 1 ppm, two laboratory duplicates, and six equipment blanks.

All laboratory results were below the 10-ppm criterion established for the project. The highest PCB concentration detected was in sample number PCB-57:0-1, with a concentration of 6.4 ppm. Laboratory results are displayed in Table 2.



NO.	DATE	REVISIONS	BY	CK.	A.E.	APP.	NO.	DATE	REVISIONS	BY	CK.	A.E.	APP.
RESIDENCE-NO. OF OCCUPANTS						U.S. DEPARTMENT OF ENERGY GRAND JUNCTION PROJECTS OFFICE, COLORADO FIGURE 3. PCB SAMPLING LOCATIONS AT THE OXNARD FACILITY							
NON-RESIDENCE-MAN-HRS./WK.													
INSTRUMENT NO.			SURVEYOR										
SURVEY DATE			TIME										
VERIFICATION			DATE										
DESIGNED						DATE		APPROVAL _____ DATE _____ APPROVAL DOE _____ DATE _____					
DRAWN						DATE							
CHECKED						DATE							
PROJ. ENGR.						DATE							
SUBMITTED						DATE		RUST Rust Geotech A W&K Technologies Company DOE ID NO. OXNARD DWG. NO. _____					
SHT. OF													

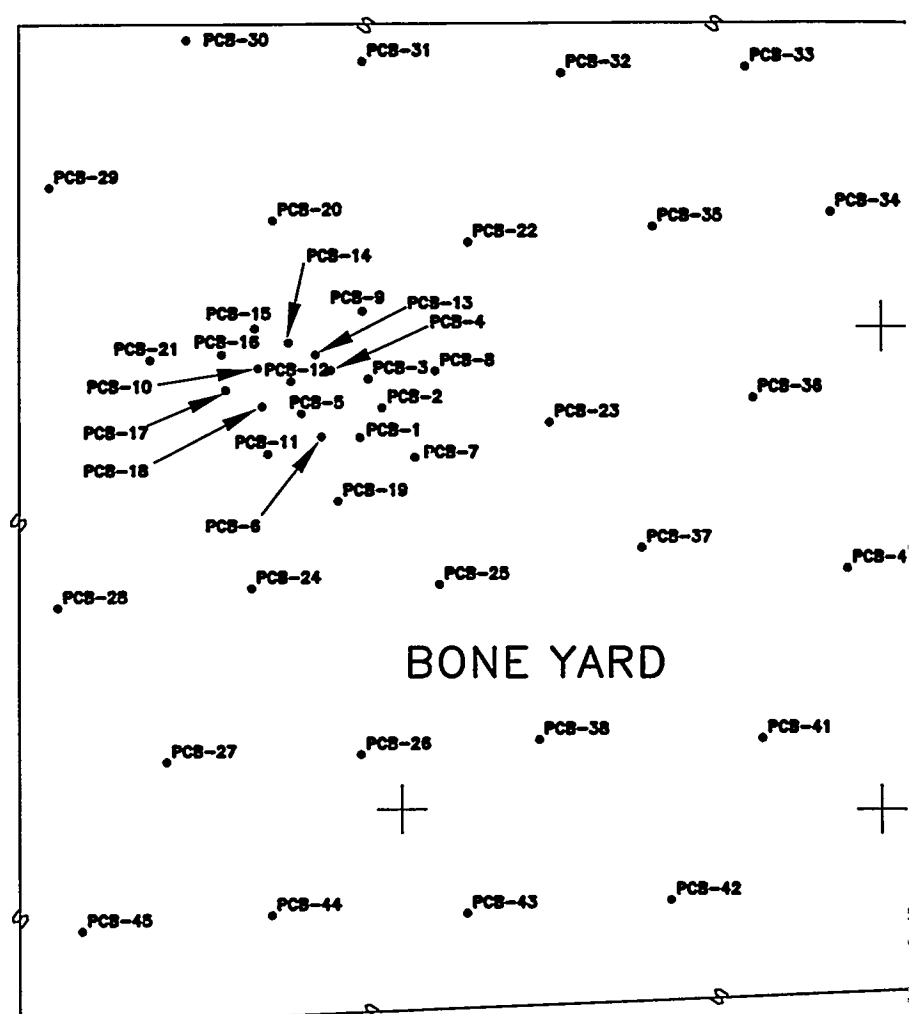
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N 6050 +

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E 4550

E 4600



BONE YARD

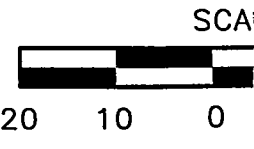


Table 1. PCB Field-Test Results

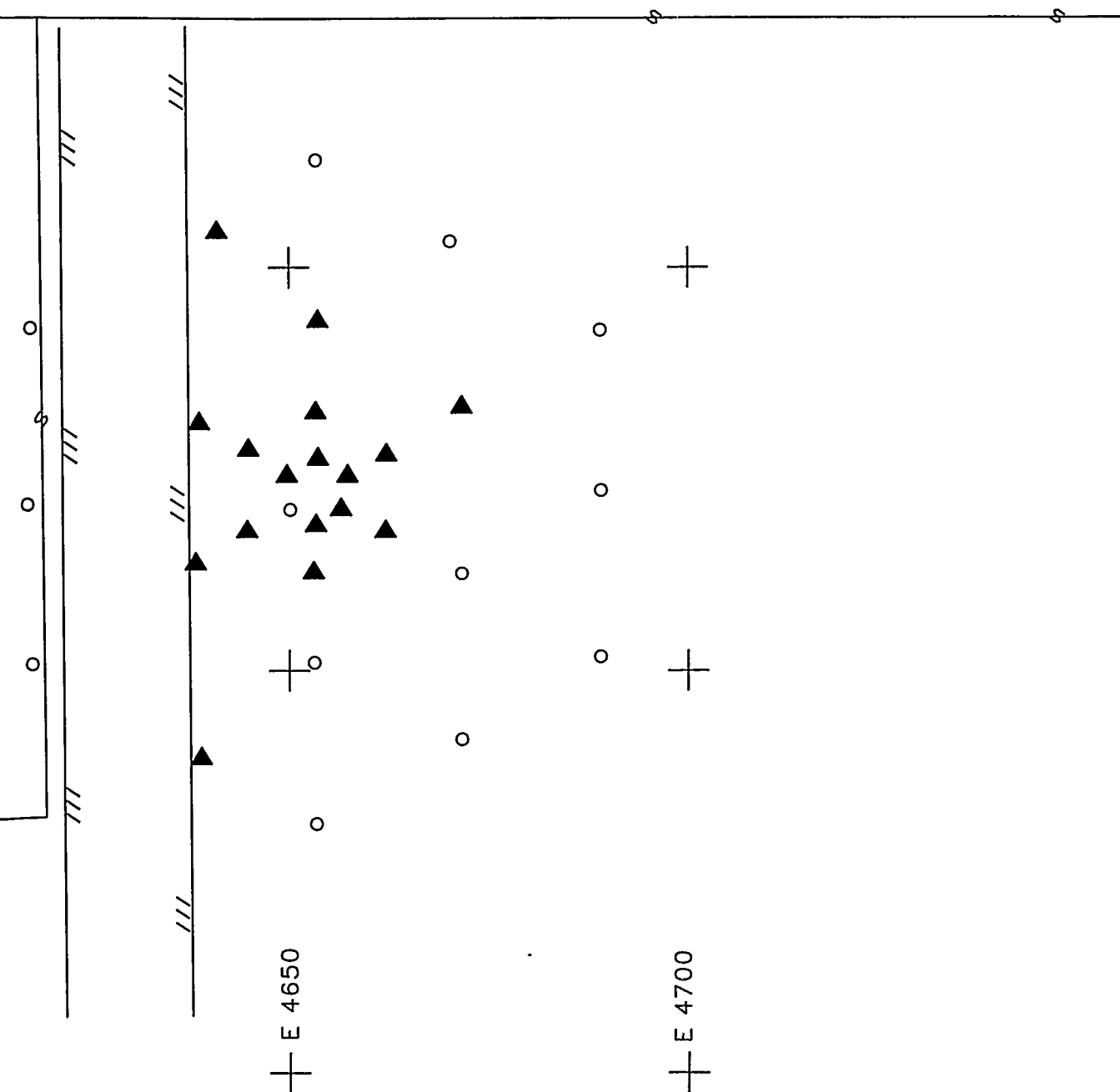
Sample Number	Collect Date	Dup	PCB<1	1<PCB<10	PCB>10
PCB-01:0-1	1995/09/11		x		
PCB-02:0-1	1995/09/11		x		
PCB-03:0-1	1995/09/11			x	
PCB-03:1-2	1995/09/11		x		
PCB-04:0-1	1995/09/11		x		
PCB-05:0-1	1995/09/11		x		
PCB-06:0-1	1995/09/12		x		
PCB-07:0-1	1995/09/11		x		
PCB-08:0-1	1995/09/12		x		
PCB-09:0-1	1995/09/12		x		
PCB-10:0-1	1995/09/12				x
PCB-10:1-2	1995/09/12		x		
PCB-11:0-1	1995/09/12			x	
PCB-11:1-2	1995/09/12		x		
PCB-12:0-1	1995/09/12				x
PCB-12:1-2	1995/09/12				x
PCB-12:1-2	1995/09/12	x			x
PCB-12:2-3	1995/09/12				x
PCB-12:3-4	1995/09/12		x		
PCB-13:0-1	1995/09/12			x	
PCB-13:1-2	1995/09/12		x		
PCB-14:0-1	1995/09/12			x	
PCB-14:1-2	1995/09/12		x		
PCB-15:0-1	1995/09/12		x		
PCB-16:0-1	1995/09/12		x		
PCB-17:0-1	1995/09/12		x		
PCB-18:0-1	1995/09/12		x		
PCB-19:0-1	1995/09/12		x		
PCB-20:0-1	1995/09/12		x		
PCB-21:0-1	1995/09/12		x		
PCB-22:0-1	1995/09/12		x		
PCB-23:0-1	1995/09/12		x		
PCB-24:0-1	1995/09/13			x	
PCB-25:0-1	1995/09/13		x		
PCB-26:0-1	1995/09/13		x		
PCB-27:0-1	1995/09/13		x		
PCB-28:0-1	1995/09/13		x		
PCB-29:0-1	1995/09/13			x	
PCB-29:1-2	1995/09/13			x	
PCB-29:2-3	1995/09/13			x	
PCB-30:0-1	1995/09/13		x		
PCB-31:0-1	1995/09/13			x	
PCB-31:1-2	1995/09/13			x	
PCB-32:0-1	1995/09/13			x	
PCB-32:1-2	1995/09/13		x		
PCB-33:0-1	1995/09/13			x	
PCB-33:1-2	1995/09/13		x		
PCB-34:0-1	1995/09/13			x	
PCB-34:1-2	1995/09/13		x		
PCB-35:0-1	1995/09/13		x		
PCB-36:0-1	1995/09/13		x		

Table 1 (continued). PCB Field-Test Results

Sample Number	Collect Date	Dup	PCB<1	1<PCB<10	PCB>10
PCB-37:0-1	1995/09/13		x		
PCB-38:0-1	1995/09/13		x		
PCB-39:0-1	1995/09/13		x		
PCB-40:0-1	1995/09/13		x		
PCB-41:0-1	1995/09/13		x		
PCB-42:0-1	1995/09/13		x		
PCB-43:0-1	1995/09/13		x		
PCB-44:0-1	1995/09/13		x		
PCB-45:0-1	1995/09/13		x		
PCB-45:0-1	1995/09/13	x	x		
PCB-46:0-1	1995/09/14			x	
PCB-46:1-2	1995/09/14			x	
PCB-46:2-3	1995/09/14		x		
PCB-47:0-1	1995/09/14			x	
PCB-47:1-2	1995/09/14			x	
PCB-47:2-3	1995/09/14		x		
PCB-48:0-1	1995/09/14			x	
PCB-48:1-2	1995/09/14			x	
PCB-48:2-3	1995/09/14		x		
PCB-49:0-1	1995/09/14		x		
PCB-50:0-1	1995/09/14			x	
PCB-50:1-2	1995/09/14		x		
PCB-51:0-1	1995/09/14			x	
PCB-51:1-2	1995/09/14		x		
PCB-52:0-1	1995/09/14			x	
PCB-52:1-2	1995/09/14			x	
PCB-52:2-3	1995/09/14		x		
PCB-53:0-1	1995/09/14			x	
PCB-53:1-2	1995/09/14		x		
PCB-54:0-1	1995/09/14			x	
PCB-54:1-2	1995/09/14			x	
PCB-54:2-3	1995/09/15		x		
PCB-55:0-1	1995/09/14			x	
PCB-55:1-2	1995/09/15		x		
PCB-56:0-1	1995/09/14			x	
PCB-56:1-2	1995/09/15		x		
PCB-57:0-1	1995/09/14			x	
PCB-57:1-2	1995/09/15			x	
PCB-57:2-3	1995/09/15			x	
PCB-57:3-4	1995/09/15		x		
PCB-58:0-1	1995/09/14			x	
PCB-58:1-2	1995/09/15		x		
PCB-58:1-2	1995/09/15	x	x		
PCB-59:0-1	1995/09/14			x	
PCB-59:1-2	1995/09/15		x		
PCB-59:1-2	1995/09/15	x	x		
PCB-60:0-1	1995/09/14		x		
PCB-61:0-1	1995/09/15		x		
PCB-62:0-1	1995/09/15			x	
PCB-62:1-2	1995/09/15		x		
PCB-63:0-1	1995/09/15			x	

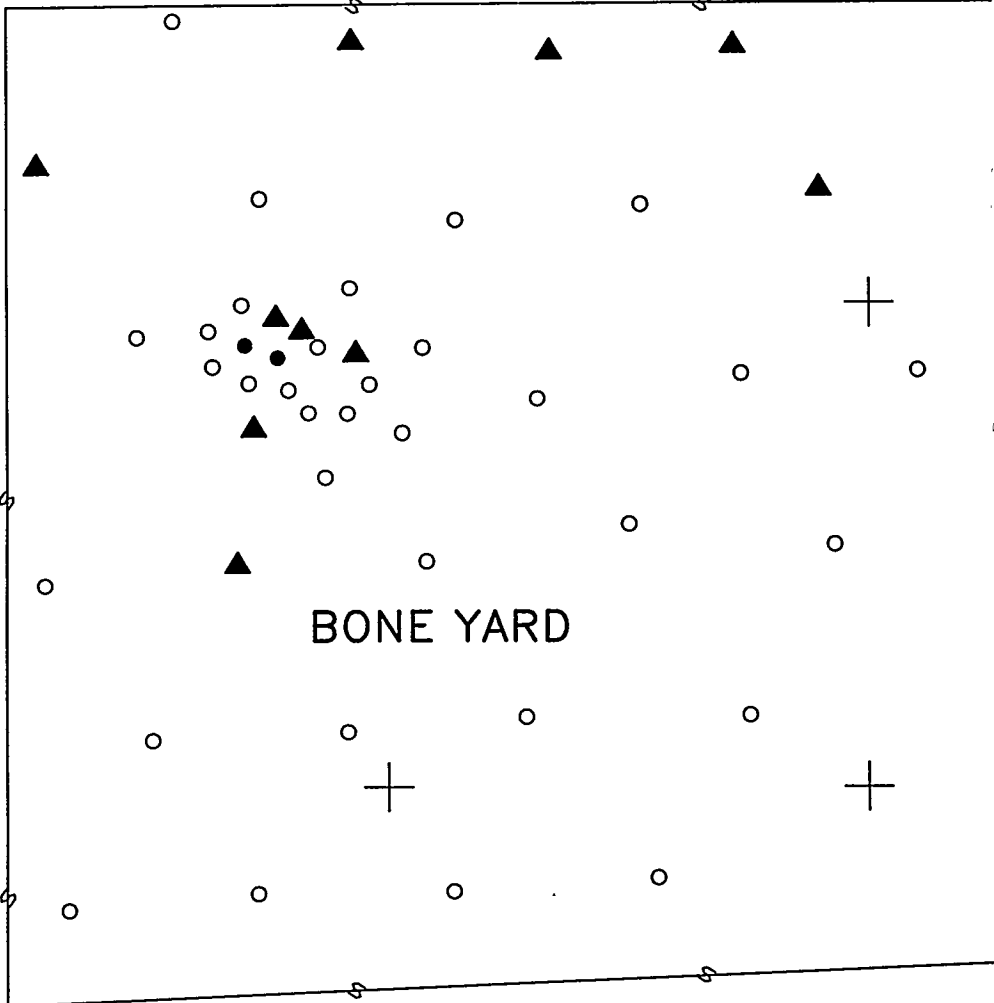
Table 1 (continued). PCB Field-Test Results

Sample Number	Collect Date	Dup	PCB<1	1<PCB<10	PCB>10
PCB-63:1-2	1995/09/15		x		
PCB-64:0-1	1995/09/15			x	
PCB-65:0-1	1995/09/15		x		
PCB-66:0-1	1995/09/15		x		
PCB-67:0-1	1995/09/15		x		
PCB-68:0-1	1995/09/15		x		
PCB-69:0-1	1995/09/15		x		
PCB-70:0-1	1995/09/15		x		
PCB-71:0-1	1995/09/15		x		
PCB-72:0-1	1995/09/15			x	
PCB-72:0-1	1995/09/15	x		x	
PCB-72:1-2	1995/09/15		x		
PCB-73:0-1	1995/09/15		x		
PCB-73:0-1	1995/09/15	x	x		
PCB-74:0-1	1995/09/15		x		
PCB-75:0-1	1995/09/15		x		
PCB-MB	1995/09/12		x		
PCB-MB	1995/09/13		x		
PCB-MB	1995/09/15		x		



< 10ppm

NO.	DATE	REVISIONS	BY	CK.	A.E.	APP.	NO.	DATE	REVISIONS	BY	CK.	A.E.	APP.
RESIDENCE-NO. OF OCCUPANTS			U.S. DEPARTMENT OF ENERGY GRAND JUNCTION PROJECTS OFFICE, COLORADO										
NON-RESIDENCE-MAN-HRS./WK.													
INSTRUMENT NO.		SURVEYOR		DESIGNED	DATE		FIGURE 4. PCB FIELD-TEST CONCENTRATIONS IN THE 0-1 FOOT INTERVAL						
				DRAWN	12/95								
				CHECKED	12-20-95								
				PROJ. ENGR.									
SURVEY DATE		TIME		SUBMITTED			APPROVAL		DATE		APPROVAL DOE		DATE
VERIFICATION		DATE		RUST Rust Geotech A WADCO Technologies Company			DOE ID NO.		OXNARD				
							DWG. NO.						
													SHT. OF



BONE YARD

N 6100 +

N 6050 +

N 6000 +

E 4500

E 4550

E 4600



LEGEND

- PCB > 10ppm
- ▲ 1ppm < PCB
- PCB < 1ppm

Table 2. PCB Laboratory Data

Sample Number	Ticket Number	Aroclor-1016 (µg/kg)	Aroclor-1221 (µg/kg)	Aroclor-1232 (µg/kg)	Aroclor-1242 (µg/kg)	Aroclor-1248/1254 (µg/kg)	Aroclor-1260 (µg/kg)
PCB-03:0-1	NBD-326	<68	<68	<68	<68	2000	<68
PCB-10:0-1	NBD-327	<500	<500	<500	<500	Trace ^b	<500
PCB-11:0-1	NBD-328	<800	<800	<800	<800	Trace ^b	<800
PCB-12:0-1	NBD-329	<270	<270	<270	<270	460	<270
PCB-12:0-1 (Dup)	NBD-330	<400	<400	<400	<400	Trace ^b	<400
PCB-12:1-2	NBD-331	<47	<47	<47	<47	<47	150
PCB-12:2-3	NBD-332	<46	<46	<46	<46	<46	150
PCB-18:0-1	NBD-334	<240	<240	<240	<240	Trace ^b	<240
PCB-27:0-1	NBD-335	<47	<47	<47	<47	700	<47
PCB-33:0-1	NBD-336	<340	<340	<340	<340	<340	<340
PCB-47:0-1	NBD-337	<47	<47	<47	<47	3200	<47
PCB-54:0-1	NBD-340	<47	<47	<47	<47	2800	<47
PCB-54:0-1 (Dup)	NBD-338	<37	<37	<37	<37	840	<37
PCB-54:2-3	NBD-348	<83	<83	<83	<83	240	<83
PCB-57:0-1	NBD-341	<84	<84	<84	<84	6400	<84
PCB-58:0-1	NBD-342	<37	<37	<37	<37	2700	<37
PCB-63:1-2	NBD-349	<110	<110	<110	<110	340	<110
PCB-66:0-1	NBD-344	<42	<42	<42	<42	1700	<42
PCB-68:0-1	NBD-345	<83	<83	<83	<83	<83	<83
PCB-72:1-2	NBD-715	<340	<340	<340	<340	<340	<340

Sample Number	Ticket Number	Aroclor-1016 (µg/L)	Aroclor-1221 (µg/L)	Aroclor-1232 (µg/L)	Aroclor-1242 (µg/L)	Aroclor-1248/1254 (µg/L)	Aroclor-1260 (µg/L)
Equipment Blank	NBD-333	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
Equipment Blank	NBD-339	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
Equipment Blank	NBD-343	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
Equipment Blank	NBD-346	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
Equipment Blank	NBD-347	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
Equipment Blank	NBD-350	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0

^aA "<" symbol indicates that the maximum concentration was below the detection limit (number shown is detection limit);
^bTrace = PCBs present in low concentrations but not quantified.

Comparison of field test data versus laboratory data is shown Table 3. The field test kit predicted the laboratory concentration in 11 out of 18 samples and predicted a higher concentration than the laboratory result (false positive) in 6 of the samples. Only one sample had a test kit result lower than the laboratory result (false negative). However, this false negative had a field result (<1 ppm) and a laboratory result (1.7 ppm) that were similar in magnitude.

Field screening using the PCB test kits was considered effective. In 17 out of 18 cases, the field concentration was equal to or greater than the laboratory concentration (i.e. the test kit results were consistently more conservative than laboratory results).

Although the PCB field test kits performed adequately to meet the goals of the project, the correlation between field and laboratory data was not ideal. The correlation was obscured when the field test predicted concentrations above 10 ppm. In each case, the laboratory results were below 1 ppm. Possible reasons for the imperfect correlation are

1. The PCB test kits were conservatively configured for aroclor 1248. This means that the higher aroclors detected by the laboratory (aroclors 1254 and 1260) would cause the detection levels of the test kit to change from 1 ppm and 10 ppm to 0.4 ppm and 4 ppm. Therefore, samples having concentrations greater than 10 ppm on the field test actually had concentrations greater than 4 ppm.
2. Immunoassay tests are adjusted by EnSys so that the response of the test-kit standard is below the detection level. This adjustment results in a conservative test that rarely gives a false negative result (< 5 percent); however, some false positives are expected.
3. Laboratory precision for EPA method 8080 can contribute to discrepancies between field-test and laboratory data. Precision of the laboratory duplicate analyzed for this project was 25 percent (relative percent difference).
- 4) Aliquots taken for field and laboratory analysis may have actually differed in PCB concentration because of heterogeneous soil even though procedures were implemented to homogenize the soil.

Table 3. Comparison of PCB Field-Test Results with Laboratory Analytical Results

Ticket Number	Sample Number	Field Result (ppm)	Lab Result (ppm)
NBD-337	PCB-47:0-1	1<PCB<10	3.2
NBD-340	PCB-54:0-1	1<PCB<10	2.8
NBD-341	PCB-57:0-1	1<PCB<10	6.4
NBD-342	PCB-58:0-1	1<PCB<10	2.7
NBD-344	PCB-66:0-1	PCB<1	1.7
NBD-345	PCB-68:0-1	PCB<1	ND
NBD-348	PCB-54:2-3	PCB<1	0.24
NBD-349	PCB-63:1-2	PCB<1	0.34
NBD-715	PCB-72:1-2	PCB<1	ND
NBD-326	PCB-03:0-1	1<PCB<10	2.0
NBD-327	PCB-10:0-1	PCB>10	Trace
NBD-328	PCB-11:0-1	1<PCB<10	Trace
NBD-329	PCB-12:0-1	PCB>10	0.46
NBD-331	PCB-12:1-2	PCB>10	0.15
NBD-332	PCB-12:2-3	PCB>10	0.15
NBD-334	PCB-18:0-1	PCB<1	Trace
NBD-335	PCB-27:0-1	PCB<1	0.7
NBD-336	PCB-33:0-1	1<PCB<10	ND

ND = Not Detected

4.0 Recommendations

Results of this PCB characterization indicate that soils in the vicinity of the Bone Yard at the Oxnard facility are not significantly contaminated with PCBs. The highest confirmed PCB concentration in soil was 6.4 ppm, which is below the 10-ppm remediation criterion recommended by the EPA for industrial sites and below the 8-ppm risk-based concentration derived from the State of California guidance. In addition, when risk was assessed using a 6.4 ppm PCB soil concentration and the equations and assumptions from the Phase II ESA report (DOE 1995a), risk from exposure to carcinogens at the Oxnard facility remained essentially unchanged, increasing only slightly from 2.8×10^{-6} (Phase II ESA) to 3.2×10^{-6} . Therefore, remediation of PCBs in soil at the Oxnard facility is not recommended.

5.0 References

Marburg Associates and William P. Parkin, 1991. *Site Auditing: Environmental Assessment of Property*, Specialty Technical Publishers, Inc., Vancouver, British Columbia, Canada.

State of California Environmental Protection Agency, 1994. *Preliminary Endangerment Assessment Guidance Manual*, Department of Toxic Substances Control, Sacramento, CA.

U.S. Department of Energy, 1994. *Phase I Environmental Site Assessment for the EG&G Rocky Flats Oxnard Facility*, Grand Junction Projects Office, Grand Junction, CO

_____, 1995a. *Phase II Environmental Site Assessment Report for the Kaiser-Hill Company LLC Oxnard Facility, Oxnard, California*, Grand Junction, CO.

_____, 1995b. *Sampling and Analysis Plan for the Phase III Environmental Site Assessment of the U. S. Department of Energy Oxnard Facility, Oxnard, California*, Grand Junction, CO

U. S. Environmental Protection Agency, 1990. *A Guide on Remedial Actions at Superfund Sites with PCB Contamination*, Directive 9355.4-01FS, Office of Solid Waste and Emergency Response, Washington DC.

_____, 1991. *Role of the Baseline Risk Assessment in Superfund Remedy Selection Decisions*, OSWER Directive 9355.0-30, Washington DC.

Appendix D

Asbestos Operation and Maintenance Plan DOE Oxnard Facility

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ASBESTOS OPERATIONS & MAINTENANCE PLAN

DOE OXNARD FACILITY

1235 EAST WOOLEY ROAD, OXNARD, CA

Submitted to:

Rust Geotech
USDOE Grand Junction Projects Office
POB 14000
Grand Junction, CO 81502-5504

Prepared By:

SCA Environmental, Inc.
2500 Overland Ave.
Suite 100
Los Angeles, CA 90064
TEL: (310) 842-9167
FAX: (310) 842-9168

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**ASBESTOS OPERATIONS & MAINTENANCE PLAN
DOE OXNARD FACILITY
1235 EAST WOOLEY ROAD, OXNARD, CA**

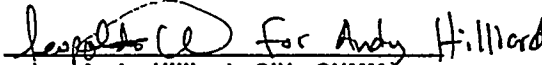
Conducted for

**Rust Geotech
USDOE Grand Junction Projects Office
POB 14000
Grand Junction, CO 81502-5504**

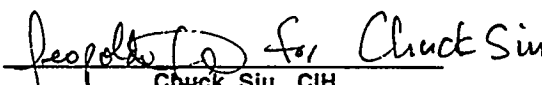
January 23, 1996

SCA Project No. L-1421

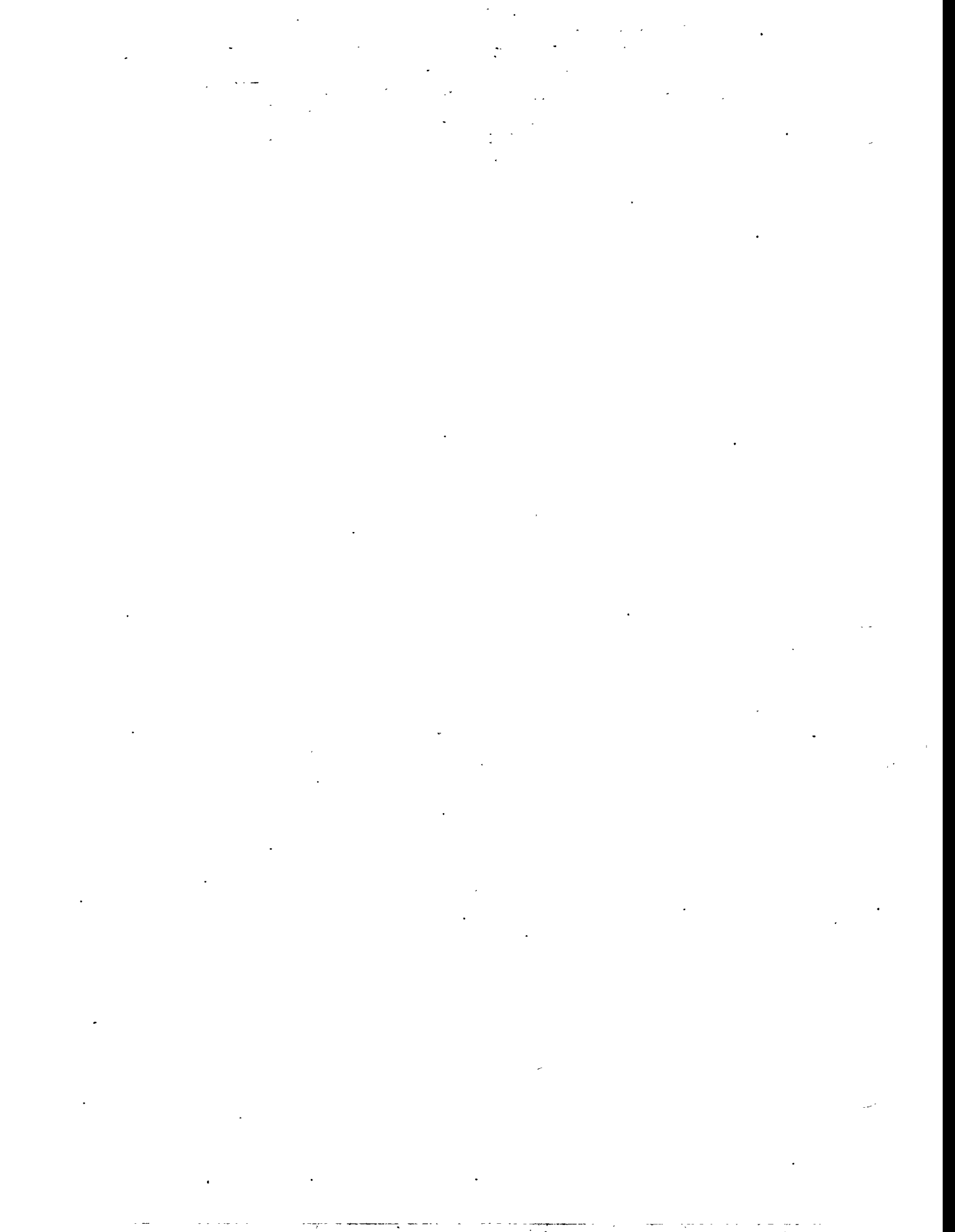
Prepared by:


Andy Hilliard, CIH, CHMM
Cal-OSHA Certified Asbestos Consultant No. 92-0097

Reviewed by:


Chuck Siu, CIH
Project Consultant

**SCA Environmental, Inc.
2500 Overland Ave.
Suite 100
Los Angeles, CA 90064
TEL: (310) 842-9167
FAX: (310) 842-9168**



INTRODUCTION and EXECUTIVE SUMMARY

Throughout the document, each section will have a box like this one which will give a brief summary of the section's contents.

The document you are reading, the Asbestos Operations and Maintenance Plan, contains guidance for controlling asbestos-containing materials located at the DOE Oxnard Facility in Oxnard, CA (hereafter referred to as "the Oxnard Facility"). This document is specifically written to address asbestos occurring in and on the seven structures located at the Oxnard Facility. Understanding and following the guidelines in this document is essential to maintaining a safe workplace and avoiding asbestos exposure to building employees and the public.

This Operations and Maintenance Plan, or "O&M Plan," includes by reference a survey for asbestos-containing materials which was performed at the site by Rust Geotech in July, 1995. The survey was conducted to estimate the extent of asbestos contamination at the Oxnard facility for purposes of negotiating the transfer or sale of the property. It should not be construed, interpreted or otherwise considered a full asbestos inspection under California statutes and regulations. Because the risk to human health and the environment posed by the type and volume of asbestos identified was negligible, the O&M Plan was written to minimize the potential need for abatement prior to the transfer or sale. This plan is intended to be transferrable to any new title owner or leaser, provided the transfer does not violate federal, state, or county regulations.

This survey identified asbestos in the following materials:

- Sprayed-on wall texture in the Building 1 Accounting Offices;
- 9" x 9" black floor tiles in the Building 1 Vault;
- 9" x 9" white floor tiles in the Building 1 Lobby;
- "HVAC Joint Insulation" in the Building 1 mechanical room (this material is a cement-asbestos flue from the gas heater in the closet);
- Laboratory cabinet interior fireproof sheathing in the Building 2 Metallurgy Lab;
- Window caulk in Building 6;
- Gaskets on the Lindberg Furnace in Building 6;
- Brakes on the Cleveland Presses (assumed asbestos) in Building 6; and
- Gaskets on the Emerson Heater in Building 7.

Since the survey by Rust Geotech was "non-destructive," there is also a potential for concealed asbestos-containing materials to exist at the site. In general, these materials may include vapor barriers, tar papers, window caulking, glues, and mastics. Whenever construction or maintenance activities involve disturbing these materials, then trained personnel should be engaged to sample these materials and determine their asbestos content.

POLICY STATEMENT

Building asbestos policy. All employees who may potentially encounter asbestos in their work should be given this policy statement as part of their training.

Policy Statement:

It is the intent of DOE to have an effective Asbestos Control Program. The purpose of this program is to ensure that employees, visitors and the public are adequately protected from exposure to asbestos fibers in the Oxnard Facility buildings, or as a result of work performed at these buildings by employees or contractors.

This goal will be accomplished by ensuring that all asbestos abatement work, and all maintenance and construction work (including asbestos and demolition) conducted near asbestos, is performed in a safe manner, which minimizes the release of asbestos fibers outside of regulated areas.

An effective Asbestos Control Program requires that individuals at the site fulfill their responsibilities. These responsibilities are summarized in Section 1 of this document.

Asbestos Impacting Maintenance Work:

No building employee may remove, repair, or otherwise work on or with any material containing asbestos. No contractor may remove or repair asbestos materials unless specifically licensed and trained to do so, and approved by the Asbestos Program/ Site Manager. Further, untrained personnel shall not enter areas containing damaged friable asbestos or where an airborne asbestos hazard may exist. All asbestos hazards will be labelled in accordance with federal and state regulations.

As approved by the Asbestos Program/ Site Manager, appropriately trained and equipped contractor personnel are authorized to:

1. Perform small-scale, short-duration removal of asbestos material as necessary for emergency repair work, limited to less than three square feet of material (as defined by OSHA regulations).
2. Perform abatement (removal) of asbestos-containing material following all local, State, and Federal regulations.

Work Evaluation/Permit System:

Work which may impact asbestos shall be conducted following the Work Evaluation/Permit System. This system includes determining the presence of asbestos, if any, in areas where construction work is planned to occur. This determination must be performed by a person with EPA Building Inspector training and any required state and county certifications.

Any construction work conducted at the Oxnard Facility should first be reviewed by the Asbestos Program Manager to determine whether the work will impact asbestos-containing materials (ACM).

Written

Procedures:

Any work which may disturb asbestos shall be performed using specification documents incorporating the latest asbestos regulations as well as state of the art practices, and approved by the Asbestos Program/ Site Manager. Specification documents are typically prepared by an outside consultant with asbestos certification issued by California OSHA.

Whenever asbestos-disturbing work is conducted, clearance inspections and air testing shall be performed as specified in the specification documents listed above.

Whenever asbestos-disturbing work is conducted, an independent industrial hygienist or other trained person approved by the Asbestos Program/ Site Manager shall be present to ensure that work procedures are followed. This industrial hygienist shall have stop work authority if s/he believes that the work operation is creating a hazard for the building personnel or the public.

New Construction

Materials:

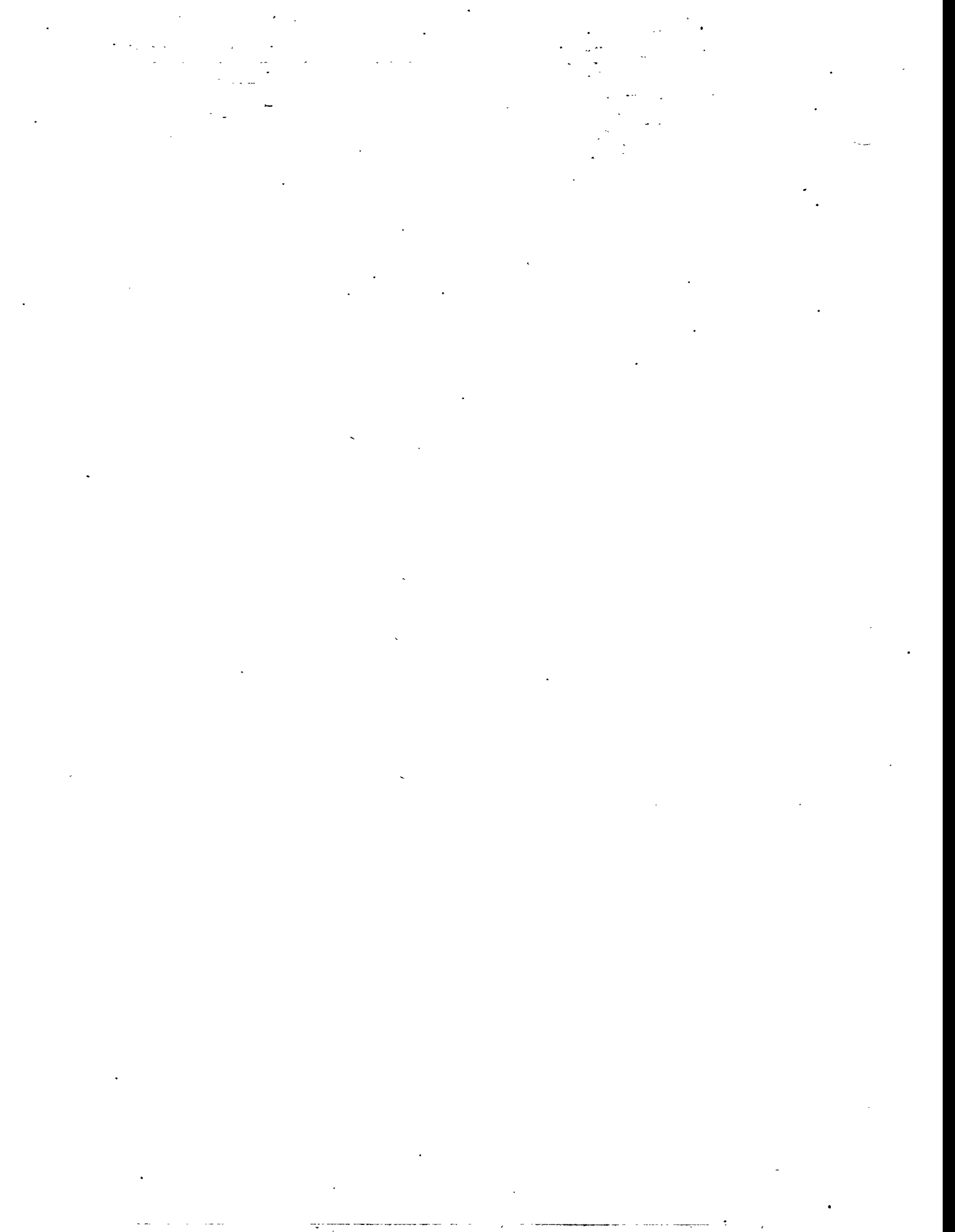
As part of this policy, asbestos-containing materials shall not be used when acceptable substitute materials of lower toxicity are available. All construction specifications should include this requirement in writing. The following new materials may contain asbestos:

- 1) Roofing felts;
- 2) Vapor barriers, tar paper, and pipe trench liners;
- 3) Resilient flooring materials;
- 4) Gaskets;
- 5) Industrial equipment and vehicle brake pads;
- 6) Miscellaneous heat shields and protective surfaces;
- 7) Cement-fiber composite materials (cement-asbestos or "Transite" materials);
- 8) Other materials incorporating a fibrous binder;
and
- 9) Laboratory tools and equipment.

Construction inspectors and supplies purchasers should examine these new materials in their original packaging to verify that they are labelled "asbestos-free." If the materials are not labelled, the manufacturer should be contacted and asked to provide documentation regarding the composition of the material.

Authority and
Enforcement:

Employees found to be operating outside of these policies and procedures will be disciplined. Disciplinary procedures will be consistent with those of other serious offenses.



RESPONSE TO UNPLANNED ASBESTOS RELEASE

Actions to take, and people to contact, if there is an accidental disturbance of asbestos materials.

Reporting:

In the event of an actual or suspected unplanned release of asbestos materials, evacuate the area immediately, then obtain the following information before making any phone calls:

- The precise location in the building where the release occurred.
- The exact type of material released (roofing material or some other newly-discovered material)
- Why/how the material was released (fire, aging, a water leak, etc.)
- How you know the material contains asbestos (i.e., the material was surveyed previously, the material looks like a typical asbestos-containing material).
- The number of people in the area where the release occurred, and the use of the area (office, shop, lobby, etc.).
- Equipment and supplies which may have asbestos material on them, such as desks, books, equipment, etc.
- Potential to evacuate the immediate area of the release.
- Potential to shut off the ventilation system(s) in the area.

Then, contact the following individual:

1. Asbestos Program/ Site Manager

Holly Dumas (805) 486-4881

Procedures:

The following are general procedures to be followed for an asbestos release. They may not apply in all cases. The contacts listed above can give you guidance for your particular situation.

- 1) Evacuate the immediate area/room where the release occurred. Avoid tracking through asbestos material and spreading it to other areas.
- 2) Isolate the area, by closing doors, closing windows, setting up barrier tape, or other means.
- 3) Turn off ventilation systems serving the area.
- 4) Post warning signs at all possible entrances.
- 5) Contact appropriate local, state and federal agencies.

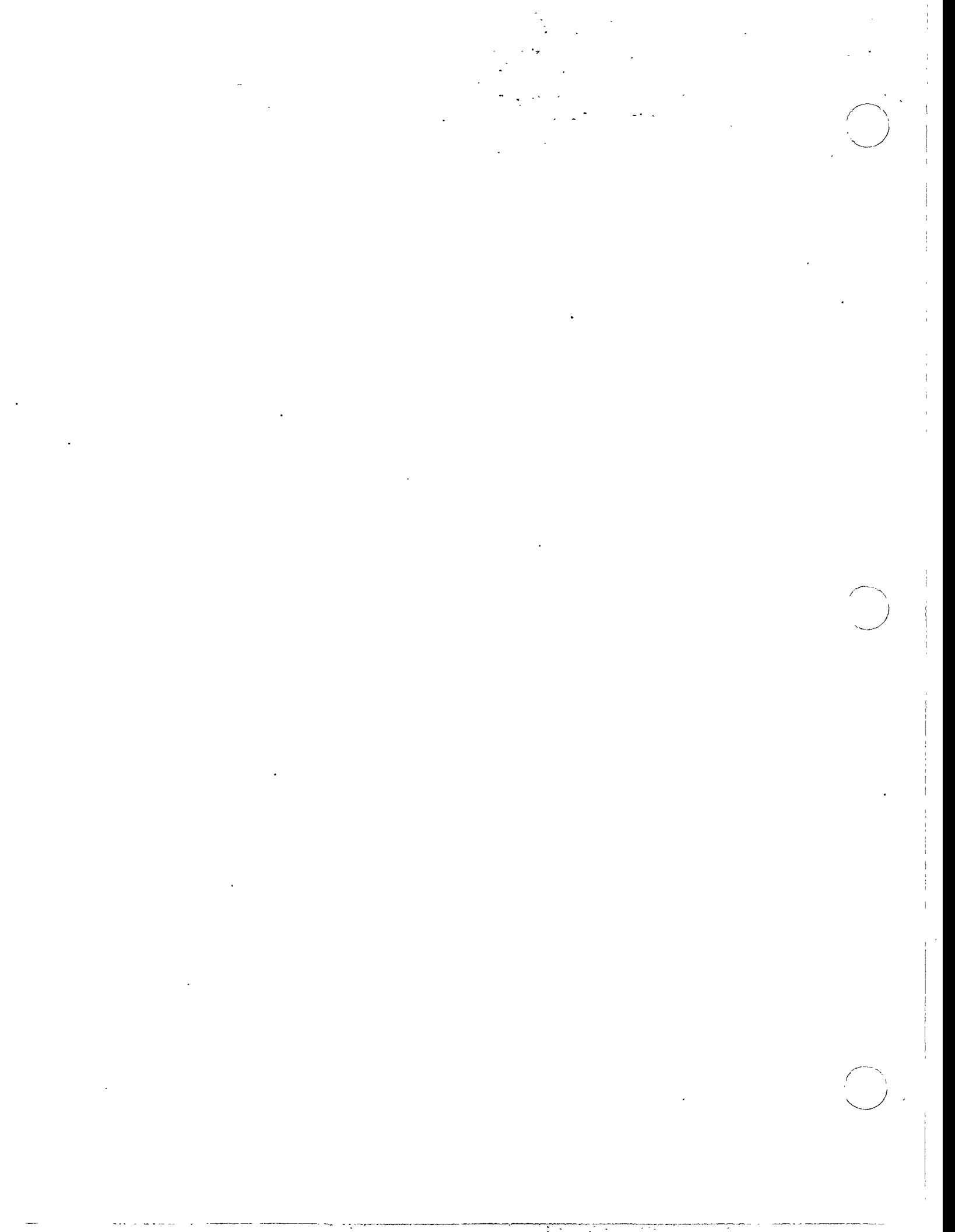


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SECTION 1 - ASBESTOS CONTROL PROGRAM REQUIREMENTS, ROLES, AND RESPONSIBILITIES

This section of the report gives a brief overview of the Asbestos Control Program, including who the players are, and what the elements of the Program are. For more details on responsibilities of individuals, you may wish to read the Management Implementation Plan.

Roles and Responsibilities:

This is a general overview of roles and responsibilities of the Asbestos Control Program participants.

- **Asbestos Program/ Site Manager**

Note that typically these two roles are separate, with the Asbestos Program Manager being an individual at the Corporate Health and Safety level, who sets overall policy for asbestos-related work; and the Asbestos Site Manager being at the facility level, and having purchasing authority for small-scale projects.

Because of the nature of the Oxnard Facility, and it's staff (including a full-time Environmental Engineer) the goals of the Asbestos Control Program are best served if these two functions are consolidated.

The Asbestos Program/ Site Manager's responsibilities include:

- * maintain contracts with asbestos consultants and contractors;
 - * approve project-specific asbestos abatement specifications;
 - * manage the work of asbestos consultants and asbestos abatement contractors; and
 - * develop an Asbestos Information Notice Program;
 - * develop a periodic surveillance program;
 - * develop a response action recordkeeping program;
 - * develop a work permitting system;
 - * develop an asbestos awareness training program;
 - * develop work procedures for Asbestos Operations and Maintenance activities;
 - * develop and implement a labelling and posting system for ACBM;
 - * enforce Work Evaluation Permit System for activities which may disturb ACBM;
 - * supervise Asbestos Operations and Maintenance activities;
 - * verify that posting and labelling in building is current and complete;
 - * perform periodic and ongoing surveillance of ACBM;
 - * maintain on-site records of Asbestos Control Program activities.
- **Building Maintenance, Custodial, and Operations Staff**
 - * perform Asbestos Operations and Maintenance activities, where applicable; and
 - * alert Asbestos Program/ Site Manager to accidental releases or deterioration of ACBM.

Note that, given the relatively small amount of asbestos-containing materials identified at the Oxnard Facility, it may not be cost-effective to train Building Maintenance, Custodial, or Operations Staff to perform abatement, even for small scale projects.

- **Asbestos Consultant (typically an outside firm)**
 - * prior to construction or other activity potentially disturb ACBM or suspect ACBM, provides Asbestos Inspectors to perform inspection of the work area, including collecting bulk samples for asbestos;
 - * issues report detailing known ACBM in the work area;
 - * provides Project Designers to create specifications and bid documents, assists in selection of qualified contractors to perform abatement work;
 - * performs construction management services during abatement, including air sampling and quality control review of Abatement Contractor's work activities.

- **Asbestos Abatement Contractor (typically an outside firm)**
 - * bids on asbestos abatement tasks;
 - * performs abatement activities, including small-scale repair of damaged materials, area cleanup and decontamination, and large-scale removal;
 - * removes asbestos materials in compliance with all applicable regulations and specification requirements;
 - * disposes of asbestos waste materials and supplies copies of completed waste manifests to building owner.

This is a general overview of roles and responsibilities of the Asbestos Control Program participants. Depending upon the organization of a given facility or building, the roles and responsibilities may be differently distributed.

Elements of the
Asbestos Control
Program:

Several elements must be present for an effective Asbestos Control Program:

- 1) Trained and equipped personnel:
 - Asbestos Program/ Site Manager
 - Building Maintenance, Custodial, and Operations Staff
 - Asbestos Consultants and Industrial Hygienists
 - Accredited Analytical Laboratories
 - Asbestos Abatement Contractor

- 2) Building Surveys

- 3) Asbestos Operations and Maintenance Plan

- 4) Asbestos Information Notification System

- 5) Respiratory Protection Program

- 6) Medical Surveillance Program

- 7) Training
 - Written Work Procedures
 - Emergency Procedures
 - Hazard Communication - labels, notices, awareness training;
 - Recordkeeping System; and

- Surveillance/Reinspection
- 8) Work Evaluation Permit System
- 9) Equipment and Supplies
- 10) Cal-OSHA Carcinogen Registration, as applicable
- 11) Proper Posting and Labelling
- 12) Ongoing Surveillance Program

These elements of the Asbestos Control Program are explained in detail elsewhere in this document.

SECTION 2 - ASBESTOS SURVEY DATABASE AND REPORTS

This section details limitations of the asbestos survey data.

Introduction: The first step in an Asbestos Control Program is the survey of buildings which may contain asbestos. The buildings at Oxnard Facility were surveyed in July, 1995.

While reading this section, you should have a copy of the asbestos survey reports for Oxnard Facility. If additional asbestos sampling has been performed, you should have that information available also.

Although ACM was generally evaluated for potential risk in the original July, 1995 survey, it should be noted that the condition of friable ACM was not assessed for each and every location where ACM was identified, as assessment was not within the scope of the initial survey. The condition of ACM should be assessed for all friable ACM remaining at the facility (or identified in the future) in order to properly manage it under this plan.

Limitations of the Survey:

The survey conducted in the Oxnard Facility was performed as part of a Phase II environmental site assessment (ESA) conducted by Rust Geotech. However, the survey did not include sampling or assessment of concealed materials, for example, vapor barriers inside wall chases. This type of concealed material, and many others, are commonly asbestos-containing in buildings.

The limitations of an asbestos survey can be partially compensated for by vigilance on the part of building maintenance, custodial, and operations staff and construction personnel. Work which disturbs building materials and has the potential to uncover concealed asbestos materials should be performed with the knowledge that these materials may be discovered. All personnel working in this capacity should understand the mechanism for reporting suspect asbestos materials.

Lastly, it cannot be overemphasized that there are limitations to any survey's data. The user should always be skeptical when reviewing the data, and must not accept the data as infallible. Project designers, especially, should accept the data only after they have verified it by means of a site visit and thorough review of the data; satisfaction with the laboratory performing the analysis is critical.

Since Project Designers are wholly responsible for the accuracy of their design, deficiencies in the survey data should not constitute an acceptable excuse for errors and omissions in the designed project.

SECTION 3 - NOTIFICATION AND LABELLING PROCEDURES FOR OXNARD FACILITY

This section describes the policy and procedures for notifying employees, contractors, tenants, regarding asbestos in buildings.

A number of regulations require notification of the presence of asbestos. The Connelly Bill (Asbestos Notification Act) requires building owners to notify employees, tenants, and contractors of the presence of asbestos within a building.
reference: California Health and Safety Code sections ¶ 25915 through 25919

Federal OSHA regulations require building owners to notify employees and contractors who may disturb asbestos-containing material.
reference: 29 CFR 1926.1101

Federal and California OSHA regulations for Hazard Communication require employers to notify employees of hazardous materials and conditions which may be encountered in the workplace.
reference: 29 CFR 1910.1200

Attachment A of this document contains sample notification forms for building owners/managers to provide to employees, tenants, and contractors.

Note that all asbestos survey and air sampling results are public information. Documents pertaining to asbestos surveys, sampling, and abatement should be made available to the public, however, all inquiries about the status of asbestos in the buildings should be referred to the Asbestos Program/Site Manager so that the latest information is made available. This applies to questions from tenants, contractors, employees, the public, the media, or any other parties.

A variety of strategies exist for labelling asbestos materials in buildings. The intent of the strategies is all the same: to ensure that accidental disturbance of these materials, and asbestos exposure to building occupants, does not occur. For the Oxnard Facility, the following is recommended:

- 1) Labeling of acoustical sprayed wall material is not recommended; affixing a label to the material would disturb it with potential fiber release, and attaching labels to it would be aesthetically undesirable. Written notices should be used to inform employees and others.
- 2) Labelling of the the following asbestos materials is practical:
 - a) fireproof sheathing material in the Building 2 Metallurgy Laboratory cabinets (the cabinet exteriors should be labelled); and
 - b) cement-asbestos flue in the Building 1 mechanical room.

These materials should be labelled with OSHA-approved warning labels.

- 3) Labelling of other materials noted, such as floor tiles and gaskets, is not practical. Written notices should be used to inform employees and others.

California Code of Regulations, Title 8, Section 5208 (n) requires the following information to be placed on asbestos labels, where it is practical to use them:

DANGER
Contains Asbestos Fibers - Avoid Creating Dust
CANCER AND LUNG DISEASE HAZARD

SECTION 4 - MANAGEMENT IN PLACE, PERIODIC ASSESSMENT (SURVEILLANCE) AND ASBESTOS MATERIAL SAMPLING AT OXNARD FACILITY

This section of the report discusses:

- 1) When it is acceptable to perform "management in place" of asbestos materials, as opposed to abatement of materials.
- 2) Periodically checking the condition of asbestos materials in the building to identify any new damages or deterioration, known as "ongoing surveillance."
- 3) When it is advisable to collect more samples for asbestos in a building which has already been surveyed for asbestos.

Management In Place:

This section discusses when it is acceptable to perform management in place of ACM or PACM. Note that this section has fairly generic examples.

Management in place for ACM or PACM is acceptable when the following conditions are met:

- 1) When a material is nonfriable, or when a material is friable and relatively undamaged;
- 2) When the material is not in danger of being disturbed by normal operations of the facility;
- 3) When the material is not in danger of being disturbed by a planned renovation or repair action; and
- 4) When management in place meets the economic and health and safety goals of the facility.

In order to make an informed decision between abatement of materials and management in place, it is important to understand the costs and risks associated with each option.

Abatement of asbestos involves immediate costs (contract costs, disposal and documentation costs, and costs of "lost use" of portions of a building during abatement). Abatement projects also involve risks of employee exposures, environmental releases, liability associated with waste disposal, etc.

Management of asbestos in place involves costs over time; these costs include record-keeping, training, surveillance, etc. There are also risks associated with management in place, including accidental disturbance or damage.

The decision between abatement and management in place should be made by personnel familiar with asbestos management, building management, and construction issues.

Performing
Ongoing
Surveillance:

Surveillance means watching the status of asbestos materials in a building over time. Like other parts of a building, asbestos materials are dynamic, and are affected by aging, water damage, accidental disturbance, etc. The goal of surveillance is to catch changes in the asbestos materials early enough so that there is minimal health disturb to employees and the public.

Surveillance involves looking for materials which have been damaged or which may endanger employees, or the public. Building maintenance staff are ideally suited for this task, since they know their buildings very well, and can often observe the condition of asbestos materials as part of a routine of checking other equipment in the building (such as lights, air conditioning system, fire extinguishers, etc.).

The frequency of ongoing surveillance will vary by building. However, in general it is recommended that building-wide surveillance be conducted at least once a year.

Asbestos surveillance involves going through the building and visually assessing each asbestos material, comparing it against the survey report to verify that it has not become more damaged.

Additional Bulk
Sampling:

This section discusses when it is advisable to collect additional bulk samples. Note that this situation has fairly generic examples, which may not apply entirely to the Oxnard Facility buildings.

Additional sampling should be performed in any of the following situations:

- 1) When there is a potential to disturb "assumed asbestos" or "Presumed Asbestos-Containing Materials" (PACM), a decision should be made whether to collect bulk samples of the material, or to merely treat the material as asbestos. Unless the disturb to the material is very minor, it is usually cost-effective to collect samples.

Example: a sheetrock ceiling needs to have several holes drilled into it to hang new lights. No previous sampling has been performed of this material.

The drilling work can either be done using trained personnel under asbestos procedures. Or, samples can be collected of the sheetrock ceiling in the disturbed area; if the samples indicate that the material is non-asbestos, the work can proceed without asbestos procedures. Note that samples should be collected by specially trained personnel (see Section 9).

Warning: because sheetrock, plaster, and other finish materials may appear very similar and yet have different installation dates, it is not usually appropriate to use results from one area of a building to represent the entire building. In the example above, negative results from samples in one location could not be used to state that similar materials in another part of the building were non-asbestos. Determining that sheetrock or plaster has no asbestos throughout an entire building requires a comprehensive sampling strategy, and assumptions based on Building Drawings and history, devised by a person trained in the EPA Building Inspector course, and with experience in this area.

- 2) When a suspect material is discovered which is not included in the building's asbestos survey report, the material should either be treated as PACM or sampled.

Example: while cutting into a pipe chase to repair a leak, an employee realizes that there is a vapor barrier material lining the pipe chase. The asbestos survey report does not address the material.

The vapor barrier should be treated as PACM, and the work conducted under asbestos procedures; or, the material should be sampled by a trained individual.

- 3) When a construction project is being planned which will disturb asbestos materials, PACM, or concealed spaces which may contain asbestos, additional investigation must be performed.

This includes any project which involves moving or replacing a wall (including a non-load-bearing wall). The work control permit system procedures must be used in these cases (see Section 5).

Considerations for Bulk Sampling:

The actual act of collecting a bulk sample is fairly simple. However, collecting the sample in accordance with EPA and OSHA requirements, and properly documenting the sample, is fairly complex. Consequently, only individuals who have undergone training to become an EPA accredited Asbestos Inspector should collect bulk samples. This is a requirement of Federal OSHA regulations, 29 CFR 1926.1101 (k) (4) (ii) (B), as well as USEPA and local (Ventura County Air Pollution Control District) regulations .

Bulk sampling and documentation can be conducted fairly rapidly for a small number of samples. However, laboratory analysis of the samples can take a week or longer, depending upon the means used to ship samples to the laboratory, and the turnaround time which the laboratory has agreed upon. Quick sample results (<24 hours) can be achieved through use of couriers to ship the samples, and paying a premium to the laboratory for a "rush" analysis.

In emergency situations, these expenses are well justified. For more routine or foreseeable events, the sampling should be conducted early to allow economical shipping and analysis.

Summary:

To summarize this section:

- 1) Management in place and abatement are two options for dealing with ACM or PACM. It is important for the Asbestos Program/ Site Manager, and other decision-makers, to have an understanding of the costs and risks associated with each option.
- 2) Ongoing surveillance, performed every year or less by building staff, checks for damage to known asbestos materials.
- 3) Asbestos bulk samples need to be collected in a variety of circumstances, including damaged suspect materials, disturbance to "assumed asbestos" materials, and newly discovered materials. Asbestos bulk sampling requires EPA accreditation as a Building Inspector and specialized training in the use of forms for documentation. For outside (consulting) personnel, accreditation by Cal/OSHA as Certified Site Surveillance Technician or Certified Asbestos Consultant is required as well.

SECTION 5 - WORK CONTROL PERMIT SYSTEM

This section lists the "sign-offs" and approvals necessary to perform work which may disturb asbestos. Two types of work permit exist: maintenance work and construction work.

Purpose of the Work Evaluation Permit System:

After a building has been surveyed for asbestos, it is essential that the survey information be used to avoid unplanned disturbances of ACM and PACM. There are many negative consequences of maintenance work or construction work which disturbs ACM or PACM without using asbestos procedures:

- 1) Most importantly, employees and the public may be exposed to asbestos unknowingly, and thus suffer a risk to their long-term health.
- 2) Parts of the building may have to be evacuated, resulting in disruptions to the operations conducted in the building.
- 3) Money which is intended for building improvement and maintenance may have to be diverted to expensive emergency cleanup work.

How is the Work Evaluation Permit System intended to avoid these problems? The system operates on the principle that any work done in the building must first be compared to the locations of known or presumed ACM.

- For maintenance work, it is essential that all work be approved by the Asbestos Program/ Site Manager prior to beginning. For the Oxnard Facility, this should include any work on the building interior or roof and any work which may disturb concealed materials. In addition, any work on equipment which may have asbestos gaskets or brakes should be approved by the Asbestos Program/ Site Manager.
- For construction work, it is essential that all work be approved by the Asbestos Program/ Site Manager prior to beginning. The Asbestos Program/ Site Manager, needs to determine whether the work has the potential to disturb asbestos. If so, then the Asbestos Program/ Site Manager will engage the services of a qualified consultant to collect additional samples, prepare a scope of work for an abatement contractor, etc.

Construction work as used in this section means non-routine work which may be performed by building maintenance staff, other staff, or outside contractors.

Responsibilities:

For maintenance or construction work, the Asbestos Program/Site Manager has the responsibility to determine whether the work will disturb known or presumed asbestos materials.

Permit Form:

The Work Evaluation Permit System for construction work should be built into the contract system. No contract for construction work should be approved until the Asbestos Program/ Site Manager completes an Asbestos Work Review form (Attachment B), or similar approved form.

For the Oxnard Facility, this Asbestos Work Review form should be integrated into the other Contractual Forms (such as the existing Work Control Forms and Work Order Packages).

General Elements
of Work Evaluations:

The work evaluations conducted for maintenance and construction work involve collecting the following data:

- 1) the time and location of the work to be performed;
- 2) description of the work; and
- 3) any known information about the presence of ACM (quantity, type, condition).

Once the data has been collected, the steps below are taken:

- 1) Review data: The reviewer will examine the Asbestos Survey and any other records to determine whether or not any ACM or PACM will be affected by the job.
- 2) Visit the site: The reviewer will make a visit to the location of the proposed work to verify whether ACM is present and likely to be disturbed. The reviewer will collect additional samples if unrecorded ACM is present, or if PACM is present and the reviewer wants to attempt to rebut its status as PACM. (Note that sample collection may only be performed by an EPA accredited Asbestos Inspector).
- 3) Record information: Using forms as described above, and as located in Attachment B, record the project's potential disturb to ACM and/or PACM. Maintain a record of these forms along with other asbestos records.
- 4) Plan work practices: Depending upon the scope and nature of the work, this may include bidding for specialty contractors to perform asbestos work, giving Connelly information to contractors regarding location of asbestos, etc.
- 5) Visit worksite during work: The reviewer, or reviewer's representative, should visit the location again during the set-up phase of the work, and possibly several times again during the project. The purpose of the visit should be to ensure that the project is proceeding as planned, and that no last minute changes have occurred which might cause an
to ACM or PACM.

SECTION 6 - WORK PRACTICES FOR OXNARD FACILITY EMPLOYEES PERFORMING MINOR REPAIR OR REMOVAL OF ASBESTOS

NOTE: The known asbestos materials at the Oxnard Facility are primarily low-maintenance materials. It is not considered practical to have on-site employees trained and equipped to perform minor repair or removal work. Any work which involves cutting, drilling, tearing, or removing asbestos-containing materials should be performed by an outside contractor with asbestos licensing.

Note that California OSHA regulations require extensive training, medical examinations, and air monitoring for personnel who are assigned to work with asbestos. In addition, a one-time facility permit as a carcinogen user must be obtained through Cal/OSHA.

SECTION 7 - RECORDKEEPING

All documentation regarding asbestos should be maintained by the Asbestos Program/ Site Manager. This includes Connelly notifications, sampling results, waste manifests, etc. It is preferable to create a single place to store all asbestos-related data, rather than combining it with other project or tenant records.

Note that forms related to air sampling and employee training are required to be stored for 30 years by OSHA regulations. It is generally good practice to store all asbestos-related documentation for this same time period. For liability control reasons, it is recommended that the records be stored beyond the 30 year period (i.e. stored indefinitely).

Since these forms are legal documents which verify compliance with regulations and state of the art practices, it is essential that they are completed legibly, and that the personnel completing them are trained to do so properly.

SECTION 8 - WORKER PROTECTION

NOTE: Because the only known asbestos materials at the Oxnard Facility are low-maintenance materials, it is not considered practical to have employees trained and equipped to perform minor repair or removal work. Any work which involves cutting, drilling, tearing, or removing asbestos-containing materials should be performed by an outside contractor with asbestos licensing.

Consequently, the typical worker protection elements for building employees (training, protective equipment, medical surveillance, engineering controls, and administrative controls) are not entirely applicable.

Outside contractors who are hired to perform work should be required to show proof of adequate worker protection practices (see Section 14 for more details).

SECTION 9 - TRAINING FOR OXNARD FACILITY EMPLOYEES

This section details asbestos training requirements.

NOTE: Because Oxnard Facility employee contact with asbestos is expected to be minimal, the majority of this section does not apply. However, it is presented for informational purposes, as well as an assistance when hiring outside contractors and consultants.

Note that Oxnard Facility employees would be required to receive hazard communication training for asbestos materials, per 29 CFR 1910.1200.

The following table lists recommended training protocols for different staff who take part in the Asbestos Control Program. The training programs abbreviated in this table are explained in more detail later in this section.

Staff	Recommended Training Requirements for Oxnard Facility (as applicable)							
	1. CN	2. AAT	3. OM	4. AAW	5. C/S	6. WP	7. RP	8. AI
Custodial, Maintenance, and Facility Staff with potential for accidental asbestos contact	√	√						
Asbestos Program/ Site Mgr		√						
Maintenance Staff performing Class II work*	√			√		√	√	
Maintenance Supervisors for Class II work*	√				√	√	√	
Maintenance Staff performing Class III work*	√		√			√	√	
Maintenance Staff performing Class IV work*	√	√				√	√	
Asbestos Consultant Staff performing asbestos inspections and monitoring	√				√	√	√	√
All building tenants and others not listed above	√							

*Note that Federal OSHA has divided asbestos work into four categories. Each category requires a different level of training for employees. The categories are described below. A detailed description of each category is contained in Appendix E:

OSHA Work Category	Description
I (typically only performed by outside contractors)	Activities involving the removal of Surfacing and TSI materials which are asbestos or presumed asbestos (ACM or PACM). This involves primarily friable materials.
II (typically only performed by outside contractors)	Activities involving the removal of asbestos or presumed asbestos (ACM or PACM) materials which are not surfacing or TSI. This involves primarily nonfriable materials.
III	Repair and maintenance activities which may disturb ACM or PACM (including small-scale removal of less than one glovebag or waste bag of friable materials).
IV	Maintenance and custodial activities involving contact with ACM or PACM; as well as cleanup of waste and debris containing ACM or PACM.

Following is a summary table of the training programs referenced above. Note that the more general Federal OSHA and EPA regulations are cited, instead of the state regulations (Ventura County Air Pollution Control District regulations are also cited).

Code	Training Title	Length	Taught By	Description & Regulatory Reference
1. CN	Connelly Notification	varies	N/A; Written notice only	California Health and Safety Code ¶ 25915 through 25919
2. AAT	Asbestos Awareness Training	2 hours	staff, approved staff, or qualified consultant	Health effects of asbestos; locations in building; work practices for Class IV work; housekeeping requirements and response to fiber release episodes. Federal: 29 CFR 1926.1101 (k) (8), 1910.1001 (j) (7), 1910.1200
3. OM	Operations and Maintenance Training (per EPA Model Accreditation Plan, or "MAP")	16 hours	staff, approved staff, or qualified consultant	Same as AAT + work practices for Class III activities Federal: 29 CFR 1926.1101 (k) (8), 1910.1001 (j) (7), 1910.1200, Sec. 15, PL 101-637
4. AAW	Asbestos Abatement Worker Training (per EPA Model Accreditation Plan)	32 hours	EPA-approved AHERA training facility	Same as OM + work practices for Class II activities Federal: 29 CFR 1926.1101 (k) (8), 1910.1001 (j) (7), 1910.1200, Sec. 15, PL 101-637
5. C/S	Asbestos Abatement Supervisor Training (per EPA MAP), also called "Competent Person" Training	40 hours	EPA-approved AHERA training facility	Same as AAW + additional detail regarding safety inspections Federal: 29 CFR 1926.1101 (k) (8), 1910.1001 (j) (7), 1910.1200, Sec. 15, PL 101-637
6. WP	Work practice-specific training	varies	staff, approved staff, or qualified consultant	Detailed training regarding procedures for performing specific Class II, III, or IV activities. No regulatory requirement
7. RP	Respiratory Protection Training	approx. 2 hours	staff, approved staff, or qualified consultant	Respirator selection, terminology, fit testing, use, maintenance, and limits. Federal: 29 CFR 1910.134 (d)
8. AI	Asbestos Inspector Training (per EPA MAP)	24 hours	EPA-approved AHERA training facility	Federal: 29 CFR 1926.1101 (k) (4), 1910.1001 (j) (8), Sec. 15, PL 101-637 Regional: Ventura County Air Pollution Control District, rule 62.7

SECTION 10 - RESPIRATORY PROTECTION FOR OXNARD FACILITY EMPLOYEES

NOTE: Because Oxnard Facility employee contact with asbestos is expected to be minimal, the majority of this section does not apply.

OSHA regulations stipulate that respiratory protection is required if personal exposures are in excess of 0.1 fiber of asbestos per cubic centimeter of air (0.1 f/cc). This level is not expected to be exceeded by Oxnard Facility employees under foreseeable conditions.

If it is determined that persons employed at Oxnard Facility should have respiratory protection, OSHA regulations will require the employees to have the following typical tests and documentation:

- respirator fit test, provided by a competent person, every 6 months
- medical examination provided by occupational health physician, every 12 months
- training in use of respirator, every 12 months
- if asbestos will be disturbed, a minimum 2-hour asbestos awareness training is required every 12 months. This training is typically provided by an outside asbestos consultant.

Note that asbestos exposures require a specific type of respirator cartridge.

Reference: 29 CFR 1926.1101

SECTION 11 - MEDICAL SURVEILLANCE FOR OXNARD FACILITY EMPLOYEES

NOTE: Because work which disturbs asbestos will be performed by outside specialty contractors, no medical surveillance for asbestos will be required for Oxnard Facility employees.

OSHA regulations stipulate that medical surveillance is required if personal exposures are in excess of 0.1 f/cc, and/or if respirators are used to control asbestos exposure. This level is not expected to be exceeded by Oxnard Facility employees under foreseeable conditions.

Reference: 29 CFR 1926.1101 (m)

SECTION 12 - EXPOSURE MONITORING

NOTE: Because work which disturbs asbestos will be performed by outside specialty contractors, no exposure monitoring for asbestos will be required for Oxnard Facility employees.

OSHA regulations stipulate that exposure monitoring is required if personal exposures are likely to be in excess of 0.1 f/cc, and/or if respirators are used to control asbestos exposure. This level is not expected to be exceeded by Oxnard Facility employees under foreseeable conditions.

In the case of accidental damage to asbestos material, and resultant fiber release, qualified industrial hygiene personnel should perform air monitoring to assess the seriousness of the release, and to formulate response strategies.

Reference: 29 CFR 1926.1101

SECTION 13 - ASBESTOS WASTE MANAGEMENT

Asbestos waste is generated by outside contractors performing abatement work in the building. Specific procedures must be followed.

Definition:

Asbestos waste is regulated by a variety of agencies, including California and Federal EPA, California and Federal OSHA, and the Ventura County Air Pollution Control District (VCAPCD).

General Requirements:

In general, asbestos waste must be stored in sealed, impermeable containers. It must be labelled according to the requirements of the agencies listed above.

For most asbestos waste, a manifest is required. This is a document with several copies. The copies are used to track the waste's transportation and disposal, in order to verify that it winds up in an appropriate landfill and not by the side of the road somewhere.

See Attachment C for a diagram of the various waste manifest parts, and the respective parties whom they are sent to.

Generator ID Numbers:

California EPA assigns a unique number to every facility which generates asbestos waste. To obtain this ID number, the Asbestos Program/ Site Manager should contact the local office of the California EPA. In addition, the Asbestos Program/ Site Manager will need to obtain a tax ID number from the local office of the Board of Equalization.

Note that these numbers are not required until waste is generated, i.e. until an abatement project takes place.

Disposal of Asbestos Waste from Abatement Activities:

When abatement activities generate asbestos waste, the abatement contractor typically handles the storage and disposal requirements. The contractor will need to receive the Generator ID number (as well as the Tax ID number) from the Asbestos Program/ Site Manager.

Manifest Handling:

Although the asbestos abatement contractor disposes of the asbestos waste from abatement, the manifest must be signed by a representative of the "generator," i.e. the building where the waste is from. Manifests are fairly complex documents, with precise requirements. Fines for not filling them out correctly can be very high.

It is strongly recommended that the manifests be signed only by the Asbestos Program/ Site Manager, or by an outside consultant approved by these programs.

SECTION 14 - QUALIFICATIONS FOR ASBESTOS ABATEMENT CONTRACTORS

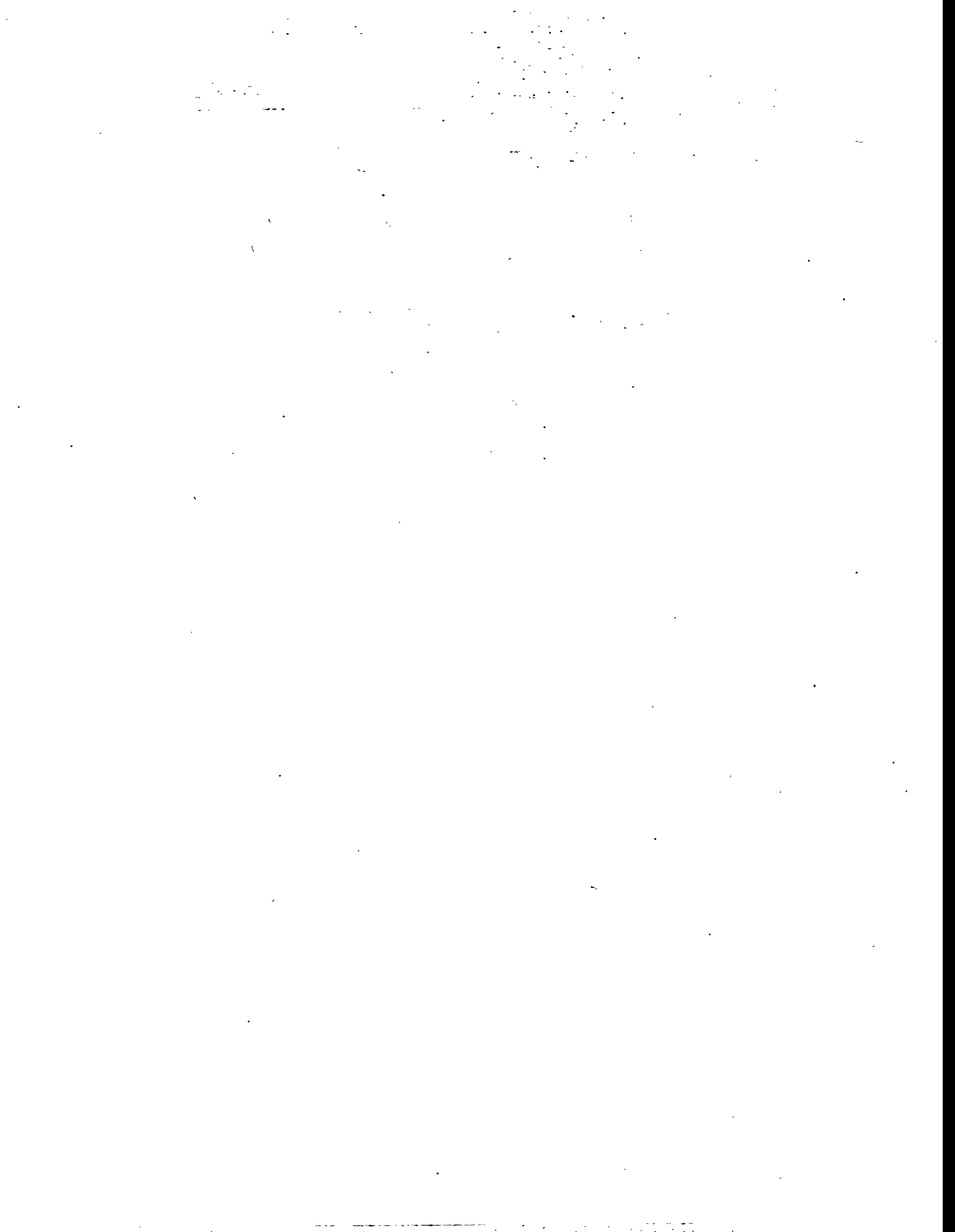
Minimal qualifications for contracting asbestos abatement work with outside firms.

In the absence of similar company or federal procurement practices, the documentation and submittals outlined in this section are recommended when asbestos work is being performed by outside contractors:

- The prospective Abatement Contractor should provide documentation of current and valid licensing in the State of California in accordance with the provisions of Chapter 9, Division 3 (as amended) of the Business and Professions Code.
- The prospective Abatement Contractor should provide documentation of current and valid certification in the State of California to perform asbestos-related work by the Contractor's State License Board.
- The prospective Abatement Contractor shall provide documentation of current and valid registration with the California Department of Industrial Relations - Division of Occupational Safety and Health to perform asbestos-related work as well as registration for carcinogen usage.
- The prospective Abatement Contractor should submit documentation of successful completion of asbestos work involving at least three jobs similar in work and extent. Documentation should include the following:
 1. Agency or Company for which the work was done.
 2. Type of work.
 3. Name of the agency or company representative responsible for performance inspections.
 4. Results of any air monitoring, including laboratory analytical reports.
 5. Results of any inspections by other agencies (e.g., Environmental Protection Agency (EPA), Federal Occupational Safety and Health Administration (OSHA), California Department of Industrial Relations - Division of Occupational Safety and Health (DOSH), Air Pollution Control Agency, etc.)
- Prospective Abatement Contractors should submit a statement, signed by an officer of the Company, containing the following information:
 1. A record of any citations issued by federal, state, or regulatory agencies related to asbestos abatement activity. Such records shall include identification of the project, dates and resolutions or other information.
 2. A list of penalties incurred through non-compliance with asbestos abatement project specifications, including liquidated damages, overruns in scheduled time limitations, and resolutions.
 3. A description of the situations in which an asbestos-related contract has been terminated, including projects, dates, and reasons for terminations.

4. A list of asbestos-related legal proceedings/claims in which the Abatement Contractor (or employees scheduled to participate in this project) has participated or is currently involved.
- The prospective Abatement Contractor should also submit the following information:
 1. Evidence of adequate insurance coverage, specifically insurance with pollution coverage.
 2. Names and resumes of the project manager(s) and job superintendent(s) for the abatement project.
 3. A proposed schedule for completion of the work, including work hours and number of days required to complete the work.
 4. Examples of the "Certificate of Completion" the Abatement Contractor intends to provide at the completion of asbestos abatement described in these specifications.
 5. Where the asbestos will be disposed and certified that the facility is authorized to accept asbestos.

NOTE: Abatement, maintenance, and repair of asbestos should be accomplished during off-peak work hours whenever possible.



Attachment A
Connelly Notification Forms and Procedures
(Optional Forms - use of these specific forms is not required by regulation;
similar forms can be used)

STEP-BY-STEP DIRECTIONS FOR COMPLIANCE WITH CONNELLY NOTIFICATION REQUIREMENTS

1. Appoint Asbestos Site Manager and Asbestos Program Manager (see Operations and Maintenance Plan for description of duties)
2. Compile information about asbestos in building.
3. Prepare notices for employees, lessees, and contractors.
4. Distribute notices to each employees or tenants listed above. Obtain written verification of receipt from each employee or tenants.
5. Distribute notices to lessees, agents, and contractors. Remind them that they have to forward the notices to their own employees, agents, lessees, and contractors.
6. Distribute supplemental notices on the following occasions:
 - a. Asbestos information known at this time (original notification).
 - b. Asbestos information which becomes known during a 90-day period (quarterly notification); supplemental notice within 15 days of the end of the 90 day period.
 - c. All asbestos information to new employees within 15 days of the date they begin work.
 - d. All asbestos information to new lessees, agents, and contractors within 15 days of the date they begin the new relationship.
 - e. All asbestos information to all employees, lessees, and agents on an annual basis.

NOTICE TO EMPLOYEES - ASBESTOS IN BUILDINGS

OR (INITIAL NOTICE) FOR PERIOD BEGINNING: _____

(SUPPLEMENTAL NOTICE) FOR QUARTER ENDING: _____

FOR BUILDING LOCATED AT: _____

In January of 1989, Assembly Bill 3713 was signed into law and added to the California Health and Safety Code. This bill provides for written notice to employees concerning specific matters related to working in a building with asbestos-containing construction materials. It applies to buildings built before 1979 where the owner knows that the building contains asbestos-containing materials; it does not require that a building be surveyed to determine the presence of asbestos.

WHAT IS ASBESTOS?

Asbestos is a naturally-occurring group of fibrous minerals which have been used extensively in public buildings, apartments, and homes. Asbestos was incorporated into pipe insulation, acoustic plaster, acoustic tile, duct and furnace insulation, floor tiles, textiles, roofing, and hundreds of other building materials.

WHERE DOES ASBESTOS OCCUR IN MY BUILDING?

See the attached excerpt from the asbestos survey report for your building for information about which materials contain asbestos.

WHY IS ASBESTOS HAZARDOUS?

Asbestos is a concern because of the potential health risks associated with breathing asbestos fibers. It is important for you to know that most people with asbestos-related diseases were asbestos workers before 1972. These workers were repeatedly exposed to high levels of asbestos each working day with little or no protection. Asbestos workers today are required to follow specific work procedures and wear appropriate protection to minimize exposure.

Significant exposure to asbestos fibers can lead to asbestosis and certain forms of cancer. Asbestosis is one of the many dust-related lung diseases. It is associated with chronic exposure to relatively high levels of asbestos and is characterized by the permanent deposition of asbestos fibers in the respiratory tract. The earliest and most prominent clinical finding, breathlessness upon exertion, rarely becomes apparent until after at least a decade of exposure.

In addition to asbestosis, the association of asbestos and lung cancer has been well established over the past two decades. Scientists have studied insulation and shipyard workers who were exposed to HIGH AIRBORNE LEVELS of asbestos. These studies indicate that asbestos workers were about five times as likely to get lung cancer as non-asbestos workers who did not smoke. Asbestos workers who also smoke were found to be at much greater risk (about 50 times) of dying of lung cancer than nonsmoking, non-asbestos workers. Mesothelioma, a rare form of cancer of the chest or abdominal cavity, occurs among occupational groups exposed to certain types of asbestos.

ASBESTOS SAMPLING RESULTS

A summary of the results of recent bulk sampling or air sampling is attached to this notice (if no new sampling has been performed beyond the original asbestos survey, then the asbestos survey executive summary will be attached).

REGULATIONS

A number of standards exist for allowable airborne levels of asbestos in the workplace. Most of these standards require medical monitoring, respirators, and specialized training if airborne levels exceed a certain concentration in air.

Source	Level	Nature	Comments
Cal/OSHA ¹	0.1 f/cc	Occupational & mandatory	8-hour Time Weighted Average (TWA) Permissible Exposure Level (PEL)
	1.0 f/cc		Excursion Limit (EL) for 30 minutes period
NIOSH ²	0.1 f/cc	Recommended	Occupational PEL
ACGIH ³	0.2 f/cc	Recommended	Occupational Threshold Limit Value (TLV) for chrysotile asbestos
Calif. Prop 65 ⁴	vague	Mandatory	Standard and monitoring method are unclear, but generally interpreted as comparable to outside ambient air or 100 fibers per day, whichever is greater
Industry Standard, adopted from AHERA regulations	0.01 f/cc (PCM)	Primary Clearance Criteria	<ul style="list-style-type: none"> • Perimeter action level. • Clearance standard for small scale, short duration abatement zones.
	70 str/mm ² (TEM)	Secondary Clearance Criteria	TEM clearance criterion; if failed, then compare against ambient level outside of work area. Originating from AHERA ⁵ regulations

¹ California Department of Industrial Relations, Division of Occupational Safety and Health, 1995

² National Institute of Occupational Safety and Health

³ American Conference of Governmental Industrial Hygienists, 1994-5

⁴ California Proposition 65

⁵ Asbestos Hazard Emergency Response Act (AHERA); 40 CFR Part 763, applicable to schools but adopted for larger scale projects or where warranted

GENERAL PROCEDURES AND HANDLING RESTRICTIONS

As you can see, the concern is with asbestos fibers in the air. When asbestos materials are in good condition, it is unlikely that fibers will be released into the air. Do not cut into, drill into, nail, or pin anything onto, sand, move, bump, rub against, or otherwise disturb any asbestos-containing materials. If you should discover any damaged asbestos-containing material, do not touch it; do not attempt to clean it up. Contact your supervisor or building representative/manager immediately and report the situation.

Work that requires disturbance of asbestos materials is performed by outside contractors working under specifications which include work practice procedures, removal techniques, clean up, and clearance air sampling.

If any construction, maintenance, or remodeling is conducted in an area of the building where there is the potential for employees to come in contact with, or release and disturb asbestos-containing building materials, it is required that the area be posted with a clear and conspicuous warning sign. The warning sign must read:

**"CAUTION, ASBESTOS
CANCER AND LUNG DISEASE HAZARD
DO NOT DISTURB WITHOUT TRAINING AND EQUIPMENT"**

Much of this information may be new to you. If you have questions, or if you wish to read or photocopy the full text of the asbestos survey report for the building, you may contact the designated contact person at your site:

Name: _____ Phone Number: _____

Between the hours of _____ and _____

This written announcement fulfills the asbestos notification requirement of Division 20, Chapter 10.4, Section 25915 of the California Health and Safety Code (Assembly Bill 3713).

**NOTICE TO OWNERS, LESSEES, SUBLESSEES, AGENTS, AND CONTRACTORS -
ASBESTOS IN BUILDINGS**

OR (INITIAL NOTICE) FOR PERIOD BEGINNING: _____

(SUPPLEMENTAL NOTICE) FOR QUARTER ENDING: _____

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	70 str/mm ² (TEM)	Secondary Clearance Criteria	TEM clearance criterion; if failed, then compare against ambient level outside of work area. Originating from AHERA ⁵ regulations

¹ California Department of Industrial Relations, Division of Occupational Safety and Health

² National Institute of Occupational Safety and Health

³ American Conference of Governmental Industrial Hygienists, 1994-5

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If any construction, maintenance, or remodeling is conducted in an area of the building where there is the potential for employees to come in contact with, or release and disturb asbestos-containing building materials, it is required that the area be posted with a clear and conspicuous warning sign. The warning sign must read:

**"CAUTION, ASBESTOS
CANCER AND LUNG DISEASE HAZARD
DO NOT DISTURB WITHOUT TRAINING AND EQUIPMENT"**

Much of this information may be new to you. If you have questions, or if you wish to read or photocopy the full text of the asbestos survey report for the building, you may contact the designated contact person at your site:

Name: _____ Phone Number: _____

Between the hours of _____ and _____

This written announcement fulfills the asbestos notification requirement of Division 20, Chapter 10.4, Section 25915 of the California Health and Safety Code (Assembly Bill 3713).

IMPORTANT NOTE:

Lessees, sublessees, agents, and contractors are responsible for providing copies of this notification to their own sublessees, agents, contractors, and employees.

**Attachment B
Work Evaluation Form**

(Optional Form - use of this specific form is not required by regulation; a similar form can be used)

BUILDING:

BUILDING #:

EVALUATION PERFORMED

BY _____ (signature/date)

/DATE:

EVALUATION REQUESTED

BY

/JOB ORDER #:

**ATTACHED
DOCUMENTS**

- Floorplans
- Asbestos Information Notice
- Other,

DESCRIPTION OF WORK:

(reference the construction plans or job order used to determine the scope of the intended work)

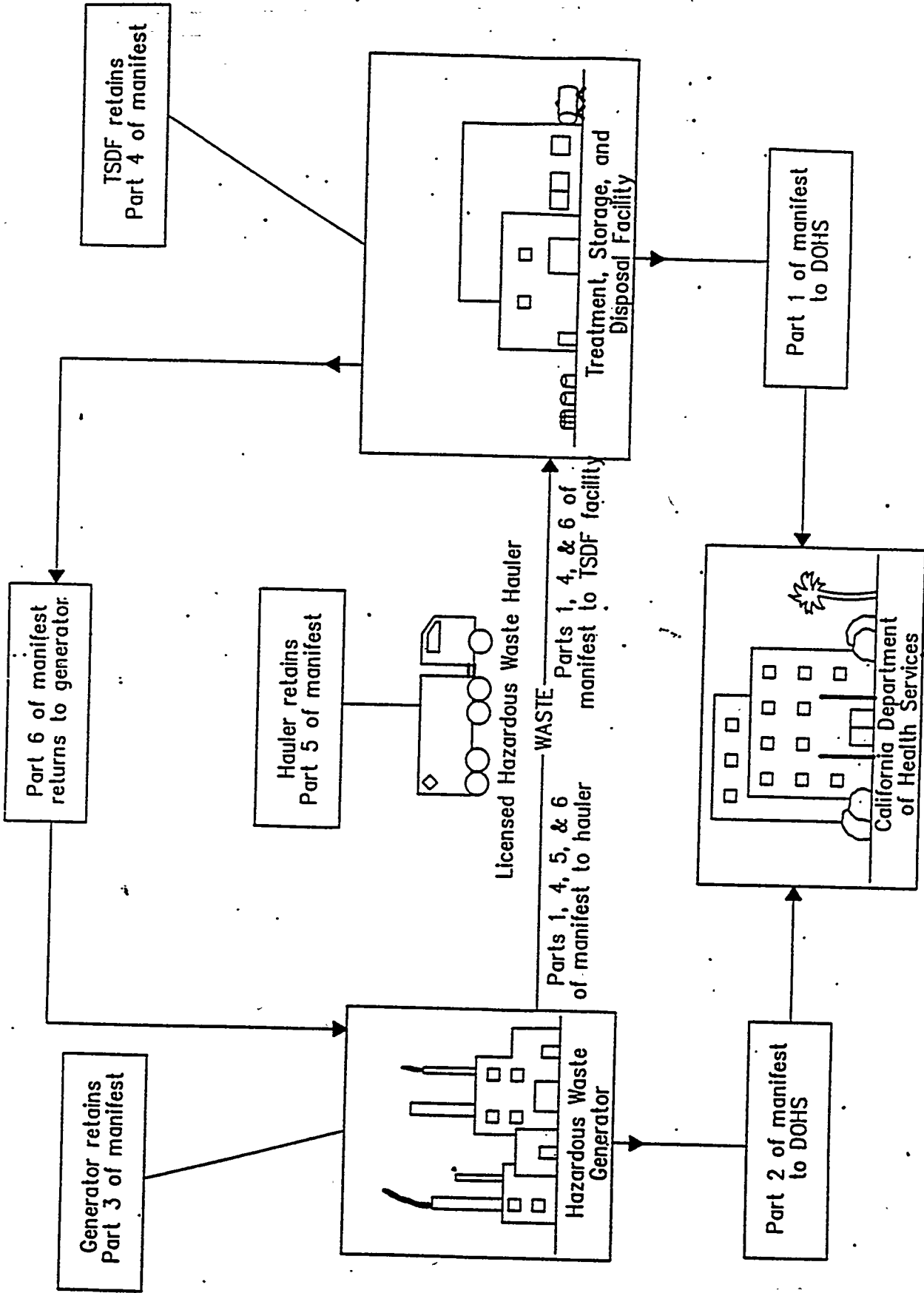
FINDINGS:

___ Asbestos is not present in the vicinity of the work.

___ Asbestos is present in the vicinity of the work, but disturbance is not expected. If the scope of the work changes, further evaluation is needed and asbestos abatement may be required.

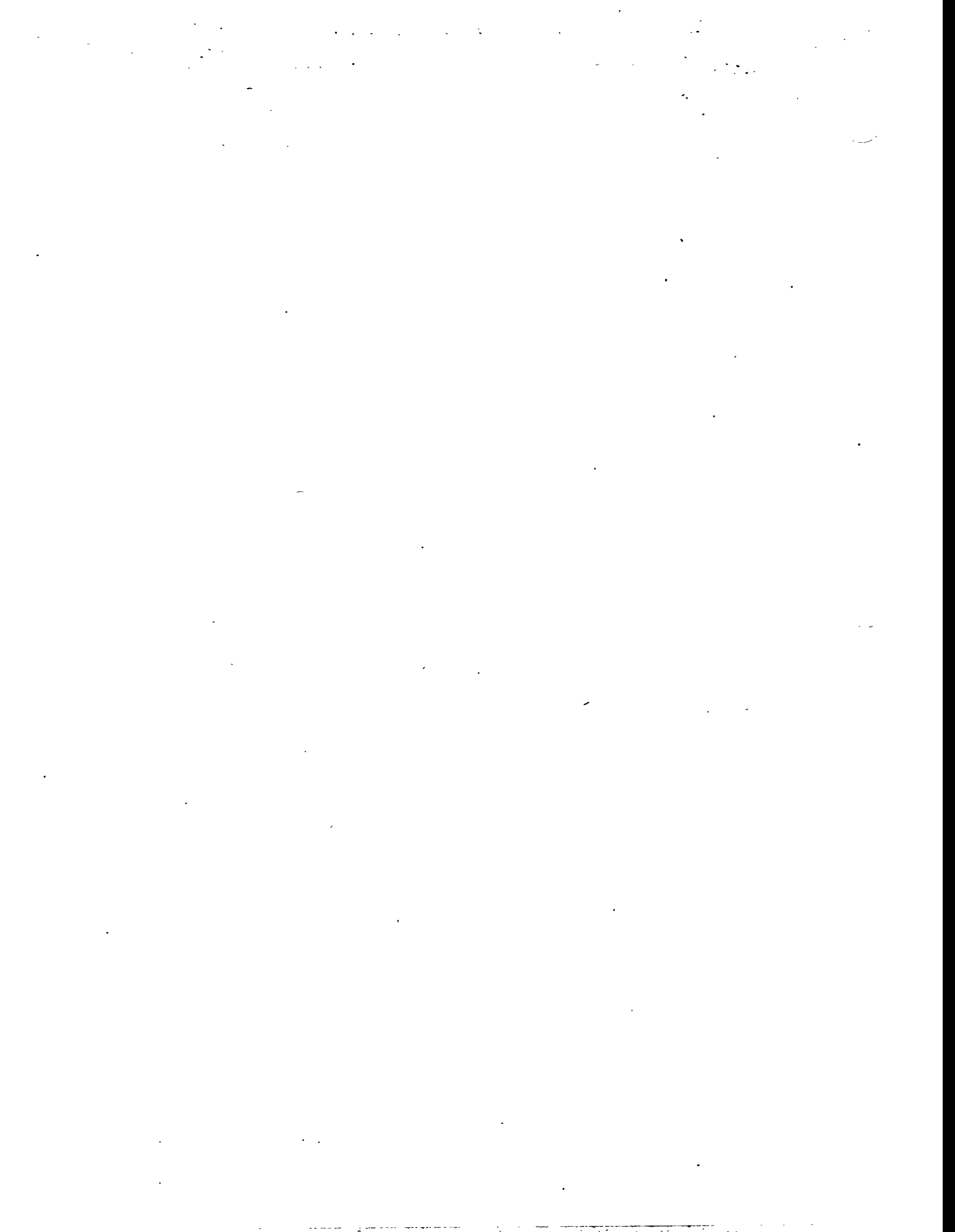
___ Asbestos is present in the vicinity of the work and may be disturbed.

Attachment C
Waste Manifest System



CALIFORNIA'S HAZAR WASTE MANIFEST SYSTEM

**Attachment D
Not Used**



Attachment E
Summary of Requirements for Asbestos Abatement Classes 1 - 4

Summary of Asbestos Abatement Procedures for Abatement Class Activities

	Abatement Class I	Abatement Class II	Abatement Class III	Abatement Class IV
Activities:	Removal of TSI or surfacing material that is ACM or PACM	Removal of ACM, not including TSI or surfacing material (e.g. wallboard, flooring, roofing, siding, gaskets and mastic)	Repair and maintenance of small amounts of TSI or surfacing ACM or PACM (not exceeding one 60" glovebag or waste bag)	Maintenance and custodial activities contacting ACM or PACM (including clean-up of ACM or PACM dust and debris)
Regulated Area:	Yes	Yes	Yes	No (unless PEL exceeded)
Personnel Air Sampling Requirements:	Daily for each shift and activity; 8 hr TWA and 30 min STEL	Daily for each shift and activity; 8 hr TWA and 30 min STEL	Sufficient to document expected exposure	Sufficient to document expected exposure
Procedural Requirements:				
a. wet methods	Yes	Yes	Yes	Yes
b. HEPA vacuum	Yes	Yes	Yes	Yes
c. prompt clean-up	Yes	Yes	Yes	Yes
d. negative pressure enclosure	Disturbances of >25LF or >10SF ACM or PACM requires >0.02" negative pressure differential; >4 air changes/hr; air movement away from workers towards HEPA unit; and electrical circuits off unless using GFI	Indoors when ACM or PACM is not removed substantially intact or when PEL may be exceeded	If PEL may be exceeded; isolate area when feasible or use glovebags and/or mini-enclosures with vacuum	No (unless PEL exceeded)
e. dropcloths	Yes	Yes	Yes	Yes
Control Methods:	Negative pressure enclosure; glovebag system; negative pressure glovebag; glove box; water spray system ; and/or mini-enclosures	Specific to material removed	Glovebag, and/or mini-enclosure	N/A
Decontamination:	3-chamber personal decon with shower	Minimum of dropcloth, HEPA-vacuums coveralls, and bucket or Hudson sprayer for hands, face, and equipment	Minimum of dropcloth, HEPA-vacuums coveralls, and bucket or Hudson sprayer for hands, face, and equipment	Minimum of dropcloth, HEPA-vacuums coveralls, and bucket or Hudson sprayer for hands, face, and equipment

Appendix E

**Condition Assessment Survey
for the
Kaiser-Hill LLC Oxnard Facility**

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Condition Assessment Survey for the Kaiser-Hill Company LLC Oxnard Facility

September 1995



U.S. Department of Energy
Grand Junction Projects Office

Approved for public release; distribution is unlimited.

Work Performed Under DOE Contract No. DE-AC04-94AL96907 for the U.S. Department of Energy

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**Condition Assessment Survey
for the
Kaiser-Hill Company LLC
Oxnard Facility**

September 1995

Work performed under DOE Contract No. DE-AC04-94AL96907

**Prepared for
U.S. Department of Energy
Albuquerque Operations Office
Grand Junction Projects Office**

**Prepared by
Rust Geotech
Grand Junction, Colorado**



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CONDITION ASSESSMENT SURVEY OXNARD FACILITY

1.0 INTRODUCTION

The Condition Assessment Survey (CAS) process consisted of a thorough non-intrusive assessment of the Kaiser-Hill Company LLC-operated Oxnard Facility and its seven buildings' systems, structures and components. The buildings were assessed for physical condition of plumbing, electrical, architectural and structural by a U.S. Department of Energy (DOE)-approved and certified CAS inspection team from Rust Geotech, Grand Junction Projects Office (under DOE Contract No. DE-AC04-94AL96907), Grand Junction, Colorado. The CAS process began on September 12, 1995, and was completed on September 20, 1995. Uniform Building Codes (UBC), National Fire Protection Association (NFPA) standards, and Occupational Safety and Health Administration (OSHA) standards are the principal references used in this assessment and referenced by *DOE CAS Program Deficiency Standards and Inspections Methods Manuals* (Volumes 1 through 12). Environmental assessment is not a part of the scope of this CAS process; however, obvious contamination or presence of asbestos is noted as suspected.

The Data Collection Devices were not used in this assessment as the Project Manager selected the option of a documented process versus the automated/documented process; however, the documentation as such includes the details and deficiency codes in accordance with the *DOE CAS Program Deficiency Standards and Inspections Methods Manuals* necessary to upload this information into the Condition Assessment Information System (CAIS), if desired, at a later date.

The report furnished with this assessment includes copies of the field notes taken by inspectors, a summary of the overall condition for each building and/or major system, and an overall condition of the facility in general, emphasizing the facility's immediate code/safety/maintenance and repair concerns.

The Oxnard site description, addressing the site ownership, physical location/setting, building size, utilities, geology, seismology, demography, history, current use, etc., is available in numerous other documents including the *Phase 1 Environmental Site Assessment* document, dated September 30, 1994, and therefore, will not be duplicated in this report.

The DOE-certified CAS Inspectors participating in this assessment are as follows:

Kyle Brannon	CAS Administrator/Lead Inspector #GJ50714	(970) 248-6610
Ronald Hall	Electrical Inspector #GJ50573	(970) 248-6610
Thomas Masias	Architectural/Structural Inspector #GJ50417	(970) 248-6605
Joel Swetnam	Mechanical Inspector #GJ50687	(970) 248-6610

2.0 SITE DESCRIPTION

2.1 Site Ownership

The Oxnard facility is owned by the DOE and is operated by Kaiser-Hill Company LLC.

2.2 Physical Location/Setting

The Oxnard facility sits on 13.75 acres located in an industrial park within the city limits of Oxnard, county of Ventura. Various industrial facilities surround the Oxnard facility such as Deardorff-Jackson Inc. and Boskovich Corp. (vegetable/fruit packing house); Kingstone Wheel Corp. (metal wheel fabrication); Gold Coast Steel (machining); and the City of Oxnard, which operates a vehicle maintenance garage immediately to the east of this facility.

The facility consists of seven buildings with approximately 86,000 square feet of covered floor space and approximately 89,500 square feet of roof area. The seven buildings include:

Building 1	Administrative Offices
Building 2	Machine Shop, Engineering Office, Quality Control Office, Metallurgical Laboratory, Production Control Office, Maintenance Offices, and Lunch Room
Building 3	Saw Shop
Building 4	Grinding Shop
Building 5	Press Shop, Wheelabrator Room, Dye Penetrant Room
Building 6	Forge Shop
Building 7	Tank Farm and Lubrication Storage/Waste Water Filtration and Separator

3.0 DEFINITION OF RATING

3.1 Condition

Condition ratings used are as follows:

- Excellent: No defects or deficiencies
- Fair: Minor deficiencies/overall condition of the inspection unit (IU)
- Good: Minor defects or deficiencies but better than poor condition
- Poor: Numerous minor deficiencies and/or major deficiencies normally requiring attention within 1 year or immediately
- Fail: Major safety and/or code violations that have immediate potential of injury. This should be immediately identified as "DO NOT OPERATE."

3.2 Purpose

Purpose indicators are used as follows:

- Maintenance: The condition is a maintenance issue and does not necessarily violate code or affect the operation of the unit yet.
- Functional: The condition is determined to have or will soon have an affect on the performance and/or function of this IU.
- Code: This condition is in violation of the UBC, National Building Code, OSHA, NFPA, or known directive/regulation usually requiring action within 1 year.
- Safety: This condition directly affects or will soon affect the safety of personnel and should be corrected immediately in most cases.

3.3 Urgency

Urgency codes are recommendations for response to the identified deficiencies based on the inspectors knowledge and experience with identical/similar conditions. Safety deficiencies should be resolved immediately, and maintenance issues should be evaluated and prioritized using a graded approach. In some cases, the inspector cannot make an accurate assessment during a non-intrusive type assessment but believes that the potential exists for an underlying condition. In this case, they may use a condition rating of FAIR and an urgency of < 1 Year.

4.0 **CONDITION ASSESSMENT SURVEY SUMMARY OF THE OXNARD FACILITY**

In general, the Oxnard facility is in fair condition considering the age, environment, and history of the structures and their components and systems. Some of the electrical systems are outdated and do not comply with new construction codes but, in most cases, are adequate for their current use. Wall penetrations that serve utility lines, piping, water lines, etc. are not sealed or escutcheons in place throughout the facility. Piping has been removed from service but exists in various locations, as noted in the CAS Field Reports. Backflow protection for domestic water systems is lacking throughout most of the facility, which offers the potential for water contamination and human ingestion of such contamination. Electrical equipment is typically outdated throughout the facility. In most cases, labeling of electrical equipment/systems, piping, and equipment is not compliant with OSHA or DOE Order 5480.19, *Conduct of Operations*, requirements. Other than the conditions noted, the buildings are functionally adequate for their intended use. It is also noted that the facility has been well maintained and, considering the age and environment, the buildings are cosmetically appealing.

Due to the age, environment, and numerous deteriorating conditions found on the facility, it is recommended that a CAS be performed annually of this facility at least for the next 3 years. It is also recommended that engineering studies be performed immediately on the deteriorating concrete columns.

Building 1 CAS Summary

Administration Office: Technical and Administrative staff, Accounting, Purchasing, Human Resources, etc.

Size: 4,500 square feet

Year Built: 1950

The general condition of this building is good. On the exterior of the building, paint was found peeling, chipping and cracking, and the stucco cracking in some locations. Window units displayed cracked and weathered glazing, and lead-based paint is suspected to be present on fascia and other trim.

The interior of the building is also in good condition with some dropped ceiling panels displaying water stains indicating leaking at the roof. Asbestos containing material is suspected in various locations throughout the building's interior including flooring and vinyl asbestos tile. While in the attic, it was discovered that the interior roofing member supports are not sufficient, and collar ties are missing. Two leaks in the roof were found at northwest center section.

Mechanically, this building is in good condition. Backflow protection is lacking in four outside hose bibs and on the janitor's closet faucet. A 2 ½-inch gate valve is leaking on the supply side of the double-check backflow prevention device. The water heater relief valve is improperly plumbed.

Electrically, the assessed condition of this building is fair. In some cases, outdoor electrical raceways are installed using fittings designed for indoor applications. A questionable condition exists as to the heat load in the attic. Three 10 KVA transformers reside in the attic with minimal ventilation. This condition should be evaluated and modifications made, as necessary. In some cases, GFCI protection is not adequate according to OSHA and UBC codes.

See attached CAS Field Reports for additional deficiencies.

Building 2 CAS Summary

Machine Shop: Shipping and Receiving, Production, Planning and Control office, Maintenance office, electrical maintenance room, stock room, Quality Assurance office, machining floor, Metallurgical Laboratory, and Engineering/Computer Assisted Drafting office

Size: 42,016 square feet

Year Built: 1950

The general condition of this building is fair with some major deficiencies as follows:

- Column E-8 supports the east end of the 5-ton Gantry crane and is the load-bearing wall support for this side of the building. The concrete column is disintegrating and may be deteriorating from the inside, which makes it difficult to know the extent of the degradation. This is a major concern and should be evaluated immediately.
- Concrete support columns bearing the weight of the external Gantry crane, rail, and supports have significant impact damage. Anchors are broken, structural rebar is exposed, and corrosion is evident. These columns are numbered G1W, G2W, G4W, and G5W.
- Concrete Column E-7 also has exposed rebar and displays spalling.

Mechanically, the assessed condition of this building is good with one exception:

- Backflow prevention is lacking in this building, which presents a potential for domestic water contamination.

Electrically, the assessed condition of this building is good with the following exceptions:

- There are exposed wires visible in the locker room at Column W11.
 - The Fabrication Shop has several 110-volt outlets that require GFCI protection.
 - A battery-powered floodlight, located between Columns A10 and A11, is inoperative.
- Corrosion is noted in various locations.

See attached CAS Field Reports for additional deficiencies.

Building 3 CAS Summary

Saw Shop: Various saws, 5-ton overhead bridge crane

Size: 5,200 square feet

Year Built: 1949

The general condition of this building is poor. The concrete poured-in-place south wall is cracking and displays efflorescence on exterior. The crane rail support pad, located at the west wall Column 3W20, has been cosmetically repaired after the original concrete disintegrated. The other concrete support pads are showing the same type of disintegration. An engineering study is recommended.

Electrical assessment indicates fair condition. Minor code violations, corrosion, and outdated electrical equipment exist.

Mechanical condition is assessed as fair. Vacuum breakers are missing in various locations, as noted on the attached field reports.

See attached CAS Field Reports for additional deficiencies.

Building 4 CAS Summary

Grinding Shop: Numerous grinding stations, air-abatement particle separator

Size: 1,485 square feet

Year Built: 1950

The general condition of this building is poor. The building requires a major facelift and would probably be more practical to tear down and rebuild. Structural supports have been cut out and modified for a monorail system that is no longer used. The metal siding is damaged, pieced together, and requires full replacement.

Electrically, minor code violations were found, but overall, the assessed condition of the building is good. Outdated electrical equipment is also noted.

Mechanically, the assessed condition of this building is fair. Labeling is either non-existent or non-compliant.

See attached CAS Field Reports for additional deficiencies.

Building 5 CAS Summary

Press Shop: 1,600-ton mechanical press, 3,500-ton hydraulic press, trim press, natural gas-fired furnaces

Size: 7,950 square feet

Year Built: 1950

The general condition of this building is assessed as fair. Some of the structural supports (swaybraces), located on the interior of the building, have been removed for the convenience of installing a large piece of manufacturing equipment. The missing supports are located at Columns 5E26 through 5E24 and should be reinstalled immediately.

Mechanically, the building is assessed as fair. Hanging piping is not properly suspended and supported with required hardware. Piping labeling is non-compliant. The natural gas odor appears to be excessive. Leak tests should be performed and the ventilation modified accordingly.

Electrically, the condition is assessed as fair. Rubber raceway used, in various applications, is not adequate and requires proper hard-wiring.

See attached CAS Field Reports for additional deficiencies.

Building 6 CAS Summary

Forge Shop: 16 High Energy-Rated Forging (HERF) hammers of various energy ratings, gas-fired furnaces, mechanical trim presses, a pit area, tank farm

Size: 24,544 square feet

Year Built: Mid-1980's

The general condition of the building is assessed as good with a few maintenance and code issues as follows:

- Numerous 110-volt outlets are located in the pit area and are not GFCI protected.
- East side exterior under awning has five 110-volt outlets that are not GFCI protected.

Labeling is non-existent/non-compliant.

See attached CAS Field Reports for additional deficiencies.

Building 7 CAS Summary

Oil/Waste Water Filtration System: Tanks, drums, 3-wall structure

Size: 1,380 square feet

Year Built: 1950

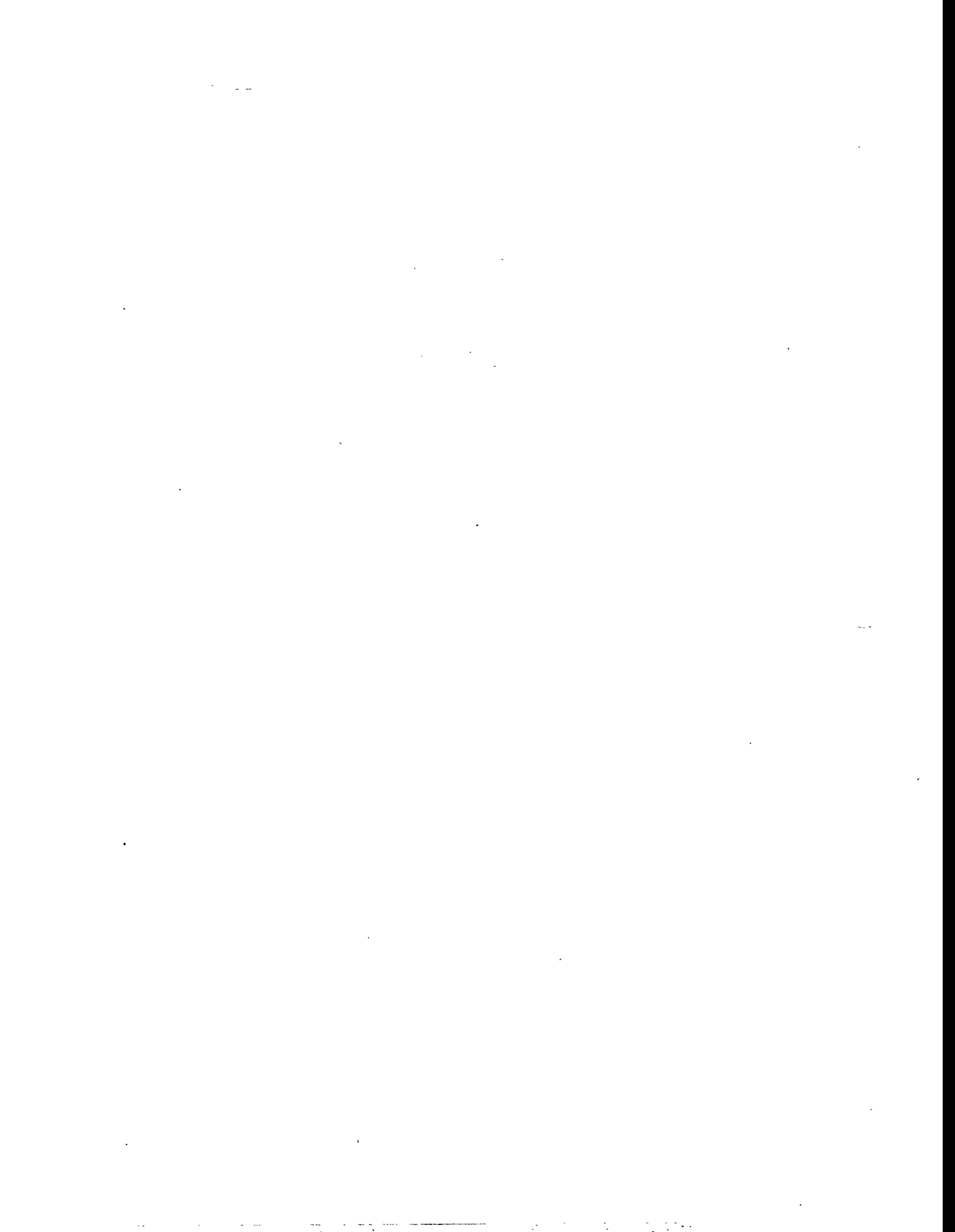
The general condition of this building is good. A concern about the tank containment area exists. It appears that the tank containment area received some demolition work but was left unfinished, thereby affecting the integrity of the containment area.

- All 110-volt outlets should be GFCI protected.
- Backflow protection is inadequate or non-existent.

See attached CAS Field Reports for additional deficiencies.

Oxnard CAS Field Notes

Building 1



Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Structural Bldg #: 1 (Admin Offices) Date: 9/12/95	Condition/Purpose/Urgency
<p>Description: <u>South east exterior wall - Stucco is cracking, spalling at lower level due to lawn sprinkler focussing water</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D03-01.07.00</u></p>	<p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>
<p>Description: <u>East Window Units (4 each) putty/glazing is cracking</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D25-01.01.00</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - NA</p>
<p>Description: <u>East Facia paint is peeling and cracking, also suspect lead based paint in this area</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>F09-01.04.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Structural Bldg #: 1 (Admin. Offices) Date: 9/12/95	Condition/Purpose/Urgency
<p>Description: South east exterior wall - Stucco is cracking, spalling at lower level due to lawn sprinkler focussing water</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D03-01.07.00</u></p>	<p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>
<p>Description: East Window Units (4 each) putty/glazing is cracking</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D25-01.01.00</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - NA</p>
<p>Description: East Facia paint is peeling and cracking, also suspect lead based paint in this area</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>F09-01.04.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Structural Bldg #: 1 (Admin Offices) Date: 9/12/95	Condition/Purpose/Urgency
<p>Description: South east exterior wall - Stucco is cracking, spalling at lower level due to lawn sprinkler focussing water</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: D03-01.07.00</p> <p>Description: East Window Units (4 each) putty/glazing is cracking</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: D25-01.01.00</p> <p>Description: East Facia paint is peeling and cracking, also suspect lead based paint in this area</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: F09-01.04.00</p>	<p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p> <p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - NA</p> <p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Structural Bldg #: 1 (Admin Offices) Date: 9/12/95	Condition/Purpose/Urgency
<p>Description: Women's rest room (suspected ACM) Not ADA Accessible</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: F15-01.11.00</p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - NA</p>
<p>Description: Safety office - west wall ceiling moulding/trim loose (12 LF)</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: F28-07.07.00</p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>
<p>Description: Walls in accounting office require painting due to stains/discoloration</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: F07-01.03.00</p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>1 (Admin Offices)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Air conditioning condenser unit located in SW corner - H.D. 60 Amp disconnect shows heavy corrosion</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I02-03.06.01</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Lens missing in Men's restroom Light, S.W. Entry Light</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I04-01.09.03</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>
<p>Description: <u>In the accounting computer room, an improper panel cover is installed on panel 1B.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>Code</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>1 (Admin Offices)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>A questionable condition exists in the attic - 3 air-cooled transformers (10 KVA) are mounted in the attic and the ventilation should be evaluated to ensure sufficient air flow is present.</u></p> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - <u>Unknown</u></p> <p>Purpose - <u>Maintenance Functional Code / Safety</u></p> <p>Urgency - <u>< 1 year</u></p>
<p>Description: <u>Communication board power supply plug is not adequate. Single wires are used. Knockout hole needs plugged</u></p> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>I02-08.01.05</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code</u></p> <p>Urgency - <u><1 Year</u></p>
<p>Description: <u>30 Amp disconnect located in the attic, serving the refrigerated air unit (West end) - interlock is inoperable</u></p> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>I03-03.06.01</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Functional Code</u></p> <p>Urgency - <u><1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>1 (Admin Offices)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Accounting office - North wall - STO cord is being used as a raceway for wiring of surface outlets. This is not appropriate for the location.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I02-08.02.08</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code</u></p> <p>Urgency - <u><1 Year</u></p>
<p>Description: <u>In the Purchasing office, West wall, the work station cord is used as a raceway running up the wall and into the ceiling. This is not appropriate for the location.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I02-08.02.08</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code</u></p> <p>Urgency - <u><1 Year</u></p>
<p>Description: <u>Purchasing office, East computer room - ceiling heater is improperly installed. It is wired with cord, no connector. Also, the raceway is not appropriate for the location.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I02-08.02.08</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code</u></p> <p>Urgency - <u><1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>1</u> (Admin Offices) Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>2 1/2 inch flanged gate valve, located on the supply side of the double check backflow protection device, is leaking. (Domestic Water)</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-06.02.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Maintenance Functional</u></p> <p>Urgency - <u><1 Year</u></p>
<p>Description: <u>1/4" - 3/4" anti-syphon missing vacuum breaker (4 each). Domestic water.</u></p> <p>Locations: <u>1/ NE corner of building</u></p> <p style="padding-left: 20px;"><u>2/ NW corner of building</u></p> <p style="padding-left: 20px;"><u>3/ SW corner of building</u></p> <p style="padding-left: 20px;"><u>4/ SE corner of building</u></p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-11.16.00</u></p>	<p>Condition - <u>Poor/Fail</u></p> <p>Purpose - <u>Functional Code / Safety</u></p> <p>Urgency - <u>Immediate</u></p>
<p>Description: <u>3/4 inch by 4 inch galvanized pipe/nipple corroded and leaking - Domestic water. Location - outside NW corner of building.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-05.02.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Maintenance Functional</u></p> <p>Urgency - <u><1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>1 (Admin Offices)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
Description: <u>Domestic Water - Vacuum breaker missing on the janitor's mop sink - Men's room closet</u> <hr/> <hr/> <hr/> <hr/>	Condition - <u>Poor</u> Purpose - <u>Code / Safety</u> Urgency - <u><1 Year</u>
Deficiency Code: <u>H01-11.16.00</u>	
Description: <u>Domestic water - 3/4 inch fittings show slight corrosion - Janitors closet in men's room</u> <hr/> <hr/> <hr/> <hr/>	Condition - <u>Good</u> Purpose - <u>Maintenance</u> Urgency - <u>2-5 years</u>
Deficiency Code: <u>H01-05.02.00</u>	
Description: <u>Duct work in attic missing and/or damaged insulation. Approximately 15 sq. feet</u> <hr/> <hr/> <hr/> <hr/>	Condition - <u>Poor</u> Purpose - <u>Maintenance Functional</u> Urgency - <u>>1 Year</u>
Deficiency Code: <u>H01-05.02.00</u>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>1</u> (Admin Offices) Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Condensing unit on SW corner outside, has worn pipe insulation. The insulation is 1/2 inch rubber. Approximately 10 LF.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H26-01.04.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Toilet Seats should be open front - Mens and Womens restrooms</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-12.07.00</u></p>	<p>Condition - Good</p> <p>Purpose - Code</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Relief valve on water heater is improperly piped (wrong pipe size) - Located in the Janitors closet.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-05.07.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p>



Oxnard CAS Field Notes

Building 2

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 2 (Admin/Machine Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: <u>Loading dock area SW 1/2 from column W-7 has large stress cracks.</u> <u>80% - Approx. 6000 Sq. Ft.</u></p> <hr/> <hr/> <hr/> <hr/>	<p>Condition - Fair</p> <p>Purpose - Functional</p> <p>Urgency - 2-5 years</p>
<p>Deficiency Code: <u>B01-01.08.06</u></p>	
<p>Description: <u>Framework for structural columns test positive for lead based paint</u></p> <hr/> <hr/> <hr/> <hr/>	<p>Condition - Poor/Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - NOTE</p>
<p>Deficiency Code: <u>Noted</u></p>	
<p>Description: <u>Loading dock area NW from column W-7 - concrete stress cracking requires filling. Some spalling and settlement. Approx. 6000 Sq. Ft.</u></p> <hr/> <hr/> <hr/> <hr/>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - 2-5 years</p>
<p>Deficiency Code: <u>B01-01.08.06</u></p>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>West end steel exterior windows - Glazing deteriorated - Entire window units. Corrosion on frames. 645 each</u></p>	<p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Deficiency Code: <u>D25-01.01.00</u></p>	
<p>Description: <u>Mtc siding corrugated -6' X 12' cracking paint, checking</u> <u>Approximately 2880 Sq. Ft.</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - 2-5 years</p>
<p>Deficiency Code: <u>F07-01.05.00</u></p>	
<p>Description: <u>Concrete stem walls West End shows impact damage and is cracking at the jambs. Approx. 2400 Sq. Ft.</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - 2-5 years</p>
<p>Deficiency Code: <u>C01-01.06.00</u></p>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Overhead doors on West side of building show impact damage and paint peeling. 5 each @ 10'W X 12' H and 1 each @ 16' W. Protective coating/paint gone.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D16-03.01.01</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - 2-5 years</p>
<p>Description: <u>North end partial CMU addition. NW corner holes and soiling. W-17 spalling and leaching. Approx. 528 Sq. Ft.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D02-01.08.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>North end from W-17 window units grazing deterioration</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D25-01.01.00</u></p>	<p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 2 (Admin/Machine Shop) Date: 9/13/95	Condition/Purpose/Urgency
Description: East stem wall shows impact damage, spalling 	Condition - Poor Purpose - Functional Urgency - >1 Year
Deficiency Code: C01-01.06.00	
Description: East window wall section - 580 each windows - spackling deterioration Suspect ACM in putty 	Condition - Poor Purpose - Maintenance Urgency - >1 Year
Deficiency Code: D25-01.01.00	
Description: Overhead doors (6 each) on East side of building - 10' X 12' - Paint peeling. 	Condition - Fair Purpose - Maintenance Urgency - 2-5 years
Deficiency Code: D16-03.01.01	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 2 (Admin/Machine Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: <u>Roof gutter leaks @ column location B-4. Seal @ joint (Galvanized North end column A-14 and A-15</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>E09-01.11.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>
<p>Description: <u>West end Overhead Gantry Crane @ door 11, column W-6 and south to W-1 - Corrosion on crane unit.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>K16-01.01.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Functional Code / Safety</p> <p>Urgency - >1 Year</p>
<p>Description: <u>SE corner corrugated siding - peeling paint - Approx. 84 Sq. Ft.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>F07-01.05.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 2 (Admin/Machine Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: Maintenance office area 18' X 30', T-111 showing impact damage and soiling of exterior walls.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D12-01.03.00</u></p> <p>Description: SE Exit door of maintenance office requires CAUTION STEP strip.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D14-03.18.00</u></p> <p>Description: Interior drywall of maintenance office shows impact damage, soiling at east wall entry way. 14' X 8' and 12' X 8' admin area.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D31-01.02.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - 2-5 years</p> <hr/> <p>Condition - Fail</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p> <hr/> <p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - 2-5 years</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>SW corner of building, shipping and receiving area floor shows cracking at columns W-1 to W-8 and A-1 to A-8. Approximately 7380 Sq. Ft.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C01-01.03.00</u></p> <p>Description: <u>Electrical shop interior. No Comments</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: _____</p> <p>Description: <u>Stock room 24' X 20', T-11 siding soiling, impact damage, holes - interior good condition.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D12-01.03.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - 2-5 years</p> <p>Condition -</p> <p>Purpose -</p> <p>Urgency -</p> <p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 2 (Admin/Machine Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: <u>Exterior siding of anchor holes - impact damage & loose fasteners, also soiling. (QC Inspection area)</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D12-01.03.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Door #19 - misaligned (QC Inspection area)</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D15-03.14.01</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p>Description: <u>South entry door in manufacturing area, interior, has broken hardware.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D14-02.01.03</u></p>	<p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
Description: <u>Manufacturing office interior staining of walls.</u> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/>	Condition - Good Purpose - Maintenance Urgency - > 1 Year
Deficiency Code: <u>D29-01.03.00</u> Description: <u>NW corner ceiling area, Manufacturing office - leak damage</u> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/>	Condition - Poor Purpose - Maintenance Urgency - >1 Year
Deficiency Code: <u>F23-01.11.00</u> Description: <u>North office door (Manufacturing office) interior - Passage set missing.</u> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/>	Condition - Fail Purpose - Maintenance Functional Urgency - <1 Year
Deficiency Code: <u>D14-01.01.03</u>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 2 (Admin/Machine Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: Metal Laboratory - Ceiling panels water stained - indicates a leak in the roof - Approximate tile replacement necessary - 2,560 Sq. Ft.</p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: F23-01.12.00</p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: Metal Laboratory - Drywall on walls damaged and soiled</p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: F03-01.04.00</p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: East wall exterior is spalling and has rebar exposed at Column E-7</p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: C01-01.10.00</p>	<p>Condition - Poor</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical Bldg. # 2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>SE Corner of building next to copier - Improper Starter Fitting for Plugmold strip (Suspect improper grounding). Suggest this be intrusively inspected.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I02-08.04.01</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Code / Safety</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Outlets in fabrication shop near the sink are not GFCI Protected.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I16-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - Immediate</p>
<p>Description: <u>Improper cover plate for industrial on the SE Wall of the Fabrication shop. Should be single duplex.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I16-03.04.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Code</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Moderate corrosion on main service to building looks to be 20 plus years old. A more indepth inspection of this panel is recommended. Effective grounding is questionable.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I01-03.06.01</u></p>	<p>Condition - <u>Fair</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>
<p>Description: <u>Disconnects E11 A, B raceway ran into plastic cap on W.T. Disconnect between Columns 12 and 11 East. There is no grounding carried to this disconnect due to this condition.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-08.02.03</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code</u></p> <p>Urgency - <u>>1 Year</u></p>
<p>Description: <u>Improper raceway for the application as follows:</u></p> <p style="padding-left: 20px;"><u>Sterling Grinder</u></p> <p style="padding-left: 20px;"><u>2-wheeled grinder (South)</u></p> <p style="padding-left: 20px;"><u>Sander #8</u></p> <p style="padding-left: 20px;"><u>Grinder #7</u></p> <p>_____</p> <p>Deficiency Code: <u>I02-08.01.02</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code</u></p> <p>Urgency - <u>>1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>The following Disconnects have inoperative Interlocks</u> <u>South Mezzanine - 4E-4D 42 Fan 2 & 4E-36 38 Fan 1 4E-20 22 24</u> <u>Column A6 A6N/A6 480 V & Column A7 A7/A1 480 V</u> <u>Column A8 Transformer Disconnect 2/A8</u> <u>Column A10 Disconnect A10/A10 480 V Spare</u> <u>Column B12 Disconnect B12 480V & Column E15 Disconnect E15 480V</u> <u>Fabrication shop Disconnect W15 Disconnect #8 Dp2A/W17 480V (Also needs</u> <u>knockout Seal</u></p> <p>Deficiency Code: <u>I03-03.06.03</u></p>	<p>Condition - <u>Fair</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>
<p>Description: <u>The following disconnects have evidence of corrosion</u> <u>Column B2 480V DPD 2D 2E8 (Heavy) & Column C-2 480V DPD 2D 2E8</u> <u>(Heavy) Column C2 480V DPD 2D 2E8 (Heavy) & Column A-2 480V Hoist CJE</u> <u>(Heavy) Column A8 Transformer Disconnect 2/A8 (Moderate)</u> <u>Column B-12 480V Disconnect B12 (Moderate) & Column E15 480V Disc.</u> <u>B12 (Moderate)</u> <u>Fabrication shop: West wall, WW14, #2 DP2A (Heavy) & DP2A (Moderate)</u> <u>South wall, 440V outlet (Moderate)</u> <u>East wall, Disconnect W15, 480V #8, DP2A/W17 (Moderate)</u></p> <p>Deficiency Code: <u>I03-03.06.01</u></p>	<p>Condition - <u>Fail</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>
<p>Description: <u>Conduit is not labeled as required by OSHA and Conduct of Operations</u> <u>throughout.</u></p> <p>Deficiency Code: <u>I03-08.02.09</u></p>	<p>Condition - <u>Fair</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. # 2 (Admin/Machine Shop)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p><u>Description:</u> <u>Domestic water vacuum breaker is missing in various locations as follows:</u></p> <p><u>Outside S. Side (2)</u></p> <p><u>Inside SW Corner (1)</u></p> <p><u>Inside Columns W5 (1), A5 (1), A12 (1)</u></p> <p><u>Deficiency Code: H01-06.08.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u><1 Year</u></p>
<p><u>Description:</u> <u>NE outside corner of the building - atleast 6 ea. hangers/supports missing from drain lines</u></p> <p><u>Deficiency Code: H02-09.04.00</u></p>	<p>Condition - <u>Fair</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u><1 Year</u></p>
<p><u>Description:</u> <u>Window refridgerated air unit is missing hangers and supports. Also displays moderate corrosion. Exterior north end.</u></p> <p><u>Deficiency Code: H27-07.03.00</u></p>	<p>Condition - <u>Good</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. # 2 (Admin/Machine Shop)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Condensate drain hose drains into waterheater pan and is corroding the bottom of the water heater - located south mezzanine.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>H02-06.10.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Functional</p> <p>Urgency - <1 Year Immediate</p>
<p>Description: <u>Domestic water heater displays moderate corrosion on bottom from above deficiency.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>H01-02.10.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p>
<p>Description: <u>Abandoned pipes need to be removed throughout.(E12,South Mezzanine B15) Also, escutchens missing throughout.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>H01-05.05.00 & H02-06.05.00</u></p>	<p>Condition - Fair / Good</p> <p>Purpose - Maintenance</p> <p>Urgency - 2-5 years</p>

Oxnard Condition Assessment Survey Field Report

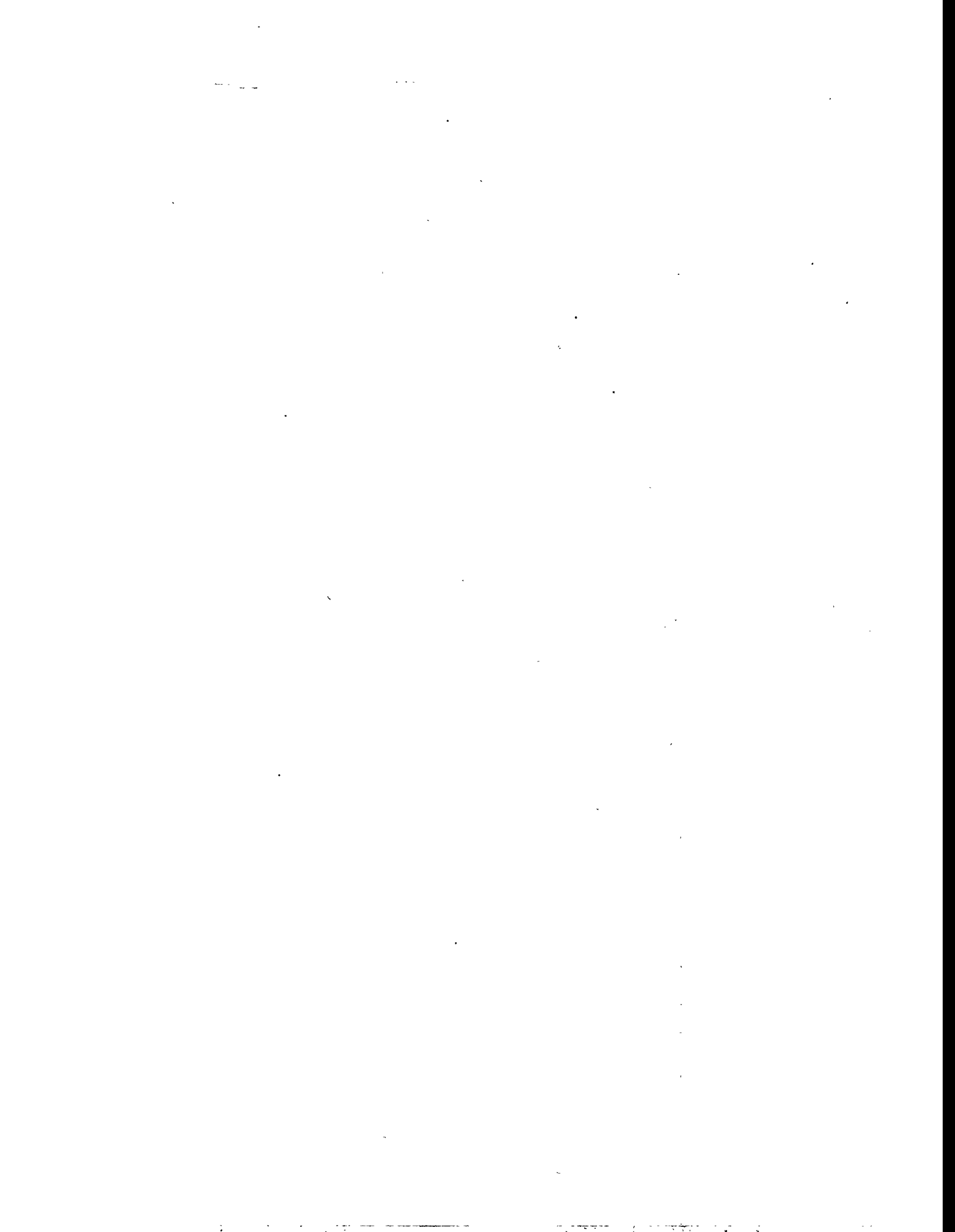
Assessment Discipline: <u>Mechanical</u> Bldg. # <u>2</u> (Admin/Machine Shop) Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p><u>Description:</u> <u>Domestic water systems are not protected by backflow prevention devices. A 3" reduced pressure backflow prevention device is required and protection at each water source.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Deficiency Code:</u> <u>H01-06.08.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code / Safety</u></p> <p>Urgency - <u><1 Year</u></p>
<p><u>Description:</u> <u>1/2" Ball valve is missing handle from compressed air in the metal laboratory.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Deficiency Code:</u> <u>H03-06.10.00</u></p>	<p>Condition - <u>Good</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>
<p><u>Description:</u> <u>Metal laboratory sink is without a vacuum breaker and the faucet used is improper for the application.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Deficiency Code:</u> <u>H01-11.16.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code / Safety</u></p> <p>Urgency - <u><1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>2 (Admin/Machine Shop)</u> Date: <u>9/12/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Handle on domestic water 1/2" ball valve is missing in Column A-12</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-06.11.00</u></p> <p>Description: <u>1 1/2" black natural gas pipe in the mid east side, is missing the escutcheon at the wall penetration.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H01-04.05.00</u></p> <p>Description: <u>3/4" brass valve handle is broken on compressed air unit.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>H03-06.10.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p> <hr/> <p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p> <hr/> <p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard CAS Field Notes

Building 3



Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct	Bldg. # 3 (Saw Shop)	Date: 9/13/95	Condition/Purpose/Urgency
Description: SW Wall Colum 3N17B displays holes from anchors, and also has several anchors missing.			Condition - Good
Deficiency Code: C01-01.11.00			Purpose - Maintenance
Description: West window wall concrete structure is cracking and checking.			Urgency - >1 Year
Deficiency Code: C01-01.02.06			Condition - Poor
Description: West Overhead door displays impact damage and holes. 18' X 14'			Purpose - Maintenance
Deficiency Code: D18-03.12.00			Urgency - >1 Year

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>West exterior wall displaying stress cracking</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D01-01.05.00</u></p> <p>Description: <u>West wall windows display deteriorating caulking/glazing and rust on the framing.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D24-01.10.00 & D24-01.15.00</u></p> <p>Description: <u>West exterior wall paint peeling.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D29-01.07.00</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - >1 Year</p> <hr/> <p>Condition - Poor</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p> <hr/> <p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 3 (Saw Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: Concrete supporting Right side of West Exterior Overhead door is broken and has spalling.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D01-01.03.00</u></p> <p>Description: South Exterior wall has paint peeling and Cracking.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D29-01.07.00</u></p> <p>Description: South window wall has deteriorating caulking/glazing and displays surface rust. 212 ea.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D24-01.10.00 & D24-01.15.00</u></p>	<p>Condition - Poor / Fail</p> <p>Purpose - Maintenance Functional Safety</p> <p>Urgency - <1 Year</p> <p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Overhead gantry crane rails show signs of corrosion.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C03-01.04.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>North of Bldg. 3 - Overhead gantry crane rail system (5 ton) displays corrosion along the entire length of the system.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C03-01.01.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>East Overhead door displays impact damage and peeling paint.</u></p> <p><u>11' X 14'</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D16-03.12.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
Description: <u>Moderate corrosion found on 8" X 10" junction box west exterior.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Fair Purpose - Functional Urgency - >1 Year
Deficiency Code: <u>I03-08.04.02</u>	
Description: <u>3/4" EMT damaged; lack of proper support of EMT on West wall.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Poor Purpose - Code / Safety Urgency - <1 Year
Deficiency Code: <u>I03-08.02.07 and 08.04.02</u>	
Description: <u>Moderate corrosion found on panel boards DP3B (480V 7 Circuit) by Column 3E21. This board is 20 plus years old.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Fair Purpose - Functional Urgency - >1 Year
Deficiency Code: <u>I03-07.07.03</u>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
Description: <u>Corrosion found on the following disconnects at the column locations:</u> <u>3W20; DP3B7 (480V) and DP3A7 - Moderate</u> <u>3N17B; DP3A6 - Heavy</u> <u>3E20; DP3B 2 - Moderate DOE #1639 and 1640</u> <u>3E21; DP3B 3 - Heavy</u>	Condition - Fair Purpose - Maintenance Urgency - >1 Year
Deficiency Code: <u>I03-03.06.01</u>	
Description: <u>Disconnect interlocks inoperable at the following column locations:</u> <u>3W20; DP3B 7</u> <u>3W19; DP3A 6 - west wall</u> <u>3N17B; DP3A 6 - South wall</u> <u>3N17A; DP3A 4</u>	Condition - Fair Purpose - Maintenance Urgency - <1 Year
Deficiency Code: <u>I03-03.06.03</u>	
Description: <u>All panels display corrosion at various degrees due to climate. The panel boards appear to be 20 plus years old and should be replaced on a schedule rather than all at one time.</u>	Condition - Fair Purpose - Maintenance Functional Urgency - >1 Year
Deficiency Code: <u>I02-07.07.03</u>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Vacuum breaker on domestic water missing in the following areas:</u></p> <ol style="list-style-type: none"> <u>1. Southwest corner of stock yard. - 1</u> <u>2. Southwest corner outside Building 3. - 1</u> <u>3. Southwest corner inside Building 3. - 1</u> <u>4. East inside wall. - 1</u> <p>Deficiency Code: <u>HO1-11.16.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code / Safety</u></p> <p>Urgency - <u><1 Year</u></p>
<p>Description: <u>3/4" galvanized pipe on west side needs to be demolished if not in service. 1 1/4" galvanized pipe on south side needs demolished and wall penetrations plugged.</u></p> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - <u>Fair</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>2-5 years</u></p>
<p>Description: <u>2" brass domestic water valves are severely corroded.</u></p> <p>Deficiency Code: <u>HO1-06.11.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Functional</u></p> <p>Urgency - <u><1 Year Immediate</u></p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Compressed air filters & driers drain to floor asset wide.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>HO3-04.07.00</u></p>	<p>Condition - Fair/Good</p> <p>Purpose - Safety</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Domestic water pipes not labeled. Drain, waste & vent pipes not labeled. Compressed air line pipes not labeled in stock yard.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>HO1-05.06.00/HO2-01.05.00/HO3-05.06.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - 2-5 years</p>
<p>Description: <u>2" ball valve trd handle missing on compressed air unit.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>HO3-06.10.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

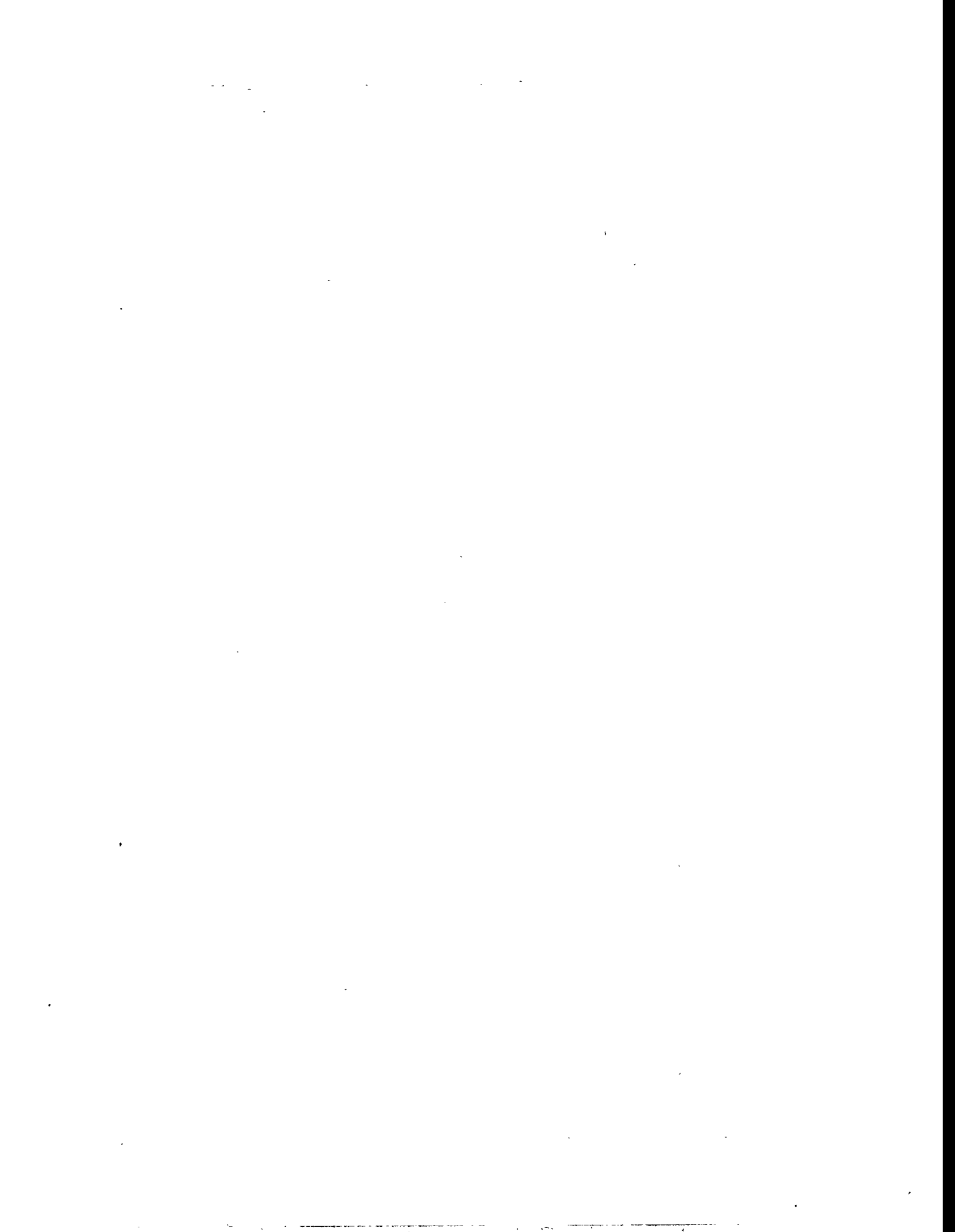
Assessment Discipline: <u>Mechanical</u> Bldg. # <u>3 (Saw Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>2" galvanized line on compressed air unit to stock yard needs labeled.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: _____ <u>Code Noted</u></p> <p>Description: <u>Compressed air unit tank very dirty but in good shape.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: _____ <u>Noted</u></p> <p>Description: <u>Domestic water lavatory in womens rest room cracked. (Rest room may be in Building 2.)</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>HO1-12.02.00</u></p>	<p>Condition - <u>Good</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p> <hr/> <p>Condition - <u>Good</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p> <hr/> <p>Condition - <u>Fair/Poor</u></p> <p>Purpose - <u>Safety</u></p> <p>Urgency - <u>>1 Year</u></p>

Oxnard Condition Assessment Survey Field Report

	Condition/Purpose/Urgency
<p>Condition - Excellent Fair / Good Poor / Fail</p> <p>Purpose - Maintenance Functional Code / Safety</p> <p>Urgency - 2-5 years >1 Year / <1 Year Immediate</p>	
<p>Description: <u>Wall penetrations, inside and outside, should be caulked or have an escutcheon installed.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u> NFPA </u></p>	<p>Condition - Excellent Fair/Good Poor/Fail</p> <p>Purpose - Maintenance Functional Code / Safety</p> <p>Urgency - 2-5 years >1 Year / <1 Year Immediate</p>
<p>Description: <u>All gas heaters in ceiling space should be evaluated for proper ventilation due to some new B.T.U. changes in code.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u> Code Compliance </u></p>	<p>Condition - Excellent Fair / Good Poor / Fail</p> <p>Purpose - Maintenance Functional Code / Safety</p> <p>Urgency - 2-5 years >1 Year / <1 Year Immediate</p>

Oxnard CAS Field Notes

Building 4



Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 4 (Grinding Shop) Date: 9/13/95	Condition/Purpose/Urgency
<p>Description: South wall displays impact damage and holes to metal siding.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: South wall has paint peeling/cracking of galvanized raised-panel siding.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.04.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: Interior ceiling panels display corrosion.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.01.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>4 (Grinding Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
Description: <u>South wall window units display deteriorating caulking/glazing. (3 ea)</u> <hr/> <hr/> <hr/> <hr/>	Condition - Poor Purpose - Maintenance Functional Urgency - <1 Year
Deficiency Code: <u>D25-01.15.00</u>	
Description: <u>East wall window units display deteriorating caulking/glazing. (2 ea)</u> <hr/> <hr/> <hr/> <hr/>	Condition - Poor Purpose - Maintenance Functional Urgency - <1 Year
Deficiency Code: <u>D25-01.15.00</u>	
Description: <u>Epoxy coated floor is slippery over entire surface presenting a slipping hazard.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Good Purpose - Safety Urgency - Immediate
Deficiency Code: <u>Noted</u>	

Oxnard Condition Assessment Survey Field Report

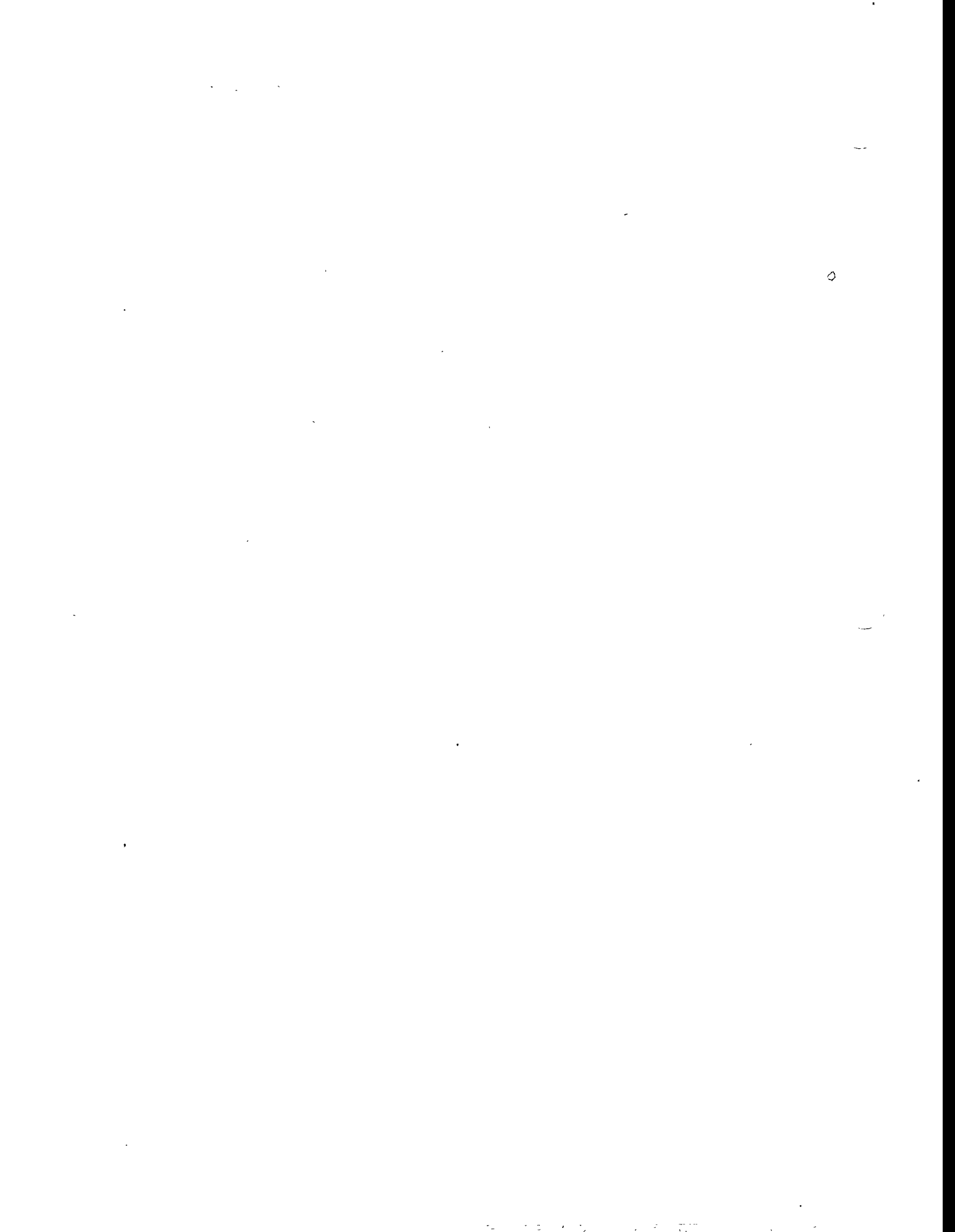
Assessment Discipline: <u>Electrical</u> Bldg. # <u>4 (Grinding Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>2" EMT South exterior of building - raceway is not adequately secured to the mounting surface.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-08.02.07</u></p> <p>Description: <u>Various conduits on interior of building - are not adequately secured to the mounting surface and/or are not secured within three feet of the box.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-08.02.07 and 08.02.10</u></p> <p>Description: <u>Disconnect enclosure displays moderate corrosion at Column 4W33, DP4A #15. (480V) at north west corner and interlock inoperable.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.06.01 & I03-03.06.03</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance Code</p> <p>Urgency - <1 Year</p> <p>Condition - Poor</p> <p>Purpose - Maintenance Code</p> <p>Urgency - <1 Year</p> <p>Condition - Fair</p> <p>Purpose - Functional</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical</u> Bldg. # <u>4 (Grinding Shop)</u> Date: <u>9/13/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Driers and filters on the compressed air unit should not drain to the floor.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>HO3-04.07.00</u></p> <p>Description: <u>Gas hangers and supports exceed distances between each other.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>HO5-05.04.00</u></p> <p>Description: <u>Need updated labels on domestic water, compressed air, natural gas, and all pipes. Check on distance between pipes.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>OSHA & H05.04.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p> <p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p> <p>Condition - Good</p> <p>Purpose - Maintenance Code</p> <p>Urgency - >1 Year</p>

Oxnard CAS Field Notes

Building 5



Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 5 (Press/Wheelabrator) Date: 9/13/95 (Dye Penetrant Room)	Condition/Purpose/Urgency
<p>Description: SE Corner column 5E24 doorway is less than 6-8 - overhead too low.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: D15-03.14.02</p>	<p>Condition - Poor</p> <p>Purpose - Functional Code</p> <p>Urgency - >1 Year</p>
<p>Description: South Overhead door displays impact damage at the bottom rail.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: D16-03.11.02</p> <p>Description: South window wall units displays deteriorating caulking.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: D25-01.01.00</p>	<p>Condition - Poor/Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Fail</p> <p>Purpose - Maintenance</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 5 (Press/Wheelabrator) Date: 9/13/95 (Dye Penetrant Room)	Condition/Purpose/Urgency
Description: The concrete stem wall at the personnel door, column 5E24 displays holes and voids. 8' X 25' area Deficiency Code: B02-02.05.00	Condition - Fair Purpose - Functional Urgency - >1 Year
Description: Concrete Column at 5E27 displays impact damage, spalling and cracking. Deficiency Code: B02-02.09.00	Condition - Good Purpose - Maintenance Urgency - >1 Year
Description: Concrete wall from column 5E28 to column 5E27 south displays anchor holes and various cracking is present. Deficiency Code: B02-02.07.00	Condition - Good Purpose - Maintenance Urgency - >1 Year

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 5 (Press/Wheelabrator) Date: 9/13/95 (Dye Penetrant Room)	Condition/Purpose/Urgency
Description: <u>Anchors are missing and concrete is spalling at Column 5E26.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Good Purpose - Maintenance Urgency - >1 Year
Deficiency Code: <u>B02-02.07.00</u>	
Description: <u>Roof leaking at high area column 5W26, 5W27 at stack covering penetrations. The leak is located just above the 3500 Ton Hydraulic press.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Poor Purpose - Maintenance Urgency - <1 Year
Deficiency Code: <u>C15-01.09.00</u>	
Description: <u>Structural steel supports are missing in the steel truss system of this building at column 5E26 thru 5E24 across entire span.</u> <hr/> <hr/> <hr/> <hr/>	Condition - Poor Purpose - Functional Code / Safety Urgency - <1 Year
Deficiency Code: <u>C05-01.04.00</u>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct Bldg. # 5 (Press/Wheelabrator)</u> Date: <u>9/13/95</u> (Dye Penetrant Room)	Condition/Purpose/Urgency
Description: <u>Paint on metal facia peeling at south building entrance.</u> <hr/> <hr/> <hr/> <hr/> <hr/>	Condition - <u>Poor</u> Purpose - <u>Maintenance</u> Urgency - <u>>1 Year</u>
Deficiency Code: <u>D11-01.04.00</u> Description: <u>Concrete wall at locker room area displays anchor holes.</u> <hr/> <hr/> <hr/> <hr/> <hr/>	Condition - <u>Good</u> Purpose - <u>Maintenance</u> Urgency - <u>>1 Year</u>
Deficiency Code: <u>B02-02.07.00</u> Description: <u>Drywall in locker room areas displays impact damage, peeling, soiling.</u> <u>8' X 25' area.</u> <hr/> <hr/> <hr/> <hr/> <hr/>	Condition - <u>Poor</u> Purpose - <u>Maintenance</u> Urgency - <u><1 Year</u>
Deficiency Code: <u>F03-01.01.00</u> 	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 5 (Press/Wheelabrator) Date: 9/13/95 (Dye Penetrant Room)	Condition/Purpose/Urgency
<p>Description: <u>Door from Restroom to locker room is missing lockset. 3-0 6-8 L/H</u></p> <p>Deficiency Code: <u>D15-01.01.03</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Exterior locker room gym area, displays peeling paint on channel of metal siding.</u></p> <p>Deficiency Code: <u>D11-01.04.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>SW corner of pascoe, corner of metal building displays impact damage.</u></p> <p>Deficiency Code: <u>D11-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>5</u> (Press/Wheelabrator) Date: <u>9/14/95</u> (Dye Penetrant Room)	Condition/Purpose/Urgency
<p>Description: <u>4" X 4" Gutter is without support and displays heavy corrosion at the south east awning between buildings 5 and 6.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>I03-08.02.07</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Unit #1463 at south east side (exterior) under awning, the receptacle box is not GFCI protected.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>I16-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p>
<p>Description: <u>South east under awning, 2 exterior outlets (6B10) are without GFCI Protection.</u></p> <hr/> <hr/> <hr/> <hr/> <p>Deficiency Code: <u>I16-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. # 5 (Press/Wheelabrator) (Dye Penetrant Room)</u> Date: <u>9/14/95</u>	Condition/Purpose/Urgency
Description: <u>Escutheons missing - West side Building 6 and South side Building 5</u> <u>Asset Wide</u> <u>HO1-05.05.00 Water</u> <u>HO2-06.05.00 Drain Waste Vent</u> <u>HO5-04.05.00 Gas</u> <u>HO3-05.05.00 Compress Air</u>	Condition - Fair Purpose - Maintenance Urgency - >1 Year
Description: <u>Vacuum breaker missing on domestic water. North end of Building 5.</u> <u>Hose bib missing on west inside Building 5.</u>	Condition - Poor Purpose - Code / Safety Urgency - <1 Year
Deficiency Code: <u>HO1-11.16.00</u>	
Description: <u>3/4" gas valve missing handle on north end Building 5. No building isolation valve.</u>	Condition - Poor Purpose - Functional Code / Safety Urgency - <1 Year
Deficiency Code: <u>HO5-02.09.00</u>	

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. # 5 (Press/Wheelabrator)</u> Date: <u>9/14/95</u> (Dye Penetrant Room)	Condition/Purpose/Urgency
<p>Description: <u>Relief valve on compressed air unit needs to be piped to floor.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>HO3-06.07.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Code</p> <p>Urgency - <1 Year</p>
<p>Description: <u>Ball valve on compressed air unit needs plugged. South end inside Building 5.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - Good</p> <p>Purpose - Safety</p> <p>Urgency - <1 year</p>
<p>Description: <u>Bathroom in good condition. Some light corrosion on drains under laboratories.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>HO1-12.03.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard CAS Field Notes

Building 6



Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct Bldg. # 6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
Description: <u>South wall interior with side overhead door displays holes in the metal siding, escutchen missing from pipe penetration and protective cover needed.</u> 	Condition - Good Purpose - Maintenance Urgency - >1 Year
Deficiency Code: <u>D11-01/08/00</u> Description: <u>South side metal siding falnge displays corrosion at the base of the interior.</u> 	Condition - Good Purpose - Maintenance Urgency - >1 Year
Deficiency Code: <u>D11-01.01.00</u> Description: <u>South overhead door displays impact damage, a loose door panel on exterior of #32.</u> 	Condition - Good Purpose - Maintenance Urgency - >1 Year

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 6 (Forge Shop) Date: 9/18/95	Condition/Purpose/Urgency
<p>Description: <u>Impact damage displayed inside sound-proof booth at lower areas of walls. Also soiling of metal panels and slick floor surfaces.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D10-01.04.00</u></p> <p>Description: <u>Interior east wall column 6E19 display holes in metal siding from equipment that has been removed.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.08.00</u></p> <p>Description: <u>Interior of east wall Column 6E25 displays holes in metal siding from removed equipment.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.08.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - 2-5 years</p> <p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct Bldg. # 6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>East interior wall at Column E6-25 and E6-26 displays hole caused from impact approx. Size of wall area is 12' X 14'.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>North interior at overhead door #33, west end, displays a hole in the siding from equipment that has been removed.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.08.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>SW interior Restroom ceiling support damage/ at ceiling drywall above partitions.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C17-01.09.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance Code / Safety</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct Bldg. # 6 (Forge Shop.)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>SW restroom area exterior soiling and interior displays impact damage.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D10-01.09.00</u></p> <p>Description: <u>West interior metal wall at column 6W20 and 6W21 displays a hole from equipment that has been removed.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D11-01.08.00</u></p> <p>Description: <u>Upper storage area at Column 6W22 exterior drywall displays impact damage at north wall and displays soiling on interior and exterior walls. Also displays holes from equipment that has been removed.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D10-01.09.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p> <p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Good</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct Bldg. # 6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p><u>Description: Interior concrete floor displays cracking and stress movement through building.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Deficiency Code: C10-01.05.06</u></p>	<p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - 2-5 years</p>
<p><u>Description: CMU office area at column location 6W22 soiling and displays impact Damage at NE corner interior at Columns 6W22 and 6W21.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Deficiency Code: D02-01.10.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p><u>Description: Metal West interior wall area at Column 6W23 displays holes from equipment that has been removed / office area.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Deficiency Code: D11-01.08.00</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. # 6 (Forge Shop) Date: 9/18/95	Condition/Purpose/Urgency
<p>Description: South west canopy overhang displays impact damage at corner fascia.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: J01-01.07.00</p>	<p>Condition - Good</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p>Description: East side concrete apron at canopy column location EE-20 is spalling and has exposed rebar.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: C10-01.02.00 and C10-01.05.00</p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p>Description: North east canopy area at column location EE28 displays concrete spalling and settlement expansion.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: C10-01.05.00</p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Electrical disconnects for pumps #1557 and 1515 are not labeled as to what they operate. Missing or insufficient data.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.09.02</u></p> <p>Description: <u>Moderate corrosion is displayed at pump controller, distribution panel #6AE.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-07.07.03</u></p> <p>Description: <u>Air compressor (#1498) located at the NE corner exterior - Disconnect #1498, 6EE/27, 480V, displays heavy corrosion.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.06.01</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Fair</p> <p>Purpose - Functional</p> <p>Urgency - >1 Year</p> <p>Condition - Fair</p> <p>Purpose - Functional</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>SE outside plywood support for the compressor disconnect is inadequate.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.06.02</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>1 1/2" EMT feed for the compressor main disconnect is not supported within 3 feet of the end of the run.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-08.02.10</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>No GFCI protection on receptacles 6D2 located at the SE exterior under awning and 6D4, 6D4 center, East exterior, 6D2 NE exterior, 6D4 NE corner exterior.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I16001.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - Immediate</p>

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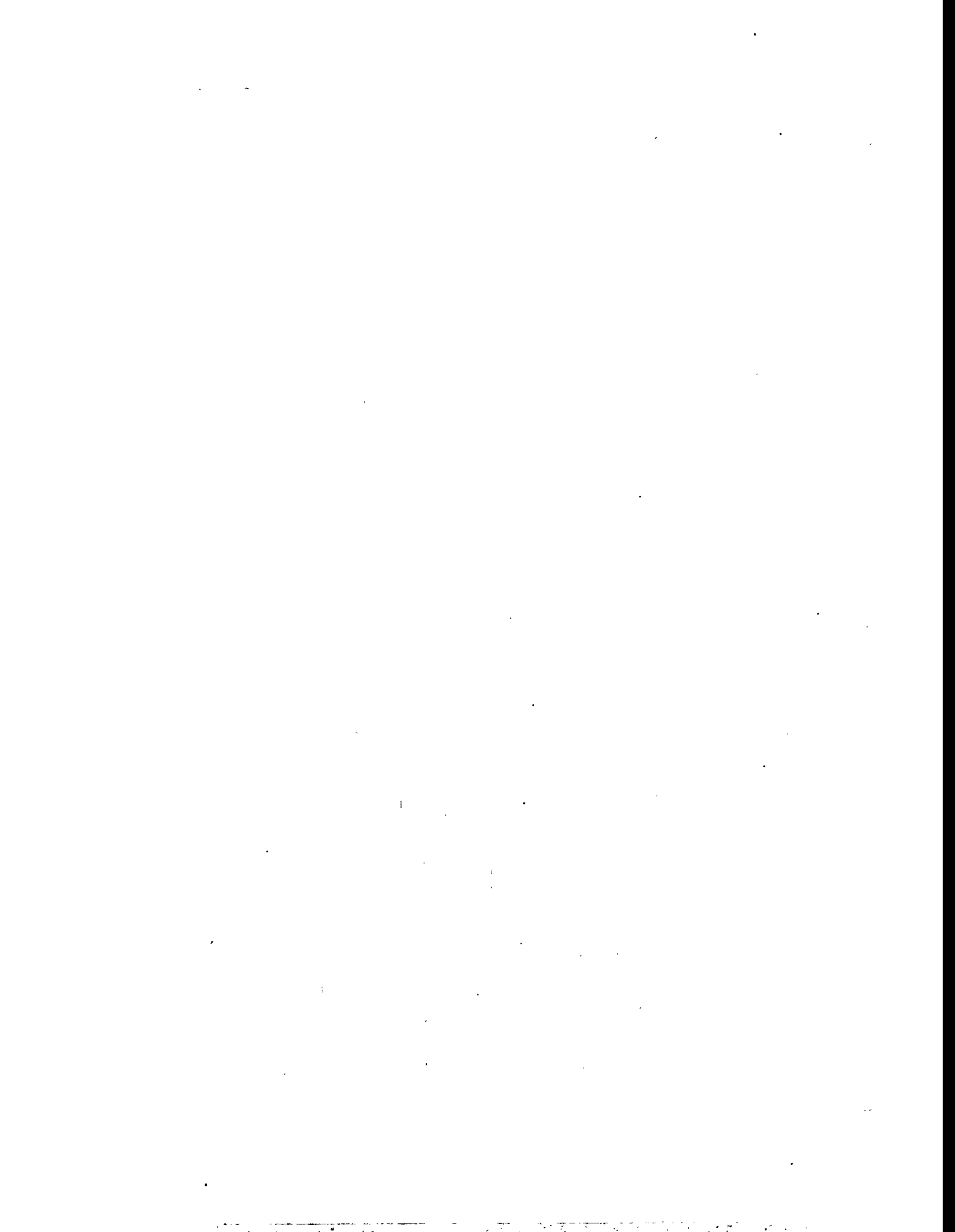
Assessment Discipline: <u>Electrical</u> Bldg. # <u>6 (Forge Shop.)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>NE corner exterior disconnect DPGA #15 (480V) displays heavy corrosion and the interlock is either missing or inoperative.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.06.01</u></p>	<p>Condition - Fair</p> <p>Purpose - Functional</p> <p>Urgency - >1 Year</p>
<p>Description: <u>2" EMT is not supported within 3 feet of end of run at NE corner under awning exterior.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03 08.02.10</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Code</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Greasy/oily substance present on nearly all busway connection boxes.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-01.03.01</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>

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Assessment Discipline: <u>Mechanical</u> Bldg. # <u>6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Asset wide - all building penetrations should be caulked and / or have an escutcheon.</u></p> <p><u>Interior walls also.</u></p> <p><u>HO1-05.05.00</u> <u>Water</u></p> <p><u>HO2-06.05.00</u> <u>Drains</u></p> <p>Deficiency Code: <u>NFPA</u></p>	<p>Condition - <u>Good</u></p> <p>Purpose - <u>Maintenance</u></p> <p>Urgency - <u>>1 Year</u></p>
<p>Description: <u>Pipes being supported by 4" pvc pipe outside Building 6 - chilled lines.</u></p> <p><u>Pipes not labeled.</u></p> <p><u>Deficiency Code: H30-04.06.00 Labels / H30-07.04.00</u></p>	<p>Condition - <u>Fair / Poor</u></p> <p>Purpose - <u>Code / Safety</u></p> <p>Urgency - <u>>1 Year</u></p>
<p>Description: <u>Relief valves on compressed air unit need piped to code.</u></p> <p><u>1 - 1/2" S.E. outside corner</u></p> <p><u>1 - 3/4" S.E. outside corner</u></p> <p><u>1 - 3/4" N.E. outside corner</u></p> <p><u>1 - 1/2" N.E. outside corner/ equipment #1681, 1499, 1498</u></p> <p><u>Deficiency Code: HO3-06.11.00</u></p>	<p>Condition - <u>Poor</u></p> <p>Purpose - <u>Code / Safety</u></p> <p>Urgency - <u><1 Year</u></p>

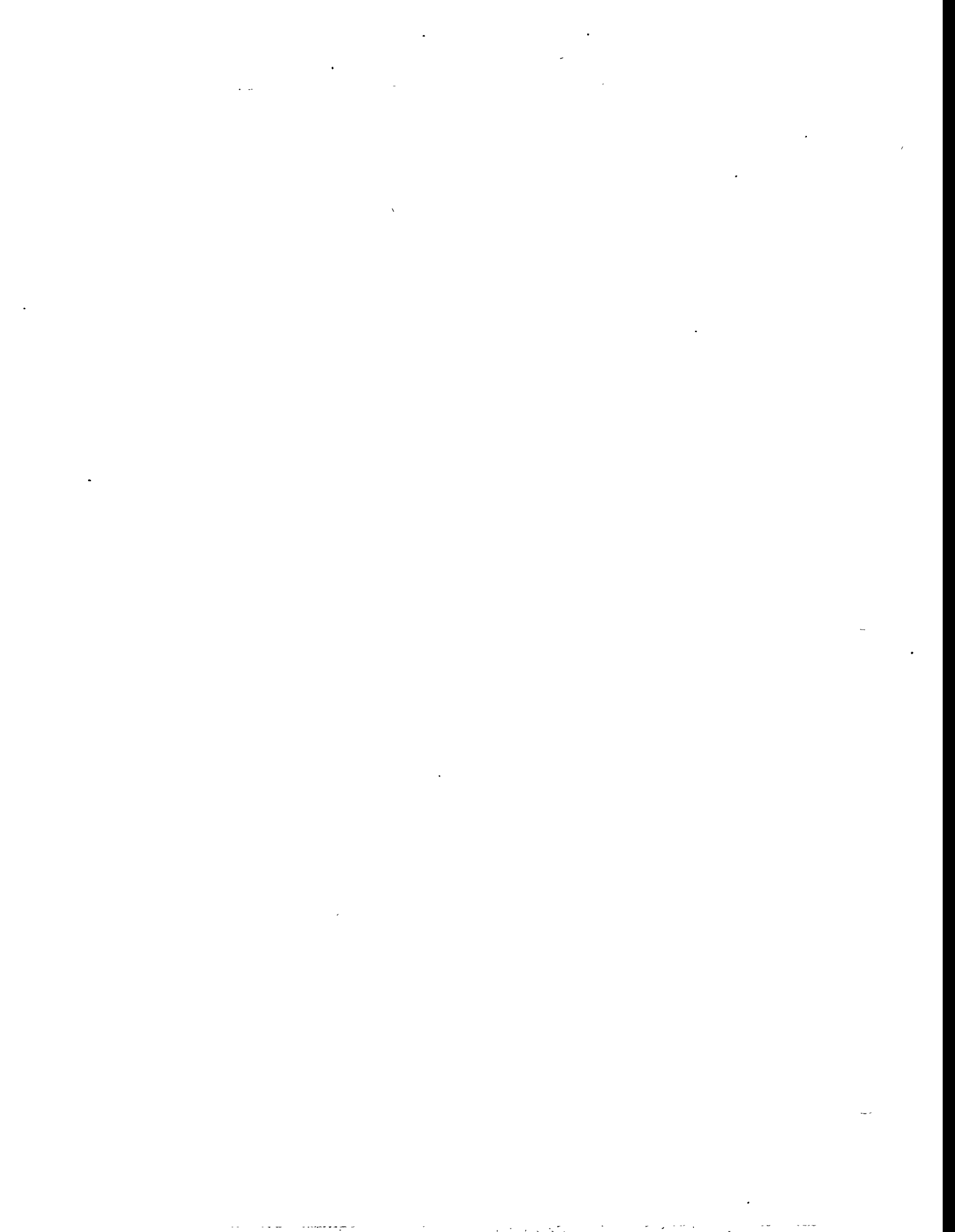
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Assessment Discipline: <u>Mechanical</u> Bldg. # <u>6 (Forge Shop)</u> Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Air compressor #1681 shows signs of leakage.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - Fair / Good</p> <p>Purpose - Maintenance Safety</p> <p>Urgency - <1 Year</p>
<p>Description: <u>All pipes not in service should be capped, plugged, or demolished. Compound wide.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - Fair/Good</p> <p>Purpose - Maintenance Code</p> <p>Urgency - 2-5 years</p>
<p>Description: <u>Potential hazard exists with gas regulators venting into the inside of the building.</u></p> <p>Suggestions:</p> <p style="margin-left: 20px;">1. Vent to outside of building.</p> <p style="margin-left: 20px;">2. Vent to pilot (in the burner).</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>*** All hoses need replaced with approved material ***</p> <p>Deficiency Code: <u>Noted - safety</u></p>	<p>Condition - Fair / Poor.</p> <p>Purpose - Safety</p> <p>Urgency - <1 Year</p>



Oxnard CAS Field Notes

Building 7



Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Arch/Struct</u> Bldg. # <u>7</u> (Tank Farm/Lube Shop) Date: <u>9/14/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Interior ceiling area displays corrosion and unprotected metal surfaces.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>E03-01.02.00</u></p> <p>Description: <u>West exterior concrete floor, outside of containment, is broken and chipped.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C15-01.01.00</u></p> <p>Description: <u>Interior concrete floor of containment is cracking in the SW and NE sections.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C10-01.05.03</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Good</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p> <p>Condition - Good</p> <p>Purpose - Functional</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: Arch/Struct Bldg. #7 (Tank Farm/Lube Shop) Date: 9/14/95	Condition/Purpose/Urgency
<p>Description: <u>Exterior Tank Containment exterior paint is peeling, cracking at ground location around perimeter.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D30-01.07.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Interior containment paint is peeling and cracking at ground locations around entire perimeter.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>D30-01.07.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>SW corner of interior concrete containment is spalling by the tanks. Hydraulic fluid, oil and water are stored/present here. Containment is effected.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>C10-01.12.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance Functional Code</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical Bldg. #7 (Tank Farm/Lube Shop) Date: 9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Three electrical disconnects that are mounted on plywood surface do not identify their function as to what they feed.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.09.02</u></p> <p>Description: <u>Exterior plug located at SE of tank farm in the field, is not GFCI Protected.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I16-01.03.00</u></p> <p>Description: <u>All 110V outlets in the tank farm shed should be GFCI protected.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I16-01.03.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p> <p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - Immediate</p> <p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - Immediate</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Electrical</u> Bldg. # <u>7</u> (Tank Farm/Lube Shop) Date: <u>9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Plywood stand supporting 3 disconnects and a gutter, is not adequate. This is located at the SE area of the tank farm and needs to be replaced.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-03.06.02</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance</p> <p>Urgency - >1 Year</p>
<p>Description: <u>Outlet under plywood stand (as addressed above) are not GFCI protected.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I16-01.03.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - Immediate</p>
<p>Description: <u>SE Tank Farm area - conduits running into 4" X 6" X 2' gutter are not supported within 3 feet of run. There are 4 ea. 3/4" and 3 ea. 1" conduits, all which are feeding disconnects on board.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>I03-08.02.10</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Code</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. #7 (Tank Farm/Lube Shop) Date: 9/18/95</u>	Condition/Purpose/Urgency
<p><u>Description: Domestic water vacuum breaker missing.</u></p> <p><u>2 - Hose bibs south outside of Building 7</u></p> <p><u>2 - Hose bibs north inside Building 7</u></p> <p><u>1 - Hose bib south inside Building 7</u></p> <p><u>Deficiency Code: HO1-11.16.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p>
<p><u>Description: Two 1" trd domestic water gate valves and two 1" trd ball valves missing handles.</u></p> <p><u>Deficiency Code: HO1-06.11.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>
<p><u>Description: 2" trd ball valve handle missing on drain of the evaporative condenser unit south of Building 7.</u></p> <p><u>Deficiency Code: HO2-07.10.00</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - >1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. #7 (Tank Farm/Lube Shop) Date: 9/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Eye wash drains need to be piped to floor sink. Drain pipe missing. Drain pipe could easily be piped to the near-by floor sink.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - Fair / Poor</p> <p>Purpose - Functional Code / Safety</p> <p>Urgency - >1 Year</p>
<p>Description: <u>1" di-electric union and 4" nipple on domestic water are severely corroded near evaporative condenser.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>HO2-05.03.01</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - <1 Year</p>
<p>Description: <u>Drains have improper air gap at floor sink near evaporative condenser unit.</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Deficiency Code: <u>HO2-01.05.00</u></p>	<p>Condition - Poor</p> <p>Purpose - Code / Safety</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. #7 (Tank Farm/Lube Shop)</u> Date: <u>2/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Chilled chemical pot feeders - rusty but good.</u></p> <p><u>Chemical pot feeders belonging to the evaporative condenser are rusty, but in good over-all condition.</u></p> <p><u>Deficiency Code: Noted</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance</p> <p>Urgency - None</p>
<p>Description: <u>Domestic water hose bib handle broken.</u></p> <p><u>Deficiency Code: HO1-06.11.00</u></p> <p>Description: <u>All hoses should be replaced by approved piping.</u></p> <p><u>Deficiency Code: Code - Noted</u></p>	<p>Condition - Poor</p> <p>Purpose - Maintenance Functional</p> <p>Urgency - <1 Year</p> <p>Condition - Poor</p> <p>Purpose - Code</p> <p>Urgency - <1 Year</p>

Oxnard Condition Assessment Survey Field Report

Assessment Discipline: <u>Mechanical Bldg. #7 (Tank Farm/Lube Shop)</u> Date: <u>2/18/95</u>	Condition/Purpose/Urgency
<p>Description: <u>Emergency eyewash drains to the floor inside Building 7 are missing. (Drain pipe could be ran to the outside of the building.)</u></p> <p>Deficiency Code: <u>Noted</u></p>	<p>Condition - Fair / Poor</p> <p>Purpose - Maintenance Safety</p> <p>Urgency - <1 Year</p>
<p>Description: <u>All wall penetrations (inside and out) should be caulked and / or have an escutcheon.</u></p> <p><u>Water</u> <u>HO1-05.05.00</u></p> <p><u>Compressed Air</u></p> <p><u>Oil Lines</u></p> <p>Deficiency Code: <u>NFPA</u></p>	<p>Condition - Fair</p> <p>Purpose - Maintenance Code</p> <p>Urgency - >1 Year</p>
<p>Description: <u>All piping in and around Building 7 should be properly labeled.</u></p> <p><u>Water</u> <u>HO1-05.06.00</u></p> <p><u>Non-Potable Water</u></p> <p><u>Oil</u></p> <p><u>Drain</u> <u>HO2-06.06.00</u></p> <p><u>Etc.</u></p>	<p>Condition - Good</p> <p>Purpose - Maintenance Safety</p> <p>Urgency - <1 Year</p>