

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700
(510) 337-9432

January 24, 2000

Mr. Peter Sher
San Francisco French Bread Company
7801 Edgewater Drive
Oakland, California 94621

**RE: Former San Francisco French Bread Company (STID # 1509)
4070 San Pablo Avenue, Emeryville, California 94608**

LANDOWNER NOTIFICATION AND PARTICIPATION REQUIREMENTS

Dear Mr. Sher:

This letter is to inform you of new legislative requirements pertaining to cleanup and closure of sites where an unauthorized release of hazardous substance, including petroleum, has occurred from an underground storage tank (UST). Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code requires the primary or active responsible party to notify all current record owners of fee title to the site of: 1) a site cleanup proposal, 2) a site closure proposal, 3) a local agency intention to make a determination that no further action is required, and 4) a local agency intention to issue a closure letter. Section 25297.15(b) requires the local agency to take all reasonable steps to accommodate responsible landowners' participation in the cleanup or site closure process and to consider their input and recommendations.

For purposes of implementing these sections, you have been identified as the primary or active responsible party. Please provide to this agency, within twenty (20) calendar days of receipt of this notice, a complete mailing list of all current record owners of fee title to the site. You may use the enclosed "list of landowners" form (sample letter 2) as a template to comply with this requirement. If the list of current record owners of fee title to the site changes, you must notify the local agency of the change within 20 calendar days from when you are notified of the change.

If you are the sole landowner, please indicate that on the landowner list form. The following notice requirements do not apply to responsible parties who are the sole landowner for the site.

LANDOWNER NOTIFICATION

Re: 4070 San Pablo Avenue, Emeryville, CA

January 24, 2000

Page 2 of 2

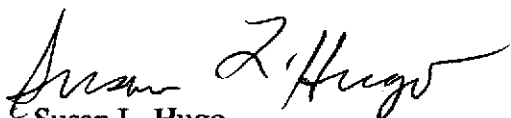
In accordance with Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code, you must certify to the local agency that all current record owners of fee title to the site have been informed of the proposed action before the local agency may do any of the following:

- 1) consider a cleanup proposal (corrective action plan)
- 2) consider a site closure proposal
- 3) make a determination that no further action is required
- 4) issue a closure letter

You may use the enclosed "notice of proposed action" form (sample letter 3) as a template to comply with this requirement. Before approving a cleanup proposal or site closure proposal, determining that no further action is required, or issuing a closure letter, the local agency will take all reasonable steps necessary to accommodate responsible landowner participation in the cleanup and site closure process and will consider all input and recommendations from any responsible landowner.

Please call me at (510) 567-6780 should you have any questions about the content of this letter.

Sincerely,



Susan L. Hugo
Hazardous Materials Specialist

Attachments

cc: Chuck Headlee, RWQCB
SH / files

SAMPLE LETTER (2): LIST OF LANDOWNERS FORM

Name of local agency
Street address
City

SUBJECT: CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR (*Site Name and Address*)

(Note: Fill out item 1 if there are multiple site landowners. If you are the sole site landowner, skip item 1 and fill out item 2.)

1. In accordance with section 25297.15(a) of Chapter 6.7 of the Health & Safety Code, I, (*name of primary responsible party*), certify that the following is a complete list of current record fee title owners and their mailing addresses for the above site:

2. In accordance with section 25297.15(a) of Chapter 6.7 of the Health & Safety Code, I, (*name of primary responsible party*), certify that I am the sole landowner for the above site.

Sincerely,

Signature of primary responsible party

Name of primary responsible party

SAMPLE LETTER 3: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY

Name of local agency
Street address
City

SUBJECT: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY FOR
(*Site Name and Address*)

In accordance with section 25297,15(a) of Chapter 6.7 of the Health & Safety Code, I, (*name of primary responsible party*), certify that I have notified all responsible landowners of the enclosed proposed action. Check space for applicable proposed action(s):

- cleanup proposal (corrective action plan)
- site closure proposal
- local agency intention to make a determination that no further action is required
- local agency intention to issue a closure letter

Sincerely,

Signature of primary responsible party

Name of primary responsible party

cc: Names and addresses of all record fee title owners

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

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

October 13, 2004

Mr. Peter Schellinger
5801 Christie Ave., Suite 455
Emeryville, CA 94608

Dear Mr. Schellinger:

Subject: Fuel Leak Case RO0000171, Former San Francisco French Bread Company,
4070 San Pablo Ave., Emeryville, CA 94608

Alameda County Environmental Health (ACEH) has reviewed the file for the subject site including the June 16, 2004 report from The San Joaquin Company (SJC). This report was prepared to facilitate the closure of the SNK Andante project south of this site and also to facilitate the approval for the proposed Oak Walk Redevelopment project to the north. Soil and groundwater contamination has been detected in the vicinity of this site, both up and down-gradient. The former Celis Service Station site at 4000 San Pablo Ave. has been suggested as a source of contamination detected within 40th St., while contribution from this site is also likely resulting in commingling of releases. Other possible sources of contamination suggested by SJC are up-gradient releases, where contamination has been transported via an identified buried gravel channel/stream bed. Significant data exists from The SJC investigations, which should be used to understand the fuel release from this site. Our office has determined that additional information is needed to progress this site towards closure. Please address the following technical comments and submit the technical report requested.

TECHNICAL COMMENTS

Contaminant Plume Definition

1. The full lateral and vertical extent of contamination from this site must be determined. You are encouraged to examine existing data. Please provide soil and groundwater iso-concentration contours, within and beyond the property boundary. If necessary, submit a work plan to complete the contamination definition. Please attempt to determine the contribution of other source(s) to the contamination detected. It appears that MW-1, installed by Secor, has been destroyed or lost and that MW-3, was installed by SJC to take its place. Based upon the results of your investigation, recommendations should be made ie resumption of monitoring, additional monitoring well installation, interim remediation, risk assessment, etc.

Conduit Study

2. We request that you perform a conduit study that details the potential migration pathways and potential conduits (utilities, storm drains, stream beds, foundations, etc.) that may be in the vicinity of the site. Please provide a map showing the location and depths of the utilities. The conduit study should identify wells (of all types) within a ¼ mile radius of this site. Please comment on the preferential pathways and their ability to cause off-site contamination. As part of the conduit study, please review the historical site use of this and neighboring properties using historical (Sanborn) maps and aerial photos as appropriate.

October 13, 2004
Mr. Peter Schellinger
RO0000171
4070 San Pablo Ave.
Page 2

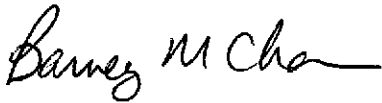
Hydrogeology and Groundwater Flow Conditions

3. Please provide detailed cross sections and a rose diagram (using historical off-site data) for the site. Please include depth to water, sample identification and contaminant concentrations on the figures.

Please provide the requested technical reports and a work plan to define the lateral and vertical extent of the plume to our office by November 15, 2004.

You may contact me at (510) 567-6765 if you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, D. Drogos

Mr. John Tibbetts, Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608

Mr. Dai Watkins, The San Joaquin Company, 1120 Hollywood Ave., Suite 3,
Oakland, CA 94602-1459

Mr. Don Peterson, SNK Development, 185 Berry St., San Francisco, CA 94107

10 13_04 4070SanPabloAve

Memorandum

Alameda County
SEP 24 2004
Environmental Health

From: Dai Watkins (The San Joaquin Company Inc.)
To: Barney Chan (ACEHCS)
Date: September 22, 2004
Subject: **Well Installation and Closure Records, San Francisco French Bread Company, Emeryville** (20171)

Barney:

I would like to see if James Yoo at Alameda County Public Works has any records of the installation, logging and/or closure of the well that was installed just down-gradient of the San Francisco French Bread Company tanks, the site of which is now under the sidewalk of 40th Street in Emeryville.

For James to release records to me, I will need your approval. I would be grateful if you would complete the portion of the enclosed form *Well Completion Report Request Agreement - Agency* that provides regulatory authorization and then send the complete package along to James in the envelope provided.

Meanwhile, thanks for issuing the letter of direction for the site characterization of the Bay Rock Oak Walk site.

Dai

done - 10-5-04
BChan

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

RO0000171

June 19, 2002

Mr. John Tibbetts
Oaks Club Room
4097 San Pablo Avenue
Emeryville, CA 94608

RE: 4070 San Pablo Avenue, Emeryville, CA

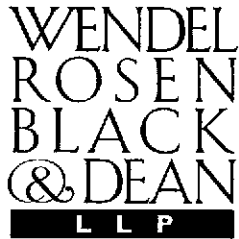
Dear Mr. Tibbetts:

I am the current caseworker for the above referenced site. When two underground storage tanks (USTs) were removed in 1989, soil and grab groundwater samples were collected from the excavation. Laboratory analytical results revealed elevated total petroleum hydrocarbon constituents. A groundwater monitoring well was installed immediately west of the former tank excavation. Groundwater was sampled from September 1992 to March 1994. In March 1994, up to 5,800 mg/l TPHg and 1,700 ug/l benzene were detected in the water samples.

At this time, quarterly groundwater monitoring should be re-instated for the site. Groundwater should be analyzed for TPHg, TPHd, BTEX, MTBE and other ether oxygenates, ethanol, and lead scavengers (EDB and 1,2-DCA). Also, additional investigations are required to delineate the extent of the contaminant plume. A workplan to delineate the extent of the plume is due within 60 days of the date of this letter, **or by August 26, 2002.**

If you have any questions, I can be reached at (510) 567-6762, or at echu@co.alameda.ca.us.

eva chu
Hazardous Materials Specialist



Attorneys at Law

MAR 30 2001

1111 Broadway, 24th Floor
Oakland, CA 94607-4036

Post Office Box 2047
Oakland, CA 94604-2047

Telephone: (510) 834-6600
Fax: (510) 834-1928
info@wendel.com

March 27, 2001

Ms. Susan Hugo
Senior Hazardous Materials Specialist
Alameda County Health Care Services Agency
Environmental Protection
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

**Re: Regulatory Oversight
4070 San Pablo Avenue
Emeryville, California**

Dear Ms. Hugo:

In March 1997, Subsurface Consultants, Inc. (SCI) met with you to discuss activities related to the removal of two underground petroleum storage tanks from the property during the widening of 40th Street. At that time you indicated that additional study needed to be conducted in the area of the former pump island and along associated fuel system pipelines prior to granting site closure. At that time the ACHCSA requested the owner of the property, San Francisco French Bread Company, to conduct additional site investigation, however, no studies were conducted.

By letter dated January 19, 2001, Wendel, Rosen, Black & Dean notified the ACHCSA that the property at 4070 San Pablo Avenue is now owned by the Oaks Club Room. San Francisco French Bread Company entered into a written agreement with the Oaks Club Room to cleanup any environmental contamination remaining onsite related to their former operations. The Oaks Club Room wants to move forward with obtaining closure of the site so that they can pursue site redevelopment without any further delay.

This letter requests the ACHCSA to review the case file for the referenced site and our recent correspondence regarding site ownership, and to respond in writing with a request to the Oaks Club Room that they conduct any additional investigations necessary for site closure. We understand that given the current ACHCSA workload situation, that the case may be reassigned to another hazardous materials specialist. We respectfully request that the case be reassigned to allow the site investigation to proceed in the most expeditious manner possible.

Ms. Susan Hugo
March 27, 2001
Page 2

WENDEL, ROSEN, BLACK & DEAN, LLP

If you have any questions, please call the undersigned or Jeriann Alexander of SCI at (925) 299-7960.

Very truly yours,

WENDEL, ROSEN, BLACK & DEAN, LLP


Greggory C. Brandt

GCB:oim

cc: Jeriann Alexander
Jonathan Redding
John Tibbetts



Subsurface Consultants, Inc.

FAX TRANSMITTAL

Date: January 22, 2001

Number of pages (including cover sheet): 2

To: Susan Hugo
ACHCSA

Phone:

Fax: 510-337-9335

cc:

From: Jeriann Alexander

Sent From: Lafayette

SCI Job #: 01.104

Re:

REMARKS: Urgent For your review Reply ASAP Please comment
 For your use Original in mail As requested

Addresses for SF French Bread Company

Jeriann

3736 Mt. Diablo Boulevard ■ Suite 200 ■ Lafayette, California 94549-3659 ■ (925) 299-7960 ■ Fax (925) 299-7970
 171 12th Street ■ Suite 202 ■ Oakland, California 94607-4911 ■ (510) 268-0461 ■ Fax (510) 268-0137
 870 Market Street ■ Suite 716 ■ San Francisco, California 94102 ■ (415) 352-0900 ■ Fax (415) 352-0901
 301 River Street ■ Suite 9 ■ Napa, California 94559-3416 ■ (707) 257-6993 ■ Fax (707) 257-6995

From: "Greggory C. Brandt" <GBrandt@wendel.com>
To: 'Jeriann Alexander' <jalexander@SUBSURFACECONSULTANTS.COM>
Date: 1/18/01 3:02PM
Subject: RE: Oaks Club

The settlement agreement was signed by Kevin Keegan, who was then the Vice President of SanFran FB, Inc. It is my understanding that Metz Baking Company bought SanFran FB, Inc. I sent a November 9, 1999 letter to Mr. Keegan at:

Metz Baking Company
520 Lake Cook Road, Suite 520
Deerfield, IL 60015

I know that he received this letter because his attorney (who is no longer his attorney) called me to discuss the letter.

I also know that Metz Baking is now part of Earthgrains. Earthgrains' corporate office is at:

8400 Maryland Avenue
St. Louis, Mo 63105

It would probably be a good idea for Susan Hugo to send a cc to the Earthgrains' corporate office c/o General Counsel.

Greggory C. Brandt
gbrandt@wendel.com
Wendel, Rosen, Black & Dean LLP
1111 Broadway, 24th Floor
Oakland, CA 94607
tel: 510-834-6800
fax: 510-834-1928

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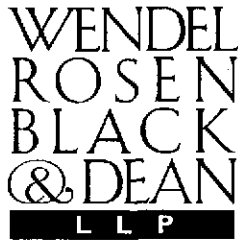
-----Original Message-----

From: Jeriann Alexander [mailto:jalexander@SUBSURFACECONSULTANTS.COM]
Sent: Thursday, January 18, 2001 1:59 PM
To: gbrandt@wendel.com
Subject: Oaks Club

I just got off the phone with Susan Hugo. She will review the file for the site and issue a letter.

She indicated that the letter needs to be sent to the French Bread Company with a cc to the new owner, because the French Bread Company is still the listed site owner. John would then need to issue a letter indicating when he purchased the site and provide documentation of ownership.

If you have a better contact for the French Bread Company, we should provide that to Susan.



Attorneys at Law

1111 Broadway, 24th Floor
Oakland, CA 94607-4036

Post Office Box 2047
Oakland, CA 94604-2047

Telephone: (510) 834-6600
Fax: (510) 834-1928
info@wendel.com

January 19, 2001

VIA FACSIMILE & U.S. MAIL

Ms. Susan Hugo
Hazardous Materials Specialist
Alameda County Environmental Health
Care Services Agency
1131 Harbor Bay Parkway
Alameda, CA 94502-6677

Re: Ownership of 4070 San Pablo Avenue, Emeryville

Dear Ms. Hugo:

This letter is to update the Alameda County Health Care Services Agency's records regarding the current owner of the above-mentioned property. I have enclosed the latest vesting deed for the property showing that our client, the Oaks Club Room, is the current owner. The deed shows that the Oaks Club Room purchased the property from San Francisco French Bread Company on April 4, 1989. Please update your records accordingly.

San Francisco French Bread entered into a written agreement with the Oaks Club Room to cleanup any environmental contamination at the property. We are aware that quarterly groundwater monitoring was previously performed and that soil and groundwater sampling results have been submitted to the County. We understand however, that the County has not closed this site and that the Oaks Club Room is liable to the County as the property owner. The Oaks Club Room is interested in resolving any liabilities and obtaining site closure at this time. If you have any questions, please do not hesitate to call me.

Very truly yours,

WENDEL, ROSEN, BLACK & DEAN, LLP

Greggory C. Brandt

JWR/GCB

Enclosures

cc: John Tibbetts, Oaks Club Room
Jeriann Alexander, Subsurface Consultants, Inc.

= Chicago Title Property Detail Sheet =
Alameda (CA)

OWNERSHIP INFORMATION

Parcel Number : 049 1025 021 05
Owner : Oaks Club Room
CoOwner :
Site Address : 4070 San Pablo Ave Emeryville 94608
Mail Address : 4097 San Pablo Ave Emeryville Ca 94608
Owner Phone : 510-653-4456
Tenant Phone :

SALES AND LOAN INFORMATION

<i>Transferred</i>	: 04/19/1989	<i>Loan Amount</i>	:
<i>Document #</i>	: 105778	<i>Lender</i>	:
<i>Sale Price</i>	:	<i>Loan Type</i>	:
<i>Deed Type</i>	:	<i>Interest Rate</i>	:
<i>% Owned</i>	:	<i>Vesting Type</i>	:

ASSESSMENT AND TAX INFORMATION

<i>Land</i>	: \$421,238	<i>Exempt Type</i>	:
<i>Structure</i>	:	<i>Exempt Amount</i>	:
<i>Other</i>	:	<i>Tax Rate Area</i>	: 14004
<i>Total</i>	: \$421,238	<i>00-01 Taxes</i>	: \$5,095.04
<i>% Improved</i>	:		

PROPERTY DESCRIPTION

Map Grid : 629 F7
Census : *Tract* : 4251.00 *Block* : 2
Land Use : 410 Ind, Warehouse

PROPERTY CHARACTERISTICS

<i>TotalRms</i>	:	<i>Pool</i>	:	<i>Lot Acres</i>	: .49	<i>Bldg Mail</i>	:
<i>Bedrooms</i>	:	<i>Units</i>	:	<i>Lot SqFt</i>	: 21,228	<i>Bldg Shape</i>	:
<i>Bathrms</i>	:	<i>Bldg Num</i>	:	<i>Bldg SqFt</i>	:	<i>Quality</i>	:
<i>Stories</i>	:	<i>Elevator</i>	:	<i>Year Blt</i>	:	<i>View Qual</i>	:
<i>Unit Flr</i>	:	<i>Garage</i>	:	<i>Eff Yr Blt</i>	:	<i>Topography</i>	:

CHICAGO TITLE

Report Origination ID: 10-CH2-0717

January 19, 2001 10:30:52 am PST
 ALAMEDA COUNTY 2000-01 TAX ROLL

Customer Service Request

APN 049 -1025-021-05

PAYMENTS AS OF 01/10/2001

TRA 14-004 - CITY OF EMERYVILLE
Legal LOT: 00003 BLK: MP: 0017 PAGE: 0093
 LOT: 00004 BLK: MP: 0017 PAGE: 0093 LOT: 00005 BLK: MP: 0017 PAGE: 0093
Situs 4070 SAN PABLO AV
Mall 4097 SAN PABLO AV EMERYVILLE CA 94608
Acq. Date : Doc No. 04/19/1989 : 1989-105778
Assessed Owner OAKS CLUB ROOM

Assessed Land	Values	Taxes Status	1st Half	2nd Half
	421,238	Payment Date	** PAID **	OPEN
		Total Tax	11/28/2000	5,095.04
		Tax Install	2,547.52	2,547.52
		Penalty	254.75	284.75
		Balance Due	.00	2,547.52
Net	421,238	Total Taxes Due		2,547.52

Special Assessments Included in Tax Amounts

Legend	Type	Description	Amount
053	LNDSCL/TLG	SAN PABLO STREET LIGHTING	491.00
307	MISC ASSMT	PARAMEDIC SUPPLEMENT	48.00
301	PARAMEDIC	CO.SERV. AREA E.M. 1983-1(PARAMEDIC)	45.68
512	FLOOD	ALCO FLOOD CONTROL - BENEFIT ASSMT	32.00
665	ASSMT DIST	EMERYVILLE BAY/SHELLMOUND ST. EXT. A.D.	30.60
702	LNDSCL/TLG	E.B. REGIONAL PARK DIST-L&L E.B. TRAILS	5.44
300	PEST ABATE	MOSQUITO ABATEMENT DISTRICT SPECIAL TAX	.80
		Total Of Special Assessments	853.52

Additional Property Information

TAX RATE	USE CODE	FLOOD ZONE
1.0544	41	12

Reference Notices

● TRACER: 114120-00

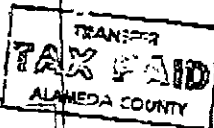
End Of Report

RECORDING REQUESTED BY

RECORDED at REQUEST OF Transamerica Title Co. AT 1:30 A.M.

001 89105778

Transamerica title Ins. Co. AND WHEN RECORDED MAIL TO



The Oaks Card Club 4097 San Pablo Ave., Emeryville, CA 94602

APR 19 1989 OFFICIAL RECORDS OF ALAMEDA COUNTY, CALIFORNIA RENE C. DAVIDSON COUNTY RECORDER



SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO SAME

DOCUMENTARY TRANSFER TAX \$ 632.50 COMPUTED ON FULL VALUE OF PROPERTY CONVEYED. OR COMPUTED ON FULL VALUE LESS LIENS & ENCUMBRANCES REMAINING THEREON AT TIME OF SALE per undersigned grantor SIGNATURE OF DECLARANT OR AGENT DETERMINING TAX -- FIRST NAME () UNINCORPORATED CITY OF TRANSFER TAX \$

GRANT DEED (CORPORATION)

05-02-27314

(Estate No. _____)

April 4, 1989

By this instrument dated April 4, 1989, for a valuable consideration, SAN FRANCISCO FRENCH BREAD COMPANY, a California corporation, who acquired title as ROSCANA BAKING COMPANY, a California corporation

hereby GRANTS to OAKS CLUB ROOM, a California Limited Partnership

the following described Real Property in the State of California, County of Alameda, City of Emeryville.

For description see attached Exhibit "A" Parcel No: 069-1025-021-03

SAN FRANCISCO FRENCH BREAD COMPANY, a California corporation

BY: SHARON B. DUVALLO LOUIS J. GIRAUDE

STATE OF CALIFORNIA ss. County of Alameda On April 17, 1989 before me, the undersigned, a Notary Public in and for said County and State personally appeared Louis J. Giraud and Sharon B. Duvallo known to me to be the Chief Executive Officer and Chief Financial Officer respectively of the Corporation that executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same.



Notary's Signature

MAIL TAX STATEMENTS AS DIRECTED ABOVE

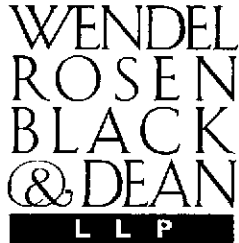
Transamerica Title Insurance Company 89105778

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF ALAMEDA, CITY OF EMERYVILLE, AND IS DESCRIBED AS FOLLOWS:

A PORTION OF LOTS 3, 4, AND 5, AS SAID LOTS ARE SHOWN ON THE 'MAP OF H. C. DOHRS HOMESTEAD,' FILED DECEMBER 30, 1870, IN BOOK 17 OF MAPS, AT PAGE 93, IN THE OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERN LINE OF SAN PABLO AVENUE, FORMERLY SAN PABLO ROAD, DISTANT THEREON SOUTH 14° 30' EAST 153.80 FEET FROM THE POINT OF INTERSECTION THEREOF WITH THE SOUTHERN LINE OF 41ST STREET, AS SAID ROAD AND STREET ARE SHOWN ON SAID MAP; RUNNING THENCE ALONG THE SAID LINE OF SAN PABLO AVENUE SOUTH 14° 30' EAST 61.82 FEET; THENCE NORTH 75° 30' EAST 100.00 FEET; THENCE SOUTH 14° 30' EAST 94.58 FEET TO A POINT ON THE NORTHERN BOUNDARY LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN DEED FROM THE REALTY SYNDICATE, A CORPORATION, TO OAKLAND AND EAST SIDE RAILROAD, A CORPORATION, DATED JUNE 27, 1903 AND RECORDED IN BOOK 934 OF DEEDS, AT PAGE 45, IN THE OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY; THENCE ALONG THE SAID LAST MENTIONED LINE, THE TWO FOLLOWING COURSES AND DISTANCES: NORTH 66° 44' EAST 114.38 FEET, TO A CONCRETE MONUMENT, AND THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE LEFT, WITH A RADIUS OF 431.84 FEET, TANGENT TO THE PRECEDING COURSE, A DISTANCE OF 239.62 FEET TO A CONCRETE MONUMENT, SET ON THE LINE DIVIDING SAID LOTS 3 AND 5, PRODUCED EASTERLY; THENCE ALONG THE SAID DIVIDING LINE OF LOTS 3 AND 5, PRODUCED EASTERLY AND ALONG THE LINE DIVIDING SAID LOTS 3 AND 5, SOUTH 75° 30' WEST 139.80 FEET TO THE WESTERN BOUNDARY LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN DEED FROM MARY O. MAYBORN TO JEAN S. DARMSTED, DATED APRIL 8, 1912 AND RECORDED IN BOOK 2053 OF DEEDS, AT PAGE 360, IN THE OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY; THENCE ALONG THE SAID LAST MENTIONED LINE NORTH 14° 30' WEST 30.00 FEET UNTIL INTERSECTED BY A LINE DRAWN NORTH 75° 30' EAST FROM THE POINT OF BEGINNING; THENCE ALONG THE LINE SO DRAWN SOUTH 75° 30' WEST 298.10 FEET TO THE POINT OF BEGINNING.

ASSESSOR'S PARCEL NO. 049-1025-021-03



Attorneys at Law

ENVIRONMENTAL PROTECTION

00 APR 18 PM 4:09

1111 Broadway, 24th Floor
Oakland, CA 94607-4036

Post Office Box 2047
Oakland, CA 94604-2047

Telephone: (510) 834-6600
Fax: (510) 834-1928
info@wendel.com

April 17, 2000

Ms. Susan Hugo
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502

*RO# 171
NOP open case*

**Re: The Oaks Club Room, 4070 San Pablo Avenue, Emeryville
Second Request for Site Closure Status**

Dear Ms. Hugo:

This is a follow-up to Jonathan Redding's January 11, 2000 letter regarding this site. As you know, the party responsible for the contamination and cleanup is San Francisco French Bread Company. Our client, the Oaks Club Room, is very interested in determining what steps need to be completed in order to obtain a clean closure of this site. We would also like to receive a copy of all future correspondence regarding this site so that we can follow the progress. Please call me at your earliest convenience so that we can further discuss the status of this site.

Very truly yours,

WENDEL, ROSEN, BLACK & DEAN, LLP

Greggory C. Brandt
Greggory C. Brandt

GCB

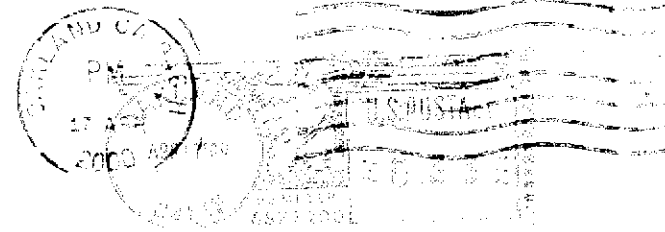
cc: Jonathan Redding
John Tibbetts, Oaks Club Room

WENDEL
ROSEN
BLACK
& DEAN
LLP

ATTORNEYS AT LAW

POST OFFICE BOX 2047
OAKLAND, CA 94604-2047

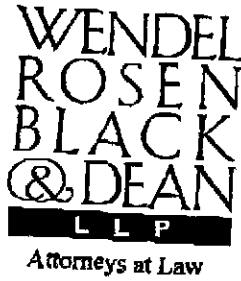
10759-001



Ms. Susan Hugo
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502

94502-6340 33





1111 Broadway, 24th Floor
Oakland, CA 94607-4036

Post Office Box 2047
Oakland, CA 94604-2047

Telephone: (510) 834-6600
Fax: (510) 834-1928
info@wendel.com

FAX COVER LETTER

March 10, 2000

<i>To:</i>	<i>Company:</i>	<i>Telephone:</i>	<i>Fax:</i>
Carrie	Alameda County Environmental Health	(510) 567-6700	(510) 337-9325 9335
Ms. Susan Hugo	Alameda County Environmental Health	(510) 567-6700	(510) 337-9325 9335

<i>From:</i>	Greggory C. Brandt	<i>Number of Pages:</i> 1
<i>Client Code:</i>	08197-016	<i>(including this page)</i>
<i>Regarding:</i>	Val Strough Honda (STID 1235)	

Carrie:

I would like to set up a time, next Tuesday or Wednesday if possible, to come in and review the file(s) for Val Strough Honda, 3735-3741 Broadway, Oakland (STID 1235). Please call me and let me know what day and time is convenient for you. My phone number is (510) 834-6600.

IB
ENVIRONMENTAL PROTECTION
INTERSTATE BRANDS CORPORATION

P.O. Box 2709 / 2801 S. Towne Avenue / Pomona, CA 91768
(909) 591-0451



February 11, 2000

Environmental Health Services
Environmental Protection
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
Attn.: Ms. Susan L. Hugo
Hazardous Materials Specialist

*LOP 1509
20171*

**RE: Former San Francisco French Bread Company (STID # 1509)
4070 San Pablo Avenue, Emeryville, California**

Dear Ms. Hugo,

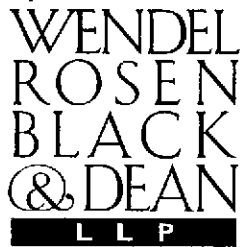
Regarding your letter of January 24, 2000 addressing landowner notification and participation requirements with regard to the remediation of the unauthorized release at this site, these issues are not being addressed or handled by the current owners of San Francisco French Bread Company. As a part of the purchase agreement, the current owners of San Francisco French Bread Company, Interstate Brands West Corporation, did not take on any environmental cleanup responsibility for known contaminated sites previously or currently held by San Francisco French Bread. The former owner, Metz Baking Company, is handling these issues.

You need to contact a Mr. Christopher Rants, with Metz Baking Company at P.O. Box 448, Sioux City, Iowa 51102 regarding this issue. Your organization is already working with Mr. Rants on STID # 4008, 580 Julie Ann Way, Oakland CA 94621, property which is currently owned and occupied by Interstate Brands West Corporation's San Francisco French Bread Company.

If you have any questions or require additional information regarding the above, please contact me at (909) 591-0451 ext. 2251 or at the above address. I will be on vacation the weeks of February 14 and 21, 2000.

Sincerely yours,

David Graves
Environmental Engineer



Attorneys at Law

ENVIRONMENTAL PROTECTION

00 APR 18 AM 10:05

1111 Broadway, 24th Floor
Oakland, CA 94607-4036

Post Office Box 2047
Oakland, CA 94604-2047

Telephone: (510) 834-6600
Fax: (510) 834-1928
info@wendel.com

January 11, 2000

Ms. Susan Hugo
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502

**Re: The Oaks Club Room, 4070 San Pablo Avenue, Emeryville
Second Request for Site Closure Status**

Dear Ms. Hugo:

This is a follow-up to Jonathan Redding's January 11, 2000 letter regarding this site. As you know, the party responsible for the contamination and cleanup is San Francisco French Bread Company. Our client, The Oaks Club Room, is very interested in determining what steps need to be completed in order to obtain a clean closure of this site. We would also like to receive a copy of all future correspondence regarding this site so that we can follow the progress. Please call me at your earliest convenience so that we can further discuss the status of this site.

Very truly yours,

WENDEL, ROSEN, BLACK & DEAN, LLP

Greggory C. Brandt

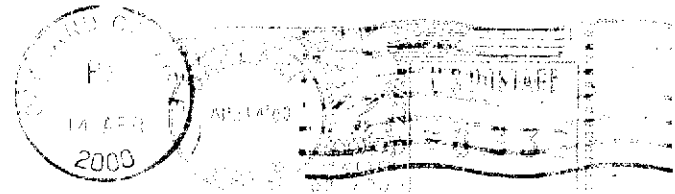
GCB:oim

cc: Jonathan Redding

WENDEL
ROSEN
BLACK
& DEAN
LLP

ATTORNEYS AT LAW

POST OFFICE BOX 2047
OAKLAND, CA 94604-2047

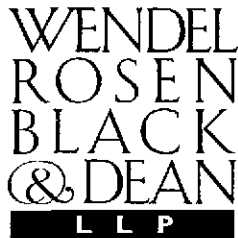


Ms. Susan Hugo
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502

10759.01 GCB

94502-6340 33





Attorneys at Law

ENVIRONMENTAL
PROTECTION

00 JAN 12 PM 3: 57

1111 Broadway, 24th Floor
Oakland, CA 94607-4036

Post Office Box 2047
Oakland, CA 94604-2047

Telephone: (510) 834-6600
Fax: (510) 834-1928
info@wendel.com

January 11, 2000

Ms. Susan Hugo
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502

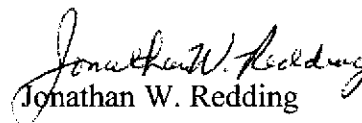
**Re: Oaks Club Room, 4070 San Pablo Avenue, Emeryville
Request for Status of Site Closure**

Dear Ms. Hugo:

My client, the Oaks Club Room, owned property at the corner of 40th and San Pablo Avenue in Emeryville taken by eminent domain. The remainder of the property (that which was not taken in the eminent domain action) may or may not be contaminated by petroleum hydrocarbons from underground storage tanks that were removed by the previous owner, San Francisco French Bread Company. Although it has been some years since the initial investigations at the site my client is still interested in obtaining site closure. I would like to determine what steps are required to obtain closure of the property at 4070 San Pablo Avenue. Please write or call my associate, Gregg Brandt, or me and let us know what steps need to be taken. Thanks in advance for your assistance with this matter.

Very truly yours,

WENDEL, ROSEN, BLACK & DEAN, LLP


Jonathan W. Redding

GCB

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

April 18, 1994
STID 1509

Kofi Bonner
City of Emeryville/Redevelopment Agency
2200 Powell St., 12th Floor
Emeryville, CA 94608

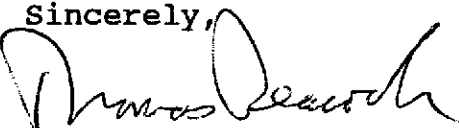
RE: 4070 San Pablo Ave. Oakland, CA 94608

Dear Jonathan Redding:

Mr. Bonner: This letter is written at ~~your~~ ^{the} request ^{of} *Mr. Jonathan Redding* to clarify some items concerning the above site. The site is in the Local Oversight Program because there was a release of petroleum from an underground tank. The responsible parties have been notified and they are: the Oaks Club Room and San Francisco French Bread Co. Contamination at the site has been monitored via a monitoring well since the tank was removed. The last quarterly report was submitted Jan. 3, 1994. Residual contamination still exists at the site.

If you have any questions or comments, please contact this office at (510) 271-4530.

Sincerely,


Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Donald Moore, SEACOR, 90 New Montgomery St., Suite 620, San Francisco, CA 94105
Edgar Howell, Chief - files
Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608
Peter Sher, San Francisco French Bread Co., 7801 Edgewater Dr., Oakland, CA 94621
Jonathan Redding, Fitzgerald, Abbott & Beardsley, 1221 Broadway, 21st Floor, Oakland, CA 94612-1837
Susan Hugo ✓

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

January 31, 1994
STID 1509

San Francisco French Bread Co.
ATTN: Peter Sher
7801 Edgewater Dr.
Oakland, CA 94621

RE: 4070 San Pablo Ave. Oakland, CA 94608

Dear Peter Sher:

This office has received and reviewed a Quarterly Groundwater Monitoring Report dated December 28, 1993 by SEACOR concerning the above site. The following comments are to be considered:

1. Groundwater Flow, as noted on the drawing compared favorably with the flow reported by Levine Fricke at 4000 San Pablo (adjacent) on August, 20, 1993.
2. It appears that there is a 6' seasonal variation in groundwater level and that the higher levels have also been more contaminated. This would indicate that contamination is being picked up in the smear zone. Continued monitoring is needed, as recommended in the report, to verify this.
3. There is extensive environmental work going on by Levine Fricke for the City of Emeryville at 4000 San Pablo Ave. on the back side of your lot. This may effect your site in the future.

If you have any questions or comments, please contact this office at (510) 271-4530.

Sincerely,

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Donald Moore, SEACOR, 90 New Montgomery St., Suite 620, San Francisco, CA 94105
Edgar Howell, Chief - files
Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608

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

October 13, 1993
STID 1509

San Francisco French Bread Co.
ATTN: Peter Sher
7801 Edgewater Dr.
Oakland, CA 94621

RE: 4070 San Pablo Ave. Oakland, CA 94608

Dear Peter Sher:

This office has received and reviewed a letter dated August 25, 1993, a Quarterly Groundwater Monitoring Report (QMR) dated September 24, 1993, and an Addendum to the above QMR by SEACOR concerning the above site. The following comments are to be considered:

1. The measured levels of contamination seem to be very consistent. Although there was a data entry error noted in the addendum, it is not significant.
2. There is an inconsistency in the screening of the well. It is screened at 15 - 25 feet bgs. However, the groundwater is being measured at only 8 feet bgs. Provide a reply to answer this problem.

Thank you for your cooperation. If you have any questions or comments, please contact this office at (510) 271-4530.

Sincerely,

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Richard Hiett, RWQCB
Donald Moore, SEACOR, 90 New Montgomery St., Suite 620, San Francisco, CA 94105
Edgar Howell, Chief - files
Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608



LEVINE-FRICKE

CONSULTING ENGINEERS AND HYDROGEOLOGISTS

Letter of Transmittal

Date 8/26/93

From Jerifen Beatty

Project No. 1649.15

To Tom Peacock

Subject _____

Alameda County, HAZMAT Division

80 SWAN WAY, ROOM 200

OAKLAND, CA 94621

The following items are: Requested

Enclosed

Sent separately

via _____

Description	No. of Copies
<u>Quarterly Monitoring Report for 4070 SAN PABLO AVENUE</u>	<u>1</u>
_____	_____
_____	_____
_____	_____

- These data are transmitted:
- At your request
 - For your approval
 - For your review
 - For your action
 - For your files
 - For your information

Comments _____

This report was discovered today in our portable copier. I had apparently left it in the copier when I was reviewing the file on Monday, August 23. I am very sorry if this caused any problems.

Jerifen Beatty
(Signed)

1900 Powell Street, 12th Floor
Emeryville, California 94608
(415) 652-4500
FAX (415) 652-2246

August 25, 1993

SEACOR
Science & Engineering
Analysis Corporation

93 AUG 26 PM 12: 26

Mr. Thomas Peacock
Alameda County Health Care Services
Department of Environmental Health
80 Swan Way, Rm. 200
Oakland, CA 94621

RE: 4070 SAN PABLO AVENUE, EMERYVILLE, CALIFORNIA

Dear Mr. Peacock:

We understand that in a recent telephone conversation with Mr. Peter Sher of San Francisco French Bread Company (SFFBC) you requested that SFFBC's consultant provide a explanation for the observed fluctuations in petroleum hydrocarbon concentrations in a monitoring well (MW-1) installed by SEACOR at the above referenced property. This letter has been prepared in response to your request and includes SEACOR's professional opinion regarding the observed water quality trends in well MW-1.

Since installing groundwater monitoring well MW-1 in September 1992, SEACOR has collected and chemically analyzed groundwater samples from the well on a quarterly basis. The chemical testing results for well MW-1 are summarized in the attached Table 1. Initial sampling of the well in September 1992 indicated the presence of detectable levels of petroleum hydrocarbons indicative of gasoline in shallow groundwater. Petroleum hydrocarbon concentrations reported in groundwater samples collected in December 1992 and March 1993 were significantly lower when compared to the initial sampling event, with concentrations below or only slightly above detection limits. The results of the most recent sampling event (June 1993) show the highest petroleum hydrocarbon concentrations reported to date.

The significant fluctuation in dissolved phase petroleum hydrocarbon concentrations in groundwater appear to be directly related to fluctuations in the groundwater surface. As shown on the attached Table 1, depth to groundwater in well MW-1 has fluctuated between 5.1 and 9.5 feet below ground surface. In June 1993, the groundwater level in well MW-1 was the highest measured (5.1 feet below ground surface) and petroleum hydrocarbons were present in groundwater at the highest concentrations. Conversely, petroleum hydrocarbons were not detected in well MW-1 in December 1993 when the groundwater level was at it's lowest measured value (9.5 feet below ground surface). These results suggest that as groundwater rises in response to changes in recharge and discharge it comes into direct contact with soils containing adsorbed petroleum hydrocarbons and dissolved hydrocarbon concentrations in groundwater subsequently increase.

During installation of well MW-1, one soil sample collected from a depth of 18 feet was submitted for chemical analysis. This sample was reported to contain no detectable levels of total petroleum hydrocarbons and only trace levels of benzene and toluene. Soil samples from shallower depths were not submitted for chemical analysis. However, based on petroleum-like odors and elevated PID readings noted during drilling, it appears likely that shallower soils have been impacted by petroleum hydrocarbons

emery.jlr
7003-004-01

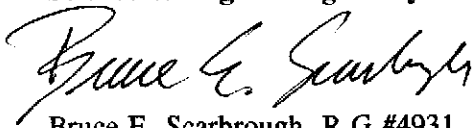
Mr. Thomas Peacock
Alameda County Health Care Services
Department of Environmental Health
August 25, 1993
Page 2

As requested by Mr. Sher, *SEACOR* will continue to monitor groundwater quality in well MW-1 on a quarterly basis. The next quarterly sampling event is scheduled for September 1993.

If you have any questions regarding this letter, please contact me at (415) 882-1548.

Sincerely,

Science & Engineering Analysis Corporation



Bruce E. Scarbrough, R.G.#4931
Principal Geologist

Attachment

Table 1: Groundwater Measurements and Chemical Analytical Results

cc: Mr. Peter Sher

TABLE 1
GROUNDWATER MEASUREMENTS AND CHEMICAL
ANALYTICAL RESULTS
 4070 San Pablo Avenue
 Emeryville, California

WELL	DATE	DEPTH TO GROUNDWATER ⁽¹⁾	TPHg ⁽²⁾ (mg/l) ⁽³⁾	BENZENE (µg/l) ⁽⁴⁾	TOLUENE (µg/l)	ETHYLBENZENE (µg/l)	XYLENES (µg/l)
MW-1	9/11/92	9.10	1.4	470	45	43	100
	12/3/92	9.55	ND < 0.05	ND < 0.5	ND < 0.5	1.6	ND < 0.5
	3/4/93	7.82	0.70	1.1	ND < 0.5	ND < 0.5	1.1
	6/4/93	5.15	2.9	340	58	50	140

NOTES:

- (1) Feet below top of PVC casing.
- (2) Total petroleum hydrocarbons as gasoline.
- (3) Milligrams per liter.
- (4) Micrograms per liter.

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

93 AUG 12 PM 2:07
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

August 11, 1993
STID 1509

San Francisco French Bread Co.
ATTN: Peter Sher
7801 Edgewater Dr.
Oakland, CA 94621

RE: 4070 San Pablo Ave. Oakland, CA 94608

Dear Peter Sher:

This office has received and reviewed a Quarterly Groundwater Monitoring Report dated June 24, 1993 by SEACOR concerning the above site. The following comments are to be considered:

1. The water level in the well has risen 2.67 feet. The benzene has risen to 340 ppb and the TPHg has risen to 2,900 ppb. These are dramatic increases over what appeared to be a site approaching ND.
2. Your consultant said that a workplan would be forthcoming in 60 days to deal with further work and investigation. This is acceptable.

Thank you for your cooperation. If you have any questions or comments, please contact this office at (510) 271-4530.

Sincerely,

A handwritten signature in black ink, appearing to read "Thomas Peacock".

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Richard Hiatt, RWQCB
Donald Moore, SEACOR, 90 New Montgomery St., Suite 620, San
Francisco, CA 94105
Edgar Howell, Chief - files
Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608

EBA

ALAMEDA COUNTY - ENVIRONMENTAL HEALTH - HAZARDOUS MATERIALS DIVISION

MEMORANDUM

DATE: May 25, 1993

TO: File, STID 4265

FROM: Tom Peacock

SUBJ: Letter, May 14, 1993, San Francisco French Bread Company

On this date I spoke with Peter Sher, General Counsel, concerning requirements of Jennifer Eberle for their site at 3924 Market St. Oakland. The following items were discussed:

1. His letter had mentioned a water source on the property, which we did not know about. He said there is already a well and he will have its construction examined as well as have it sampled.
2. I explained to him that requirements for wells are very different in Emeryville, where his other site is. There are no permits needed whereas Oakland locations must be permitted by Zone 7, Flood Control.
3. He said they have already had a Phase I done on the property, but that we do not have that information. He will send it.
4. He is very frustrated with the large amounts of money he has been and will be spending on this and numerous other sites. He apologized for those other problems appearing to exacerbate the situation at this site.
5. We also spoke about economics, and now understands that we never said that 3 wells were cheaper than 1. Part of the communication problem has been that he has never spoken to Jennifer, whom he addressed the letter to, but only to his consultant: Seacor.
6. In conclusion, he said he kind of flew off the handle with his letter. He wants to get these problems resolved and has no intention of antagonizing anyone.

CC: Edgar Howell
Rafat Shahid



SAN FRANCISCO FRENCH BREAD COMPANY

RM
Avin 180m
Please Advise?
RM
5/18/93

May 14, 1993

MAY 8 1993

Jennifer Eberle
Hazardous Materials Specialist
Alameda County Dept. of
Environmental Health
UST Local Oversight Program
80 Swan Way, Room 200
Oakland, CA 94621

Re: 3924 Market Street, Oakland

Dear Ms. Eberle:

I have reviewed your letter dated May 4, 1993 and I must state that I strongly disagree with your reasoning and your conclusions. I have read the reports of our environmental consultant, SEACOR, and have directed the actions at this site, and I am incredulous that you can conclude that it is more cost effective to install three wells rather than one well.

Let me recite some pertinent facts about this site.

First, San Francisco French Bread Company ("SFFB") has been actively trying to sell this property for several years. In the course of various failed deals we have developed a considerable dossier on the site, including a Level I survey of all sites within a mile radius. We have taken soil samples, standing water samples, and samples from the water source on the property.

You may also be aware that SFFB is currently monitoring a site in Emeryville that it spent over \$50,000 cleaning up several years ago two blocks away from the Market Street site. Alameda County has only required one well at this site. Alameda County in that instance did not have any difficulty determining that the groundwater flows toward the Bay. SFFB is also monitoring a site in San Mateo County where that agency only required one well.

I have reviewed the reports from the registered geologist SEACOR assigned to the site and he was able to state unequivocally that the gradient runs west. He also indicated quite clearly that the applicable regulations do not require multiple wells. There is no basis for not accepting his recommendations, certainly none stated in your letter.

Jennifer Eberle
May 14, 1993
Page 2

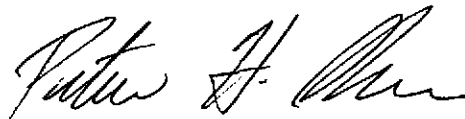
Moreover, if one well costs \$5,000 and has been accepted at other sites, why is it less costly to spend \$10,000 more and triple the monitoring costs? What's "costly and frustrating" is dealing with an Agency that refuses to listen to reason and science and practicality and instead insists on approaches that are not even required by its own regulations merely because the agency believes that it is insulating itself from a purported risk.

SFFB has paid, at various sites in Northern California, over \$500,000 to live up to its corporate responsibilities and comply with the laws regarding underground tanks. In the process two lucrative real estate deals have collapsed and cost SFFB over \$1 million in lost revenue. In spite of this experience, SFFB continues to accept its obligations, especially at this site. There is no risk to the County. SFFB has been in business for 150 years, longer than there has been an Alameda County, and will continue to be available should remediation be required at this site.

All we've asked for is to install one well rather than three to minimize the up-front cost. We request that you reconsider this decision and allow SFFB some leeway. Please call me if you have questions or when you are ready to discuss this matter.

Very truly yours,

SAN FRANCISCO FRENCH BREAD COMPANY



Peter H. Sher
Vice President/General Counsel

PHS:lm

cc: Rafat Shahid, Alameda County ✓
Rick Hiatt, RWQB
Neal Farrar

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

May 5, 1993
STID 1509

San Francisco French Bread Co.
ATTN: Peter Sher
7801 Edgewater Dr.
Oakland, CA 94621

RE: 4070 San Pablo Ave. Oakland, CA 94608

Dear Peter Sher:

This office has received and reviewed the Quarterly Groundwater Monitoring Reports dated January 5 and April 2, 1993 by SEACOR concerning the above site. The following comments are to be considered:

1. The chemical analysis does seem to indicate that the levels of contamination are dropping. The most significant levels are the TPHg and the benzene.
2. There should be a section in the report stating recommendations for further work.

Thank you for your cooperation. If you have any questions or comments, please contact this office at (510) 271-4530.

Sincerely,

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Richard Hiett, RWQCB
Donald Moore, SEACOR, 90 New Montgomery St., Suite 620, San
Francisco, CA 94105
Edgar ~~Horsley~~ Chief - files
Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608

ALAMEDA COUNTY, DEPARTMENT OF
ENVIRONMENTAL HEALTH

Hazardous Materials Inspection Form

II, III

white -env.health
yellow -facility
pink -files

Site ID # _____ Site Name San Francisco Fresh Bread Today's Date 7/24/92

Site Address 4070 San Pablo Ave

City Emeryville Zip 94608 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 17 digester

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

Comments:

Saram and kilman well cap - worked down - Black 55 gal drum of purge water on site - & labeled as such by Secore.
Well in rear center of yard - Spoke w/ manager of Dunlop Tire Center - Now operating on the site -

Donald Moore Secore
(415) PR 2-1148

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 | <input type="checkbox"/> 1. Permit Application 25284 (H&S) |
| | <input type="checkbox"/> 2. Pipeline Leak Detection 25292 (H&S) |
| | <input type="checkbox"/> 3. Records Maintenance 2712 |
| | <input type="checkbox"/> 4. Release Report 2651 |
| | <input type="checkbox"/> 5. Closure Plans 2670 |
| Monitoring for Existing Tanks | <input type="checkbox"/> 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 tising |
| | 8) Annual Tank Testing
Daily Inventory |
| | 9) Other _____ |
| New Tanks | <input type="checkbox"/> 7. Precs Tank Test 2643 |
| | Date: _____ |
| | <input type="checkbox"/> 8. Inventory Rec. 2644 |
| | <input type="checkbox"/> 9. Soil Testing 2646 |
| | <input type="checkbox"/> 10. Ground Water. 2647 |
| | <input type="checkbox"/> 11. Monitor Plan 2632 |
| | <input type="checkbox"/> 12. Access. Secure 2634 |
| | <input type="checkbox"/> 13. Plans Submit 2711 |
| | Date: _____ |
| | <input type="checkbox"/> 14. As Built 2635 |
| | Date: _____ |

II, III

Contact: _____

Title: _____

Signature: _____

Inspector: _____

Signature: _____

November 25, 1992

SEACOR

SEACOR 11/23/92

Mr. Thomas Peacock
Hazardous Materials Division
Alameda County Department of
Environmental Health
80 Swan Way, Room 200
Oakland, California 94621

RE: 4070 San Pablo Avenue, Emeryville, California 94608

ST 10 1509

Dear Mr. Peacock:

On behalf of San Francisco French Bread Company (SFFBC), Science & Engineering Analysis Corporation (SEACOR) has prepared this letter in response to your letter dated October 21, 1992 concerning the subsurface investigation conducted by SEACOR at 4070 San Pablo Avenue, Emeryville ("the site", see Figure 1). In response to your comments, we are providing herein detailed information you requested concerning groundwater flow direction in the site vicinity. Additionally, the SFFBC plans to initiate a quarterly groundwater monitoring program at the site for the purpose of confirming the results of the initial investigation and evaluating potential temporal changes in groundwater quality.

The following are specific responses to Comments 1 and 2 of your October 21, 1992 letter.

Response to Comment 1: To evaluate groundwater flow direction beneath the site, SEACOR reviewed publicly available files at the Regional Water Quality Control Board (RWQCB) prior to installing the groundwater monitoring well. Three sites were identified within 1/2-mile of the subject site that provided information on groundwater flow direction. Figure 1 shows the locations of these three sites with respect to the subject site. The three sites are: (1) Sherwin-Williams, RWQCB Toxics List, (2) P.G. & E. Distribution Center, RWQCB Toxics List, and (3) City of Emeryville, RWQCB Fuel Leak List. Site plans of these facilities showing groundwater elevations and flow directions are attached.

Site No. 1, Sherwin-Williams, Sherwin Ave. and Horton St, Emeryville: Information from 10 groundwater monitoring wells indicates groundwater flow direction to the **west and northwest** with groundwater elevations ranging from 7.5 to 10.5 feet (see attachment A).

Site No. 2, P.G. & E. Distribution Center, 4525 Hollis St., Emeryville: Information from 10 groundwater monitoring wells indicates groundwater flow direction to the **west** with groundwater elevations ranging from 4 to 10 feet (see attachment B).

Site No. 3, City of Emeryville, 4300-4310 San Pablo Ave., Emeryville: Information from six groundwater monitoring wells indicates groundwater flow direction to the **northwest** with groundwater elevations ranging from 90.5 to 93.5 feet (see attachment C).

sffrench.emc
70007-004-01

100 Pine Street
Suite 2025
San Francisco, CA 94111
(415) 296-7877
(415) 677-9694 FAX


On the basis of the groundwater flow direction information obtained from these nearby sites, SEACOR believes that it is reasonable to infer a westerly groundwater flow direction beneath the subject site. A westerly groundwater flow direction is also consistent with the slope of surface topography and the regional groundwater flow direction along the East Bay Plain. Figure 2 shows a site plan with an arrow indicating the anticipated groundwater flow direction. As shown in Figure 2, existing monitoring well MW-1 is situated on the western (downgradient) side of the former underground storage tank excavation.

Response to Comment No. 2: SFFBC plans on initiating a quarterly groundwater monitoring with the first monitoring event to begin in December 1992. A groundwater sample will be collected from monitoring well MW-1 quarterly and analyzed for total petroleum hydrocarbons as gasoline (TPHg) and benzene, toluene, ethylbenzene, and xylenes (BTEX). Data gathered during three additional quarterly sampling events will be used to confirm the results of the initial sampling event and provide information to evaluate the need for additional site investigation activities.

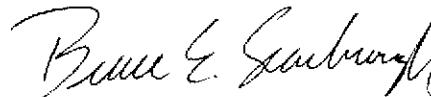
We will notify your office prior to conducting the December 1992 quarterly groundwater monitoring. If you have any questions or comments please do not hesitate to contact us at (415) 882-1548.

Sincerely,

Science & Engineering Analysis Corporation



Donald W. Moore
Project Geologist



Bruce E. Scarbrough, R.G.
Principal Geologist

cc: Peter Sher, San Francisco French Bread Company, 7801 Edgewater Drive, Oakland, CA 94608

Attachments:

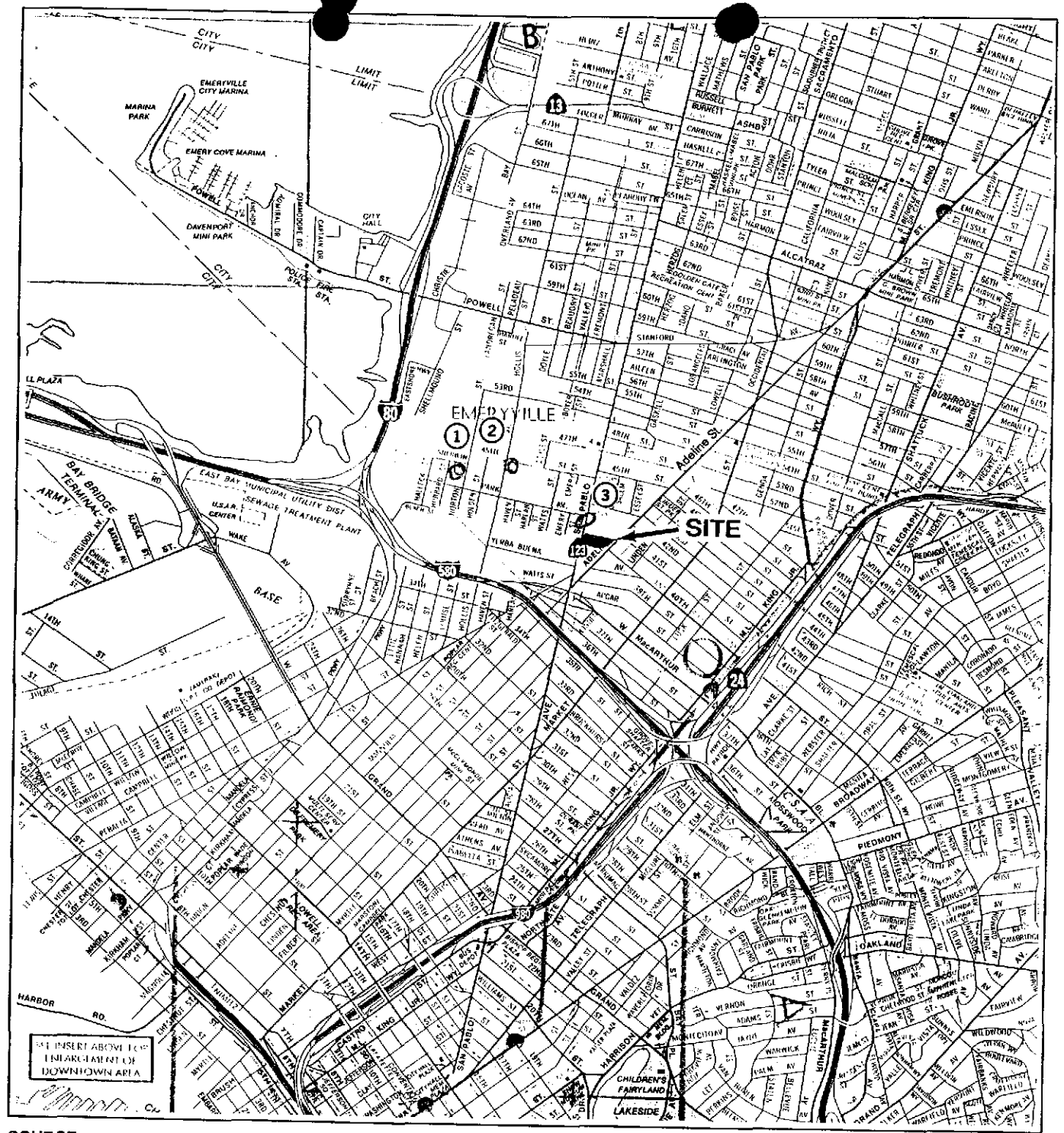
Figure 1 - Site Location Map

Figure 2 - Site Plan

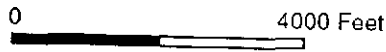
Attachment A: Groundwater Elevation Contour Map, Sherwin-Williams

Attachment B: Groundwater Elevation Contour Map, P.G. & E. Distribution Center

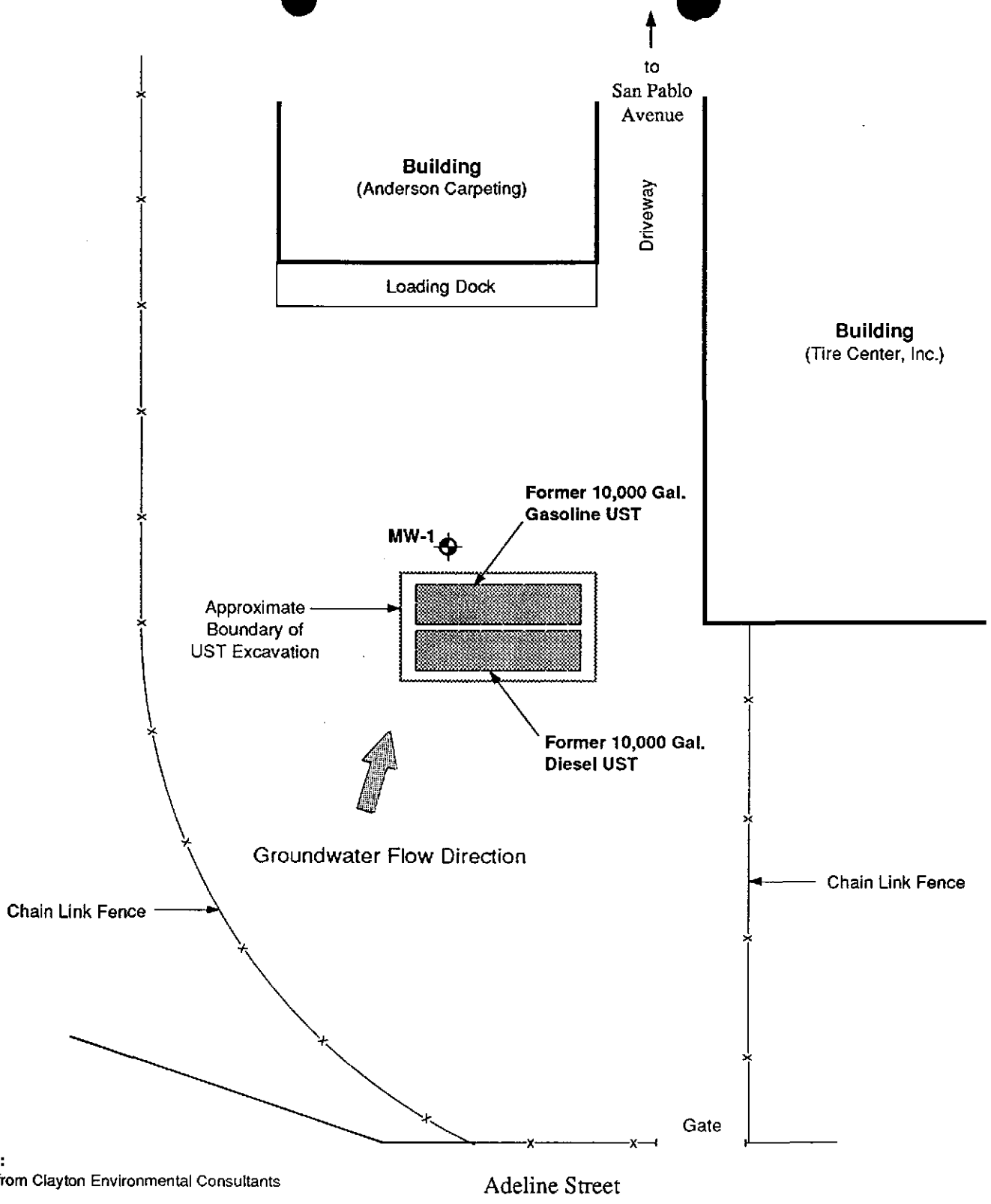
Attachment C: Groundwater Elevation Contour Map, City of Emeryville



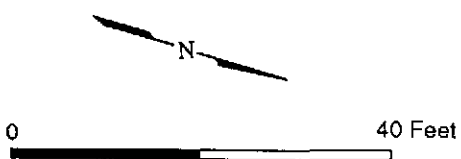
SOURCE:
 California State Automobile Association
 Oakland, Berkeley, Alameda, 2/91



SITE LOCATION MAP
 4070 San Pablo Avenue
 Emeryville, California
 Figure 1



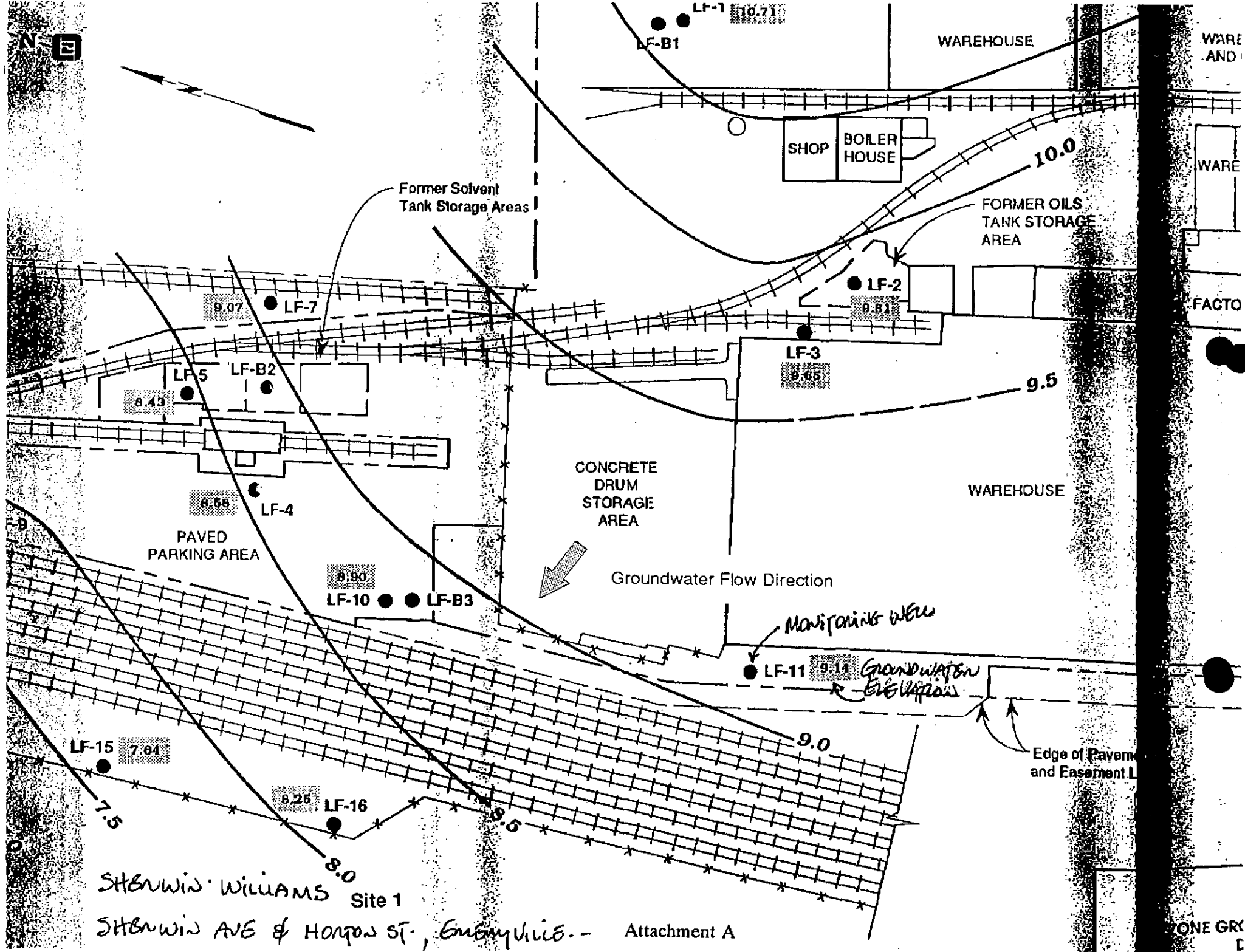
SOURCE:
Modified from Clayton Environmental Consultants



LEGEND

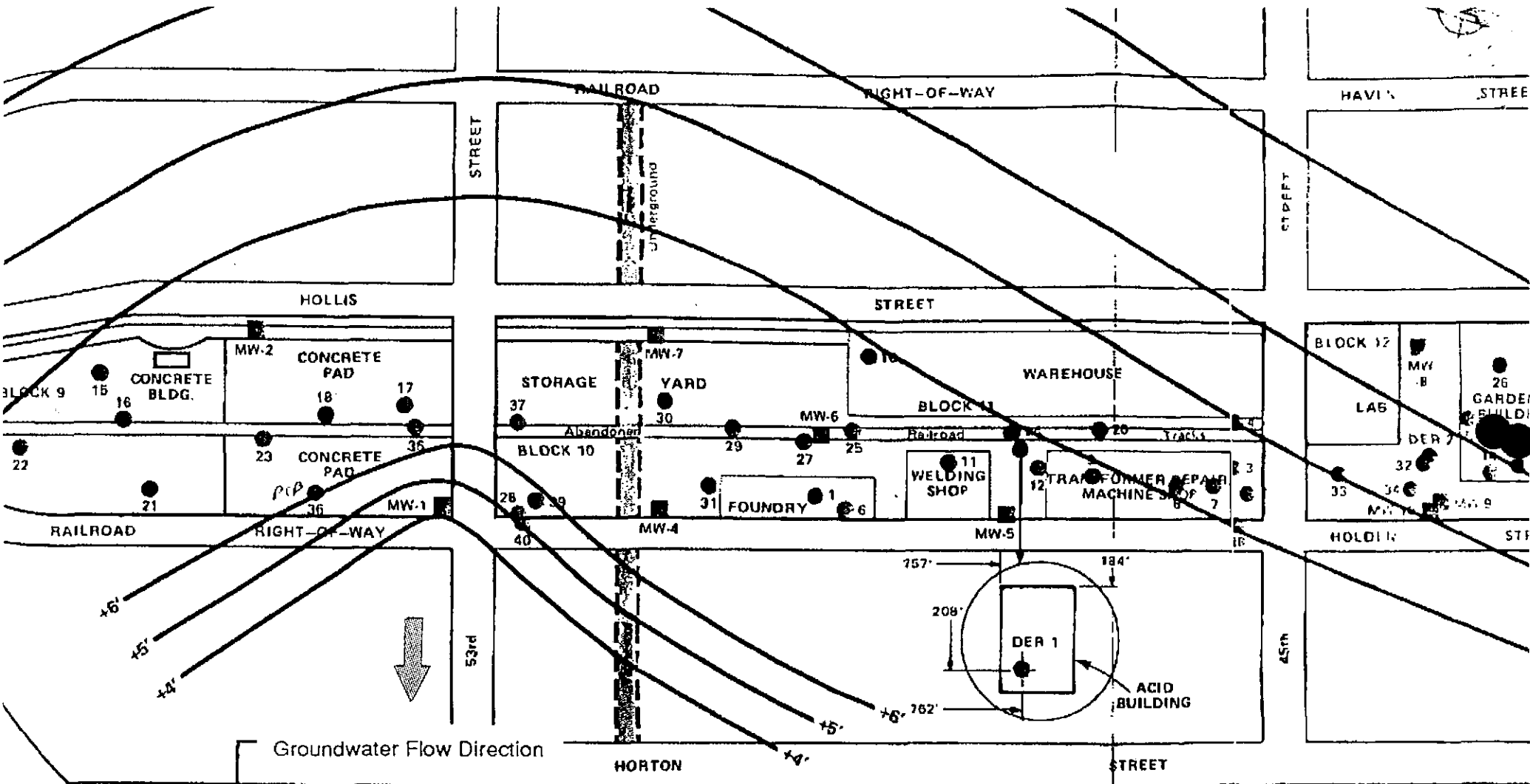
⊕ Monitoring Well Location

SITE PLAN
4070 San Pablo Avenue
Emeryville, California
Figure 2



Sherwin Williams Site 1
 Sherwin Ave & Horton St., Englewood. - Attachment A

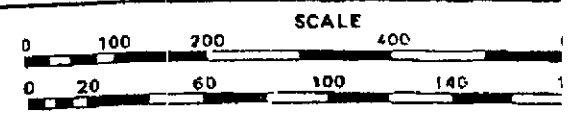
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 C

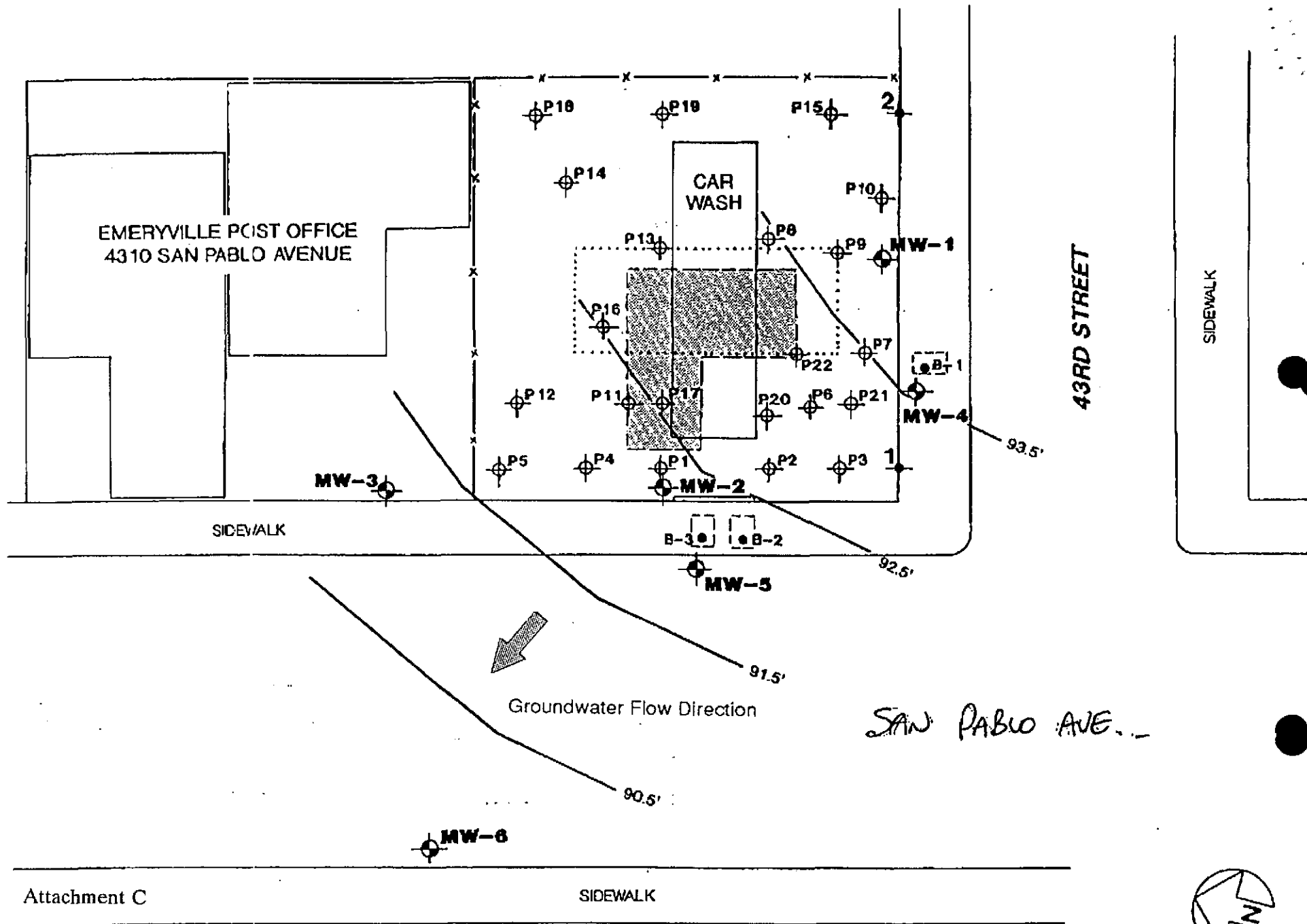


Site 2 PE & E MAT. DIST. CENTER
 4525 Hollis St., Emoryville.

Attachment B

- LEGEND —
- Monitoring Wells
 - Soil Borings
 - Water Surface Elevations

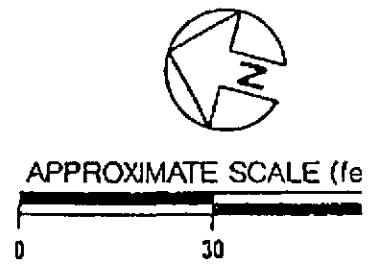




CITY OF EMERYVILLE Site 3
 4300-4310 SAN PABLO AVE., Emeryville, CA

EMERYVILLE
 FIRE STATION #1

RETAIL
 BUILDING



Attachment C

SIDEWALK

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



BA file

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

October 21, 1992
STID 1509

San Francisco French Bread Co.
ATTN: Peter Sher
7801 Edgewater Dr.
Oakland, CA 94621

RE: 4070 San Pablo Ave. Oakland, CA 94608

Dear Peter Sher,

This office has received and reviewed the Groundwater Monitoring Well Workplan dated August 27, 1992 and the results of sampling dated September 30, 1992 both by SEACOR concerning the above site. The following comments are to be considered:

1. The groundwater gradient is presumed to be to the west as it is said to be for three other mentioned sites in the area. However, there is no data such as depth to groundwater in specific wells at the other sites to substantiate this claim. Please submit sufficient documentation to support this groundwater gradient and show it on your site drawings.
2. There are no recommendations concerning quarterly monitoring. The next round of sampling should be done this month. Also, the vertical and lateral extent of contamination is not established. Other means of investigating the site need to be proposed to accomplish this.

Thank you for your cooperation. If you have any questions or comments, please contact this office at (510) 271-4530.

Sincerely,

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Richard Hiett, RWQCB
James Ritchie, SEACOR, 100 Pine St. Ste. 2025, San
Francisco, CA 94111
Edgar Howell, Chief - files

Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608

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

EMERGENCY <input type="checkbox"/> YES <input 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 AM A DESIGNATED GOVERNMENT EMPLOYEE AND THAT I HAVE REPORTED THIS INFORMATION TO LOCAL OFFICIALS PURSUANT TO SECTION 25100.7 OF THE HEALTH AND SAFETY CODE.
REPORT DATE 05/24/89	CASE #	SIGNED: <u>Thomas Beach</u> DATE: <u>08-92</u>

REPORTED BY	NAME OF INDIVIDUAL FILING REPORT <u>Thomas Beach</u>	PHONE (510) 271-4530	SIGNATURE <u>Thomas Beach</u>	
	REPRESENTING <input checked="" type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> OTHER	COMPANY OR AGENCY NAME <u>Alameda Co.</u>		
	ADDRESS <u>80 Swan Way #200 Oakland CA 94621</u>			

RESPONSIBLE PARTY	NAME <u>San Francisco French Bread</u> <input type="checkbox"/> UNKNOWN	CONTACT PERSON <u>Peter Sher</u>	PHONE ()
	ADDRESS <u>701 Edgewater Dr Oakland CA 94621</u>		

SITE LOCATION	FACILITY NAME (IF APPLICABLE) <u>San Francisco French Bread</u>	OPERATOR ()	PHONE ()	
	ADDRESS <u>4070 San Pablo Ave Emeryville Alameda 94608</u>			
	CROSS STREET <u>40th St</u>			

IMPLEMENTING AGENCIES	LOCAL AGENCY <u>Alameda Co. Health</u>	AGENCY NAME <u>Alameda Co. Health</u>	CONTACT PERSON <u>Thomas Beach</u>	PHONE (510) 271-4530
	REGIONAL BOARD <u>San Francisco Bay</u>			

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

DISCOVERY/ABATEMENT	DATE DISCOVERED 05/24/89	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 UNKNOWN	METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY) <input type="checkbox"/> REMOVE CONTENTS <input type="checkbox"/> REPLACE TANK <input type="checkbox"/> CLOSE TANK <input type="checkbox"/> REPAIR TANK <input type="checkbox"/> REPAIR PIPING <input type="checkbox"/> CHANGE PROCEDURE <input type="checkbox"/> OTHER
	HAS DISCHARGE BEEN STOPPED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, DATE	

SOURCE/CAUSE	SOURCE OF DISCHARGE <input checked="" type="checkbox"/> TANK LEAK <input type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER	CAUSE(S) <input type="checkbox"/> OVERFILL <input type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input 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 checked="" type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)
-----------	--

CURRENT STATUS	CHECK ONE ONLY <input checked="" type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT WORKPLAN SUBMITTED <input type="checkbox"/> POLLUTION CHARACTERIZATION <input type="checkbox"/> LEAK BEING CONFIRMED <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT UNDERWAY <input type="checkbox"/> POST CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> REMEDIATION PLAN <input type="checkbox"/> CASE CLOSED (CLEANUP COMPLETED OR UNNECESSARY) <input type="checkbox"/> CLEANUP UNDERWAY
----------------	--

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

COMMENTS	(Empty space for handwritten notes)
----------	-------------------------------------

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 25180.7, a designated 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 Soil - 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 Loans and Grants, Underground Storage Tank Program, P.O. Box 944212, Sacramento, CA 94244-2120
3. Regional Water Quality Control Board
4. County Board of Supervisors or designee to receive Proposition 65 notifications.
5. Owner/responsible party.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



State Water Resources Control Board
Division of Clean Water Programs
USF Local Oversight Program

RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
80 Swan Way, Rm. 200
Oakland, CA 94621
(510) 271-4320

June 8, 1992

Peter H. Sher
San Francisco French Bread Company
7801 Edgewater Dr.
Oakland, CA 94621

Re: 4070 San Pablo Ave., Oakland, CA 94608
STID # 1509

Dear Peter Sher:

On October 9, 1989 you sent this office a letter to this office where you said you were in the process of submitting a proposal for location of monitoring wells (3) at the above site. It has been 2 and 1/2 years since the last correspondence on this site. To date no proposal has been submitted to this office. The levels of petroleum hydrocarbons found in the soil and water require a groundwater investigation. There was also a large quantity of soil aerated on site. This office has not received any documentation as to the disposition of this soil or any chemical analysis showing the contamination levels of the soil after aeration. Please submit this information within 30 days to this office.

If you have any questions please contact this office, at 271-4530.

Sincerely,

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Richard Hiett, RWQCB
Mark Thomson, Alameda County District Attorney's Office
Oaks Club Room, 4097 San Pablo Ave., Emeryville, CA 94608

File



SAN FRANCISCO FRENCH BREAD COMPANY

October 9, 1989

Rafat A. Shahid
Chief
HAZARDOUS MATERIALS DIVISION
470 27th Street, 3rd Floor
Oakland, CA 94612

RE: TOSCANA BAKING COMPANY - 4070
SAN PABLO AVENUE

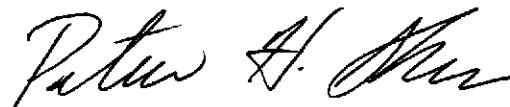
Dear Mr. Shahid:

Pursuant to your notice of September 27, 1989 regarding the underground tank at this facility, please be informed that, at the direction of Mr. Dennis Byrne of your Department, this tank has been removed and remediation measures taken. San Francisco French Bread Company ("SFFB") dba Toscana Baking Company, is in the process of submitting a proposal for location of underground monitoring wells at this site.

Please contract me if you wish to discuss this matter further or if further information is required.

Very truly yours,

SAN FRANCISCO FRENCH BREAD COMPANY



PETER H. SHER
General Counsel

PHS:ja
S1-334

6-16-92

Post-It™ brand fax transmittal memo 7671		# of pages ▶ 1
To <i>Pete Sher</i>	From <i>Tom Pearson</i>	
Co. <i>SFFBC</i>	Co.	
Dept.	Phone #	
Fax # <i>639-0917</i>	Fax # <i>569-4757</i>	

10/13/89



5 September 1989

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
40 South Main Street, 10th
Oakland, CA 94612
415

Peter Sher
San Francisco Bread Company
7801 Edgewater Drive
Oakland, CA 94621

Subject: Underground Tank Removal Project Conducted at 4070 San
Pablo Avenue, Emeryville.

Dear Mr. Sher:

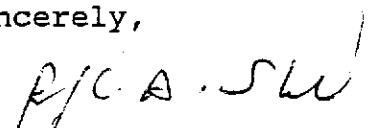
This office has received and reviewed the analytical data derived from soil and water samples collected during this project. To date, the work conducted on this project has conformed to all the requirements of Title 23 of the California Code of Regulations.

The soil removed from the former tank location may be disposed of as nonhazardous waste. The San Francisco Bay Regional Water Quality Control Board forbids the reintroduction of soil with any detectable level of hydrocarbon contamination into the former tank pit. Consequently, this soil will require disposal at a Class III landfill and clean soil will be required for the backfilling of the tank excavation.

This office is now awaiting a proposal regarding the placement of three groundwater monitoring wells at this site. Guidelines established by the Regional Board require that these wells be monitored on a quarterly basis for a minimum of one year. The frequency of any further monitoring will be based upon the data derived during the first year.

If you have any questions concerning this matter, please contact, Dennis Byrne, Hazardous Materials Specialist, at (415) 271-4320.

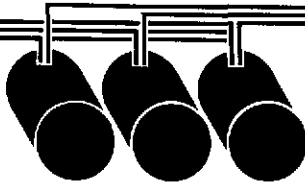
Sincerely,


Rafat A. Shahid, Chief,
Hazardous Materials Division

cc: Scott Huegenberger, SFBRWQCB
Dennis Byrne, Haz Mat Spec
Anthony Miller, Paradiso Construction Company,
P.O. Box 6397, Oakland, CA 94603

PARADISO CONSTRUCTION CO.
GENERAL & PETROLEUM CONTRACTORS

8/31/89



LICENSE NO. 259820

P.O. BOX 6397

9220 "G" STREET OAKLAND, CA 94603

(415) 562-5511

August 29, 1989

Alameda County Health Agency
Hazardous Materials Division
Attention Mr. Dennis Byrne
80 Swan Way
Suite 200
Oakland, CA 94621

Dear Mr. Byrne:

This letter will address the proposed cleanup of the San Francisco French Bread Company located at 4070 San Pablo Avenue in Emeryville.

We have purged the tank hole three times (approximately 5,000 gallons) and disposed of the water as hazardous waste through H & H Ship Company in San Francisco. The attached water analysis was taken after the last pump out and shows that the contaminated water was purged from the site through this process.

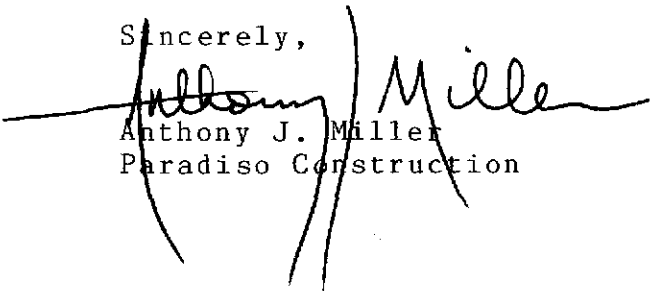
This process has cost the San Francisco French Bread a considerable amount of money and demonstrates the Company's desire to properly remediate the site.

Currently, Paradiso has been aerating the soil on site. Soil samples will be taken later in the week. With the proper results we will begin backfilling the hole in 6 inch lifts and properly compacting with the aerated soil.

After the excavation is brought back to grade, I would like to discuss the number and location of monitoring wells for this location.

Please contact me with any questions at (415) 562-5511.

Sincerely,


Anthony J. Miller
Paradiso Construction



DATE: 8/25/89

RECEIVED

LOG NO.: 7717

AUG 28 1989

DATE SAMPLED: 8/10/89

PARADISO

DATE RECEIVED: 8/10/89

CONSTRUCTION CO.

CUSTOMER: Paradiso Construction Co.

REQUESTER: Tony Miller

PROJECT: San Francisco French Bread, 4070 San Pablo/Emeryville

Sample Type: Water

<u>Method and Constituent</u>	<u>Units</u>	<u>No.1</u>	
		<u>Concen- tration</u>	<u>Detection Limit</u>
DHS Method:			
Total Petroleum Hydro- carbons as Gasoline	mg/l	0.54	0.004
Modified EPA Method 8020:			
Benzene	mg/l	0.073	0.0002
Toluene	mg/l	0.025	0.0002
Xylenes	mg/l	0.068	0.0004
Ethyl Benzene	mg/l	0.086	0.0003

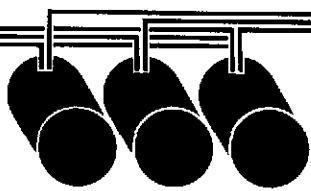
✓

Dan Farah, Ph.D.
Supervisory Chemist

DF:slr

PARADISO CONSTRUCTION CO.

GENERAL & PETROLEUM CONTRACTORS



LICENSE NO. 259820
P.O. BOX 6397
9220 "G" STREET OAKLAND, CA 94603
(415) 562-5511

July 24, 1989

Alameda County Health Agency
Hazardous Materials Division
Mr. Dennis Byrne
80 Swan Way
Suite 200
Oakland, CA 94621

Dear Mr. Byrne:

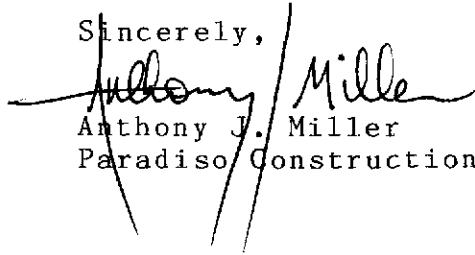
Soil sample results have been obtained from the soils stockpiled at the San Francisco French Bread Company, 4070 San Pablo Avenue in Emeryville.

There is contamination below the 1,000 ppm range in the piles. We would like permission to begin aeration of the piles immediately. Proper soil sample analysis will be sent to you when soil is properly aerated.

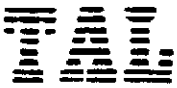
Water sampling will be performed this week and the results will be forwarded to you when analysis is completed

Please contact me at (415) 562-5511 with your decision regarding this matter so that proper scheduling can be efficiently performed.

Sincerely,


Anthony J. Miller
Paradiso Construction

7.25.89



DATE: 7/20/89
 LOG NO.: 7596
 DATE SAMPLED: 7/6/89
 DATE RECEIVED: 7/7/89

RECEIVED
 JUL 24 1989
 PARADISO
 CONSTRUCTION CO.

CUSTOMER: Paradiso Construction Company
 REQUESTER: Tony Miller
 PROJECT: No. 534, S.F. French Bread, 4070 San Pablo,
 Emeryville, California

Sample Type: Soil

Method and Constituent	Units	C1		C2	
		Concen- tration	Detection Limit	Concen- tration	Detection Limit
DHS Method:					
Total Petroleum Hydro- carbons as Diesel	mg/kg	670	6	560	6
Total Petroleum Hydro- carbons as Gasoline	mg/kg	3.5	0.5	6.6	0.5
Modified EPA Method 8020:					
Benzene	mg/kg	< 0.006	0.006	< 0.006	0.006
Toluene	mg/kg	< 0.006	0.006	< 0.006	0.006
Xylenes	mg/kg	< 0.03	0.03	< 0.03	0.03
Ethyl Benzene	mg/kg	< 0.008	0.008	< 0.008	0.008

DATE: 7/20/89
LOG NO.: 7596
DATE SAMPLED: 7/6/89
DATE RECEIVED: 7/7/89
PAGE: Two

Sample Type: Soil

<u>Method and Constituent</u>	<u>Units</u>	<u>C3</u>		<u>C4</u>	
		<u>Concen- tration</u>	<u>Detection Limit</u>	<u>Concen- tration</u>	<u>Detection Limit</u>
DHS Method:					
Total Petroleum Hydro- carbons as Diesel	mg/kg	120	6	130	6
Total Petroleum Hydro- carbons as Gasoline	mg/kg	< 0.5	0.5	< 0.5	0.5
Modified EPA Method 8020:					
Benzene	mg/kg	< 0.006	0.006	< 0.006	0.006
Toluene	mg/kg	< 0.006	0.006	< 0.006	0.006
Xylenes	mg/kg	< 0.03	0.03	< 0.03	0.03
Ethyl Benzene	mg/kg	< 0.008	0.008	< 0.008	0.008

Dan Farah

Dan Farah, Ph.D.
Supervisory Chemist

DF:vs

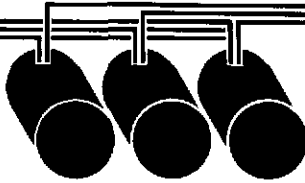
Verbal O.K. given for pumping of
excavation and sampling of recharge.

7/12/89

Peter Sher S.F. French

635-4343

PARADISO CONSTRUCTION CO.
GENERAL & PETROLEUM CONTRACTORS



LICENSE NO. 259820

P.O. BOX 6397

9220 "G" STREET OAKLAND, CA 94603

(415) 562-5511

Alameda County Health Agency
Hazardous Materials Division
Attention Mr. Dennis Byrne
80 Swan Way
Suite 200
Oakland, CA 94621

Dear Mr. Byrne:

Paradiso Construction removed two 10,000 gallon underground storage tanks located at the San Francisco Bread Company, 4070 San Pablo Avenue in Emeryville.

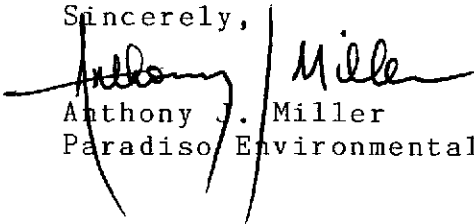
Subsequent soil analysis show soil contamination under acceptable action levels, but water contamination above action levels.

Because the tank hole and backfill acts as a "bathtub" which collects water and product overfills, we would like to pump the existing liquid out of the excavation and dispose of it as hazardous waste. When the water regenerates, we will take a new water sample and further action will be taken based on the result.

Excavated soils currently stockpiled on the site will be sampled and proper action of aeration or disposal will be taken based on those results. New backfill will be imported and compacted to 95 % in the tank excavation.

Please contact me at (415) 562-5511 to discuss this matter.

Sincerely,



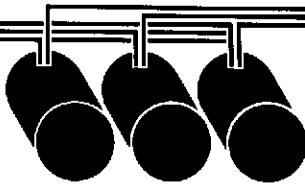
Anthony J. Miller
Paradiso Environmental Coordinator

ALAMEDA COUNTY
DEPT. OF ENVIRONMENTAL HEALTH
HAZARDOUS MATERIALS

7.7.89

PARADISO CONSTRUCTION CO.

GENERAL & PETROLEUM CONTRACTORS



LICENSE NO. 259820

P.O. BOX 6397

9220 "G" STREET OAKLAND, CA 94603

(415) 562-5511

SOIL AND GROUNDWATER SAMPLING PROCEDURE

Gasoline, Diesel and Waste Oil Tank Removal

Underground storage tanks require two soil samples per tank of 1000 gallon capacity or greater. Tanks of a smaller capacity require one sample per tank unless otherwise required by local agencies. Samples are collected at a depth of two feet below the tank backfill.

Soil samples from beneath gasoline storage tanks are analyzed for Total Petroleum Hydrocarbons (TPH) as gasoline (low to medium boiling fraction) using EPA method 8020. Samples from beneath diesel fuel storage tanks are analyzed for TPH as diesel (high boiling fraction) using EPA methods 3550 and 8015.

If groundwater is encountered in a fuel tank pit, water sample is collected. The sample is collected in a glass VOA (Volatile Organic Analysis) vial, insuring that no head space remains in the vial. The vial is sealed with a Teflon-lined screw cap. Water from a gasoline tank pit is analyzed for TPH as gasoline and BTX using EPA methods 602 and 5030. Water samples from a diesel tank pit are analyzed for TPH as diesel and BTX using EPA methods 3510 and 8020.

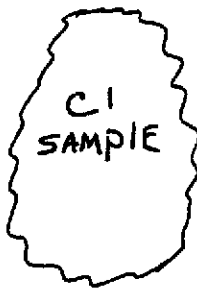
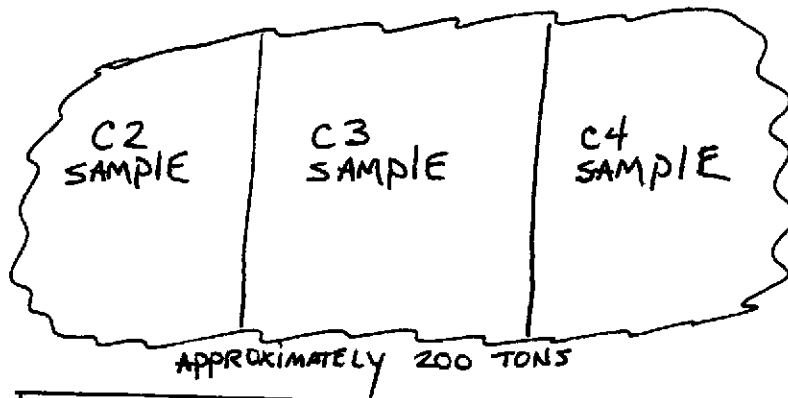
Soil samples collected from beneath waste oil tanks are analyzed for TPH high boiling fraction, using EPA method 3550 and 8015; total oil and grease (TOG) using EPA extraction method 3550 and gravimetric determination method 8010 and 8020 or EPA method 8240. Groundwater samples collected are collected as described above and are analyzed for TPH, high boiling fraction using EPA methods 3510 and 8020, and volatile organic compounds using EPA method 6240.

The analysis for all soil and water samples are done by a state certified lab.

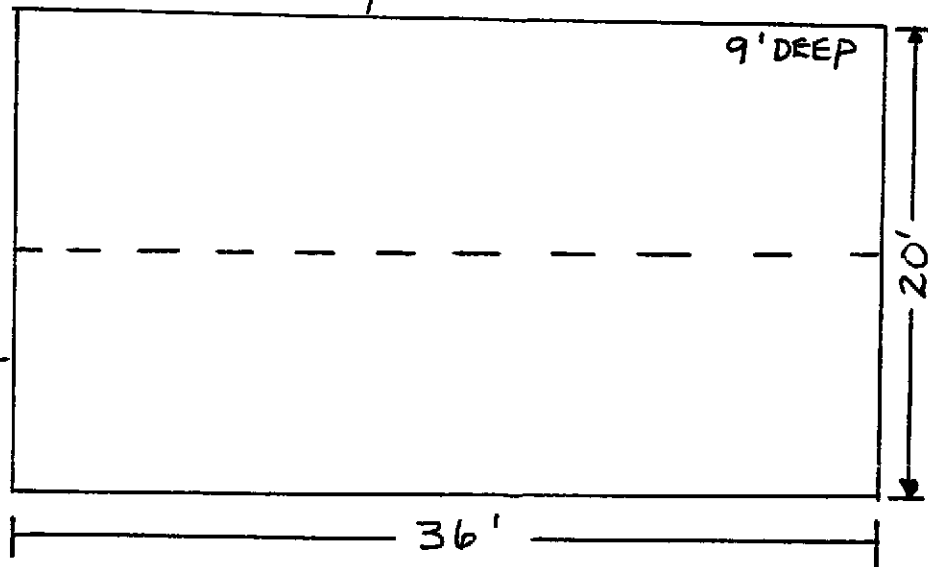
SF FRENCH BREAD CO.

N →

BUILDING

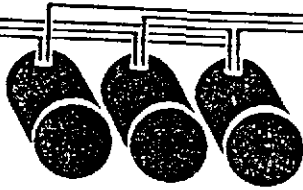


APPROXIMATELY 50 TONS OF DIRT



PARADISO CONSTRUCTION CO.

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LICENSE NO. 259820
P.O. BOX 6397
9220 "G" STREET OAKLAND, CA 94603
(415) 562-5511

GENERAL

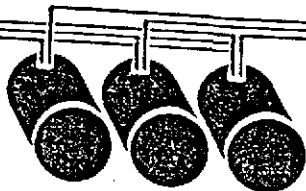
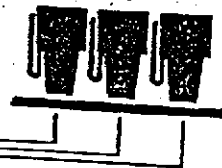
The company will furnish all safety equipment and tools to keep your place of work safe as possible, "use them".

Housekeeping: Keep the jobsite clear of scrap materials and debris especially near the trenches and excavations.

Barricades: The bulk of our work involves underground tanks and piping, so it involves trenching and excavation and a good many sites are kept in operation; we also have to provide safety for the general public. Use an ample amount of barricades and trench covers so that customers that are trying to use the facility are aware of the hazard that exists. Be especially aware of children that come on the site to see what is going on, and keep them well away from the excavation and equipment, or better yet keep them off the site entirely.

PARADISO CONSTRUCTION CO.

GENERAL & PETROLEUM CONTRACTORS

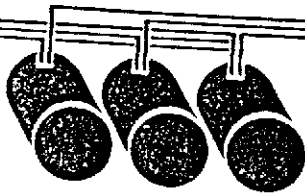


LICENSE NO. 259820
P.O. BOX 6397
9220 "G" STREET OAKLAND, CA 94603
(415) 562-5511

PERSONAL PROTECTIVE EQUIPMENT

1. **EYE PROTECTION:** When cutting or burning, chipping or breaking concrete, or anytime you are subjected to eye injury, wear your goggles or safety glasses.
2. **HEAD PROTECTION:** When you are working in an area where you are subjected to falling objects or the site is a hard hat area, wear your hard hat.
3. **BODY PROTECTION:** Clothing appropriate for the work must be worn.
4. **FOOT PROTECTION:** Wear sturdy shoes appropriate to the work you are doing. When using a pavement breaker wear your toe protection devices.
5. **HAND PROTECTION:** When handling rough materials such as timbers, steel sheets, bars, and scrap; wear your gloves.
6. **HEARING PROTECTION:** When using a pavement breaker or operating noisy equipment, use your ear protection.
7. **RESPIRATORY PROTECTION:** Respirators must be worn when working in a confined space where dangerous air contamination exists, when sand blasting where toxic material evolves or when welding where there may be toxic substances.

PARADISO CONSTRUCTION CO.
GENERAL & PETROLEUM CONTRACTORS

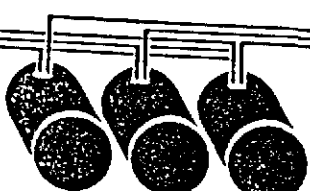


LICENSE NO. 259820
P.O. BOX 6397
9220 "G" STREET OAKLAND, CA 94603
(415) 562-5511

EQUIPMENT

1. Only trained or experienced employees may operate equipment.
2. Equipment operators must be sure other workers are clear before moving or operating this equipment. When changing buckets, be certain that the workers helping to change the bucket is clear before moving the boom. When using the boom for hoisting or moving equipment and or materials be sure the worker is clear before lifting or taking a strain on rigging.
3. Don't use damaged slings or cables, if they are questionable, call the office for replacement.
4. Avoid operations that expose employees to overhead loads.

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GENERAL & PETROLEUM CONTRACTORS

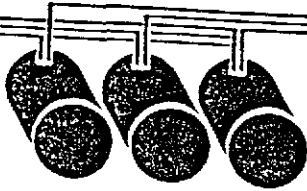


LICENSE NO. 259820
P.O. BOX 6397
9220 "G" STREET OAKLAND, CA 94603
(415) 562-5511

TOOLS

1. Don't use tools and equipment that are not in good repair; notify the office of the repairs that are needed.
2. All power tools are to be grounded.
3. SKILL SAWS: Saw guard must not be blocked open.
4. AIR COMPRESSORS: Air tank must be drained often, safety valve must be popped daily, all hoses to have safety clasp, and don't disconnect under pressure.
5. LADDERS: Defective or unsafe ladders will not be used, they shall be repaired or scrapped.

PARADISO CONSTRUCTION CO.
GENERAL & PETROLEUM CONTRACTORS



LICENSE NO. 259820

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9220 "G" STREET OAKLAND, CA 94603

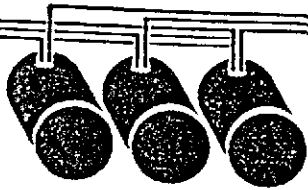
(415) 562-5511

FIRE PROTECTION/PREVENTION

1. SMOKING: No smoking on any service station site except in an approved area away from the islands and tanks.
2. FLAMMABLE LIQUIDS: No sources of ignition are allowed in any work area where there is presence of flammable liquids, gasoling etc...
3. FIRE EXTINGUISHERS: All trucks and heavy equipment are to be equipped with one 5 lb. A.B.C. extinguisher.
4. Gasoline should not be used as a cleaning agent.
5. No burning or welding should be done in an enclosed tank or vessel until it has been determined that there is no possibility of fire or explosion.
6. A gas detection device is available, all persons should be familiar with this device and know how to use it.

PARADISO CONSTRUCTION CO.

GENERAL & PETROLEUM CONTRACTORS



LICENSE NO. 259820

P.O. BOX 6397

9220 "G" STREET OAKLAND, CA 94603

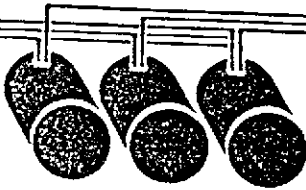
(415) 562-5511

EXCAVATION

1. Prior to excavating, the location of underground utilities must be determined and utility owners must be notified. This function will normally be done by the office, but if you are not sure, call the office, especially, if you are to excavate in the street or sidewalk area.
2. All excavations 5' or more in depth that are to be entered, must be sloped 3/4 to 1 foot or shored.
3. All excavation must be inspected and monitored for ground movement on a continuing basis.
4. There must be proper qualified supervision at all times during excavation.
5. Safety provisions must be taken while installing and removing shoring, the work can be extremely dangerous if good practice is ignored.
6. Keep spoils well back 2' or more from the edge of all excavations.
7. Effective barriers and barricades are to be used around all excavations for your protection as well as others that may want to see the work going on. Keep all others not involved in the work well back from the excavations, especially children.
8. Watch for overhead power lines, keep at least 10' away from these conductors.
9. Trench covers: A facility that is to be kept in operation, as many are, set up barricades and cover trenches to reduce the possibility of a customer driving or walking into an open trench. When work is done for the day, insure that you leave the site in a safe condition.

PARADISO CONSTRUCTION CO.

GENERAL & PETROLEUM CONTRACTORS



LICENSE NO. 259820

P.O. BOX 6397

9220 "G" STREET OAKLAND, CA 94603

(415) 562-5511

CONFINED SPACES

Before employees are allowed to enter confined spaces:

1. Lines containing hazardous substances must be disconnected, blinded, or blocked.
2. The space must be emptied, flushed or purged.
3. The air must be tested for dangerous contamination or oxygen deficiency. Ventilation is required if testing reveals any hazard.

Working in a confined space where dangerous air contamination exists requires:

1. Appropriate respiratory protection.
2. Safety belt (or harness) protection.
3. One standby employee (with respirator).

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 San Francisco French Bread Today's Date 5/24/89

Site Address 4070 San Pablo Ave

City Emeryville Zip 94608 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:

Observed removal of two UGT's

1) 10,000 gallon diesel - no obvious holes

2) 10,000 gallon gasoline

2 soil samples were collected from either end of each tank.

one water sample was collected from under each tank.

Analysis Requested
Gas - TPH Low Boiler, BT X+E
Diesel - TPH High Boiler, BT X+E

Excavation to be left open while awaiting data - 2 to 3 weeks

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'S

- 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 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: _____

II, III

Contact: _____
 Title: _____
 Signature: _____

Inspector: D. Byran
 Signature: D. Byran

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY
 DEPARTMENT OF ENVIRONMENTAL HEALTH
 HAZARDOUS MATERIALS DIVISION
 470 - 27TH ST., RM. 322
 OAKLAND, CA 94612
 PHONE NO. 415/874-7237

ACCEPTED
 5/18/89
 598

DEPARTMENT OF ENVIRONMENTAL HEALTH
 470 - 27th Street, Third Floor
 Oakland, CA 94612
 Telephone: (415) 874-7237

These plans have been reviewed and found to be able and essentially meet the requirements of State and local health laws. Changes to your plans (additions, deletions, etc.) must be approved by the Department of Environmental Health. The project proposed herein is now referred to as a permit. A copy of any required building permits for construction of the project must be provided to the Department of Environmental Health for review and approval. A copy of these accepted plans must be provided to all contractors and craftsmen involved with the removal.

Any change or alterations of these plans and specific tasks 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
- Permit of a permit to operate is dependent on compliance with accepted plans and all applicable laws and regulations.
- FOR THE SAN FRANCISCO HEALTH CARE SERVICES AGENCY
 OAKLAND, CALIFORNIA

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

1. Business Name SAN FRANCISCO FRENCH BREAD CO.
 Business Owner SAME AS ABOVE
2. Site Address 4070 SAN PABLO AVE.,
 city EMERYVILLE, CA Zip _____ Phone 655-6986
3. Mailing Address 7801 EDGEWATER DRIVE
 city OAKLAND zip 94621 Phone 632-7823
4. Land Owner SAN FRANCISCO FRENCH BREAD CO.
 Address 7801 EDGEWATER DR city, state OAKLAND, CA zip 94621
5. EPA I.D. No. ~~CAC000168509~~ CAC000175141
6. Contractor PARADISO CONSTRUCTION CO
 Address 9220 "G" STREET
 city OAKLAND Phone 562-5511
 License Type A, B, C-8, C-61, C-10, ID# 94-1695253.
C61/D140
7. Other (Specify) N/A
 Address N/A
 city N/A Phone _____

8. Contact Person for Investigation

Name MARY Title SECRETARY
Phone 562-5511

9. Total No. of Tanks at facility 2

10. Have permit applications for all tanks been submitted to this office? Yes No []

11. State Registered Hazardous Waste Transporters/Facilities

a) Product/Waste Tranporter

Name H & H Ship Service EPA I.D. No. CO000477168
Address 220 CHINA BASIN, SAN FRANCISCO
city SAN FRANCISCO State CA zip 94107

b) Rinsate Transporter

Name N/A EPA I.D. No. _____
Address _____
City _____ State _____ Zip _____

c) Tank Transporter

Name H & H Ship Service EPA I.D. No. CO000477168
Address 220 CHINA BASIN
city SAN FRANCISCO State CA zip 94107

d) Contaminated Soil Transporter

Name N/A EPA I.D. No. _____
Address _____
City _____ State _____ Zip _____

12. Sample Collector

Name TRACE ANALYSIS LAB
Company TSICK
Address 3423 INVESTMENT BLVD #8
city HAYWARD state CA zip 94545 Phone 783-6960

13. Sampling Information for each tank or area

Tank or Area		Material sampled	Location & Depth
Capacity	Historic Contents (past 5 years)		
10,000 gals	GASOLINE		
10,000 gals	DIESEL		

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

If yes, describe. _____

15. NFPA methods used for rendering tank inert? Yes [] No

If yes, describe. 25 lbs of dry ice per 1,000 gals of Tank Capacity for FLAMMABLE or Combustible materials is to be introduced into each Tank

16. Laboratories

Name TRACE ANALYSIS LAB
 Address 3423 INVESTMENT Blvd #8
 city HAYWARD State CA Zip 94545
 State Certification No. 122

17. Chemical Methods to be used for Analyzing Samples

Contaminant Sought	EPA, DHS, or Other Sample Preparation Method Number	EPA, DHS, or Other Analysis Number
<p>GASOLINE</p> <p>TPH-D</p> <p>TPH-G</p> <p>BTX+E</p>	<p>* SEE ATTACHED SOIL + GROUND WATER * SAMPLING PROCEDURE</p>	<p>GC FID (3550)</p> <p>GC FID (5030)</p> <p>8020 or 8240</p>

18. Site Safety Plan submitted? Yes No

SEE ATTACHED SAFETY PLAN

19. Workman's Compensation: Yes No

ATTACHED

Copy of Certificate enclosed? Yes No

Name of Insurer Republic Indemnity Company

20. Plot Plan submitted? Yes No

21. Deposit enclosed? Yes No

22. Please forward to this office the following information within 60 days after receipt of sample results.

- a) Chain of Custody Sheets
- b) Original Signed Laboratory Reports
- c) TSD to Generator copies of wastes shipped and received
- d) Attachment A summarizing laboratory results

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 will notify the Department of Environmental Health at least two (2) working days (48 hours) in advance to schedule any required inspections. 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.

Signature of Contractor

Name (please type) MARY GONZALES
Signature Mary Gonzales
Date 5/10/89

Signature of Site Owner or Operator

Name (please type) SAN FRANCISCO FRENCH BREAD COMPANY
Signature Peter H. Stein Exec. V.P.
Date 5/12/89

NOTES:

1. Any changes in this document must be approved by this Department.
2. Any leaks discovered must be submitted to this office on an underground storage tank unauthorized leak/contamination site report form within 5 days of its discovery.
3. Three (3) copies of this plan must be submitted to this Department. One copy must be at the construction site at all times.
4. A copy of your approved plan must be sent to the landowner.

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

ATTACHMENT A

SAMPLING RESULTS

Tank or Area	Contaminant	Location & Depth	Results (specify units)

INSTRUCTIONS

2. SITE ADDRESS

Address at which closure or modification is taking place.

5. EPA I.D. NO.

This number may be obtained from the State Department of Health Services, 916/324-1781.

6. CONTRACTOR

Prime contractor for the project.

7. OTHER

List professional consultants here.

12. SAMPLE COLLECTOR

Persons who are collecting samples.

13. SAMPLING INFORMATION

Historic contents - the principal product(s) used in the last 5 years.

Material sampled - i.e., water, oil, sludge, soil, etc.

16. LABORATORIES

Laboratories used for chemical and geotechnical analyses.

17. CHEMICAL METHODS:

All sample collection methods and analyses should conform to EPA or DHS methods.

Contaminant - Specify the chemical to be analyzed.

Sample Preparation Method Number - The means used to prepare the sample prior to analyses - i.e., digestion techniques, solvent extraction, etc. Specify number of method and reference if not an EPA or DHS method.

Analysis Method Number - The means used to analyze the sample - i.e., GC, GC-MS, AA, etc. Specify number of method and reference if not a DHS or EPA method.

NOTE:

Method Numbers are available from certified laboratories.

18. SITE SAFETY PLAN

A plan outlining protective equipment and additional specialized personnel in the event that significant amount of hazardous materials are found. The plan should consider the availability of respirators, respirator cartridges, self-contained breathing apparatus (SCBA) and industrial hygienists.

19. ATTACH COPY OF WORKMAN'S COMPENSATION

20. PLOT PLAN

The plan should consists of a scaled view of the facility at which the tank(s) are located and should include the following information:

- a) Scale
- b) North Arrow
- c) Property Line
- d) Location of all Structures
- e) Location of all relevant existing equipment including tanks and piping to be removed
- f) Streets
- g) Underground conduits, sewers, water lines, utilities
- h) Existing wells (drinking, monitoring, etc.)
- i) Depth to ground water
- j) All existing tanks in addition to the ones being pulled

↑ NORTH

SAN PABLO AVE EMERYVILLE

BLDG

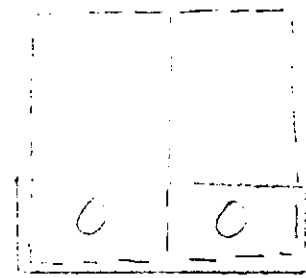
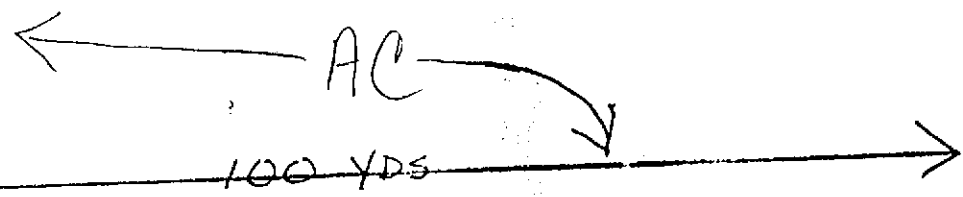
FENCE

VENTS

DRIVE
SLAB

20'

GATE



BLDG

FENCE

110 TH



CERTIFICATE OF INSURANCE

SET TAB STOPS AT ARROWS
ISSUE DATE (MM/DD/YY)

PRODUCER

R.C. FISCHER & COMPANY
 INSURANCE—SURETY BONDS
 1220 Oakland Blvd., Suite #300 • P.O. Box 8101
 Walnut Creek, California 94596-8101
 Phone (415) 932-7823

If calling from Oakland - Phone (415) 839-3015

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

COMPANIES AFFORDING COVERAGE

COMPANY LETTER A	
COMPANY LETTER B	
COMPANY LETTER C	
COMPANY LETTER D	REPUBLIC INDEMNITY COMPANY
COMPANY LETTER E	

INSURED

Paradiso Construction Co.
 9220 "G" Street
 Oakland CA 94603

COVERAGES

THIS IS TO CERTIFY THAT POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE 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.

CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIABILITY LIMITS IN THOUSANDS	
					EACH OCCURRENCE	AGGREGATE
	GENERAL LIABILITY					
<input type="checkbox"/>	COMPREHENSIVE FORM				BODILY INJURY	\$
<input type="checkbox"/>	PREMISES/OPERATIONS UNDERGROUND EXPLOSION & COLLAPSE HAZARD				PROPERTY DAMAGE	\$
<input type="checkbox"/>	PRODUCTS/COMPLETED OPERATIONS				BI & PD COMBINED	\$
<input type="checkbox"/>	CONTRACTUAL					
<input type="checkbox"/>	INDEPENDENT CONTRACTORS					
<input type="checkbox"/>	BROAD FORM PROPERTY DAMAGE					
<input type="checkbox"/>	PERSONAL INJURY				PERSONAL INJURY	\$
	AUTOMOBILE LIABILITY					
<input type="checkbox"/>	ANY AUTO				BODILY INJURY (PER PERSON)	\$
<input type="checkbox"/>	ALL OWNED AUTOS (PRIV. PASS.)				BODILY INJURY (PER ACCIDENT)	\$
<input type="checkbox"/>	ALL OWNED AUTOS (OTHER THAN PRIV. PASS.)				PROPERTY DAMAGE	\$
<input type="checkbox"/>	HIRED AUTOS				BI & PD COMBINED	\$
<input type="checkbox"/>	NON-OWNED AUTOS					
<input type="checkbox"/>	GARAGE LIABILITY					
	EXCESS LIABILITY					
<input type="checkbox"/>	UMBRELLA FORM				BI & PD COMBINED	\$
<input type="checkbox"/>	OTHER THAN UMBRELLA FORM					
D	WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY	PC994559	4/01/89	4/01/90	STATUTORY	
						\$1000 (EACH ACCIDENT)
						\$1000 (DISEASE-POLICY LIMIT)
						\$1000 (DISEASE-EACH EMPLOYEE)
	OTHER					

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/SPECIAL ITEMS

JOB: ALL CALIFORNIA OPERATIONS

CERTIFICATE HOLDER

Alameda County Health Care Svcs Agency
 Dept Of Environmental Health
 Hazardous Materials Division
 80 Swan Way
 Oakland, CA 94621

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL _____ DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE: *Larry Robinson* 10-2



CERTIFICATE OF INSURANCE

PRODUCER
R.C. FISCHER & COMPANY
INSURANCE—SURETY BONDS
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Phone (415) 932-7823

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9220 "G" Street
Oakland CA 94603

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						EACH OCCURRENCE	AGGREGATE
	GENERAL LIABILITY <input type="checkbox"/> COMPREHENSIVE FORM <input type="checkbox"/> PREMISES/OPERATIONS UNDERGROUND EXPLOSION & COLLAPSE HAZARD <input type="checkbox"/> PRODUCTS/COMPLETED OPERATIONS <input type="checkbox"/> CONTRACTUAL <input type="checkbox"/> INDEPENDENT CONTRACTORS <input type="checkbox"/> BROAD FORM PROPERTY DAMAGE <input type="checkbox"/> PERSONAL INJURY						
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS (PRIV. PASS.) <input type="checkbox"/> ALL OWNED AUTOS (OTHER THAN PRIV. PASS.) <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS <input type="checkbox"/> GARAGE LIABILITY						
	EXCESS LIABILITY <input type="checkbox"/> UMBRELLA FORM <input type="checkbox"/> OTHER THAN UMBRELLA FORM						
D	WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY	PC994559	4/01/89	4/01/90	STATUTORY		
						\$1000 (EACH ACCIDENT)	
						\$1000 (DISEASE-POLICY LIMIT)	
						\$1000 (DISEASE-EACH EMPLOYEE)	
	OTHER						

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/SPECIAL ITEMS
JOB: ALL CALIFORNIA OPERATIONS

CERTIFICATE HOLDER
Alameda County Health Care Svcs Agency
Dept Of Environmental Health
Hazardous Materials Division
80 Swan Way
Oakland, CA 94621

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AUTHORIZED REPRESENTATIVE
Bary Robinson 10-2

R.C. FISCHER & COMPANY
INSURANCE — SURETY BONDS

1220 Oakland Blvd., Suite #300 • P.O. Box 8101
 Walnut Creek, California 94596-8101
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COMPANY LETTER C	
COMPANY LETTER D	REPUBLIC INDEMNITY COMPANY
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INSURED

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 9220 "G" Street
 Oakland CA 94603

COVERAGES

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						EACH OCCURRENCE	AGGREGATE
	GENERAL LIABILITY						
	<input type="checkbox"/> COMPREHENSIVE FORM				BODILY INJURY	\$	\$
	<input type="checkbox"/> PREMISES/OPERATIONS UNDERGROUND EXPLOSION & COLLAPSE HAZARD				PROPERTY DAMAGE	\$	\$
	<input type="checkbox"/> PRODUCTS/COMPLETED OPERATIONS				BI & PD COMBINED	\$	\$
	<input type="checkbox"/> CONTRACTUAL				PERSONAL INJURY		\$
	<input type="checkbox"/> INDEPENDENT CONTRACTORS						
	<input type="checkbox"/> BROAD FORM PROPERTY DAMAGE						
	<input type="checkbox"/> PERSONAL INJURY						
	AUTOMOBILE LIABILITY						
	<input type="checkbox"/> ANY AUTO				BODILY INJURY (PER PERSON)	\$	
	<input type="checkbox"/> ALL OWNED AUTOS (PRIV. PASS.)				BODILY INJURY (PER ACCIDENT)	\$	
	<input type="checkbox"/> ALL OWNED AUTOS (OTHER THAN PRIV. PASS.)				PROPERTY DAMAGE	\$	
	<input type="checkbox"/> HIRED AUTOS				BI & PD COMBINED	\$	
	<input type="checkbox"/> NON-OWNED AUTOS						
	<input type="checkbox"/> GARAGE LIABILITY						
	EXCESS LIABILITY						
	<input type="checkbox"/> UMBRELLA FORM				BI & PD COMBINED	\$	\$
	<input type="checkbox"/> OTHER THAN UMBRELLA FORM						
D	WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY	PC994559	4/01/89	4/01/90	STATUTORY \$1000 (EACH ACCIDENT) \$1000 (DISEASE-POLICY LIMIT) \$1000 (DISEASE-EACH EMPLOYEE)		
	OTHER						

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/SPECIAL ITEMS

JOB: ALL CALIFORNIA OPERATIONS

CERTIFICATE HOLDER

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AUTHORIZED REPRESENTATIVE
Nary Robinson 10-2