

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



07-19-01

20179

July 18, 2001

STID 4097

Mr. Sean Kapoor
Stop 'N' Save
25064 Viking Street
Hayward, CA 94545

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

Re: Required investigations at Stop & Save, 20570 Stanton Ave., Castro Valley, CA

Dear Mr. Kapoor:


I am in receipt of "Soil & Groundwater Investigation" report dated March 19, 2001 submitted by Mr. Frank Hamedi-Fard of Enviro Soil Tech Consultants regarding the above referenced property. Thank you for submittal and clarifications of some items indicated in the previous correspondence from this office. Please consider the following:

- I understand that BTEX in groundwater was analyzed for using EPA method 8260 and that they were all below laboratory detection limit. However, please ensure proper laboratory detection limits and units in groundwater (PPB rather than PPM) are used to facilitate easier review and uniformity.
- STMW-1 well is most down-gradient well and has the highest concentration of constituents at 69,000ppb of MTBE and 60,000 ppb of TPHg followed by STMW-2 with 66ppb of MTBE and 69ppb of TPHg.
- Depth to groundwater seems to be around 8.2 to 8.4. The speed of groundwater flow was calculated at 0.00258 moving almost easterly direction.
- The well boring logs revealing the unified soil classification drawings have been attached.

I will look forward to receive the workplan proposal made by Mr. Hamedi-Fard's in the previous workplan.

Should you have any questions and or concern, please do not hesitate to call me at (510) 567-6876.

Sincerely,


Amir K. Gholami, REHS
Hazardous Materials Specialist

CC: Mr. Frank Hamedi-Fard, Enviro Soil Tech Consultants, 131 Tully Road, San Jose, CA 95111
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



03-16-01

20179

March 15, 2001

Stid 4097

Mr. Sean Kapoor
Stop 'N' Save
25064 Viking Street
Hayward, CA 94545

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

Re: Required investigations at Stop & Save, 20570 Stanton Ave., Castro Valley, CA

Dear Mr. Kapoor:

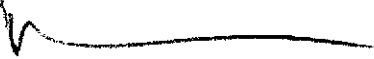
This office is in receipt of a copy of "Preliminary Soil & Groundwater Assessment" document at the above referenced site dated October 13, 2000 submitted by Mr. Frank Hamedi-Fard of Enviro Soil Tech Consultants.

I would like to make the following comments regarding this document:

1. Per this report there was no analysis for BTEX for either soil and or groundwater during this work. Please ensure that during all the remaining analytical times BTEX and MTBE constituents are analyzed properly.
2. STMW-1 seems to be the well with the highest concentrations of pollutant at 69,000ppb of MTBE and 60,000 ppb of TPHg followed by STMW-2 with 66ppb of MTBE and 69ppb of TPHg. BTEX concentrations have not been analyzed for at all!
3. STMW-1 well is located down gradient compared with the other two wells.
4. There is a well identified as BH-1 in the plot plan. Please elaborate about this well.
5. The well boring logs lack the unified soil classification drawings.
6. The speed of groundwater flow needs to be calculated. However the flow gradient indicates an almost easterly direction.
7. Please give this office advance notice regarding your fieldwork schedule, so that a representative of this office could be present during the field works event if necessary.

I concur with the Mr. Hamedi-Fard's proposal made in the workplan. If you have any questions, please call me at (510) 567-6876.

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

CC: Mr. Frank Hamed-Fard, Enviro Soil Tech Consultants, 131 Tully Road, San Jose, CA
95111
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



03-15-01

20179

March 14, 2001

Stid 4097

Mr. Sean Kapoor
Stop 'N' Save
25064 Viking Street
Hayward, CA 94545

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

Re: Required investigations at Stop & Save, 20570 Stanton Ave., Castro Valley, CA

Dear Mr. Kapoor:

I am in receipt of a copy of "Interim Corrective Action" dated August 17, 2000, and "Soil Sampling, Treatment and Disposal of Contaminated Stockpiled Soil" dated August 21, 2000 regarding the above referenced site, submitted by Mr. Frank Hamedi-Fard of Enviro Soil Tech Consultants.

I understand that excavation of the soil in the vicinity of the former gasoline tanks was performed and up to 150 cubic yards of contaminated soil was excavated and bio-remediated to reduce the concentrations of the constituents. The remediated soil was later transferred to Republic Services Vasco Road Landfill.

Please give this office advance notice regarding your fieldwork schedule, so that a representative of this office could be present during the field works event if necessary.

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

Sincerely,

Amir K. Gholami, REHS
Hazardous Materials Specialist

CC: Mr. Frank Hamedi-Fard, Enviro Soil Tech Consultants, 131 Tully Road, San Jose, CA
95111
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



SENT 8-2-2000

RO# 179

August 1, 2000

Stid 4097

Mr. Sean Kapoor
Stop 'N' Save
25064 Viking Street
Hayward, CA 94545

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

Re: Required investigations at Stop & Save, 20570 Stanton Ave., Castro Valley, CA

Dear Mr. Kapoor:

This office is in receipt of the proposed workplan regarding the above referenced site dated May 18th, 2000 submitted by Mr. Frank Hamedi-Fard of Enviro Soil Tech Consultants.

I concur with the Mr. Hamedi-Fard's proposal made in the workplan. I would like to make the following comments:

- Briefly discuss the logic for the proposed location of the groundwater monitoring well. I would suggest placement of the monitoring wells after an investigation on the probable ground water flow gradient in the vicinity is performed to ensure the installment of at least one well in the down-gradient and one well in the up-gradient direction.
- A minimum of three ground water monitoring wells will be necessary to establish the groundwater flow gradient.
- Ensure that the wells are properly screened (5 feet above and at least 15 feet below the ground water level).
- Over-excavation is an acceptable method to remove source of the contamination present at the site.
- I understand that a grab groundwater sample was taken and analyzed on this site. However, I have not yet received the result of this analysis yet. Please submit a copy of this analysis to this office.

Please give this office advance notice regarding your fieldwork schedule, so that a representative of this office could be present during the field works event if necessary.

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

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

CC: Mr. Frank Hamed-Fard, Enviro Soil Tech Consultants, 131 Tully Road, San Jose, CA
95111
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

sent 7/28/04

20179

Stid 4097

July 27, 2000

Mr. Sean Kapoor
Stop 'N' Save
25064 Viking Street
Hayward, CA 94545

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

Re: Required investigations at Stop & Save, 20570 Stanton Ave., Castro Valley, CA

Dear Mr. Kapoor:

As you are aware, several Underground Storage Tanks were removed in February 24, 2000 from the above referenced site. Soil samples were collected from the site. The groundwater and soil samples were analyzed for Total Petroleum Hydrocarbons as Gasoline (TPHG), Methyl Tertiary Butyle Ether (MTBE), benzene, toluene, ethylbenzene, and total xylenes (BTEX). Analysis results of the soil samples identified up to 12 ppm MTBE, 1,200ppm TPHG, and 4.2ppm, 22ppm, 12ppm, and 110ppm of BTEX respectively. Analysis of the water sample also revealed contaminants in groundwater. However, I have not yet received the lab report on this analysis. I talked to Mr. Hamedi-Fard, your consultant, regarding submittal of this report to this office.

Per Article 11, Division 3, Chapter 16, Title 23 of the California Code of Regulations, you are required to conduct a Preliminary Site Assessment (PSA) to determine the lateral and vertical extent and severity of soil and groundwater contamination, which has resulted from the release at the site. The information gathered by the PSA will be used to determine an appropriate course of action to remediate the site, if deemed necessary. The major elements of such an investigation, include, but are not limited to, the following:

- At least one groundwater monitoring well must be installed within 10 feet of the observed soil contamination, oriented in the confirmed downgradient direction relative to groundwater flow. In the absence of data identifying the local confirmed downgradient direction, a minimum of three wells will be required to verify gradient direction. During the installation of these wells, soil samples are to be collected at five-foot-depth intervals and any significant changes in lithology.
- Subsequent to the installation of the monitoring wells, these wells must be surveyed to an established benchmark (mean sea level, MSL), with an accuracy of 0.01 foot. Groundwater samples are to be collected and analyzed quarterly.

This Department will oversee the assessment and remediation of your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. All reports and proposals must be submitted under a seal of a California -Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer.

The PSA proposal is due within 60 days of date of this letter by September 27, 2000. Once the proposal is approved, fieldwork should commence within 60 days. A report must be

sent 7/2/80

submitted within 45 days after the completion of this phase of work at the site. Subsequent reports are to be submitted quarterly until this office approves a change in sampling frequency or the site qualifies for closure. Such quarterly reports are due the first day of the second month of each subsequent quarter.

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

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

Additionally, you are required to include a well survey and address the known domestic well(s).

The State Water Resources Control Board manages an Underground Storage Tank Cleanup Fund (Fund) to help eligible Responsible Parties to obtain reimbursement for costs of investigating and remediating releases from petroleum underground storage tanks. You are encouraged to apply. To obtain an Application Package, contact the Fund at the following:

State Water Resources Control Board
Division of Clean Water Programs
UST Cleanup Fund
P.O. Box 944212
Sacramento, CA 944212
Telephone: (916)227-4307

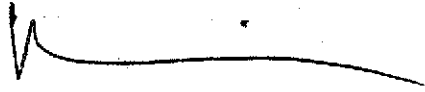
You are also advised to contact Cheryl Gordon at (916)-227-4539 with any questions regarding State Trust fund.

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

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

Ro
18/1/29/3
Sent

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

CC: Mr. Frank Hamed-Fard, 131 Tully Road, San Jose, CA 95111
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RO# 179

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

April 21, 1999

Odili N. Ojukwu, P.E.
City of Oakland
Dalziel Building
250 Frank H. Ogawa Plaza, Ste 5301
Oakland, CA 94612

STID: 3764

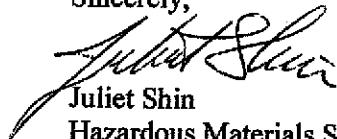
Re: Required MTBE analysis at Oakland Fire Station #6, located at 7080 Colton Blvd.,
Oakland, CA

Dear Mr. Ojukwu,

Per my earlier message to you, closure approval for the above site has been denied by the Regional Water Quality Control Board (RWQCB). Per my conversation with Chuck Headlee, RWQCB, the site can only be considered for closure if you collect a sample from below the former excavation area and have it analyzed for Methyl Tertiary Butyl Ether (MTBE), per the requirements set forth in SB521. If no groundwater is encountered from below the former excavation depth, a soil sample may be collected from native soil for the MTBE analysis. If groundwater is encountered, then a groundwater sample must be analyzed for MTBE.

Please provide a letter workplan outlining the proposal, operating procedures, and time schedule for the above required work. If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,


Juliet Shin
Hazardous Materials Specialist

Cc: Glenn Young
Subsurface Consultants, Inc.
171 12th Street, Ste 202
Oakland, CA 94607-4911



March 28, 1996

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

Mr Sean Kapoor, Vice President
Stop "N" Save, Tank Owner
P.O.Box 51129
San Jose, CA 95151

STID 4097

Certified Mailer # P 043 923 443

NOTICE OF VIOLATION

Subject: Illegal operation of two, 10,000 gallon underground storage tanks at Stop "N" Save, 20570 Stanton Avenue, Castro Valley 94546.

Reference: Inspections on 8/30/95, 9/20/95, and 12/19/95. Phone conversation 3/8/96.

Dear Mr. Kapoor:

The two underground tanks at the above address are being illegally operated. They are not currently permitted and they are not being properly monitored and operated as required by the California Health and Safety Code section 25299.

Please note that violators of the California Health and Safety Code section 25299 may upon conviction be assessed **penalties of not less than \$500 per day nor more than \$5000 per day for failure to obtain a permit to operate or for failure to properly close an underground storage tank.**

You must do the following to resolve this violation:

1. If you do not intend to operate the tanks then they must be immediately emptied. You must then submit a tank removal application to this office with a check for \$894.00 (establishes a deposit refund account to cover the costs of overseeing the removal.) The tanks must be emptied by April 2, 1996 and the application must be submitted by April 26, 1996. **or**
2. You must permit the tanks and immediately begin to monitor them as follows:
 - a. Monitoring:
 - i. Take daily stick readings to the nearest 1/8".
 - ii. Keep daily records of deliveries and sales.
 - iii. Each day reconcile the calculated gallons of fuel against the measured amount (stick reading).
 - iv. Have an SIR provider analyze the readings monthly.

- v. Contract with a Statistical Inventory Reconciliation provider to analyze all of the daily records and stick readings from January 1, 1996 onwards.
- b. Provide a copy of each month's SIR report to this office by the 25th day of the following month. (For example: the SIR Report for the month of March should be in this office by April 25th.)
- c. Provide copies of the SIR reports for January and February 1996 to this office by April 26, 1996.
- d. **Provide a copy of the SIR contract to this office by April 26, 1996.**
- e. Provide a copy of the annual tank tightness test for 1996. **The test must be completed before May 5, 1996 and must be completed before a permit can be issued.** [When SIR is used the tightness test is only required once every two years. The next test after 5/96 would be due 5/98.]
- f. Resubmit the Form A. (It was not signed by the owner as required.)
- g. Provide a written monitoring plan. (Complete and return the Consolidated Monitoring Plan.)
- h. Provide training to the operator about monitoring and calculation of the daily inventory reconciliation.
- i. Complete the Certification of Financial Responsibility. If you plan to use the State Fund then a letter from the Chief Financial Officer is also required. [On Form A you indicate self-insured. You must be able to show a net worth of 10 million dollars for self insurance. Please provide documentation.] (A Financial Responsibility Guide is enclosed for your information.)

Please call me at 510-567-6734 if you have any questions.

Sincerely,



Don Atkinson-Adams
Hazardous Materials Specialist

Enclosure: Form A (returned)
Financial Responsibility Guide
Consolidated Tank Management Plan
Excerpts of the Health and Safety Code (sec. 25299)
List of SIR providers *and LG-52-1*

cc: Bill Reynolds, East Area Manager
Robert Weston, Senior Hazardous Materials Specialist

ust4097a328.nov

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0179

RAFAT A. SHAHID, Assistant Agency Director

April 23, 1993

Manjit Chadha
Stop N Save #108
20570 Stanton Ave.
Castro Valley CA 94546

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

**Re: Five year underground Storage Tank Permit
20570 Stanton Ave., Castro Valley**

Dear Manjit Chadha:

This letter is in regard to the inspection made previously at the above facility. This inspection was performed with regard to five year underground tank permit. Enclosed please find a five year permit to operate your tank(s). However, please be advised that Title 23, California Code of Regulations (CCR) requires the following:

- 1) The owner or operator shall comply with the reporting and recording requirements for unauthorized releases, specified in Article 5.
- 2) Written records of all monitoring and maintenance performed shall be maintained for a period of at least three years. These records must be made available upon request, within 36 hours, to a representative of this office.

Consult Title 23, CCR for additional requirements. To obtain a copy of the regulations, you can contact the State Water Resources Control Board at (916)-739-4436.

If you have any questions, please contact me at (510)-271-4320.

Sincerely,

Amir K. Gholami, REHS
Hazardous Materials Specialist

cc: files

USTPERMT

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

R0179

RAFAT A. SHAHID, Assistant Agency Director

October 2, 1992

Kapoor Charanjeet
Stop 'n' Save #18
20570 Stanton Ave.
Castro Valley, Ca 94546

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

**Re: FIVE-YEAR PERMITS FOR OPERATION OF UNDERGROUND STORAGE
TANK(S) [USTs] AT 20570 Stanton Ave., Castro Valley**


This is in regard to a letter which was sent to you in the past. In that letter you were asked to submit to this office all pertinent information regarding your underground storage tank(s). This information is necessary for permitting of your tanks. To this date this office has not received any response from you. Please complete the following items and return them to me within 30 days:

1. Complete UST PERMIT FORM A-one per facility.
2. Complete UST PERMIT FORM B-one per tank.
3. Complete UST PERMIT FORM C-one per tank if information is available.
4. A written tank monitoring plan.
5. Results of precision tank test(s) (initial and annual).
6. Results of precision pipeline leak detector tests (initial and annual).
7. An accurate and complete plot plan.
8. A written spill response plan.
9. A copy of your inventory reconciliation statement for this year which indicates that all of your inventory reconciliation data are within "allowable variations" or which indicates a list of the periods of times and the corresponding variations when the allowable variation is exceeded. Allowable variation is 1% of the monthly deliveries plus 130 Gallons. Item 9 is necessary only if inventory reconciliation is used to monitor your tank(s).

Forms A, B, and C as well as examples of items 4, 7, and 8 indicated above were provided to you in the first letter.

Please be advised that Title 23 of the California Code of Regulation prohibits the operation of ANY UST without a permit. Please feel free to contact me at (510) 271-4320, if you have any questions regarding the mandatory five-year permit process.

Sincerely,


Amir K. Gholami, REHS
Hazardous Materials Specialist

cc: Gil Jensen, Alameda County District Attorney
Ed Howell-files

5YRNOV1

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

R0179

Certified Mailer # P 062 128 348

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

February 8, 1991

Mr. Jack Kaboor
Stop 'n' Save
20570 Stanton Avenue
Castro Valley, CA 94546

RE: UNDERGROUND STORAGE TANK RECONCILIATION AND INTEGRITY TEST
REPORTS; STOP 'N' SAVE, 20570 STANTON AVE., CASTRO VALLEY

NOTICE OF VIOLATION

Dear Mr. Kaboor:

This letter follows a Departmental review of your facility's file specific to a search for records documenting the results of recent underground storage tank (UST) integrity tests and quarterly reconciliation reports for the two (2) USTs at this site. Our review was prompted by the discovery of an unauthorized release of product on a property in close proximity to yours during the removal of a UST on February 6, 1991.

The noted file review uncovered that reports documenting the results of UST system integrity tests have not been submitted to this Department since the receipt of such results for tests performed by R.L. Stevens Company on October 16, 1989. Section 2641(c)(5)(C) of Title 23, California Code of Regulations (CCR), requires that single wall UST systems utilizing the monitoring methods described in your November 2, 1989 UST tank permit application form be tested annually. The results of such tests are to be submitted to the local agency within 30 days of the noted test, pursuant to Section 2643(e), 23CCR.

Our review further uncovered that UST reconciliation reports have never been received by this Department. Inventory reconciliation reports, or statements, are to be submitted to this Department every quarter certifying the results of the quarter's reconciliation efforts, and documenting the dates upon which inventory variations exceeded the allowable limits set forth in Section 2641(c)(5)(B), 23CCR. Such quarterly reporting is required under Section 2644(e), 23CCR.

As a result of the observations listed above, you are currently in violation of the following sections of 23CCR:

- 1) Section 2641(c)(5)(C) - Underground storage tank system testing shall be performed yearly, at a minimum.

Mr. Jack Kaboor
RE: 20570 Stanton Avenue, Castro Valley
February 8, 1991
Page 2 of 2

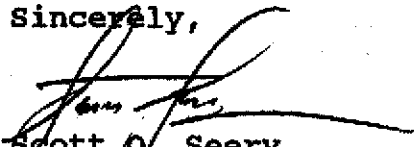
- 2) Section 2643(e) - The results of UST tests are to be submitted to the local agency within 30 days of the completion of said tests
- 3) Section 2644(e) - Inventory reconciliation reports are to be submitted by the facility operator or owner to the local agency on a quarterly basis.

At this time you are directed to submit within 15 days, or by February 23, 1991, the results of any UST integrity tests which may have been performed since the October 16, 1989 tests. If no tests have been performed since this date, you are directed to have integrity tests completed within 30 days, or by March 10, 1991. The results of these tests are to be submitted to this Department within 30 days after the completion of the tests. Future tests are to be performed yearly, at a minimum.

Further, you are directed to compile quarterly statements for this facility beginning January 1990 to the present, and continuing on a quarterly basis through the life of the single wall tank systems at this site. The compilation of 1990 reports is due for submittal to this Department within 15 days, or by February 23, 1991. Future reports are due within 15 days of the close of each quarter. Attached please find a blank quarterly summary report and applicable regulations. Please use copies of this summary format for all future reports.

Should you have any questions regarding the content of this letter, please call me at 415/271-4320.

Sincerely,



Scott O. Seery
Hazardous Materials Specialist

enclosure

cc: Rafat A. Shahid, Assistant Agency Director, Environmental Health
Edgar Howell, Chief, Hazardous Materials Division
Gil Jensen, Alameda County District Attorney's Office
Howard Hatayama, DHS
Lester Feldman, RWQCB
Bob Bohman, Castro Valley Fire Department
files