

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

Certified Mail #: 7002 2030 0006 9574 2713

February 25, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

Responsible Party:

**ROBERT SAUNDERS
OAKLAND ALAMEDA COLISEUM
7000 COLISEUM WAY
OAKLAND CA 94621**

Date First Reported: 3/29/1989

**Substance: 8006619 Gasoline-Automotive (motor gasoline
and additives), leaded & unleaded**

Funding for Oversight: LOPS - LOP State Fund

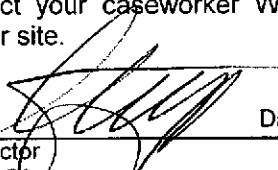
Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified MGP HOLDING INC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker WICKHAM, JERRY, at this office at (510)567-6791 if you have questions regarding your site.



ARIU LEVI, Director
Contract Project Director

Date: 2/25/09

Action: Add
Reason: ADD RP

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

February 25, 2009

Site Name & Address: MALIBU GRAND PRIX 8000 S COLISEUM WAY Oakland, CA 94621	Local ID: RO0000094 Related ID: 3813 RWQCB ID: 01-0934 Global ID: T0600100859
---	--

All Responsible Parties

RP has been named a Primary RP - WILLIAM DININO MGP HOLDING INC 7301 TOPANGA CANYON RD STE 202 CANOGA PARK, CA 91303 Phone (818) 884-0800
RP has been named a RP - ROBERT SAUNDERS OAKLAND ALAMEDA COLISEUM 7000 COLISEUM WAY OAKLAND, CA 94621 Phone (510) 383-4854
RP has been named a RP - NELSON TSUI 1714 FRANKLIN ST OAKLAND, CA 94612 Phone No Phone Number Listed
RP has been named a RP - QING PING DING COLISEUM WAY 8000 INC 1411 HARBOR BAY PARKWAY ALAMEDA, CA 94502-7054 Phone No Phone Number Listed
RP has been named a RP - ROBERT LEPSIC COUNTY OF ALAMEDA 399 ELMHURST ST HAYWARD, CA 94544 Phone No Phone Number Listed
RP has been named a RP - MARK GOMEZ CITY OF OAKLAND 250 FRANK OGAWA PLAZA STE #5301 OAKLAND, CA 94612-2034 Phone (510) 238-7314

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

March 04, 2009

Responsible Party Identification

Existence of Unauthorized Release

Malibu Grand Prix operated two adjacent amusement park facilities on leased property at 8000 South Coliseum Way in Oakland. Prior to 1989, the Malibu Grand Prix facility maintained two 6,000-gallon underground storage tanks (USTs) containing marine mix gasoline. The two USTs were removed on March 29, 1989 and February 1, 1990, respectively. Free-phase fuel was observed floating on water in the tank excavations during both tank removals. During the tank removal on March 29, 1989, soil samples collected from the tank excavation contained benzene at concentrations ranging from 7.3 to 33 milligrams per kilogram (mg/kg) and total petroleum hydrocarbons as gasoline (TPHg) at concentrations ranging from 50 to 150 mg/kg. During the tank removal on February 1, 1990, soil samples collected from the tank excavation contained benzene at concentrations ranging from 0.07 to 0.31 mg/kg and TPHg at concentrations ranging from 26 to 79 mg/kg. Subsequent site investigations from 1990 to 1996 that included soil and groundwater sampling detected fuel hydrocarbons and oxygenates in soil and groundwater over a wide area beneath the site. Benzene and TPHg were detected in groundwater samples collected from monitoring wells at the site at concentrations up to 2,700 and 20,000 micrograms per liter, respectively.

Responsible Party Identification

Malibu Grand Prix was the business owner, tank owner, and tank operator at the time of the unauthorized release (Definition 1) and had control of the UST at the time of or following an unauthorized release (Definition 4). Malibu Grand Prix was identified as a responsible party in a Notice of Responsibility dated March 20, 1992.

Nelson and Julia Tsui owned the property from February 1983 until April 1989. Nelson and Julia Tsui are responsible parties because they owned the property where an unauthorized release occurred (Definition 3).

Coliseum Way 8000 Inc. owned the property from April 1989 until August 1994. Coliseum Way 8000 Inc. is a responsible party for the fuel leak because they owned the property where an unauthorized release occurred (Definition 3).

Oakland Alameda County Coliseum owned the property from August 1994 until October 1996. Oakland Alameda County Coliseum is a responsible party because they owned the property where an unauthorized release occurred (Definition 3).

The County of Alameda and City of Oakland purchased the property in October 1996. The County of Alameda and City of Oakland are responsible parties because they are the current owner of the property where an unauthorized release occurred (Definition 3).

7002 2030 0006 9574 2713

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark
Here

Total Postage

Robert Saunders
Oakland Alameda Coliseum
7000 Coliseum Way
Oakland, CA 94621

Sent To
Street, Apt. N
or PO Box No.
City, State, Zi.

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

Certified Mail #: 7002 2030 0006 9574 2737

February 25, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

Responsible Party:

NELSON TSUI

**1714 FRANKLIN ST
OAKLAND CA 94612**

Date First Reported: 3/29/1989

**Substance: 8006619 Gasoline-Automotive (motor gasoline
and additives), leaded & unleaded**

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified MGP HOLDING INC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker WICKHAM, JERRY, at this office at (510)567-6791 if you have questions regarding your site.



ARNO LEVI, Director
Contract Project Director

Date: 2/27/09

Action: Add
Reason: ADD RP

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

February 25, 2009

Site Name & Address:

MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621

Local ID: RO000094

Related ID: 3813

RWQCB ID: 01-0934

Global ID: T0600100859

All Responsible Parties

RP has been named a Primary RP - WILLIAM DININO

MGP HOLDING INC

7301 TOPANGA CANYON RD STE 202 | CANOGA PARK, CA 91303 | Phone (818) 884-0800

RP has been named a RP - ROBERT SAUNDERS

OAKLAND ALAMEDA COLISEUM

7000 COLISEUM WAY | OAKLAND, CA 94621 | Phone (510) 383-4854

RP has been named a RP - NELSON TSUI

1714 FRANKLIN ST | OAKLAND, CA 94612 | Phone No Phone Number Listed

RP has been named a RP - QING PING DING

COLISEUM WAY 8000 INC

1411 HARBOR BAY PARKWAY | ALAMEDA, CA 94502-7054 | Phone No Phone Number Listed

RP has been named a RP - ROBERT LEPSIC

COUNTY OF ALAMEDA

399 ELMHURST ST | HAYWARD, CA 94544 | Phone No Phone Number Listed

RP has been named a RP - MARK GOMEZ

CITY OF OAKLAND

250 FRANK OGAWA PLAZA STE #5301 | OAKLAND, CA 94612-2034 | Phone (510) 238-7314

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

March 04, 2009

Responsible Party Identification

Existence of Unauthorized Release

Malibu Grand Prix operated two adjacent amusement park facilities on leased property at 8000 South Coliseum Way in Oakland. Prior to 1989, the Malibu Grand Prix facility maintained two 6,000-gallon underground storage tanks (USTs) containing marine mix gasoline. The two USTs were removed on March 29, 1989 and February 1, 1990, respectively. Free-phase fuel was observed floating on water in the tank excavations during both tank removals. During the tank removal on March 29, 1989, soil samples collected from the tank excavation contained benzene at concentrations ranging from 7.3 to 33 milligrams per kilogram (mg/kg) and total petroleum hydrocarbons as gasoline (TPHg) at concentrations ranging from 50 to 150 mg/kg. During the tank removal on February 1, 1990, soil samples collected from the tank excavation contained benzene at concentrations ranging from 0.07 to 0.31 mg/kg and TPHg at concentrations ranging from 26 to 79 mg/kg. Subsequent site investigations from 1990 to 1996 that included soil and groundwater sampling detected fuel hydrocarbons and oxygenates in soil and groundwater over a wide area beneath the site. Benzene and TPHg were detected in groundwater samples collected from monitoring wells at the site at concentrations up to 2,700 and 20,000 micrograms per liter, respectively.

Responsible Party Identification

Malibu Grand Prix was the business owner, tank owner, and tank operator at the time of the unauthorized release (Definition 1) and had control of the UST at the time of or following an unauthorized release (Definition 4). Malibu Grand Prix was identified as a responsible party in a Notice of Responsibility dated March 20, 1992.

Nelson and Julia Tsui owned the property from February 1983 until April 1989. Nelson and Julia Tsui are responsible parties because they owned the property where an unauthorized release occurred (Definition 3).

Coliseum Way 8000 Inc. owned the property from April 1989 until August 1994. Coliseum Way 8000 Inc. is a responsible party for the fuel leak because they owned the property where an unauthorized release occurred (Definition 3).

Oakland Alameda County Coliseum owned the property from August 1994 until October 1996. Oakland Alameda County Coliseum is a responsible party because they owned the property where an unauthorized release occurred (Definition 3).

The County of Alameda and City of Oakland purchased the property in October 1996. The County of Alameda and City of Oakland are responsible parties because they are the current owner of the property where an unauthorized release occurred (Definition 3).

7002 2030 0006 9574 2737

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted D (Endorser)	
Total Post:	

Postmark
Here

Nelson Tsui
1714 Franklin Street
Oakland, CA 94612

Sent To

Street, Apt.
or PO Box A

City, State, ZIP+4

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

Certified Mail #: 7002 2030 0006 9574 2768

February 25, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

Responsible Party:

**MARK GOMEZ
CITY OF OAKLAND
250 FRANK OGAWA PLAZA STE #5301
OAKLAND CA 94612-2034**

Date First Reported: 3/29/1989

**Substance: 8006619 Gasoline-Automotive (motor gasoline
and additives), leaded & unleaded**

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified MGP HOLDING INC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker WICKHAM, JERRY, at this office at (510)567-6791 if you have questions regarding your site.



ARIU LEVI, Director
Contract Project Director

Date: 2/27/09

Action: Add
Reason: ADD RP

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

February 25, 2009

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

All Responsible Parties

RP has been named a Primary RP - WILLIAM DININO

MGP HOLDING INC

7301 TOPANGA CANYON RD STE 202 | CANOGA PARK, CA 91303 | Phone (818) 884-0800

RP has been named a RP - ROBERT SAUNDERS

OAKLAND ALAMEDA COLISEUM

7000 COLISEUM WAY | OAKLAND, CA 94621 | Phone (510) 383-4854

RP has been named a RP - NELSON TSUI

1714 FRANKLIN ST | OAKLAND, CA 94612 | Phone No Phone Number Listed

RP has been named a RP - QING PING DING

COLISEUM WAY 8000 INC

1411 HARBOR BAY PARKWAY | ALAMEDA, CA 94502-7054 | Phone No Phone Number Listed

RP has been named a RP - ROBERT LEPSIC

COUNTY OF ALAMEDA

399 ELMHURST ST | HAYWARD, CA 94544 | Phone No Phone Number Listed

RP has been named a RP - MARK GOMEZ

CITY OF OAKLAND

250 FRANK OGAWA PLAZA STE #5301 | OAKLAND, CA 94612-2034 | Phone (510) 238-7314

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

March 04, 2009

Responsible Party Identification

Existence of Unauthorized Release

Malibu Grand Prix operated two adjacent amusement park facilities on leased property at 8000 South Coliseum Way in Oakland. Prior to 1989, the Malibu Grand Prix facility maintained two 6,000-gallon underground storage tanks (USTs) containing marine mix gasoline. The two USTs were removed on March 29, 1989 and February 1, 1990, respectively. Free-phase fuel was observed floating on water in the tank excavations during both tank removals. During the tank removal on March 29, 1989, soil samples collected from the tank excavation contained benzene at concentrations ranging from 7.3 to 33 milligrams per kilogram (mg/kg) and total petroleum hydrocarbons as gasoline (TPHg) at concentrations ranging from 50 to 150 mg/kg. During the tank removal on February 1, 1990, soil samples collected from the tank excavation contained benzene at concentrations ranging from 0.07 to 0.31 mg/kg and TPHg at concentrations ranging from 26 to 79 mg/kg. Subsequent site investigations from 1990 to 1996 that included soil and groundwater sampling detected fuel hydrocarbons and oxygenates in soil and groundwater over a wide area beneath the site. Benzene and TPHg were detected in groundwater samples collected from monitoring wells at the site at concentrations up to 2,700 and 20,000 micrograms per liter, respectively.

Responsible Party Identification

Malibu Grand Prix was the business owner, tank owner, and tank operator at the time of the unauthorized release (Definition 1) and had control of the UST at the time of or following an unauthorized release (Definition 4). Malibu Grand Prix was identified as a responsible party in a Notice of Responsibility dated March 20, 1992.

Nelson and Julia Tsui owned the property from February 1983 until April 1989. Nelson and Julia Tsui are responsible parties because they owned the property where an unauthorized release occurred (Definition 3).

Coliseum Way 8000 Inc. owned the property from April 1989 until August 1994. Coliseum Way 8000 Inc. is a responsible party for the fuel leak because they owned the property where an unauthorized release occurred (Definition 3).

Oakland Alameda County Coliseum owned the property from August 1994 until October 1996. Oakland Alameda County Coliseum is a responsible party because they owned the property where an unauthorized release occurred (Definition 3).

The County of Alameda and City of Oakland purchased the property in October 1996. The County of Alameda and City of Oakland are responsible parties because they are the current owner of the property where an unauthorized release occurred (Definition 3).

7002 2030 0006 9574 2768

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark
Here

Total F **Mark Gomez**
City of Oakland

Sent To **250 Frank H. Ogawa Plaza, Ste.5301**
Street, / **Oakland, CA 94612-2034**
or PO B
City, Stz

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

Certified Mail #: 7002 2030 0006 9574 2744

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

February 25, 2009

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

Responsible Party:

**QING PING DING
COLISEUM WAY 8000 INC
1411 HARBOR BAY PARKWAY
ALAMEDA CA 94502-7054**

Date First Reported: 3/29/1989

**Substance: 8006619 Gasoline-Automotive (motor gasoline
and additives), leaded & unleaded**

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified MGP HOLDING INC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker WICKHAM, JERRY, at this office at (510)567-6791 if you have questions regarding your site.



ARIU LEVI, Director
Contract Project Director

Date: 2/27/09

Action: Add
Reason: ADD RP

Attachment A: Responsible Parties Data Sheet

cc: Jenniffer Jordan, SWRCB, D. Drogos, File

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

February 25, 2009

Site Name & Address:

MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621

Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859

All Responsible Parties

RP has been named a Primary RP - **WILLIAM DININO**
MGP HOLDING INC
7301 TOPANGA CANYON RD STE 202 | CANOGA PARK, CA 91303 | Phone (818) 884-0800

RP has been named a RP - **ROBERT SAUNDERS**
OAKLAND ALAMEDA COLISEUM
7000 COLISEUM WAY | OAKLAND, CA 94621 | Phone (510) 383-4854

RP has been named a RP - **NELSON TSUI**
1714 FRANKLIN ST | OAKLAND, CA 94612 | Phone No Phone Number Listed

RP has been named a RP - **QING PING DING**
COLISEUM WAY 8000 INC
1411 HARBOR BAY PARKWAY | ALAMEDA, CA 94502-7054 | Phone No Phone Number Listed

RP has been named a RP - **ROBERT LEPSIC**
COUNTY OF ALAMEDA
399 ELMHURST ST | HAYWARD, CA 94544 | Phone No Phone Number Listed

RP has been named a RP - **MARK GOMEZ**
CITY OF OAKLAND
250 FRANK OGAWA PLAZA STE #5301 | OAKLAND, CA 94612-2034 | Phone (510) 238-7314

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R. Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

March 04, 2009

Responsible Party Identification

Existence of Unauthorized Release

Malibu Grand Prix operated two adjacent amusement park facilities on leased property at 8000 South Coliseum Way in Oakland. Prior to 1989, the Malibu Grand Prix facility maintained two 6,000-gallon underground storage tanks (USTs) containing marine mix gasoline. The two USTs were removed on March 29, 1989 and February 1, 1990, respectively. Free-phase fuel was observed floating on water in the tank excavations during both tank removals. During the tank removal on March 29, 1989, soil samples collected from the tank excavation contained benzene at concentrations ranging from 7.3 to 33 milligrams per kilogram (mg/kg) and total petroleum hydrocarbons as gasoline (TPHg) at concentrations ranging from 50 to 150 mg/kg. During the tank removal on February 1, 1990, soil samples collected from the tank excavation contained benzene at concentrations ranging from 0.07 to 0.31 mg/kg and TPHg at concentrations ranging from 26 to 79 mg/kg. Subsequent site investigations from 1990 to 1996 that included soil and groundwater sampling detected fuel hydrocarbons and oxygenates in soil and groundwater over a wide area beneath the site. Benzene and TPHg were detected in groundwater samples collected from monitoring wells at the site at concentrations up to 2,700 and 20,000 micrograms per liter, respectively.

Responsible Party Identification

Malibu Grand Prix was the business owner, tank owner, and tank operator at the time of the unauthorized release (Definition 1) and had control of the UST at the time of or following an unauthorized release (Definition 4). Malibu Grand Prix was identified as a responsible party in a Notice of Responsibility dated March 20, 1992.

Nelson and Julia Tsui owned the property from February 1983 until April 1989. Nelson and Julia Tsui are responsible parties because they owned the property where an unauthorized release occurred (Definition 3).

Coliseum Way 8000 Inc. owned the property from April 1989 until August 1994. Coliseum Way 8000 Inc. is a responsible party for the fuel leak because they owned the property where an unauthorized release occurred (Definition 3).

Oakland Alameda County Coliseum owned the property from August 1994 until October 1996. Oakland Alameda County Coliseum is a responsible party because they owned the property where an unauthorized release occurred (Definition 3).

The County of Alameda and City of Oakland purchased the property in October 1996. The County of Alameda and City of Oakland are responsible parties because they are the current owner of the property where an unauthorized release occurred (Definition 3).

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

7002 2030 0006 9574 2744

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	

Postmark
Here

Total Postage

Qing Ping Ding
Coliseum Way 8000 Inc.
1411 Harbor Bay Parkway
Alameda, CA 94502-7054

Sent To

Street, Apt
or PO Box
City, State, ZIP+4

PS Form 3800, June 2002

See Reverse for Instructions

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

Certified Mail #: 7002 2030 0006 9574 2720

February 25, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

Local ID: **RO0000094**
Related ID: **3813**
RWQCB ID: **01-0934**
Global ID: **T0600100859**

Responsible Party:

**WILLIAM DININO
MGP HOLDING INC
7301 TOPANGA CANYON RD STE 202
CANOGA PARK CA 91303**

Date First Reported: 3/29/1989

Substance: 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified MGP HOLDING INC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker WICKHAM, JERRY, at this office at (510)567-6791 if you have questions regarding your site.


ARON LEVI, Director
Contract Project Director

Date: 2/27/09

Action: Add
Reason: ADD RP

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

February 25, 2009

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

All Responsible Parties

**RP has been named a Primary RP - WILLIAM DININO
MGP HOLDING INC**

7301 TOPANGA CANYON RD STE 202 | CANOGA PARK, CA 91303 | Phone (818) 884-0800

RP has been named a RP - ROBERT SAUNDERS

OAKLAND ALAMEDA COLISEUM

7000 COLISEUM WAY | OAKLAND, CA 94621 | Phone (510) 383-4854

RP has been named a RP - NELSON TSUI

1714 FRANKLIN ST | OAKLAND, CA 94612 | Phone No Phone Number Listed

RP has been named a RP - QING PING DING

COLISEUM WAY 8000 INC

1411 HARBOR BAY PARKWAY | ALAMEDA, CA 94502-7054 | Phone No Phone Number Listed

RP has been named a RP - ROBERT LEPSIC

COUNTY OF ALAMEDA

399 ELMHURST ST | HAYWARD, CA 94544 | Phone No Phone Number Listed

RP has been named a RP - MARK GOMEZ

CITY OF OAKLAND

250 FRANK OGAWA PLAZA STE #5301 | OAKLAND, CA 94612-2034 | Phone (510) 238-7314

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R. Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

March 04, 2009

Responsible Party Identification

Existence of Unauthorized Release

Malibu Grand Prix operated two adjacent amusement park facilities on leased property at 8000 South Coliseum Way in Oakland. Prior to 1989, the Malibu Grand Prix facility maintained two 6,000-gallon underground storage tanks (USTs) containing marine mix gasoline. The two USTs were removed on March 29, 1989 and February 1, 1990, respectively. Free-phase fuel was observed floating on water in the tank excavations during both tank removals. During the tank removal on March 29, 1989, soil samples collected from the tank excavation contained benzene at concentrations ranging from 7.3 to 33 milligrams per kilogram (mg/kg) and total petroleum hydrocarbons as gasoline (TPHg) at concentrations ranging from 50 to 150 mg/kg. During the tank removal on February 1, 1990, soil samples collected from the tank excavation contained benzene at concentrations ranging from 0.07 to 0.31 mg/kg and TPHg at concentrations ranging from 26 to 79 mg/kg. Subsequent site investigations from 1990 to 1996 that included soil and groundwater sampling detected fuel hydrocarbons and oxygenates in soil and groundwater over a wide area beneath the site. Benzene and TPHg were detected in groundwater samples collected from monitoring wells at the site at concentrations up to 2,700 and 20,000 micrograms per liter, respectively.

Responsible Party Identification

Malibu Grand Prix was the business owner, tank owner, and tank operator at the time of the unauthorized release (Definition 1) and had control of the UST at the time of or following an unauthorized release (Definition 4). Malibu Grand Prix was identified as a responsible party in a Notice of Responsibility dated March 20, 1992.

Nelson and Julia Tsui owned the property from February 1983 until April 1989. Nelson and Julia Tsui are responsible parties because they owned the property where an unauthorized release occurred (Definition 3).

Coliseum Way 8000 Inc. owned the property from April 1989 until August 1994. Coliseum Way 8000 Inc. is a responsible party for the fuel leak because they owned the property where an unauthorized release occurred (Definition 3).

Oakland Alameda County Coliseum owned the property from August 1994 until October 1996. Oakland Alameda County Coliseum is a responsible party because they owned the property where an unauthorized release occurred (Definition 3).

The County of Alameda and City of Oakland purchased the property in October 1996. The County of Alameda and City of Oakland are responsible parties because they are the current owner of the property where an unauthorized release occurred (Definition 3).

7002 2030 0006 9574 2720

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorser)		
Total P.		
Sent To	William Dinino	
Street, A or PO Box	MGP Holding Inc.	
City, State, ZIP+4	7301 Topanga Canyon Rd., Ste.202 Canoga Park, CA 91303	

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

Certified Mail #: 7002 2030 0006 9574 2751

February 25, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621**

**Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859**

Responsible Party:

**ROBERT LEPSIC
COUNTY OF ALAMEDA
399 ELMHURST ST
HAYWARD CA 94544**

Date First Reported: 3/29/1989

**Substance: 8006619 Gasoline-Automotive (motor gasoline
and additives), leaded & unleaded**

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified MGP HOLDING INC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker WICKHAM, JERRY, at this office at (510)567-6791 if you have questions regarding your site.



ARIU LEVI, Director
Contract Project Director

Date: 2/27/09

Action: Add
Reason: ADD RP

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

February 25, 2009

Site Name & Address:

MALIBU GRAND PRIX
8000 S COLISEUM WAY
Oakland, CA 94621

Local ID: RO0000094
Related ID: 3813
RWQCB ID: 01-0934
Global ID: T0600100859

All Responsible Parties

RP has been named a Primary RP - WILLIAM DININO
MGP HOLDING INC
7301 TOPANGA CANYON RD STE 202 | CANOGA PARK, CA 91303 | Phone (818) 884-0800

RP has been named a RP - ROBERT SAUNDERS
OAKLAND ALAMEDA COLISEUM
7000 COLISEUM WAY | OAKLAND, CA 94621 | Phone (510) 383-4854

RP has been named a RP - NELSON TSUI
1714 FRANKLIN ST | OAKLAND, CA 94612 | Phone No Phone Number Listed

RP has been named a RP - QING PING DING
COLISEUM WAY 8000 INC
1411 HARBOR BAY PARKWAY | ALAMEDA, CA 94502-7054 | Phone No Phone Number Listed

RP has been named a RP - ROBERT LEPSIC
COUNTY OF ALAMEDA
399 ELMHURST ST | HAYWARD, CA 94544 | Phone No Phone Number Listed

RP has been named a RP - MARK GOMEZ
CITY OF OAKLAND
250 FRANK OGAWA PLAZA STE #5301 | OAKLAND, CA 94612-2034 | Phone (510) 238-7314

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

March 04, 2009

Responsible Party Identification

Existence of Unauthorized Release

Malibu Grand Prix operated two adjacent amusement park facilities on leased property at 8000 South Coliseum Way in Oakland. Prior to 1989, the Malibu Grand Prix facility maintained two 6,000-gallon underground storage tanks (USTs) containing marine mix gasoline. The two USTs were removed on March 29, 1989 and February 1, 1990, respectively. Free-phase fuel was observed floating on water in the tank excavations during both tank removals. During the tank removal on March 29, 1989, soil samples collected from the tank excavation contained benzene at concentrations ranging from 7.3 to 33 milligrams per kilogram (mg/kg) and total petroleum hydrocarbons as gasoline (TPHg) at concentrations ranging from 50 to 150 mg/kg. During the tank removal on February 1, 1990, soil samples collected from the tank excavation contained benzene at concentrations ranging from 0.07 to 0.31 mg/kg and TPHg at concentrations ranging from 26 to 79 mg/kg. Subsequent site investigations from 1990 to 1996 that included soil and groundwater sampling detected fuel hydrocarbons and oxygenates in soil and groundwater over a wide area beneath the site. Benzene and TPHg were detected in groundwater samples collected from monitoring wells at the site at concentrations up to 2,700 and 20,000 micrograms per liter, respectively.

Responsible Party Identification

Malibu Grand Prix was the business owner, tank owner, and tank operator at the time of the unauthorized release (Definition 1) and had control of the UST at the time of or following an unauthorized release (Definition 4). Malibu Grand Prix was identified as a responsible party in a Notice of Responsibility dated March 20, 1992.

Nelson and Julia Tsui owned the property from February 1983 until April 1989. Nelson and Julia Tsui are responsible parties because they owned the property where an unauthorized release occurred (Definition 3).

Coliseum Way 8000 Inc. owned the property from April 1989 until August 1994. Coliseum Way 8000 Inc. is a responsible party for the fuel leak because they owned the property where an unauthorized release occurred (Definition 3).

Oakland Alameda County Coliseum owned the property from August 1994 until October 1996. Oakland Alameda County Coliseum is a responsible party because they owned the property where an unauthorized release occurred (Definition 3).

The County of Alameda and City of Oakland purchased the property in October 1996. The County of Alameda and City of Oakland are responsible parties because they are the current owner of the property where an unauthorized release occurred (Definition 3).

7002 2030 0006 9574 2751

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage		
Sent To	Robert Lepsic County of Alameda 399 Elmhurst Street Hayward, CA 94544	
Street, Apt. # or PO Box #		
City, State, Z		