

## Jakub, Barbara, Env. Health

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**From:** Eric Morita [etmorita@treadwellrollo.com]  
**Sent:** Friday, May 30, 2008 1:38 PM  
**To:** Jakub, Barbara, Env. Health; Ignacio Dayrit  
**Cc:** Susan Colman; Glenn Leong  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

The depth of soil excavation for the subterranean parking is still being decided. I believe there may be a half level of sub-grade parking, meaning about 5 feet of excavation. However, the parking may go down to 10 feet bgs.

### Eric Morita

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**From:** Jakub, Barbara, Env. Health [mailto:barbara.jakub@acgov.org]  
**Sent:** Friday, May 30, 2008 12:39 PM  
**To:** Ignacio Dayrit; Eric Morita  
**Cc:** Susan Colman; Glenn Leong  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

So if the area is going to have subterranean parking, will the area with the former UST be excavated? If so, how much and how deep?

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**From:** Ignacio Dayrit [mailto:idayrit@ci.emeryville.ca.us]  
**Sent:** Friday, May 30, 2008 11:01 AM  
**To:** Eric Morita; Jakub, Barbara, Env. Health  
**Cc:** Susan Colman; Glenn Leong  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

To follow up, the City has a memorandum of understanding (MOU) with DTSC and Regional Board for the City to assume oversight responsibilities for low-risk sites (i.e., simple dig and haul, or minor groundwater issues). We believe that this site will qualify for city oversight once the UST issues are resolved.

The site is planned to be a commercial building above on subterranean level of parking. The southern corner of the site will be open space – plazas and bike path – NO PLAYGROUND – similar to the rest of the Emeryville Greenway. FYI, the City served as the oversight agency under the MOU for the sites which comprise the Greenway.

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**From:** Eric Morita [mailto:etmorita@treadwellrollo.com]  
**Sent:** Thursday, May 29, 2008 5:09 PM  
**To:** Jakub, Barbara, Env. Health  
**Cc:** Susan Colman; Ignacio Dayrit; Glenn Leong  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

Barbara-

We do not have static water elevations because we have only performed investigations with temporary borings (grab groundwater samples). However, unstabilized depth to groundwater in the temporary borings was approximately 5 feet bgs.

Development details have not been finalized. However, my understanding is that the future use of the property is commercial-playground. One level of subgrade parking with what I believe will be laboratories and offices on top (in the northern part of the Site). An at-grade playground will be in the southern part of the Site.

I wanted to see if you have spoken to Susan Colman or Ignacio Dayrit regarding these issues. I think the best thing to do is contact Susan. We have not submitted anything to DTSC at this time so you won't find anything pertaining to our project on their website. If you recall, I am hoping to get closure from you for the former tank in

the northern part of the Site while letting Susan Colman and the City of Emeryville to deal with the development and environmental issues on the rest of the Site.

Thanks for all of your help!

## Eric Morita

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**From:** Jakub, Barbara, Env. Health [mailto:barbara.jakub@acgov.org]  
**Sent:** Thursday, May 29, 2008 4:51 PM  
**To:** Eric Morita  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

One more question. Do you know the future use for this property?  
Barb Jakub

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**From:** Jakub, Barbara, Env. Health [mailto:barbara.jakub@acgov.org]  
**Sent:** Thursday, May 29, 2008 4:49 PM  
**To:** Eric Morita  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

Thanks Eric, I can probably get some info off of the DTSC website if it has been uploaded there. But can you please give me the (static) depth to water at the site from recent investigations? I did not see that information in the last sample event.

Thanks,  
Barb Jakub

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**From:** Eric Morita [mailto:etmorita@treadwellrollo.com]  
**Sent:** Monday, May 19, 2008 11:20 AM  
**To:** Jakub, Barbara, Env. Health  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

Ms. Jakub-  
I'm not sure if you had a chance to contact Susan Colman and Ignacio Dayrit at the City of Emeryville yet regarding our site, but I wanted to send you their contact information if you don't already have it.

Susan Colman – (831) 336-8155, [sgcolman@comcast.net](mailto:sgcolman@comcast.net)

Ignacio Dayrit - [idayrit@ci.emeryville.ca.us](mailto:idayrit@ci.emeryville.ca.us)

Thanks!

## Eric Morita

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**From:** Eric Morita  
**Sent:** Tuesday, May 13, 2008 9:46 AM  
**To:** Eric Morita; 'barbara.jakub@acgov.org'  
**Cc:** Glenn Leong  
**Subject:** RE: Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

Ms. Jakub-  
I was wondering if we could talk about the subject property. I contacted you in March (see email below) and sent you the appropriate documents that I believe was needed to obtain case closure for the UST that had been removed in 1989. You followed up by indicating that you would look into it and get back to me(see attached email). Can you give me a call when you get a chance?

Sincerely,

**Eric Morita**

Treadwell & Rollo, Inc.  
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**From:** Eric Morita  
**Sent:** Wednesday, March 12, 2008 4:32 PM  
**To:** 'barbara.jakub@acgov.org'  
**Cc:** Glenn Leong  
**Subject:** Alders Property. 5812 Hollis Street in Emeryville, California. Pursuing case closure. RO201

Ms. Jakub-

As we discussed on the phone, I have uploaded the groundwater sampling results for the subject property and have attached the document to this email. The purpose of this email is to pursue a case closure letter for the former USTs which were removed from the site in 1989.

Treadwell & Rollo, Inc. represent Wareham Development who is in the process of purchasing the property from Mr. Peter Alders. It appears that all requirements for the closure of the former USTs have been fulfilled, but I don't think these documents have been properly received by Alameda County to finalize the case closure status. According to Geotracker, the site is listed as "verification monitoring", and a letter from ACHCSA dated November 10, 1999 indicates that case closure has been delayed because previous groundwater monitoring did not include an analysis of MTBE. Subsequent monitoring (attached) indicates that MTBE was not detected in groundwater in the monitoring well located down-gradient of the LUST. Based on these results, we request that the LUST case be closed for the site.

I understand that you have just joined Alameda County and this is the first that you have heard of this case, so let me know if there is anything that I can do to facilitate the case closure letter. For your convenience, I attached a map which was not presented with the groundwater sampling report.

Thanks for your assistance.  
Sincerely,

**Eric Morita**

Treadwell & Rollo, Inc.  
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