

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

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

August 17, 2001
StID # 3682/RO0000104

Mr. Bill Owens
2221 Olympic Blvd.
Walnut Creek, CA 94595

RE: Former Motor Partners, 1234 40th Ave., Oakland CA 94601

Dear Mr. Owens:

This letter transmits the enclosed underground storage tank (UST) case closure letter in accordance with the Health and Safety Code, Chapter 6.75 (Article 4, Section 25299.37 h). The State Water Resources Control Board adopted this letter on February 20, 1997. As of March 1, 1997, the Alameda County Health Services, Local Oversight Program (LOP) is required to use this case closure letter. We are also enclosing the case closure summary. This document confirms the completion of the investigation and cleanup of the reported release at the subject site.

Site Investigation and Cleanup Summary:

Please be advised that the following conditions exist at the site:

- 1600 parts per million (ppm) Total Petroleum Hydrocarbons as diesel (TPHd), 1200 ppm TPH as gasoline, 1.2, 5.3, 25, 120 ppm benzene, toluene, ethyl benzene and xylenes, respectively and 1000 ppm oil and grease remain in the soil at the site.
- 9500 parts per billion (ppb) TPHd, 6700 ppb TPHg and 240, 50, 360, 610, ND benzene, toluene, ethyl benzene, xylenes and MTBE, respectively remain in groundwater at the site.

This site should be included in the City's permit tracking system. Please contact me at (510) 567-6765 with any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

enclosures: Case Closure Letter, Case Closure Summary

c: Mr. L. Griffin, City of Oakland OES, 1605 MLK Jr. Way,
Oakland CA 94612

✓ B. Chan, files (letter only)
Tr1t1234 40th Ave

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



August 17, 2001
StID #3682/R00000104

REMEDIAL ACTION COMPLETION CERTIFICATION

Mr. Bill Owens
2221 Olympic Blvd.
Walnut Creek, CA 94595

RE: Former Motor Partners, 1234 40th Ave., Oakland CA 94601

Dear Mr. Owens:

This letter confirms the completion of site investigation and remedial action for the 1-500 gallon waste oil and the one (1) 1000 gallon gasoline tank located at the above described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground tank is greatly appreciated.

Based on information in the above-referenced file and with provision that the information provided to this agency was accurate and representative of site conditions, this agency finds that the site investigation and corrective action carried out at your underground storage tank(s) site is in compliance with the requirements of subdivisions (a) and (b) of Section 25299.37 of this Health and Safety Code and with corrective action regulations adopted pursuant to Section 25299.77 of the Health and Safety Code and that no further action related to the petroleum release(s) as the site is required.

This notice is issued pursuant to subdivision (h) of Section 25299.37 of the Health and Safety Code.

Please contact Barney Chan at (510) 567-6765 if you have any questions regarding this matter.

Sincerely,

Mee Ling Tung
Director, Environmental Health

c: B. Chan, Hazardous Materials Division-files
Chuck Headlee, RWQCE
Mr. Allan Patton, SWRCB Cleanup Fund
Mr. Leroy Griffin, City of Oakland OES, 1605 Martin Luther
King Dr., Oakland CA 94612

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

PB# 01-1024

AUG 07 2001

CASE CLOSURE SUMMARY
Leaking Underground Fuel Storage Tank Program

1/2/01

Date: 12/18/2000

I. AGENCY INFORMATION

Agency name: Alameda County-HazMat Address: 1131 Harbor Bay Parkway
Rm 250, Alameda CA 94502
City/State/Zip: Alameda Phone: (510) 567-6700
Responsible staff person: Barney Chan Title: Hazardous Materials Spec.

II. CASE INFORMATION

Site facility name: Former Motor Partners
Site facility address: 1234 40th Ave., Oakland CA 94601
RB LUSTIS Case No: N/A Local Case No./LOP Case No.: 3682 / RO 104
ULR filing date: 3/4/92 SWEEPS No: N/A

<u>Responsible Parties:</u>	<u>Addresses:</u>	<u>Phone Numbers:</u>
1. Mr. Bill Owens	2221 Olympic Blvd. Walnut Creek, CA 94595	925-935-3840

<u>Tank No:</u>	<u>Size in gal.:</u>	<u>Contents:</u>	<u>Closed in-place or removed?:</u>	<u>Date:</u>
1	500	waste oil	removed	10/12/90
2	1000	gasoline	removed	10/12/90

III RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: unknown
Site characterization complete? Yes
Date approved by oversight agency:
Monitoring Wells installed? yes Number: 5 monitoring wells and two extraction casings.
Proper screened interval? Yes, varying from 5'-7' to 17-21' bgs
Highest GW depth: 3.2' bgs Lowest GW depth: 10.1' bgs
Flow direction: predominantly southwesterly

Leaking Underground Fuel Storage Program

Most sensitive current use: commercial/industrial

Are drinking water wells affected? No Aquifer name: NA

Is surface water affected? No Nearest affected SW name: NA

Off-site beneficial use impacts (addresses/locations): NA

Report(s) on file? **Yes** Where is report(s)? Alameda County
 1131 Harbor Bay Parkway,
 Room 250, Alameda CA 94502-6577
 and City of Oakland, OES
 1605 Martin Luther King Dr.
 Oakland CA 94612

Treatment and Disposal of Affected Material:

<u>Material</u>	<u>Amount (include units)</u>	<u>Action (Treatment of Disposal w/destination)</u>	<u>Date</u>
Tanks	1-500 gallon 1-1000 gallon	Disposed, Erickson Richmond	10/12/90
Waste liquid up to 375 gallons		Recycled, Ramos Environmental West Sacramento	10/11/90
(liquid waste collected from USTs removed at 1234 40 th St. and 1228 41 st St., both sites owned by Mr. Owens)			
Soil	50 cy	Aerated and reused on neighboring property located between 40 th and 41 st Ave. Oakland, owned by Mr. Owens	

Maximum Documented Contaminant Concentrations - - Before and After Cleanup

Contaminant	Soil (ppm)		Water (ppb)		
	1Before	2After	3Before	4 After	
TPH (Gas)	1600	1200	67000	6700	
TPH (Diesel)	650	1600	53000	9500	
Benzene	3.5	1.2	1300	240	
Toluene	5.5	5.3	220	50	
Ethylbenzene	43	25	1300	360	
Xylenes	15	120	3100	610	
Oil and Grease	4000	1000		ND*	
HVOC's (chlorobenzene)		ND			
Semi-volatiles (PAH)		ND			
MTBE			310	ND	
Heavy metals (Cd,Cr,Pb,Ni,Zn)	1.2,	78,	90,	140,	140

Leaking Underground Fuel Storage Program

III RELEASE AND SITE CHARACTERIZATION INFORMATION (cont)

Comments (Depth of Remediation, etc.):

- 1 original soil samples taken on 10/12/90
- 2 over-excavation samples taken on 1/11/94
- 3 maximum gw concentration detected in monitoring wells
- 4 3/23/00 monitoring results
- * grab gw sample from boring B-16 (11/30/95)

IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? Undetermined

Does corrective action protect public health for current land use? YES

Site management requirements: site should be included in the City of Oakland Permit Tracking System. A site health and safety plan will be required for any subsurface work.

Should corrective action be reviewed if land use changes? Yes

Monitoring wells Decommissioned: No

Number Decommissioned: 0 Number Retained: 5 monitoring and 2 extraction wells

List enforcement actions taken: pre-enforcement hearing 12/12/95

List enforcement actions rescinded: above

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: Barney M. Chan Title: Hazardous Materials Specialist

Signature: *Barney M Chan* Date: 1-2-01

Reviewed by

Name: Tom Peacock Title: Manager

Signature: *Tom Peacock* Date: 12/22/00

Name: Eva Chu Title: Hazardous Materials Specialist

Signature: *Eva Chu* Date: 12/22/00

Leaking Underground Fuel Storage Tank Program

VI. RWQCB NOTIFICATION

Date Submitted to RB: *Cheryl Headlee* RB Response: *concur*

RWQCB Staff Name: C. Headlee Title: AEG Date: 2/7/04

VII. ADDITIONAL COMMENTS, DATA, ETC.

See attached site summary.

Site Summary for 1234 40th Ave., Oakland CA 94601
StID# 3682

This site, known as Motor Partners, 1234 40th Ave., Oakland, is located in the Fruitvale District of Oakland in a commercial/industrial area, near the intersection of 40th Ave. and E. 14th St.. The BART tracks are located about 500 feet west of the site. **See Figure 1 for a site location map.** Motor Partners used the site for auto repair. One 1000 gallon gasoline and one 500 gallon underground waste oil tank were located beneath the sidewalk in front of this property.

On **October 12, 1990** these two tanks were removed. Soil samples were taken at 10' and 8' bgs beneath each the tanks, in addition to samples from the stockpile soils. Up to 650 ppm TPHd, 4,000 ppm Oil and Grease, 1600 ppm TPHg, and 3.5, 5.5, 43,15 ppm BTEX, respectively, was found in the soil samples collected from beneath these tanks. The metals results for cadmium, chromium, lead, nickel and zinc were unremarkable. **See Figures 2, 3 and Table 1.** Because the tank pit was located adjacent to the street, the spoils were used to back-fill the pits.

Based upon these results, a work plan was provided to re-excavate both tank pits and install monitoring wells. On **1/11/94** both underground tank pits were over-excavated and sidewall confirmation soil samples taken. Samples #1-#4 were taken from the waste oil tank pit and samples #5-#8 were taken from the gasoline tank pit. Vertical excavation was limited due to the presence of groundwater, upon which floating product was observed. Significant TPH was left in place in the sidewalls, because the lateral extent of excavation was limited by the presence of the street and the existing building. Semi-volatiles and halogenated solvents, which were not run initially on the waste oil sample, were not detected in #1, the west end waste oil soil sample. **See Figure 4 and Table 2.** Because of the potential need to remediate the tank pits, a 4" diameter, 13' length well casing was installed in the center of each pit prior to back-filling and re-surfacing the sidewalk.

Over a period of **May-June 1994**, further investigation was performed consisting of advancing 11 borings and three monitoring wells. The soil borings were advanced with a truck-mounted rig down to a depth of approximately 12-15.5' bgs, ie first encountered groundwater. Two of the borings, B-8 and B-9, were continuously cored to provide a soil profile. The general soil profile consists of a concrete surface and a layer of silty clay to a depth of 3-4'. Beneath this is sandy-clay at 6-8' bgs. Beneath this is clayey sandy gravel 7-15' bgs where groundwater is encountered. Four of the borings were drilled within the building and seven of them outside. The initial results of both soil and groundwater samples indicate widespread contamination, particularly in the street, 40th Ave. Although free product was observed in many of the boreholes, the soil and groundwater samples did not reflect this. Three monitoring wells, MW-1 through MW-3, were installed at the same time, near the other borings. Because soil data was obtained in the nearby borings, no soil samples were collected from the well borings. **See Figure 5 and Tables 3 & 4** for a plot map and a summary of soil and grab groundwater results. Also attached are the boring logs for the borings and wells. Note soil samples were not collected from MW-1 through MW-3 since borings were collected near each of these wells.

At this time, an abandoned underground tank was identified directly across the street on the sidewalk at the New Genico site (3927 E. 14th St.). See **Figure 7**. Based upon the gradient at this site, any release from the New Genico UST would have the potential of commingling with the Motor Partner release. Further investigation of the New Genico site indicated a release of TPHd, TPHg and BTEX had occurred. The New Genico UST was removed on 8/10/96 and a fuel release was confirmed. A legal dispute ensued as to the limits of each site's responsibility. Ultimately a decision from mediation ruled that each party was responsible for investigating and remediating their own site since each site had experienced a release. The center of 40th Ave. was arbitrarily chosen to separate each property's area of responsibility. The New Genico site (3927 E. 14th St.) has performed an independent investigation and is concurrently seeking site closure at this time.

Groundwater monitoring was scheduled to occur simultaneously at the sites. A gradient map was produced including both properties. **Included is Figure 6, which illustrates the gradient.** The gradient has varied from south to southwest, but has been fairly consistent.

To further evaluate this site, on **February 1, 1996**, MW-4 was installed between the New Genico well (HW-1) and the center of 40th Ave. Initially, this location was proposed to see if a concentration gradient existed from the former New Genico tank towards the Motor Partner site. TPHd, TPHg and BTEX were exhibited in the 2' soil sample from MW-4. The groundwater sample detected these same constituents, however, no conclusions were ever made regarding the exact source of the contamination in MW-4. **A soil sample, MW-4-2, was collected at 10' bgs from the boring, see Table 3 as well as the boring log for MW-4.**

Eight additional borings (**B-12 through B-16, B-18, B-19 and VP-1**) were advanced inside or near the Motor Partner buildings on **11/30/95 and 2/7/96** to further delineate soil and groundwater contamination. The up-gradient extent of contamination was determined, however, the down-gradient extent, within the building and in the street, was not. VP-1 was a shallow vapor probe installed between the two former tank pits. Both soil and grab groundwater samples were taken from these borings, the exception being that no groundwater sample was taken from the shallow vapor probe. See **Tables 3, 4 and Figure 5 and their accompanying boring logs.**

On March 27, 1996, an aquifer pump test was performed at the site. Groundwater was extracted from MW-1 and the draw-down was measured in this well and the extraction wells, E-1 and E-2, approximately 25' away. A 5 hour pump test was performed at a constant pumping rate of 0.77 gallons per minute. From a graph of drawdown versus time on semi-log paper, an estimate for transmissivity (T) and storativity (S) was made. These values were 2541 gpd/ft and 0.094, respectively. These values are typical of clay materials. Groundwater pump and treat was not recommended for this site.

On November 14, 1996, a soil vapor extraction (SVE) test was performed at the site. The test was performed in two parts. First, vapor extraction was done on E-1 and the vacuum response was measured in MW-1, MW-4, VP-1 and E-2. A second test was done using MW-1 as the extraction well and wells E-1, E-2, MW-4 and VP-1 as the observation wells. A plot of the vacuum in inches versus distance from the extraction well indicate a very small (less than 5') radius of influence. It was concluded that the clayey soils are not conducive to SVE, however, air sparging might provide a possible viable treatment.

Because of the need to estimate potential human health risk to the residential properties immediately down-gradient of the site, **one additional monitoring well, MW-5, was installed on February 11, 1998** within the property boundary, next to the down-gradient residences. Two soil samples were collected from the boring for MW-5, at 5 and at 10'. The only significant contaminant found in these samples was TPHd, reported up to 2100 ppm and 1.5 ppm benzene in the 10' sample. Elevated TPHg and TPHd were found in the groundwater sample and low to moderate concentrations of BTEX. **See Table 6 for the soil results for MW-5 and its accompanying boring log.**

In November 1997 bio-remediation indicator parameters testing was initiated in the existing wells and they were also tested on MW-5 after its installation in 1998. These results indicated that there was evidence of anaerobic conditions near the heart of the plume ie dissolved oxygen was low, the oxidation-reduction potential was either negative or low and the concentration of the alternative electron acceptor, nitrate was low. Therefore, in 9/98 ORC socks were added into MW-1, MW-3 and MW-5.

A Tier 1 Human Health Risk Assessment (HRA) was performed on August 1997. This conservative evaluation considered that **all** commercial pathways for soil and groundwater exposure complete and were, therefore, evaluated. The highest soil and groundwater concentration was compared with the Tier 1 values. The maximum soil concentration of 15 ppm benzene (boring B-5-2, 5/17/94) and the maximum groundwater concentration of 1200 ppb benzene (MW-1, 6/17/94) were used for evaluation. The Tier 1 HRA failed the conservative evaluation. Our office recommended that less conservative estimations be made for soil and groundwater concentrations and submittal of a Tier 2 HRA. In addition, we recommended continued monitoring to confirm that natural attenuation was occurring.

On January 2000, the addendum to the Tier 2 Risk Assessment was submitted incorporating the these County comments:

- The groundwater concentration used for the risk assessment will be the average benzene concentration of the past four monitoring events for MW-1 and MW-5. The soil concentration for the risk assessment would be the average benzene vadose soil concentration from MW-1, MW-5 and borings B-5 and B-6

Site Summary for 1234 40th Ave., Oakland CA 94601

StID# 3682

Page 4.

- Groundwater ingestion is not considered a complete pathway and will not be evaluated.
- The California slope factor for benzene, 0.1, will be used in the calculations.
- The results of the December 1999 sampling event will be used as the last groundwater data point.

Please refer to Table 5 for a calculation of the average soil and groundwater concentrations used in the Tier 2 evaluation. Note that no soil value was used from MW-1 because none was collected for analysis. Also included is the **Baseline Risk Summary Table, groundwater and soil SSTL printouts.**

The conclusion of the Tier 2 Risk Assessment is that the representative soil and groundwater concentrations do not exceed the applicable SSTLs. Therefore, the site does not pose a significant risk to human health or the environment. The average benzene concentration in vadose soil (4.2 ppm) and the average benzene groundwater concentration (0.122 ppm) are also less than the Oakland RBSLs for soil and groundwater inhalation of indoor air for commercial land use.

See Table 8 for a summary of groundwater monitoring data of nearly six years 6/94-3/00. During the last monitoring event, groundwater was sampled from the extraction casings, E-1 and E-2, within the former tank pits. No petroleum contaminants were detected in these samples indicating that there isn't a groundwater source remaining in the tank pits.

Site closure is recommended based upon:

- Adequate source removal, the USTs and contaminated soil.
- Adequate site characterization both on and off-site.
- A stabilization of the groundwater contaminant plume.
- No risk to human health or the environment is anticipated.

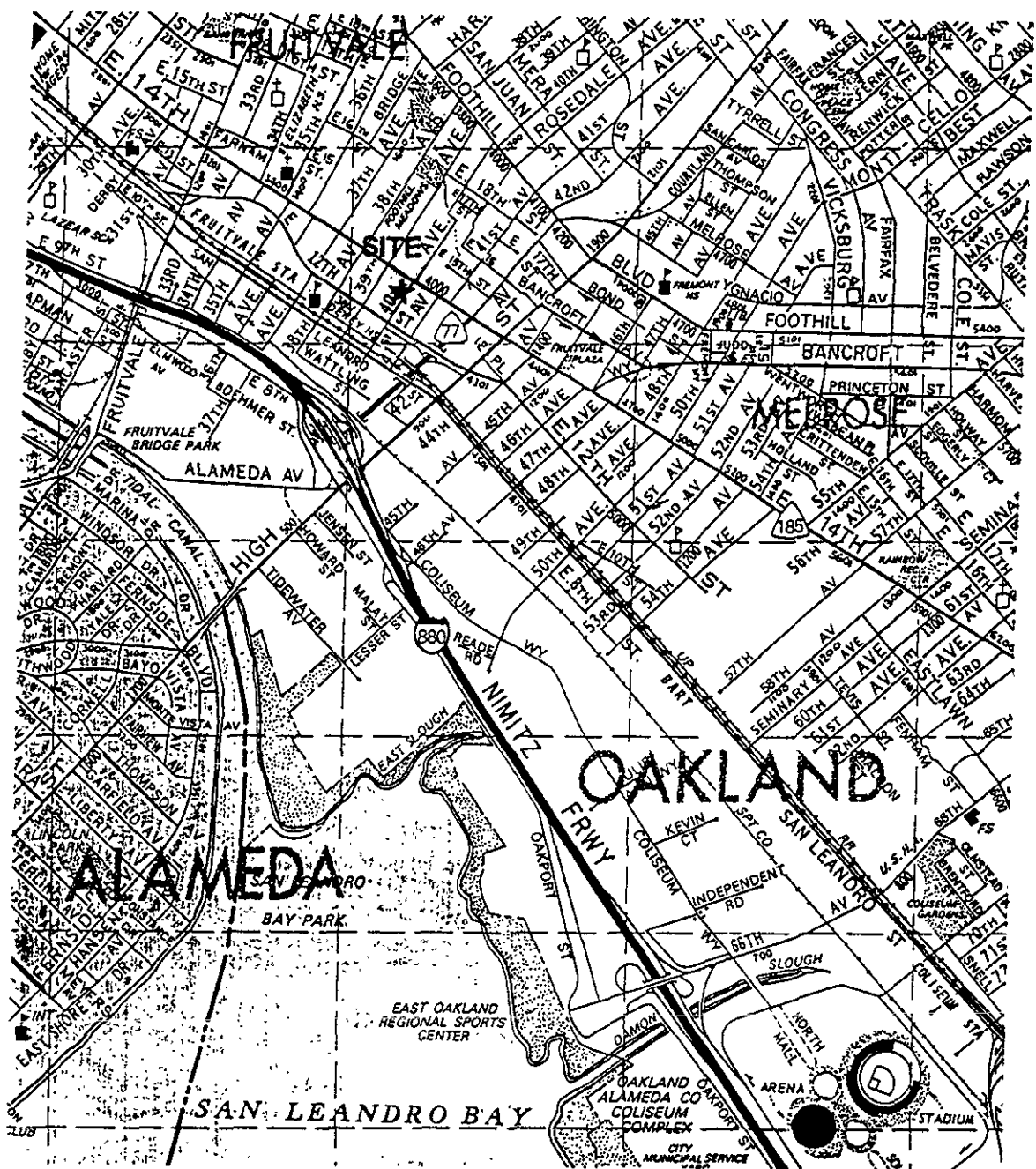


FIGURE 1

SITE LOCATION MAP
 MOTOR PARTNERS
 1234 40TH AVE
 OAKLAND CA

GROUND WATER GRADIENT



MW-1

500 GALLON
WASTE OIL TANK

B

D

1000 GALLON
GASOLINE TANK

A

C

SPOILS

1234 40TH AVE.

40TH AVE.

E. 14TH ST.

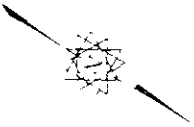
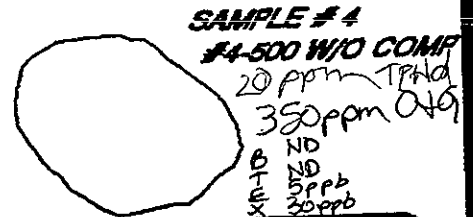
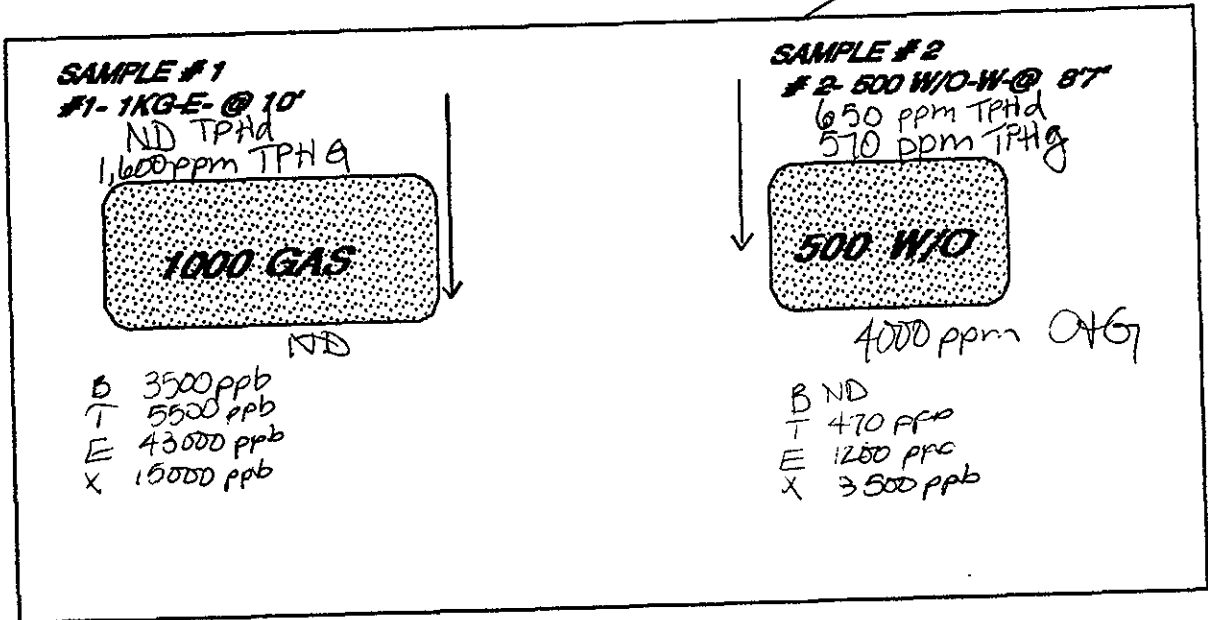


TABLE 1

SITE LAYOUT MAP
WATER QUALITY
MONITORING POINTS
AND SPILL RESPONSE
EQUIPMENT

TANK AREA

Need Semivalatiks also



N ↓

SEMCO

MOTOR PARTNERS
 VACANT BUILDING
 1234 40TH AVENUE
 OAKLAND

Figure 3

**Table 1
SOIL SAMPLING DATA**

MAP#	A	B	C	D
LAB#	81681-1	81681-2	81681-3	81681-4
SEMCO SAMPLE #	1 1KG Gasoline	2 500 Waste Oil	3 CSG	4 WO COMP
TPH-G (mg/kg)	1600	570	4	2
Oil/Grease (mg/kg)	-	4000	-	350
TPH-D (mg/kg)	ND	650	10	20
BENZENE (μ g/kg)	3500	ND	ND	ND
TOLUENE (μ g/kg)	5500	470	ND	ND
ETHYL BENZENE (μ g/kg)	43,000	1200	ND	5
XYLENES (μ g/kg)	15,000	8500	6	30
CADMIUM (mg/kg)	-	0.9	-	1.1
CHROM. (mg/kg)	-	62	-	78
LEAD (mg/kg)	-	20	-	90
ZINC (mg/kg)	-	130	-	140
NICKEL (mg/kg)	-	90	-	140

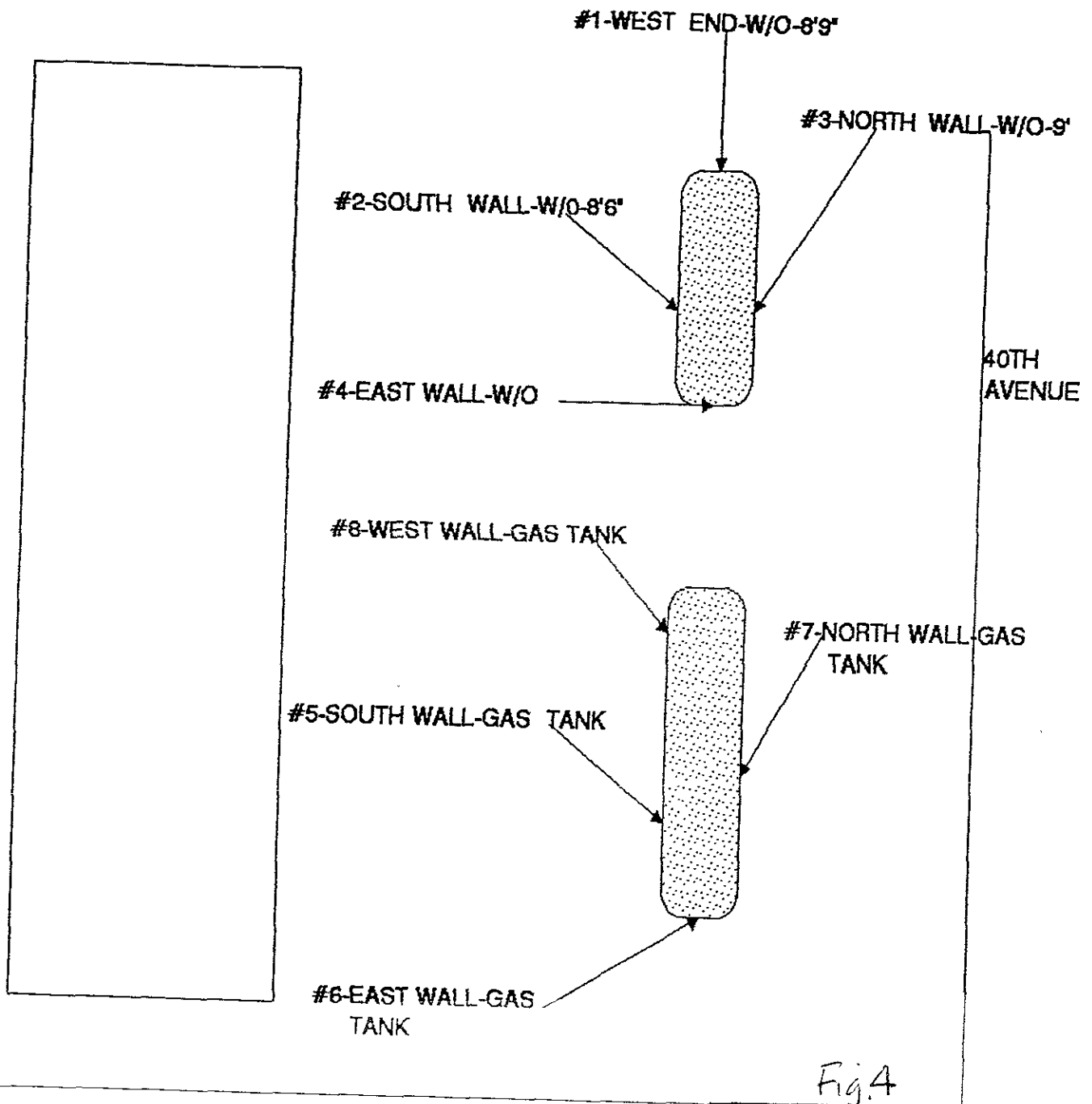


Fig. 4

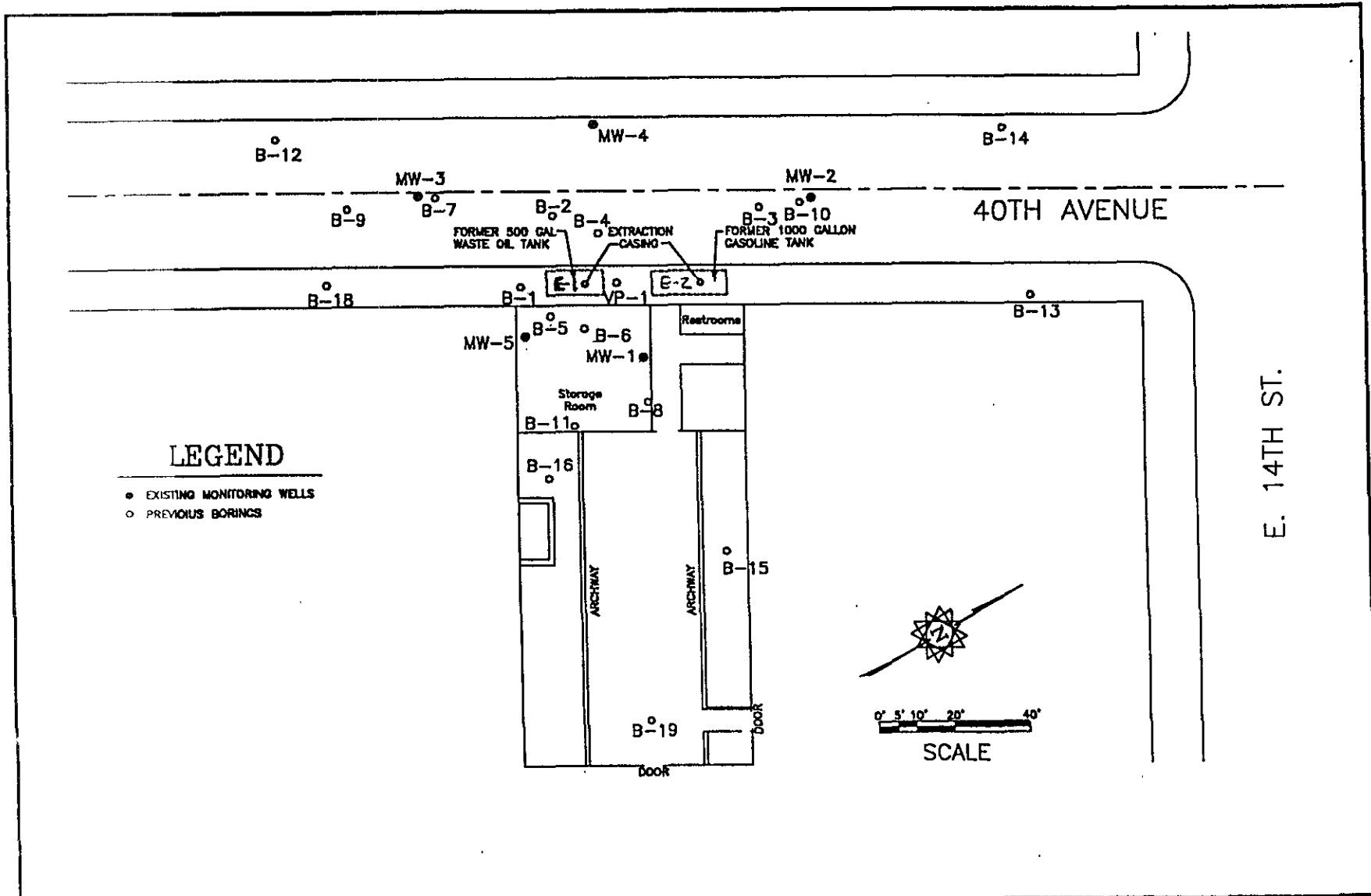
S E M C O

1234 40TH AVE
OAKLAND



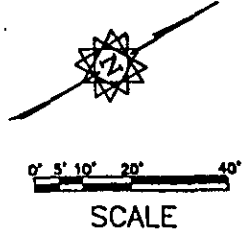
Table 2. Soil Sample Results for Motor Partners, 1234 40th Ave., Oakland, CA

Sample #	Date	Location	O & G (mg/kg)	TPH-G (mg/kg)	Benzene (mg/kg)	Toluene (mg/kg)	EB (mg/kg)	Xylenes (mg/kg)	semi-Vol.	HV & Co.
1	1/11/94	West W.O. 8'9"	300	100	ND	ND	0.34	0.7	ND	ND
2	1/11/94	South W.O. 8'6"	1000	130	0.5	0.4	1.1	0.96		
3	1/11/94	North W.O. 9'0"	300	700	ND	0.51	2.0	11		
4	1/11/94	East W.O.	430	360	ND	0.98	1.3	2.7		
5	1/11/94	South Gasoline	-	1200	1.2	5.3	25	120		
6	1/11/94	East Gasoline	-	150	0.083	0.49	0.64	1.8		
7	1/11/94	North Gasoline	-	400	0.58	1.4	5.9	7.0		
8	1/11/94	West Gasoline	-	650	1.1	11	13	72		



LEGEND

- EXISTING MONITORING WELLS
- PREVIOUS BORINGS



AQUATIC & ENVIRONMENTAL APPLICATIONS 38053 DAVY CT. FREMONT, CA 94536 (510) 791-7157	DRAWN BY GLR	PROJECT NUMBER 1004	DESCRIPTION <p style="text-align: center;">Site Layout</p>	FIGURE <p style="text-align: center;">5</p>	
	DRAWING DATE 12/13/99	FILE NAME 1004-T2.DWG			
	REVISION BY	PROJECT MANAGER GLR	PROJECT/LOCATION Motor Partners 1234 40th Ave., Oakland		
	REVISION BY	CHECKED BY			

Table 3. Summary of Soil Sampling Results
Motor Partners Site, 1234 40th Ave., Oakland, California

Sample I.D. Number	Date Collected	Depth (ft)	TPH-D (mg/kg)	TPH-G (mg/kg)	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl Benzene (mg/kg)	Total Xylenes (mg/kg)
B-1-2 @ 9'	5-17-94	9	260	850	0.55	0.63	0.42	3.6
B-2-2 @ 9.5'	6-1-94	9.5	1,000	1,900	ND	5.0	36	29
B-3-1 @ 6'	5-17-94	6	ND	910	ND	0.026	0.049	0.092
B-4-1 @ 3'	6-1-94	3	ND	ND	ND	ND	ND	ND
B-4-2 @ 7.5'	6-1-94	7.5	44	83	0.087	0.20	0.21	0.46
B-4-3 @ 11'	6-1-94	11	450	1,000	5.6	8.4	15	71
B-5-2 @ 12'	5-17-94	12	2,700	1,100	15	3.7	13	24
B-6-1 @ 9.5'	5-17-94	9.5	140	260	0.49	0.53	3.9	13
B-7-1 @ 6'	6-1-94	6	ND	3.0	0.01	ND	ND	0.019
B-7-2 @ 10.5'	6-1-94	10.5	280	1,100	0.38	1.9	3.4	5.9
B-8-1 @ 6'	6-1-94	6	ND	ND	ND	ND	ND	ND
B-8-2 @ 11'	6-1-94	11	ND	ND	ND	ND	ND	ND
B-9-1 @ 6'	6-2-94	6	ND	ND	ND	ND	ND	0.008
B-9-2 @ 11'	6-2-94	11	ND	1.8	ND	ND	ND	0.01
B-10-1 @ 4'	6-2-94	4	ND	ND	ND	ND	ND	ND
B-10-2 @ 9'	6-2-94	9	ND	2.3	ND	ND	0.007	0.01
B-11-1 @ 4.5'	6-2-94	4.5	ND	ND	ND	ND	ND	ND
B-11-2 @ 9.5'	6-2-94	9.5	520	30	ND	ND	ND	0.073
B-16-3	11-30-95	11.5	640	190	0.1	0	0	3.2
B-15-3	11-30-95	14.5	0	0	0	0	0	0
B-19-2	11-30-95	14.5	0	0	0	0	0	0
B-14-2	2-7-96	12	0	0	0	0	0	0
B-13-2	2-7-96	11	0	0	0	0	0	0
B-12-2	2-7-96	11	150	200	0	0.084	0.62	0.8
B-18-2	2-7-96	11	0	0	0	0	0	0
MW-4-2	2-1-96	10	350	470	0.05	0.14	4.3	1.8
VP-1-1	2-7-96	2.5	240	31	0.01	0	0.24	0.038
VP-1-2	2-7-96	7.5	0	0	0	0	0	0

Notes:

All soil results in mg/kg (ppm)

ND = Not Detected

NA = Not Analyzed

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Table . . . Summary of Groundwater Sampling Results
Motor Partners Site, 1234 40th Ave., Oakland, California

Sample I.D. Number	Date Collected	TPH-D ($\mu\text{g/L}$)	TPH-G ($\mu\text{g/L}$)	Benzene ($\mu\text{g/L}$)	Toluene ($\mu\text{g/L}$)	Ethyl Benzene ($\mu\text{g/L}$)	Total Xylenes ($\mu\text{g/L}$)
B-1-W-1	5-17-94	16,000	16,000	210	46	150	190
B-2-W	6-1-94	7,000	8,100	220	34	220	60
B-3-W-4	5-17-94	620	910	5.3	2.5	3.0	5.0
B-4-W	6-1-94	4,900	38,000	3,200	1,800	2,000	7,100
B-5-W-2	5-17-94	2,100	3,700	370	25	180	160
B-6-W-3	5-17-94	8,600	64,000	2,900	5,200	3,800	13,000
B-7-W	6-1-94	4,500	12,000	380	36	520	170
B-8-W	6-1-94	470	570	6.8	3.2	1.7	5.7
B-9-W	6-2-94	ND	160	2.8	0.62	ND	0.61
B-10-W	6-2-94	1,700	6,100	28	29	14	62
B-11-W	6-2-94	94	750	6.8	3.2	1.7	5.7
B-16	11/30/95	300	2000	0	2	0	65
B-15	11/30/95	80	0	0	0	0	0
B-19	11/30/95	0	0	0	0	0	0
B-14	2/7/96	0	0	0	0	0	0
B-13	2/7/96	0	400	3	0	2	3
B-12	2/7/96	16000	22000	250	7	210	120
B-18	2/7/96	0	0	0	0	0	0
California Drinking Water MCL ($\mu\text{g/L}$)		None Listed	None Listed	1.0	1000	680	1750
Detection Limit		50	50	0.5	0.5	0.5	0.5

Notes:

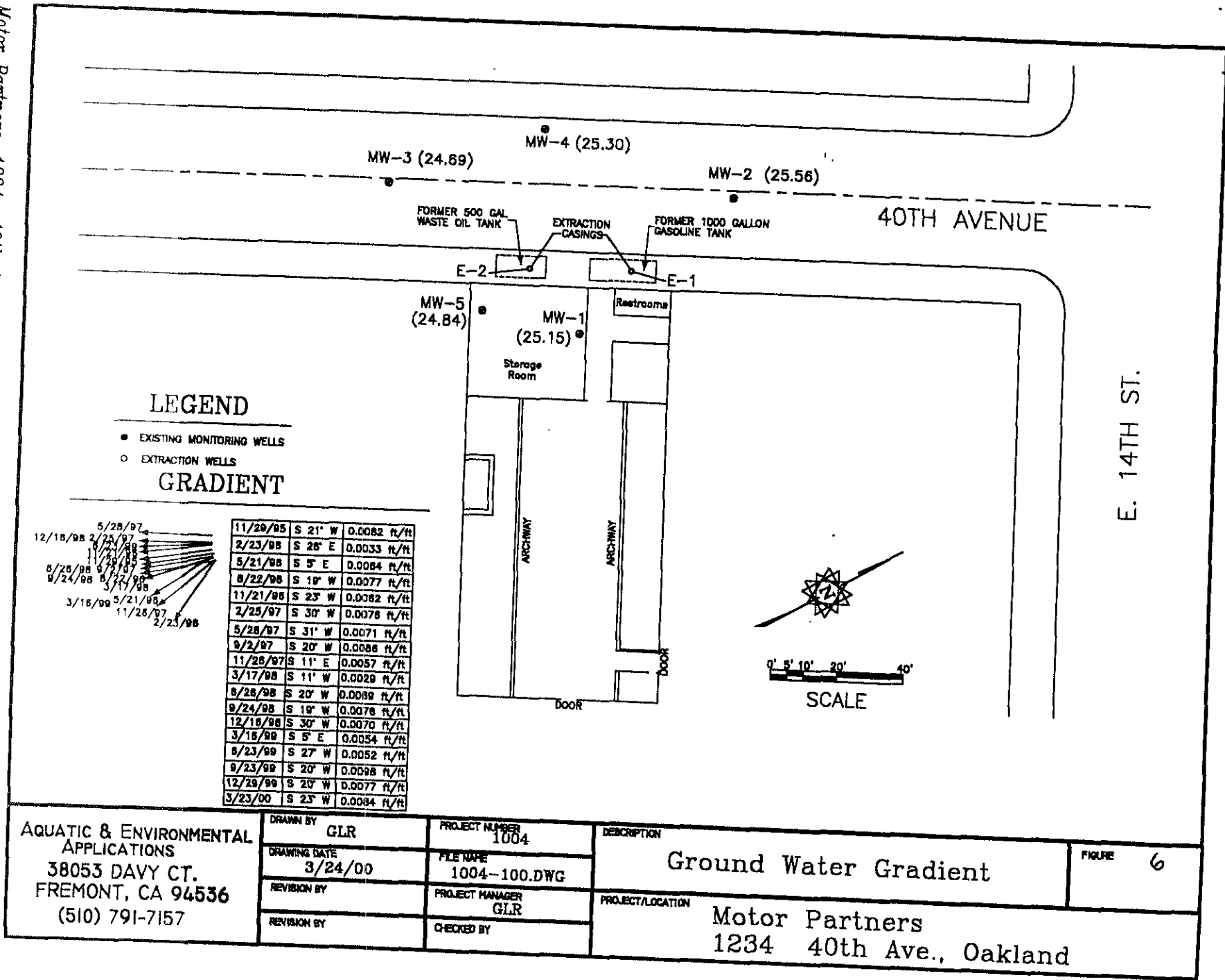
All groundwater results in $\mu\text{g/L}$ (ppb)

ND = Not Detected

NA = Not Analyzed

Motor Partners, 1234 40th Ave., Oakland, CA
 Quarterly Monitoring Report

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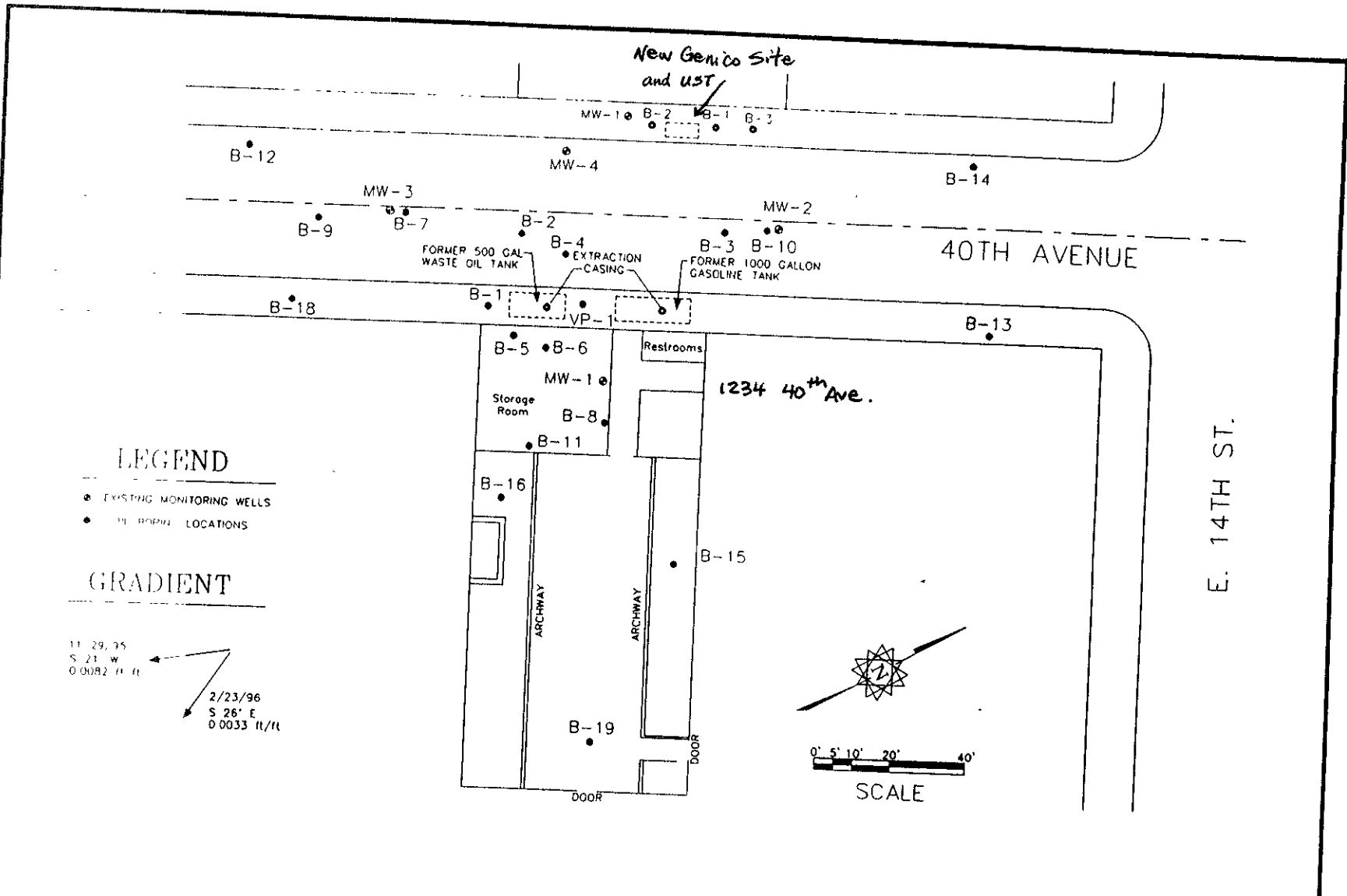


AQUATIC & ENVIRONMENTAL APPLICATIONS 38053 DAVY CT. FREMONT, CA 94536 (510) 791-7157	DRAWN BY GLR	PROJECT NUMBER 1004	DESCRIPTION Ground Water Gradient	FIGURE 6	
	DRAWING DATE 3/24/00	FILE NAME 1004-100.DWG			
	REVISION BY	PROJECT MANAGER GLR	PROJECT/LOCATION Motor Partners 1234 40th Ave., Oakland		
	REVISION BY	CHECKED BY			

April 4, 2000
 File: 1004-19.00

Motor Partners, 1234 40th Ave., Oakland, CA
 Summary Report of Drilling Activities, 1995-1996

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AQUATIC & ENVIRONMENTAL APPLICATIONS 38053 DAVY CT. FREMONT, CA 94536 (510) 791-7157	DRAWN BY GLR	PROJECT NUMBER 1004	DESCRIPTION Boring Locations	FIGURE 7
	DRAWING DATE 4/11/00	FILE NAME 1004-RPT.DWG		
	REVISION BY	PROJECT MANAGER GLR	PROJECT/LOCATION Motor Partners 1234 40th Ave., Oakland	
	REVISION BY	CHECKED BY		

April 13, 2000
 File: 1004-RPT

Table 6

Soil Sampling Results from Installation of MW-5
 Motor Partners, 1234 40th Ave., Oakland, California

Sample I.D. Number	Date Collected	TPH-D (mg/Kg)	TPH-G (mg/Kg)	Benzene (mg/Kg)	Toluene (mg/Kg)	Ethyl Benzene (mg/Kg)	Total Xylenes (mg/Kg)
MW-5-5'	2/11/98	2,100	ND	ND	ND	23	34
MW-5-10'	2/11/98	1,700	ND	1.5	ND	10	18
Reporting Limit		50	20	1.2	1.2	1.2	1.2

Notes: All results in mg/Kg (ppm)

ND = Not Detected

NA = Not Analyzed

Table 5 Summary of Soil and Groundwater Sampling Results for Addendum Tier 2 Risk Assessment Analysis

Motor Partners Site, 1234 40th Ave., Oakland, California

Sample I.D. Number	Date Collected	TPH-D ($\mu\text{g/L}$)	TPH-G ($\mu\text{g/L}$)	MTBE ($\mu\text{g/L}$)	Benzene ($\mu\text{g/L}$)	Toluene ($\mu\text{g/L}$)	Ethyl Benzene ($\mu\text{g/L}$)	Total Xylenes ($\mu\text{g/L}$)
GROUNDWATER								
MW-1	3/16/99	270	580	0	11	1.4	8.3	11
	6/23/99	2,600	5,400	0	30	19	190	420
	9/23/99	470	1,100	0	130	4.1	74	92
	12/29/99	1,100	4,900	0	740	24	550	840
MW-5	3/16/99	0	180	0	22	0.52	0	1.9
	6/23/99	8,400	3,200	0	25	7.3	6.8	25
	9/23/99	470	490	0	16	3.3	2	4.9
	12/29/99	2,300	530	0	9	2.7	0.75	3.3
AVERAGE		1951.2	2047.5	0.0	122.9 ✓	7.8	104.0	174.8
SOIL								
Sample I.D. Number	Date Collected	TPH-D (mg/L)	TPH-G (mg/L)	MTBE (mg/L)	Benzene (mg/L) mg/kg	Toluene (mg/L)	Ethyl Benzene (mg/L)	Total Xylenes (mg/L)
B-5 @ 12'	5/17/94	2700	1100	NA	15	3.7	13	24
B-6 @ 9.5'	5/17/94	140	260	NA	0.49	0.53	3.9	13
MW-5	2/11/98	2100	0	NA	0	0	23	34
	2/11/98	1700	0	NA	1.5	0	10	18
AVERAGE		1660.0	340.0		4.2 ✓	1.1	12.5	22.2

Notes: NA = Not Analyzed

RBCA SITE ASSESSMENT	Baseline Risk Summary-All Pathways
-----------------------------	---

Site Name Motor Partners

Completed By: G. Rogers

Site Location 1234 40th Avenue, Oakland, CA

Date Completed: Jan. 28, 2000

1 of 1

TIER 2 BASELINE RISK SUMMARY TABLE

EXPOSURE PATHWAY	BASELINE CARCINOGENIC RISK					BASELINE TOXIC EFFECTS				
	Individual COC Risk		Cumulative COC Risk		Risk Limit(s) Exceeded?	Hazard Quotient		Hazard Index		Toxicity Limit(s) Exceeded?
	Maximum Value	Target Risk	Total Value	Target Risk		Maximum Value	Applicable Limit	Total Value	Applicable Limit	
OUTDOOR AIR EXPOSURE PATHWAYS										
Complete:	5.4E-8	1.0E-5	5.4E-8	1.0E-5	<input type="checkbox"/>	1.6E-2	1.0E+0	1.6E-2	1.0E+0	<input type="checkbox"/>
INDOOR AIR EXPOSURE PATHWAYS										
Complete:	1.4E-6	1.0E-5	1.4E-6	1.0E-5	<input type="checkbox"/>	8.0E-2	1.0E+0	8.1E-2	1.0E+0	<input type="checkbox"/>
SOIL EXPOSURE PATHWAYS										
Complete:	4.4E-6	1.0E-5	4.4E-6	1.0E-5	<input type="checkbox"/>	4.1E-2	1.0E+0	4.5E-2	1.0E+0	<input type="checkbox"/>
GROUNDWATER EXPOSURE PATHWAYS										
Complete:	NA	NA	NA	NA	<input type="checkbox"/>	NA	NA	NA	NA	<input type="checkbox"/>
SURFACE WATER EXPOSURE PATHWAYS										
Complete:	NA	NA	NA	NA	<input type="checkbox"/>	NA	NA	NA	NA	<input type="checkbox"/>
CRITICAL EXPOSURE PATHWAY (Maximum Values From Complete Pathways)										
	4.4E-6	1.0E-5	4.4E-6	1.0E-5	<input type="checkbox"/>	8.0E-2	1.0E+0	8.1E-2	1.0E+0	<input type="checkbox"/>
	<i>Soil</i>		<i>Soil</i>			<i>Indoor Air</i>		<i>Indoor Air</i>		

RBCA SITE ASSESSMENT

Site Name: Motor Partners

Completed By: G. Rogers

Job ID: 1004

Site Location: 1234 40th Avenue, Oakland, CA

Date Completed: Jan. 28, 2000

1 OF 1

GROUNDWATER SSTL VALUES

Target Risk (Class A & B) 1.0E-5

Target Risk (Class C) 1.0E-5

Target Hazard Quotient 1.0E+0

Groundwater DAF Option: Domenico - No Decay
(One-directional vert. dispersion)

SSTL Results For Complete Exposure Pathways ("X" If Complete)

CONSTITUENTS OF CONCERN		Representative Concentration (mg/L)	Groundwater Ingestion / Discharge to Surface Water			X	GW Vol. to Indoor Air	X	Groundwater Volatilization to Outdoor Air			Applicable SSTL (mg/L)	SSTL Exceeded?	Required CRF
			On-site (0 ft)	Off-site 1 (2500 ft)	Off-site 2 (150 ft)	On-site (0 ft)	On-site (0 ft)	Off-site 1 (150 ft)	Off-site 2 (0 ft)					
1634-04-4	Methyl t-Butyl ether	1.0E-99	None	None	None	Commercial	Commercial	Commercial	None	6.7E+3	<input type="checkbox"/>	<1		
1330-20-7	Xylene (mixed isomers)	1.7E-1	NA	NA	NA	>2.0E+2	>2.0E+2	>2.0E+2	NA	>2.0E+2	<input type="checkbox"/>	NA		
108-88-3	Toluene	7.8E-3	NA	NA	NA	>5.2E+2	>5.2E+2	>5.2E+2	NA	>5.2E+2	<input type="checkbox"/>	NA		
100-41-4	Ethylbenzene	1.0E-1	NA	NA	NA	>1.7E+2	>1.7E+2	>1.7E+2	NA	>1.7E+2	<input type="checkbox"/>	NA		
71-43-2	Benzene*	1.2E-1	NA	NA	NA	3.5E+1	>1.8E+3	>1.8E+3	NA	3.5E+1	<input type="checkbox"/>	<1		

* = Chemical with user-specified data

">" indicates risk-based target concentration greater than constituent solubility value. NA = Not applicable. NC = Not calculated.

RBCA SITE ASSESSMENT

Site Name: Motor Partners
 Site Location: 1234 40th Avenue, Oakland, CA

Completed By: G. Rogers
 Date Completed: Jan. 28, 2000

Job ID: 1004

SOIL (9 - 12 ft) SSTL VALUES

Target Risk (Class A & B) 1.0E-5
 Target Risk (Class C) 1.0E-5
 Target Hazard Quotient 1.0E+0

Groundwater DAF Option: Domenico - No Decay
 (One-directional vert. dispersion)

SSTL Results For Complete Exposure Pathways ("X" if Complete)

CONSTITUENTS OF CONCERN	CAS No	Name	Representative Concentration (mg/kg)	Soil Leaching to Groundwater Ingestion / Discharge to Surface Water			X	Soil Vol. to Indoor Air	X	Soil Volatilization and Surface Soil Particulates to Outdoor Air			X	Surface Soil Inhalation, Ingestion Dermal Contact		Applicable SSTL (mg/kg)	SSTL Exceeded?	Required CRF		
				On-site (0 ft)	Off-site 1 (250 ft)	Off-site 2 (150 ft)				On-site (0 ft)	On-site (0 ft)			Off-site 1 (150 ft)	Off-site 2 (0 ft)				On-site (0 ft)	
											Commercial	Construction Worker							Commercial	Construction Worker
1634-04-4	Methyl t-Butyl ether	1.0E-99	NA	NA	NA	2.3E+3	>1.5E+4	>1.5E+4	>1.5E+4	NA	2.8E+2	3.8E+2	2.8E+2	<input type="checkbox"/>	<1					
1330-20-7	Xylene (mixed isomers)	2.2E+1	NA	NA	NA	>5.2E+2	>5.2E+2	>5.2E+2	>5.2E+2	NA	6.3E+4	7.6E+4	6.3E+4	<input type="checkbox"/>	<1					
108-88-3	Toluene	1.1E+0	NA	NA	NA	>8.0E+2	>8.0E+2	>8.0E+2	>8.0E+2	NA	5.3E+3	5.8E+3	5.3E+3	<input type="checkbox"/>	<1					
100-41-4	Ethylbenzene	1.2E+1	NA	NA	NA	>6.5E+2	>6.5E+2	>6.5E+2	>6.5E+2	NA	3.3E+3	4.4E+3	3.3E+3	<input type="checkbox"/>	<1					
71-43-2	Benzene*	4.2E+0	NA	NA	NA	3.1E+1	7.9E+2	2.6E+2	9.3E+2	NA	9.6E+0	9.2E+1	9.6E+0	<input type="checkbox"/>	<1					

* = Chemical with user-specified data

* indicates risk-based target concentration greater than constituent residual saturation value NA = Not applicable. NC = Not calculated

Table 8
Quarterly Groundwater Sampling Results at Motor Partners
1234 40th Ave., Oakland, California

Sample ID. Number	Date Collected	TPH-D (µg/L)	TPH-G (µg/L)	MTBE (µg/L)	Benzene (µg/L)	Toluene (µg/L)	Ethyl Benzene (µg/L)	Total Xylenes (µg/L)
MW-1	6/17/94	2,400	17,000		1,200	220	1,000	2,600
	11/29/95	53,000	67,000		860	180	1,300	3,100
	2/23/96	25,000	16,000		360	ND	370	740
	5/21/96	650	11,000		290	37	600	1,300
	8/22/96	ND	13,000		270	51	540	1,400
	11/21/96	5,500	15,000		810	79	680	1,700
	2/25/97	3,900	15,000		430	36	760	1,200
	5/28/97	3,700	7,600		110	15	370	870
	9/2/97	8,200	18,000	ND	1,300	81	1,300	2,800
	11/26/97	14,000	24,000	81	760	75	660	2,100
	3/17/98	5,000	14,000	150	360	120	650	1,200
	6/26/98	1,200	2,500	ND	60	5.6	76	110
	9/24/98	2,200	5,100	310	220	27	300	590
ORC Filter Socks Installed 9/24/98 in MW-1, MW-3, and MW-5								
	12/16/98	450	1,400	ND	57	3.7	42	80
	3/16/99	270	580	ND	11	1.4	8.3	11
	6/23/99	2,600	5,400	ND<10	30	19	190	420
	9/23/99	470	1,100	ND	130	4.1	74	92
	12/29/99	1,100	4,900	ND<10	740	24	550	840
ORC Filter Socks Removed 3/21/00 from MW-1, MW-3, and MW-5								
	3/23/00	6,700	9,500	ND<20	240	18	360	610
California Drinking Water MCL		None Listed	None Listed	None Listed	1.0	1,000	680	1,750
Reporting Limit		50	50	5	0.5	0.5	0.5	1.0

Notes: All results in µg/l (ppb)

ND = Not Detected

NA = Not Analyzed

Table 6 (Continued)
Quarterly Groundwater Sampling Results at Motor Partners
1234 40th Ave., Oakland, California

Sample ID. Number	Date Collected	TPH-D ($\mu\text{g/L}$)	TPH-G ($\mu\text{g/L}$)	MTBE ($\mu\text{g/L}$)	Benzene ($\mu\text{g/L}$)	Toluene ($\mu\text{g/L}$)	Ethyl Benzene ($\mu\text{g/L}$)	Total Xylenes ($\mu\text{g/L}$)
MW-2	6/17/94	370	990		ND	1.3	2.3	4.4
	12/07/94	ND	170		2.1	0.70	0.60	1.7
	11/29/95	200	400		ND	ND	ND	3
	2/23/96	ND	500		ND	ND	ND	ND
	5/21/96	ND	62		ND	ND	ND	1
	8/22/96	ND	120		0.58	0.62	ND	0.62
	11/21/96	89	89		0.60	0.78	ND	ND
	2/25/97	ND	250		1.2	1.0	ND	ND
	5/28/97	ND	ND		ND	ND	ND	ND
	9/2/97	ND	220	ND	ND	1.2	0.80	1.7
	11/26/97	ND	ND	ND	ND	ND	ND	ND
	3/17/98	ND	ND	ND	ND	ND	ND	ND
	6/26/98	170	260	ND	ND	0.86	ND	0.63
	9/24/98	130	240	ND	0.73	1.2	0.8	0.61
ORC Filter Socks Installed 9/24/98 in MW-1, MW-3, and MW-5								
	12/16/98	ND	ND	ND	ND	ND	ND	ND
	3/16/99	ND	ND	ND	ND	ND	ND	ND
	6/23/99	110	220	ND	0.52	0.88	0.72	ND
	9/23/99	ND	ND	ND	ND	ND	ND	ND
	12/29/99	120	150	ND	ND	ND	ND	ND
ORC Filter Socks Removed 3/21/00 from MW-1, MW-3, and MW-5								
	3/23/00	86	160	ND	ND	ND	ND	ND
California Drinking Water MCL		None Listed	None Listed	None Listed	10	1,000	680	1,750
Reporting Limit		50	50	5	0.5	0.5	0.5	1.0

Notes: All results in $\mu\text{g/l}$ (ppb)

ND = Not Detected

NA = Not Analyzed

Table 8 (Continued)
Quarterly Groundwater Sampling Results at Motor Partners
1234 40th Ave., Oakland, California

Sample LD. Number	Date Collected	TPH-D (µg/L)	TPH-G (µg/L)	MTBE (µg/L)	Benzene (µg/L)	Toluene (µg/L)	Ethyl Benzene (µg/L)	Total Xylenes (µg/L)
MW-3	6/17/95	2,200	9,500		330	40	100	74
	12/07/94	1,700	7,500		380	42	130	72
	11/29/95	14,000	9,000		300	49	300	16
	2/23/96	14,000	13,000		270	83	260	67
	5/21/96	350	6,600		220	48	160	66
	8/22/96	ND	4,800		120	34	44	44
	11/21/96	3,300	8,700		220	51	150	68
	2/25/97	ND	8,200		260	57	200	72
	5/28/97	1,800	7,000		140	22	44	31
	9/2/97	ND	8,100	65	240	50	170	72
	11/26/97	4,100	5,600	44	140	22	9.6	31
	3/17/98	2,100	10,000	330	270	67	260	96
	6/26/98	2,400	7,600	ND	280	56	160	73
	9/24/98	2,800	6,300	ND	260	65	130	80
ORC Filter Socks Installed 9/24/98 in MW-1, MW-3, and MW-5								
	12/16/98	1,600	4,500	ND	160	22	17	30
	3/16/99	1,900	8,000	ND	370	51	220	110
	6/23/99	2,200	7,400	ND<10	250	47	82	62
	9/23/99	1,500	3,700	ND<130	170	26	51	34
	12/29/99	2,700	4,600	130	300	59	150	87
ORC Filter Socks Removed 3/21/00 from MW-1, MW-3, and MW-5								
	3/23/00	1,700	5,900	ND<160	210	50	140	77
California Drinking Water MCL		None Listed	None Listed	None Listed	1.0	1,000	680	1,750
Reporting Limit		50	50	5	0.5	0.5	0.5	1.0

Notes: All results in µg/l (ppb) ND = Not Detected NA = Not Analyzed

Table 8 (Continued)
Quarterly Groundwater Sampling Results at Motor Partners
1234 40th Ave., Oakland, California

Sample I.D. Number	Date Collected	TPH-D ($\mu\text{g/L}$)	TPH-G ($\mu\text{g/L}$)	MTBE ($\mu\text{g/L}$)	Benzene ($\mu\text{g/L}$)	Toluene ($\mu\text{g/L}$)	Ethyl Benzene ($\mu\text{g/L}$)	Total Xylenes ($\mu\text{g/L}$)
MW-4	2/23/96	3,000	6,000		58	36	6	28
	5/21/96	78	1,200		18	2.5	6.2	12
	8/22/96	ND	400		8.6	3.4	1.8	2.6
	11/21/96	87	170		3.6	1.1	1.7	2.3
	2/25/97	ND	120		5.4	0.64	0.93	0.80
	5/28/97	55	150		5.6	0.54	4.4	8.8
	9/2/97	ND	100	ND	3.2	ND	ND	0.7
	11/26/97	ND	240	ND	6.8	ND	1.8	10
	3/17/98	200	300	8.9	4.4	5.1	5.1	20
	6/26/98	66	ND	ND	7.7	0.50	0.84	0.61
	9/24/98	84	66	ND	4.2	0.59	0.63	ND
ORC Filter Socks Installed 9/24/98 in MW-1, MW-3, and MW-5								
	12/16/98	ND	ND	ND	ND	ND	ND	ND
	3/16/99	ND	ND	ND	2.1	ND	ND	ND
	6/23/99	86	190	ND	11	1.1	2.3	1.6
	9/23/99	ND	ND	ND	1.7	ND	ND	ND
	12/29/99	ND	76	ND	3.7	ND	0.54	0.56
ORC Filter Socks Removed 3/21/00 from MW-1, MW-3, and MW-5								
	3/23/00	130	620	ND	59	4.3	8.8	4.1
California Drinking Water MCL		None Listed	None Listed	None Listed	1.0	1,000	680	1,750
Reporting Limit		50	50	5	0.5	0.5	0.5	0.5

Notes: All results in $\mu\text{g/l}$ (ppb)
 ND = Not Detected
 NA = Not Analyzed

Table 8 (Continued)
Quarterly Groundwater Sampling Results at Motor Partners
1234 40th Ave., Oakland, California

Sample I.D. Number	Date Collected	TPH-D ($\mu\text{g/L}$)	TPH-G ($\mu\text{g/L}$)	MTBE ($\mu\text{g/L}$)	Benzene ($\mu\text{g/L}$)	Toluene ($\mu\text{g/L}$)	Ethyl Benzene ($\mu\text{g/L}$)	Total Xylenes ($\mu\text{g/L}$)
MW-5	3/17/98	22,000	58,000	ND	320	590	790	2,300
	6/26/98	7,000	2,300	ND	54	20	14	41
	9/24/98	2,500	1,600	ND	31	10	6.3	22
ORC Filter Socks Installed 9/24/98 in MW-1, MW-3, and MW-5								
	12/16/98	ND	ND	ND	ND	ND	ND	ND
	3/16/99	ND	180	ND	22	0.52	ND	1.9
	6/23/99	8,400	3,200	ND<50	25	7.3	6.8	25
	9/23/99	470	490	ND<14	16	3.3	2.0	4.9
	12/29/99	2,300	530	ND	9.0	2.7	0.75	3.3
ORC Filter Socks Removed 3/21/00 from MW-1, MW-3, and MW-5								
	3/23/00	1,900	720	ND	19	4.9	3.6	14
California Drinking Water MCL		None Listed	None Listed	None Listed	1.0	1,000	680	1,750
Reporting Limit		50	50	5	0.5	0.5	0.5	0.5

Sample I.D. Number	Date Collected	TPH-D ($\mu\text{g/L}$)	TPH-G ($\mu\text{g/L}$)	MTBE ($\mu\text{g/L}$)	Benzene ($\mu\text{g/L}$)	Toluene ($\mu\text{g/L}$)	Ethyl Benzene ($\mu\text{g/L}$)	Total Xylenes ($\mu\text{g/L}$)
E-1	3/23/00	ND	ND	ND	ND	ND	ND	ND
E-2	3/23/00	ND	ND	ND	ND	ND	ND	ND
California Drinking Water MCL		None Listed	None Listed	None Listed	1.0	1,000	680	1,750
Reporting Limit		50	50	5	0.5	0.5	0.5	0.5

Notes: All results in $\mu\text{g/l}$ (ppb)
 ND = Not Detected
 NA = Not Analyzed



CERTIFIED ENVIRONMENTAL CONSULTING

536 STONE ROAD SUITE J BENICIA CA, 94510
(707) 745-0171 / (800) 228-0171 / (707) 745-0163 FAX

BORING NUMBER **MW-1**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 4" bgs			
						SANDY SILTY CLAY (CL) Dark brown, stiff, moist			
						SANDY CLAY (CL) Brown, stiff, moist			
5						GRAVELLY CLAY (CL) Grey-brown, stiff, moist			
			30			CLAYEY GRAVEL (GC) Brown Grey, dense, moist			
			21			Gasoline Odor			
			22			CLAYEY SANDY GRAVEL (GC) Grey, dense, moist to wet			
			25			Drilling like gravel			
10						CLAYEY GRAVELY SAND (SC) Brown, dense, saturated			
			6			SANDY SILTY CLAY (SC) Brown, stiff, moist			
			11			leopard texture w/ black carbon nodules			
			10						
			12						
			16						
20									

TOTAL DEPTH OF BORING 22.5'

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/15/94** ENDED **6/15/94**

REMARKS **Monitoring Well #1**



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BORING NUMBER **MW-2**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

LOGGED BY **R. Gallardo**

COORDINATES

SURFACE ELEVATION

DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 8" bgs			
						Baseroack between 8" and 2'			
						SILTY CLAY (CL) Dark brown, moist			
5						SANDY CLAY (CL) Med. Grey, stiff, moist			
10						CLAYEY SANDY GRAVEL (GC) Brown, wet			
						Petroleum Odor @ 11'			
20						SANDY SILTY CLAY (CL) Yellow-brown, moist leopard texture w/ carbon nodules			
			9						
			10						
			15						
			22						
TOTAL DEPTH OF BORING 22'									

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/14/94** ENDED **6/14/94**

REMARKS **Monitoring Well #2**



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BORING NUMBER **MW-3**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
							Concrete from surface to 8" bgs		
							Yellow brown baserock between 8" and 2'		
							<u>SILTY CLAY (CL)</u> Dark brown, moist		
5							<u>SANDY SILTY CLAY (CL)</u> Med. Grey, moist Motor Oil Odor		
							<u>SILTY SANDY CLAY (CL)</u> Brown, moist		
10							<u>CLAYEY SANDY GRAVEL (GC)</u> Med. Grey, wet to saturated Waste Oil Odor		
15			31 28 24				<u>SILTY GRAVELY SAND (SP)</u> Brown, saturated, sub-rounded 1/2" to 3/4" diameter gravel Med. coarse sand		
20			6 6 11 18				<u>SILTY SANDY CLAY (CL)</u> Brown, moist leopard texture coarse to fine, carbon nodules		
TOTAL DEPTH OF BORING 23'									

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/14/94** ENDED **6/14/94**

REMARKS **Monitoring Well #3**

BORING NUMBER **MW-4**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave, Oakland, CA**

CONTRACT NUMBER **1004**

LOGGED BY **G. Rogers**

COORDINATES

SURFACE ELEVATION

DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
							Concrete Surface -- 8" Thick		
							Basalrock Brown Color		
							SILTY CLAY (CL) Dark Black Color Moist		
5	MW-4-1	MC	2 5 6		11		Color change to Brown Soil Gravelly Clay (1/2" gravels)		
10	MW-4-2	MC	3 8 13		356		Petroleum Odor CLAYEY SANDY GRAVEL (GC) Grey Green Color 1/4" to 1/2" Gravels		
15	MW-4-3	MC	3 11 15		94		Saturated Brown Sandy Soil		
20	MW-4-4	MC	4 6 9		24				
25							Bottom of Borehole 25		

DRILLING CONTRACTOR **Bay Area Exploration**
 DRILLING METHOD **Hollow Stem Auger**
 DRILLING EQUIPMENT **CME-55**
 DRILLING STARTED **2/1/96** ENDED **2/1/96**

REMARKS **Monitoring Well MW-4**

See key sheet for symbols and abbreviations used above

WCL Map 2-27-96

Aquatic & Environmental Applications

38053 Davy Ct.
Fremont, CA 94536
510-791-7157 (Voice/FAX)

BORING NUMBER **MW-5** SHEET 1 OF 1
PROJECT **Motor Partners**
LOCATION **1234 40th Ave, Oakland, CA**
CONTRACT NUMBER **1004**
LOGGED BY **G. Rogers**

COORDINATES
SURFACE ELEVATION DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete Surface -- 6" Thick			
5	MW-5-5'	MC				SILTY CLAY (CL) Dark Black Color Moist Hydrocarbon Odor Color change to Black/Green Soil			
10	MW-5-10'	MC					SANDY CLAY (SC) Saturated Color Change to Brown Brown Sandy Soil		
15	MW-5-15'	MC							
20									
						Bottom of Borehole 21'			

DRILLING CONTRACTOR **HK2, Inc./SEMCO**
 DRILLING METHOD **Solid Stem Auger**
 DRILLING EQUIPMENT **EarthProbe 200**
 DRILLING STARTED **2/11/98** ENDED **2/11/98**

REMARKS **Monitoring Well MW-5**

 See key sheet for symbols and abbreviations used above.

WLL MP 3/24/98



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BORING NUMBER **B-1**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 4" bgs			
						SILTY CLAY (CL) Dark Brown, moist, stiff, no odor			
5	B-1-1		6 12 15			SANDY CLAY (CL) Light brownish grey, stiff, moist			
						Discoloration to grey @ 6.5', slight oil odor	▼		
	B-1-2		6 7 19			Very Strong TPH odor @ 8.0'			
10	B-1-3		15 17 19			CLAYEY SANDY GRAVEL (GC) Wet, dense, 1/2" to 1/8" diameter sub-angular gravel Tip of bit wet @ 10.5', gasoline sheen (floating product?)	▼		
TOTAL DEPTH OF BORING 12.0'									

DRILLING CONTRACTOR **Clear Heart** REMARKS **Boring in sidewalk near former waste oil tank location**

DRILLING METHOD **Solid Flight Auger**

DRILLING EQUIPMENT **Giddings Probe**

DRILLING STARTED **5/17/94** ENDED **5/17/94**



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BORING NUMBER **B-2**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 8" bgs Basereck from 8" to 14" bgs			
						SILTY CLAY (CL) Brown, stiff, moist			
						SILTY CLAY (CL) Dark grey, stiff, moist Motor oil odor			
5	B-2-1		5 7 12			SANDY SILTY CLAY (CL) Medium Grey, stiff, moist Strong motor oil odor			
						SANDY SILTY CLAY (CL) Brown, stiff, moist			
10	B-2-2		5 7 13			CLAYEY SAND (SC) Grey, medium dense, moist to wet Strong gasoline odor			
						CLAYEY GRAVEL (GC) Mottled Grey-brown, very dense, saturated			
15			12 28 23			Free Product			
						TOTAL DEPTH OF BORING 15.5'			

DRILLING CONTRACTOR **Clear Heart**

REMARKS **Boring in center of street across from B-1**

DRILLING METHOD **Solid Flight Auger**

DRILLING EQUIPMENT **Giddings Probe**

DRILLING STARTED **6/1/94** ENDED **6/1/94**



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BORING NUMBER **B-3**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

LOGGED BY **R. Gallardo**

COORDINATES

SURFACE ELEVATION

DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 7" bgs			
						CTB + Brown Base Rock			
						SANDY CLAY (CL) Grey			
						Waste Oil Odor @ 3.5'			
5	B-3-1		15 23			CLAYEY SANDY GRAVEL (GC) Greenish grey, clayey, moist to wet, dense 1/4" sub-angular gravel Waste Oil Odor @ 5.5'			
	B-3-2		18 15 16						
10						GRAVELEY SANDY CLAY (CL) Grey, brown			
						TOTAL DEPTH OF BORING 12.0'			

DRILLING CONTRACTOR **Clear Heart**

REMARKS **Boring located in street (40th Ave)**

DRILLING METHOD **Solid Flight Auger**

DRILLING EQUIPMENT **Giddings Probe**

DRILLING STARTED **5/17/94** ENDED **5/17/94**



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BORING NUMBER **B-4**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 8" bgs Baselock from 8" to 14" bgs			
5	B-4-1		8 14 16			SANDY SILTY CLAY (CL) Dark brown, stiff, moist Slight motor oil odor			
	B-4-2		18 25 22			SANDY SILTY CLAY (CL) Brown, very stiff, moist Med. grey sandy silty clay	▽		
10	B-4-3		18 15 17			CLAYEY GRAVEL (GC) Mottled Greyish brown, med. dense, subangular grains 1/4", slight moisture @ tip of sampler at 8' Gasoline odor, fresh product on grains			
						SANDY CLAY (CL) Brown-grey, moist, coarse to fine grained sand Trace of gravel seams (wet) Strong gasoline odor	▽		
						CLAYEY SAND (SC) Grey, wet to saturated, dense to med. dense Free product			
TOTAL DEPTH OF BORING 14'									

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/1/94** ENDED **6/1/94**

REMARKS **Boring located near east side of driveway, about 7' north of sidewalk**



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BORING NUMBER **B-5**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

LOGGED BY **R. Gallardo**

COORDINATES

SURFACE ELEVATION

DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
							Concrete from surface to 3" bgs		
							SILTY CLAY (CL) Dark brown, moist, stiff		
5			10 11 13				SANDY CLAY (CL) Greenish grey, moist, stiff, oil smell trace gravel < 1/4"		
	B-5-1		8 10 15				Very Strong TPH-G Odor @ 8.5'		
	B-5-2		7 9 12				Semi-wet @ 12' w/trace of gravel		
	B-5-3		15 16 14				GRAVELLY SANDY CLAY (CL) Grey green moist to wet, stiff, stron odor		
	B-5-W-2		10 11 12				CLAYEY GRAVELLY SAND (SC) Dense, brown, wet to sat. no TPH odor, coarse to med. sand, fine gravel		
15							TOTAL DEPTH OF BORING 15.5'		

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **5/17/94** ENDED **5/17/94**

REMARKS **Boring in building near former waste oil tank location**



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BORING NUMBER **B-6**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 4" bgs			
						SILTY CLAY (CL) Dark brown, moist, stiff No TPH odor			
5			7 12 19			SANDY SILTY CLAY (CL) Green brown grey, moist, stiff, w/ gravel white leaching TPH-G odor @ 5.0'	▽		
	B-6-1		10 12 15			CLAYEY GRAVELEY SAND (SC) Greenish grey, wet, dense, med. to coarse sand, fine gravel Strong TPH odor	▽		
10	B-6-W-3		7 11 17 14			Sandy Clay (CL) Seam 3" @ 11.0'			
						TOTAL DEPTH OF BORING 12.0'			

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **5/17/94** ENDED **5/17/94**

REMARKS **Boring in building between former tank locations**



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BORING NUMBER **B-7**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 8" bgs Baseroack from 8" to 14" bgs			
						SILTY CLAY (CL) Dark grey, stiff, moist Slight motor-waste oil odor @ 1.5'			
						SANDY SILTY CLAY (CL) Brown-grey, stiff, moist Strong waste oil odor			
5	B-7-1		6 8 12						
						CLAYEY SAND (SC) Grey, dense to med. dense, moist to wet Strong gasoline odor			
10	B-7-2		18 17 25			CLAYEY SANDEY GRAVEL (GC) Grey, dense, wet 1/4" to 1/2" sub-angular grains Strong gasoline odor			
						CLAYEY SAND (SC) Brown			
						Free product			
						TOTAL DEPTH OF BORING 14'			

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/1/94** ENDED **6/1/94**

REMARKS **Boring in center of street, west end of property**



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BORING NUMBER **B-8**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
			9			Concrete from surface to 6" bgs			
			13			SANDY SILTY CLAY (CL) Dark brown, stiff, dry to moist Earthy odor			
			15						
			8						
			10			SANDY SILTY CLAY (CL) Brownish-grey, stiff, moist Trace gravel 1/4" angular grains No odor			
			14						
			5						
			9			GRAVELLY CLAY (CL) Grey-brown, stiff, moist No odor			
			15						
			8						
5	B-8-1		11			CLAYEY GRAVEL (GC) Brown-grey, dense to med. dense 1" angular to 1/8"			
			15						
			25						
			22			SANDY SILTY CLAY (CL) Brown w/ vertical grey streaks, stiff, moist			
			27						
			26						
			9			CLAYEY SAND (SC) Brown-grey, dense, moist to wet very coarse grained to med. grained Slight waste oil odor @ 10.5'			
			10						
			14						
10	B-8-2		8			CLAYEY SANDY GRAVEL (GC) Brown-grey, dense, wet 1/4" to 1/2" rounded to 1/4" to 1/8" sub-rounded grains Trace angular fragments			
			15						
			26						
			15			CLAYEY SAND (SC) Brown, dense, saturated Med. to coarse grained			
			16						
			18						
			6			CLAYEY GRAVELLY SAND (SC) Brown, dense, saturated			
			5						
			6						
15			16			TOTAL DEPTH OF BORING 15.5'			

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/1/94** ENDED **6/1/94**

REMARKS **Boring in front of double doorway inside building**



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BORING NUMBER **B-9**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

LOGGED BY **R. Gallardo**

SURFACE ELEVATION

DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 6" bgs			
						Baserock from 6" to 1.5' bgs			
			8			GRAVELLY SANDY CLAY (CL) Dark brown			
			14						
			20						
			4			Baserock			
			10			SANDY SILTY CLAY (SC) Med. grey-brown, stiff, moist Trace gravel Color Change to Brown @ 4.25' Increasing sand with depth Mottled w/ grey vertical streaks, some carbon nodules			
			12						
			17						
5	B-9-1		11						
			16						
			17						
			11			CLAYEY SAND (SC) Brown-grey, dense, moist Slight motor oil odor			
			15						
			15						
			18			CLAYEY SANDY GRAVEL (GC) Brown-grey, dense, moist From 8.0 to 8.3' clean grey, sandy gravel (GP), dense, wet			
10	B-9-2		11			Motor oil odor			
			15			SILTY SAND (SP) Brown, med. dense, wet, Trace of gravel Motor oil odor			
			15						
			12			SANDY SILT (ML) Brown, stiff, moist to wet			
			15						
			12			SAND (SP) Light grey, med. dense, saturated			
			18						
						CLAYEY SANDY GRAVEL (GC) Brown From 12.5' to 13' Brown silty clay (CL) leopard texture			
						TOTAL DEPTH OF BORING 15'			

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/2/94** ENDED **6/2/94**

REMARKS **Boring in street about 80' west of roll up door**



CERTIFIED ENVIRONMENTAL CONSULTING

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BORING NUMBER **B-10**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

CONTRACT NUMBER **477-1532**

COORDINATES

LOGGED BY **R. Gallardo**

SURFACE ELEVATION

DATUM

SAMPLE INFORMATION						STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)				
						Concrete from surface to 6" bgs			
						Basereck from 6" to 14" bgs			
						SILTY CLAY (CL) Dark brown, stiff, moist			
						SANDY SILTY CLAY (SC) Med. grey			
5	B-10-1		9 14 16			Color Change to Light grey @ 4.5'			
						SANDY GRAVELLY CLAY (CL) Grey-brown Waste oil odor Wet at bottom of contact	▼		
10	B-10-2		10 10 10			SANDY CLAY (CL) Brown, stiff, moist, w/ gravel			
						CLAYEY SAND (SC) Brown, dense to medium, moist	▼		
						Strong gasoline odor at 12'			
						Free Product			
						TOTAL DEPTH OF BORING 14'			

DRILLING CONTRACTOR **Clear Heart**
 DRILLING METHOD **Solid Flight Auger**
 DRILLING EQUIPMENT **Giddings Probe**
 DRILLING STARTED **6/2/94** ENDED **6/2/94**

REMARKS **Boring 36' east of east side of roll up door**



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BORING NUMBER **B-11**

SHEET 1 OF 1

PROJECT **Motor Partners**

LOCATION **1234 40th Ave., Oakland, CA**

COORDINATES

CONTRACT NUMBER **477-1532**

SURFACE ELEVATION

DATUM

LOGGED BY **R. Gallardo**

SAMPLE INFORMATION

DEPTH FEET	LAB SAMPLE	SAMPLE TYPE	BLOW COUNTS	Recovery %	HNu (ppm)	STRATA	DESCRIPTION	WELL CONSTRUCTION DETAIL	ELEVATION FEET
							Concrete from surface to 6" bgs		
							Baselock from 6" to 2' bgs		
							SILTY CLAY (CL) Dark brown, stiff, moist		
	B-11-1		7 11 16				SANDY SILTY CLAY (SC) Brown, stiff, moist		
5									
	B-11-2		16 18 18				CLAYEY SANDY GRAVEL (GC) Greyish-brown, med. dense, moist to wet Diesel or motor oil odor at 7' very strong		
10							SANDY SILTY CLAY (CL) Brown, stiff		
							CLAYEY SAND (SC) Brown, dense to med. dense, sat. to wet No odor		
15							TOTAL DEPTH OF BORING 15'		

DRILLING CONTRACTOR

Clear Heart

REMARKS

Boring inside of building

DRILLING METHOD

Solid Flight Auger

DRILLING EQUIPMENT

Giddings Probe

DRILLING STARTED

6/2/94

ENDED

6/2/94

Aquatic & Environmental Applications

38053 Davy Ct.
Fremont, CA 94536

FIELD BOREHOLE LOG

BOREHOLE NO.: **B-13**

TOTAL DEPTH: **20'**

PROJECT INFORMATION

DRILLING INFORMATION

PROJECT: **Motor Partner**
 SITE LOCATION: **1234 40th Ave, Oakland**
 JOB NO.: **1004**
 LOGGED BY: **G. Rogers**
 PROJECT MANAGER: **G. Rogers**
 DATES DRILLED: **2-7-96**

DRILLING CO.: **Vironex**
 DRILLER:
 RIG TYPE: **Geoprobe**
 METHOD OF DRILLING: **Hydraulically Driven**
 SAMPLING METHODS: **Continuous Core**
 HAMMER WT./DROP **NA**

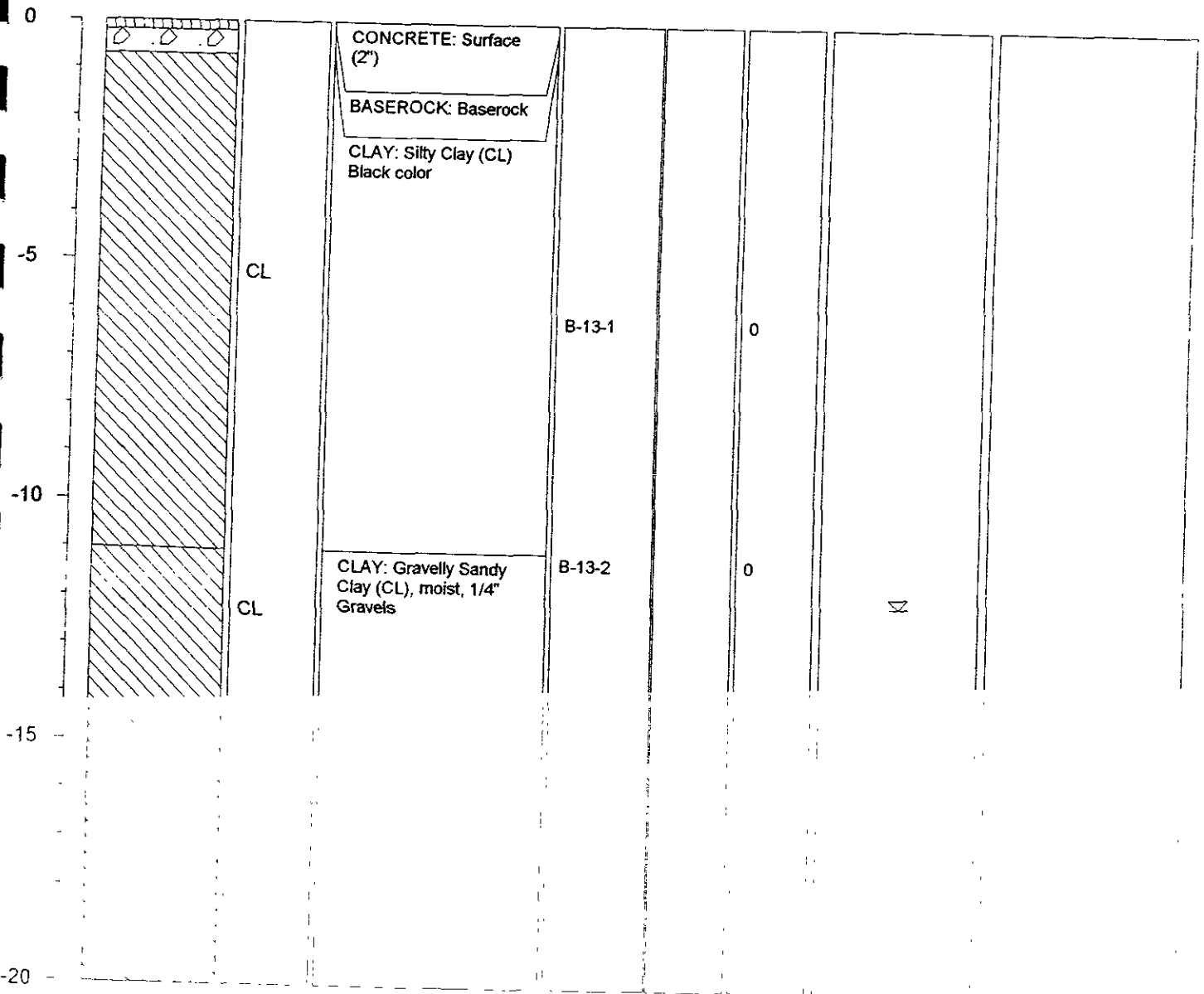
NOTES: In Sidewalk North of Site

☒ Water level during drilling

☒ Water level in completed boring

Page 1 of 1

DEPTH (FT)	SOIL SYMBOLS	USCS	SOIL DESCRIPTION	SAMPLE ID	BLOW COUNT	PID (ppm)	BORING COMPLETION	WELL DESCRIPTION
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Aquatic & Environmental Applications

38053 Davy Ct.
Fremont, CA 94536

FIELD BOREHOLE LOG

BOREHOLE NO.: **B-15**

TOTAL DEPTH: **22'**

PROJECT INFORMATION

PROJECT: **Motor Partner**
 SITE LOCATION: **1234 40th Ave, Oakland**
 JOB NO.: **1004**
 LOGGED BY: **G. Rogers**
 PROJECT MANAGER: **G. Rogers**
 DATES DRILLED: **11-30-95**

DRILLING INFORMATION

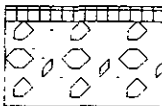

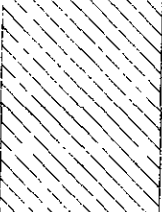
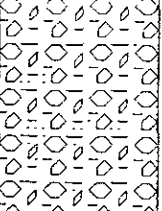
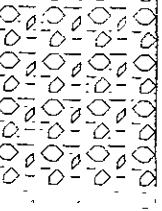

DRILLING CO.: **Vironex**
 DRILLER:
 RIG TYPE: **Geoprobe**
 METHOD OF DRILLING: **Hydraulically Driven**
 SAMPLING METHODS: **Continuous Core**
 HAMMER WT./DROP **NA**

NOTES: Inside Building

☼ Water level during drilling
 ☹ Water level in completed boring

Page 1 of 1

DEPTH (FT)	SOIL SYMBOLS	USCS	SOIL DESCRIPTION	SAMPLE ID	BLOW COUNT	PID (ppm)	BORING COMPLETION	WELL DESCRIPTION
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0			CONCRETE: Ceramic Tile and Concrete Surface (3")					
			BASEROCK: Baserock					
-5		CL	CLAY: Silty Clay (CL) Black color	B-15-1	2			
-10		GC	GRAVEL AND SAND: Sandy Gravel (GC)	B-15-2	3			
-15				B-15-3	2		☼	
-20		CL	CLAY Silty Clay (CL) Red-brown color	B-15-4	1			

Aquatic & Environmental Applications

38053 Davy Ct.
Fremont, CA 94536

FIELD BOREHOLE LOG

BOREHOLE NO.: **B-16**

TOTAL DEPTH: **21'**

PROJECT INFORMATION

DRILLING INFORMATION

PROJECT: **Motor Partner**
 SITE LOCATION: **1234 40th Ave, Oakland**
 JOB NO.: **1004**
 LOGGED BY: **G. Rogers**
 PROJECT MANAGER: **G. Rogers**
 DATES DRILLED: **11-30-95**

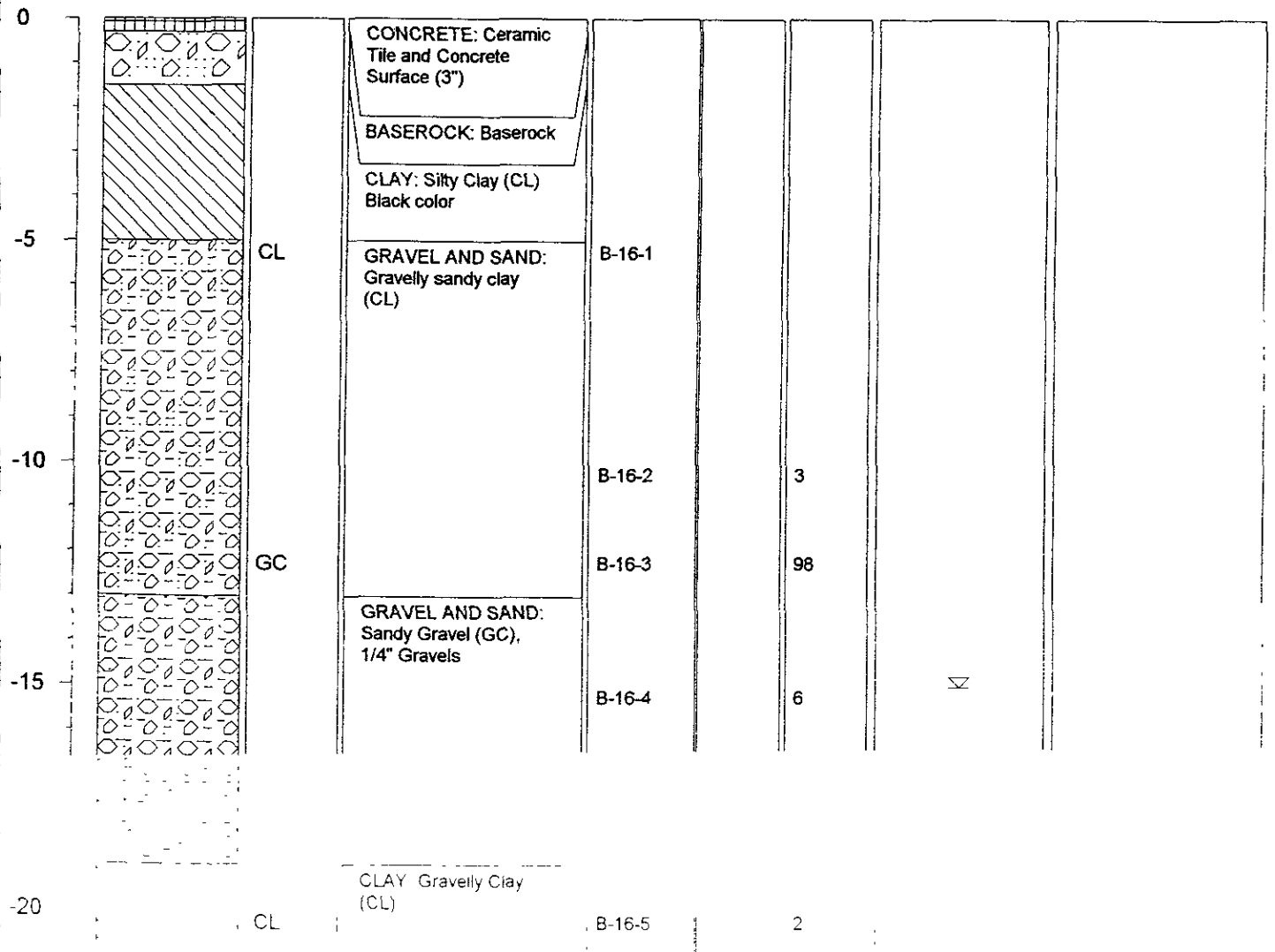
DRILLING CO.: **Vironex**
 DRILLER:
 RIG TYPE: **Geoprobe**
 METHOD OF DRILLING: **Hydraulically Driven**
 SAMPLING METHODS: **Continuous Core**
 HAMMER WT./DROP **NA**

NOTES: **Inside Building**

☒ Water level during drilling
 ☒ Water level in completed boring

Page 1 of 1

DEPTH (FT)	SOIL SYMBOLS	USCS	SOIL DESCRIPTION	SAMPLE ID	BLOW COUNT	PID (ppm)	BORING COMPLETION	WELL DESCRIPTION
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Aquatic & Environmental Applications

38053 Davy Ct.
Fremont, CA 94536

FIELD BOREHOLE LOG

BOREHOLE NO.: **B-18**

TOTAL DEPTH: **15'**

PROJECT INFORMATION

DRILLING INFORMATION

PROJECT: **Motor Partner**
 SITE LOCATION: **1234 40th Ave, Oakland**
 JOB NO.: **1004**
 LOGGED BY: **G. Rogers**
 PROJECT MANAGER: **G. Rogers**
 DATES DRILLED: **2-7-96**

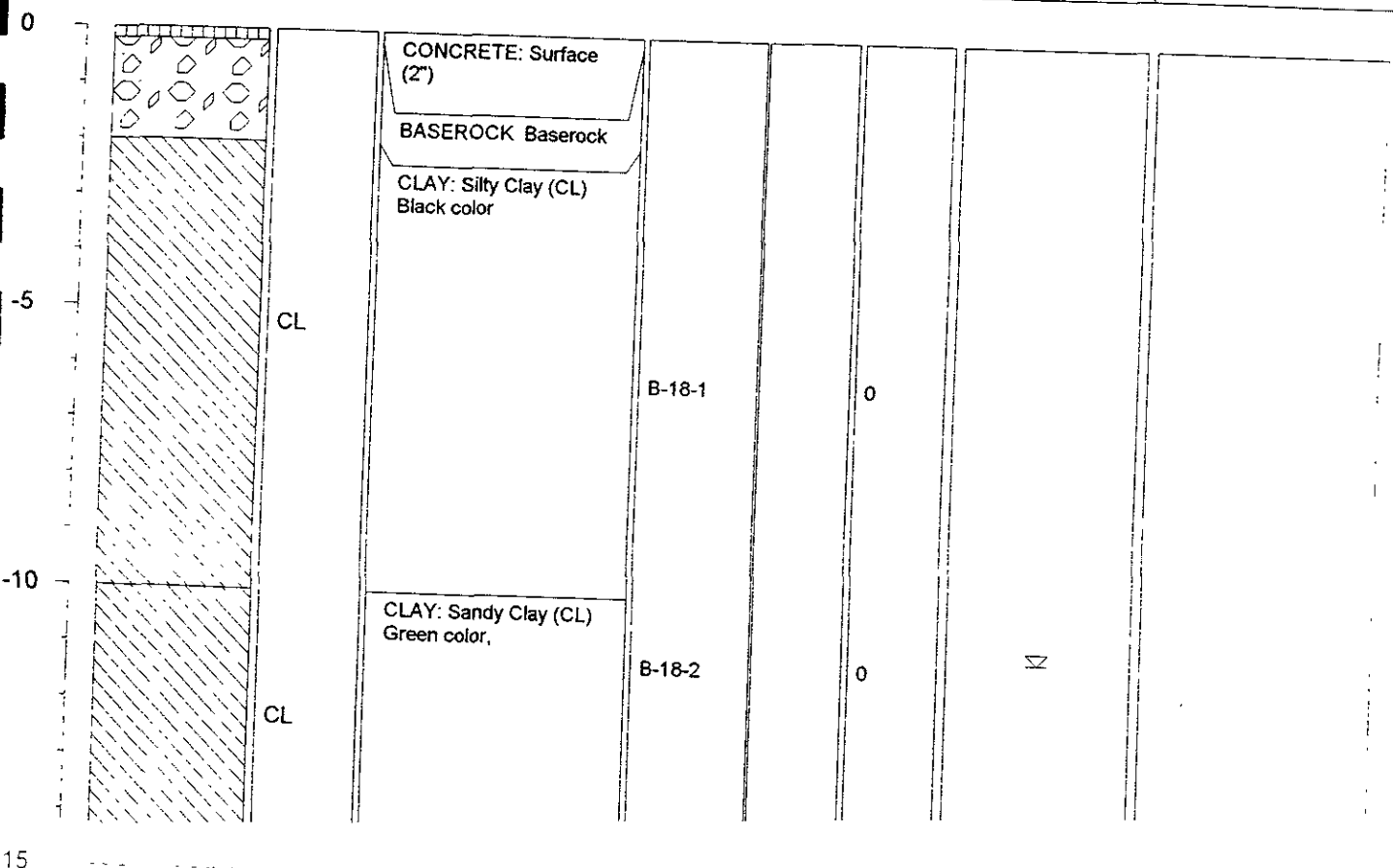
DRILLING CO.: **Vironex**
 DRILLER:
 RIG TYPE: **Geoprobe**
 METHOD OF DRILLING: **Hydraulically Driven**
 SAMPLING METHODS: **Continuous Core**
 HAMMER WT./DROP **NA**

NOTES: Boring South of Site in Sidewalk

☒ Water level during drilling
 ☒ Water level in completed boring

Page 1 of 1

DEPTH (FT)	SOIL SYMBOLS	USCS	SOIL DESCRIPTION	SAMPLE ID	BLOW COUNT	PID (ppm)	BORING COMPLETION	WELL DESCRIPTION
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ENVIRONMENTAL
PROTECTION
95 OCT 17 PM 1:19

October 16, 1995

Barney M. Chan
Alameda County Health Care Services
Department of Environmental Health
Division of Clean Water Programs
1131 Harbor Bay Parkway
Alameda, CA 94502

Re: Ownership History, 1234 40th Ave., Oakland

Dear Barney:

At the hearing on September 27, 1995, Gil Jensen asked that I provide you with the name and address of the person who I bought the property from. The actual owner of the property was the F. H. Dailey Motor Company.

When Motor Partners purchased the property, the occupant, and assumably the the operator of the tanks, was the F. H. Dailey Motor Company. The F. H. Dailey Motor Company is still in business and operates in San Leandro. The person who I dealt with is:

Dan Gatto, President
F. H. Dailey Motor Company
800 Davis Street
San Leandro, CA 94577
(510) 351-5800

I will contact them and let them know you may be writing to them in the future relative to the underground contamination.

Enclosed is a copy of the grant deed. Please note that this is the copy of the corrected grant deed which corrected the legal description of the original grant deed recorded 8/26/86.

Please call me if you need further information.

Yours truly,



William C. Owens
General Partner
Motor Partners

RECORDING REQUESTED BY
LAND TITLE COMPANY

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS
OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

NAME Motor Partners
STREET ADDRESS c/o William Owens
3534 Jordan Road
Oakland, CA 94619
CITY STATE ZIP

RECORDED at REQUEST OF
LAND TITLE INS. CO.
At 8:30 A.M.

FEB 29 1988

88-050838

OFFICIAL RECORDS OF
ALAMEDA COUNTY, CALIFORNIA
RENE C. DAVIDSON
COUNTY RECORDER

0/5

SPACE ABOVE THIS LINE FOR RECORDER'S USE

033	2155	017	ALL X
			PTN

Title Order No. 10294
Escrow or Loan No. 10294-1M

GRANT DEED

CORRECTION

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$ -0- CITY TAX \$ -0- *

- computed on full value of property conveyed, or
- computed on full value less value of liens or encumbrances remaining at time of sale,
- Unincorporated area: City of Oakland, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

F. H. DAILEY MOTOR COMPANY, a California corporation

hereby GRANT(S) to

MOTOR PARTNERS, a California general partnership

the following described real property in the City of Oakland

County of Alameda State of California

for legal description see Exhibit "A" attached hereto and made a part hereof.

ENVIRONMENTAL PROTECTION
95 OCT 17 PM 1:10

This deed is being re-recorded to correct the legal description under that certain Grant Deed, recorded 8/26/86, Series #86-207400.

*Transfer tax has been paid under that certain Grant Deed, recorded 8/26/86, Series #86-207400.

STATE OF CALIFORNIA

COUNTY OF ALAMEDA

SS.

88-050838

LAND TITLE

On this the 13th day of FEBRUARY 1988 before me, the undersigned Notary Public, in and for said County and State personally appeared

DAN GATTO

proved to me on the basis of satisfactory evidence to be the _____

President, and _____

PEGGY GATTO

proved to me on the basis of satisfactory evidence to be the VICE PRESIDENT

Secretary of the corporation that executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

Signature

[Handwritten Signature]

FOR NOTARY SEAL OR STAMP



OFFICIAL SEAL
N. H. DELUCA
NOTARY PUBLIC - CALIFORNIA
COUNTY OF ALAMEDA
My Commission Expires Sept 20 1991

My commission expires 9/20/91

(This area for official notarial seal)

RECORDING REQUESTED BY
LAND TITLE COMPANY

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS
OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

NAME Motor Partners
STREET ADDRESS c/o William Owens
3534 Jordan Road
CITY STATE ZIP Oakland, CA 94619

RECORDED at REQUEST OF
LAND TITLE INS. CO.
At 8:30 A.M.

FEB 29 1988

88-C50838

OFFICIAL RECORDS OF
ALAMEDA COUNTY, CALIFORNIA
RENE C. DAVIDSON
COUNTY RECORDER

0/5

001

SPACE ABOVE THIS LINE FOR RECORDER'S USE

033	2155	017	ALL X
			PTN

Title Order No. 10294
Escrow or Loan No. 10294-1M

GRANT DEED

CORRECTION

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$ -0- CITY TAX \$ -0- *

- computed on full value of property conveyed, or
- computed on full value less value of liens or encumbrances remaining at time of sale,
- Unincorporated area: City of Oakland, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

F. H. DAILEY MOTOR COMPANY, a California corporation

hereby GRANT(S) to

MOTOR PARTNERS, a California general partnership

the following described real property in the City of Oakland

County of Alameda State of California

for legal description see Exhibit "A" attached hereto and made a part hereof.

This deed is being re-recorded to correct the legal description under
that certain Grant Deed, recorded 8/26/86, Series #86-207400.

*Transfer tax has been paid under that certain Grant Deed, recorded
8/26/86, Series #86-207400.

Dated 2/9/88

STATE OF CALIFORNIA
COUNTY OF _____
On _____ before me, the
undersigned, a Notary Public in and for said State, personally appeared

_____ personally
known to me (or proved to me on the basis of satisfactory evidence) to be
the person _____ whose name _____ subscribed to the within
instrument and acknowledged that _____ executed the same
WITNESS my hand and official seal.

Signature _____

F. H. Dailey Motor Company
by: [Signature]
Dan Gatto, President
by: [Signature]
Peggy Gatto, Vice President

(This area for official notarial seal)

Order Number: 10294

EXHIBIT "A"

The land referred to in this report is situated in the state of California, County of Alameda, City of Oakland and is described as follows:

PARCEL 1:

The Northeastern 100 feet of Lot 5, Block 3, Map of Subdivision of the Northeast portion of Sather Tract,, filed December 6, 1902, Map Book 19, Page 1, Alameda County Records.

PARCEL 2:

Portion of Lot 4, Block 3, Map of Subdivisions of the Northeast portion of the Sather Tract, filed December 6, 1902, Map Book 19, Page 1, Alameda County Records, described as follows:

Beginning at a point on the Southwestern line of East 14th Street distant thereon 50 feet Northwesterly from the point of intersection thereof with the Northwestern line of 41st Avenue, formerly Temple Avenue; thence Northwesterly along said line of East 14th Street 30 feet; thence Southwesterly parallel with said line of 41st Avenue 100 feet; thence Southeasterly parallel with said line of East 14th Street 30 feet; and thence Northeasterly parallel with said line of 41st Avenue 100 feet to the Southwestern line of East 14th Street and the point of beginning.

PARCEL 3:

Portion of Lots 3 and 4, Block 3, Subdivisions of the Northeast portion of the Sather Tract, filed December 6, 1902, Map Book 19, Page 1, Alameda County Records, described as follows:

Beginning at a point on the Southwesterly line of East 14th Street or County Road from Oakland to San Leandro, distant thereon 80 feet Northwesterly from the point of intersection thereof with the Northwesterly line of 41st Avenue, formerly Temple Avenue, as said Street and Avenue are shown on the map herein referred to; thence Southwesterly at right angles to said line of East 14th Street, 100 feet; thence at right angles Northwesterly 30 feet, to the intersection with a line drawn parallel with said line of 41st Avenue, from a point on said Southwesterly line of East 14th Street, distant thereon Northwesterly 30 feet from the point of beginning; running Northeasterly along said parallel line, 100 feet, to said Southwesterly line of East 14th Street; thence Southeasterly thereon 30 feet to the point of beginning.

Parcel 4:

A portion of Lots 2 and 3, Block 3, Map of Subdivisions of the Northeast portion of the Sather Tract, filed December 6, 1902, Map Book 19, Page 2, Alameda County Records, described as follows:

Beginning at a point on the Southwestern line of East 14th Street, formerly called County Road from Oakland, to San Leandro, distant thereon Southeasterly 90 feet from the intersection thereof with the Southeasterly line of 40th Avenue, formerly Pomona Avenue, as said street and avenue are shown on the map herein referred to; thence Southeasterly along said line of East 14th Street, 50 feet; thence Southwesterly parallel with said line of 40th Avenue, 100 feet; thence Northwesterly parallel with said line of East 14th Street, 50 feet; and thence Northeasterly parallel with said line of 40th Avenue, 100 feet to the point of beginning.

Parcel 5:

Portion of Lots 9 and 10, Block 3, Subdivisions of the Northeast portion of the Sather Tract, filed December 6, 1902, Map Book 19, Page 1, Alameda County Records, bounded as follows:

Order Number: 10294

Beginning at a point on the Northwestern line of 41st Avenue formerly Temple Avenue, distant thereon Northeasterly 29 feet from the intersection thereof with the Northeastern line of East 12th Street, formerly Washington Street, as said street and avenue are shown on the map herein referred to; running thence Northeasterly along said line of 41st Avenue 30 feet thence Northwesterly parallel with said line of East 12th Street 95 feet; thence Southwesterly parallel with said line of 41st Avenue 30 feet; thence Southeasterly parallel with said line of East 12th Street, 95 feet to the point of beginning.

PARCEL 6:

Beginning at a point on the Northwestern line of 41st Avenue, formerly Temple Avenue distant thereon Northeasterly 59 feet from the intersection thereof with the northeastern line of East 12th Street, formerly Washington Street, as said avenue and street are shown on said Map; running thence Northeasterly along said line of 41st Avenue 25.6 feet; thence Northwesterly parallel with said line of East 12th Street, 95 feet; thence Southwesterly parallel with said line of 41st Avenue, 25.6 feet; thence Southeasterly parallel with said line of East 12th Street, 95 feet to the point of beginning.

PARCEL 7:

Portion of Lots 8 and 9, Block 3, Subdivision of the Northeast Portion of the Sather Tract, filed December 6, 1902, Map Book 19, Page 1, Alameda County Records, described as follows:

Beginning at a point on the Northeastern line of East 12th, formerly Washington Street, distant thereon Northwesterly 95 feet from the Northwestern line of 41st, formerly Temple Avenue, as said street and avenue are shown on said Map; running thence Northwesterly along said line of East 12th Street 30 feet; thence Northeasterly parallel with said line of 41st Avenue 114 feet; thence Southeasterly parallel with said line of East 12th Street 30 feet, thence Southwesterly parallel with said line of 41st Avenue 114 feet to the point of beginning.