



AEI CONSULTANTS
3210 Old Tunnel Road, Suite B
Lafayette, CA 94549
PHONE: (800) 801-3224
(925) 283-6000
FAX: (925) 283-6121

Date: 1/14/02

Hard Copy Sent? Y N

To: Eva Chu - ACHCSA

Phone:

Fax: 510/337 9335

From: Nick Walchuk

Pages: 6, including this cover page

Subject:

Page 2 : waste manifest for liquid removal during tank removal

Pages 3-4 : waste manifest for tank and disposal certification from Erickson

Pages 5-6 : waste manifest for excavated soil and weigh bill at Kettleman City.

If these aren't legible through the fax, please give Peter or myself a call and we can mail copies. Thanks!

-Nick

State of California—Environmental Protection Agency
Form Approved OMB No. 2050-0039 (Expires 9-30-99)
Please print or type Form designed for use on elite (12-pitch) typewriter.

See Instructions on back of page 6.

Department of Toxic Substances Control
Sacramento, California

IN CASE OF EMERGENCY OR SPILL, CALL THE NATIONAL RESPONSE CENTER 1-800-424-8802; WITHIN CALIFORNIA, CALL 1-800-852-7550

UNIFORM HAZARDOUS WASTE MANIFEST		1. Generator's US EPA ID No. CA 000 146455 J J J 0 0 3		Manifest Document No.		2. Page 1 of 1		Information in the shaded areas is not required by Federal law.	
3. Generator's Name and Mailing Address MILES ESTATE 934 GRAND ST. ALAMEDA CA. 94501		4. Generator's Phone 510 865-4192		5. Transporter 1 Company Name EXCEL ENVIRONMENTAL SERVICES		6. US EPA ID Number CA 000 170148		7. Transporter 2 Company Name	
9. Designated Facility Name and Site Address A105001 5002 ARCHER ST. A1050 CA. 95004		10. US EPA ID Number CA 000 161743		11. US DOT Description (including Proper Shipping Name, Hazard Class, and ID Number) NON-FLAMMABLE LIQUID		12. Containers No. Type 001 TX 000506		13. Total Quantity	
15. Special Handling Instructions and Additional Information Gloves Emergency phone 800-376-608 Tim Liggett		17. Transporter 1 Acknowledgement of Receipt of Materials Printed/Typed Name Signature Month Day Year 07 20 98		18. Transporter 2 Acknowledgement of Receipt of Materials Printed/Typed Name Signature Month Day Year		19. Discrepancy Indication Space		20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest (except as noted in item 17) Printed/Typed Name Signature Month Day Year	

DO NOT WRITE BELOW THIS LINE.

UNIFORM HAZARDOUS WASTE MANIFEST

1. Generator's US EPA ID No. **CA1C1010146455227551** Manifest Document No. **610-235-1333**
2. Page 1 of 1 Information in the shaded areas is not required by Federal law.

3. Generator's Name and Mailing Address **MILES ESTATE
924 GRAND ST
ALAMEDA CA 94501**
4. Generator's Phone (510) **865-4192**

5. Transporter 1 Company Name **ECOLOGY CONTROL INDUSTRIES** 6. US EPA ID Number **CA1D982030173**
7. Transporter 2 Company Name 8. US EPA ID Number

9. Designated Facility Name and Site Address **ERICKSON INC.
255 PARR BLVD
RICHMOND, CA 94801** 10. US EPA ID Number **CA1D009466392**

11. US DOT Description (including Proper Shipping Name, Hazard Class, and ID Number)	12. Containers		13. Total Quantity	14. Unit Wt/Vol	15. Other
	No.	Type			
WASTE EMPTY STORAGE TANK Non-RCRA hazardous waste solid	01	TP	000156	P	

16. Additional Descriptions for Materials Listed Above: **EMPTY STORAGE TANK(S) # 2333**
TANK(S) HAVE BEEN INERTED WITH 15 LBS DRY ICE PER 1000 GALLONS CAPACITY

15. Special Handling Instructions and Additional Information
**Wear appropriate protective clothing when handling. SITE LOCATION:
24 Hour Emergency Telephone Number: 925-283-6000
24 Hour Emergency Contact: NICK WALCHUK** **ERG 171**

16. GENERATOR'S CERTIFICATION: I hereby declare that the contents of this consignment are fully and accurately described above by proper shipping name and are classified, packed, marked, and labeled, and are in all respects in proper condition for transport by highway according to applicable international and national government regulations.
If I am a large quantity generator, I certify that I have a program in place to reduce the volume and toxicity of waste generated to the degree I have determined to be economically practicable and that I have selected the practicable method of treatment, storage, or disposal currently available to me which minimizes the present and future threat to human health and the environment; OR, if I am a small quantity generator, I have made a good faith effort to minimize my waste generation and select the best waste management method that is available to me and that I can afford.

Printed/Typed Name **Dusty Roy** or behalf of Generator **Dusty Roy** Month **07** Day **12** Year **1998**

17. Transporter 1 Acknowledgment of Receipt of Materials
Printed/Typed Name **James Grealy** Signature **James Grealy** Month **07** Day **14** Year **1998**

18. Transporter 2 Acknowledgment of Receipt of Materials
Printed/Typed Name Signature Month Day Year

19. Discrepancy Indication Space

20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest except as noted in item 19
Printed/Typed Name **DAVID SATO** Signature **DAVE SATO** Month **07** Day **24** Year **1998**

DO NOT WRITE BELOW THIS LINE.

IN CASE OF EMERGENCY OR SPILL, CALL THE NATIONAL RESPONSE CENTER 1-800-424-8802. WITHIN CALIFORNIA, CALL 1-800-852-7551

DAY OR NIGHT
TELEPHONE
(510) 235-1393

CERTIFICATE CERTIFIED SERVICES COMPANY

255 Parr Boulevard • Richmond, California 94801

NO. 26717

CUSTOMER
JOB NO. <u>972887</u>
ALL ENVIRONMENTAL

FOR: ERICKSON, INC. TANK NO. 23331

LOCATION: RICHMOND, CA DATE: 8/3/98 TIME: 11:47:57

TEST METHOD VISUAL GASTECH/1314 SMPN LAST PRODUCT DIESEL

This is to certify that I have personally determined that this tank is in accordance with the American Petroleum Institute and have found the condition to be in accordance with its assigned designation. This certificate is based on conditions existing at the time the inspection herein set forth was completed and is issued subject to compliance with all qualifications and instructions.

TANK SIZE 250 GALLON TANK CONDITION SAFE FOR FIRE

REMARKS: OXYGEN 20.9% LOWER EXPLOSIVE LIMIT LESS THAN 0.1% ERICKSON, INC. HERBY CERTIFIES THAT THE ABOVE NUMBERED TANK HAS BEEN CUT OPEN, PROCESSED, AND THEREFORE DESTROYED AT OUR PERMITTED HAZARDOUS WASTE FACILITY.

ERICKSON, INC. HAS THE APPROPRIATE PERMITS FOR, AND HAS ACCEPTED THE TANK SHIPPED TO US FOR PROCESSING.

In the event of any physical or atmospheric changes affecting the gas-free conditions of the above tanks, or if in any doubt, immediately stop all hot work and contact the undersigned. This permit is valid for 24 hours if no physical or atmospheric changes occur.

STANDARD SAFETY DESIGNATION

SAFE FOR MEN: Means that in the compartment or space so designated (a) The oxygen content of the atmosphere is at least 19.5 percent by volume; and that (b) Toxic materials in the atmosphere are within permissible concentrations; and (c) In the judgment of the Inspector, the residues are not capable of producing toxic materials under existing atmospheric conditions while maintained as directed on the Inspector's certificate.

SAFE FOR FIRE: Means that in the compartment so designated (a) The concentration of flammable materials in the atmosphere is below 10 percent of the lower explosive limit; and that (b) In the judgment of the Inspector, the residues are not capable of producing a higher concentration than permitted under existing atmospheric conditions in the presence of fire and while maintained as directed on the Inspector's certificate, and further, (c) All adjacent spaces have either been cleaned sufficiently to prevent the spread of fire, are satisfactorily inerted, or in the case of fuel tanks, have been treated as deemed necessary by the Inspector

The undersigned representative acknowledges receipt of this certificate and understands the conditions and limitations under which it was issued.

Lance Call
REPRESENTATIVE

TITLE

Dave Jett
INSPECTOR

See instructions on back of page 0.

Department of Toxic Substances Control
Sacramento, California

Form Approved OMB No. 2050-0039 (Expires 9-30-99)
Please print or type. Form designed for use on elite (12-pitch) typewriter.

IN CASE OF EMERGENCY OR SPILL, CALL THE NATIONAL RESPONSE CENTER 1-800-424-8802; WITHIN CALIFORNIA, CALL 1-800-852-7350

UNIFORM HAZARDOUS WASTE MANIFEST		1. Generator's US EPA ID No. CA1C1010114104151512	Manifest Document No.	2. Page 1 of 1	Information in the shaded areas is not required by Federal law.			
3. Generator's Name and Mailing Address Miles Estate 924 Grand St Diameda, CA 94501-4033 4. Generator's Phone (510) 549-4514			A. State Manifest Document Number 98521600		B. State Generator's ID			
5. Transporter 1 Company Name Den Becke Trans Inc		6. US EPA ID Number CA D 982151318312		C. State Transporter's ID				
7. Transporter 2 Company Name		8. US EPA ID Number		D. Transporter's Phone 1-800-838-1477				
9. Designated Facility Name and Site Address Chemical Waste Management, Inc. 35251 Old Skyline Road Kettleman City, CA 93229		10. US EPA ID Number CA1T01010104161117		G. State Facility's ID CAT0001646111D				
				H. Facility's Phone 209 386-9711				
11. US DOT Description (including Proper Shipping Name, Hazard Class, and ID Number)		12. Containers No. Type	13. Total Quantity	14. Unit Wt/Vol	I. Waste Number			
a. NON REHA HAZARDOUS WASTE SOLID (SOIL CONTAMINATED WITH HEATING OIL)		1 1 CM	120	Y	State EPA/Other 611			
b.					State EPA/Other			
c.					State EPA/Other			
d.					State EPA/Other			
J. Additional Descriptions for Materials Listed Above		K. Handling Codes for Wastes Listed Above		L.				
This Date 9/6/1998 per Nick Walchuk of AEI Env.		D2 934		d.				
15. Special Handling Instructions and Additional Information LEVEL D EMERGENCY PHONE (925) 283-6000 Nick Walchuk								
16. GENERATOR'S CERTIFICATION: I hereby declare that the contents of this consignment are fully and accurately described above by proper shipping name and are classified, packed, marked, and labeled, and are in all respects in proper condition for transport by highway according to applicable international and national government regulations. If I am a large quantity generator, I certify that I have a program in place to reduce the volume and toxicity of waste generated to the degree I have determined to be economically practicable and that I have selected the practicable method of treatment, storage, or disposal currently available to me which minimizes the present and future threat to human health and the environment. OR, if I am a small quantity generator, I have made a good faith effort to minimize my waste generation and select the best waste management method that is available to me and that I can afford.								
Printed/Typed Name Castille		Signature <i>[Signature]</i>		Month 10	Day 16	Year 97		
17. Transporter 1 Acknowledgment of Receipt of Materials Printed/Typed Name Joe Chapman		Signature <i>[Signature]</i>		Month 10	Day 16	Year 97		
18. Transporter 2 Acknowledgment of Receipt of Materials Printed/Typed Name		Signature		Month	Day	Year		
19. Discrepancy Indication Space								
20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest except as noted in item 19 Printed/Typed Name Ed Vasquez				Signature <i>[Signature]</i>		Month 10	Day 16	Year 98

DO NOT WRITE BELOW THIS LINE.

WEIGHT (LB) TIME DATE COMMODITY: HAZARDOUS WASTE

CHEMICAL WASTE MANAGEMENT, INC.
 WEIGHMASTER weighed at
 38251 Old Skyline Road
 Kettleman City, CA
128982
 NO: _____
 WEIGHMASTER CERTIFICATE
 This is to certify that the following described commodity was weighed, measured, or counted by a WEIGHMASTER, whose signature is on this certificate, who is a recognized authority of accuracy, as prescribed by CHAPTER 7 (commencing with § 12700) of Division 5 of the California Business & Professions Code, administered by the Division of Measurement Standards of California Department of Food and Agriculture.

DEPUTY WEIGHMASTER

10-15-98 12:30P 52140 LB

Kenneth C. ...

10-16-98 2:22P 35380 LB

Kenneth C. ...

ROSS:

ARE:

ET:

ARDAGE:

26760

201

GENERATOR <i>Mikes Estate</i>	MANIFEST <i>98511600</i>	PROFILE NO. <i>1267189</i>
TRAILER #1 LICENSE NO. <i>Sp 4A231</i>	TRAILER #2 LICENSE NO.	

10/16/98

10 #

19/8/11

Joe DenBeste

[Signature]

Red Wine ...

MATTHEW ANDERSON
TEL. 510-337-0714

924 GRAND STREET
ALAMEDA, CA 94501

November 5, 2001

NOV 08 2001

Ms. Eva Chu
Hazardous Materials Specialist
Environmental Health Services
Environmental Protection
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

RE: Intent to Make a Determination That No Further Action is Required or Issue a Closure Letter for 924 Grand Street, Alameda, CA

Dear Ms. Chu:

I have received your letter dated October 18 regarding 924 Grand Street. I have also received AEI Consultants' report dated October 9, wherein AEI recommends case closure. I concur with your decision to make a determination that no further action is required / issue a closure letter.

I hereby certify that all current record fee title owners have been notified of the proposed action. I am the only current record fee title owner.

If you have any questions, please feel free to contact me at (510) 337-0714.

Sincerely,


Matthew Anderson



AEI CONSULTANTS
3210 Old Tunnel Road, Suite B
Lafayette, CA 94549
PHONE: (800) 801-3224
(925) 283-6000
FAX: (925) 283-6121

Date: 10/22/01 **Hard Copy Sent?** Y N

To: Ms. Eva Chew
ACHCSA
Phone: 510 567-6762
Fax: 510 337-9335

From: Peter McIntyre

Pages: 2, including this cover page

Subject:

Eva: Following is the DWR well log release form, for the case at 924 Grand Street, Alameda.

Please call me with any questions

State of California
Department of Water Resources
Central District
3251 S Street
Sacramento, CA 95816-7017

**WELL DRILLER'S REPORTS
INSPECTION REQUEST AND AGREEMENT**

Project: _____
Location: 924 Gravel Street, Alameda
County: Alameda Contract Number: 4481

Request is made pursuant to Section 13751 of the California Water Code for permission to inspect or copy Water Well Driller's Reports which are on file in your office.

In accordance with the requirements of Section 13752 of the Water Code, it is stipulated and agreed that such reports, or any copy or copies made thereof, will not be made available for inspection by the public but will be used solely by this governmental agency for making studies. If copies are made or taken, each copy will be stamped "CONFIDENTIAL" or "FOR OFFICIAL USE ONLY" and will be kept in a restricted file, access to which is limited to the staff of this governmental agency or to its contracted agents. Any copies furnished to contracted agents must be returned to the Department of Water Resources, Central District upon completion of work by the contracted agent.

No information contained in these reports can be disseminated or published without the written permission of the owner of the well.

AEI
Contracted Agent

Alameda Co. Health Dept
Governmental Agency

3210 Old Tunnel Rd Ste B
Address

1131 Harbor Bay Pkwy
Address

Lafayette, CA 94549
City, State, & Zip Code

Alameda CA 94502
City, State, & Zip Code

By Peter McIntyre
Officer

By Eva Chen
Officer

Project Manager
Title

Haz Mat Specialist
Title

(725) 283-6000
Telephone

510) 567-6762
Telephone

10/22/01
Date

10/22/01
Date

(For Departmental Information, _____ copies sent _____)

Post-It™ brand fax transmittal memo 7871 # of pages 1

To	<u>PETER MCINTYRE</u>	From	<u>Anne Roth</u>
Co.		Co.	
Dept.		Phone #	<u>227-7132</u>
Fax #	<u>227-7132</u>	Fax #	<u>227-7132</u>

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

RO0000115

October 18, 2001

Mr. Matthew Anderson
924 Grand Street
Alameda, CA 94501

**SUBJECT: INTENT TO MAKE A DETERMINATION THAT NO FURTHER ACTION IS REQUIRED
OR ISSUE A CLOSURE LETTER FOR 924 GRAND STREET, ALAMEDA, CA**

Dear Mr. Anderson:

This letter is to inform you that Alameda County Environmental Protection (LOP) intends to make a determination that no further action is required at the above site or to issue a closure letter. Please notify this agency of any input and recommendations you may have on these proposed actions within 20 days of the date of this letter.

In accordance with section 25297.15 of Ch. 6.7 of the Health & Safety Code, you must provide certification to the local agency that all of the current record fee title owners have been informed of the proposed action. Please provide this certification to this office within 20 days of the date of this letter.

If you have any questions about these proposed actions, please contact me at (510) 567-6762.

Sincerely,

A handwritten signature in black ink, appearing to read 'eva chu', written in a cursive style.

eva chu
Hazardous Materials Specialist

c: Chuck Headlee, RWQCB
Kenneth Rankin, Alameda Fire Dept., 950 W. Mall Square, Suite 150, Alameda, CA
94501

October 8, 2001

Ms. Eva Chew
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502

OCT 11 2001

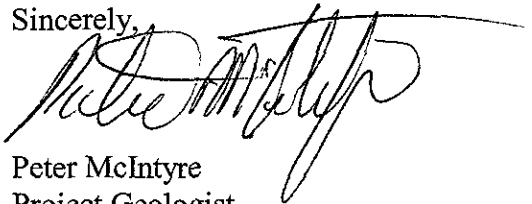
Subject: Soil and Groundwater Investigation
924 Grand Avenue
Alameda, California
AEI Project No. 4481

Dear Ms. Chew:

Enclosed is the final report for the investigation performed at the above referenced property.

Please call me at (925) 283-6000 if you have any questions or need any additional information.

Sincerely,



Peter McIntyre
Project Geologist

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

RO0000115

August 23, 2001

Mr. Matthew Anderson
924 Grand Street
Alameda, CA 94501

RE: Work Plan Approval for 924 Grand Street, Alameda, CA

Dear Mr. Anderson:

I have completed review of AEI Consultants' August 2001 *Work Plan* and a revised site plan showing adjusted proposed boring locations at the above referenced site. The work plan is acceptable with the following changes/additions:

- one of the soil samples exhibiting the highest concentration of petroleum hydrocarbons, if present, should also be analyzed for polynuclear aromatics (PNAs) using EPA method 8270
- analysis for volatile organic compounds (VOCs) using EPA method 8260 is not necessary for soil or groundwater samples
- have the laboratory prepare samples with a silica gel clean-up

Please provide 72 hours advance notice of field activities. If you have any questions, I can be reached at (510) 567-6762.

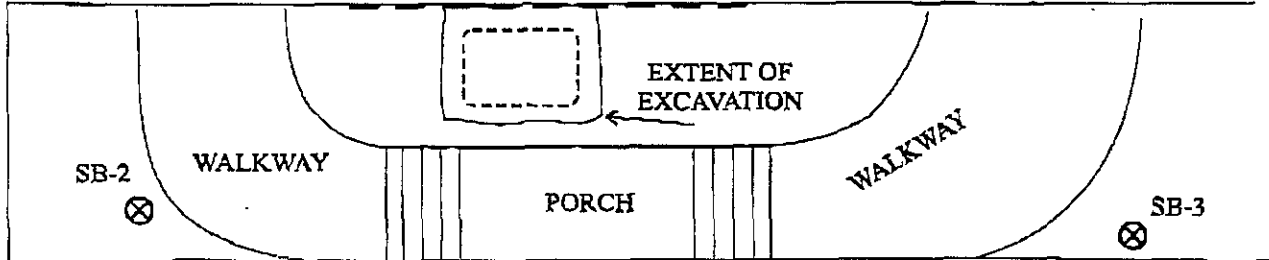
eva chu
Hazardous Materials Specialist

c: Peter McIntyre, AEI, 3210 Old Tunnel Road, Suite B, Lafayette, CA 94549

SAN JOSE AVENUE

SIDEWALK

SIDEWALK



SB-2

WALKWAY

PORCH

WALKWAY

SB-3

FENCE

RESIDENCE
924 GRAND STREET

SB-1

AREA NOT ACCESSIBLE DUE TO
LANDSCAPING AND FENCING

PROPERTY BOUNDARY



⊗ PROPOSED BORING
LOCATIONS

(8/22/01)

SCALE: 1 in = 10 ft

AEI CONSULTANTS
3210 OLD TUNNEL ROAD, SUITE B, LAFAYETTE, CA

SITE PLAN

924 GRAND AVENUE
ALAMEDA, CALIFORNIA

FIGURE 2
PROJECT NO 4481

MATTHEW ANDERSON
TEL. 510-337-0714

924 GRAND STREET
ALAMEDA, CA 94501

June 22, 2001

JUN 27 2001

June 22, 2001

Ms. Eva Chu
Hazardous Materials Specialist
Environmental Health Services
Environmental Protection
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

RE: PSA for 924 Grand Street

Dear Ms. Chu:

I have received your letter dated May 15 (postmarked May 30) and am in the process of getting bids for performing the work for PSA you have requested. I will be seeking pre-approval from the State Water Resource Control Board UST Cleanup Fund and expect that I will need multiple bids in order to get pre-approval.

Please bear with us while we try to collect the necessary materials.

Sincerely,


Matthew Anderson

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

RO0000115

May 15, 2001

Mr. Matthew Anderson
924 Grand Street
Alameda, CA 94501

RE: Home Heating Oil Tank at 924 Grand Street, Alameda, CA

Dear Mr. Anderson:

This letter is in response to your May 9, 2001 letter regarding the former home heating oil underground storage tank (UST) at the above referenced site. You are correct in stating that residential heating oil tanks are exempt from state regulations, which includes compliance with regards to its installation, operation, and closure. However, it does not exempt the responsible party from cleanup or assessment once a significant fuel release that can threaten water quality has been discovered. When the UST was removed, a grab groundwater sample contained up to 110,000 part per billion total petroleum hydrocarbons as diesel. This level is considered significant. Therefore, my request for a Preliminary Site Assessment still stands.

Please review the enclosed Local Guidance Letter. If you have additional questions, I can be reached at (510) 567-6762.

Eva Chu
Hazardous Materials Specialist

enclosure

STATE WATER RESOURCES CONTROL BOARD

DIVISION OF CLEAN WATER PROGRAMS
2014 T STREET, SUITE 130
P.O. BOX 944212
SACRAMENTO, CALIFORNIA 944212-2120
(916) 227-4332
FAX (916) 227-4349

**UNDERGROUND STORAGE TANK PROGRAM
LOCAL GUIDANCE LETTER****JUL 29 1991**

TO: Local Implementing Agencies

LG 109-1 REGULATORY STATUS OF FARM TANKS AND HEATING OIL TANKS
(SUPERSEDES LG-109)

This letter clarifies the exemption of farm tanks and home heating oil tanks from state underground storage tank (UST) regulations. The following topics are discussed:

1. Definitions of farm tanks and home heating oil tanks;
2. Examples of exempt tanks;
3. Conditions under which an exempt tank becomes a regulated tank; and
4. Tank owner responsibilities if an exempt tank becomes a regulated tank.

1) Definition of Farm Tanks and Home Heating Oil Tanks (§2611 CCR)

- a. "Farm tank" means any one tank or a combination of manifolded tanks that 1) are located on a farm; and 2) hold no more than 1,100 gallons of motor vehicle fuel [MVF] which are used primarily for agricultural purposes and are not held for resale.
- b. "Heating oil tank" means a tank located on a farm or at a personal residence and which holds no more than 1,100 gallons of home heating oil which is used consumptively at the premises where the tank is located.

2) Examples of Exempt Tanks (§2621[a] CCR)

All farm tanks and home heating oil tanks which meet the criteria specified in (a) or (b) above are exempt from state UST regulations. Consequently, installation, operating, and closure requirements do not apply to these tanks. For example, home heating oil tanks at homes which have converted to electricity or natural gas for heating purposes are exempt as long as they are not used for a non-exempt purpose. Also, farm tanks with a capacity of 1,100 gallons or less which store motor vehicle fuel for agricultural purposes are exempt as long as they are not used for a non-exempt purpose. However, the State and Regional Water Board's authority, under Section 13304 of the California

Water Code, to require clean up or other pollution prevention measures remains unimpaired if releases from such tanks threaten water quality.

3) Conditions Under Which an Exempt Tank Becomes a Regulated Tank (§2621[c] CCR)

An exempt UST may become regulated if a condition allowing its exemption changes. A change in exemption status can come from any of the following:

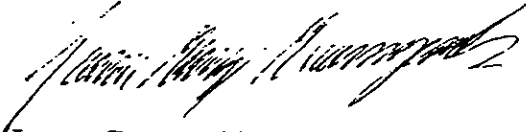
- a. Property loses its status as a "farm". According to Food and Agricultural Code Sections 52262. and 54004, a farm is a place of agricultural production which has annual sales of agricultural products of \$1,000 or more. Agricultural products include any horticultural, viticultural, forestry, dairy, livestock, poultry, bee or farm product. Therefore, if a farm's annual sales of agricultural products falls below \$1,000, or the farm crop is not included in the definition of "agricultural production," the property no longer retains its "farm" status. Therefore, tanks located on that property which are used after the property loses its farm status become subject to regulation.
- b. Property loses its status as a "personal residence". If the residence has a home heating oil tank and the property is changed for commercial or other non-residential purposes (other than a farm), the tank used after the change becomes subject to regulation.
- c. The tank contents change from MVF or home heating oil. MVF's are defined, for purposes of the UST program, as petroleum products which are intended to be used primarily to fuel motor vehicles or engines. Heating oil is a petroleum product which is used for heating.
- d. The use of a farm or home heating oil tank changes to a use which is not exempt. If the use of a tank which contains MVF changes to something other than "primarily for agricultural purposes and not for resale," then the tank becomes subject to regulation. Likewise, if the use of a tank which contains home heating oil, changes to something other than "for consumptive use on the premises where stored," then the tank becomes subject to regulation.

4) Tank Owner Responsibilities if an Exempt Tank Becomes a Regulated Tank (§2621[c] CCR)

The owners of all tanks which are exempted by Section 25281 (x)(1)(A) and (x)(1)(B) of the Health and Safety Code (H&SC) and which lose their exemption by virtue of a change to a regulated use, must either obtain a valid operating permit or close the tank in accordance with Chapter 6.7 H&SC and any applicable local agency requirements.

If you have any questions, please call John Welch (916) 227-4323.

Sincerely,

A handwritten signature in black ink, appearing to read "James George Giannopoulos". The signature is written in a cursive, somewhat stylized script.

James George Giannopoulos
Supervising Engineer
Underground Storage Tanks

MATTHEW ANDERSON
TEL. 510-337-0714

924 GRAND STREET
ALAMEDA, CA 94501

May 9, 2001

MAY 14 2001

Ms. Eva Chu
Hazardous Materials Specialist
Environmental Health Services
Environmental Protection
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

RE: Your letter dated 5/3/2001, PSA for 924 Grand Street

Dear Ms. Chu:

As I explained in our telephone conversation yesterday, when the heating oil tank was removed and contamination of the soil around the tank was discovered, remediation was performed voluntarily. This remediation consisted of removal of soil down to the water table (10.5 feet below ground surface) and replacement with fresh soil, performed by All Environmental, Inc. of Lafayette, CA. With the original source of the contamination (the tank) and as much of the soil surrounding the tank as possible (the area is bounded by a sewer line, a gas line, our residence, and a water line) removed, I believe all reasonable steps towards testing and remediation have been taken. Further tests will cost thousands of dollars, and either confirm that diesel levels are lower than they had been when the tank was removed, or show that there are still high levels of diesel (which you said can be very slow moving).

As I understand it, because the tank was used for residential heating oil, it is exempt from state and federal regulations. Notification to Inspector Seto of Alameda County Health Care Services was made in July/August 1998 as a courtesy only, with the understanding that ACHCS had no jurisdiction in the matter. Furthermore, the section of code referenced as authorization (CCR, Article 23) in your request for a Preliminary Site Assessment specifically excludes residential heating oil tanks, hence no further action should need to be taken.

If I am mistaken in any of the above, please let me know.

Sincerely,



Matthew Anderson

Cc Dee Prado-Keltner, Harbor Bay Realty
Ann Bracci, Gallagher & Lindsey
Miles Estate c/o Ann Bracci, Gallagher & Lindsey

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

RO0000115

May 3, 2001

Mr. Matthew Anderson
Miles Estate
924 Grand St
Alameda, CA 94501

RE: PSA for 924 Grand Street, Alameda, CA

Dear Mr. Anderson:

When a 250-gallon heating oil underground storage tank was removed in July 1998 from the above referenced site, soil and groundwater samples collected within the excavation contained elevated levels of total petroleum hydrocarbons as diesel.

At this time, additional investigations are required to delineate the extent of soil and groundwater contamination resulting from the fuel release at the site. Such an investigation shall be in the form of a **Preliminary Site Assessment**, or PSA. The information gathered by the PSA will be used to determine an appropriate course of action to remediate the site, if deemed necessary. The PSA must be conducted in accordance with the RWQCB Staff Recommendations for the Initial Evaluation and Investigation of Underground Tanks, and Article 11 of Title 23, California Code of Regulations. The major elements of such an investigation are summarized in the attached Appendix A.

The PSA proposal is due **within 45 days** of the date of this letter. Once the proposal is approved, field work should commence within 60 days. A report must be submitted within 45 days after the completion of this phase of work at the site. Subsequent reports are to be submitted quarterly until this site qualifies for RWQCB "sign off." All reports and proposals must be submitted under seal of a California Registered Geologist, Certified Engineering Geologist, or Registered Civil Engineer.

Please be advised that this is a formal request for technical reports pursuant to Title 23, CCR, Section 2722(c). Any extensions of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by this agency.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

attachment

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



August 27, 1998

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

Mr. Matthew Anderson
924 Grand Street
Alameda, CA 94501
STID 6899

RE: 924 Grand Street, Alameda, CA 94501

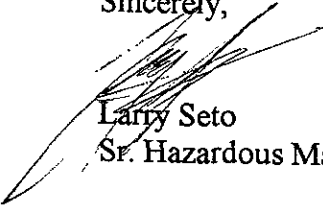
Dear Mr. Anderson:

I have reviewed your UST Removal report dated August 17, 1998 that was prepared by All Environmental, Inc. (AEI). A soil sample collected below the bottom of the tank contained 7,500 ppm of diesel.

AEI proposes to excavate up to 27 tons of contaminated soil. The excavation will be extended only in the vertical direction until groundwater is encountered. Lateral expansion is limited in all directions by underground utilities and the building on the property. Confirmatory soil samples will be collected from each sidewall, and one grab groundwater sample will be collected from the bottom of the excavation. This workplan is acceptable.

If you have any questions, please contact me at (510) 567-6774.

Sincerely,



Larry Seto
Sr. Hazardous Materials Specialist

Nick Walchuk, All Environmental, Inc , 901 Moraga Road, Suite C, Lafayette,
CA 94549-4567

Files

Is your RETURN ADDRESS completed on the reverse side?

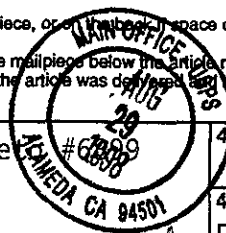
SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on a separate card if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the Article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

- 1. Addressee's Address
- 2. Restricted Delivery

Consult postmaster for fee.



3. Article Addressed to:

L. Se

Matthew Anderson
924 Grand Street
Alameda CA 94501

924 Grand St.

4a. Article Number

P 143 589 383

4b. Service Type

- Registered Certified
- Express Mail Insured
- Return Receipt for Merchandise COD

7. Date of Delivery

5. Received By: (Print Name)

MATTHEW ANDERSON

6. Signature: (Addressee or Agent)

X *Matthew Anderson*

8. Addressee's Address (Only if requested and fee is paid)

Thank you for using Return Receipt Service.

Transfer of Eligible Local Oversight Case

STID 6899 Date of input/By: N. Arreguin

Date: 8-24-98 From: Carry Seib

Site Name: ~~Ex Residence~~ Miles Estate

Address: 924 Grand St. City: Alameda Zip: 94501

To be eligible for LOP, case must meet 3 qualifications:

1. Y N Tanks Removed? # of removed? 1 Date removed: 7-24-98
2. Y N Samples received? Contamination level: 7500 ppm
Type of test TPH (P)
Contamination should be over 100 ppm TPH to qualify for LOP
3. Y N Petroleum? Circle Type(s): • Avgas • leaded • unleaded • fuel oil • jet
• diesel • waste oil • kerosene • solvents
Home heating oil

Procedure to follow should your site meet all the above qualifications:

1.
 - a. Close the deposit refund case.
 - b. Account for **ALL** time you have spent on the case.
 - c. Turn in account sheet to Leslie.

If there are funds still remaining it is still better to transfer the case to LOP as the rate for LOP allows more overhead. **DO NOT** attempt to continue to oversee the site simply because there are funds remaining!

Remaining DepRef \$'s: N.A.

DepRef Case Closed with Candyce/Leslie? Y N (If no, explain why below.)

2. Submit the completed **A** and **B** permit application forms to **NORMA**.
3. Give the entire case to the proper LOP staff.

Post-It™ brand fax transmittal memo 7671		# of pages ▶ 1
To	Lori Casias	From
Co.		Co.
Dept.		Phone #
Fax #	916-227-4349	Fax #

August 24, 1998

Dear Lori:

I would like to get approval to for LOP funds to work on a home heating oil underground tank case. On July 24, 1998 a 250 gallon home heating oil underground storage tank was removed from 924 Grand Street, Alameda. The soil sample taken below the tank contained 7,500 ppm of TPH (diesel).

My fax number is (510) 337-9335.

If you have any questions, please contact me at (510) 567-6774.

Sincerely,



Larry Seto
Alameda County Environmental Health
Hazardous Materials - LOP

Approved -
L Casias
8/25/98

UNDERGROUND STORAGE TANK UNAUTHORIZED RELEASE (LEAK) / CONTAMINATION SITE REPORT

EMERGENCY <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	FOR LOCAL AGENCY USE ONLY I HEREBY CERTIFY THAT I HAVE DISTRIBUTED THIS INFORMATION ACCORDING TO THE DISTRIBUTION SHOWN ON THE INSTRUCTION SHEET ON THE BACK PAGE OF THIS FORM.
REPORT DATE 08/03/98	CASE #	SIGNED _____ DATE 8-11-98

REPORTED BY	NAME OF INDIVIDUAL FILING REPORT NICK WALCHUK	PHONE (925) 283-6000	SIGNATURE <i>Nick Walchuk</i>
	REPRESENTING <input checked="" type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> OTHER	COMPANY OR AGENCY NAME ALL ENVIRONMENTAL, INC.	
	ADDRESS 901 MORAGA RD, SUITE C LAFAYETTE CA 94549		

RESPONSIBLE PARTY	NAME MILES ESTATE <input type="checkbox"/> UNKNOWN	CONTACT PERSON Matthew Anderson	PHONE (510) 549-4510
	ADDRESS 924 Grand St, Alameda CA 94501		

SITE LOCATION	FACILITY NAME (IF APPLICABLE) MILES ESTATE (residence)	OPERATOR	PHONE ()
	ADDRESS 924 Grand St. Alameda CA ALAMEDA 94501		
	CROSS STREET SAN JOSE AVE.		

IMPLEMENTING AGENCIES	LOCAL AGENCY AGENCY NAME ALAMEDA COUNTY HEALTH CARE SERV. AGENCY	CONTACT PERSON	PHONE ()
	REGIONAL BOARD		PHONE ()

SUBSTANCES INVOLVED	(1) NAME HOME HEATING OIL	QUANTITY LOST (GALLONS) <input checked="" type="checkbox"/> UNKNOWN
	(2)	<input type="checkbox"/> UNKNOWN

DISCOVERY/ABATEMENT	DATE DISCOVERED 07/24/98	HOW DISCOVERED <input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS <input type="checkbox"/> TANK TEST <input checked="" type="checkbox"/> TANK REMOVAL <input type="checkbox"/> OTHER
	DATE DISCHARGE BEGAN <input checked="" type="checkbox"/> UNKNOWN	METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY) <input type="checkbox"/> REMOVE CONTENTS <input checked="" type="checkbox"/> CLOSE TANK & REMOVE <input type="checkbox"/> REPAIR PIPING <input type="checkbox"/> REPAIR TANK <input type="checkbox"/> CLOSE TANK & FILL IN PLACE <input type="checkbox"/> CHANGE PROCEDURE <input type="checkbox"/> REPLACE TANK <input type="checkbox"/> OTHER
	HAS DISCHARGE BEEN STOPPED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO IF YES, DATE 07/24/98	

SOURCE/CAUSE	SOURCE OF DISCHARGE <input checked="" type="checkbox"/> TANK LEAK <input type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER	CAUSE(S) <input type="checkbox"/> OVERFILL <input type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input checked="" type="checkbox"/> CORROSION <input type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER
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CASE TYPE	CHECK ONE ONLY <input checked="" type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)
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CURRENT STATUS	CHECK ONE ONLY <input checked="" type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT WORKPLAN SUBMITTED <input type="checkbox"/> POLLUTION CHARACTERIZATION <input type="checkbox"/> LEAK BEING CONFIRMED <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT UNDERWAY <input type="checkbox"/> POST-CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> REMEDIATION PLAN <input type="checkbox"/> CASE CLOSED (CLEANUP COMPLETED OR UNNECESSARY) <input type="checkbox"/> CLEANUP UNDERWAY
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REMEDIAL ACTION	CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS) <input type="checkbox"/> CAP SITE (CD) <input type="checkbox"/> EXCAVATE & DISPOSE (ED) <input type="checkbox"/> REMOVE FREE PRODUCT (FP) <input type="checkbox"/> ENHANCED BIO DEGRADATION (IT) <input type="checkbox"/> CONTAINMENT BARRIER (CB) <input type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> REPLACE SUPPLY (RS) <input type="checkbox"/> VACUUM EXTRACT (VE) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> TREATMENT AT HOOKUP (H-U) <input type="checkbox"/> VENT SOIL (VS) <input type="checkbox"/> OTHER (OT)
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COMMENTS: 250 gal home heating oil tank - 7500 mg/kg TPH(d), Benzene < 0.02 mg/kg in sample collected @ 6.5' bgs CW not encountered soil