



County of Yolo

PLANNING AND PUBLIC WORKS DEPARTMENT

John Bencomo
DIRECTOR

292 West Beamer Street
Woodland, CA 95695-2598
(530) 666-8775 FAX (530) 666-8728
www.yolocounty.org

PLANNING COMMISSION STAFF REPORT

OCTOBER 8, 2009

FILE #2009-024: Request to permanently extend the term of an approved Use Permit (ZF #2000-076) for TriCal, Inc. and to allow the storage of Dimethyl Disulfide (**Attachment A**). This item was continued from the September 10, 2009 Planning Commission meeting.

APPLICANT/OWNER: TriCal Inc., John Ivancovich
PO Box 1327 (8770 Highway 25)
Hollister, CA 95024

LOCATION: 39985 County Road 14,
approximately one-half mile east of State
Highway 113, southwesterly of Knights Landing
(APN: 056-200-09) (**Attachment B**).

GENERAL PLAN: Agriculture

ZONING: Agricultural General (A-1)

SUPERVISORIAL DISTRICT: 5
(Supervisor Chamberlain)

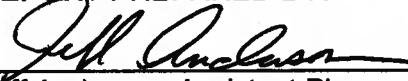
FLOOD ZONE: C (area outside the 100-
year and 500-year flood plains)

SOILS: Yolo silt loam (Class I)

FIRE SEVERITY ZONE: None

ENVIRONMENTAL DETERMINATION: Categorical Exemption

REPORT PREPARED BY:


Jeff Anderson, Assistant Planner

REVIEWED BY:


David Morrison, Assistant Director

RECOMMENDED ACTIONS

That the Planning Commission:

1. **HOLD** a public hearing and receive comments;
2. **DETERMINE** that a Categorical Exemption is the appropriate level of environmental documentation in accordance with the California Environmental Quality Act (CEQA) and Guidelines (**Attachment C**);
3. **ADOPT** the proposed Findings (**Attachment D**); and
4. **APPROVE** the modification of the Use Permit subject to the Conditions of Approval (**Attachment E**).

AGENDA ITEM 6.1

REASONS FOR RECOMMENDED ACTIONS

TriCal provides fumigation services to agricultural operations throughout Yolo County and the surrounding area, and has been in operation at the subject property for approximately thirty years. TriCal initially received a Use Permit in 1998 for the storage of the fumigants Methyl Bromide and Chloropicin, and has renewed and/or amended the terms of the Use Permit three times since then. The Planning Commission implemented time limits of three to five years on each new Use Permit to provide review authority to ensure the Conditions of Approval were properly followed. The business has continually been in compliance with the Conditions of Approval and has demonstrated that they provide an essential service to growers in the area.

BACKGROUND

This item was continued from the September 10, 2009 Planning Commission meeting. The Staff Report prepared for that meeting is included as **Attachment F**. The following discussion briefly recaps the key points of the Background section in that report and recent developments.

The proposed project is a Use Permit modification to extend the term of the Use Permit permanently, without further discretionary approval. The project also includes a request to allow for the storage of Dimethyl Disulfide on the premises. The project site is located at 39985 County Road 14, approximately one-half mile east of State Highway 113, southwesterly of Knights Landing (**Attachment B**). TriCal uses approximately one and one-half acres of the five-acre site for their business operations. The site consists of an office, equipment storage building, and outdoor storage area for the fumigants (**Attachment A**). TriCal uses the facility for the storage of fumigants only. No spraying occurs on the property. The remaining 3.5 acres are leased to a local seed company for research and development purposes. The immediately surrounding properties are all in agricultural production and do not contain residences or any permanent structures.

Planning Commission Action of September 10, 2009

The Planning Commission considered the proposed project during a public hearing on September 10, 2009. During the public hearing, the applicant requested relief from Condition of Approval #14, which required TriCal to test the ground water on a biannual basis. The condition reads:

A complete groundwater well survey to test the onsite well for all chemicals stored on the premises shall be conducted every two years to determine possible contamination of the groundwater. Test results shall be submitted to the Department of Environmental Health and Director of Planning and Public Works.

The Commission considered the applicant's request, but requested that staff confer with Yolo County Environmental Health staff before making a determination on the issue.

ANALYSIS

As with the "Background" section above, staff refers the Planning Commission to the attached staff report from the September meeting for an analysis of some of the main points raised by the appeal. The following discussion focuses on the remaining issue of concern.

Staff continues to recommend approval of the applicant's prior request to permanently extend the Use Permit, and to allow for additional chemical storage. Staff also supports the new request by the applicant to discontinue regular well testing, as indicated below.

Staff has discussed the groundwater well testing requirement with Jeff Pinnow, Supervising Hazardous Materials Specialist with the Environmental Health Division. Mr. Pinnow clarified that the well testing requirement was initially implemented at the request of nearby property owners, and was not a recommendation of the Environmental Health Division. Mr. Pinnow also explained that under the California Health and Safety Code, if a fumigant spill occurs, TriCal would be required to notify the Environmental Health Division. After a spill has been reported, the Environmental Health Division would inspect the situation and make a determination if it is necessary to test the onsite well for any fumigant contamination.

The applicant has been in compliance with the Conditions of Approval set forth in the various Use Permits since 1998. TriCal has conducted biannual testing of water from the onsite well, and submitted the results to the Environmental Health Division and Planning and Public Works Department. To date, all tests have revealed that water from the onsite well does not contain contamination from any of the approved fumigants.

TriCal also maintains a Risk Management Plan, on file with the Environmental Health Division, to meet the California Accidental Release Program Regulations, pursuant to Title 19, Division 2, Chapter 4.5, of the California Code of Regulations. In addition to maintaining the necessary permits for the storage of fumigants, TriCal provides onsite emergency training for the Yolo Fire Protection District and Knights Landing Fire Department on a biannual basis.

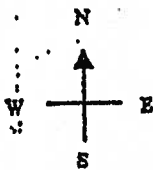
After discussing the issue with Mr. Pinnow, staff recommends deleting the condition requiring biannual well testing. Staff is confident that there are procedures in place, as regulated by the state and enforced by the Environmental Health Division, to deal with a fumigant spill and well contamination.

APPEALS

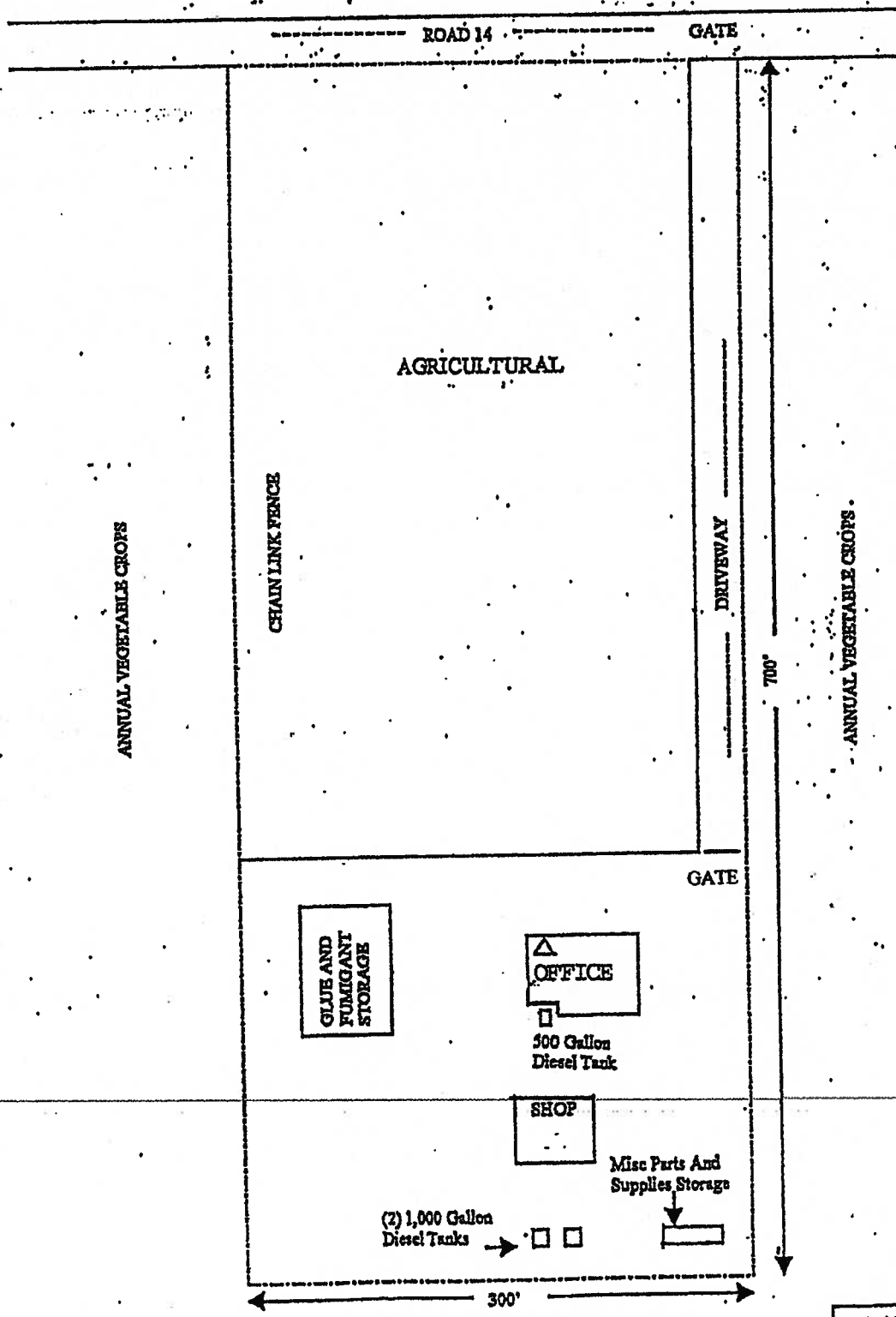
Any person who is dissatisfied with the decisions of this Planning Commission may appeal to the Board of Supervisors by filing with the Clerk of the Board of Supervisors within **fifteen days** from the date of the action. A written notice of appeal specifying the grounds for appeal and an appeal fee immediately payable to the Clerk of the Board must be submitted at the time of filing. The Board of Supervisors may sustain, modify, or overrule this decision.

ATTACHMENTS

- A: Site Plan
- B: Location Map
- C: Categorical Exemption
- D: Findings
- E: Conditions of Approval
- F: September 10, 2009 Planning Commission Staff Report
- G: October 13, 2005 Planning Commission Staff Report (ZF #2000-076)
- H: Dimethyl Disulfide Material Safety Data Sheet
- I: Risk Management Plan on file for TriCal facility



ANNUAL VEGETABLE CROPS

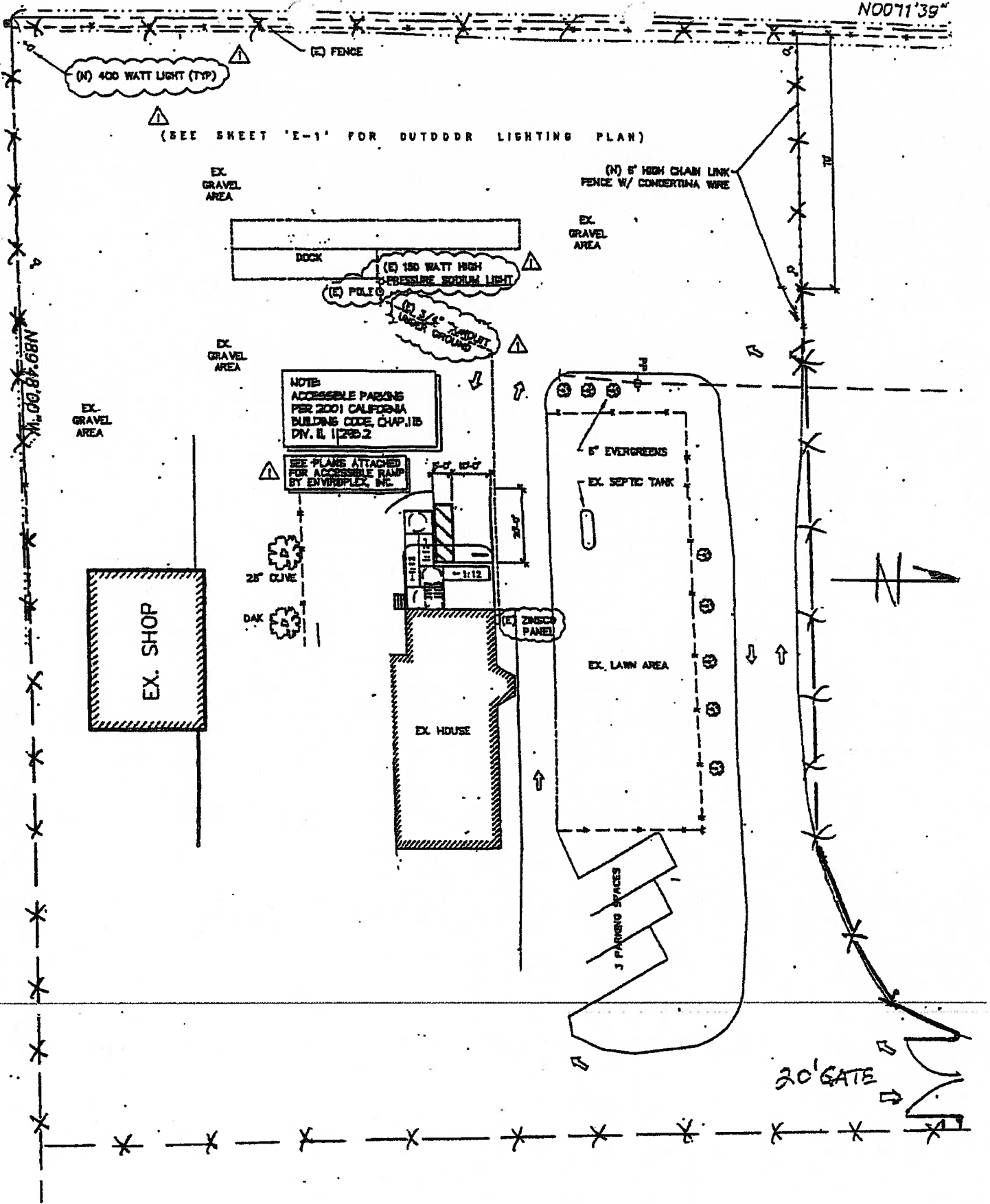


ANNUAL VEGETABLE CROPS

Trical Woodland Facility
39985 County Road 14
Woodland, CA 95695
(530) 735-6758

ATTACHMENT A

N0071'39"

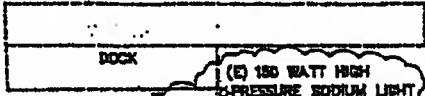


(N) 400 WATT LIGHT (TYP)

(SEE SHEET 'E-1' FOR OUTDOOR LIGHTING PLAN)

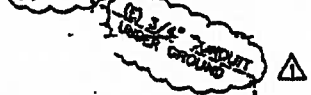
EX. GRAVEL AREA

(N) 6" HIGH CHAIN LINK FENCE W/ CONCENTRINA WIRE



EX. GRAVEL AREA

(E) 150 WATT HIGH PRESSURE SODIUM LIGHT
(E) POLIO

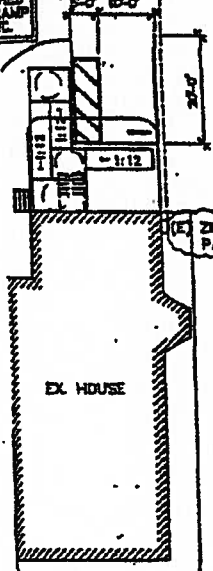
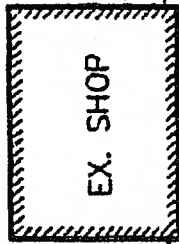
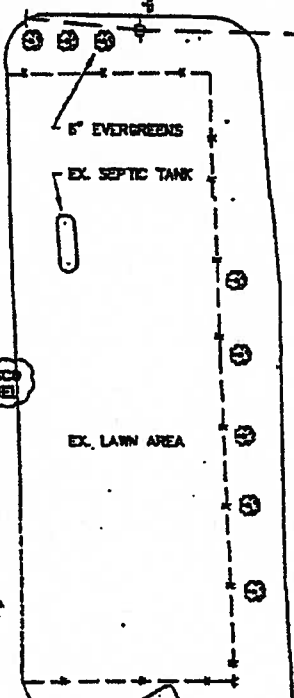


EX. GRAVEL AREA

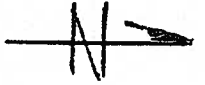
NOTE:
ACCESSIBLE PARKING
PER 2001 CALIFORNIA
BUILDING CODE, CHAP. 11B
DIV. II, 11292.2

EX. GRAVEL AREA

SEE PLANS ATTACHED
FOR ACCESSIBLE RAMP
BY ENVIROPLEX, INC.

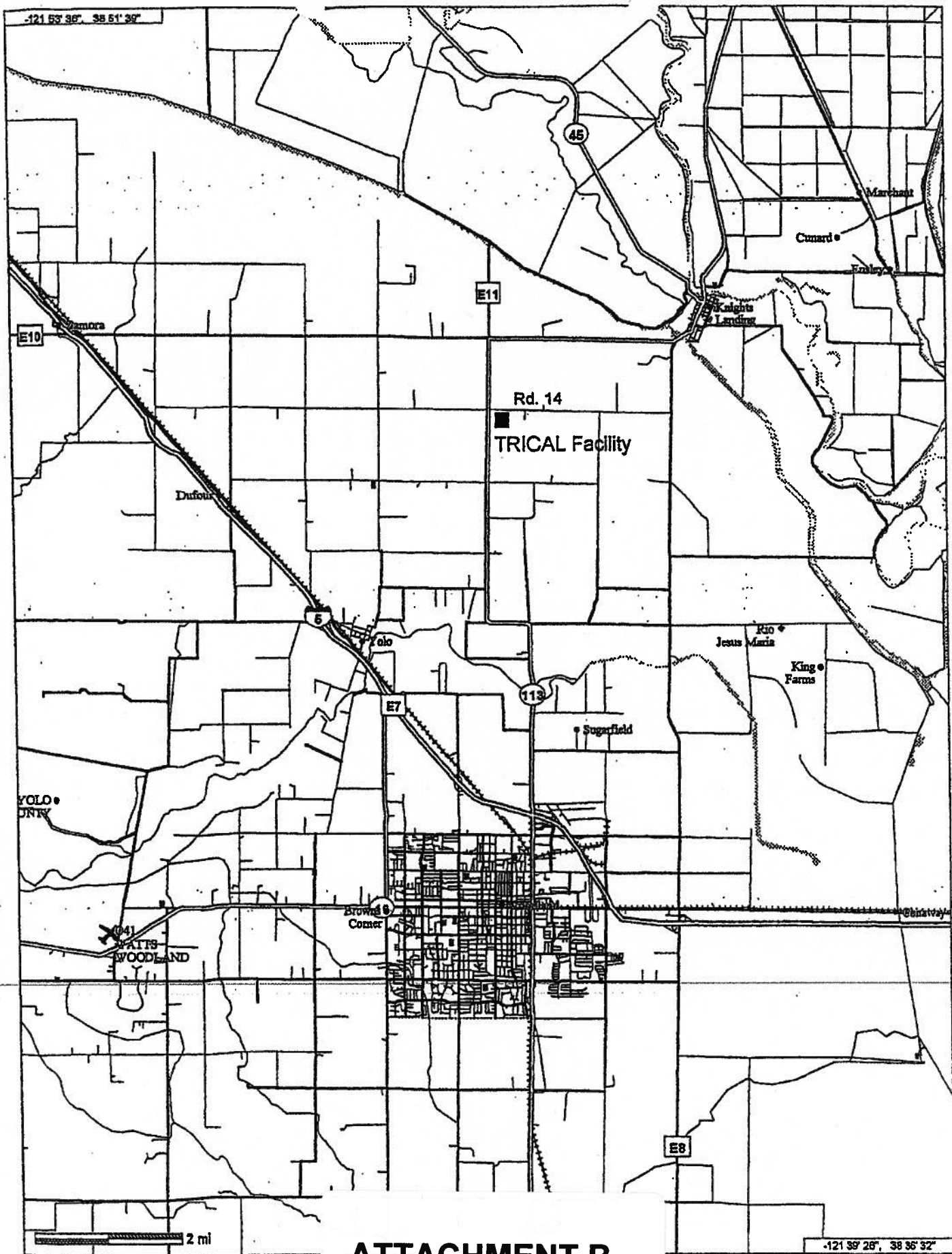


(E) ZINCO PANEL



20' GATE





-121 53' 36", 38 51' 36"

-121 39' 28", 38 35' 32"

ATTACHMENT B

Precision Ms

96 TRIUS, Inc.

COUNTY RECORDER

Filing Requested by:

Yolo County Planning and Public Works

Name
292 West Beamer Street
Address
Woodland, CA 95695
City, State, Zip
Attention: Jeff Anderson

Notice of Exemption



To: Yolo County Clerk
625 Court Street
Woodland, CA 95695

To: Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

Project Title: ZF# 2009-024 (Use Permit Modification)

TriCal, Inc. – John Ivancovich
PO Box 1327
Hollister, CA 95024

Project Location: 39985 County Road 14, approximately one-half mile east of State Highway 113, southwesterly of Knights Landing (APN: 056-200-09).

Project Description: Modification of an approved Use Permit to extend the term indefinitely and to continue to allow the storage of fumigants on a 5-acre parcel in the Agricultural General (A-1) zone.

Exempt Status: Categorical Exemption "15301" Class 1 (Existing Facilities)

Reasons why project is exempt: § 15301, Class 1 includes operation of existing facilities involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination.

Lead Agency Contact Person: Jeff Anderson, Assistant Planner

Telephone Number: (530) 666-8036

Signature (Public Agency): _____ Date:

Date received for filing at OPR:

FILE #2009-024 FILE NAME: TriCal Use Permit Modification

RECEIPT #60248

AUTHORIZED SIGNATURE _____

FEE STATUS _____

ATTACHMENT C

FINDINGS
TRICAL, INC. USE PERMIT MODIFICATION
ZONE FILE #2009-024

Upon due consideration of the facts presented in the staff report and at the public hearing for Zone File #2009-024, the Planning Commission approves the proposed Use Permit modification. In support of this decision, the Planning Commission makes the following findings (*A summary of the evidence to support each FINDING is shown in italics*):

California Environmental Quality Act

1. That the recommended Categorical Exemption was prepared in accordance with the California Environmental Quality Act (CEQA) and Guidelines.

The Planning Commission adopted an amended Negative Declaration for this project on October 17, 2002. Since that time there has been no change to, or expansion of the facility. CEQA §15301 exempts continued operation and maintenance of an existing facility involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination.

Yolo County General Plan

In accordance with Land Use Policy 18, Agricultural Area Uses of the Yolo County General Plan the Planning Commission finds the following:

2. The use is directly related to agricultural land use.

TriCal is directly involved in agriculture as the company provides fumigation services that are utilized in farming fields and farming silos. Land Use Policy #18 specifically addresses the allowance of such a usage by means of a Use Permit.

3. The use will not diminish or prevent agricultural use on site or on adjoining agricultural lands.

The one and one-half acre developed portion of the five-acre subject property has been utilized as an agricultural propagation site and has not been farmed for the last 25 years. The remaining 3.5 acres are leased to a local seed company for research and development purposes. The lands surrounding the subject property will remain in agricultural production. There has been no concerns voiced from farming interest (Farm Bureau, Resource Conservation District) that the continuance of this fumigation business in an agricultural setting will effect neighboring farming operations.

4. The use has some hazard or nuisance aspect which precludes it from being placed in an urban area.

TriCal provides fumigation service to the farming industry. The fumigants utilized are part of their daily operation and are of hazardous nature. It would be to the benefit of urban communities to locate this facility in a non-urban setting.

ATTACHMENT D

5. The use can be developed in the area without significant reduction of cultivation, growth, and harvesting of the indigenous agricultural products.

The five-acre subject property has not been farmed, but utilized in the past as a plant propagation site. The lands surrounding the subject property are in agricultural production. The proposal will not involve the removal of any acreage out of active farming in order to allow this agriculture service facility to continue operation.

Zoning Code

In accordance with Section 8-2.2804 of Chapter 2, Title 8, the Planning Commission finds the following:

6. The requested land use is listed as a conditional use in the zoning regulations.

"Agricultural chemicals, sales, and storage" is a conditional use within the A-1 zone, subject to the approval of the Planning Commission (Section 8-2.604.a. Chapter 2, Title 8).

7. The requested use is essential or desirable to the public comfort and convenience.

The facility provides fumigation service to the farming industry. It is desirable for a facility of this type to be located in an area accessible to agricultural operation, and within its customer area. The location of the project site provides close access onto State Highway 113, which makes it a desirable location for vehicular and truck traffic, facility deliveries to customers, and the delivery of supplies to the facility.

As this type of industry is threatened by increased urbanization, it is important to consider that this operation supports, and is an important factor in the county's agricultural industry. Locating this facility in a rural setting will protect this type of business from further urban encroachment. As provided in the report, and supported by TriCal, all Conditions of Approval for the previous Use Permits (ZF #97-060 and ZF #2000-076) have been complied with and all precautionary steps have been taken to provide a safe operation that protect both the employees of TriCal and the surrounding neighbors and agricultural operations.

8. The requested land use will not impair the integrity or character of a neighborhood or be detrimental to public health, safety, or general welfare.

The five-acre subject property is surrounded by large agricultural parcels that are in row crop production. State Highway 113 is just west of the site. As conditioned, the facility is not likely to cause serious public health problems.

9. The requested use will be in conformity with the General Plan.

The Yolo County General Plan Land Use Policy #18 discusses the consideration of placement of certain agricultural related land uses in agricultural areas by means of Conditional Use Permits, which may be incompatible with urban sites by reasons of hazard or nuisance to concentrations of people. Continuance of this facility in a rural

setting will protect this type of business from urban encroachment and will decrease exposure of hazardous chemicals to a greater population.

10. Adequate utilities, access roads, drainage, sanitation, and/or other necessary facilities will be provided.

The implementation of the required Conditions of Approval from the previous permit approvals (ZF #97-060 and ZF #2000-076) adequately address these issues. No expansion of the existing use is proposed. Continued compliance with the Conditions of Approval for the project will ensure adequate utilities, access roads, drainage, sanitation, and other necessary facilities are provided for.

**CONDITIONS OF APPROVAL
TRICAL, INC. USE PERMIT MODIFICATION
ZONE FILE #2009-024**

The Conditions of Approval approved by the Planning Commission for this project in 2005 and in prior Use Permits are ongoing and continuously enforced. These previously approved Conditions of Approval have been amended and reformatted, and new Conditions of Approval have been added.

ON-GOING OR OPERATIONAL CONDITIONS OF APPROVAL:

PLANNING DIVISION—PPW (530) 666-8808

1. This Use Permit will be for the operation of an agricultural fumigation facility handling Methyl Bromide, Chloropicrin, Telone II (1, 3-dichloropropene), Basamid, Metam Sodium, Methyl Iodide, Ecofume, Sulfuryl Fluoride, and Dimethyl Disulfide only.
2. Unless allowed by the Director of Planning and Public Works, no new fumigants/chemicals shall be allowed to be stored onsite.
3. All fumigants permitted with this Use Permit shall be stored onsite in accordance with the manufacturer's requirements/ recommendations, as required by state and federal laws. Prior to commencing the storage of any additional fumigants that might be approved by the Director of Planning and Public Works, the applicant shall demonstrate to the Director that the fumigant(s) being added will be stored according to the manufacturer's instructions.
4. No new building/development is approved with this project. Any new building/development shall be subject to review by the Director of Planning and Public Works.
5. TriCal shall continue to provide a minimum of 3 onsite parking spaces for their facility. Said parking spaces shall have a minimum size of 8' width X 18' length with 7' of vertical clearance.
6. The applicant shall keep the project site free from flammable brush, grass and weeds. Any onsite structures shall be maintained.
7. The onsite retention pond shall be kept free of vegetation.
8. All existing landscaping shall be maintained.
9. TriCal shall continue to include the Yolo Fire District and Knights Landing Fire District personnel at its biennial training for handling emergency situations.
10. Trical shall continue to meet onsite water storage requirements for fire protection as required by the Yolo Fire District

11. All commercial vehicle traffic shall be from the project site, west on County Road 14 to State Highway 113. The applicant shall continue to comply with the Transportation Route Map on file with the Planning and Public Works Department.
12. The entire fumigant storage area shall be so maintained as to allow no seepage into the ground (concrete flooring, etc.).
13. No offsite discharge of wash down or wastewater shall be allowed.
14. Equipment used by the distribution facility shall continue to be properly maintained in accordance to air quality/pollution management standards.
15. Continue use of surfacing materials or additive substances (i.e. decomposed granite and oil, water spraying on a routine scheduling, etc.) for the parking area that limits the migration of dust.
16. The Dust Mitigation Program for the facility shall comply with Yolo Solano Air Quality Management District's rule 2.5—Nuisance: A person shall not discharge from any source whatsoever such quantities of air contaminants or other material which cause injury, detriment, nuisance, or annoyance to any considerable number of persons or to the public or which endanger the comfort, repose, health, or safety of any such persons or the public or which cause to have a natural tendency to cause injury or damage to business or property.
17. Any sources of light and glare from the property shall be designed, constructed (i.e. shielded, directed, etc.), and maintained as to not intrude onto neighboring properties, the county public right-of-way or into the airspace.

BUILDING DIVISION—PPW (530) 666-8775

18. If any fumigants need to be stored inside a building/structure, a complete updated list of hazardous materials by structure shall be completed in a format matching the 2007 CBC (California Building Code) Table 307.1 and 2007 CFC (California Fire Code) Table 2703.1.1.

HEALTH DEPARTMENT, ENVIRONMENTAL HEALTH DIVISION—(530) 666-8646

19. The Hazardous Materials Inventory must be updated to reflect any changes in the hazardous materials being handled by TriCal.
20. The facility shall comply with the California Accidental Release Program Regulations pursuant to Title 19, Division 2, Chapter 4.5 of the California Code of Regulations, which includes preparation of a Risk Management Plan for federal or state listed chemicals. The Plan shall be submitted for approval to the Environmental Health Division and its approval evidenced to the Planning and Public Works Department.
21. Only human waste is to be discharged into the septic system. No wash down from the fumigation loading/unloading area is allowed to enter the septic system.

PUBLIC WORKS DIVISION—(530) 666-8811

22. The property owner shall continue to maintain the implemented drainage plan to assure other perimeter parcels are protected against surface runoff from the agricultural fumigant facility and equipment parking area.

AGRICULTURAL COMMISSIONER—(530) 666-8140

23. In accordance with state law, TriCal shall register their state-issued Pest Control Operator's license with the Yolo County Agricultural Commissioner before applying any fumigants in the county.

COUNTY COUNSEL—(530) 666-8172

24. In accordance with Yolo County Code Section 8-2.2415, the applicant shall agree to indemnify, defend, and hold harmless the county or its agents, officers and employees from any claim, action, or proceeding (including damage, attorney fees, and court cost awards) against the County or its agents, officers, or employees to attach, set aside, void, or annul an approval of the county, advisory agency, appeal board, or legislative body concerning the permit or entitlement when such action is brought within the applicable statute of limitations.

The county shall promptly notify the applicant of any claim, action or proceeding and that the county cooperates fully in the defense. If the county fails to promptly notify the applicant of any claim, action, or proceeding, or if the county fails to cooperate fully in the defense, the applicant shall not thereafter be responsible to defend, indemnify, or hold the county harmless as to that action.

The county may require that the applicant post a bond in an amount determined to be sufficient to satisfy the above indemnification and defense obligation.

25. Failure to comply with the **CONDITIONS OF APPROVAL** as approved by the Yolo County Planning Commission may result in the following actions:
- **non-issuance of future building permits;**
 - **legal action.**



County of Yolo

PLANNING AND PUBLIC WORKS DEPARTMENT

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DIRECTOR

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PLANNING COMMISSION STAFF REPORT

SEPTEMBER 10, 2009

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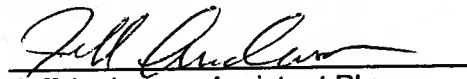
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REPORT PREPARED BY:


Jeff Anderson, Assistant Planner

REVIEWED BY:


David Morrison, Assistant Director

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2. **DETERMINE** that a Categorical Exemption is the appropriate level of environmental documentation in accordance with the California Environmental Quality Act (CEQA) and Guidelines (**Attachment C**);
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ATTACHMENT F

AGENDA ITEM 6.5

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BACKGROUND

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TriCal has operated on the subject property since 1980; however, a Use Permit was not obtained until 1998. A brief history of the approvals for this facility is as follows:

- On March 4, 1998, the Planning Commission approved a Use Permit (ZF #97-060) for the use of Methyl Bromide and Chloropicin. The term of this initial Use Permit was to extend to January 31, 2001.
- On May 10, 2001, the Planning Commission extended the Use Permit until January 31, 2005 and allowed the facility to store an additional fumigant, Telone II (1, 3—dichloropropene).
- On October 17, 2002, the Planning Commission allowed the facility to store Basamid, Metam Sodium, Methyl Iodide, Ecofume (CO₂/Phosphine), and Sulfuryl Flouride.
- On October 13, 2005, the Planning Commission extended the Use Permit until January 31, 2010.

STAFF ANALYSIS

TriCal had been in operation at the current location for approximately 18 years, when it secured the necessary Use Permit for an agricultural fumigation storage facility on March 4, 1998. At the time, the Use Permit restricted the applicant to storing only Methyl Bromide and Chloropicin onsite. Concerns from nearby property owners also prompted the Planning Commission to place a term limit on the Use Permit of just under three years, so that the project could be closely monitored to ensure that Conditions of Approval were complied with. As shown above, the applicant has applied for several extensions of the Use Permit and has also gained approvals to store additional fumigants.

Although approved for the storage of eight fumigants, the applicant currently stores only three (Methyl Bromide, Chloropicin, and Telone II). Over the years, TriCal has gained approval to store additional fumigants in an attempt to prepare for the phase-out of Methyl Bromide, which occurred in

2005. Because Methyl Bromide depletes the stratospheric ozone layer, the amount of Methyl Bromide produced and imported in the United States was reduced incrementally until it was phased out on January 1, 2005, pursuant to the Montreal Protocol on Substances that Deplete the Ozone Layer and the Clean Air Act. However, there are exemptions (critical use exemptions) agreed to by the Montreal Protocol Parties that allow application of Methyl Bromide for certain users. The Montreal Protocol states that the use of Methyl Bromide shall qualify as 'critical' only if it is determined that the lack of availability of Methyl Bromide for that use would result in a significant market disruption and that there are no technically and economically feasible alternatives or substitutes available to the user. Thus, TriCal's customers that purchase Methyl Bromide fumigation services are required to maintain a critical use exemption from the Environmental Protection Agency, in conformance with the Montreal Protocol.

The applicant has been in compliance with the Conditions of Approval set forth in the various Use Permits since 1998. TriCal conducts biennial testing of water from the onsite well, and submits the results to the Environmental Health Division and Planning and Public Works Department. To date, all tests have revealed that water from the onsite well does not contain contamination from any of the approved fumigants. TriCal also maintains a Risk Management Plan, on file with the Environmental Health Department, to meet the California Accidental Release Program Regulations, pursuant to Title 19, Division 2, Chapter 4.5 of the California Code of Regulations. In addition to maintaining the necessary permits for the storage of fumigants, TriCal provides onsite emergency training for the Yolo Fire Protection District and Knights Landing Fire Department on a biennial basis.

At the October 17, 2002 Planning Commission meeting, the Director of Planning and Public Works was authorized to allow changes in the fumigants allowed to be stored on site. Therefore, any future requests for changes or additions to the list of fumigants stored onsite will not require a public hearing. The addition of Dimethyl Disulfide as part of this application, however, is dependent on approval by the Planning Commission, since the request came as part of the Use Permit modification application.

The proposed project as conditioned is consistent with the County Code, the health and safety regulations, and the Yolo County General Plan Land Use policies. TriCal has demonstrated their commitment to comply with county requirements since 1998 and have worked out all of the issues that were addressed in the previous Use Permit and Use Permit modifications. The Conditions of Approval approved by the Planning Commission for this project in 2005 and in prior Use Permits are ongoing and continuously enforced. These previously approved Conditions of Approval have been amended and reformatted, and new Conditions of Approval have been added (**Attachment E**). By approving the request to extend the Use Permit indefinitely, the Planning Commission will not relinquish their authority to regulate and review the terms and Conditions of Approval for the project. Planning staff will continue to monitor and communicate with the applicant to ensure that the Conditions of Approval are complied with.

SUMMARY OF AGENCY COMMENTS

A Request for Comments was prepared and circulated for the proposed project from June 12, 2009 to July 2, 2009. The project was also reviewed at two Development Review Committee meetings on June 24, 2009 and August 25, 2009. The Yolo-Zamora Citizens Advisory Committee also reviewed the project, and provided a recommendation to the Planning Commission (see table below). Additionally, a courtesy notice was sent to property owners within 300 feet of the project site. Staff received one letter from a nearby property owner in opposition to the extension of the Use Permit. Comments received during the review period are displayed below and will be incorporated into the project as appropriate.

Date	Agency	Comment	Response
June 15, 2009	Yolo County Building Division	No comment.	N/A
June 17, 2009	Yolo County Public Works Division	No comment.	N/A
June 29, 2009	Paul Leathers (nearby property owner)	Use permit should not be granted for more than 3-5 years because chemical regulations and handling procedures are in a continuous state of change.	Comment noted.
July 7, 2009	Yolo County Environmental Health Department	Applicant shall continue to comply with the Hazardous Materials Business Plan and CALARP (California Accidental Release Prevention) Program regulations. The Hazardous Materials Inventory must be updated to reflect any changes in the hazardous materials being handled by TriCal.	Included in Conditions of Approval.
July 27, 2009	Yolo-Zamora Citizens Advisory Committee	The committee recommended that the Planning Commission approve the project and extend the term of the Use Permit indefinitely.	Comment incorporated into staff's analysis.
August 26, 2009	Agricultural Commissioner	Applicant shall continue to obtain permits for fumigation spraying.	Included in Conditions of Approval.
September 1, 2009	Yolo Fire District	No changes since previous Use Permit approval.	Comment noted.

ATTACHMENTS

- A: Site Plan
- B: Location Map
- C: Categorical Exemption
- D: Findings
- E: Conditions of Approval
- F: October 13, 2005 Planning Commission Staff Report (ZF #2000-076)
- G: Dimethyl Disulfide Material Safety Data Sheet
- H: Risk Management Plan on file for TriCal facility



County of Yolo

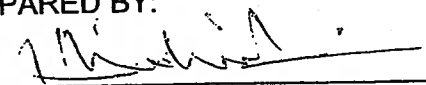
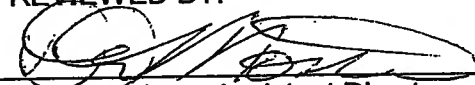
PLANNING AND PUBLIC WORKS DEPARTMENT

292 WEST BEAMER STREET WOODLAND CA 95695-2598 530-666-8775 FAX 530-666-8156
www.yolocounty.org

JOHN BENCOMO
DIRECTOR

PLANNING COMMISSION STAFF REPORT

OCTOBER 13, 2005

FILE #2000-076: Renewal of an approved Conditional Use Permit (ZF 97-060) for TriCal, Inc.	
APPLICANT: TriCal – John Ivancovich PO Box 1327, 8770 Highway 25 Hollister, CA 95024-1327	OWNER: H M S S PO Box 1327, 8770 Highway 25 Hollister, CA 95024-1327
LOCATION: 39985 County Road 14, approximately one-half mile east of the intersection of County Road 14 and State Highway 113, southwesterly of Knights Landing (Assessor's Parcel Number 056-200-09) (Attachment A)	ZONING: A-P SOILS: Yolo silt loam (Class 1, Storie Index 100) FLOOD ZONE: C
PREPARED BY:  Sarjit S. Dhaliwal, Associate Planner	REVIEWED BY:  David Morrison, Assistant Director

RECOMMENDED ACTION

That the Yolo County Planning Commission:

1. **ADOPT** a Categorical Exemption pursuant to the California Environmental Quality Act (CEQA) (Attachment B);
2. **ADOPT** the recommended Findings (Attachment C) for approval of renewal of the Conditional Use Permit; and
3. **APPROVE** the renewal of the Conditional Use Permit in accordance with the Conditions of Approval (Attachment D).

REASONS FOR RECOMMENDED ACTION

The TriCal has been in operation at the subject property for the last twenty five years. The business has been in compliance with the conditions of approval of the Conditional Use Permit approved originally in 1998; and renewed and/or amended a number of times since then. Additionally, the TriCal business provides fumigation services to agricultural operations in the area. Its current location is desirable for accessibility to its customer service area.

ATTACHMENT G

BACKGROUND AND PROJECT DESCRIPTION

Background

Located on a five-acre parcel located at 39985 County Road 14, approximately one-half mile east of the intersection of County Road 14 and State Highway 113, southwesterly of Knights Landing, Trical has operated the fumigation service from the subject property for approximately since 1980. A brief history of the approvals for this facility is as follows:

- On March 4, 1998, the Planning Commission approved a Conditional Use Permit (ZF 97-060) for the use of Methyl Bromide and Chloropicin at this facility.
- On May 10, 2001, the Planning Commission extended the Conditional Use Permit until January 31, 2005 and allowed the facility to store and use an additional fumigant, Telone II (1,3-dichloropropene).
- On October 17, 2002, the Planning Commission allowed the facility to add Basamid, Metam Sodium, Methyl Iodide, Ecofume, and Sulfuryl Fluoride as well. However, the facility has not yet started storing and using the chemicals approved in 2002.

At past Planning Commission hearings for the project, some of the neighbors expressed opposition to the project. Due to opposition from neighboring property owners, a condition was added to the project approval conditions to require testing of on-site soil and water from an on-site well and three neighboring wells. Such tests conducted at a number of times revealed that on site soil and water from an on site well and three neighboring wells did not contain Bromomethane and Chloropicrin contamination. Due to practical difficulties faced by the applicant in testing off-site wells, in 2001 the Planning Commission modified the groundwater-testing requirement to be limited to the on-site well only.

Based on concerns expressed by Sheriff's Department and some neighbors, the storage area for the chemicals has been fenced and provided with appropriate level of lighting to ensure safety of the chemicals stored on site.

At the time of previous approvals for this facility, the Environmental Health Department had required the preparation of a Risk Management Plan to meet the California Accidental Release Program Regulations pursuant to Title 19, Division 2, Chapter 4.5 of the California Code of Regulations. The applicant has complied with this requirement.

In the past an existing house on the property was converted to an office without obtaining the required building permits. The applicant has resolved this issue by obtaining the required building permits.

Project Description

In January 2005, Trical applied for an extension of its existing Conditional Use Permit (**Attachment E**). The reason for this request is that the Congress has extended the January 2005 Methyl Bromide phase out date indefinitely.

STAFF ANALYSIS

The applicant provides an essential service to growers in the area. Although the original Use Permit application for the existing project had generated a significant opposition from the

neighbors, staff believes the proposed project is consistent with the County Code, the health and safety regulations and the Yolo County General Plan Land Use policies. The applicant has provided the required hazardous training and methods in handling emergency situations to the Yolo Fire District and Knights Landing Fire District and complied with all the other conditions of approval for previous approval for this project. Please see the last Planning Commission staff report for this project (**Attachment F**).

The proposed project was sent to various agencies for their review and comments. Sheriff's Department, Environmental Health Department, Public Works division and Building division have expressed no concerns. Sacramento/Yolo Mosquito and Vector Control District has expressed to ensure that the retention pond on the property be kept free of emergent vegetation to minimize mosquito production. A new condition has been added for this requirement. The Yolo County Agricultural Commissioner, Yolo Fire District and Knights Landing Fire District did not respond. Comments received from various agencies are attached (**Attachment G**)

Staff recommends approval of the proposed project until January 31, 2010. The applicant will have the option of applying for a renewal and/or amendment of the project prior to that date.

The conditions of approval approved by the Planning Commission for this project in 2002 are ongoing conditions and have been attached to this approval as well (**Attachment D**). Additions and deletions have been indicated in **bold** and ~~striketrough~~.

APPEALS

Any person who is dissatisfied with the decisions of this Planning Commission may appeal to the Board of Supervisors by filing with the Clerk of the Board within **fifteen days** from the date of the action. A written notice of appeal specifying the grounds and an appeal fee **immediately** payable to the Clerk of the Board must be submitted at the **time of filing**. The Board of Supervisors may sustain, modify, or overrule this decision.

ATTACHMENTS

Attachment A - Vicinity Map and Site Plan

Attachment B - Notice of Exemption

Attachment C - Findings

Attachment D - Conditions of Approval

Attachment E - Applicant's letter dated January 20, 2005

Attachment F - Planning Commission Staff Report dated May 9, 2002

Attachment G - Comments received from agencies

Attachment H - Applicant's Acknowledgement of Conditions of Approval



DIMETHYL DISULFIDE

Material Safety Data Sheet

Arkema Inc.

1 PRODUCT AND COMPANY IDENTIFICATION

Thio and Fine Chemicals

Arkema Inc.
2000 Market Street
Philadelphia, PA 19103

EMERGENCY PHONE NUMBERS:

Chemtrec: (800) 424-9300 (24hrs) or (703) 527-3887

Medical: Rocky Mountain Poison Control Center
(866) 767-5089 (24Hrs)

Information Telephone Numbers

Phone Number

Available Hrs

Customer Service

1-800-628-4453

8:30 to 5:30 EST

Product Name DIMETHYL DISULFIDE
Product Synonym(s) DMDS

Chemical Family Alkyl Sulfide

Chemical Formula C₂H₆S₂

Chemical Name 2,3-Dithiobutane

EPA Reg Num

Product Use Industrial Use Only
Synthesis Intermediate; Sulfiding
Do NOT use this MSDS for Pesticide/ Agricultural Applications.

2 COMPOSITION / INFORMATION ON INGREDIENTS

Ingredient Name	CAS RegistryNumber	Typical %	OSHA
Dimethyl disulfide	624-92-0	99%	Y

The substance(s) marked with a "Y" in the OSHA column, are identified as hazardous chemicals according to the criteria of the OSHA Hazard Communication Standard (29 CFR 1910.1200)

This material is classified as hazardous under Federal OSHA regulation.

The components of this product are all on the TSCA Inventory list.

3 HAZARDS IDENTIFICATION

Emergency Overview

Pale yellow liquid, strong garlic-like odor

WARNING!

FLAMMABLE LIQUID AND VAPOR.

HARMFUL IF SWALLOWED.

HARMFUL IF INHALED.

MAY CAUSE EYE AND SKIN IRRITATION.

MAY CAUSE RESPIRATORY TRACT IRRITATION.

MAY CAUSE CENTRAL NERVOUS SYSTEM EFFECTS

MAY CAUSE NAUSEA, HEADACHE OR DIZZINESS.

Potential Health Effects

Inhalation and skin contact are expected to be the primary routes of occupational exposure to this material. Based on single exposure animal tests, it is considered to be moderately toxic if swallowed, no more than slightly toxic if absorbed through skin, slightly toxic if inhaled, and slightly irritating to eyes and skin. This material has a strong objectionable odor that may cause nausea, headache, or dizziness. The odor threshold is approximately 8 ppb.



DIMETHYL DISULFIDE
Material Safety Data Sheet

Arkema Inc.

Prolonged or repeated contact may remove oils from the skin and may dry skin and cause irritation, redness and rash. High vapor concentrations may be irritating to the eyes and respiratory tract, and may result in central nervous system (CNS) effects such as headache, dizziness, nausea, drowsiness and, in severe exposures, loss of consciousness. These CNS effects may also occur if the material is absorbed through the skin.

4 FIRST AID MEASURES

IF IN EYES, Immediately flush with plenty of water. Get medical attention if irritation persists.

IF ON SKIN, Immediately wash with soap and plenty of water. Remove contaminated clothing and shoes. Get medical attention if symptoms occur. Wash clothing before reuse. Thoroughly clean shoes before reuse.

IF SWALLOWED, do NOT induce vomiting. Give water to drink. Get medical attention immediately. NEVER GIVE ANYTHING BY MOUTH TO AN UNCONSCIOUS PERSON.

IF INHALED, remove to fresh air. If not breathing, give artificial respiration. If breathing is difficult, give oxygen. Get medical attention.

5 FIRE FIGHTING MEASURES

Fire and Explosive Properties

Auto-Ignition Temperature	300 C (572 F)		
Flash Point	16 C	Flash Point Method	TCC
Flammable Limits- Upper	16		
Lower	1.1		

Extinguishing Media

Use water spray, carbon dioxide, foam or dry chemical.

Fire Fighting Instructions

Use water spray to cool containers exposed to fire. Contain run-off from fire. Fire fighters and others who may be exposed to products of combustion should wear full fire fighting turn out gear (full Bunker Gear) and self-contained breathing apparatus (pressure demand NIOSH approved or equivalent). Fire fighting equipment should be thoroughly decontaminated after use.

Fire and Explosion Hazards

When burned, the following hazardous products of combustion can occur:

- Oxides of carbon
- Sulfur oxides
- Hydrogen sulfide

6 ACCIDENTAL RELEASE MEASURES

In Case of Spill or Leak

Ventilate the area. Contain spill by building a dike using absorbent material. Consult with environmental engineer or professional to determine if neutralization is appropriate and for handling procedures for residual materials. Do not use solid bleach for neutralization, as fire or violent reaction can occur. Collect the liquid and solid absorbent into a drum approved for waste disposal. Flush area with water. Consult a regulatory specialist to determine appropriate state or local reporting requirements, for assistance in waste characterization and/or hazardous waste disposal and other requirements listed in pertinent environmental permits.



DIMETHYL DISULFIDE

Material Safety Data Sheet

Arkema Inc.

7 HANDLING AND STORAGE

Handling

- Keep away from heat, sparks and flame.
- Keep container closed.
- Use only with adequate ventilation.
- Do not taste or swallow.
- Do not breathe vapor.
- Avoid contact with eyes, skin and clothing.
- Wash thoroughly after handling.

CONTAINER HAZARDOUS WHEN EMPTY. Emptied container retains vapor and product residue. Follow labeled warnings even after container is emptied. RESIDUAL VAPORS MAY EXPLODE ON IGNITION. DO NOT CUT, DRILL GRIND OR WELD ON OR NEAR THIS CONTAINER. Improper disposal or reuse of this container may be dangerous and/or illegal.

Storage

Store in well ventilated area away from heat and sources of ignition such as flame, sparks and static electricity. Ensure that all storage and handling equipment is properly rated, grounded and installed to satisfy electrical classification requirements. Static electricity may accumulate and create a fire hazard. All storage containers, including containers such as drums, cylinders and IBC's, must be bonded and grounded during filling and emptying operations. Store away from oxidizers and reactive materials. Keep container tightly closed. Observe all federal, state and local regulations and National Fire Protection Association (NFPA) Codes which pertain to the specific local conditions of storage and use, including OSHA 29 CFR 1910.106 and NFPA 30, 70, 77, and 497.

8 EXPOSURE CONTROLS / PERSONAL PROTECTION

Other Protective Equipment

The following personal protection equipment (PPE) recommendation is for use of Dimethyl disulfide (DMDS) as an Industrial Chemical.

Engineering Controls

Investigate engineering techniques to reduce exposures below airborne exposure limits. Provide ventilation if necessary to control exposure levels below airborne exposure limits (see below). If practical, use local mechanical exhaust ventilation at sources of air contamination such as open process equipment. Consult ACGIH ventilation manual or NFPA Standard 91 for design of exhaust systems.

Eye / Face Protection

Where there is potential for eye contact, wear chemical goggles and have eye flushing equipment available.

Skin Protection

Butyl rubber, Nitrile gloves should be worn when handling this material. Wear face shield and chemical resistant clothing such as a rubber apron when splashing may occur. Wash contaminated clothing and clean protective equipment before reuse. Rinse contaminated skin promptly. Wash skin thoroughly after handling. Wash the outside of gloves before removing.

Respiratory Protection

Avoid breathing vapor or mist. When airborne exposure limits are exceeded (see below), use NIOSH approved respiratory protection equipment appropriate to the material and/or its components. Consult respirator manufacturer to determine appropriate type equipment for given application. Observe respirator use limitations specified by NIOSH or the manufacturer. For emergency and other conditions where exposure limit may be significantly exceeded, use an approved full face positive-pressure, self-contained breathing apparatus or positive-pressure airline with auxiliary self-contained air supply. Respiratory protection programs must comply with 29 CFR § 1910.134.



DIMETHYL DISULFIDE

Material Safety Data Sheet

Arkema Inc.

8 EXPOSURE CONTROLS / PERSONAL PROTECTION

Airborne Exposure Guidelines for Ingredients

Exposure Limit

Value

Dimethyl disulfide

ACGIH Skin designator	-	Y
ACGIH TWA	-	0.5 ppm

-Only those components with exposure limits are printed in this section.

-Skin contact limits designated with a "Y" above have skin contact effect. Air sampling alone is insufficient to accurately quantitate exposure. Measures to prevent significant cutaneous absorption may be required.

-ACGIH Sensitizer designator with a value of "Y" above means that exposure to this material may cause allergic reactions.

-WEEL-AIHA Sensitizer designator with a value of "Y" above means that exposure to this material may cause allergic skin reactions.

9 PHYSICAL AND CHEMICAL PROPERTIES

Appearance/Odor	Pale yellow liquid, strong garlic-like odor
pH	NE
Specific Gravity	1.063 @ 20 C
Vapor Pressure	0.42 psia
Vapor Density	3.25
Melting Point	NA
Freezing Point	-84.7 C (-120.5 F)
Boiling Point	107-110 C (225-232 F)
Solubility In Water	Insoluble @ 20 C
Solubility in Other Materials	Alcohols, hydrocarbons
Evaporation Rate	NE
Percent Volatile	100
Viscosity	0.62 cP @ 20 C
Molecular Weight	94.20
n-Octanol/Water Partition Coefficient	1.77
Other Physical Data	Odor Threshold: 8-10 ppb approximately Henry's Constant: 122.5 Pa.M3/mole Refractive Index: 1.526 @ 20 C

10 STABILITY AND REACTIVITY

Stability

This material is chemically stable under normal and anticipated storage and handling conditions.

Incompatibility

Contact with combustible materials may enhance the risk of fire. Alkali, Acid, solid bleach (strong oxidizer) may cause violent and fire. Keep away from heat and sources of ignition.

Hazardous Decomposition Products

Thermal decomposition giving flammable and toxic products: Hydrogen sulfide, methyl mercaptan, dimethyl sulfide.

11 TOXICOLOGICAL INFORMATION



DIMETHYL DISULFIDE

Material Safety Data Sheet

Arkema Inc.

11 TOXICOLOGICAL INFORMATION

Toxicological Information

Data on this material and/or its components are summarized below.

Single exposure (acute) studies indicate:

Oral - Moderately Toxic to Rats (290 mg/kg < LD50 < 500 mg/kg)

Dermal - No More than Slightly Toxic to Rabbits (LD50 >2,000 mg/kg)

Inhalation - Slightly Toxic to Rats (4-hr LC50 1310 ppm)

Eye Irritation - Slightly Irritating to Rabbits (7.2/110)

Skin Irritation - Slightly Irritating to Rabbits (4-hr exposure, 2.9/8.0) No mortality was seen in rabbits following a single application to the skin, although rapid onset of eye irritation, central nervous system and respiratory signs were noted. These effects disappeared within a day after application. No skin allergy was observed in guinea pigs following repeated exposure. Following repeated application to the skin of rabbits, severe skin irritation and necrosis, transient lethargy, increased mortality, spasms, and effects on the heart and red blood cells were observed. Following repeated inhalation exposure, irritation of the eyes, nose and respiratory tract were the most significant effects reported. Reduced body weights, slight effects on blood cells and some clinical chemistry parameters, and microscopic changes in the nose and spleen were also observed in some studies. No neurotoxic effects were observed. No birth defects were observed in the offspring of rats and rabbits exposed by inhalation during pregnancy, but slight effects on the development of offspring and adverse effects on the mothers were reported in the study with rats. No adverse effects were observed when rats were exposed by inhalation for two successive generations. No genetic changes were observed in standard tests using bacteria, animal cells, or animals.

12 ECOLOGICAL INFORMATION

Ecotoxicological Information

Data on this material and/or its components are summarized below.

This material is moderately toxic to Daphnia (48-hr LC50 1.8 mg/l), trout (96-hr LC50 0.97 mg/l), and bobwhite quail (oral LD50 342 mg/kg and inhalation 4-hr LC50 478 ppm). It is slightly toxic to zebrafish (96-hr LC50 5 mg/l) and algae (72-hr EC50 14-26 mg/l), and practically non-toxic to earthworm (14d LC50 32 mg/kg soil, NOEC=22 mg/kg soil).

Chemical Fate Information

Data on this material and/or its components are summarized below.

This material is not readily biodegradable (<10% after 28-days; OECD 301 D) and has a low potential to bioaccumulate (log Pow 1.77). It has low sorption to soil and sediments (log Koc 2.34). It is degraded in air by OH radicals (half-life 0.66-hrs) and is hydrolytically stable.

13 DISPOSAL CONSIDERATIONS

Waste Disposal

Incineration is the recommended method for disposal observing all local, state and federal regulations. Note: Chemical additions to, processing of, or otherwise altering this material may make this waste management information incomplete, inaccurate, or otherwise inappropriate. Furthermore, state and local waste disposal requirements may be more restrictive or otherwise different from federal laws and regulations.

**DIMETHYL DISULFIDE**

Material Safety Data Sheet

Arkema Inc.

14 TRANSPORT INFORMATION

DOT Name Dimethyl Disulfide
DOT Technical Name
DOT Hazard Class 3(6)
UN Number UN2381
DOT Packing Group PG II
RQ
DOT Special Information Primary Hazard - FLAMMABLE
Subsidiary Hazard - TOXIC

15 REGULATORY INFORMATION**Hazard Categories Under Criteria of SARA Title III Rules (40 CFR Part 370)**

Immediate (Acute) Health	Y	Fire	Y
Delayed (Chronic) Health	N	Reactive	N
		Sudden Release of Pressure	N

The components of this product are all on the TSCA Inventory list.

Ingredient Related Regulatory Information:**SARA Reportable Quantities**

CERCLA RQ

SARA TPQ

Dimethyl disulfide

NE

Massachusetts Right to Know

This product does contain the following chemical(s), as indicated below, currently on the Massachusetts Right to Know Substance List.

Dimethyl disulfide

New Jersey Right to Know

This product does contain the following chemical(s), as indicated below, currently on the New Jersey Right-to-Know Substances List.

Dimethyl disulfide

Pennsylvania Environmental Hazard

This product does contain the following chemical(s), as indicated below, currently on the Pennsylvania Environmental Hazard List.

Dimethyl disulfide

Pennsylvania Right to Know

This product does contain the following chemical(s), as indicated below, currently on the Pennsylvania Hazardous Substance List.

Dimethyl disulfide

16 OTHER INFORMATION**Revision Information**

Revision Date ~~22 JUN 2007~~ Revision Number ~~11~~

Supersedes Revision Dated 08-MAY-2007

Revision Summary

Use statements added

Key

NE= Not Established NA= Not Applicable (R) = Registered Trademark



DIMETHYL DISULFIDE

Material Safety Data Sheet

Arkema Inc.

Miscellaneous

Product Use:

Industrial Use Only. Do NOT use this MSDS for Pesticide/Agricultural Applications.

Arkema Inc. believes that the information and recommendations contained herein (including data and statements) are accurate as of the date hereof. NO WARRANTY OF FITNESS FOR ANY PARTICULAR PURPOSE, WARRANTY OF MERCHANTABILITY, OR ANY OTHER WARRANTY, EXPRESSED OR IMPLIED, IS MADE CONCERNING THE INFORMATION PROVIDED HEREIN. The information provided herein relates only to the specific product designated and may not be valid where such product is used in combination with any other materials or in any process. Further, since the conditions and methods of use are beyond the control of Arkema Inc., Arkema Inc. expressly disclaims any and all liability as to any results obtained or arising from any use of the product or reliance on such information.



RECEIVED

JUN 05 2009

PO Box 1327 Hollister CA 95024-1327
8770 Highway 25 Hollister CA 95023
Phone (831) 637-0195 Fax (831) 637-0273

ENVIRONMENTAL HEALTH

FA 3386

June 2, 2009

Mr. Bruce Sarazin
Yolo County Environmental Health Division
137 N. Cottonwood Street, Suite 2400
Woodland, CA 95695

Re: Risk Management Plan - Trical, Inc.

Mr. Sarazin:

Here is Trical's updated RMP, as required by your office and the CalARP regulations. This RMP provides information that is useful to all parties and can be relied upon to ensure the safe operation of our facility, and, an appropriate and safe response to any reasonably conceivable emergency that might occur.

Thank you very much for your time and support. Please contact me at our Hollister office, at (831) 637-0195, ext 2122, if you have any questions.

Sincerely,

John T. Ivancovich

enc.

ATTACHMENT I

RISK MANAGEMENT PLAN (RMP)



TRICAL, INC.

39985 COUNTY ROAD 14

WOODLAND, CALIFORNIA 95776

June 2009

Contents

1.	RMP EXECUTIVE SUMMARY COMPONENT [CALARP 2745.3]	3
2.	RMP Off-Site Consequence Analysis Component [CALARP 2745.4]	4
3.	RMP Five-Year Accident History Component [CALARP 2745.5]	5
4.	RMP Emergency Response Program Component [CALARP 2745.8]	5
5.	RMP Certification [CALARP 2745.9]	5

1. RMP EXECUTIVE SUMMARY COMPONENT [CALARP 2745.3]

a. Accidental Release Prevention and Emergency Response Policies

Trical is committed to the safety and well-being of its neighboring community and the environment. In this regard, Trical maintains the following policies:

1. *Accidental Release Prevention.* Trical implements reasonable measures to prevent unauthorized release of methyl bromide to the environment, by complying with all relevant laws and regulations, and, good industry practices.
2. *Emergency Response.* Trical will respond to any unauthorized release, in accordance with all relevant laws and regulations; and, in the unlikely event of an unauthorized release, Trical will provide early detection of the release, and, comply promptly and safely with its Emergency Response Plan (See APPENDIX "A").

b. The stationary source and regulated substances handled

In response to the requests of the Yolo County Environmental Health Division and the Yolo County Planning Commission requirements, this "Program 1" Risk Management Program (RMP) has been prepared.

The "stationary source" at this facility is the 25-gallon, DOT-approved cylinders in which methyl bromide is stored on a loading dock, "incident to transportation". No chemical or physical changes occur during this storage, and, no external heating or cooling occurs.

The regulated substance at this facility is methyl bromide.

c. The general accidental release prevention program and chemical-specific prevention steps

Trical uses proven technology that has been developed from its 48 years of experience, in addition to technology provided by the Chemical Manufacturers Association and methyl bromide manufactures, and, follows the Program 1 requirements of the State of California Accidental Release Prevention Program.

Trical relies upon a comprehensive, initial and annual training program that produces well-trained operators who are knowledgeable about the safe storage, transportation, handling, application, and, emergency response to unauthorized releases, of its methyl bromide and other hazardous materials, and, proper intervention tasks, in case of an emergency. Employees are trained to use fire extinguishers and SCBAs, if needed, to respond to emergencies, and, to respond immediately to any incident as provided in Trical's Emergency Response Plan and Emergency Response Plan Quick Reference Guide. Training records are produced and retained for at least five years, in accordance with all laws and regulations.

d. The five-year accident history

There have been no accidental releases from the covered process that resulted in deaths, injuries, or significant property damage on site, or known offsite deaths, injuries, evacuations, sheltering in place, property damage, or environmental damage at this facility, in the past five years

e. The emergency response program

As required by the Yolo County Planning Commission, Trical provides regular training to the Yolo and Knights Landing Fire Departments, and, provides them with any safety equipment that they may need. Training is performed biennially, during which the fire personnel are given a tour of the Trical facility where they are shown where and how the methyl bromide and other materials are stored, have the opportunity to ask questions, and, can make safety recommendations. Immediately following the site tour, all fire personnel are provided with additional information and training at the Yolo Fire Department building. Trical has provided the fire departments with air sampling equipment and supplies that they can use during an emergency, to determine whether there is any

methyl bromide in the ambient air, and, if so, at what concentration. With this information, the fire personnel can make proper safety assessments to protect themselves, the public and environment.

Also, Trical provides to the Yolo Fire Chief a current list of 24-hour, Trical Emergency Contacts. This provides the fire departments with a ready source of competent technical assistance and advice, should the need arise.

A single Emergency Response Plan covering responses to all emergencies has been developed. This plan is based upon Chemical Manufacturers Association Guidelines, "Methyl Bromide Emergency Response Guide" (March 2000). From this plan, an Emergency Response Plan Quick Reference Guide is in place for use by employees to immediately initiate actions to respond to, mitigate and recover from emergencies.

In the event of a release, certain personnel are designated to determine the potential hazard and coordinate response procedures. The Facility Manager, or designee, is responsible for contacting emergency response agencies, in case of an emergency. Also, the Facility Manager will be responsible for evacuation of employees, if necessary, and, for coordination with community emergency responders, if offsite evacuations are required.

No emergency operations will be performed that are beyond the capabilities of the operators or other onsite personnel.

f. **Planned changes to improve safety**

There are no plans to improve safety, because the facility and its stationary source are mature, in that all required, and, appropriate, additional, safety measures have been developed and implemented.

2. RMP Off-Site Consequence Analysis Component [CALARP 2745.4]

a. **Worst Case Release Scenario**

One, 360-pound cylinder loss of containment (rupture): See APPENDIX "B"

b. **Data**

- i. Chemical name: Methyl Bromide
- ii. Percent weight of the chemical in a liquid mixture: varies between 98 and 50 %, the balance being chloropicrin.
- iii. Physical state: liquid under approximately 30 psig, at ambient temperature
- iv. Basis of results: ALOHA modeling
- v. Scenario: liquid release from one, 25-gallon, DOT cylinder that contains 360 pounds of methyl bromide and complete vaporization of the liquid within ten minutes
- vi. Quantity release in pounds: 360
- vii. Release rate: 36 pounds / minute
- viii. Release duration: 10 minutes
- ix. Wind speed and atmospheric stability class:
 1. Speed 3.5 knots at 180 degrees
 2. Atmospheric stability: C
- x. Topography: open country
- xi. Distance to endpoint: 177 yards
- xii. Public and environmental receptors within the distance: none
- xiii. Passive mitigation considered: storage of methyl bromide in DOT-approved cylinders that contain protective, valve bonnets, caps on valves, separation of cylinders from flammable materials, "nesting" the

cylinders, in accordance with the Compressed Gas Institute's recommendations, and/or, binding them together, to protect them from falling over during an earthquake.

3. RMP Five-Year Accident History Component [CALARP 2745.5]

There have been no accidental releases from the covered process at this facility that resulted in deaths, injuries, or significant property damage on site, or known offsite deaths, injuries, evacuations, sheltering in place, property damage, or environmental damage, for the past five years.

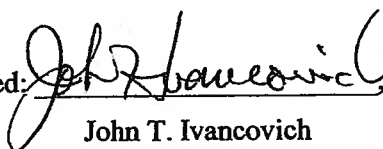
4. RMP Emergency Response Program Component [CALARP 2745.8]

RMP Information

- a. Trical has an Emergency Response Plan (see APPENDIX "A") that includes the following information:
 - i. specific actions that will be taken, in response to an accidental release of methyl bromide;
 - ii. procedures for informing the public and local agencies that are responsible for responding to accidental releases
 - iii. information on emergency health care;
 - iv. the date of the most recent review or update of the plan;
- b. Trical provides emergency response training annually, for its employees. The date of the most recent emergency response training for employees will be kept in the Safety Specialists office files, and, is available upon request.
- c. The primary local emergency response agency with which Trical's Emergency Response Plan is coordinated is: Yolo Fire Protection District, 530-662-0566.
- d. Trical is required to maintain an emergency response plan, regarding its storage of methyl bromide in 25-gallon DOT-approved cylinders, in accordance with:
 - i. CAC Title 19, Section 2731,
 - ii. CAC Title 19, Section 2765.2,
 - iii. CAC Title 8, Section 5192(q)(1), and,
 - iv. CAC Title 8, Section 3220.

5. RMP Certification [CALARP 2745.9]

Based upon the criteria in Section 2735.4 of Title 19 of CCR, the distance to the specified endpoint for the worst-case accidental release scenario for the following process is less than the distance to the nearest public receptor: storage of methyl bromide in 25-gallon, DOT-approved cylinders. Within the past five years, the process has had no accidental release that caused off-site impacts as listed in the risk management program Section 2735.4 (c)(1). No additional measures are necessary to prevent off-site impacts from accidental releases. In the event of fire, explosion, or a release of a regulated substance from the process, entry within the distance to the specified endpoints may pose a danger to public emergency responders. Therefore, public emergency responders should not enter this area except as arranged with the emergency contact indicated in the RMP. The undersigned certifies that, to the best of my knowledge, and belief, formed after reasonable inquiry, the information submitted is true, accurate and complete.

Signed:  Safety Manager

John T. Ivancovich

Date: 6/2/09

APPENDIX A: Emergency Response Plan

**EMERGENCY RESPONSE PLAN
TRICAL, INC.
WOODLAND FACILITY**

MEDICAL ASSISTANCE

HOSPITAL:

Woodland Memorial Hospital
1325 Cottonwood Street
Woodland, CA 95695
(530) 662-3961

OCCUPATIONAL CLINIC:

Sutter Occupational Health
475 Pioneer Ave. Suite 1
Woodland, CA 95776
(530) 406-5616

EMERGENCY PROCEDURES

IN THE EVENT OF A FIRE, CHEMICAL SPILL OR OTHER EMERGENCY, ALL EMPLOYEES MUST BE NOTIFIED PERSONALLY AND INSTRUCTED TO LEAVE THE BUILDING OR SITE IMMEDIATELY THROUGH APPROPRIATE EXITS. ANY AVAILABLE, ONSITE EMPLOYEE WILL ALERT OTHER EMPLOYEES, ACCOUNT FOR ALL PERSONNEL, AND, NOTIFY THE FACILITY MANAGER REGARDING THE STATUS OF THE SITE AND ALL PERSONNEL.

CHEMICAL SPILL OR LEAK:

- Evacuate the immediate area.
- If there is a reasonable belief that the release or threatened release poses a significant present or potential hazard to human health, safety, property, or environment, reports should be made by calling:

EMERGENCY (Ambulance, Fire, Sheriff, CHP): 911

And, THE STATE OFFICE OF EMERGENCY SERVICES: 1-800-852-7550

- Observe upwind from safe distance. If corrective measures can be taken, use SCBA for entry into the affected area to correct the problem.
- Often, repairs can be made to leaking valves or broken fittings: Use adjustable wrenches to adjust or fix a malfunctioning valve, broken line or fitting. Move leaking or damaged cylinders or containers to an isolated location; lay the container down such that the leak is facing up, observing strict safety precautions. Work upwind, if possible. If spill or leak occurs indoors, ventilate the affected area before reentry.
- Divert traffic, if necessary.
- Quickly, get medical help for anyone affected by a spilled pesticide. Remove affected people to fresh air.
- METHYL BROMIDE or CHLOROPICRIN PRODUCTS: Allow the spill to evaporate. Do not permit unprotected persons to enter into the spill area, until the concentration of methyl bromide is determined to be less than 5 ppm and chloropicrin less than 0.1 ppm. Use monitoring instrument such as a Kitagawa or Draeger detector to determine whether harmful concentrations are present.

- TELONE II PRODUCTS AND FUMIGATION ADHESIVE: Wear protective clothing and spark-proof boots. Sparks could ignite fumes. Allow no smoking or open flames in the area of the spill. For protection against Telone II, wear clothing made of neoprene or heavy polyethylene and an SCBA.
- Pic and 1,3-D spills may be covered with soil, polyethylene plastic or water. Contaminated material must be disposed of as directed by local, state or federal regulations. Refer to the Telone II / Telone C-17 Bulk Storage and Handling Guide, for additional information.

FIRE, SEVERE EARTHQUAKE:

- Evacuate the affected area immediately. Any on-site employee will account for all personnel and notify the Facility Manager of the status of the facility and all personnel.
- Contact 911
- Disengage electrical main circuit breaker switches.
- Note: Telone II products and Adhesive are flammable.

EMERGENCY CONTACT INFORMATION (24 HOUR NUMBERS)

CHEMTREC 1 (800) 424-9300
 PCOC 1 (800) 655-7262

Primary Contact:

Kreig Williams Cell: (209) 481-2107 Bus: (530) 735-6758 Res: (209) 334-1904

Secondary Contacts:

John Ivancovich Cell: (408) 804-1111 Bus: (831) 637-0195 Res: (831) 637-6460
Val deLeon Cell: (408) 804-8148 Bus: (831) 637-0195 Res: (408) 848-6178
Amy DeStasio Cell: (559) 805-3467 Bus: (831) 637-0195 Res: (559) 978-4446

If unable to reach the above individuals, the following Company Officials may be contacted:

Paul Niday Cell: (831) 524-2286 Bus: (831) 637-0195

Mark McCaslin Cell: (951) 515-4770 Bus: (951) 279-4425, ext 118

PRECAUTIONS WHICH HAVE BEEN TAKEN:

- SCBA EQUIPMENT, EMERGENCY SHOWERS / EYEWASH FOUNTAINS AND FIRST AID SUPPLIES ARE STORED AT STRATEGIC ACCESS POINTS.
- CYLINDERS ARE LABELED WITH CONTENTS, PRECAUTIONS AND EMERGENCY PROCEDURES.
- EMPLOYEES ARE PROVIDED WITH MSDS FOR MATERIALS.
- EMPLOYEES ARE GIVEN APPROPRIATE TRAINING.
- FIRE EXTINGUISHERS ARE AVAILABLE, AT APPROPRIATE LOCATIONS.
- FUMIGANTS ARE STORED IN STEEL CYLINDERS WITH STEEL BONNETS COVERING THE VALVES, COMPLYING WITH DEPARTMENT OF TRANSPORTATION SPECIFICATIONS.
- WINDSOCK HAS BEEN INSTALLED.
- EMERGENCY EVACUATION ROUTES / ASSEMBLY AREAS HAVE BEEN DESIGNATED ON AN EVACUATION PLAN.

EMERGENCY TRAINING PROGRAM:

- MATERIAL SAFETY DATA SHEETS: TABULATED BINDERS WHICH CONTAIN MSDS HAVE BEEN DISTRIBUTED FOR EMPLOYEES. INCLUDED WITH THE MSDS ARE EMERGENCY PROCEDURE FORMS AND SCBA USE DIRECTIONS.
- SHOP AND FIELD EMPLOYEES: ANNUAL REVIEW OF EMERGENCY PROCEDURES, INCLUDING DIRECTIONS FOR THE USE OF SCBA. ALSO THEY RECEIVE SPECIFIC TRAINING ON SAFETY PRECAUTIONS.
- EMPLOYEES HAVE BEEN TRAINED IN VOLUNTARY USE OF FIRE EXTINGUISHERS.
- SEVERAL EMPLOYEES HAVE BEEN TRAINED IN VOLUNTARY CPR AND FIRST AID.

APPROVED BY:



DATE:

6-2-09

APPENDIX B: Off-Site Consequence Worst Case Release Scenario

APPENDIX B: Off-Site Consequence Worst Case Release Scenario Trical, Inc. Woodland, CA

The Off site Consequence Analysis for the Trical Woodland facility was conducted using the Federal EPA CAMEO software, to include the Areal Locations Of Hazardous Atmospheres (ALOHA) and Mapping applications for Response, Planning, and Local Operational Tasks (MARPLOT) software programs. These programs were coupled with the US Census Bureau's Landview VI software, which is used to estimate the population located within the distance to the end-point for the Worst Case Release scenario as per the 2004 Census data.

The gaseous dispersion for the worst case scenario was obtained by modeling the Worst Case release rate. The ALOHA computer program was used to obtain dispersion footprint patterns for the scenario considering heavy gas and gaussian dispersion models.

The following types of natural and human caused external events were considered:

- Earthquake
- Flood
- Extreme Winds
- Extreme Ambient Temperatures
- Transportation Accidents
- Fire or Explosion
- Sabotage
- Loss of Utilities
- Industrial Accident

2008 Emergency Response Planning Guideline (ERPG) values developed by the American Industrial Hygiene Association were used as the basis for determination of offsite consequences. ERPG-2 is defined as the maximum airborne concentration below which it is believed that nearly all individuals could be exposed for up to one (1) hour without experiencing or developing irreversible or other serious health effects or symptoms that could impair an individual's ability to take protective action. Validation for this process was derived from the Federal EPA website (<http://www.epa.gov/ttn/atw/hlthef/methylbr.html>).

SITE DATA:

Location: WOODLAND, CALIFORNIA

Building Air Exchanges Per Hour: 0.43 (unsheltered single storied)

Time: April 02, 2009 1828 hours PDT (using computer's clock)

CHEMICAL DATA:

Chemical Name: METHYL BROMIDE Molecular Weight: 94.94 g/mol

ERPG-2: 50 ppm ERPG-3: 200 ppm

IDLH: 250 ppm LEL: 100000 ppm UEL: 150000 ppm

Carcinogenic risk - see CAMEO

Ambient Boiling Point: 38.4° F

Vapor Pressure at Ambient Temperature: greater than 1 atm

Ambient Saturation Concentration: 1,000,000 ppm or 100.0%

APPENDIX B: Off-Site Consequence Worst Case Release Scenario Trical, Inc. Woodland, CA

ATMOSPHERIC DATA: (MANUAL INPUT OF DATA)

Wind: 3.5 knots from 180° true at 2 meters
 Ground Roughness: open country Cloud Cover: 5 tenths
 Air Temperature: 65° F Stability Class: C
 No Inversion Height Relative Humidity: 88%

SOURCE STRENGTH:

Direct Source: 36 pounds/min Source Height: 0
 Release Duration: 10 minutes
 Release Rate: 36 pounds/min
 Total Amount Released: 360 pounds
 Note: This chemical may flash boil and/or result in two phase flow.

PUBLIC RECEPTORS:

Public Receptors	Yes	No
Schools		X
Residences		X
Hospitals		X
Prisons		X
Public recreational area or areas		X
Major commercial, office or industrial areas		X

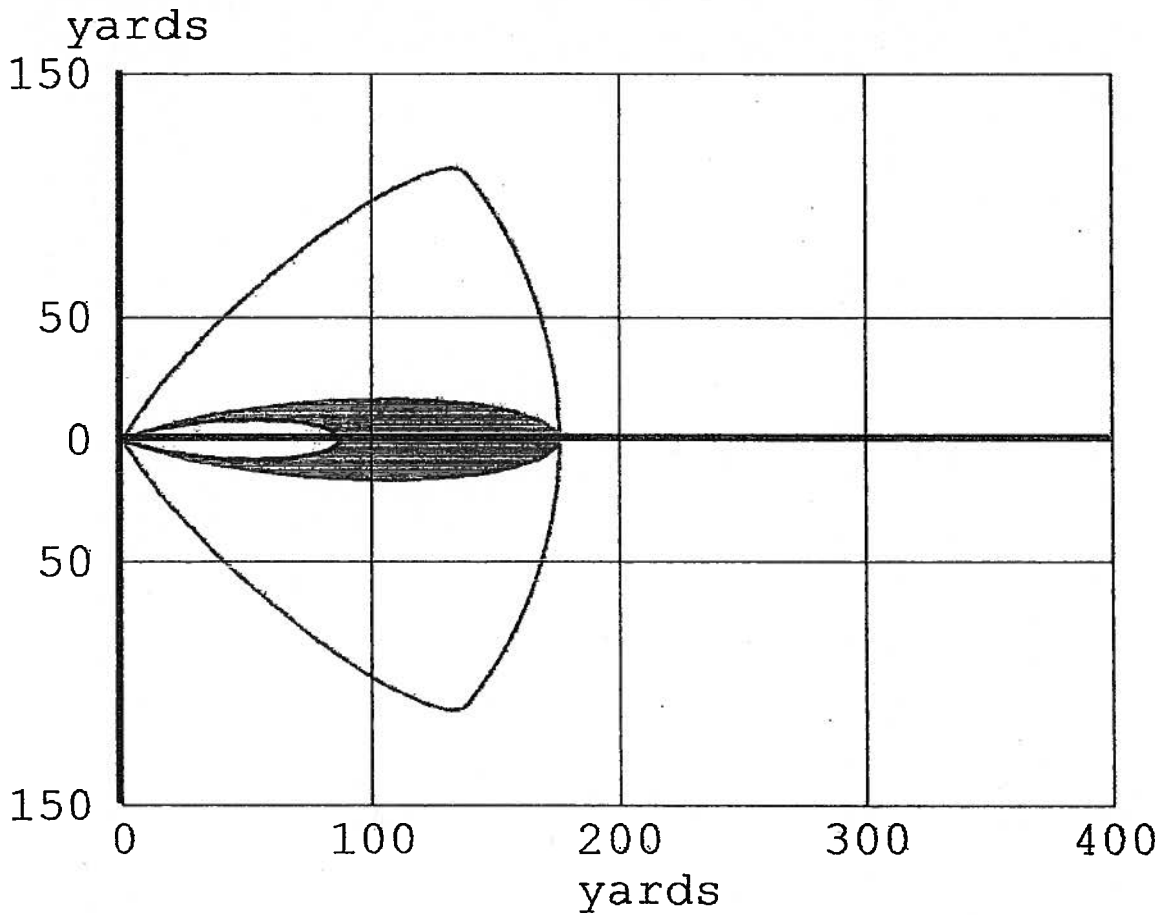
ENVIRONMENTAL RECEPTORS:



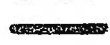
Environmental Receptors	Yes	No
National or state parks, forests, or monuments		X
Officially designated wildlife sanctuaries, preservations of refuges		X
Federal wilderness areas		X

Trical certifies that no additional measures are necessary to prevent offsite impact from accidental releases.



Time: April 02, 2009 1828 hours PDT (using computer's clock)
Chemical Name: METHYL BROMIDE
Carcinogenic risk - see CAMEO
Wind: 3.5 knots from 180° true at 2 meters
THREAT ZONE: (GAUSSIAN SELECTED)
Model Run: Gaussian
Red : 88 yards --- (200 ppm = ERPG-3)
Orange: 177 yards --- (50 ppm = ERPG-2)



-  >= 200 ppm = ERPG-3
-  >= 50 ppm = ERPG-2
-  Confidence Lines

