

APPENDIX G-1  
PHASE I ENVIRONMENTAL SITE ASSESSMENT  
TECHNICAL REPORT  
REVISED PAGES

## Phase I Environmental Site Assessment for the 2007 SDSU Campus Master Plan Revision

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A former dry cleaner was located at 5185 College Avenue. Because of its proximity to the Student Housing area of focus, the contractor who redevelops the Student Housing area of focus should be aware of this nearby property of concern. A Health and Safety Plan should be prepared to manage and dispose of impacted soil, if encountered during construction.

Three of the project components involve demolition of existing buildings and associated disposal of building material. As noted in the January 2007 Asbestos Notification Memo from SDSU EHS, buildings within the Alvarado Campus, Student Union Addition and Student Housing (specifically Olmeca and Maya Residence Halls and the Housing Administration/Residential Education building) areas of focus have documented areas of ACM. Dudek recommends that an asbestos survey be performed by a certified asbestos consultant prior to demolition of the buildings that are part of this project. Dudek advises that SDSU perform the asbestos survey prior to soliciting bids for the demolition work so that the findings may be included in the demolition bid specification. The survey information will be used to define quantities, estimate abatement costs, and otherwise refine the scope of work for asbestos work.

Based on the ages of the structures within the Student Housing, Alvarado Campus, and Student Union Addition areas of focus, a lead paint and pesticide survey (from organochlorine pesticides from termiticides)-should be performed by a certified lead paint and pesticide consultant of the buildings prior to demolition. Dudek advises that SDSU perform the lead paint survey prior to soliciting bids for the demolition work so that the findings may be included in the scope of work for the demolition. The survey information will be used to define quantities, estimate abatement costs, and otherwise refine the scope of work for lead abatement work.

Dudek has performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E 1527-05 of the Property. This assessment has revealed evidence of recognized environmental conditions within areas of focus, including the potential presence of lead and asbestos, and potential impacts to subsurface materials from hydrocarbons and/or volatile organic compounds. While Dudek does not recommends further environmental investigation within the areas of focus, specific measures have been outlined to mitigate for these concerns.

### 14. LIMITATIONS

The findings and conclusions presented in this report are professional opinions based solely upon the indicated data described in this report, visual observations of the site and vicinity and our interpretation of the available historical information and documents reviewed. Dudek makes no warranty as to the accuracy of statements made by others or the accuracy of information included in documentation reviewed in connection with this study. It should be recognized that this study was not intended to be a definitive investigation of potential contamination at the site and that the