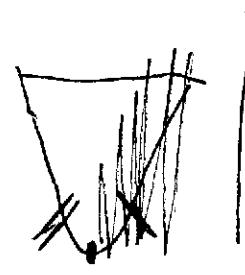


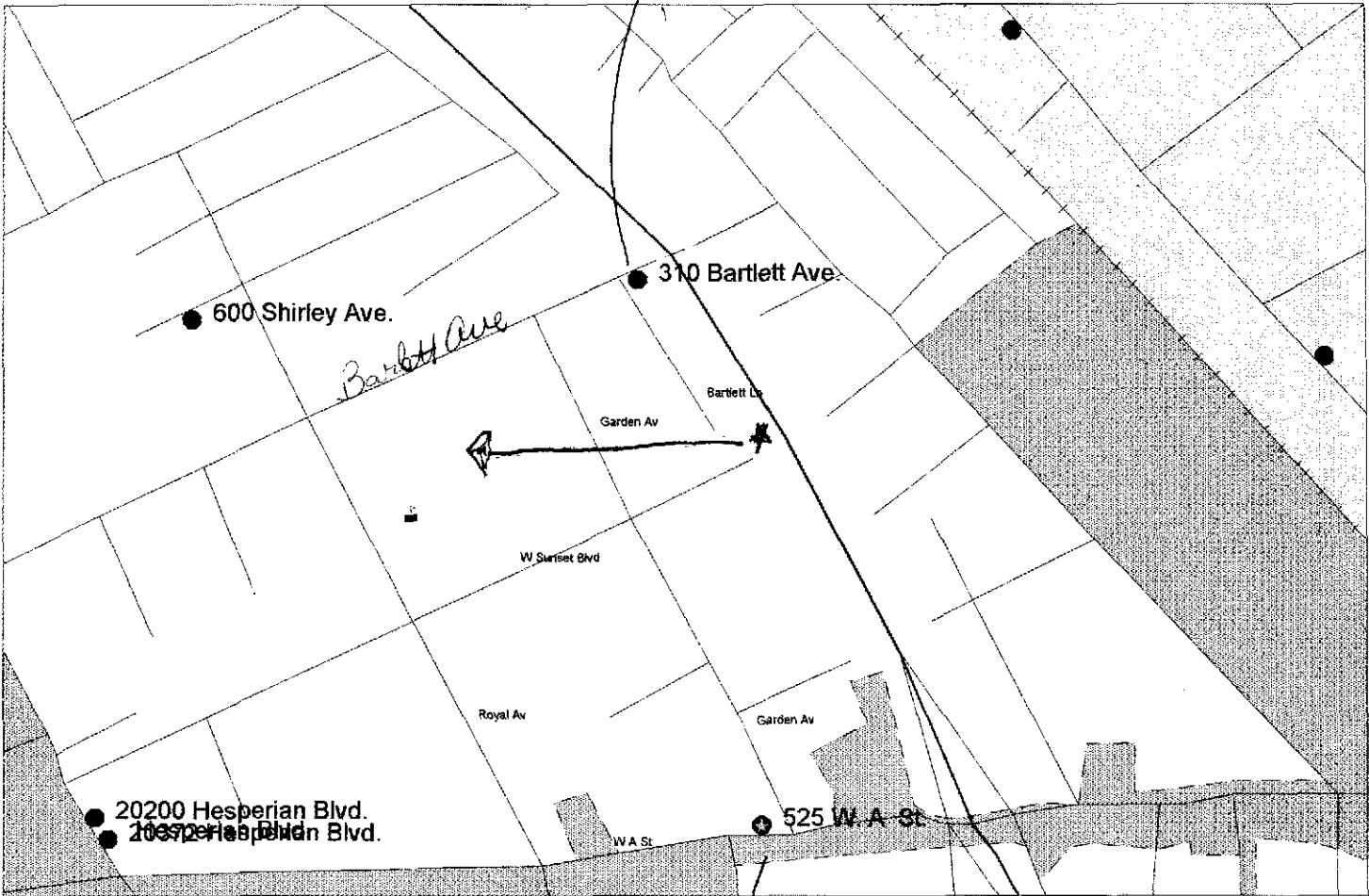
4118



A-23.5'

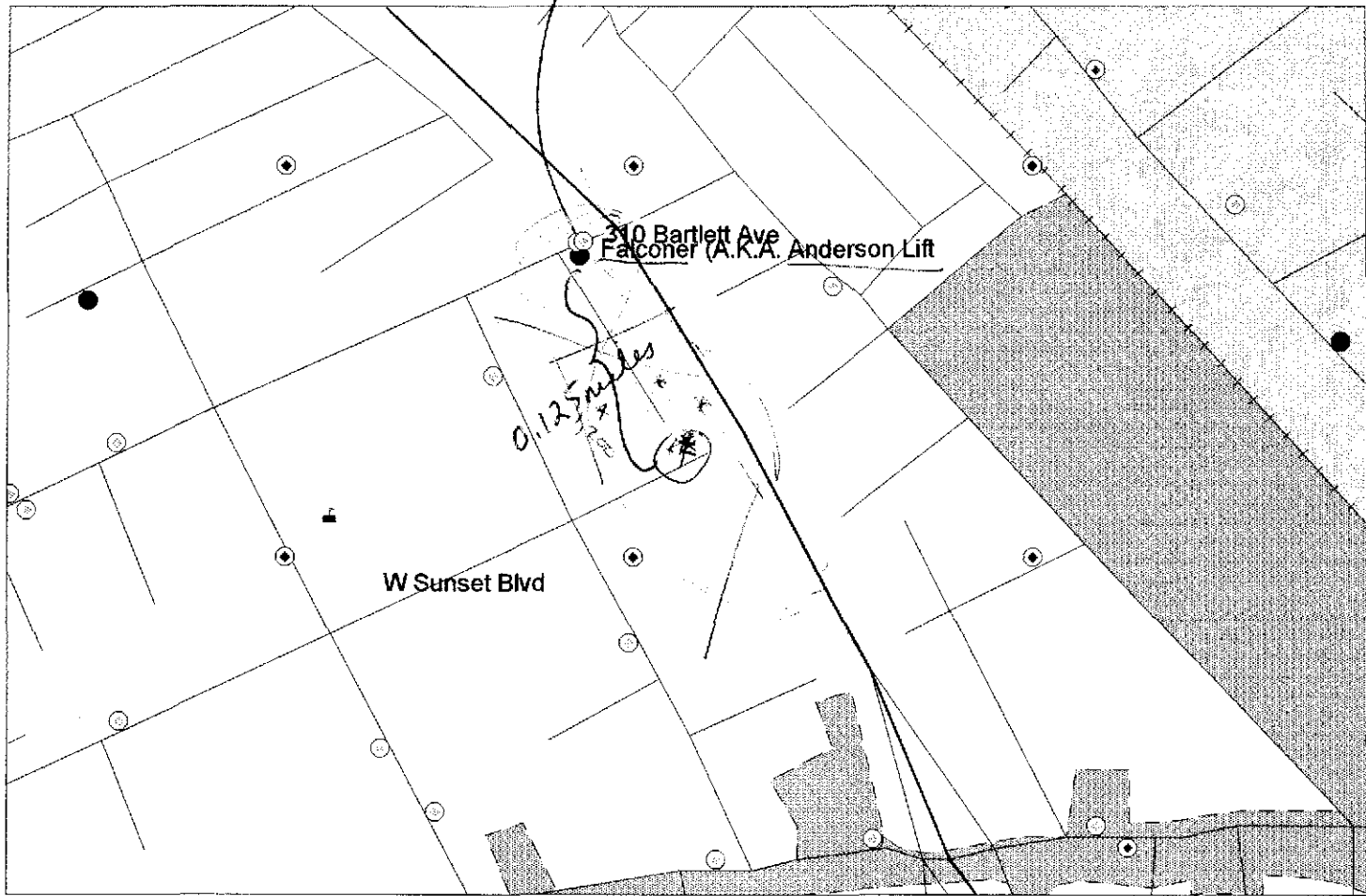
West & east
"free" gw

encountered
29-32'

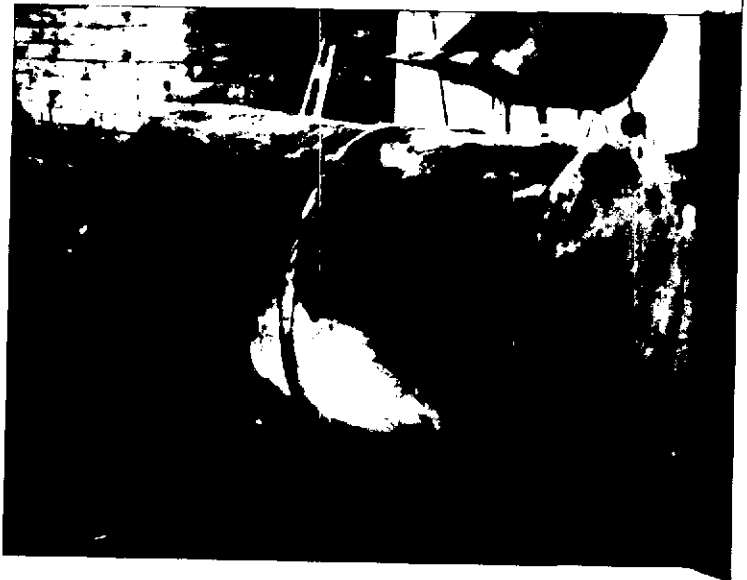
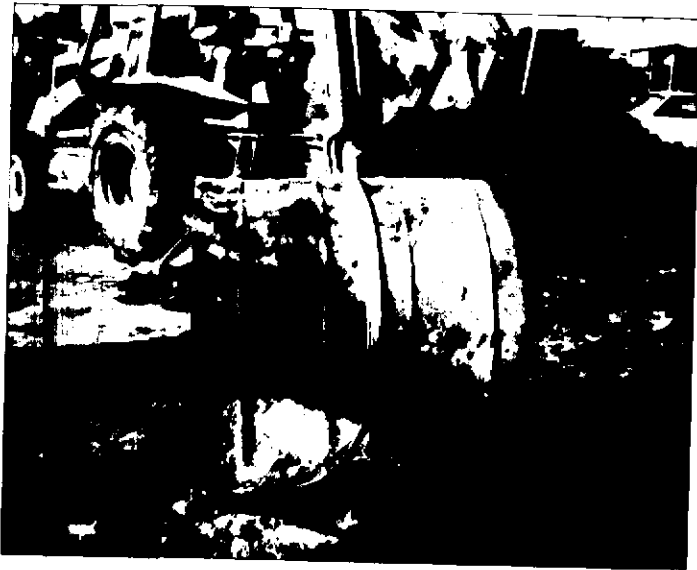


18-21 feet
gw direction is West

3 wells / sampled 2 x
gradient line
1 x west
1 x east



$$5280 \times 0.125 = 660 \text{ ft.}$$



RAS-CO
Manufacturing Co.
413-WEST SUNSET BLVD.
HAYWARD, CA 94541
(415) 782-3161

ENVIRONMENTAL
PROTECTION
99 AUG 18 PM 2:24

8-13-99

*Respon to
a B 0199*

Dear Amir,

Please find enclosed the results from monitoring well and recent Ag. Well testing results.

Also find enclosed the list of legal owners, as per your letter.

Upon my review of test results it appears that after 3 years, the ag. well is clearing up, and is now showing only minimal traces of contaminants. From my understanding of monitoring well water and soil tests they also show very minimal contaminants if any.

Therefore I am wondering after property owners diligent and costly efforts to clean this site, if we could at this time go ahead with proposal of site closure.

Your input would be greatly appreciated.

Sincerely,

Karniel E. Lang

Karniel E. Lang

STIP 4-118

8/13/99

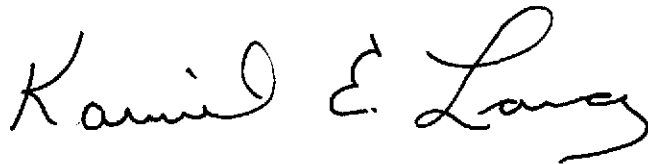
ATTN: Alameda County Health Care Agency
Environmental Health Services
Amir K. Gholami

“LIST OF LANDOWNERS”

Certified Owner of Site
RAS-CO MFG CO. STID. 4118
413 West Sunset Blvd
Hayward, CA 94541

In accordance with section 25297.15(a) of Chapter 6.7 of the Health & Safety Code, we, Mr. & Mrs. Oscar V. Lang are the sole property owners
**Minded Lang Oscar V. Lang*
With our son Karniel E. Lang being the contact person working with our authority at this site.

Sincerely,



Mr. & Mrs. Oscar V. Lang

Cc: Karniel Lang

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



Stid 4118

July 15, 1999

Mr. Karniel Lang
Ras-Co Manufacturing Company
413 West Sunset Blvd.
Hayward, CA 94541

ENVIRONMENTAL HEALTH SERVICES

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

RE: 413 West Sunset Blvd., Hayward, CA

Dear Mr. Lang:

I am in receipt of the faxed copy of the latest analytical report dated June 20th, 1999 regarding the above referenced site, submitted by Mr. Lewis Travis of Tank Protect Engineering. Per Mr. Travis's request I am extending the compliance date to August 6th, 1999 regarding the requirements at the above referenced site. Please address the following in the required report by the new set deadline:

1. Submittal of the updated monitoring results from monitoring well and the existing agricultural well indicating the present status of the site regarding all contaminants.
2. Testing for the presence of all oxygenated contaminants such as TAME, DIPE, ETBE, TBA, EDB, and EDC at least once to ensure absence of the indicated constituents.
3. Indication of ground water gradient direction on a site map.

I believe that Mr. Travis indicated that the testing for all the oxygenates has been accomplished previously. However, I have not received a copy of the analytical results. Therefore, please submit the analytical results for all the oxygenates along with the complete required report by August 6th, 1999. Please inform me if you need additional time to complete the required report.

This is a formal request for technical information and hence any delays should be requested in writing.

Please call me at (510) 567-6876, if you have any questions.

Sincerely,

Amir K. Gholami, REHS
Hazardous Materials Specialist

C: Lewis Travis, Tank Protect Engineering, 2821 Whipple Rd., Union
City, CA, 94587-1233
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

ENVIRONMENTAL HEALTH SERVICES

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

Stid 4118

TH, NE
July 2, 1999

Mr. Karniel Lang
Ras-Co Manufacturing Company
413 West Sunset Blvd.
Hayward, CA 94541

RE: 413 West Sunset Blvd., Hayward, CA

Dear Mr. Lang:

Per your request and letter dated June 2nd, 1999 by Mr. Lewis Travis of Tank Protect Engineering, your consultant, I am extending the compliance date to July 15th, 1999 regarding the requirements at the above referenced site. As we discussed the following must be accomplished by the new set deadline:

1. Installment of the monitoring well as specified in your work plan
2. Submittal of the updated monitoring results from monitoring well and the existing agricultural well indicating the present status of the site regarding all contaminants.
3. Testing for the presence of all oxygenated contaminants such as TAME, DIPE, ETBE, TBA, EDB, and EDC at least once to ensure absence of the indicated constituents.
4. Indication of ground water gradient direction on a site map.

Additionally, per our discussion, the testing for presence of all oxygenates need to be performed only once. Please send a copy of this test result if this has already been performed on the agricultural well present on the site.

Please comply with The above items by July 15, 1999.

This is a formal request for technical information and hence any delays should be requested in writing.

Do not hesitate to call me at (510) 567-6876, should you have any questions.

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

C: Lewis Travis, Tank Protect Engineering, 2821 Whipple Rd., Union
City, CA, 94587-1233
files



TANK PROTECT ENGINEERING
of Northern California, Inc.

FROM: TANK PROTECT ENGINEERING

TO: ACACSA

RE.: 413 W. Sunset Blvd, Hayward, CA

DATE: 6/2/99

ATTN: Mr Amir Gholami

NO. OF PAGES: 2
(Include cover sheet)

If all pages are not received please notify sender.

MESSAGE:



TANK PROTECT ENGINEERING
of Northern California, Inc.

*Responded to July 2, 1999
STW
4/1/8*

June 2, 1999

Mr. Amir K. Gholami
Hazardous Materials Specialist
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Ras-Co Manufacturing Company, 413 W. Sunset Blvd, Hayward, CA 94541

Dear Mr Gholami,

On behalf of our client, Mr. Karniel Lang, Tank Protect Engineering of Northern California, Inc. is pleased to present this request for additional time extension to install one groundwater monitoring well at the subject site.

TPE is requesting an additional 43 day (until July 15, 1999) to submit a technical report which would include analytical results, groundwater gradient maps, and the remaining items mentioned in your letter dated May 13, 1999.

If you have any questions, please call (510) 429-8088.

Sincerely,

Louis Travis III
Project Engineer

cc: Mr. Karniel Lang, Ras-Co Manufacturing Company
file #329

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

Stid 4118

May 13, 1999

Mr. Karniel Lang
Ras-Co Manufacturing Company
413 West Sunset Blvd.
Hayward, CA 94541

Notice of Violation

RE: 413 West Sunset Blvd., Hayward, CA

Dear Mr. Lang:

I have attempted to inform you of your legal obligations regarding the above referenced site through several written and verbal correspondences. The letters dated December 2nd, 1998 and March 22, 1999 both informed you of several mandatory legal requirements, which must be complied with. However, to this date, this office has not received any correspondence from you regarding the above issues. As you recall the following issues must be addressed:

1. Installment of the monitoring well as specified in your work plan
2. Submittal of the updated monitoring results from monitoring well and the existing agricultural well indicating the present status of the site regarding all contaminants
3. Testing for the presence of all oxygenated contaminants such as TAME, DIPE, ETBE, TBA, EDB, and EDC at least once to ensure absence of the indicated constituents.
4. Indication of ground water gradient direction on a site map.

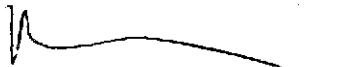
The above items must be addressed within 30 days from the date of this letter or by June 14, 1999.

This is a formal request for soil and groundwater investigation pursuant to Section 2725(a) of Title 23 California Code of Regulations. Section 13267(b) of the California Water Code and Regional Water Quality Control Board (RWQCB) can impose up to \$1000.00 per day for each day of this violation.

This is a formal request for technical information and hence any delays should be requested in writing. Failure to respond can result in referral of the case to the Alameda County District Attorney's Office for an enforcement action.

If you have any questions, do not hesitate to call me at (510) 567-6876.

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

C: Jeff Farhoomand, Principal Engineer, Tank Protect Engineering,
2821 Whipple Rd., Union City, CA, 94587-1233
files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

ENVIRONMENTAL PROTECTION (LOP)

1131 Harbor Bay Parkway, Suite 250

Alameda, CA 94502-6577

(510) 567-6700

FAX (510) 337-9335

Stid 4118

March 15, 1999

Mr. Karniel Lang
Ras-Co Manufacturing Company
413 West Sunset Blvd.
Hayward, CA 94541

RE: 413 West Sunset Blvd., Hayward, CA

Dear Mr. Lang:

Having reviewed the above referenced case, I sent you a letter on December 22, 1998. In that letter I brought it to your attention that you have not installed the monitoring well as specified in your work plan submitted previously. I also indicated that you have not submitted any monitoring report since March 12, 1996. Additionally, I requested the following items to be addressed:

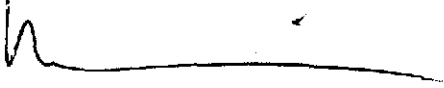
- Installment of the monitoring well as specified in your work plan
- Submittal of the updated monitoring results from monitoring well and the existing agricultural well indicating the present status of the site regarding all contaminants
- Testing for the presence of all oxygenated contaminants such as TAME, DIPE, ETBE, TBA, EDB, and EDC at least once to ensure absence of the indicated constituents.
- Indication of ground water gradient direction on a site map.

To this date, this office has not received any correspondence from you regarding the above issues. Please respond to the above items within 30 days from the date of this letter by April 15, 1999.

This is a formal request for technical information and hence any delays should be requested in writing.

If you have any questions, Please do not hesitate to call me at (510)-567-6876.

Sincerely,



✓ Amir K. Gholami, REHS
Hazardous Materials Specialist

C: Jeff Farhoomand, Principal Engineer, Tank Protect Engineering,
2821 Whipple Rd., Union City, CA, 94587-1233
files

Stid 4118

December 22, 1998

Mr. Karniel Lang
Ras-Co Manufacturing Company
413 West Sunset Blvd.
Hayward, CA 94541

RE: 413 West Sunset Blvd., Hayward, CA

Dear Mr. Lang:

This office has assigned me to review the above referenced site. After a review of the case, it has come to my attention that you have not installed the monitoring well as specified in your work plan submitted previously. In addition you have not submitted any monitoring report since March 12, 1996. **Please address the following:**

1. **Installment of the monitoring well as specified in your work plan**
2. **Submittal of the updated monitoring results from monitoring well and the existing agricultural well indicating the present status of the site regarding all contaminants**
3. **According to Cal /EPA's guidelines and Chuck Headlee of Regional Water Quality Control Board (RWQCB) you need to test for the presence of all oxygenated contaminants such as TAME, DIPE, ETBE, TBA, EDB, and EDC at least once to ensure absence of the indicated constituents.**
4. **Indicate ground water gradient direction on a site map.**

Please respond to the above items within 30 days from the date of this letter. This is a formal request for technical information and hence any delays should be requested in writing.

If you have any questions, please call me at (510) 567-6876.

Sincerely,

Amir K. Gholami, REHS
Hazardous Materials Specialist

C: Jeff Farhoomand, Principal Engineer, Tank Protect Engineering, 2821 Whipple Rd., Union City, CA, 94587-1233
files

STID 4118
ALL

413 W. Sunset Blvd
Hayward 94541

RAS-CO MFG CO
Page 2

JUN 25 1996

- "Claimant Data Record" (Std. Form 204) which **must be completed and returned with your first Reimbursement Request.**

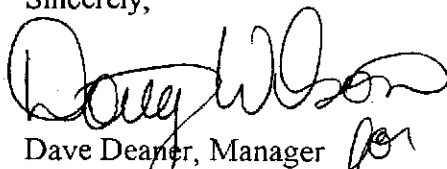
YOU MUST SUBMIT A REIMBURSEMENT REQUEST PACKAGE BY September 25, 1996, OR SEND A WRITTEN UPDATE EXPLAINING:

1. Status of cleanup to date.
2. Reason(s) why a reimbursement request has not been submitted.
3. Costs incurred to date for corrective action.
4. Projected date for submitting a reimbursement request.

We continuously review the status of all active claims. If you do not submit a reimbursement request or a written update by the date above, or fail to proceed with due diligence with the cleanup, we will take steps to withdraw your LOC.

If you have any questions regarding the enclosed package, please contact Cheryl Gordon at (916) 227-4539.

Sincerely,


Dave Deaner, Manager
UST Cleanup Fund Program

Enclosures

cc: Mr. Steve Morse
RWQCB, Region 2
2101 Webster St., Ste. 500
Oakland, CA 94612

Mr. Thomas Peacock
Alameda County EHD
1131 Harbor Bay Pkway, 2nd Fl.
Alameda, CA 94502-6577



Recycled Paper

Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.



Ca/EPA

**State Water
Resources
Control Board**

**Division of
Clean Water
Programs**

Mailing Address:
P.O. Box 944212
Sacramento, CA
94244-2120

2014 T Street,
Suite 130
Sacramento, CA
95814
(916) 227-4307
FAX (916) 227-4530

World Wide Web:
<http://www.swrcb.ca.gov/~cwphome/fundhome.htm>



Pete Wilson
Governor

JUN 25 1996

KARNIEL OR OSCAR LANG
RAS-CO MFG CO
413 SUNSET BLVD W
HAYWARD, CA 94541

UNDERGROUND STORAGE TANK CLEANUP FUND, CLAIM NO. 010081, FOR
SITE ADDRESS: 413 SUNSET BLVD W, HAYWARD

The State Water Resources Control Board (State Board) takes pleasure in issuing the attached Letter of Commitment (LOC) in an amount not to exceed **\$40,000**. This LOC is based upon our review of the corrective action costs incurred to date and your application received on April 27, 1995 and may be modified by the State Board by an amended LOC.

Read the terms and conditions listed in the LOC. The State Board will take steps to withdraw this LOC after 90 calendar days from the date of this transmittal letter unless you proceed with due diligence with your cleanup effort. This means that you must take positive, concrete steps to ensure that corrective action is proceeding with all due speed. For example, if you have not started your cleanup effort, you must obtain three bids and sign a contract with one of these bidders within 90 calendar days. If your cleanup effort has already started and was delayed, you must resume the expenditure of funds to ensure that your cleanup is proceeding in an expeditious manner. You are reminded that you must comply with all regulatory agency time schedules and requirements.

This package includes the following:

- "Reimbursement Request Instructions" package. **Retain this package for future reimbursement requests.** These instructions must be followed when seeking reimbursement for corrective action costs incurred after January 1, 1988. Included in the instruction package are samples of completed Reimbursement Request forms and Spreadsheets.
- "Bid Summary-Sheet to list information on bids received which **must be completed and returned.**
- "Certification of Non-Recovery From Other Sources" which **must be returned before any reimbursements can be made.**
- "Reimbursement Request" forms which you **must use to request reimbursement of costs incurred.**
- "Spreadsheet" forms which you **must use in conjunction with your Reimbursement Request.**



Recycled Paper

Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

LETTER OF COMMITMENT FOR REIMBURSEMENT OF COSTS

CLAIM NO: 010081

AMENDMENT NO: 0

CLAIMANT: RAS-CO MFG CO

BALANCE FORWARD: \$0

CO-PAYEE: NONE

THIS AMOUNT: \$40,000

JOINT CLAIMANT: NONE

NEW BALANCE: \$40,000

ATTN: KARNIEL OR OSCAR LANG
CLAIMANT ADDRESS: 413 SUNSET BLVD W
HAYWARD, CA 94541

TAX ID/SSA NO: 94-1728031

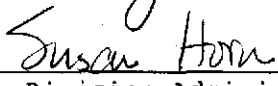
Subject to availability of funds, the State Water Resources Control Board (SWRCB) agrees to reimburse RAS-CO MFG CO (Claimant) for eligible corrective action costs at RAS-CO MFG CO 413 SUNSET BLVD W, HAYWARD, CA 94541 (Site). The commitment reflected by this Letter is subject to all of the following terms and conditions:

1. Reimbursement shall not exceed \$40,000 unless this amount is subsequently modified in writing by an amended Letter of Commitment.
2. The obligation to pay any sum under this Letter of Commitment is contingent upon availability of funds. In the event that sufficient funds are not available for reasons beyond the reasonable control of the SWRCB, the SWRCB shall not be obligated to make any disbursements hereunder. If any disbursements otherwise due under this Letter of Commitment are deferred because of unavailability of funds, such disbursements will promptly be made when sufficient funds do become available. Nothing herein shall be construed to provide the Claimant with a right of priority for disbursement over any other claimant who has a similar Letter of Commitment.
3. All costs for which reimbursement is sought must be eligible for reimbursement and the Claimant must be the person entitled to reimbursement thereof.
4. Claimant must at all times be in compliance with all applicable state laws, rules and regulations and with all terms, conditions, and commitments contained in the Claimant's Application and any supporting documents or in any payment requests submitted by the Claimant.
5. No disbursement under this Letter of Commitment will be made except upon receipt of acceptable Standard Form Payment Requests duly executed by or on behalf of the Claimant. All Payment Requests must be executed by the Claimant or a duly authorized representative who has been approved by the Division of Clean Water Programs.
6. Any and all disbursements payable under this Letter of Commitment may be withheld if the Claimant is not in compliance with the provisions of Paragraph 5 above.
7. Neither this Letter of Commitment nor any right thereunder is assignable by the Claimant without the written consent of the SWRCB. In the event of any such assignment, the rights of the assignee shall be subject to all terms and conditions set forth in this Letter of Commitment and the SWRCB's consent.
8. This Letter of Commitment may be withdrawn at any time by the SWRCB if completion of corrective action is not performed with reasonable diligence.

IN WITNESS WHEREOF, this Letter of Commitment has been issued by the SWRCB this 6th day of June, 1996.

STATE WATER RESOURCES CONTROL BOARD

BY  Manager, Underground Storage Tank Cleanup Fund Program

BY  Chief, Division Administrative Services

STATE USE:
CALSTARS CODING:
0550 - 569.02 - 30530
\$ _____

RAS-CO MANUFACTURING COMPANY

413 WEST SUNSET BL. HAYWARD, CA 94541

PHONE 510 782-3161

FAX 510 782-3265

FAX TRANSMITTAL COVER SHEET

DATE July 15, 96

TO:

COMPANY Alameda County Health Care Services

FAX NUMBER (510) 337-9335

ATTENTION: Amy Leech

DEPARTMENT Environmental Protection Division

NUMBER OF PAGES SENT INCLUDING THIS ONE 3

FROM:

NAME Kunniel Lang

MESSAGE LOC letter

NOTE: IF ALL PAGES ARE NOT RECEIVED, OR ARE UN-READABLE, PLEASE CALL IMMEDIATELY.

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RAS-CO
Manufacturing Co.
413-WEST SUNSET BLVD.
HAYWARD, CA 94541
(415) 782-3161

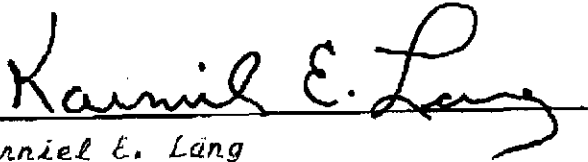
July 12, 96

Alameda County Health Care Services

Dear Amy,

We were closed the week of the 4th of July, during that week we finally received our LOC letter from Sacramento.

We took last week to compile all the required records and to fill in all the required documents. I am sending you a copy of the letter that we enclosed with the LOC. So that you will be advised as to where we are with the final project. I also talked to Tank Protect about a reasonable time frame for drilling and reporting on the monitoring wells. And if the State reimbursed us tomorrow it would still take at least 6 weeks for you to receive a report from Tank Protect, according to Lee Huckins. I do not know any other way to explain this time frame to you, I can only give you an approximate date after we are reimbursed.


Karniel E. Lang

RAS-CO
Manufacturing Co.
413-WEST SUNSET BLVD.
HAYWARD, CA 94541
(415) 782-3161

July 12, 96

Dear Clean Up Fund,

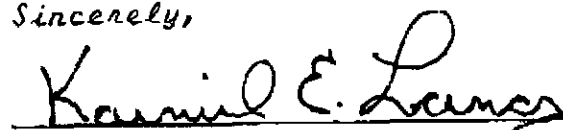
As you can tell by the invoices this covers all costs incurred from the beginning of tank removal to date. It covers removal of 2 tanks, one 500 gallon and one 250 gallon tank. Over excavation of the site to remove, and remediate contaminated soil, for return to site. It also covers all reports and oversight charges. We are now hoping for rapid reimbursement so that we can proceed with the final process. to reach site closure.

Upon reviewing your records you will see that we have already applied for and received 3 bid approval for a monitoring well, and 2 grab water sample borings. Which of course will incur more cost at said site.

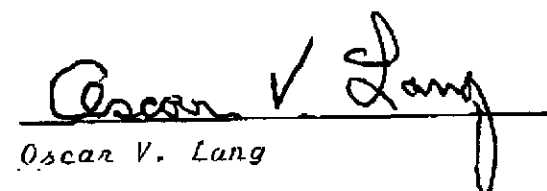
We also have not addressed the cost of quarterly monitoring as wanted by site overseers (Alameda County Environmental Health) Amy Leech.

Your rapid attention to this request will be greatly appreciated.

Sincerely,



Karniel E. Lang



Oscar V. Lang

cc Amy Leech

RAS-CO
Manufacturing Co.
413-WEST SUNSET BLVD.
HAYWARD, CA 94541
(415) 782-3161

May 30, 96

Amy Leech

Dear Amy Leech,

In response to my phone message on Tuesday afternoon, I am now faxing and sending you this letter to let you know that I did finally talk to Cheryl Gordon on May 29, 96. My letter of commitment has not yet been signed by her supervisors, although she thought that it should be signed within the next two weeks. As this process continues to take so long to get some of our money refunded it appears that it will be impossible to meet those dates set forth in your letter.

I am sending you this letter to pre-warn you, so that we do not have a problem with failure to comply and/or the District Attorney. We are still striving to close this as soon as possible but the financial situation is the same.

Sincerely,

Karniel E. Lang
Karniel E. Lang

6/4/96 Per Cheryl Gordon, she is waiting to get approval for a \$40K LOC for this site

RAS-CO MANUFACTURING COMPANY

413 WEST SUNSET BL. HAYWARD, CA 94541

PHONE 510 782-3161

FAX 510 782-3265

FAX TRANSMITTAL COVER SHEETDATE May 30, 96

TO:

COMPANY Alameda County HealthFAX NUMBER 510 337-9335ATTENTION: Amy LeechDEPARTMENT Environment HealthNUMBER OF PAGES SENT INCLUDING THIS ONE 2

FROM:

NAME Karniel E. Lang

MESSAGE

NOTE: IF ALL PAGES ARE NOT RECEIVED, OR ARE UN-READABLE, PLEASE CALL IMMEDIATELY.

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RAS-CO
Manufacturing Co.
413-WEST SUNSET BLVD.
HAYWARD, CA 94541
(415) 782-3161

May 30, 96

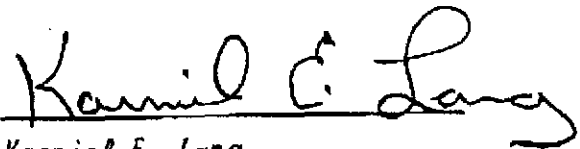
Amy Leech

Dear Amy Leech,

In response to my phone message on Tuesday afternoon, I am now faxing and sending you this letter to let you know that I did finally talk to Cheryl Gordon on May 29, 96. My letter of commitment has not yet been signed by her supervisors, although she thought that it should be signed within the next two weeks. As this process continues to take so long to get some of our money refunded it appears that it will be impossible to meet those dates set forth in your letter.

I am sending you this letter to pre-warn you, so that we do not have a problem with failure to comply and/or the District Attorney. We are still striving to close this as soon as possible but the financial situation is the same.

Sincerely,


Karniel E. Lang

**Alameda County Health Care Services Agency, Department of Environmental Health,
Hazardous Materials Division**

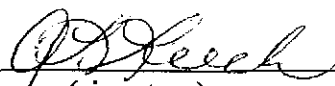
In Re The Property Known As:) **Notice of Official Action**
)
)
)
)
413 West Sunset Blvd)
Hayward, Ca 94541)

The attached **Legal Action** has been forwarded to this office for legal service, and oversight. As the Agency responsible for enforcing the terms of this **Legal Action**, all communication and arrangements to comply should be through this Agency. Please call Amy Leech at (510)567-6755 to coordinate all future activities.

Failure to comply could result in liability for civil or administrative penalties as stated in the attached Legal Action.

I Amy Leech, do hereby certify that I served
Karniel, Oscar and Mildred Lang, as
individuals with a copy of the attached **Legal Action** by
certified mailer # P 143 588 283.

Dated: 04/10/96


(signature)

ALL #4118 P 143 588 283

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to Karniel, Oscar & Mildred Lang, as individuals

Street & Number
413 West Sunset Blvd.

Post Office, State, & ZIP Code
Hayward CA 94541

Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

THE ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY, DEPARTMENT OF ENVIRONMENTAL HEALTH, ENVIRONMENTAL PROTECTION DIVISION

IN RE THE PROPERTY KNOWN AS :

413 WEST SUNSET BLVD)
HAYWARD, CA 94541)
)
)
_____)

Directive to Comply and
Legal Request for the
Transmittal of
Information Pursuant to
H&S Code 25299.78 and
25299.37

TO:

Karniel, Oscar, and Mildred Lang, as individuals
413 West Sunset Boulevard
Hayward, CA 94541

Karniel, Oscar, and Mildred Lang, dba
RAS-CO Manufacturing Company
413 West Sunset Boulevard
Hayward, CA 94541

A Pre-Enforcement Review Panel was held at the Alameda County Department of Environmental Health on February 28, 1996. The parties herein named were served with notice and appeared. The Pre-Enforcement Review Panel having considered the evidence and facts available to it, hereby finds that the above-named parties were the owners and operators of underground storage tank(s) as defined by the laws of the State of California and said parties herein are hereby found to be responsible pursuant to law. The panel further finds that there is evidence of possible contamination at the property due to leaking from said underground storage tank(s).

Alameda County Department of Environmental Health received tank Protect Engineer's workplan for the installation of one groundwater monitor well. This workplan was approved with conditions by Alameda County Department of Environmental Health in a letter dated February 15, 1996. A report on the sampling of the domestic irrigation well located on the subject property was submitted on March 19, 1996. The above-named parties have stated that they have applied for funding with the State of California Underground Storage Tank Cleanup Fund.

Supplemental information having been received since the date of the February Pre-Enforcement Review Panel, and the requirement for a continuation of the matter to April 24, 1996 having been alleviated, said date is hereby canceled.

THEREFORE, the parties named herein are required to furnish the following information pursuant to Health and Safety Code Sections 25299.37 and 25299.78 :

1. A technical report documenting the implementation of the workplan referenced above by July 15, 1996.
2. A minimum of four quarters of groundwater sampling of the domestic well and the monitor well to be installed as per the workplan referenced above.
3. Technical reports detailing the quarterly groundwater sampling events due by July 15, 1996; October 15, 1996; January 15, 1997; April 15, 1997.
4. Monthly status reports describing the schedule of pending work and the status of contract arrangements with the State Cleanup Fund.

Additional workplans and technical reports may be required based upon an evaluation of the data required above. These additional scopes of work will be noted in writing from the Alameda County Department of Environmental Health and will be assigned a due date. All proposed work must adhere to the requirements articulated in *The Tri-Regional Board Staff Recommendations for the Preliminary Evaluation and Investigation of Underground Storage Tank Sites, Dated 8/10/90.*

This Directive is a **Legal Request to Furnish Information** pursuant to California Health and Safety Code Sections 25299.37 and 25299.78. Any extensions of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by the Alameda County Department of Environmental Health.

Failure to undertake the required corrective action, including the submittal of a technical report after the date specified in this request, may result in fines of up to \$5,000 per day per tank pursuant to Health and Safety Code section 25299 and \$10,000 per day per tank pursuant to Health and Safety Code section 25299.76. All submittals pursuant to this directive must be signed by the (party/parties) named herein under penalty of perjury as required by Health and Safety Code section 25299.78, and sent to Amy Leech at the Alameda County Department of Environmental Health.

All communication regarding this matter must be with Amy Leech , Hazardous Materials Specialist at (510)567-6755 .

Dated: 10 April 96

Alameda County Health Officer

By Thomas Peacock
Thomas Peacock, Manager of Site Mitigation

cc: Gil Jensen, Alameda County District Attorney, Environmental Protection Division

**Alameda County Health Care Services Agency, Department of Environmental Health,
Hazardous Materials Division**

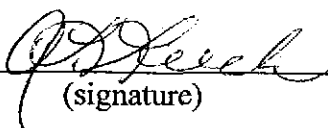
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I Amy Leech, do hereby certify that I served
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RAS-CO Manufacturing Company with a copy of the attached **Legal Action** by

certified mailer # P 143 588 326

Dated: 04/10/96 
(signature)

ALL
#4118

P 143 588 326

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to Karniel, Oscar & Mildred	
Lang, dba RAS-CO Manf. Co.	
Street & Number 413 W. Sunset Blvd.	
Post Office, State, & ZIP Code Hayward CA 94541	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

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IN RE THE PROPERTY KNOWN AS :

**413 WEST SUNSET BLVD)
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Dated: 10 April 1996

Alameda County Health Officer

By Thomas Peacock
Thomas Peacock, Manager of Site Mitigation

cc: Gil Jensen, Alameda County District Attorney, Environmental Protection Division

February 27, 1996

Dear Amy,

This is a copy of the letter that I sent to the UST Cleanup Fund
I Wanted to send you one to keep you informed as to what was
going on.

Thank You

Karniel E. Lang

Karniel E. Lang

RAS-CO
Manufacturing Co.

413-WEST SUNSET BLVD.
HAYWARD, CA 94541

(415) 782-3161

February 27, 1996

UST Cleanup Fund
2014 T Street
Sacramento, Ca. 95814

Dear Christopher Stevens, on Whom It May Concern

Enclosed you will find all pertinent documents hopefully to cover a Pre-approval 3-Bid Review.

My method for contacting consultants for bids on the approved work plan for the monitoring well was the following:

I contacted numerous firms by telephone about submitting bids of which most did not want to be involved in the 3 bid situation if they were only going to be used as a bid. Those who desired to bid were faxed a copy of the approved work plan with a copy of the County approval letter which contained there extra suggestions.

One consultant stopped by (All Cal) to pick up said package. One consultant (Tank Protect) who has been my consultant through the first half of the project and who submitted the original work plan which was approved of course also submitted a bid.

A list of firms called include:

ACC ENVIRONMENTAL
CENTURY WEST ENGINEERING
CLARK WITHIEM
SUB SURFACE INC.
V.C.I.
SEQUOIA ENVIRONMENTAL SERVICES
ALL CAL
ALTON GEOSCIENCE

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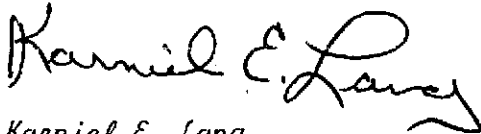
Our budget to follow through with the work plan is extremely limited. Our total cost to date including removal of the tanks (5000.00) has reached \$43,000.00 We have tried to explain this to our over sight agency, Alameda County Health Care Services, Department of Environmental Health (Amy Leech) that we had hopes of getting our L O C and some of our reimbursed funds to fund the project.

According to your office (Cheryl Gordon) we are up for review in June. We have had a problem with a time factor for completion of monitoring well project with with said over sight agency because of a non-timely filing situation, in fact we were even brought before the Alameda County District Attorney. The non-timely filing situation was my consultants fault and if records had been checked it would have been noted that the project had never slowed down other than because of the heavy winters that we had in "95".

So upon approval of these bids and further conversation with our over-sight agent, I will be better able to provide you with a starting date of project and a tentative end of project date.

All help by you and your office has been greatly appreciated, as it will continue to be in the future.

Thank You,



Karniel E. Lang

c: Alameda County Health Dept.

Amy Leech

ALAMEDA COUNTY ENVIRONMENTAL
HEALTH DEPARTMENT

ENVIRONMENTAL PROTECTION DIVISION
1131 Harbor Bay Parkway, Suite #250
Alameda, CA 94502-6577
Telephone (510) 567-6700
Fax Number (510) 337-9335

FAX COVER SHEET

DATE: April 1, 1996

TO: Jennifer Krebs

FAX # (510) 569-0505

Total number of pages including cover sheet 3

FROM: Amy Leech 567-6755
ACDEL - LOP

NOTE: Jennifer -
attached are draft copies of directives to comply
for RAS-CO and MINAMI NURSERY. As we discussed,
you were going to send out the directive for RAS-CO
A.S.A.P. and hold off sending MINAMI'S until
April 24th (after the PERP meeting). Thank you for
your assistance! (SMILE) have a nice day.
DO SOMETHING FOR OUR ENVIRONMENT.

jdsb/0395 Amy

Certified Mail #
03/29/96
STID# 5577

Notice of Requirement to Reimburse

Mr. Jim Larsson
S.F. Fed Savings & Loan
88 Kearny St.
San Francisco C A 94108

Responsible Party (RP) #1
Property Owner

Raymond Castor C/o
Ms. K. Castor, Terracorp
2647 E. 14th St. Suite203
Oakland C A 94601

Responsible Party (RP) #2

St. Joseph Professional Center
2647 E 14th St
Oakland, CA 94601

SITE

Date First Reported 10/30/95
Substance: Jet Fuel
Petroleum: (X)Yes
Source: F

The federal Petroleum Leaking Underground Storage Tank Trust Fund (Federal Trust Fund) provides funding to pay the local and state agency administrative and oversight costs associated with the cleanup of releases from underground storage tanks. The legislature has authorized funds to pay the local and state agency administrative and oversight costs associated with the cleanup of releases from underground storage tanks. The direct and indirect costs of overseeing site investigation or remedial action at the above site are funded, in whole or in part, from the Federal Trust Fund. The above individual(s) or entity(ies) have been identified as the party or parties responsible for investigation and cleanup of the above site. **YOU ARE HEREBY NOTIFIED** that pursuant to Title 42 of the United States Code, Section 6991b(h)(6) and Section 25297.1 of the California Health and Safety Code, the above Responsible Party or Parties must reimburse the State Water Resources Control Board (SWRCB) not more than 150 percent of the total amount of site specific oversight costs actually incurred while overseeing the cleanup of the above referenced underground storage tank site, and the above Responsible Party or Parties (RPs) must make full payment of such costs within 30 days of receipt of a detailed invoice from the SWRCB.

A determination of a secondary RP status may be made if it is shown that one or more of the RP(s) is performing corrective action and it is clear that the party seeking secondary status did not in any way initiate or contribute to the actual discharge. If the primary RP fails to perform corrective action, then the secondary RP will be considered a primary RP. To request designation as a secondary RP, contact this office.

DRAFT of a "DIRECTIVE TO COMPLY"

Draft Copy Date: April 1, 1996/by A.Leech 567-6755 w/ACDEH

PROPERTY KNOWN AS:
RAS-CO Manufacturing Co.
413 West Sunset Blvd
Hayward CA 94541

Note: To issue A.S.A.P.

To: Karniel, Oscar, and Mildred Lang
RAS-CO Manufacturing Co.
413 West Sunset Blvd.
Hayward CA 94541

A PERP was held at ...on February 28, 1996. The parties herein named were served with notice, and appeared. The PERP having considered the evidence and facts available to it, hereby finds that the above-named parties were/are owners and... and said parties... . The panel further finds ... tank(s).

A work plan for the installation of one groundwater monitoring well was submitted to Alameda County Department of Environmental Health (ACDEH) on February 7, 1996 and a report on the sampling of the domestic irrigation well located on the subject property was submitted on March 19, 1996. It is the understanding of ACDEH that said parties have applied for funding with the State Underground Storage Tank Cleanup Fund.

Therefore, the parties named herein are required to furnish the following information pursuant to Health and Safety Code Sections

1. Technical report regarding the implementation of Tank Protect Engineering's work plan for the installation of a groundwater monitoring well as approved by ACDEH in their letter dated February 15, 1996. Due by July 15, 1996.
2. A minimum of four quarters of sampling of the groundwater well for chemical constituents (i.e., TPHg, BTEX, and MTBE).
3. Technical reports detailing the quarterly sampling events by the following dates: July 15, 1996, October 15, 1996, January 15, 1997, and April 15, 1997.
4. Upon receipt and evaluation of the findings and data derived from the preliminary site assessment/monitoring well installation(s), other work plan submittals and/or assessments may be required by ACDEH or the San Francisco Bay Regional Water Quality Control Board and shall be submitted by the assigned due date.
5. Monthly status reports describing schedule of pending work and status of contract arrangements with the State Cleanup Fund.

All proposed work

This directive negates the requirement to appear before the Pre-Enforcement Review Panel on April 24, 1996.

All communication regarding this matter must be with Amy Leech, Hazardous Materials Specialist at (510)567-6755.

RAS-CO MANUFACTURING COMPANY

413 WEST SUNSET BL. HAYWARD, CA 94541

PHONE 510 782-3161

FAX 510 782-3265

FAX TRANSMITTAL COVER SHEET

DATE 4-1-96

TO:

COMPANY ALAMEDA Co. HEALTH

FAX NUMBER ⁵¹⁰ 337-9335

ATTENTION: AMY LEECH

DEPARTMENT ENVIRONMENTAL HEALTH

NUMBER OF PAGES SENT INCLUDING THIS ONE 3

FROM:

NAME Karim E. Lang

MESSAGE

NOTE: IF ALL PAGES ARE NOT RECEIVED, OR ARE UN-READABLE, PLEASE CALL IMMEDIATELY.

CONFIDENTIALITY NOTICE

THE DOCUMENTS ACCOMPANYING THIS TELECOPY TRANSMISSION CONTAIN CONFIDENTIAL INFORMATION BELONGING TO THE SENDER WHICH IS LEGALLY PRIVILEGED. THE INFORMATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY NAMED ABOVE. IF YOU ARE NOT THE INTENDED RECIPIENT, YOU ARE HEREBY NOTIFIED THAT ANY DISCLOSURE, COPYING, DISTRIBUTION, OR THE TAKING OF ANY ACTION IN RELIANCE ON THE CONTENTS OF THIS TELECOPIED INFORMATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS TELECOPY IN ERROR, PLEASE IMMEDIATELY NOTIFY THIS OFFICE BY TELEPHONE TO ARRANGE FOR THE RETURN OF THE ORIGINAL DOCUMENTS TO US.

Alameda County Department of Environmental Health

Division of Environmental Protection


1131 Harbor Bay Pkwy., #250, Alameda, CA 94502-6577
(510)567-6700 * FAX (510)337-9335

Meeting Attendees

Date 2/28/96

Subject Ras- Co Manufacturing

Location 413 W. Sunset Blvd, Hayward

	<u>Name</u>	<u>Affiliation</u>	<u>Phone# / FAX#</u>
1	<u>Linda J. Lang</u>	<u>owner's wife</u>	<u>782-3161 782-3265</u>
2	<u>Ken L. Lang</u>	<u>owner</u>	<u>782-3161 782-3265</u>
3	<u>Lee Huckins</u>	<u>TPE</u>	<u>429-8088 429-8089</u>
4	<u>Amy Leech</u>	<u>ALCO DEH</u>	<u>567-6755</u>
5	<u>James Pauco</u>	<u>" "</u>	<u>567-6782</u>
6	<u>GIL Jensen</u>	<u>Alameda Co DA</u>	<u>569 19291</u>
7	<u>Jennifer Krebs</u>	<u>"</u>	<u>"</u>
8			<u>/</u>
9	 <p style="font-size: small;">Specializing in ■ Site Investigations ■ Soil & Water Cleanup ■ Tank Removal & Installation</p> <p style="font-weight: bold; font-size: small;">TANK PROTECT ENGINEERING of Northern California, Inc.</p> <p style="font-weight: bold; font-size: small;">ENVIRONMENTAL MANAGEMENT</p> <p style="font-weight: bold; font-size: small;">LEE N. HUCKINS GEOLOGIST</p> <p style="font-size: small;">2821 Whipple Road, Union City, CA 94587-1233 (510) 429-8088 ■ (800) 523-8088 ■ Fax (510) 429-8089</p>		<u>/</u>
10			<u>/</u>
11			<u>/</u>
12			<u>/</u>
13			<u>/</u>
14			<u>/</u>
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18			<u>/</u>
19		<u>/</u>	
20		<u>/</u>	

Rac-Co #4118 PERP 2/28/96

Notes of meeting

N. Yong spoke w/ C. Stevens who has given him info. on consultants for bidding process.

→ Hold PERP order for 2 months.

11:15 AM → 4/24/96

RAS-CO
Manufacturing Co.
413-WEST SUNSET BLVD.
HAYWARD, CA 94541
(415) 782-3161

February 27, 1996

UST Cleanup Fund
2014 T Street
Sacramento, Ca. 95814

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CLARK WITHIEM
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SEQUOIA ENVIRONMENTAL SERVICES
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DEVELOPMENT AND HYDRAULIC SERVICE

So upon approval of these bids and further conversation with our over-sight agent, I will be better able to provide you with a starting date of project and a tentative end of project date.

All help by you and your office has been greatly appreciated, as it will continue to be in the future.

Thank you,

Karniel E. Lang

Karniel E. Lang

c: Alameda County Health Dept.

Amy Leech

TO AMY LEBCHT

2-26-96

5:30

FROM KARNIELLANG

1 OF 3 PGS

RAS-CO
Manufacturing Co.

413-WEST SUNSET BLVD.
HAYWARD, CA 94541

(415) 782-3161

Feb. 20, 96

Alameda County Health Care Services
Dept. of Environmental Health
1131 Harbor Bay Parkway
Alameda, Calif. 94502-6577

Dear Amy Leach / Eva Chu,

In regards to our phone conversations during the past few weeks, I am able to give you the following information.

I have spoken to Jeff Farhoomand the President of Tank Protect regarding their failure to file needed documents to you in a timely situation, and explained how they have put us in a very tight spot with you. They have assured us that this won't happen again, and that they have at this time sent you all information in regards to the tank removal and proposed work on the monitoring well. I also mentioned to him, your suggestion of taking a water sample from the abandoned domestic well in the area. Also at this point we have a tentative proposal with Tank Protect to proceed with the job of the groundwater monitoring well. This contract is tentative pending on 2 other bids, plus submitting of the pre-approval form to the Clean Up Fund. According to Jeff, his best estimate was approximately in 2 to 3 months.

On Feb. 20, 1996 I talked to Shirley Gordon of the Clean Up Fund in Sacramento and ordered the proper forms for pre-approval. At that time I also asked her where we were in line on the Clean Up Fund. The best she stated was that we would not even come up for review until June or July 1996.

As per our conversation the money factors for doing more work will somewhat hinge on the reimbursement of already spent money from the Clean Up Fund or the allotment of extra money from said fund.

Hopefully you will notice that from the site history we went straight forward, trying to remove the contamination by cleaning the soil, which now according to the Lawrence Livermore National Laboratory Study, might not have been as necessary as thought a few years ago, but costly none the less.

Our plans are to definitely do what it takes to reach full closure on this site, in a timely and affordable manner.

As far as a set date goes, Tank Protect says 2 to 3 months before they can do it. The Clean Up Fund says June or July before reviewing the site through you. Without a time frame for re-payment we would like to see this closed as soon as possible, but we are at the mercy of contractors/consultants and the Clean Up Funds reimbursement time frame. We would like to see this closed prior to the end of 96.

We are very sorry for the inconvenience that Tank Protect has brought to you and to ourselves. We hired them in good faith. Our original contract with them stipulated that all paperwork would be handled in a timely matter.

We are just a very small family sheet metal business struggling to survive, that knows nothing about tank removal or the paperwork needing to be filed.

I would like to ThankYou for your verbal guidance and your helpful hints.

Hopefully this letter will meet the requirements as a document for time of completion as best as I can give you at this specific time prior to February 26. Hopefully you can cancel the Pre-Enforcement Panel Review for February 28, 1996.

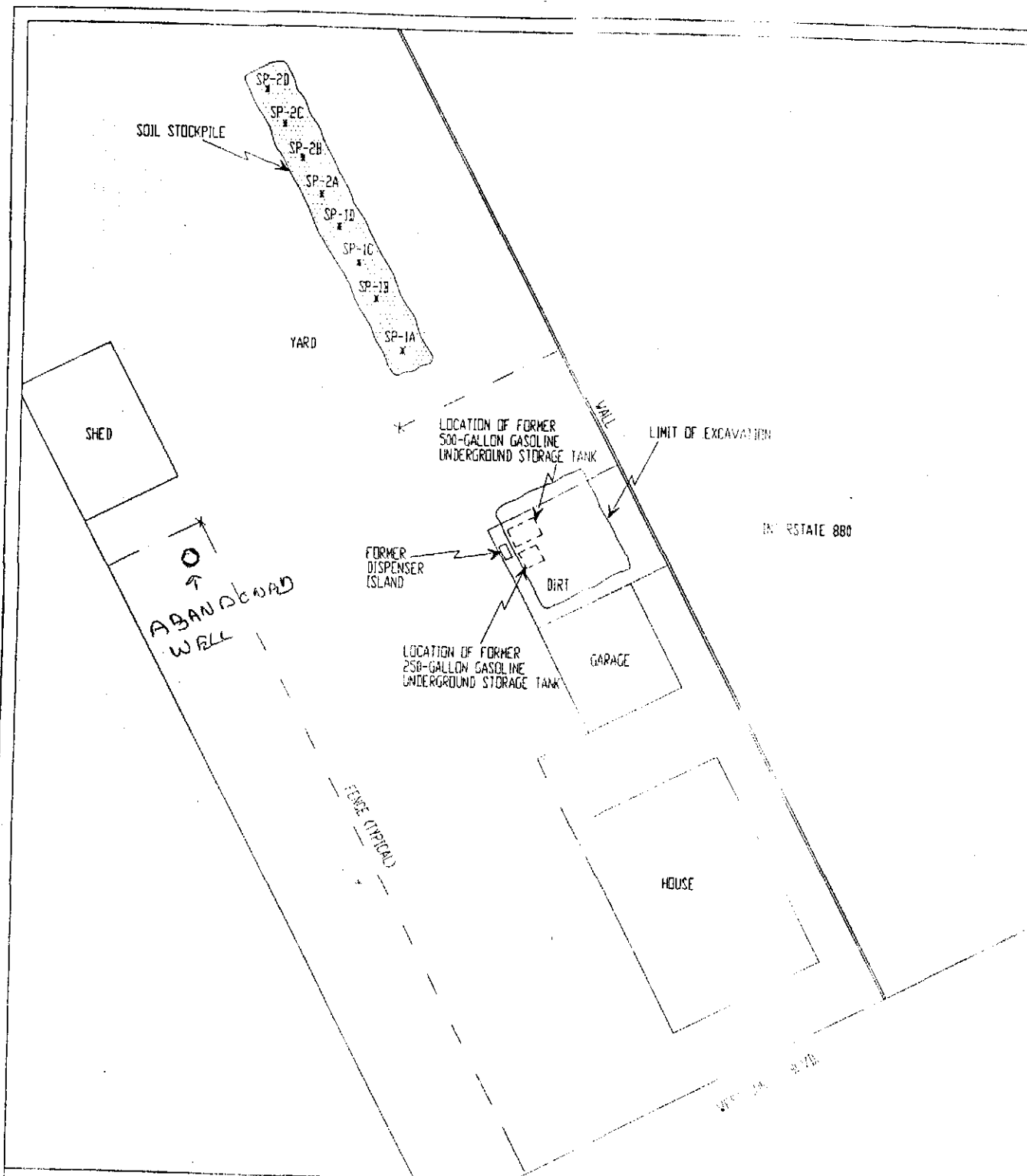
If you have any questions please don't hesitate to call.

Also enclosed you will find a copy of the site map showing approximate location of abandoned well, as you requested.

Sincerely,

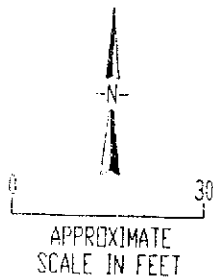
Karniel E. Lang

Karniel E. Lang



LEGEND

SP-2A * NAME AND LOCATION OF STOCKPILE SOIL SAMPLE



TANK PROJECT ENGINEERING

SITE PLAN:
PILE SAMPLING
(5/2/95)

RAS-CD MANUFACTURING
413 W. SUNSET BLVD
HAYWARD, CA 94541

DATE	1/30/96
FIGURE	3
FILE #	329-IN
DRAWN BY	VK
CHECKED BY	LN

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

StId 4118

February 15, 1996

Karniel, Oscar, and Mildred Lang
Ras-Co Manufacturing Company, Inc
413 W Sunset Blvd
Hayward CA 94541

DEPARTMENT OF ENVIRONMENTAL HEALTH
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6777

Subject: Workplan for investigations at 413 West Sunset Blvd., Hayward

Dear Messrs. and Ms. Lang:

This office has reviewed Tank Protect Engineering of Northern California, Inc.'s (TPE) work plan, dated February 8, 1996. This work plan proposes to install one groundwater monitoring well in the assumed downgradient location approximately 10 feet west of the former underground storage tank (UST) pit at the subject site. This work plan is acceptable to this office with the following comments/additions:

- There is a domestic well located along the northwest side of this site. Please supply this office with any information that may be available on this well, including type of use and construction logs. Groundwater should be sampled and analyzed from this well using appropriate sampling protocols.
- The installation of one monitoring well may *not* be sufficient to delineate the lateral extent of groundwater contamination at this site. Be advised that if elevated levels of petroleum hydrocarbons are detected in samples collected from the proposed monitoring well or the on-site domestic well, then you may be required to further define the lateral extent of groundwater contamination. As we discussed during our telephone conversation on February 5 and 15, 1996, in addition to the proposed monitoring well, you may want to include additional sample locations during this phase of investigations to assist in confirming the extent of groundwater contamination.
- All groundwater samples should be analyzed for TPHg, BTEX, and Methyl Tertiary Butyl Ether (MTBE). (See the attached memo for MTBE reporting requirements.)
- Please check with the State Trust Fund regarding their requirements for obtaining three bids prior to completing proposed work.

As we discussed, if you submit documentation confirming a completion date for these investigations to this office *in writing* by February 26, 1996, then it may be appropriate to cancel the Pre-Enforcement Panel Review scheduled on February 28, 1996.

Please notify this office at least 72 hours before field work begins. If you have questions, please call me at (510)567-6755 or Eva Chu at (510)567-6762 between February 20 - 23, 1996.

Sincerely,

Amy Leech

Hazardous Materials Specialist

h

ATTACHMENT

c: Tank Protect Engineering, 2821 Whipple Rd., Union City CA 94587
Gordon Coleman-File(ALL)

CASE SUMMARY

for

Ras-Co Manufacturing Company Inc.
413 W Sunset Blvd., Hayward CA 94541
StId 4118

Two underground storage tanks (USTs) were removed from this site November 10, 1994: one 250-gallon and one 500-gallon gasoline tanks. The tanks reportedly had rust with pitting and hole was noted in the 500-gallon tank. Up to 5,000 ppm TPHg and 8.9, 330, 96, 620 ppm of BTEX, respectively, were identified in soil samples collected from the UST excavation at approximately seven (7) feet below ground surface (bgs). On December 6, 1994, a request for a Preliminary Site Assessment (PSA) work plan for a soil and groundwater investigation was sent to Mr. Oscar Lang, Property and Business Owner. A tank closure report and work plan for overexcavation of soil was submitted to this office on December 16, 1994, and was approved on December 22, 1994.

Overexcavation of contaminated soil was completed in two stages from March 1995 through June 1995. Preliminary results of a soil sample collected at 15.5 feet bgs from the tank pit bottom identified 6,700 ppm TPHg and 13 ppm benzene after the March 1995 excavation.

A Notice of Violation and/or reminders were sent to Karniel and Oscar Lang on February 16, 1995; August 23, 1995; and October 17, 1995 requesting a report documenting: 1) results of the overexcavation of contaminated soil and 2) a PSA work plan for soil and groundwater investigations. A Final Notice of Violation was sent to Karniel and Oscar Lang on January 18, 1996.

A Notice of Pre-Enforcement Review Panel sent to Oscar and Mildred Lang, property and business owners, and Karniel Lang, business owner, on January 31, 1996.

February 7, 1996 - A work plan for the installation of one monitoring ^{well} and report of results of the overexcavation of soil was submitted to this office. This report documented the final results of overexcavation activities at the site. A "grab" groundwater sample had been collected at approximately 22 feet bgs after the June 1995 excavation and results identified 10,000 ppb TPHg and 35, 45, 19, 88 ppb BTEX, respectively. Confirmatory soil samples after the second excavation identified TPHg up to 140 ppm and 0.64, 0.99, 0.22, 1.5 ppm BTEX, respectively, along the eastern edge of the pit abutting the freeway sound wall. Contaminated soil excavated from the tank pit was remediated on site and returned to the former UST pit after laboratory analyses confirmed soil was non-detect for petroleum hydrocarbons in October 1995.

February 15, 1996 - This office approved the work plan with conditions. The conditions include that in addition to the installation of a monitoring well(s), the domestic well located on the property be evaluated and sampled and that a schedule that indicates anticipated work completion dates be submitted to this office.

COM No.	REMOTE STATION	START TIME	DURATION	PAGES	RESULT	USER ID	REMARKS
450	510 782 3265	02-15 12:08	01' 37	02/02	OK		

7499402045

STATE OF CALIFORNIA - CALIFORNIA ENVIRONMENTAL PROTECTION AGENCY

STATE WATER RESOURCES CONTROL BOARD

DIVISION OF CLEAN WATER PROGRAMS

2014 T STREET, SUITE 130

P.O. BOX 944212

SACRAMENTO, CA 94244-2120

Post-It™ brand fax transmittal memo 7671		# of pages	2
To	Karniel Lang	From	Amy Beach
Co.	Ras-Co	Co.	
Dept.		Phone #	567-6755
Fax #	782-3265	Fax #	

**UNDERGROUND STORAGE TANK CLEANUP FUND (FUND)
TECHNICAL REVIEW GUIDANCE DOCUMENT NO. 4**

**Pre-Approving Corrective Action Costs, Assisting Claimants
and Improving California's UST Cleanup Process**

This guidance document is intended to inform claimants that: 1) they may request pre-approval of corrective action cost estimates or bids, 2) the Fund's staff makes a concerted effort to help claimants with UST corrective action and 3) recent guidance from the State Water Resources Control Board (SWRCB) is expected to significantly alter UST corrective action.

The most important area of assistance to claimants is pre-approval of corrective action cost estimates and bids. Pre-approval is a way for claimants to have the Fund's staff determine the eligibility of corrective action costs in a specific contract or change order **before the contract is signed and costs are incurred**. The Fund has found that pre-approval eliminates most of the problems that have kept claimants from being fully reimbursed for UST corrective action costs. Additionally the Fund has found that pre-approved corrective action costs are reimbursed more quickly than costs not pre-approved for reimbursement. This is because the Fund's staff is already familiar with the proposed work, and it is more a matter of confirming that the invoiced costs and actual scope of work are consistent with the original proposal.

It is strongly recommended that individuals and smaller businesses request and obtain pre-approval, before authorizing work to begin, for all contracts or change orders for corrective action. In some cases, the Fund may require that a claimant obtain pre-approval of corrective action costs.

Pre-approval is not pre-payment of corrective action costs: The Fund reimburses only invoiced costs necessary for UST corrective action; those invoices still must be submitted according to the Fund's **Reimbursement Request Instructions** before the claimant can receive reimbursement.

Pre-approval does not guarantee the amount to be reimbursed: The scope of work originally pre-approved must be conducted. If changes to the original scope of work are directed by the lead regulatory agency, reimbursement will be adjusted consistent with the pre-approved costs and scope of work.

1996.02-15 16:03
 510 337 9335
 ALAMEDA CO EHS HAZ-OPS

COM No.	REMOTE STATION	START TIME	DURATION	PAGES	RESULT	USER ID	REMARKS
452	510 782 3255	02-15 16:02	00' 52	01/01	OK		

7499402046

ALAMEDA COUNTY
 HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

Std 4118

February 15, 1996

Karniel, Oscar, and Mildred Lang
 Ras-Co Manufacturing Company, Inc
 413 W Sunset Blvd
 Hayward CA 94541

DEPARTMENT OF ENVIRONMENTAL HEALTH

1191 Harbor Bay Parkway
 Alameda, CA 94502-6577
 (510) 567-6777

Subject: Workplan for investigations at 413 West Sunset Blvd., Hayward

Dear Messrs. and Ms. Lang:

This office has reviewed Tank Protect Engineering of Northern California, Inc.'s (TPE) work plan, dated February 8, 1996. This work plan proposes to install one groundwater monitoring well in the assumed downgradient location approximately 10 feet west of the former underground storage tank (UST) pit at the subject site. This work plan is acceptable to this office with the following comments/additions:

- There is a domestic well located along the northwest side of this site. Please supply this office with any information that may be available on this well, including type of use and construction logs. Groundwater should be sampled and analyzed from this well using appropriate sampling protocols.
- The installation of one monitoring well may *not* be sufficient to delineate the lateral extent of groundwater contamination at this site. Be advised that if elevated levels of petroleum hydrocarbons are detected in samples collected from the proposed monitoring well or the on-site domestic well, then you may be required to further define the lateral extent of groundwater contamination. As we discussed during our telephone conversation on February 5 and 15, 1996, in addition to the proposed monitoring well, you may want to include additional sample locations during this phase of investigations to assist in confirming the extent of groundwater contamination.
- All groundwater samples should be analyzed for TPHg, BTEX, and Methyl Tertiary Butyl Ether (MTBE). (See the attached memo for MTBE reporting requirements.)
- Please check with the State Trust Fund regarding their requirements for obtaining three bids prior to completing proposed work.

As we discussed, if you submit documentation confirming a completion date for these investigations to this office *in writing* by February 26, 1996, then it may be appropriate to cancel the Pre-Enforcement Panel Review

**Alameda County Health Care Services Agency,
Department of Environmental Health,
Division of Environmental Protection**

In Re The Properties Known As:)	Notice of
)	Pre-Enforcement
)	Review Panel
<u>Ras-Co Manufacturing Co., Inc.</u>)	
<u>413 W Sunset Blvd.</u>)	
<u>Hayward</u>)	


Notice is hereby given that upon the motion of the Alameda County Environmental Protection Division, and the San Francisco Bay Regional Water Quality Control Board a hearing of the **Review Panel** will convene on **February 28, 1996 at 11:15 a.m.** in the offices of the Alameda County Environmental Protection Division, located at 1131 Harbor Bay Parkway, Room 250, Alameda, CA 94502. This hearing of the **Review Panel** will convene for the purpose of determining responsible parties as well as appropriate closure, site assessment, clean-up and mitigation of contamination at the above locations.

The Alameda County Environmental Protection Division, and the San Francisco Bay Regional Water Quality Control Board have named and served notice of this **Review Panel** on the following persons or entities as having proposed responsibility for closure, site assessment, clean-up and mitigation of contamination at the above location, and by this notice all parties named herein are informed of the right to appear and show cause, if any they have, for the exclusion or inclusion of any of the parties served herein from said responsibility or obligations:

1. **Oscar & Mildred Lang**
1265 Primrose Dr.
San Leandro, CA 94578

2. **Karniel Lang**
Ras-Co Manufacturing Co., Inc.
413 W. Sunset Blvd.
Hayward, CA 94541

Dated: January 31, 1996


(signature)

Alameda County Health Care Services Agency, Department of
Environmental Health, Hazardous Materials Division

In Re The Properties Known As :)

)

)

Ras-Co Manufacturing Co., Inc.)

413 W Sunset Blvd.)

Hayward)

Proof of Service of
Notice of Pre-Enforcement
Review Panel

I Amy Leech, do hereby certify that I served Oscar & Mildred Lang with a copy of
the attached Notice of Pre-Enforcement Review Panel to convene on February
28, 1996 by certified mailer #P 368 729 290.

Dated: 01/31/96

Amy Leech
(signature)

P 368 729 290

US Postal Service
Receipt for Certified Mail
No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to <i>Oscar and Mildred Lang</i>	
Street & Number <i>1265 Primrose Dr.</i>	
Post Office, State, & ZIP Code <i>San Leandro CA 94578</i>	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

Is your RETURN ADDRESS completed on the reverse side?

- SENDER:**
- Complete items 1 and/or 2 for additional services.
 - Complete items 3, and 4a & b.
 - 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 the back 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:
A. Leech

Oscar & Mildred Lang
1265 Primrose Drive
San Leandro CA 94578

5. Signature (Addressee)
Mildred A. Lang

6. Signature (Agent)

4a. Article Number
P 368 729 290

4b. Service Type
 Registered Insured
 Certified COD
 Express Mail Return Receipt for Merchandise

7. Date of Delivery
2-3-96

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

Thank you for using Return Receipt-Service

Alameda County Health Care Services Agency, Department of
Environmental Health, Hazardous Materials Division

In Re The Properties Known As :)

)

)

Ras-Co Manufacturing Co., Inc.)

413 W Sunset Blvd.)

Hayward)

Proof of Service of
Notice of Pre-Enforcement
Review Panel

I Amy Leech, do hereby certify that I served Karniel Lang with a copy of the
attached **Notice of Pre-Enforcement Review Panel** to convene on **February 28,**
1996 by certified mailer **#P 368 729 291.**

Dated: 01/31/96

Amy Leech
(signature)

P 368 729 291

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to	
Karniel Lang	
Street & Number	
413 W. Sunset Blvd.	
Post Office, State, & ZIP Code	
Hayward CA 94541	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

to your RETURN ADDRESS completed on the reverse side

- INSTRUCTIONS:**
- Complete items 1 and/or 2 for additional services.
 - Complete items 3, and 4a & b.
 - 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 the back 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: A. Leech

4a. Article Number
R 368 729 291

Karniel Lang
 Ras-Co Manufacturing Co., Inc.
 413 W. Sunset Blvd.
 Hayward CA 94541



4b. Service Type

Registered Insured

Certified COD

Express Mail Return Receipt for Merchandise

Date of Delivery

5. Signature (Addressee)
 Linda G. Lang

6. Signature (Agent)

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

Thank you for using Return Receipt

409 West Sunset Blvd

Oscar + Mildred A. Lang

413 W. Sunset Blvd 94541

80-035-432-8-1

425 W. Sunset Blvd

→ same as above

1265 Grimsire Dr San Leandro 94578

80-035-432-8-2

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

ARNOLD PERKINS, DIRECTOR
RAFAT A. SHAHID, DEPUTY DIRECTOR

StId 4118

January 18, 1996

Alameda County Environmental Health Dept.
Environmental Protection Division
1131 Harbor Bay Parkway, Room 250
Alameda CA 94502-6577
(510)567-6700 fax: (510)337-9335

Karniel Lang and Oscar Lang
Ras-Co Manufacturing
413 W Sunset Blvd
Hayward Ca 94541

FINAL NOTICE OF VIOLATION

Subject: Required investigations at Ras-Co Manufacturing, 413 W Sunset Blvd.,
Hayward, CA 94541

Dear Messrs. Lang:

On December 6, 1994 and August 23 and October 17, 1995, the Alameda County Department of Environmental Health sent you a letter requiring that you submit a Preliminary Site Assessment work plan to determine the vertical and lateral extent of soil and ground water contamination from past releases from the former underground storage tanks (USTs) at the subject site. Please see attached a copy of that letter. On March 31 and June 12, 1995, this office witnessed over excavation of soil and confirmatory sampling in the former UST excavation. To this date, however, we have not received any reports documenting this work or a Preliminary Site Assessment work plan that proposes to investigate the vertical and lateral extent of soil and ground water contamination at the subject site. Therefore, this letter constitutes a Notice that you are in violation of specific laws to investigate and remediate this site.

Failure to furnish technical reports regarding documented or potential ground water contamination violates **Section 13267 (b) of the California Water Code**. The Regional Water Quality Control Board (RWQCB) can impose civil penalties of up to **\$1,000 per day** for each day in which this violation occurs.

You are required to submit a Preliminary Site Assessment work plan and a report documenting the over excavation work that has been completed and the fate of all excavated soil from this site **within 10 days** of the date of this letter, or by January 29, 1996. Failure to respond *will* result in referral of this case to the RWQCB or Alameda County District Attorney's Office to consider for enforcement action. Modifications of required tasks or extensions of stated deadlines must be confirmed in writing by either this agency or RWQCB.

A Cleanup Fund administered by the State of California Water Resources Control Board is available for the cleanup of properties that have been impacted by leaky USTs. The Cleanup Fund pays for corrective action to clean up soil and groundwater contamination caused by leaky USTs after a deductible has been paid by the applicant. Again, if you have not already done so, I encourage you to apply for financial assistance with the State UST Cleanup Fund.

Lang

Re: 413 W Sunset Blvd

January 18, 1996

Page 2 of 2

Please contact me at (510)567-5655 if you have any questions.

Sincerely,



Amy Leech

Hazardous Materials Specialist

ATTACHMENT



c:

Kevin Graves, RWQCB

Gil Jensen, Alameda County District Attorney's Office

Acting Chief of Environmental Protection - **Files(ALL)**

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

STID 4118

October 17, 1995

Karniel and Oscar Lang
Ras-Co Manufacturing
413 W Sunset Blvd
Hayward CA 94541

Subject: Required investigations at 413 W Sunset Blvd, Hayward, CA

Dear Messrs. Lang:

Per your request, please find attached the letter sent to you from this office dated December 6, 1994. This letter requests the submittal of a work plan for a Preliminary Site Assessment to investigate the extent of petroleum hydrocarbon contamination to soil and groundwater at the subject site. As we discussed during our telephone conversation on October 16, 1995, you may want to review this letter and discuss the requirements with your consultant. As I indicated yesterday, **a report of investigations conducted thus far should be submitted along with the work plan for a Preliminary Site Assessment no later than November 27, 1995.**

Please do not hesitate to call me at (510)567-6755 if you have questions or need additional information.

Sincerely,

Amy Leech
Hazardous Materials Specialist

ATTACHMENT

c: Acting Chief of Environmental Protection - **File(ALL)**

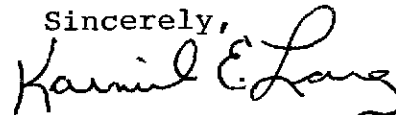
October 16,95

Alameda County Health Agency
1131 Harbor Bay Parkway
Second Floor
Alameda. California 94502

Dear Amy Leech,

Pursuant to our conversation Oct. 16,95, please be advised I am contacting my consultant (Tank Protect) to have them submit ground water testing proposal with their closure report.

Please also be advised that we have basically exhausted the funds available for clean up at this time because of soil re-mediation. I will pursue checking with the clean up fund to try and find out at what time there will be funds available for further sight clean up and or investigation of water and soil. We are striving as good citizens to do our part but we are a small family owned company and don't have the unlimited funds at this time, please bear with us.

Sincerely,


Karniel Lang

STATE WATER RESOURCES CONTROL BOARD**DIVISION OF CLEAN WATER PROGRAMS**

2014 T STREET, SUITE 130

P.O. BOX 944212

SACRAMENTO, CALIFORNIA 94244-2120

(916) 227-4307

(916) 227-4530 (FAX)



September 22, 1995

RAS-Co Mfg. Co.
Karniel Lang
413 West Sunset Blvd.
Hayward, CA 94541

**UNDERGROUND STORAGE TANK CLEANUP FUND PROGRAM, NOTICE OF CONDITIONAL
CLAIM ACCEPTANCE IN PRIORITY CLASS B: CLAIM NUMBER 010081; FOR SITE
ADDRESS: 413 West Sunset Blvd., Hayward, CA 94541**

Your claim has been accepted for placement on the Priority List in Priority Class B.

At least once a year, the Priority List is updated through the State Board adoption process. Newly eligible claims are added to the list at that time.

After adoption of the Priority List, staff will review, verify, and process applications based on the priority and rank within the priority class. During the detailed review, staff may request additional information to verify eligibility. Once review of the application is complete and the claim is determined to be valid, a Letter of Commitment will be issued obligating funds toward the cleanup. If the detailed review determines that your claim is unacceptable or ineligible, you will be notified of our intent to remove your claim from the Priority List.

If you have any questions, please contact me at (916) 227-4539.

Sincerely,

Cheryl Gordon
Cheryl Gordon, Claims Reviewer

Underground Storage Tank Cleanup Fund

STATE WATER RESOURCES CONTROL BOARD
DIVISION OF CLEAN WATER PROGRAMS
2014 T STREET, SUITE 130
P.O. BOX 944212
SACRAMENTO, CA 94244-2120



SEP 13 1995

UNDERGROUND STORAGE TANK CLEANUP FUND (Fund)
TECHNICAL REVIEW GUIDANCE DOCUMENT NO. 3

Assisting Claimants with Hiring Consultants and Contractors

Hiring the right firm to perform UST corrective action is critical to insuring the proper completion of corrective action and reimbursement from the Fund. Many claimants find hiring consultants and contractors difficult.

Recent changes (Senate Bill 1764) in the legislation governing the Fund require that the Fund "provide, upon the request of the claimant, assistance to the claimant in the selection of contractors (and consultants) retained by the claimant to conduct reimbursable work."

Although the claimant is ultimately responsible for hiring and firing consultants and contractors, there are many ways in which the Fund's staff, based on its experience reviewing corrective action costs, can help claimants with the mechanics of hiring qualified consultants and contractors at a reasonable price. The Fund staff has boilerplate material that claimants can adapt to the specifics of their sites, and can assist claimants by explaining how to find qualified consultants and contractors, how to solicit bids or estimates from those consultants and contractors and how to compare bids and estimates.

The Fund staff will not recommend consultants and contractors; the Fund can only advise and assist claimants on how to hire a consultant or contractor.

Assistance will be given only on request.

The Fund encourages claimants needing assistance with hiring a consultant or contractor to contact their claims representative.

Sincerely,

A handwritten signature in black ink, appearing to read "Dave Deaner".

Dave Deaner, Manager
Underground Storage Tank Cleanup Fund



DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

StId 4118

August 23, 1995

Karniel Lang and Oscar Lang
Ras-Co Manufacturing
413 W Sunset Blvd
Hayward Ca 94541

NOTICE OF VIOLATION

Subject: Required investigations at Ras-Co Manufacturing, 413 W Sunset Blvd, Haward, CA 94541

Dear Mr. Lang:

On December 6, 1994, the Alameda County Department of Environmental Health, sent you a letter requiring that you submit a Preliminary Site Assessment work plan to determine the vertical and lateral extent of soil and ground water contamination from past releases from the former underground storage tanks (USTs) at the subject site. Please see attached a copy of that letter. On March 31 and June 12, 1995, this office witnessed over excavation of soil and confirmatory sampling in the former UST excavation. To this date, however, we have not received any reports documenting this work or a Preliminary Site Assessment work plan that proposes to investigate the vertical and lateral extent of soil and ground water contamination at the subject site. Therefore, this letter constitutes a Notice that you are in violation of specific laws to investigate and remediate this site.

Failure to furnish technical reports regarding documented or potential ground water contamination violates **Section 13267 (b) of the California Water Code**. The Regional Water Quality Control Board (RWQCB) can impose civil penalties of up to **\$1,000 per day** for each day in which this violation occurs.

You are required to submit a Preliminary Site Assessment work plan and a report documenting the fate of all excavated soil from this site **within 30 days** of the date of this letter. Failure to respond will result in referral of this case to the RWQCB or Alameda County District Attorney's Office to consider for enforcement action. Modifications of required tasks or extensions of stated deadlines must be confirmed in writing by either this agency or RWQCB.

A Cleanup Fund administered by the State of California Water Resources Control Board is available for the cleanup of properties that have been impacted by leaky USTs. The Cleanup Fund pays for corrective action to clean up soil and groundwater contamination caused by leaky USTs after a deductible has been paid by the applicant. Again, if you have not already done so, I encourage you to apply for financial assistance with the State UST Cleanup Fund. Please find enclosed information and telephone numbers for the Cleanup Fund.

Lang
Re: 413 W Sunset Blvd
August 23, 1995
Page 2 of 2

Please contact me at (510)567-5655, if you have any questions or comments.

Sincerely,



Amy Leech
Hazardous Materials Specialist

ATTACHMENT

c: Kevin Graves, RWQCB
Gil Jensen, Alameda County District Attorney's Office
Acting Chief of Environmental Protection - Files(ALL)

white - env. health
yellow - facility
pink - files

ALAMEDA COUNTY, DEPARTMENT OF
ENVIRONMENTAL HEALTH
Hazardous Materials Inspection Form

1131 Harbor Bay Pkwy
Alameda CA 94502
510/567-6700

II, III

Site ID # _____ Site Name Rasco Today's Date 6/12/95

Site Address 413 W. Sunset

City Hayward Zip 94 Phone _____

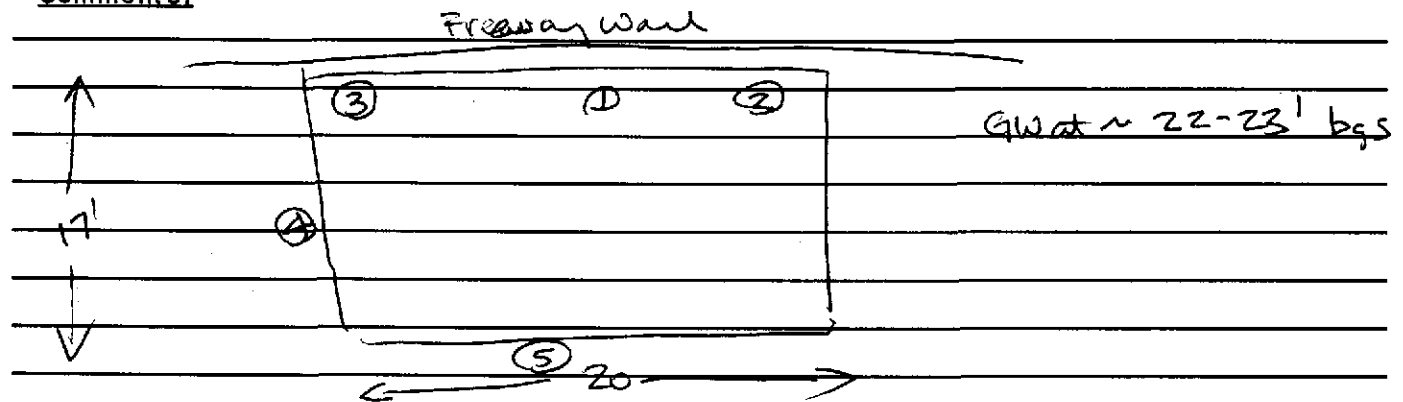
____ MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

- ____ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- ____ II. Hazardous Materials Business Plan, Acutely Hazardous Materials
- ____ III. Under ground Storage Tanks overexc. sampling

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

Comments:



① SS at ~ 15' sl. sandy sand - sl. odor. no staining

② SS at ~ 20' sandy clay - sl. discoloration - sl. odor.

③ SS at ~ 20' sandy clay - sl. staining, sl. odor.

④ SS at ~ 20' sandy clay - sl. odor, no stain.

⑤ SS at ~ 21' sandy clay - sl. odor - no stain. *not gasoline*

Analyze for TPH-G and BTEX.

Contact MARIC R. VARNEY
Title GEولوجIST
Signature [Signature]

Inspector Eva Cho
Signature [Signature]

II, III

white -env.health
yellow -facility
pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Inspection Form

1131 Harbor Bay Pkwy.
Suite 250
Alameda, CA 94502-6577
(510) 567-6700

II, III

Site ID # 418 Site Name Pasco Manufac. Co Today's Date 3/31/95

Site Address 413 W Sunset Blvd

City Hayward Zip 94541 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

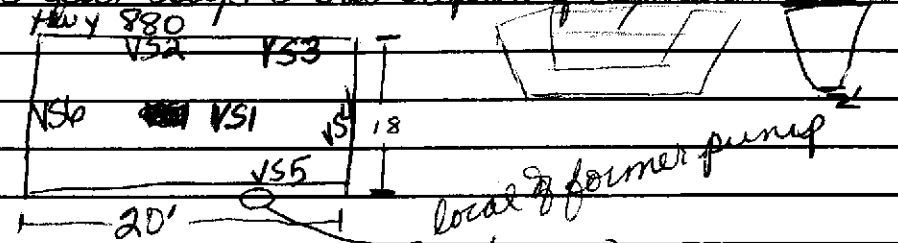
Inspection Categories:

- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II. Business Plans, Acute Hazardous Materials
- III. Underground Tanks LOP

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

Comments:

On-site to witness confirmatory samples of sidewalks & bottom of over excavation 6200 cu yd (approx) was excavated yesterday. 15 feet deep was depth of excav. 1-18-94



Per consultant TPE (Yee Jenkins) there is a hot spot at bottom of pit and on the wall along Hwy 880.

(VS1) taken from bottom of excavation at approx 15.5 ft bgs in an area approx. beneath the 500 gallon VST - very strong odor
(VS2) taken at approx. 12 ft bgs no detectable odor
(VS3) ~12 ft w/odor Note: Per K. Long there is a domestic well on-site that
(VS4) ~13 ft no odor
(VS5) ~12 ft no odor
(VS6) ~12 ft no odor, has not been used for ~20 yrs.

II.A BUSINESS PLANS (Title 19)

- 1. Immediate Reporting 2703
- 2. Bus. Plan Stds. 25503(b)
- 3. RR Cars > 30 days 25503.7
- 4. Inventory Information 25504(a)
- 5. Inventory Complete 2730
- 6. Emergency Response 25504(b)
- 7. Training 25504(c)
- 8. Deficiency 25505(a)
- 9. Modification 25505(b)

II.B ACUTELY HAZ. MAT'L

- 10. Registration Form Filed 25533(a)
- 11. Form Complete 25533(b)
- 12. RMPP Contents 25534(c)
- 13. Implement Sch. Req'd? (Y/N)
- 14. OffSite Conseq. Assess. 25524(c)
- 15. Probable Risk Assessment 25534(d)
- 16. Persons Responsible 25534(g)
- 17. Certification 25534(f)
- 18. Exemption Request? (Y/N) 25536(b)
- 19. Trade Secret Requested? 25538

III. UNDERGROUND TANKS (Title 23)

- 1. Permit Application 25284 (H&S)
- 2. Pipeline Leak Detection 25292 (H&S)
- 3. Records Maintenance 2712
- 4. Release Report 2651
- 5. Closure Plans 2670

- 6. Method
 - 1) Monthly Test
 - 2) Daily Vadose
 - Semi-annual groundwater
 - One time soils
 - 3) Daily Vadose
 - One time soils
 - Annual tank test
 - 4) Monthly Gndwater
 - One time soils
 - 5) Daily Inventory
 - Annual tank testing
 - Cont pipe leak det
 - Vadose/gndwater mon.
 - 6) Daily Inventory
 - Annual tank testing
 - Cont pipe leak det
 - 7) Weekly Tank Gauge
 - Annual tank testing
 - 8) Annual Tank Testing
 - Daily inventory
 - 9) Other _____

- 7. Precs Tank Test Date: 2643
- 8. Inventory Rec. 2644
- 9. Soil Testing 2646
- 10. Ground Water. 2647

- 11. Monitor Plan 2632
- 12. Access. Secure 2634
- 13. Plans Submit Date: 2711
- 14. As Built Date: 2635

Rev 6/88

Contact: _____
Title: _____
Signature: _____

Inspector: A Leech
Signature: [Signature]

RAS-CO
Manufacturing Co.

413-WEST SUNSET BLVD.
HAYWARD, CA 94541

(415) 782-3161

February 16, 95

Alameda County Environmental Health Agency

Att. Amy Leech

Amy Leech,

As per our conversation let it be known that we have an agreement with Tank Protect to further clean the underground storage tank site. Along with PSA requirements and apparently and obviously due to the extreme harsh weather of January nothing has been able to be done. As to of this date 2-16-95, I have not heard from Tank Protect as to there plans of continued work. Please contact Louis at 510-429-8088.

Thank You,


Karniel Lang

representing Oscar Lang

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR
DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program

STID# 4118

February 16, 1995

Alameda County CC4580
Environmental Protection Division
1131 Harbor Bay Parkway, Room 250
Alameda CA 94502-6577

Oscar Lang and Karniel Lang
Ras-Co Manufacturing
413 W Sunset Blvd
Hayward CA 94541

Subject: Required investigations of 413 W Sunset Blvd, Hayward,
CA

Dear Messrs. Lang:

Attached for your information is a brochure for the Underground Storage Tank Cleanup Fund and a "Notice of Requirement to Reimburse" that includes Karniel Lang, as operator/owner of Ras-Co Manufacturing.

Per our conversation this morning, the Preliminary Site Assessment (PSA) for the subject site was due to this office on February 6, 1995. Please confirm your request for an extension to this deadline, along with a schedule for completing the proposed overexcavation, in writing to this office.

Please notify me at least 72 hours before work is to commence. If you have question, please contact me at (510)567-6755.

Sincerely,

Amy Leech
Hazardous Materials Specialist

ATTACHMENT

cc: Louis Travis III
Tank Protect Engineering
of Northern California, Inc.
2821 Whipple Rd
Union City CA 94587

Ed Howell

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program

StId #4118

December 22, 1994

**Alameda County Environmental Health
Environmental Protection Division
1131 Harbor Bay Parkway, Rm. 250
Alameda, CA 94502-6577 CC:430-4510**

Oscar Lang
Ras-Co Manufacturing
413 W Sunset Blvd
Hayward CA 94541

Subject: Tank Closure Report and Workplan for investigations at
413 W Sunset Blvd, Hayward, CA 94541

Dear Mr. Lang:

This office has reviewed Tank Protect Engineering's Tank Closure Report and Workplan dated December 16, 1994.

The Tank Closure Report and Workplan are acceptable. Please be aware, however, the workplan submitted addresses only soil and **not** groundwater investigations. Information obtained from the soil investigation will assist in determining groundwater investigative action.

If you have questions please call me at (510)567-6755. Also, please notify this office at least 48 hours before work begins.

Sincerely,

A handwritten signature in cursive script that reads "Amy Leech".

Amy Leech

cc: Louis Travis III
Tank Protect Engineering
of Norther California, Inc.
2821 Whipple Rd
Union City CA 94587

Ed Howell:File(ALL)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

StId 4118

December 6, 1994

Oscar Lang
Ras-Co Manufacturing
413 W Sunset Blvd
Hayward Ca 94541

Subject: Required investigations at 413 W Sunset Blvd, Hayward,
California

Dear Mr. Lang:

This office has received and reviewed Trace Analysis Laboratory, Inc.'s soil sample results, dated November 18, 1994.

On November 10, 1994, two underground storage tanks (UST) were removed from the subject site: one 250 gallon UST and one 500 gallon UST. Lab analysis results for soil samples collected from the UST pit identified contaminant levels as high as 5,000 parts per million (ppm) Total Petroleum Hydrocarbons as gasoline (TPHg), 8,900 parts per billion (ppb) benzene, 330,000 ppb toluene, 96,000 ppb ethylbenzene, and 620,000 ppb xylenes.

Guidelines established by the California Regional Water Quality Control Board (RWQCB) require that soil and ground water investigations be conducted when there is evidence to indicate that a release from an UST will impact or may have impacted the ground water.

You are required to conduct a **Preliminary Site Assessment (PSA)** to determine the lateral and vertical extent and severity of **both soil and ground water** contamination resulting from the release at the site. 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's Staff Recommendations for the Initial Evaluation and Investigation of Underground Tanks, and be consistent with requirements set forth in Article 11 of Title 23, California Code of Regulations. The major elements of such an investigation are summarized in the attached **Appendix A**. The major elements of the guidelines include, but are not limited to, the following:

Lang
Ras-Co Manufacturing
December 6, 1994
page 2 of 4

- o At least one permanent ground water monitoring well must be installed within 10 feet of the observed soil contamination, oriented in the confirmed downgradient direction relative to groundwater flow. In the absence of neighboring monitoring wells located within 100 feet of the site, or any other data identifying the confirmed downgradient direction, a minimum of three wells will be required to verify gradient direction. During the installation of these wells, soil samples are to be collected at five-foot-depth intervals and any significant changes in lithology.

- o Subsequent to the installation of the monitoring wells, these wells must be **surveyed to an established benchmark**, (i.e., Mean Sea Level) with an accuracy of 0.01 foot. Ground water samples are to be collected and analyzed quarterly, and water level measurements are **to be collected monthly for the first three months**, and then quarterly thereafter. If the initial ground water elevation contours indicate that ground water flow directions vary greatly then you will be required to continue monthly water level measurements until the ground water gradient behavior is known. **Both soil and ground water samples must be analyzed for TPHg and BTEX.**

This Department will oversee the assessment and remediation of your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. The issuance of well drilling permits, however, will be through the Alameda County Flood Control and Water Conservation District, Zone 7, in Pleasanton. The RWQCB may choose to take over as lead agency if it is determined, following the completion of the initial assessment, that there has been a substantial impact to ground water.

In order to properly conduct a site investigation, you are required to obtain professional services of a reputable environmental consultant. **All reports and proposals must be submitted under seal of a California-Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer.**

The PSA proposal is due within 60 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 final RWQCB "sign-off". Such quarterly reports are due the first day of the second month of each subsequent quarter.

Lang
Ras-Co Manufacturing
December 6, 1994
page 3 of 4

The referenced initial and quarterly reports must describe the status of the investigation and must include, among others, the following elements:

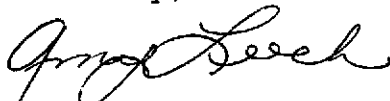
- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.
- o Status of ground water contamination characterization.
- o Interpretations of results: water level contour maps showing gradients, free and dissolved product plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations or plans for additional investigative work or remediation.

Please be advised that this is a formal request for a work plan pursuant to **Section 2722 (c)(d) of Title 23 California Code of Regulations**. Any extensions of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by either this agency or RWQCB.

Additionally, you are required to submit documentation for the fate of excavated soil as a result of excavating the USTs. **This documentation must be submitted within 15 days** of the date of this letter.

If you have any questions or comments, please contact me at (510) 567-6755.

Sincerely,



Amy Leech
Hazardous Materials Specialist

ATTACHMENT

Lang
Ras-Co Manufacturing
December 6, 1994
page 3 of 4

cc: Edgar Howell

lop\4118.lop

white -env.health
 yellow -facility
 pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH
 Hazardous Materials Inspection Form

80 Swan Way, #200
 Oakland, CA 94621
 (415) 271-4320

II, III

Site ID # 4118 Site Name Ros Co. Manufacturing Today's Date 12/5/94

Site Address 413 Sunset Blvd.

City Hayward Zip 94541 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II. Business Plans, Acute Hazardous Materials
- III. Underground Tanks

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

Comments:

an office investigation revealed Eva Chu from L.O.P. recently oversaw the removal of 2 underground storage tanks at this site. She told me it is now a L.O.P. site under Amy Leech.

At this time there are no known tanks left in the ground. A site visit is no longer needed.

II.A BUSINESS PLANS (Title 19)

- 1. Immediate Reporting 2703
- 2. Bus. Plan Stds. 25503(b)
- 3. RR Cars > 30 days 25503.7
- 4. Inventory Information 25504(a)
- 5. Inventory Complete 2730
- 6. Emergency Response 25504(b)
- 7. Training 25504(c)
- 8. Deficiency 25505(a)
- 9. Modification 25505(b)

II.B ACUTELY HAZ. MATLS

- 10. Registration Form Filed 25533(a)
- 11. Form Complete 25533(b)
- 12. RMPP Contents 25534(c)
- 13. Implement Sch. Req'd? (Y/N)
- 14. OffSite Conseq. Assess. 25524(c)
- 15. Probable Risk Assessment 25534(d)
- 16. Persons Responsible 25534(g)
- 17. Certification 25534(f)
- 18. Exemption Request? (Y/N) 25536(b)
- 19. Trade Secret Requested? 25538

III. UNDERGROUND TANKS (Title 23)

- General
- 1. Permit Application 25284 (H&S)
 - 2. Pipeline Leak Detection 25292 (H&S)
 - 3. Records Maintenance 2712
 - 4. Release Report 2651
 - 5. Closure Plans 2670

- Monitoring for Existing Tanks
- 6. Method
 - 1) Monthly Test
 - 2) Daily Vadose
Semi-annual groundwater
One time soils
 - 3) Daily Vadose
One time soils
Annual tank test
 - 4) Monthly Groundwater
One time soils
 - 5) Daily Inventory
Annual tank testing
Cont pipe leak det
Vadose/groundwater mon.
 - 6) Daily Inventory
Annual tank testing
Cont pipe leak det
 - 7) Weekly Tank Gauge
Annual tank testing
 - 8) Annual Tank Testing
Daily Inventory
 - 9) Other _____

- 7. Precs Tank Test 2643
Date: _____
- 8. Inventory Rec. 2644
- 9. Soil Testing 2646
- 10. Ground Water. 2647

- New Tanks
- 11. Monitor Plan 2632
 - 12. Access. Secure 2634
 - 13. Plans Submit 2711
Date: _____
 - 14. As Built 2635
Date: _____

Rev 6/88

Contact: File

Title: _____

Signature: _____

Inspector: Kevin Tinsley

Signature: _____

II, III

941
 12/5/94

Next Previous

```

Facility Name / Owner          Facility Address / Mail Address      # of Tanks
-----
Ras-Co Manufacturing Co.      413 W Sunset Blvd                   St#304118 S:R
Oscar & Mildred Lang         Hayward , CA 94541                 #Tanks: 0
Cont: Oscar Lang             413 Sunset Blvd.                   BILLING:
Phone: Fac: 510-782-3161     Hayward , CA 94541                 DateSent-
StID: Day: 510-782-3161     Emerg.# || Interim PermDate: 09/14/89 06/12/89
4118 Nite: 510-782-3161     Emerg.# || FPerm Old                 Acct#T91217
PermHist: REMOVED 2 USTS 11/94 (ALL). 2 UST Paid.
    
```

TODAY:

12/05/94		TANK INFORMATION			Monitor	Date	Final	Tank
Tank ID	State#	Location	Size	Contents	Method	Pd.State	Permit	Stat
	304118001		250	RegUnld	95	09/14/89		R
	304118002		500	RegUnld	95	09/14/89		R

STATUS: C=Current F=awaiting appl. B=ready to Bill R=tanks Removed E=Exempt
 [ESC] Done [F2] Clear field [Shift-F2] Clear to end [Shift-F10] More
 Form: UGTLook Table: UGTlist Field: BusName Page: 1

BILLING ADJUSTMENT FORM

Billing Acct.#	
<input type="checkbox"/>	Generator...H _____
<input type="checkbox"/>	HMMP.....L _____
<input checked="" type="checkbox"/>	UST.....T <u>91217</u>

Date: 12/5/94
HazMat Site ID#: 4118

Caller: _____ Phone: _____

Company Name: Ras-Co Manufacturing Co.

Site Address: 413 W. Sunset Blvd. Hayward 94541
City Zip

Requested Changes: Removed 2 usts; 0 left on site.
Initials: _____

Rescind Bill with explanation and date (if available):

- Generator _____
- HMMP (AB2185) _____
- UST Removed 2 usts

Continue Billing With Following Changes:

- | | | |
|--|----------|----------|
| | From : | To : |
| <input type="checkbox"/> Change number of EMPLOYEES | _____ | _____ |
| <input checked="" type="checkbox"/> Change number of TANKS | <u>2</u> | <u>0</u> |
| <input type="checkbox"/> HMMP (AB2185) | _____ | _____ |
| <input type="checkbox"/> Updated information | _____ | _____ |

Business Name _____ Phone: _____

SITE Address _____
City Zip

BILLING Address _____
City Zip

Inspector: [Signature] Date: 12/5/94

<input checked="" type="checkbox"/> Sent to Billing on <u>12/16/94</u> Rev 12/91 Mac-BillAdj-2
--

STATE OF CALIFORNIA
STATE WATER RESOURCES CONTROL BOARD
UNDERGROUND STORAGE TANK PERMIT APPLICATION - FORM A



COMPLETE THIS FORM FOR EACH FACILITY/SITE

MARK ONLY ONE ITEM	<input type="checkbox"/> 1 NEW PERMIT	<input type="checkbox"/> 3 RENEWAL PERMIT	<input type="checkbox"/> 5 CHANGE OF INFORMATION	<input checked="" type="checkbox"/> 7 PERMANENTLY CLOSED SITE
	<input type="checkbox"/> 2 INTERIM PERMIT	<input type="checkbox"/> 4 AMENDED PERMIT	<input type="checkbox"/> 6 TEMPORARY SITE CLOSURE	

I. FACILITY/SITE INFORMATION & ADDRESS - (MUST BE COMPLETED)

DBA OR FACILITY NAME Ras-co Manufacturing Company, Inc.		NAME OF OPERATOR		
ADDRESS 413 West Sunset Boulevard		NEAREST CROSS STREET	PARCEL # (OPTIONAL)	
CITY NAME Hayward	STATE CA	ZIP CODE 94541	SITE PHONE # WITH AREA CODE (510) 782-3161	
<input checked="" type="checkbox"/> BOX TO INDICATE <input checked="" type="checkbox"/> CORPORATION <input type="checkbox"/> INDIVIDUAL <input type="checkbox"/> PARTNERSHIP <input type="checkbox"/> LOCAL AGENCY DISTRICTS <input type="checkbox"/> COUNTY AGENCY <input type="checkbox"/> STATE AGENCY <input type="checkbox"/> FEDERAL AGENCY				
TYPE OF BUSINESS		<input type="checkbox"/> 1 GAS STATION	<input type="checkbox"/> 2 DISTRIBUTOR	# OF TANKS AT SITE 20
		<input type="checkbox"/> 3 FARM	<input type="checkbox"/> 4 PROCESSOR	
		<input type="checkbox"/> 5 OTHER	<input type="checkbox"/> IF INDIAN RESERVATION OR TRUST LANDS	E. P. A. I. D. # (optional) CAC000955496

EMERGENCY CONTACT PERSON (PRIMARY)

EMERGENCY CONTACT PERSON (SECONDARY) - optional

DAYS: NAME (LAST, FIRST) Lang, Oscar	PHONE # WITH AREA CODE (510) 782-3161	DAYS: NAME (LAST, FIRST) Same	PHONE # WITH AREA CODE
NIGHTS: NAME (LAST, FIRST) Lang, Oscar	PHONE # WITH AREA CODE (510) 782-3161	NIGHTS: NAME (LAST, FIRST) Same	PHONE # WITH AREA CODE

II. PROPERTY OWNER INFORMATION - (MUST BE COMPLETED)

NAME Oscar Lang		CARE OF ADDRESS INFORMATION		
MAILING OR STREET ADDRESS 413 West Sunset Boulevard		<input checked="" type="checkbox"/> box to indicate <input type="checkbox"/> INDIVIDUAL <input type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> STATE AGENCY <input checked="" type="checkbox"/> CORPORATION <input type="checkbox"/> PARTNERSHIP <input type="checkbox"/> COUNTY AGENCY <input type="checkbox"/> FEDERAL AGENCY		
CITY NAME Hayward	STATE CA	ZIP CODE 94541	PHONE # WITH AREA CODE (510) 782-3161	

III. TANK OWNER INFORMATION - (MUST BE COMPLETED)

NAME OF OWNER Ras-co Manufacturing Company, Inc.		CARE OF ADDRESS INFORMATION		
MAILING OR STREET ADDRESS 413 West Sunset Boulevard		<input checked="" type="checkbox"/> box to indicate <input type="checkbox"/> INDIVIDUAL <input type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> STATE AGENCY <input checked="" type="checkbox"/> CORPORATION <input type="checkbox"/> PARTNERSHIP <input type="checkbox"/> COUNTY AGENCY <input type="checkbox"/> FEDERAL AGENCY		
CITY NAME Hayward	STATE CA	ZIP CODE 94541	PHONE # WITH AREA CODE (510) 782-3161	

IV. BOARD OF EQUALIZATION UST STORAGE FEE ACCOUNT NUMBER - Call (916) 323-9555 if questions arise.

TY(TK) HQ **44** - [] [] [] [] [] [] [] []

V. PETROLEUM UST FINANCIAL RESPONSIBILITY - (MUST BE COMPLETED) - IDENTIFY THE METHOD(S) USED

<input checked="" type="checkbox"/> box to indicate	<input type="checkbox"/> 1 SELF-INSURED	<input type="checkbox"/> 2 GUARANTEE	<input type="checkbox"/> 3 INSURANCE	<input type="checkbox"/> 4 SURETY BOND
	<input type="checkbox"/> 5 LETTER OF CREDIT	<input type="checkbox"/> 6 EXEMPTION	<input type="checkbox"/> 99 OTHER	

VI. LEGAL NOTIFICATION AND BILLING ADDRESS Legal notification and billing will be sent to the tank owner unless box I or II is checked.

CHECK ONE BOX INDICATING WHICH ABOVE ADDRESS SHOULD BE USED FOR LEGAL NOTIFICATIONS AND BILLING: I. II. III.

THIS FORM HAS BEEN COMPLETED UNDER PENALTY OF PERJURY, AND TO THE BEST OF MY KNOWLEDGE, IS TRUE AND CORRECT

APPLICANT'S NAME (PRINTED & SIGNATURE) Oscar Lang <i>Oscar V. Lang</i>	APPLICANT'S TITLE Property Owner	DATE MONTH/DAY/YEAR 9/20/94
--	--	---------------------------------------

LOCAL AGENCY USE ONLY

COUNTY # 01	JURISDICTION # 000	FACILITY # 304118
LOCATION CODE - OPTIONAL	CENSUS TRACT # - OPTIONAL	SUPERVISOR - DISTRICT CODE - OPTIONAL

na
11/30/94

THIS FORM MUST BE ACCOMPANIED BY AT LEAST (1) OR MORE PERMIT APPLICATION - FORM B, UNLESS THIS IS A CHANGE OF SITE INFORMATION ONLY.

INSTRUCTIONS FOR COMPLETING FORM "B"

GENERAL INSTRUCTIONS:

1. One FORM "B" shall be completed for each tank for all **NEW PERMITS, PERMIT CHANGES, REMOVALS** and/or any other **TANK INFORMATION CHANGE**.
2. This form should be completed by either the **PERMIT APPLICANT** or the **LOCAL AGENCY UNDERGROUND TANK INSPECTOR**.
3. Please type or print clearly all requested information.
4. Use a hard point writing instrument, you are making 3 copies.

TOP OF FORM: "MARK ONLY ONE ITEM"

1. Mark an (X) in the box next to the item that best describes the reason the form is being completed.
2. Indicate the DBA or Facility name where the tank is installed.

I. TANK DESCRIPTION - COMPLETE ALL ITEMS - IF UNKNOWN - SO SPECIFY

- A. Indicate owners tank ID # - If there is a tank number that is used by the owner to identify the tank (ex. AB70789).
- B. Indicate the name of the company that manufactured the tank (ex. ACME TANK MFG.).
- C. Indicate the year the tank was installed (ex. 1987).
- D. Indicate the tank capacity in gallons (ex. 25,000 or 10,000 etc.).

II. TANK CONTENTS

- A. 1. If **MOTOR VEHICLE FUEL**, check box 1 and complete items B & C.
2. If not **MOTOR VEHICLE FUEL**, check the appropriate box in section A and complete items B & D.
- B. Check the appropriate box.
- C. Check the type of **MOTOR VEHICLE FUEL** (if box 1 is checked in A).
- D. Print the chemical name of the hazardous substance stored in the tank and the C.A.S.#. (Chemical Abstract Service number), if box 1 is NOT checked in A.

III. TANK CONSTRUCTION - MARK ONE ITEM ONLY IN BOX A, B, C & D

1. Check only one item in **TYPE OF SYSTEM, TANK MATERIAL, INTERIOR LINING** and **CORROSION PROTECTION**.
2. If **OTHER**, print in the space provided.

IV. PIPING INFORMATION

1. Circle **A** if above ground; circle **U** if underground; and circle both if applicable.
2. If **UNKNOWN**, circle; or if **OTHER**, print in space provided.
3. Indicate the **LEAK DETECTION** system(s) used to comply with the monitoring requirement for the piping.

V. TANK LEAK DETECTION

1. Indicate the **LEAK DETECTION** system(s) used to comply with the monitoring requirements for the tank.

VI. INFORMATION ON TANK PERMANENTLY CLOSED IN PLACE

1. **ESTIMATED DATE LAST USED - MONTH/YEAR** (January, 1988 or 01/88).
2. **ESTIMATED QUANTITY** of **HAZARDOUS SUBSTANCE** remaining in the tank (in Gallons).
3. **WAS TANK FILLED WITH INERT MATERIAL?** Check "Yes" or "NO".

APPLICANT MUST SIGN AND DATE THE FORM AS INDICATED.

INSTRUCTION FOR THE LOCAL AGENCIES

The state underground storage tank identification number is composed of the two digit county number, the three digit jurisdiction number, the six digit facility number and the six digit tank number. The county and jurisdiction numbers are predetermined and can be obtained by calling the State Board (916)739-2421. The facility number must be the same as shown in form "A". The tank number may be assigned by the local agency; however, this number must be numerical and cannot contain an alphabet. If the local agency prefers the State Board to assign the tank number, please leave it blank.

IT IS THE RESPONSIBILITY OF THE LOCAL AGENCY THAT INSPECTS THE FACILITY TO VERIFY THE ACCURACY OF THE INFORMATION. THE LOCAL AGENCY IS RESPONSIBLE FOR THE COMPLETION OF THE "LOCAL AGENCY USE ONLY" INFORMATION BOX AND FOR FORWARDING ONE FORM "A" AND ASSOCIATED FORM "B"(S) TO THE FOLLOWING ADDRESS.

STATE OF CALIFORNIA
 STATE WATER RESOURCES CONTROL BOARD
 C/O S.W.E.P.S.
 DATA PROCESSING CENTER
 P.O. BOX 527
 PARAMOUNT, CA 90723

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 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 1 <u>1</u> <u>2</u> <u>9</u> <u>4</u>	CASE # _____
---	------------------------

REPORTED BY	NAME OF INDIVIDUAL FILING REPORT Mark Varney	PHONE (510) 429-8088	SIGNATURE 	
	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 Tank Protect Engineering of Northern California, Inc.		
	ADDRESS 2821 Whipple Road, Union City, CA 94587			

RESPONSIBLE PARTY	NAME Ras-Co Manufacturing Co., Inc. <input type="checkbox"/> UNKNOWN	CONTACT PERSON Oscar Lang	PHONE (510) 782-3161
	ADDRESS 413 West Sunset Blvd., Hayward, CA 94541		

SITE LOCATION	FACILITY NAME (IF APPLICABLE) Ras-Co Manufacturing Co., Inc.	OPERATOR Oscar Lang	PHONE (510) 782-3161	
	ADDRESS 413 West Sunset Blvd., Hayward, Alameda 94541			
	CROSS STREET _____			

IMPLEMENTING AGENCIES	LOCAL AGENCY Alameda County Health Care Services Agency	CONTACT PERSON Eva Chu	PHONE (510) 567-6700
	REGIONAL BOARD CROWCB - San Francisco Bay Region	PHONE (510) 286-1255	

SUBSTANCES INVOLVED	(1) NAME Petroleum Hydrocarbons - see below	QUANTITY LOST (GALLONS) <input type="checkbox"/> UNKNOWN
	(2) _____	<input type="checkbox"/> UNKNOWN

DISCOVERY/ABATEMENT	DATE DISCOVERED 1 <u>1</u> <u>1</u> <u>0</u> <u>9</u> <u>4</u>	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 <u>1</u> <u>1</u> <u>1</u> <u>0</u> <u>9</u> <u>4</u>	

SOURCE/CAUSE	SOURCE OF DISCHARGE <input type="checkbox"/> TANK LEAK <input checked="" 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 type="checkbox"/> CORROSION <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER _____
---------------------	---	---

CASE TYPE	CHECK ONE ONLY <input 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)
------------------	--

CURRENT STATUS	CHECK ONE ONLY <input 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
-----------------------	--

REMEDIAL ACTION	CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS) <input type="checkbox"/> CAP SITE (CD) <input type="checkbox"/> CONTAINMENT BARRIER (CB) <input type="checkbox"/> VACUUM EXTRACT (VE)	<input type="checkbox"/> EXCAVATE & DISPOSE (ED) <input type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> OTHER (OT) _____	<input type="checkbox"/> REMOVE FREE PRODUCT (FP) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> TREATMENT AT HOOKUP (HU) <input type="checkbox"/> ENHANCED BIO DEGRADATION (IT) <input type="checkbox"/> REPLACE SUPPLY (RS) <input type="checkbox"/> VENT SOIL (VS)
------------------------	---	---	---

COMMENTS
 Removed one 500-gallon gasoline and one 250-gallon gasoline underground storage tanks.

INSTRUCTIONS

EMERGENCY

Indicate whether emergency response personnel and equipment were involved at any time. If so, a Hazardous Material Incident Report should be filed with the State Office of Emergency Services (OES) at 2800 Meadowview Road, Sacramento, CA 95832. Copies of the OES report form may be obtained at your local underground storage tank permitting agency. Indicate whether the OES report has been filed as of the date of this report.

LOCAL AGENCY ONLY

To avoid duplicate notification pursuant to Health and Safety code Section 25180.5, a government employee should sign and date the form in this block. A signature here does not mean that the leak has been determined to pose a significant threat to human health or safety, only that notification procedures have been followed if required.

REPORTED BY

Enter your name, telephone number, and address. Indicate which party you represent and provide company or agency name.

RESPONSIBLE PARTY

Enter name, telephone number, contact person, and address of the party responsible for the leak. The responsible party would normally be the tank owner.

SITE LOCATION

Enter information regarding the tank facility. At a minimum, you must provide the facility name and full address.

IMPLEMENTING AGENCIES

Enter names of the local agency and Regional Water Quality Control Board involved.

SUBSTANCES INVOLVED

Enter the name and quantity lost of the hazardous substance involved. Room is provided for information on two substances if appropriate. If more than two substances leaked, list the two of most concern for cleanup.

DISCOVERY/ABATEMENT

Provide information regarding the discovery and abatement of the leak.

SOURCE/CAUSE

Indicate source(s) of leak. Check box(es) indicating cause of leak.

CASE TYPE

Indicate the case type category for this leak. Check one box only. Case type is based on the most sensitive resource affected. For example, if both soil and ground water have been affected, case type will be "Ground Water". Indicate "Drinking Water" only if one or more municipal or domestic water wells have actually been affected. A "Ground Water" designation does not imply that the affected water cannot be, or is not, used for drinking water, but only that water wells have not yet been affected. It is understood that case type may change upon further investigation.

CURRENT STATUS

Indicate the category which best describes the current status of the case. Check one box only. The response should be relative to the case type. For example, if case type is "Ground Water", then "Current Status" should refer to the status of the ground water investigation or cleanup, as opposed to that of soil. Descriptions of options follow:

No Action Taken - No action has been taken by responsible party beyond initial report of leak.

Leak Being Confirmed - Leak suspected at site, but has not been confirmed.
Preliminary Site Assessment Workplan Submitted - workplan/proposal requested of/submitted by responsible party to determine whether ground water has been, or will be, impacted as a result of the release.
Preliminary Site Assessment Underway - implementation of workplan.
Pollution Characterization - responsible party is in the process of fully defining the extent of contamination in soil and ground water and assessing impacts on surface and/or ground water.
Remediation Plan - remediation plan submitted evaluating long term remediation options. Proposal and implementation schedule for appropriate remediation options also submitted.
Cleanup Underway - implementation of remediation plan.
Post Cleanup Monitoring in Progress - periodic ground water or other monitoring at site, as necessary, to verify and/or evaluate effectiveness of remedial activities.
Case Closed - regional board and local agency in concurrence that no further work is necessary at the site.

IMPORTANT: THE INFORMATION PROVIDED ON THIS FORM IS INTENDED FOR GENERAL STATISTICAL PURPOSES ONLY AND IS NOT TO BE CONSTRUED AS REPRESENTING THE OFFICIAL POSITION OF ANY GOVERNMENTAL AGENCY

REMEDIAL ACTION

Indicate which action have been used to cleanup or remediate the leak. Descriptions of options follow:

Cap Site - install horizontal impermeable layer to reduce rainfall infiltration.
Containment Barrier - install vertical dike to block horizontal movement of contaminant.
Excavate and Dispose - remove contaminated soil and dispose in approved site.
Excavate and Treat - remove contaminated soil and treat (includes spreading or land farming).
Remove Free Product - remove floating product from water table.
Pump and Treat Groundwater - generally employed to remove dissolved contaminants.
Enhanced Biodegradation - use of any available technology to promote bacterial decomposition of contaminants.
Replace Supply - provide alternative water supply to affected parties.
Treatment at Hookup - install water treatment devices at each dwelling or other place of use.
Vacuum Extract - use pumps or blowers to draw air through soil.
Vent Soils - bore holes in soil to allow volatilization of contaminants.
No Action Required - incident is minor, requiring no remedial action.

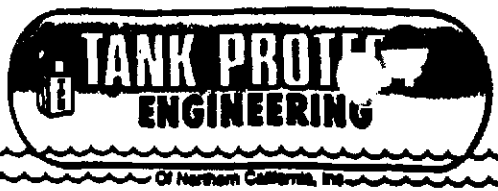
COMMENTS - Use this space to elaborate on any aspects of the incident.

SIGNATURE - Sign the form in the space provided.

DISTRIBUTION

If the form is completed by the tank owner or his agent, retain the last copy and forward the remaining copies intact to your local tank permitting agency for distribution.

1. Original - Local Tank Permitting Agency
2. State Water Resources Control Board, Division of Clean Water Programs, Underground Storage Tank Program, P.O. Box 94232, Sacramento, CA 94244-2126
3. Regional Water Quality Control Board
4. Local Health Officer and County Board of Supervisors or their designees to receive Proposition 65 notifications.
5. Owner/responsible party.



LETTER OF TRANSMITTAL

DATE	11/22/94	JOB NO.	329
ATTENTION	Eva Chu		
RE:	Rasco Manufacturing		

TO: Alameda County Health Care Services Agency
 Department of Environmental Health
 Hazardous Material Program
 1131 Harbor Bay Parkway, Room 250
 Alameda, CA 94502-6577

WE ARE SENDING YOU Attached Under separate cover via mail the following items:

- Shop drawings Prints Plans Samples Specifications
 Copy of letter Change Order _____

COPIES	DATE	NO.	DESCRIPTION
1	11/10/94		Analytical Results and Chain-of-Custody
1	11/22/94		Site Plan: Tank Removal (11/10/94)
1	11/22/94		Underground Storage Tank Unauthorized Release (Leak)/Contamination Site Report

THESE ARE TRANSMITTED as checked below:

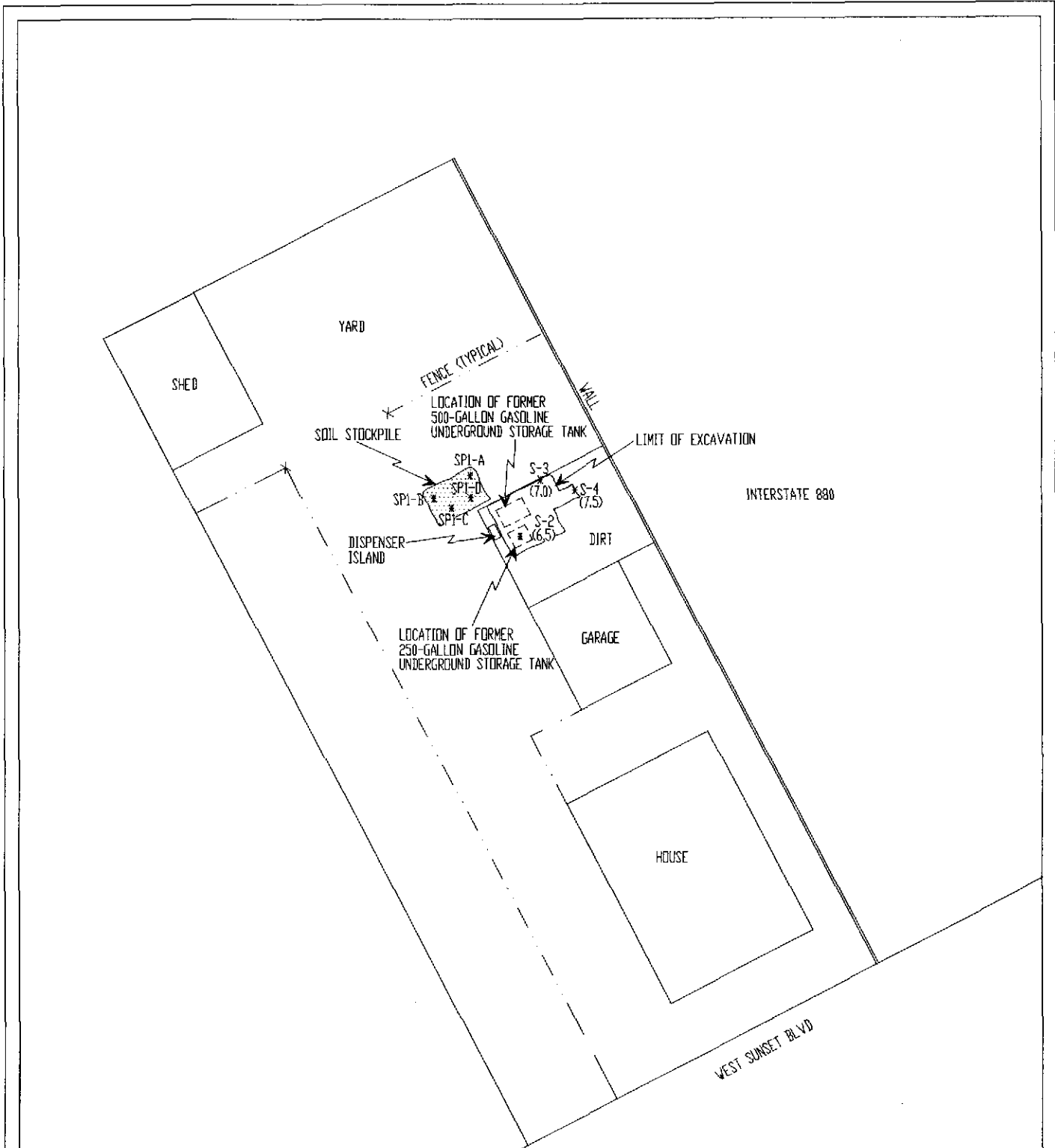
- For approval Approved as submitted Resubmit _____ copies for approval
 For your use Approved as noted Submit _____ copies for distribution
 As requested Returned for corrections Return _____ corrected prints
 For review and file _____
 FOR BIDS DUE _____ 19 _____ PRINTS RETURNED AFTER LOAN TO US

REMARKS _____

COPY TO File

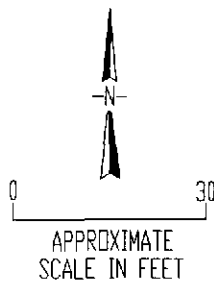
SIGNED: *Maria Franco*

If enclosures are not as noted, kindly notify us at once.



LEGEND

S-2 NAME, LOCATION, AND
* DEPTH OF SOIL SAMPLE
(6.5)



TANK PROTECT ENGINEERING

SITE PLAN: TANK REMOVAL (11/10/94)

RASCO MANUFACTURING CO.
413 W. SUNSET BLVD.
HAYWARD, CA 94141

DATE	11/22/94
FIGURE	
FILE #	329D
DRAWN BY	MT
CHECKED BY	

white -env.health
 yellow -facility
 pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH
 Hazardous Materials Inspection Form

80 Swan Way, #200
 Oakland, CA 94621
 (415) 271-4320

II, III

Site ID # _____ Site Name Ras Co. Manuf. Today's Date 11/10/94

II.A BUSINESS PLANS (Title 19)

- ___ 1. Immediate Reporting 2703
- ___ 2. Bus. Plan Stds. 25503(b)
- ___ 3. RR Cars > 30 days 25503.7
- ___ 4. Inventory Information 25504(a)
- ___ 5. Inventory Complete 2730
- ___ 6. Emergency Response 25504(b)
- ___ 7. Training 25504(c)
- ___ 8. Deficiency 25505(a)
- ___ 9. Modification 25505(b)

Site Address 413 W Sunset Blvd

City Hayward Zip 94 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cff.?

Inspection Categories:

- ___ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- ___ II. Business Plans, Acute Hazardous Materials
- III. Underground Tanks Removal

II.B ACUTELY HAZ. MATLS

- ___ 10. Registration Form Filed 25533(a)
- ___ 11. Form Complete 25533(b)
- ___ 12. RMPP Contents 25534(c)
- ___ 13. Implement Sch. Req'd? (Y/N) _____
- ___ 14. OHSite Conseq. Assess. 25524(c)
- ___ 15. Probable Risk Assessment 25534(d)
- ___ 16. Persons Responsible 25534(g)
- ___ 17. Certification 25534(f)
- ___ 18. Exemption Request? (Y/N) 25536(b)
- ___ 19. Trade Secret Requested? 25538

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

III. UNDERGROUND TANKS (Title 23)

- General
- ___ 1. Permit Application 25284 (H&S)
 - ___ 2. Pipeline Leak Detection 25292 (H&S)
 - ___ 3. Records Maintenance 2712
 - ___ 4. Release Report 2651
 - ___ 5. Closure Plans 2670

- Monitoring for Existing Tanks
- ___ 6. Method
 - 1) Monthly Test
 - 2) Daily Vadose
Semi-annual groundwater
One time soils
 - 3) Daily Vadose
One time soils
Annual tank test
 - 4) Monthly Gndwater
One time soils
 - 5) Daily Inventory
Annual tank testing
Cont pipe leak det
Vadose/gndwater mon.
 - 6) Daily Inventory
Annual tank testing
Cont pipe leak det
 - 7) Weekly Tank Gauge
Annual tank testing
 - 8) Annual Tank Testing
Daily Inventory
 - 9) Other _____

- ___ 7. Precs Tank Test 2643
Date: _____
- ___ 8. Inventory Rec. 2644
- ___ 9. Soil Testing 2646
- ___ 10. Ground Water. 2647

- New Tanks
- ___ 11. Monitor Plan 2632
 - ___ 12. Access. Secure 2634
 - ___ 13. Plans Submit 2711
Date: _____
 - ___ 14. As Built 2635
Date: _____

Rev 6/88

Comments:

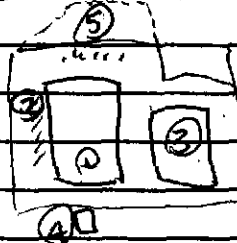
A. Lavdani ACFD

LEL 0% O₂ 0% 250 gal.
 LEL 1% O₂ 1% 93617918 Manifest

500 gal - some rust + pitting noted. One pin size holes ^{noted} on end of tank on bottom (opposite end from fill)

250 gal - gas; some rust. no obvious through holes noted

Insert of 500 at 6'
 " " 250 at 5.5'



- ① Brown clay (some silt) w/ sl. odor of degraded gasoline.
- ② clayey silt - brown w/ mod odor - degraded. Sample collected at 7'
- ③ clay w/ gravel, brown - no odor - at 6.5' Analyze ② and ③ for pH, G, BTEX & total lead
- ④ Sample collected under dispenser - no odor. II, III

Contact: _____

Title: _____

Signature: [Signature]

Inspector: _____

Signature: [Signature]

white -env.health
 yellow -facility
 pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH
 Hazardous Materials Inspection Form

80 Swan Way, #200
 Oakland, CA 94621
 (415) 271-4320

II, III

Site ID # _____ Site Name Rasco Today's Date 11/10/94

II.A BUSINESS PLANS (Title 19)

- ___ 1. Immediate Reporting 2703
- ___ 2. Bus. Plan Stds. 25503(b)
- ___ 3. RR Cars > 30 days 25503.7
- ___ 4. Inventory Information 25504(a)
- ___ 5. Inventory Complete 2730
- ___ 6. Emergency Response 25504(b)
- ___ 7. Training 25504(c)
- ___ 8. Deficiency 25505(a)
- ___ 9. Modification 25505(b)

Site Address 413 W. Sunset Blvd

City Hayward Zip 94 Phone _____

___ MAX AMT stored > 500 lbs, 55 gal., 200 cff.?

Inspection Categories:

- ___ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- ___ II. Business Plans, Acute Hazardous Materials
- ___ III. Underground Tanks

II.B ACUTELY HAZ. MATLS

- ___ 10. Registration Form Filed 25533(a)
- ___ 11. Form Complete 25533(b)
- ___ 12. RMPP Contents 25534(c)
- ___ 13. Implement Sch. Req'd? (Y/N) _____
- ___ 14. OffSite Conseq. Assess. 25524(c)
- ___ 15. Probable Risk Assessment 25534(d)
- ___ 16. Persons Responsible 25534(g)
- ___ 17. Certification 25534(f)
- ___ 18. Exemption Request? (Y/N) 25536(b)
- ___ 19. Trade Secret Requested? 25538

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

Comments:

⑤ Excavation extended additional 3' into east wall. Soil ^{sample collected} at 7.5 w/ weak/streng odor. slight staining. Seen.

III. UNDERGROUND TANKS (Title 23)

- General
- ___ 1. Permit Application 25284 (H&S)
 - ___ 2. Pipeline Leak Detection 25292 (H&S)
 - ___ 3. Records Maintenance 2712
 - ___ 4. Release Report 2651
 - ___ 5. Closure Plans 2670

- Monitoring for Existing Tanks
- ___ 6. Method
 - 1) Monthly Test
 - 2) Daily Vadose
Semi-annual groundwater
One time soils
 - 3) Daily Vadose
One time soils
Annual tank test
 - 4) Monthly Groundwater
One time soils
 - 5) Daily Inventory
Annual tank testing
Cont pipe leak det
Vadose/gndwater mon.
 - 6) Daily Inventory
Annual tank testing
Cont pipe leak det
 - 7) Weekly Tank Gauge
Annual tank testing
 - 8) Annual Tank Testing
Daily Inventory
 - 9) Other _____

- ___ 7. Precs Tank Test 2643
Date: _____
- ___ 8. Inventory Rec. 2644
- ___ 9. Soil Testing 2646
- ___ 10. Ground Water. 2647

- New Tanks
- ___ 11. Monitor Plan 2632
 - ___ 12. Access. Secure 2634
 - ___ 13. Plans Submit 2711
Date: _____
 - ___ 14. As Built 2635
Date: _____

Rev 6/88

II, III

Contact: _____

Title: _____

Signature: [Signature]

Inspector: _____

Signature: [Signature]

202

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY
DEPARTMENT OF ENVIRONMENTAL HEALTH
HAZARDOUS MATERIALS DIVISION
80 SWAN WAY, ROOM 200
OAKLAND, CA 94621
PHONE NO. 510/271-4320

Office Copy

ALCOHOL
HAZARDOUS

94 SEP 21 11:15

Wach 10/6/94

Note changes/additions in Red

ACCEPTED

DEPARTMENT OF ENVIRONMENTAL HEALTH
420 - 27th Street, 2nd Floor
Oakland, CA 94612
Telephone: (415) 574-7237

These plans have been reviewed and found to be acceptable and essentially meet the requirements of State and local health laws. Changes to your plans indicated by this Department are to assure compliance with State and local laws. The project proposed hereby is now released for issuance of any required building permits for construction.

One copy of these accepted plans must be on the job and available to all contractors and craftsmen involved with the removal.

Any change or alterations of these plans and specifications must be submitted to this Department and to the Fire and Building Inspection Department to determine if such changes meet the requirements of State and local laws. Notify this Department at least 48 hours prior to the following required inspections:

- _____ Removal of Tank and Piping
- _____ Sampling
- _____ Final Inspection

Issuance of a permit to operate is dependent on compliance with accepted plans and all applicable laws and regulations.

THERE IS A FINANCIAL PENALTY FOR NOT OBTAINING THESE INSPECTIONS.

UNDERGROUND TANK CLOSURE PLAN

* * * Complete according to attached instructions * * *

1. Business Name Ras-co Manufacturing Company, Inc.
Business Owner Ras-co Manufacturing Company, Inc.
 2. Site Address 413 West Sunset Blvd.
City Hayward Zip 94541 Phone (510) 782-3161
 3. Mailing Address 413 West Sunset Blvd.
City Hayward Zip 94541 Phone (510) 782-3161
 4. Land Owner Oscar Lang
Address 413 West Sunset Blvd. City, State Hayward, CA Zip 94541
 5. Generator name under which tank will be manifested Ras-co Manufacturing Company, Inc.
- EPA I.D. No. under which tank will be manifested CAC000955496

6. Contractor Tank Protection Engineering of Northern California, Inc.
Address 2821 Whipple Road
City Union City, CA 94587 Phone (510) 429-8088
License Type* A-Haz ID# 575837

*Effective January 1, 1992, Business and Professional Code Section 7058.7 requires prime contractors to also hold Hazardous Waste Certification issued by the State Contractors License Board. Indicate that the certificate has been received, in addition, to holding the appropriate contractors license type.

7. Consultant Tank Protect Engineering of Northern California, Inc.
Address 2821 Whipple Road
City Union City, CA 94587 Phone (510) 429-8088

8. Contact Person for Investigation
Name Oscar Lang Title Property Owner
Phone (510) 782-3161

9. Number of tanks being closed under this plan 2
Length of piping being removed under this plan _____
Total number of tanks at facility 2

10. State Registered Hazardous Waste Transporters/Facilities (see instructions).

** Underground tanks are hazardous waste and must be handled **
as hazardous waste

a) Product/Residual Sludge/Rinsate Transporter
Name N/A EPA I.D. No. _____
Hauler License No. _____ License Exp. Date _____
Address _____
City _____ State _____ Zip _____

b) Product/Residual Sludge/Rinsate Disposal Site
Name N/A EPA I.D. No. _____
Address _____
City _____ State _____ Zip _____

c) Tank and Piping Transporter

Name H&H Environmental Services EPA I.D. No. CAD004771168
Hauler License No. 0334 License Exp. Date 1/31/95
Address 220 China Basin
City San Francisco State CA Zip 94107

d) Tank and Piping Disposal Site

Name H&H Environmental Services EPA I.D. No. CAD004771168
Address 220 China Basin
City San Francisco State CA Zip 94107

11. Experienced Sample Collector

Name Louis Travis III
Company Tank Protect Engineering of Northern California, Inc.
Address 2821 Whipple Road
City Union City State CA Zip 94587 Phone (510) 429-8088

12. Laboratory

Name Trace Analysis Laboratory
Address 3423 Investment Blvd., Unit 8
City Hayward State CA Zip 94545
State Certification No. 1199

13. Have tanks or pipes leaked in the past? Yes [] No []

If yes, describe. _____

14. Describe methods to be used for rendering tank inert

Use 25 lbs. of dry ice per each 1,000 gallon capacity for each tank.

Verify with on-site LEL meter.

Before tanks are pumped out and inerted, all associated piping must be flushed out into the tanks. All accessible associated piping must then be removed. Inaccessible piping must be plugged.

The Bay Area Air Quality Management District (771-6000), along with local Fire and Building Departments, must also be contacted for tank removal permits. Fire departments typically require the use of explosion proof combustible gas meters to verify tank inertness. It is the contractor's responsibility to bring a working combustible gas meter on site to verify tank inertness.

15. Tank History and Sampling Information

Tank		Material to be sampled (tank contents, soil, ground-water, etc.)	Location and Depth of Samples
Capacity	Use History (see instructions)		
250-gallon	gasoline	soil	One sample at fill or pump end of tank, max. 2 ft. below tank pit in native soil.
500-gallon	gasoline	soil	One sample at fill or pump end of tank, max. 2 ft. below tank pit in native soil.
	piping	soil	One sample every 20 lineal feet, or under swing joint dispenser.
If water	present in tank	water	one sample from wall next to tank ends at soil/water interface.

One soil sample must be collected for every 20 feet of piping that is removed. A ground water sample must be collected should any ground water be present in the excavation.

Excavated/Stockpiled Soil	
Stockpiled Soil Volume (Estimated) 7 cyds	Sampling Plan One sample for every 20 cyds for reuse maximum or one sample every 50 cubic yards minimum for disposal.

Stockpiled soil must be placed on bermed plastic and must be completely covered by plastic sheeting.

16. Chemical methods and associated detection limits to be used for analyzing samples

The Tri-Regional Board recommended minimum verification analyses and practical quantitation reporting limits should be followed. See attached Table 2.

Contaminant Sought	EPA, DHS, or Other Sample Preparation Method Number	EPA, DHS, or Other Analysis Method Number	Method Detection Limit
Gasoline: TPHG BTEX <i>Total lead</i> If groundwater	EPA 5030 EPA 5030 AA encountered: TPHG 5030 BTEX 5030	GCFID (8015) GCFID 8020/8240 GCFID (8015) 602 or 624	1 ppm .005 ppm

17. Submit Site Health and Safety Plan (See Instructions)

18. Submit Worker's Compensation Certificate copy

Name of Insurer State Compensation Insurance Fund

19. Submit Plot Plan (See Instructions)

20. Enclose Deposit (See Instructions)

21. **Report any leaks or contamination to this office within 5 days of discovery.** The report shall be made on an Underground Storage Tank Unauthorized Leak/Contamination Site Report form. (see Instructions)

22. Submit a closure report to this office within 60 days of the tank removal. This report must contain all the information listed in item 22 of the instructions.

I declare that to the best of my knowledge and belief the statements and information provided above are correct and true.

I understand that information in addition to that provided above may be needed in order to obtain an approval from the Department of Environmental Health and that no work is to begin on this project until this plan is approved.

I understand that any changes in design, materials or equipment will void this plan if prior approval is not obtained.

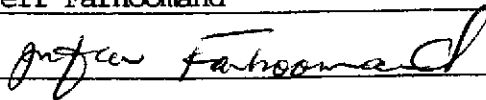
I understand that all work performed during this project will be done in compliance with all applicable OSHA (Occupational Safety and Health Administration) requirements concerning personnel health and safety. I understand that site and worker safety are solely the responsibility of the property owner or his agent and that this responsibility is not shared nor assumed by the County of Alameda.

Once I have received my stamped, accepted closure plan, I will contact the project Hazardous Materials Specialist at least three working days in advance of site work to schedule the required inspections.

Signature of Contractor

Name (please type) Jeff Farhoomand

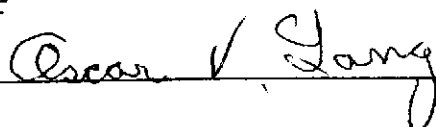
Signature _____



Date 9/20/94

Signature of Site Owner or Operator

Name (please type) Oscar Lang



Signature _____

Date 9/20/94

ALAMEDA COUNTY HAZARDOUS MATERIALS DIVISION
Acknowledgement of Refund Recipient for Site Account

DEPOSITOR FILLS OUT PER SITE

-- REQUIRED --

The depositor will use this form to acknowledge that the property owner or his or her designee will receive any refund due at the completion of all deposit/refund projects at the site listed below.

SITE NUMBER/ADDRESS:

REFUND RECIPIENT-PROPERTY OWNER

Site Number					
<u>Ras-co Manufacturing Company, Inc.</u>		<u>Tank Protect Engineering</u>			
Company Name		Owner's Name			
<u>413 West Sunset Blvd.</u>		<u>2821 Whipple Road</u>			
Street Address		Owner's Address			
<u>Hayward, CA</u>	<u>94541</u>	<u>Union City,</u>	<u>CA</u>	<u>94587</u>	
City	Zip Code	Owner's City	State	Zip	

I have read the description of the project Deposit/Refund Procedure, and have had an opportunity to ask questions about it. I understand that regardless of who deposits money into the site account, any deposit money remaining at the completion of all projects being conducted at this site will be refunded solely to the property owner or his or her designee.

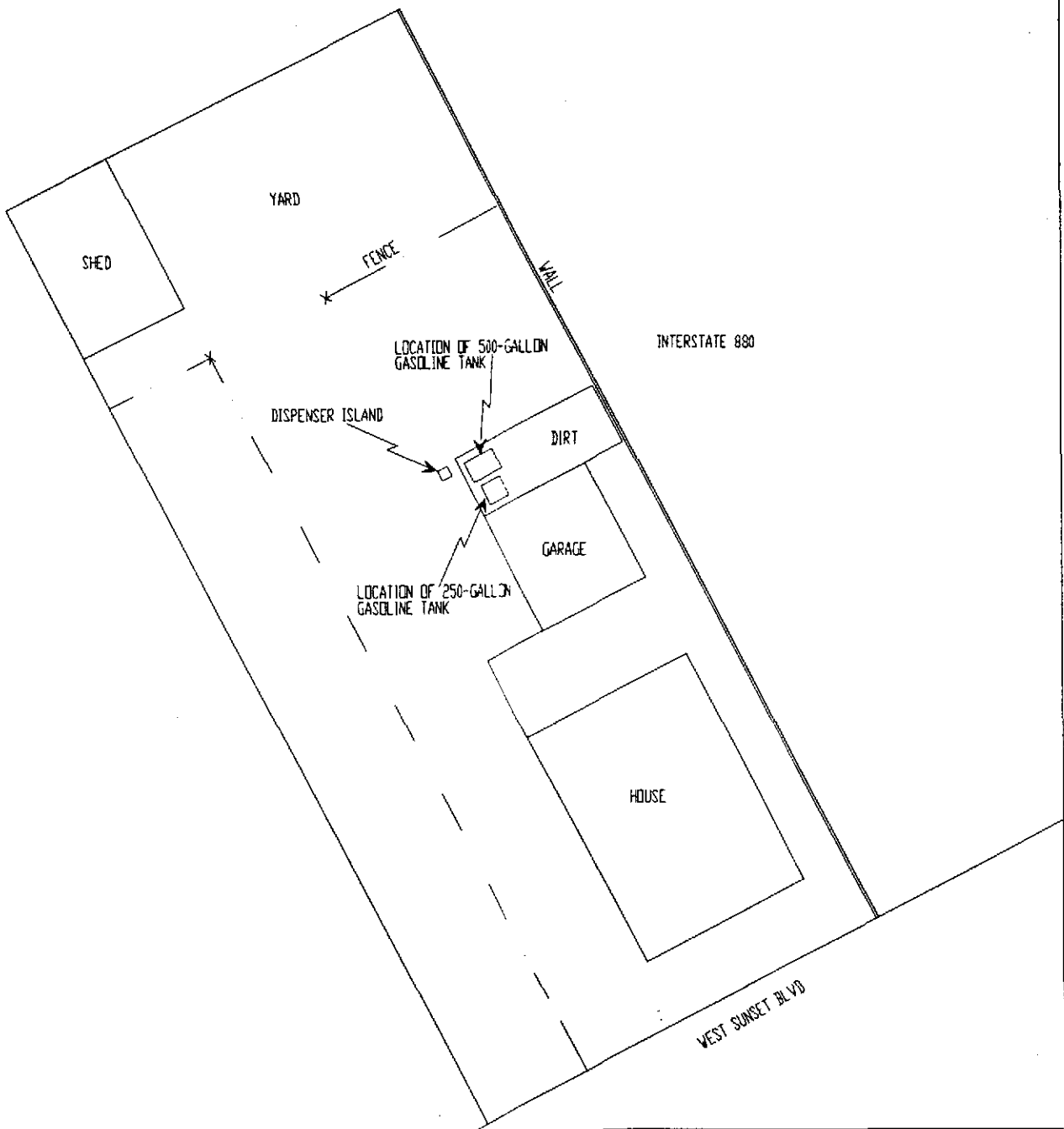
Jeff Farhoomand 9/20/94
Signature of Depositor Date

Jeff Farhoomand
Depositor Name

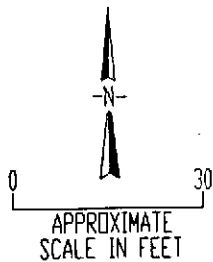
Tank Protect Engineering of Northern California, Inc.
Company Name

2821 Whipple Road
Street Address

Union City, CA 94587
City / Zip



LEGEND



TANK PROTECT ENGINEERING

SITE PLAN

RASCO MANUFACTURING CO.
 413 W. SUNSET BLVD.
 HAYWARD, CA 94141

DATE	9/19/94
FIGURE	
FILE #	329
DRAWN BY	VK
CHECKED BY	

SITE SAFETY PLAN
TANK PROTECT ENGINEERING OF NORTHERN CALIFORNIA, INC.

Site: Ras-co Manufacturing Company, Inc.
413 West Sunset Blvd.
Hayward, CA 94541

Project Number: 329

Original Site Safety Plan: Yes (X) No ()
Plan Prepared by Tank Protect Engineering
Plan Approved by Louis Travis III

Revision Number:
Date: 09/13/94
Date: 09/14/94

Please respond to each item as completely as possible. Where an item is not applicable, please mark "N/A".

1. KEY PERSONNEL AND RESPONSIBILITIES

(Include name, telephone number and health and safety responsibilities; i.e., project manager - Joe Smith - responsible for supervision of all site activities.)

Project Manager: Louis Travis III, (510) 429-8088
Site Safety Manager: Louis Travis III, (510) 429-8088
Alternate Site Safety Manager:
Field Team Members: Alan Kafai, (510) 429-8088

Agency Reps: [Please specify by one of the following symbols: Federal: (F), State: (S), Local: (L), Contractor(s): (C)]

(L) Alameda County Health Care Services Agency: (510) 567-6700
(L) Alameda County Fire Department: (510) 670-5853

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2. JOB HAZARD ANALYSIS

2.1 OVERALL HAZARD EVALUATION

Hazard Level: High () Moderate (X) Low () Unknown ()
 Hazard Type: Liquid () Solid () Sludge () Vapor/Gas (X)

Known or suspected hazardous materials present on site

See below: 1 - Gasoline vapors contain benzene, toluene, xylenes, ethylbenzene; 2 - Diesel; 3 - Waste oil

Characteristics of hazardous materials included above (complete for each chemical presents):

MATERIAL #1

Corrosive () Ignitable (X) Toxic (X) Reactive ()
 Volatile (X) Radioactive () Biological Agent ()
 Exposure Routes: Inhalation (X) Ingestion () Contact (X)
Skin & Mucous Membrane

MATERIAL #2

Corrosive () Ignitable (X) Toxic (X) Reactive ()
 Semi-Volatile (X) Radioactive () Biological Agent ()
 Exposure Routes: Inhalation (X) Ingestion () Contact (X)

MATERIAL #3

Corrosive () Ignitable (X) Toxic (X) Reactive ()
 Volatile () Radioactive () Biological Agent ()
 Exposure Routes: Inhalation () Ingestion () Contact (X)

MATERIAL #4

Corrosive () Ignitable () Toxic () Reactive ()
 Volatile () Radioactive () Biological Agent ()
 Exposure Routes: Inhalation () Ingestion () Contact ()

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2.2 JOB-SPECIFIC HAZARDS

For each labor category specify the possible hazards based on information available (i.e., Task-driller, Hazards-trauma from drill rig accidents, etc.) For each hazard, indicate steps to be taken to minimize the hazard.

Task - Tank Removal; Hazard - Gasoline Vapor Explosion: To minimize - use 15 lb of dry ice per each 1,000 gallon capacity to inert vapor present in tank.

The following additional hazards are expected on site (i.e., snake infested area, extreme heat, etc.): **N/A**

Measures to minimize the effects of the additional hazards are:
N/A

3. MONITORING PLAN

3.1 (a) Air Monitoring Plan

Action levels for implementation of air monitoring. Action levels should be based on published data available on contaminants of concern. Action levels should be set by persons experienced in industrial hygiene.

Level (i.e., .5 ppm)	Action Taken (i.e., commence perimeter monitoring)
5 ppm	Cease work and commence perimeter monitoring until contamination disperses.

(b) Air Monitoring Equipment

Outline the specific equipment to be used, calibration method, frequency of monitoring, locations to be monitored, and analysis of samples (if applicable).

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Air monitoring will be done by using Gastech Model 1314. Hexane will be used for calibration of Gastech.

If air monitoring is not to be implemented for this site, explain why: N/A

3.2 Personnel Monitoring

(Include hierarchy of responsibilities decision making on the site)

Safety officer advises field manager who delegates responsibilities to individual team workers.

3.3 Sampling Monitoring

- (a) Techniques used for sampling: **Insert a probe inside the tank to determine LEL and oxygen levels.**
- (b) Equipment used for sampling: **Gastech Model 1314**
 - 1 - Hydrocarbon Super Surveyor**
 - 2 - Brass Sleeve and Sampler With Hammer**
- (c) Maintenance and calibration of equipment: **Use hexane for calibration. Equipment will be calibrated prior to operation.**

4. PERSONAL PROTECTIVE EQUIPMENT (PPE)

Equipment used by employees for the site tasks and operations being conducted. Be Specific (i.e., hard hat, impact resistance goggles, other protective glove, etc.).

Hard hat, protective gloves (petroleum resistant), safety glasses or goggles, respirator (with organic vapor filter) for site emergency personnel.

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5. SITE CONTROL AND SECURITY MEASURES

The following general work zone security guidelines should be implemented:

- Work zone shall be barricaded and caution tape used.
- Excavations shall be closed or perimeter shall be barricaded when drilling and sampling activities are not actually taking place.
- No excavations shall be left unattended without perimeter barricaded. Visitors will not enter the work zone unless they have attended a project safety briefing.
- Persons will not leave the work zone without first passing through the decontamination zone.

6. DECONTAMINATION PROCEDURE

List the procedures and specific steps to be taken to decontaminate equipment and PPE. **Wash with tri-sodium phosphate solution and rinse with clean potable water.**

7. TRAINING REQUIREMENTS

Prior to mobilization at the job site, employees will attend a safety briefing. The briefing will include the nature of the wastes and the site, donning personal protection equipment, decontamination procedures and emergency procedures.

8. MEDICAL SURVEILLANCE REQUIREMENTS

If any task requires a very high personnel protection level, personnel shall provide assurances that they have received a physical examination and they are fit to do the task. Also personnel will be instructed to look for any symptom of heat stress, heat stroke, heat exhaustion or any other unusual symptom. If there is any report of that kind it will be immediately followed through, and appropriate action will be taken.

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9. STANDARD OPERATION PROCEDURES

Tank Protect Engineering of Northern California, Inc. (TPE) is responsible for the safety of all TPE employees on site. Each contractor shall provide all the equipment necessary to meet safe operation practices and procedures for their personnel on site and be responsible for the safety of their workers.

A "Three Warning" system is utilized to enforce compliance with Health and Safety procedures practices which will be implemented at the site for worker safety:

- * Eating, drinking, chewing gum or tobacco, and smoking will be allowed only in designated areas.
- * Wash facilities will be utilized by workers in the work areas before eating, drinking, or use of the toilet facilities.
- * Containers will be labeled identifying them as waste, debris or contaminated clothing.
- * All Excavation/drilling work will comply with all applicable regulatory agencies requirements.
- * All site personnel will be required to wear hard hats and advised to take adequate measures for self protection.
- * Any other action which is determined to be unsafe by the site safety officer.

10. CONFINED SPACE ENTRY PROCEDURES

No one is allowed to enter any confined space operation without proper safety measures. Specifically in case of an excavated Tank Pit no one should enter at any time.

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11. EMERGENCY RESPONSE PLAN

Fire extinguisher(s) will be on site prior to excavation. Relevant phone numbers:

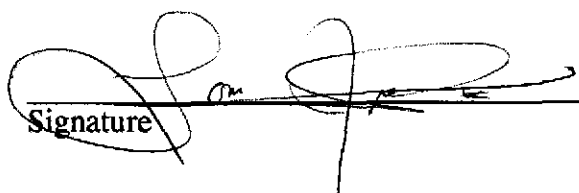
Person	Title	Phone No.
<u>Louis Travis III</u>	Project Manager	(510) 429-8088
_____	Fire	911 or _____
_____	Police	911 or _____
_____	Ambulance	911 or _____
_____	Poison Control Center	(800) 523-2222
_____	Nearest off-site no.	_____
<u>Kaiser Permanente Hospital</u>	Medical Advisor	(510) 784-4251
<u>Mr. Oscar V. Lang</u>	Client Contact	(510) 782-3161
U.S EPA - ERT _____		(201) 321-6660
Chemtrec _____		(800) 424-9300
Centers for Disease Control _____	Day	(404) 329-3311
	Night	(404) 329-2888
National Response Center _____		(800) 424-8802
Superfund/RCRA Hotline _____		(800) 424-8802
TSCA Hotline _____		(800) 424-9065
National Pesticide Information Services _____		(800) 845-7633
Bureau of Alcohol, Tobacco, and Firearms _____		(800) 424-9555

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HEALTH AND SAFETY COMPLIANCE STATEMENT

I, Louis Travers III have received and read a copy of the project Health and Safety Plan.

I understand that I am required to have read the aforementioned document and have received proper training under the occupational Safety and Health Act (29 CFR, Part 1910.120) prior to conducting site activities at the site.


Signature

9/20/94
Date

Signature

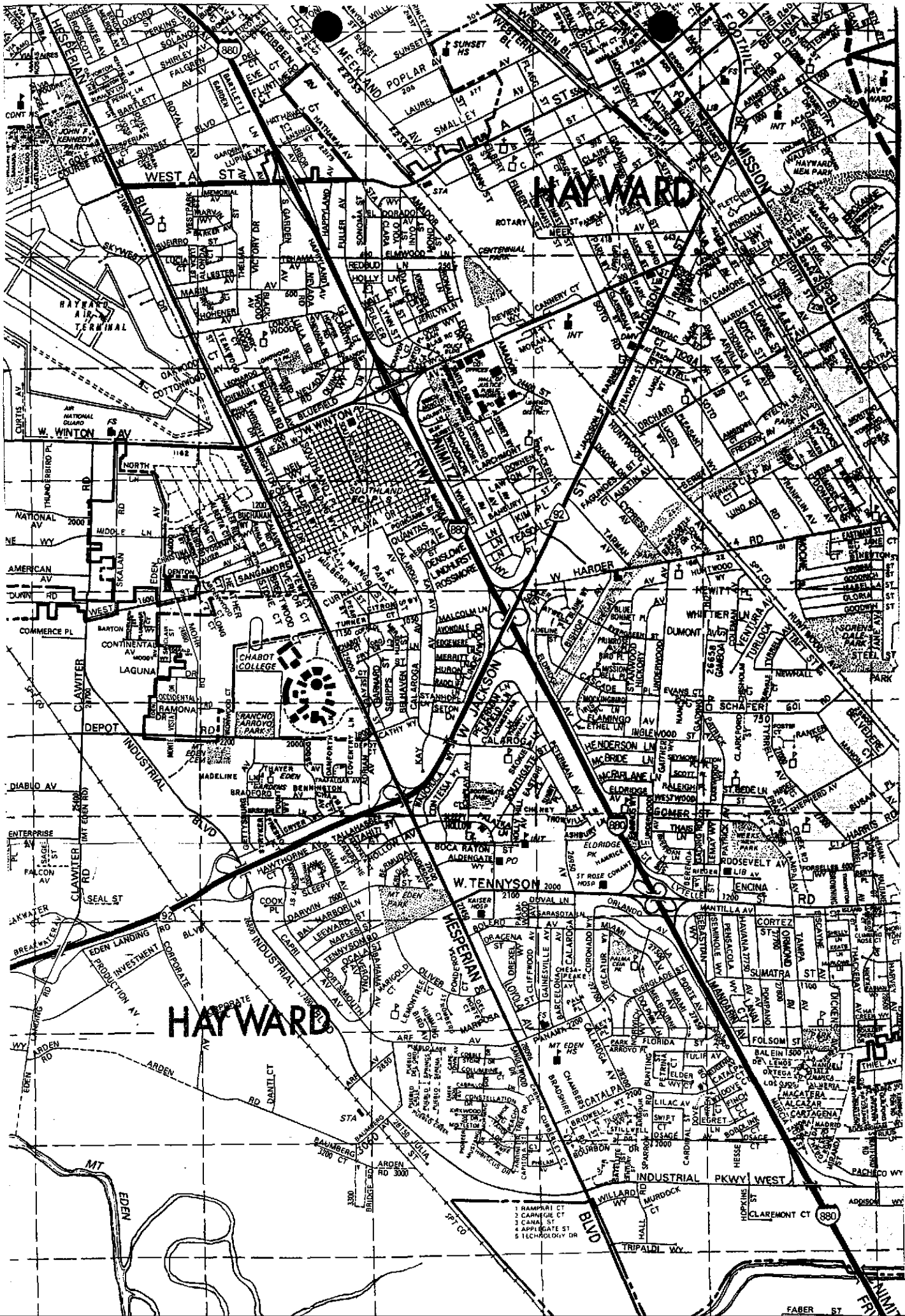
Date

Nearest Hospital:

Kaiser Permanente Hospital
27400 Hesperian Blvd.
Hayward, CA
Emergency (510) 784-4251
Gen. Info. (510) 784-4000

Directions From Site:

Drive westerly on W. Sunset Blvd., to Hesperian Blvd. Turn right (southeast) onto Hesperian Blvd. The hospital will be on the left hand side.



HAYWARD

HAYWARD

- 1 RAMPART CT
- 2 CARNEGIE CT
- 3 CANAL ST
- 4 APPLE GATE ST
- 5 TECHNOLOGY DR

FABER ST

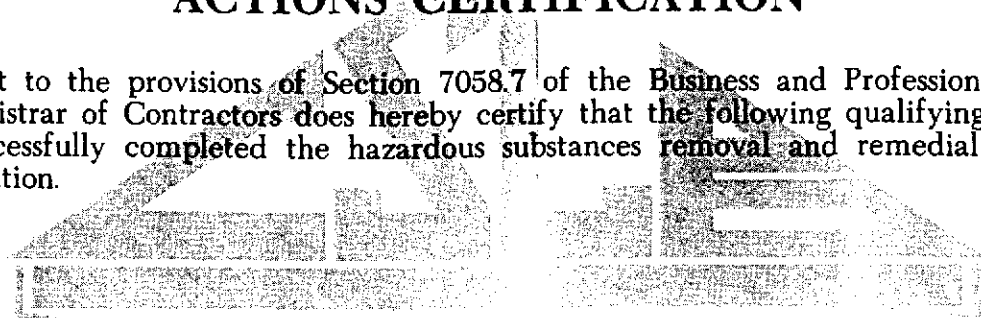


Building Quality



HAZARDOUS SUBSTANCES REMOVAL AND REMEDIAL ACTIONS CERTIFICATION

Pursuant to the provisions of Section 7058.7 of the Business and Professions Code, the Registrar of Contractors does hereby certify that the following qualifying person has successfully completed the hazardous substances removal and remedial actions examination.



Qualifier: **CYRUS D. NAMINI**

License No.: **575837**

Namestyle: **TANK PROTECT ENGINEERING OF NORTHERN CALIFORNIA INC.**

WITNESS my hand and official seal this
7 day of **OCTOBER, 1991**

David R. Phillips
Registrar of Contractors

13L-36 (2 91)

This certification is the property of the Registrar of Contractors, is not transferable, and shall be returned to the Registrar upon demand when suspended, revoked, or invalidated for any reason.

A 4082



State of California
CONTRACTORS STATE LICENSE BOARD
ACTIVE LICENSE



License Number **575837** Entity **CORP**
Business Name **TANK PROTECT ENGINEERING OF NORTHERN CALIFORNIA INC**
Classification(s) **A HAZ**

Expiration Date **08/31/95**



**STATE
COMPENSATION
INSURANCE
FUND**

P.O. BOX 807, SAN FRANCISCO, CA 94101-0807

CERTIFICATE OF WORKERS' COMPENSATION INSURANCE

ISSUE DATE: 09-01-94

POLICY NUMBER: 1145921 - 94
CERTIFICATE EXPIRES: 09-01-95

ALAMEDA CO. HEALTH SERVICES AGENCY
DEPT. OF ENVIRONMENTAL HEALTH
80 SWA WAY, ROOM-200
OAKLAND CA 94621

This is to certify that we have issued a valid Workers' Compensation insurance policy in a form approved by the California Insurance Commissioner to the employer named below for the policy period indicated.

This policy is not subject to cancellation by the Fund except upon 30 days' advance written notice to the employer.

We will also give you 30 days' advance notice should this policy be cancelled prior to its normal expiration.

This certificate of insurance is not an insurance policy and does not amend, extend or alter the coverage afforded by the policies listed herein. Notwithstanding any requirement, term, or condition of any contract or other document with respect to which this certificate of insurance may be issued or may pertain, the insurance afforded by the policies described herein is subject to all the terms, exclusions and conditions of such policies.

John M. Rabb
PRESIDENT

EMPLOYER'S LIABILITY LIMIT: \$3,000,000.00 PER OCCURRENCE.

ENDORSEMENT #2065 ENTITLED CERTIFICATE HOLDERS' NOTICE EFFECTIVE 09/01/94 IS ATTACHED TO AND FORMS A PART OF THIS POLICY.

EMPLOYER

LEGAL NAME

TANK PROTECT ENGINEERING OF NO CAL
2821 WHIPPLE RD
UNION CITY CA 94587

TANK PROTECT ENGINEERING OF NO CALIF, IN