ALL ENVIRONMENTAL, INC.
Environmental Engineering & Construction

901 Moraga Road, Suite C
Lafayette, CA 94549-4567
Phone: (925) 283-6000
Fax: (925) 283-6121

July 6, 1999

Barney Chan
Alameda County Health Care Services Agency
1131 Harbor Way Parkway
Alameda, CA 94502

Subject: **Subsurface Investigation**
1450 Fruitvale Avenue
Oakland, CA 94601
AEI Project No.3236

Dear Mr. Chan:

Enclosed is a copy of the Subsurface Investigation for the property referenced above. Please contact me at (925) 283-6000 if you have any questions.

Sincerely,
ALL ENVIRONMENTAL, INC.

John Ormerod
Environmental Scientist

99 JUL -7 PM 4:43
ENVIRONMENTAL PROTECTION

June 11, 1999

June [illegible]

SUBSURFACE INVESTIGATION

1450 Fruitvale Avenue
Oakland, California

Project No. 3236

Prepared For

Jay Phares Corporation
10700 MacArthur Boulevard, Suite 200
Oakland, CA 94605

Prepared By

All Environmental, Inc.
901 Moraga Road, Suite C
Lafayette, CA 94549
(800) 801-3224

AEI

ALL ENVIRONMENTAL, INC.
Environmental Engineering & Construction

June 11, 1999

Mr. John Jay
Jay Phares Corporation
10700 MacArthur Boulevard Suite 200
Oakland, CA 94605

Re: **Subsurface Investigation**
1450 Fruitvale Avenue
Oakland, CA 94601
Project No. 3236

Dear Mr. Jay:

The following letter report describes the activities and results of the subsurface investigation performed by All Environmental, Inc. (AEI) at the above referenced property (Figure 1: Site Location Map). The purpose of this investigation was to determine whether or not underground storage tanks (USTs) were present on the subject property. The subsurface investigation was performed following the results of a Limited Phase I and Phase II Environmental Site Assessment issued on July 27, 1998 by Glenfos, Inc.

AEI was contracted to obtain all necessary permits, excavate to determine if USTs were present, perform soil sampling and analysis, remove and dispose of the USTs if present, and backfill the excavation.

I Site Description and Background

The subject property is a rectangular parcel located on the northeast corner of Fruitvale Avenue and Farnam Street. The property is approximately 11,000 square feet in size and is developed with a three-story building that occupies two-thirds of the parcel. The western corner of the parcel is improved with an asphalt parking lot. The building is currently occupied by a tire service business.

AEI was provided with a previous environmental report for the subject property. The Limited Phase I and Phase II Environmental Site Assessment report, issued July 27, 1998 by Glenfos, Inc., indicated that the subject property was developed as a gas station in 1950. Richfield Oil (currently known as ARCO) occupied the property from 1950 to at least 1983. There were four underground storage tanks located in the southwest corner of the current parking lot. The fuel dispenser island was located on the northeast corner of the current parking lot. The gas station was demolished and the existing warehouse was constructed.

A previous environmental report, "Verification of Underground Storage Tanks at 1450 Fruitvale Avenue, Oakland, Alameda County, California," was reviewed in the Glenfos report. This report found no evidence indicating that the USTs were removed. The report also stated, "there is factual evidence of an underground pipe and other suspected underground storage tank beneath the subject site."

The Glenfos report indicates that a geophysical survey of the site was performed and eight soil borings were advanced on the site. Borings were advanced from 15 to 30 feet below ground surface (bgs), and samples were collected at five foot intervals. The soil borings indicate the subject property is impacted with petroleum hydrocarbons. Concentrations of TPH(g) were detected as high as 190 mg/kg in the soil samples and as high as 20 mg/L in the groundwater sample. The highest concentrations of petroleum hydrocarbons were detected in soil samples collected in the vicinity of the former fuel dispenser and product lines. The geophysical survey found magnetic anomalies in the area of the suspected USTs. Based on the results of their investigation, Glenfos concluded that, "the USTs may still be present".

II Excavation Activities

On May 27, 1999, AEI mobilized on site. The Health of Safety Plan was reviewed prior to commencement of work.

Three excavations were created. Excavation A and Excavation B were located within the current building in the suspected location of a waste oil tank. Excavation C was located within the southwest corner of the parking lot in the suspected location of the gasoline tanks. The final measurements of Excavation A were four feet wide by nine feet long by six feet deep. The final measurements for Excavation B were five feet wide by ten feet long by six feet deep. The final measurements for Excavation C were ten feet wide by twenty-three feet long by eight feet deep.

Stockpiles for each excavation were created adjacent to each excavation. The soil removed from Excavations A and B was composed of native soil. Native soil consisted of dark brown, silty, clay. The material removed from Excavation C was composed of aggregate base rock and native soil. Aggregate base rock is commonly used as backfill material and was most likely used to replace the volume of the tanks when the USTs were removed.

No underground storage tanks were encountered on the subject property during the excavation activities. Soil samples were collected from each excavation. Groundwater was encountered in Excavation C at eight feet bgs. One grab groundwater sample was collected from Excavation C. After soil sampling was completed, the excavations were backfilled with the stockpiled soil and compacted. The excavations were not resurfaced.

III Soil Sampling and Analysis

Soil samples were collected in 2" brass liners. The soil samples were sealed with teflon tape and plastic caps and placed in a cooler with wet ice to await transportation to the laboratory. The groundwater sample was collected using a 1-pint plastic bottle and two 40-mL VOA's. The secured sample was immediately placed into a cooler with ice. A total of six (6) soil samples and one groundwater sample were collected following the excavation activities. Chain of Custody documentation was initiated. The cooler and samples were brought to McCampbell Analytical, Inc. (State Certification #1644) of Pacheco, California on May 27, 1999 for analysis.

One soil sample was collected from the bottom of Excavation A and one soil sample was collected from the bottom of Excavation B. Both samples were collected at 6 feet bgs. The samples were labeled EB-A 6', and EB-B 6'.

Four soil samples were collected from Excavation C from each sidewall at the soil groundwater interface at 8 feet bgs. The samples were labeled EBN 8', EBS 8', EBE 8', and EBW 8'. Stockpile soil samples were not collected since the majority of the stockpile was composed of imported aggregate base rock. Groundwater was encountered at eight feet bgs in Excavation C only. One grab groundwater sample was collected and labeled GW 8'.

Soil Sample Analysis

On May 27, 1999, the soil and groundwater samples were transported to McCampbell Analytical Inc. (DOHS Certification Number 1644) under chain of custody protocol for analysis.

A waste oil tank was suspected in the location of Excavations A and B. Therefore, soil samples collected from Excavations A and B were analyzed for Total Petroleum Hydrocarbons as gas [TPH(g)], Total Petroleum Hydrocarbons as diesel [TPH(d)], Total Oil and Grease (TOG) benzene, toluene, ethylbenzene and xylenes (BTEX), methyl tertiary butyl ether (MTBE), Volatile Halocarbons, and LUFT 5 Metals.

Gasoline tanks were suspected in the location of Excavation C. Therefore, soil and groundwater samples collected from Excavation C were analyzed for Total Petroleum Hydrocarbons as gas [TPH(g)], benzene, toluene, ethylbenzene and xylenes (BTEX), methyl tertiary butyl ether (MTBE), and Total Lead (EPA Method 6010/200).

Please refer to Tables 1 and 2 for analytical results. For visual reference to soil sample locations, please refer to Figures 2 and 3. Copies of all analytical results and Chain of Custody documentation are located in Attachment A: Analytical Documentation.

TABLE 1 - Soil Sample Analyses

	AEI EBW 8'	AEI EBE 8'	AEI EBN 8'	AEI EBS 8'	AEI EBA 6'	AEI EBB 6'
TPH-GASOLINE (mg/kg)	<1.0	**11**	<1.0	<1.0	<1.0	<1.0
TPH-DIESEL (mg/kg)	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
TOG (mg/kg)	NT	NT	NT	NT	<50.0	<50.0
MTBE (mg/kg)	<0.05	<0.05	<0.05	<0.05	<0.05	<0.05
BENZENE (mg/kg)	<0.005	<0.005	<0.005	<0.005	<0.005	<0.005
TOLUENE (mg/kg)	<0.005	**0.059**	<0.005	<0.005	<0.005	<0.005
ETHYL BENZENE (mg/kg)	<0.005	**0.028**	<0.005	<0.005	<0.005	<0.005
TOTAL XYLENES (mg/kg)	<0.005	**0.042**	<0.005	<0.005	<0.005	<0.005
TOTAL LEAD (mg/kg)	**9.4**	**32**	**8.7**	**80**	**6.9**	**9.1**

mg/kg = milligrams per kilogram (ppm)
NT = not tested

TABLE 2 - Groundwater Sample Analyses

	AEI GW 8'
TPH-GASOLINE (µg/L)	<50.0
MTBE (µg/L)	<5.0
BENZENE (µg/L)	<0.5
TOLUENE (µg/L)	<0.5
ETHYL BENZENE (µg/L)	<0.5
TOTAL XYLENES (µg/L)	<0.5
TOTAL LEAD (mg/L)	**0.020**

µg/L = micrograms per liter (ppb)
mg/L = milligrams per liter (ppm)

IV Findings and Conclusions

Excavation A and Excavation B

Petroleum hydrocarbons were not present in the samples from Excavations A and B above laboratory detection limits. Minor concentrations of lead were detected in both Excavation A and B up to 9.1 mg/kg. AEI believes these levels are attributed to background levels of lead in the soil.

Excavation C

A total of four (4) soil samples and one (1) groundwater sample were collected from Excavation C during the excavation activities. Concentrations of TPH(g) present in EBE 8' (11 mg/kg) were well below the general action level of 100 mg/kg for soil, and a minor concentration of toluene was found in EBE 8' (0.059 mg/kg). All other petroleum constituents were not present in the samples above laboratory detection limits. Concentrations of lead were detected in all of the samples. The highest concentration of lead was 80 mg/kg detected in sample EBS 8'.

No underground storage tanks were discovered during the excavation activities. In the Limited Phase I and Phase II Environmental Site Assessment report issued July 27, 1998 by Glenfos, Inc., concentrations of TPH(g) were detected as high as 190 mg/kg in the soil samples and as high as 20 mg/L in the groundwater sample. The highest concentrations of petroleum hydrocarbons were detected in soil samples collected in the vicinity of the former fuel dispenser and product lines. Soil and groundwater samples collected by AEI indicate that minor concentrations of petroleum hydrocarbons are present in the former location of the USTs. Elevated concentrations of lead, as high as 80 mg/kg, were detected in the samples collected in the former location of the USTs.

Based on the results of this investigation and the results from the Limited Phase I and Phase II performed by Glenfos, Inc., AEI recommends the installation of a groundwater monitoring well and quarterly groundwater monitoring.

VI Report Limitations

This report presents a summary of work completed by All Environmental, Inc. (AEI). The completed work includes observations and descriptions of site conditions encountered. Where appropriate, it includes analytical results for samples taken during the course of the work. The number and location of samples are chosen to provide the required information, but it cannot be assumed that they are representative of areas not sampled. All conclusions and/or recommendations are based on these analyses and observations, and the governing regulations. Conclusions beyond those stated and reported herein should not be inferred from this document.

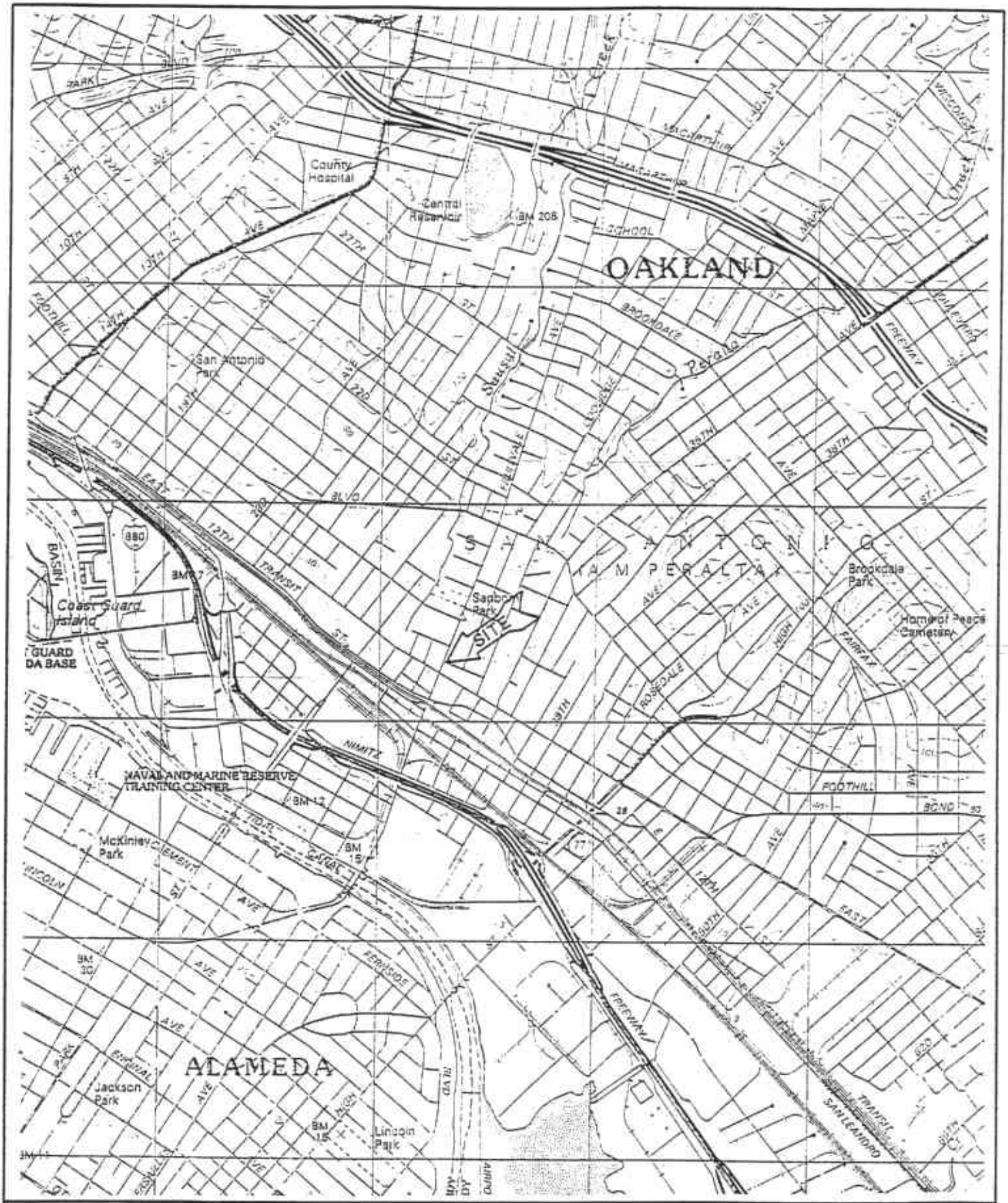
These services were performed in accordance with generally accepted practices, in the environmental engineering and construction field, which existed at the time and location of the work.

If you have any questions regarding our investigation, please contact me at (925) 283-6000.

Sincerely,

John Ormerod
Environmental Scientist

Figures
Attachment A: Health and Safety Plan
Attachment B: Analytical Documentation
Attachment C: Previous Environmental Reports



1450 Fruitvale Avenue
Sacramento, California 94601

PI-94601-061798

GLENFOS, Inc.
9620 TOPANGA CANYON PLACE, SUITE F
CHATSWORTH, CALIFORNIA 91311

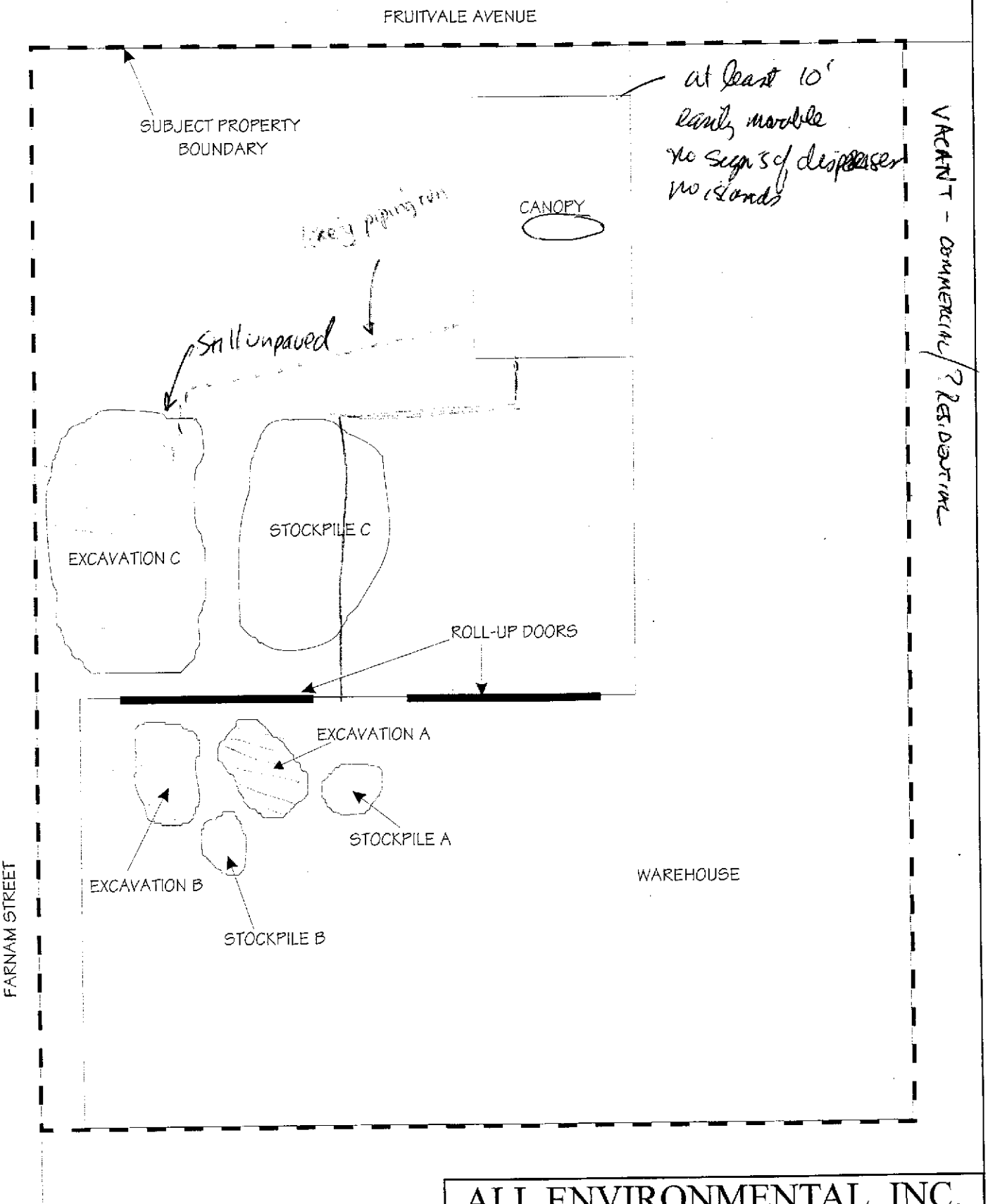
SITE LOCATION MAP

Scale 1" = 2,000'

Reference: USGS 7.5 Minute Oakland East CA Topographic Map 1997

N

FIGURE 1



ALL ENVIRONMENTAL, INC.

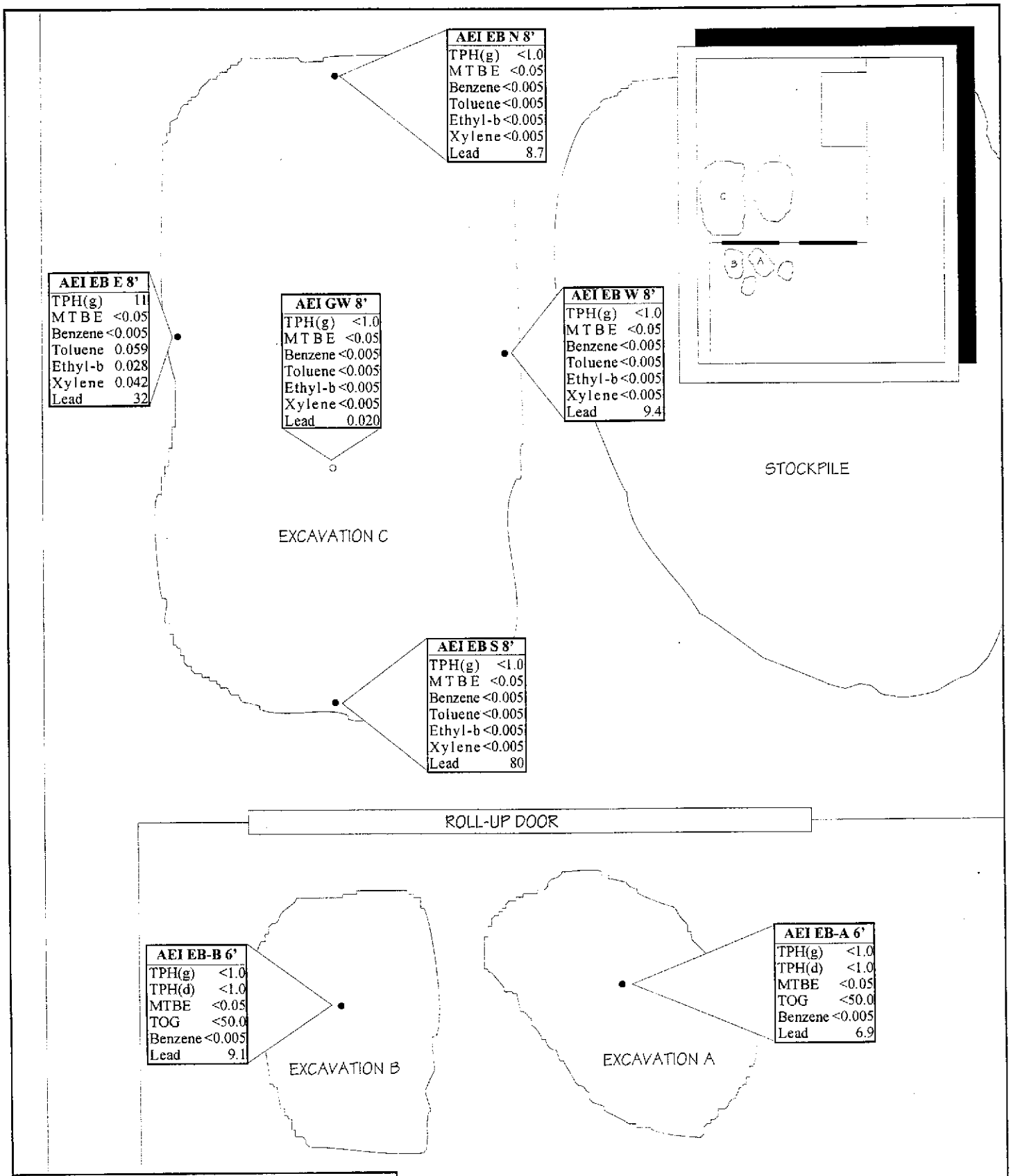
901 MORAGA ROAD, SUITE C, LAFAYETTE, CA

SCALE: NOT TO SCALE DRAWN BY: JOHN ORMEROD 6/11/99

SITE MAP

1450 FRUITVALE AVENUE
OAKLAND, CALIFORNIA

DRAWING NUMBER:
FIGURE 2



KEY

- • SOIL SAMPLE LOCATION
- ○ GROUNDWATER SAMPLE LOCATION

TPH(g) TOTAL PETROLEUM HYDROCARBON AS GASOLINE
TPH(d TOTAL PETROLEUM HYDROCARBON AS DIESEL
TOG TOTAL OIL AND GREASE
MTBE METHYL TERTIARY BUTYL ETHER
LEAD TOTAL LEAD

SOIL SAMPLE RESULTS IN mg/kg
GROUNDWATER RESULTS IN µg/L

ALL ENVIRONMENTAL, INC.

901 MORAGA ROAD, SUITE C, LAFAYETTE, CA

SCALE: NOT TO SCALE | DRAWN BY: JOHN ORMEROD | 6/11/99

SAMPLE LOCATION MAP

1450 FRUITVALE AVENUE
OAKLAND, CALIFORNIA

DRAWING NUMBER:
FIGURE 3

ATTACHMENT A

SITE HEALTH & SAFETY PLAN

ALL ENVIRONMENTAL, INC.
Environmental Engineering & Construction

HEALTH AND SAFETY PLAN

Prepared for:

UST Removal
at
1450 Fruitvale Avenue
Oakland, California

Corporate Headquarters:

901 Moraga Road, Suite C
Lafayette, CA 94549
Phone : (510) 283-6000
Fax: (510) 283-6121

(800) 801-3224
www.all-environmental.com

Los Angeles Office:

111 N. Sepulveda Boulevard, Ste. 250
Manhattan Beach, CA 90266
Phone: (310) 328-8878
Fax: (310) 798-2841

A. INTRODUCTION

This Site Specific Health and Safety Plan is written for the UST Removal project located at 1450 Fruitvale Avenue in Oakland, California. All job site personnel will follow CAL OSHA safe operating practices as outlined in 29 CFR 1910 and 1926, as well as established guidelines set forth by All Environmental, Inc. or their respective companies.

B. WORK DESCRIPTION

Prepared by: John Ormerod

Site Manager: Dusty Roy

Address: 1450 Fruitvale Avenue
Oakland, California

Scope of Work: All Environmental, Inc. (AEI) will remove (3) 4,000-gallon gasoline underground storage tanks and (1) 250-gallon waste oil tank located at the above address. The tank will be emptied, removed, and disposed of according to federal, state and local regulations. 2 soil sample(s) will be taken from the native material beneath each tank. One composite sample will be made from 4 discrete soil samples from the excavated material.

C. SITE/WASTE CHARACTERISTICS

Hazard Level:	Serious:	Low: XXX
	Moderate: XXX	Unknown:

Waste Type:	Solid:	Underground Storage Tank
	Sludge:	None
	Liquid:	Remaining Product Inside Tank
	Gas:	None

Hazard Characteristics: Combustible, Toxic

There will be a three feet boundary surrounding the excavation pit and the stockpiled material. The area within this boundary is considered an exclusion zone and only qualified personnel will be allowed to enter. All personnel arriving or departing the site should log in before entering the exclusion zone. All activities on site must be cleared through the Site Manager.

D. HAZARD EVALUATION

Potential chemical hazards include skin and eye contact or inhalation exposure to potentially toxic concentrations of hydrocarbon vapors. The potential toxic compounds that may exist at the site are listed below with descriptions of specific health effects of each. The list includes the primary potential toxic constituents that may be found at sites which previously handled petroleum hydrocarbons, including home heating diesel fuel.

1. Benzene
   a. Colorless to light yellow, flammable liquid with an aromatic odor.
   b. Toxic hazard by **inhalation, adsorption, ingestion** and **skin and/or eye contact**.
   c. Exposure may irritate eyes, nose and respiratory system and may cause acute restlessness, convulsions, nausea, or depression. Benzene is carcinogenic.*
   d. Permissible exposure level (PEL) for a time weighted average (TWA) over an eight hour period is 1.0 ppm.

2. Toluene
   a. Colorless liquid with a sweet, pungent, benzene like odor.
   b. Toxic hazard by **inhalation, adsorption, ingestion** and **skin and/or eye contact**.
   c. Exposure may cause fatigue, weakness, confusion, euphoria, dizziness, headaches, dilated pupils, lacrimation, nervousness, insomnia, paresthesia, and dermatitis.
   d. Permissible exposure level for a time weighted average over an eight hour period is 100 ppm.

3. Xylene
   a. Colorless liquid with an aromatic odor.
   b. Toxic hazard by **inhalation, adsorption, ingestion** and **skin and/or eye contact**.
   c. Exposure may irritate eyes nose and throat and may cause dizziness, excitement, drowsiness, incoordination, corneal vacuolization, anorexia, nausea, vomiting, and dermatitis.
   d. Permissible exposure level for a time weighted average over an eight hour period is 100 ppm.

4. Ethylbenzene
   a. Colorless liquid with an aromatic odor.
   b. Toxic hazard by **inhalation, ingestion**, and **skin and/or eye contact**. Ethylbenzene is carcinogenic.*
   c. Exposure may irritate eyes and mucous membrane and may cause headaches, dermatitis, narcosis and loss of consci ousness.
   d. Permissible exposure level for a time weighted average over an eight hour period is 100 ppm.

*** Known to the State of California to cause cancer.**

5. Lead

a. A heavy ductile soft grey metal.
b. Toxic hazard by **inhalation, ingestion**, and **skin and/or eye contact.**
c. Exposure may cause weakness, nausea, lassitude, diarrhea, insomnia, anorexia, inflamed mucous membranes and abdominal pains. Lead is carcinogenic.*
d. Permissible exposure level for a time weighted average over an eight hour period is .05 ppb (in vapor).

6. Diesel

a. Colorless to dark brown, combustible liquid with an aromatic odor
b. Toxic hazard by **inhalation, ingestion, skin and/or eye contact.**
c. Inhalation of vapors may depress the central nervous system, increasing reaction times, and decreasing pulse rate and blood pressure. Skin irritant.
d. Occupational exposure limit 5.0 ppm (in vapor).

7. Gasoline

a. Colorless liquid with a strong aromatic odor. Highly volatile and extremely flammable.
b. Toxic hazard by **inhalation, adsorption, ingestion** and **skin and/or eye contact.**
c. Inhalation of vapors can cause depression of the central nervous system with symptoms such as headache, dizziness, nausea and loss of coordination. Skin contact can cause defatting of the skin, skin irritation and dermatitis. Benzene is a major constituent of gasoline.
d. Permissible exposure level for a time weighted average over an eight hour period is 300 ppm.

8. Waste Oil

a. Toxic hazard by **ingestion** and possibly **inhalation.**
b. Prolonged contact may cause skin irritation and dermatitis. Waste oil may be carcinogenic.*
c. Waste oil may contain metals or toxic organics from thermal breakdown of the oil. In some cases, chlorinated solvents may be present.
d. Permissible exposure level for a time weighted average over an eight hour period is 5 ppm (in vapor).

*** Known to the State of California to cause cancer.**

Dusty Roy has been designated to coordinate access control and security on site. All work will strictly follow OSHA guidelines. A safe perimeter has been established at a three feet radius surrounding the site. These boundaries are identified by yellow caution tape and orange safety cones. Personnel shall maintain the maximum distance from the pit while performing their duties. No one shall enter an excavation pit that is greater than five feet in depth unless the excavation is shored or sloped and no one shall climb on the stockpiled material except to cover it with plastic. Additional hazards on site include heavy equipment and overhead lifting equipment. Heavy equipment used for performing the tank removal project may include a backhoe, an excavator, or a crane for lifting the tank out of the excavation. Only 40 hour trained personnel will operate equipment or perform any duty associated with this project. A hard hat and steel toed boots are mandatory for all personnel associated with the tank removal.

A FIRST AID KIT AND A 40 POUND BC FIRE EXTINGUISHER WILL BE AVAILABLE ON SITE.
EMERGENCY SERVICES ARE AVAILABLE BY DIALING **911** ON THE TELEPHONE LOCATED IN THE SITE MANAGER'S VEHICLE. THIS VEHICLE WILL BE ON SITE AT ALL TIMES.

E. PERSONAL PROTECTIVE CLOTHING

Based on evaluation of potential hazards, level "D" protective clothing has been designated as the appropriate protection for this project. The level of protective clothing will be upgraded if the organic vapor levels in the operator's breathing zone exceeds 5 ppm above background levels continuously for more than five minutes, or if any single reading exceeds 25 ppm. If this occurs then level C protection will be used. If the organic concentration in the operator's breathing zone exceed's 200 ppm for 5 minutes and/or the organic vapor concentration two feet above the excavation exceeds 1,000 ppm or 10% of the lower explosive limit, then the equipment will be shut down and the site evacuated. If organic vapor concentrations exceed 200 ppm and work continues then level B protection will be required.

"EPA Standard Operating Safety Guidelines" defines the levels of protective clothing as follows:

LEVEL A:
Fully encapsulating suit / SCBA / Hard hat / Steel toe boots / Safety gloves.

LEVEL B:
Splash resistant suit / SCBA / Hard Hat / Steel toe boots / Safety gloves.

LEVEL C:
Half face respirator / Hard hat / Safety glasses / Steel toe boots / Coveralls / Gloves.

LEVEL D:
Coveralls / Hardhat / Safety Glasses / Steel toe boots / Gloves.

If air purifying respirators are authorized, organic vapor w-filter is the appropriate canister for use with the involved substances and concentrations. A competent individual has determined that all criteria for using this type of respiratory protection have been met.

NO CHANGES TO THE SPECIFIED LEVELS OF PROTECTION SHALL BE MADE WITHOUT THE APPROVAL OF THE COMPANY SAFETY OFFICER, J. S. ANDERSON.

F. MONITORING INSTRUMENTS

The following environmental monitoring instruments shall be used on site at specified intervals.

Lower Explosive Limit (LEL) Meter that will also check the tank for Oxygen levels will be used to check the tank for removal and transportation.

G. EMERGENCY HOSPITAL

The closest hospital with an emergency room is:

Highland General Hospital	**510-437-4397**
Emergency	**911**

DIRECTIONS FROM THE JOB SITE:

EXIT JOBSITE AND GO:

go South on Fruitvale
right on E. 14th Street
right on 14th Avenue
Hospital on the left side @ 1411 E. 31st Street

ATTACHMENT B

ANALYTICAL DOCUMENTATION

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc. 901 Moraga Road, Suite C Lafayette, CA 94549	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
		Date Received: 05/27/99
	Client Contact: John Ormerod	Date Extracted: 05/27/99
	Client P.O: t	Date Analyzed: 05/27/99

06/03/99

Dear John:

Enclosed are:

1). the results of **7** samples from your **#3236; Jay Phares** project,

2). a QC report for the above samples

3). a copy of the chain of custody, and

4). a bill for analytical services.

All analyses were completed satisfactorily and all QC samples were found to be within our control limits. If you have any questions please contact me. McCampbell Analytical Laboratories strives for excellence in quality, service and cost. Thank you for your business and I look forward to working with you again.

Yours truly,

Angela Rydelius for

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc.	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
901 Moraga Road, Suite C		Date Received: 05/27/99
Lafayette, CA 94549	Client Contact: John Ormerod	Date Extracted: 05/27-06/02/99
	Client P.O: t	Date Analyzed: 05/27-06/02/99

Gasoline Range (C6-C12) Volatile Hydrocarbons as Gasoline*, with Methyl tert-Butyl Ether* & BTEX*

EPA methods 5030, modified 8015, and 8020 or 602; California RWQCB (SF Bay Region) method GCFID(5030)

Lab ID	Client ID	Matrix	TPH(g)+	MTBE	Benzene	Toluene	Ethylben-zene	Xylenes	% Recovery Surrogate
12195	AE1-EB W-8'	S	ND	ND	ND	ND	ND	ND	103
12196	AE1-EB E-8'	S	11,g,j	ND	ND	0.059	0.028	0.042	110
12197	AE1-EB N-8'	S	ND	ND	ND	ND	ND	ND	105
12198	AE1-EB S-8'	S	ND	ND	ND	ND	ND	ND	105
12199	AE1-EB A-6'	S	ND	ND	ND	ND	ND	ND	107
12200	AE1-EB B-6'	S	ND	ND	ND	ND	ND	ND	106
12201	AE1-GW 8'	W	ND,i	ND	ND	ND	ND	ND	101
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit		W	50 ug/L	5.0	0.5	0.5	0.5	0.5	
		S	1.0 mg/kg	0.05	0.005	0.005	0.005	0.005	

* water and vapor samples are reported in ug/L, wipe samples in ug/wipe, soil and sludge samples in mg/kg, and all TCLP and SPLP extracts in ug/L

cluttered chromatogram; sample peak coelutes with surrogate peak

+The following descriptions of the TPH chromatogram are cursory in nature and McCampbell Analytical is not responsible for their interpretation: a) unmodified or weakly modified gasoline is significant; b) heavier gasoline range compounds are significant(aged gasoline?); c) lighter gasoline range compounds (the most mobile fraction) are significant; d) gasoline range compounds having broad chromatographic peaks are significant; biologically altered gasoline?; e) TPH pattern that does not appear to be derived from gasoline (?); f) one to a few isolated peaks present; g) strongly aged gasoline or diesel range compounds are significant; h) lighter than water immiscible sheen is present; i) liquid sample that contains greater than ~5 vol. % sediment; j) no recognizable pattern.

DHS Certification No. 1644

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc.	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
901 Moraga Road, Suite C		Date Received: 05/27/99
Lafayette, CA 94549	Client Contact: John Ormerod	Date Extracted: 05/27/99
	Client P.O: t	Date Analyzed: 05/27-05/31/99

Diesel Range (C10-C23) Extractable Hydrocarbons as Diesel *

EPA methods modified 8015, and 3550 or 3510; California RWQCB (SF Bay Region) method GCFID(3550) or GCFID(3510)

Lab ID	Client ID	Matrix	TPH(d)+	% Recovery Surrogate
12199	AE1-EB A-6'	S	ND	101
12200	AE1-EB B-6'	S	ND	100
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit		W	50 ug/L	
		S	1.0 mg/kg	

* water and vapor samples are reported in ug/L, wipe samples in ug/wipe, soil and sludge samples in mg/kg, and all TCLP / STLC / SPLP extracts in ug/L

cluttered chromatogram resulting in coeluted surrogate and sample peaks, or; surrogate peak is on elevated baseline, or; surrogate has been diminished by dilution of original extract.

+The following descriptions of the TPH chromatogram are cursory in nature and McCampbell Analytical is not responsible for their interpretation: a) unmodified or weakly modified diesel is significant; b) diesel range compounds are significant; no recognizable pattern; c) aged diesel? is significant); d) gasoline range compounds are significant; e) medium boiling point pattern that does not match diesel (?); f) one to a few isolated peaks present; g) oil range compounds are significant; h) lighter than water immiscible sheen is present; i) liquid sample that contains greater than ~5 vol. % sediment.

DHS Certification No. 1644

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc. 901 Moraga Road, Suite C Lafayette, CA 94549	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
		Date Received: 05/27/99
	Client Contact: John Ormerod	Date Extracted: 05/27/99
	Client P.O: t	Date Analyzed: 05/27/99

Petroleum Oil & Grease (with Silica Gel Clean-up) *

EPA methods 413.1, 9070 or 9071; Standard Methods 5520 D/E&F or 503 D&E for solids and 5520 B&F or 503 A&E for liquids

Lab ID	Client ID	Matrix	Oil & Grease*
12199	AE1-EB A-6'	S	ND
12200	AE1-EB B-6'	S	ND
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit		W	5 mg/L
		S	50 mg/kg

* water samples are reported in mg/L, wipe samples in mg/wipe, soil and sludge samples in mg/kg, and all TCLP / STLC / SPLP extracts in mg/L

h) lighter than water immiscible sheen is present; i) liquid sample that contains greater than ~5vol. % sediment.

DHS Certification No. 1644

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc.	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
901 Moraga Road, Suite C		Date Received: 05/27/99
Lafayette, CA 94549	Client Contact: John Ormerod	Date Extracted: 05/27/99
	Client P.O: t	Date Analyzed: 05/28/99

Volatile Halocarbons

EPA method 601 or 8010

Lab ID	12199	12200
Client ID	AE1-EB A-6'	AE1-EB B-6'
Matrix	S	S
Compound	Concentration*	
Bromodichloromethane	ND	ND
Bromoform[b]	ND	ND
Bromomethane	ND	ND
Carbon Tetrachloride[c]	ND	ND
Chlorobenzene	ND	ND
Chloroethane	ND	ND
2-Chloroethyl Vinyl Ether[d]	ND	ND
Chloroform[e]	ND	ND
Chloromethane	ND	ND
Dibromochloromethane	ND	ND
1,2-Dichlorobenzene	ND	ND
1,3-Dichlorobenzene	ND	ND
1,4-Dichlorobenzene	ND	ND
Dichlorodifluoromethane	ND	ND
1,1-Dichloroethane	ND	ND
1,2-Dichloroethane	ND	ND
1,1-Dichloroethene	ND	ND
cis 1,2-Dichloroethene	ND	ND
trans 1,2-Dichloroethene	ND	ND
1,2-Dichloropropane	ND	ND
cis 1,3-Dichloropropene	ND	ND
trans 1,3-Dichloropropene	ND	ND
Methylene Chloride[f]	ND	ND
1,1,2,2-Tetrachloroethane	ND	ND
Tetrachloroethene	ND	ND
1,1,1-Trichloroethane	ND	ND
1,1,2-Trichloroethane	ND	ND
Trichloroethene	ND	ND
Trichlorofluoromethane	ND	ND
Vinyl Chloride[g]	ND	ND
% Recovery Surrogate	98	97
Comments		

* water and vapor samples and all TCLP & SPLP extracts are reported in ug/L, soil and sludge samples in ug/kg, wipe samples in ug/wipe

Reporting limit unless otherwise stated: water/TCLP/SPLP extracts, ND<0.5ug/L; soils and sludges, ND<5ug/kg; wipes, ND<0.2ug/wipe

ND means not detected above the reporting limit; N/A means analyte not applicable to this analysis

(b) tribromomethane; (c) tetrachloromethane; (d) (2-chloroethoxy) ethene; (e) trichloromethane; (f) dichloromethane; (g) chloroethene; (h) a lighter than water immiscible sheen is present; (i) liquid sample that contains greater than ~5 vol. % sediment; (j) sample diluted due to high organic content.

DHS Certification No. 1644

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc.	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
901 Moraga Road, Suite C		Date Received: 05/27/99
Lafayette, CA 94549	Client Contact: John Ormerod	Date Extracted: 05/27/99
	Client P.O: t	Date Analyzed: 06/01-06/04/99

Lead*

EPA analytical methods 6010/200.7, 239.2+

Lab ID	Client ID	Matrix	Extraction °	Lead*	% Recovery Surrogate
12195	AE1-EB W-8'	S	TTLC	9.4	93
12196	AE1-EB E-8'	S	TTLC	32	92
12197	AE1-EB N-8'	S	TTLC	8.7	93
12198	AE1-EB S-8'	S	TTLC	80	93
12201	AE1-GW 8'	W	Dissolved	0.020	NA
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit		S	TTLC	3.0 mg/kg	
		W	Dissolved	0.005 mg/L	
		---	STLC,TCLP	0.2 mg/L	

* soil and sludge samples are reported in mg/kg, wipe samples in ug/wipe, and water samples and all STLC / SPLP / TCLP extracts in mg/L

+Lead is analysed using EPA method 6010 (ICP)for soils, sludges, STLC & TCLP extracts and method 239.2 (AA Furnace) for water samples

° EPA extraction methods 1311(TCLP), 3010/3020(water,TTLC), 3040(organic matrices,TTLC), 3050(solids,TTLC); STLC - CA Title 22

surrogate diluted out of range; N/A means surrogate not applicable to this analysis

& reporting limit raised due matrix interference

i) liquid sample that contains greater than ~2 vol. % sediment; this sediment is extracted with the liquid, in accordance with EPA methodologies and can significantly effect reported metal concentrations.

DHS Certification No. 1644

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
http://www.mccampbell.com E-mail: main@mccampbell.com

All Environmental, Inc.	Client Project ID: #3236; Jay Phares	Date Sampled: 05/27/99
901 Moraga Road, Suite C		Date Received: 05/27/99
Lafayette, CA 94549	Client Contact: John Ormerod	Date Extracted: 05/27/99
	Client P.O: t	Date Analyzed: 06/01/99

LUFT Metals*

EPA analytical methods 6010/200.7, 239.2+

Lab ID	Client ID	Matrix	Extraction°	Cadmium	Chromium	Lead	Nickel	Zinc	% Recovery Surrogate
12199	AE1-EB A-6'	S	TTLC	ND	41	6.9	80	43	101
12200	AE1-EB B-6'	S	TTLC	ND	51	9.1	88	55	100
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit		S	TTLC	0.5 mg/kg	0.5	3.0	2.0	1.0	
		W	TTLC	0.005 mg/L	0.005	0.005	0.05	0.05	
		---	STLC, TCLP	0.01 mg/L	0.05	0.2	0.05	0.05	

* water samples are reported in mg/L, soil and sludge samples in mg/kg, wipes in ug/wipe and all TCLP / STLC / SPLP extracts in mg/L

Lead is analysed using EPA method 6010 (ICP)for soils, STLC & TCLP extracts and method 239.2 (AA Furnace) for water samples

° EPA extraction methods 1311(TCLP), 3010/3020(water,TTLC), 3040(organic matrices,TTLC), 3050(solids,TTLC); STLC - CA Title 22

surrogate diluted out of range; N/A means surrogate not applicable to this analysis

& reporting limit raised due to matrix interference

i) liquid sample that contains greater than ~2 vol. % sediment; this sediment is extracted with the liquid, in accordance with EPA methodologies and can significantly effect reported metal concentrations.

DHS Certification No. 1644

Edward Hamilton, Lab Director

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553
Tele: 925-798-1620 Fax: 925-798-1622

QC REPORT FOR HYDROCARBON ANALYSES

Date: 05/27/99 Matrix: WATER

Analyte	Concentration (ug/L) Sample (#11915)	MS	MSD	Amount Spiked	% Recovery MS	MSD	RPD
TPH (gas)	0.0	98.1	103.2	100.0	98.1	103.2	5.1
Benzene	0.0	9.0	9.6	10.0	90.0	96.0	6.5
Toluene	0.0	9.2	9.8	10.0	92.0	98.0	6.3
Ethyl Benzene	0.0	9.4	10.0	10.0	94.0	100.0	6.2
Xylenes	0.0	28.2	30.1	30.0	94.0	100.3	6.5
TPH(diesel)	0.0	8512	8291	7500	113	111	2.6
TRPH (oil & grease)	0	23900	23300	23700	101	98	2.5

% Rec. = (MS - Sample) / amount spiked x 100

RPD = (MS - MSD) / (MS + MSD) x 2 x 100

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553
Tele: 925-798-1620 Fax: 925-798-1622

QC REPORT FOR HYDROCARBON ANALYSES

Date: 05/27/99 Matrix: SOIL

Analyte	Concentration (mg/kg) Sample (#02399)	MS	MSD	Amount Spiked	% Recovery MS	MSD	RPD
TPH (gas)	0.000	2.142	2.105	2.03	106	104	1.7
Benzene	0.000	0.188	0.198	0.2	94	99	5.2
Toluene	0.000	0.196	0.208	0.2	98	104	5.9
Ethylbenzene	0.000	0.200	0.206	0.2	100	103	3.0
Xylenes	0.000	0.602	0.618	0.6	100	103	2.6
TPH(diesel)	0	286	287	300	95	96	0.4
TRPH (oil and grease)	0.0	22.7	22.8	20.8	109	110	0.4

% Rec. = (MS - Sample) / amount spiked x 100

RPD = (MS - MSD) / (MS + MSD) x 2 x 100

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553
Tele: 925-798-1620 Fax: 925-798-1622

QC REPORT FOR EPA 8010/8020/EDB

Date: 05/28/99-05/29/99 Matrix: SOIL

Analyte	Concentration (ug/kg)				% Recovery		
	Sample (#02399)	MS	MSD	Amount Spiked	MS	MSD	RPD
1,1-DCE	0	99	103	100	99	103	4.0
Trichloroethene	0	86	89	100	86	89	3.4
EDB	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Chlorobenzene	0	91	95	100	91	95	4.3
Benzene	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Toluene	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Chlorobz (PID)	N/A	N/A	N/A	N/A	N/A	N/A	N/A

% Rec. = (MS - Sample) / amount spiked x 100

RPD = (MS - MSD) / (MS + MSD) x 2 x 100

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553
Tele: 925-798-1620 Fax: 925-798-1622

QC REPORT FOR ICP and/or AA METALS

Date: 06/01/99 Matrix: WATER

Extraction: DISSOLVED

Analyte	Concentration (mg/L)			Amount	% Recovery		RPD
	Sample	MS	MSD		MS	MSD	
Total Lead	0.00	4.48	4.57	5.00	90	91	2.1
Total Cadmium	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Chromium	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Nickel	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Zinc	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Copper	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Organic Le	N/A	N/A	N/A	N/A	N/A	N/A	N/A

% Rec. = (MS - Sample) / amount spiked x 100

RPD = (MS - MSD) / (MS + MSD) x 2 x 100

McCAMPBELL ANALYTICAL INC.
110 2nd Avenue South, #D7, Pacheco, CA 94553
Tele: 925-798-1620 Fax: 925-798-1622

QC REPORT FOR ICP and/or AA METALS

Date: 06/01/99-06/02/99 Matrix: SOIL

Extraction: TTLC

Analyte	Concentration (mg/kg, mg/L)			Amount Spiked	% Recovery		RPD
	Sample	MS	MSD		MS	MSD	
Total Lead	0.0	4.71	4.74	5.0	94	95	0.5
Total Cadmium	0.0	5.24	5.32	5.0	105	106	1.6
Total Chromium	0.0	4.65	4.71	5.0	93	94	1.3
Total Nickel	0.0	4.72	4.77	5.0	94	95	1.2
Total Zinc	0.0	4.95	5.03	5.0	99	101	1.5
Total Copper	0.00	4.70	4.67	5.0	94	93	0.7
STLC Lead	N/A	N/A	N/A	N/A	N/A	N/A	N/A

% Rec. = (MS - Sample) / amount spiked x 100

RPD = (MS - MSD) / (MS + MSD) x 2 x 100

AEI ENVIRONMENTAL, INC.
Environmental Engineering & Construction
901 Moraga Road, Suite C
Lafayette, CA 94549
(925) 283-6000 Fax: (925) 283-6121

CHAIN OF CUSTODY

153472 ALE 30

PAGE 1 OF 1

TAT: RUSH / 24 hr / 48 hr / (5 day) / other

AEI PROJECT MANAGER John Ormerod
PROJECT NAME Jay Phares
PROJECT NUMBER 3236
TOTAL # OF CONTAINERS 10
RCVD. GOOD CONDITION/COLD [ ] Y [ ] N

SAMPLE ID	DATE	TIME	MATRIX	TPH(g), BTEX, MTBE SOIL: EPA 5030/8015M, 8020 WATER: EPA 5030/8015m, 602	TPH(d) SOIL: EPA 5030/8015M WATER: EPA 5030/8015M	BTEX, MTBE SOIL: EPA 8020 WATER: EPA 602	TOTAL OIL & GREASE SOIL: EPA 413.1 or STD. 5520 D/E&F WATER: STD. 5520 B&F	VOLATILE HALOCARBONS SOIL: EPA 8010 WATER: EPA 601	VOC's SOIL: EPA 8240 WATER: EPA 624	SEMI-VOLATILE ORGANICS SOIL: EPA 8270/3580 WATER: EPA 625/3510	TOTAL LEAD SOIL: 6010 (ICP) WATER: 239.2 (AA) Diss. for Water	LUFT 5 METALS SOIL: EPA 7130, 7190, 7180, 7580, 7050 WATER:	HOLD	# OF CONTAINERS
AEI - EB W - 8'	5/27/99	11:30	S	X							X			1
AEI - EB E - 8'			S	X							X			1
AEI - EB N - 8'			S	X							X			1
AEI - EB S - 8'			S	X							X			1
AEI - EB A - 6'			S	X	X		X	X				X		1
AEI - EB B - 6'			S	X	X		X	X				X		1
~~AEI - EB~~ AEI - GW 8'			W	X							X			4

ICE/0 ✓
GOOD CONDITION ✓
HEAD SPACE ABSENT ✓
PRESERVATION APPROPRIATE CONTAINERS ✓
VOAS ✓ O&G | METALS ✓ | OTHER

12195
12196
12197
12198
12199
12200
12201

COMMENTS / INSTRUCTIONS

ANALYTICAL LABORATORY McCampbell Analytical
ADDRESS
PHONE ( ) FAX ( )

RELINQUISHED BY	RECEIVED BY	RELINQUISHED BY	RECEIVED BY
SIGNATURE John Ormerod	SIGNATURE H. Ricca	SIGNATURE	SIGNATURE
PRINTED NAME All Environmental Inc	PRINTED NAME MAI	PRINTED NAME	PRINTED NAME
COMPANY	COMPANY	COMPANY	COMPANY
DATE 5/27/99 TIME 4:14 pm	DATE 5/27/99 TIME 4:14	DATE TIME	DATE TIME

ATTACHMENT C

PREVIOUS ENVIRONMENTAL REPORTS

GLENFOS Inc.

Global Environmental Focus

1-25-98

LIMITED PHASE I AND PHASE II ENVIRONMENTAL SITE ASSESSMENT

of

1450 Fruitvale Avenue
Oakland, California 94601

Prepared for

Glendale Federal Bank

1-27-98

Prepared by

Glenfos, Inc.

William A. Mitchell

William A. Mitchell, RG 6372
Environmental Geologist

Steven R. McCollum, RG 3398
Director of Environmental Services

Project # P1/P2-94601-061798

Los Angeles Office
9420 Topanga Canyon Blvd., Suite 205, Chatsworth, CA 91311
Tel.: (800) 777-GLEN (818) 701-1207 (714) 499-5898 Fax: (818) 701-7401

San Francisco Office
210 Fell Street, Suite 105, San Francisco, CA 94102
Tel: (415) 552-4105 Fax: (415) 552-3509

California Contractor License #725763

Visit our web site – www.GLENFOS.com

EXECUTIVE SUMMARY

At the request of Glendale Federal Bank., Glenfos has completed a Limited Phase I and Phase II environmental assessment of the site. The scope of our Limited Phase I Environmental Assessment was to review two previous environmental site assessments, review available building permits and drawings from the Oakland Building Department, review available records from the Oakland Fire Department, and conduct a geophysical survey. The scope of the Phase II assessment was to evaluate the potential for gasoline impacted soil and groundwater that may resulted from past use of the site as a gasoline station. The assessment included the collection of soil and groundwater samples in eight locations.

The review of the previous environmental reports indicated that the site was formerly occupied by a Richfield Oil gasoline station from 1950 to at least 1976. Glenfos research of the site indicated that this gasoline station may have been present on the site to at least 1983, based on a review of historical aerial photographs. A 1950 site map of the former gasoline station was found at the Oakland Building Department. The site map depicted the location of four USTs in the area currently within the southwest corner of the site's parking lot, and a single fuel dispenser island within the northwest corner of the site's parking lot.

The geophysical survey found magnetic anomalies in the area of the suspected product lines and the USTs of the former gasoline station. Hence, the USTs may be still present in this area.

The findings of the subsurface investigation revealed that the site's soil and groundwater have been impacted by gasoline. Up to 190 mg/kg of TPH-g, and 0.34 mg/kg of benzene, were found in some of the analyzed soil samples. The analysis of the groundwater samples indicated that TPH-g was detected in the groundwater at a concentration up to 20 mg/kg. Additionally, up to 1,000 ug/L of benzene was also found in the groundwater beneath the site. The highest concentration of gasoline hydrocarbons appear in the area of the former fuel dispenser and along the suspected product lines.

Based on the data, the site has been impacted by a release of gasoline. The source of the gasoline appears to be from the former on-site gasoline station, since shallow soil contamination was found beneath the site (at a depth of 10 feet below grade), and the lack of off-site sources identified in the previous and current assessments. Hence, Glenfos recommends additional subsurface exploration to further refine the vertical and lateral extent to the impacted soil and groundwater. Should this investigation confirm the presence of these USTs, they should be removed from the site in accordance with local regulations.

-oOo-

TABLE OF CONTENTS

LIST OF FIGURES

LIST OF APPENDICES

1.0 SCOPE

The purpose of the Limited Phase I Environmental Assessment was to supplement the previous environmental assessments performed by at the subject by others by conducting additional research. The purpose of the Phase II Environmental Assessment was to investigate the potential for subsurface petroleum contamination that may have resulted from the past use of the site as a gasoline station.

The scope of the Limited Phase I assessment originally consisted of the following tasks: researching records that may be available from ARCO (the former gas station operator) regarding plans of the former gasoline station; a review of building permits and plans at the Oakland Building Department; a review of files at the Oakland Fire Department, interview of knowledgeable persons, a review of aerial photographs, a geophysical survey, and an soil vapor survey.

need a sitemap showing former USTs location

Because a site plan of the former gas station was obtained from the Oakland Building Department it was not necessary to contact ARCO regarding their past gasoline station configuration. As the result of having obtained a good site map (Appendix B), showing the location of the former gas station's underground storage tanks (USTs) and fuel dispensers, and the findings of the geophysical survey, the client decided to forego the soil vapor survey and authorized a soil and groundwater assessment.

The scope of the Phase II assessment included Geoprobe soil/groundwater sampling at eight locations selected on the basis of the site map of the former gasoline station, and the data collected in the geophysical survey. Soil and groundwater samples were sampled and collected in these locations, and selected samples for analyzed for fuel related hydrocarbons, total lead, and MTBE.

The location of the site is shown on Figure 1, Site Location Map. The location of the Geoprobe sampling locations are shown on Figure 2, Facility Layout Map. Photographs documenting field activities are presented in Appendix A.

2.0 BACKGROUND

2.1 Site Description

The site's lot contains approximately 11,100 square feet, and is currently developed with a three story commercial/residential building which covers approximately two-thirds of the site. The building is currently used automotive tire service business. An inspection of the building revealed the presence of several tires and tire rims, automobiles, and other automotive supplies in the southern portion of the building, which is primarily used as a garage. Because of the large volume of tires, rims, and automobiles in this portion of the building, it could not be determined whether car hoists are present in the building. The northern portion of the building appears to have been used as a tavern and/or restaurant. Residential units appear to have be present on the floors above the garage and tavern/restaurant; access into the areas was not attempted due to the poor condition of the stairway, and the lack of lighting in the building.

The remainder of the site is paved with either asphalt or concrete. The condition of the asphalt and concrete was in general poor condition, with several large potholes and cracks present. The site is not landscaped.

2.2 Review of Previous Environmental Assessments

Glenfos was provided two previous environmental reports pertaining to the site for review. They included: "Limited Phase I Environmental Site Assessment Report, Commercial Property, 1450 Fruitvale Avenue, Oakland, California," prepared for CenFed Bank by Innovative Environmental Technologies, dated January 23, 1997; and Verification of Underground Storage tanks at 1450 Fruitvale Avenue, Oakland, Alameda County, California," prepared for CenFed Bank by Envirotech Consultants, dated April 2, 1998.

(1) provide copies of the 2 reports

The first report indicated that the site was occupied by De Leon Tires & Wheel Accessories, the current site occupant, during the site reconnaissance conducted on January 17, 1997. The historical research contained in this report indicated that the site was occupied by a Richfield Oil Company (now known as ARCO) gasoline station from 1950 to at least 1976. In 1976, the

property was bought by a Mr. Curtis Thomas, who demolished the gasoline station and constructed the existing warehouse/residential building. This report also indicated that the site was part of a larger parcel prior to development of the gas station, however, the area of the site appeared to have been mostly vacant, based on Sanborn Maps dated 1912 and 1925. The larger parcel was reportedly residential. No potential or known off-site sources of contamination were identified. The report recommended additional interviews be conducted with Mr. Thomas and/or contacting ARCO for information about the former gasoline station. The report also recommended that a Phase II subsurface assessment be conducted at the site if information is not available for the removal of the former gasoline station's USTs, and its associated product lines and dispensers.

The second investigation was conducted to verify the possible presence of USTs at the subject site. The verification procedures included: a physical inspection of the site; an electromagnetic survey of the site, eight soil borings to a depth of three to five inches; a review of available archival information consisting of certain agency lists and files; and consultation with parties in local and county agencies. Based on the research conducted in this investigation, there was no evidence found to indicate that the USTs were removed or the USTs were closed on the site. The electromagnetic survey identified a two-inch diameter steel pipe oriented north-south in the site's parking lot; this survey did not find evidence of buried USTs on the site. Additionally, the site drilling did not find evidence to suggest removal of the USTs. The conclusions in the report stated that "there is factual evidence of underground pipe and other suspected underground storage tank beneath the subject site."

3.0 ENVIRONMENTAL SETTING

3.1 Geographic Setting

The site is located within the Coast Ranges Geomorphic Province, approximately 1.5 miles north of the San Leandro Bay. The San Leandro Bay connects into the San Francisco Bay. The Coast Ranges Geomorphic Province consists of many elongate ranges and narrow valleys that approximately parallel the California coast, stretching approximately 600 miles, and are bounded by the Pacific Ocean to the west, the Great Central Valley of California to the east, the Transverse Ranges to the south, and the Klamath Mountains to the north. The local terrain is generally flat lying with a site elevation of approximately 40 feet above mean sea level based on information from the Oakland East, California topographic map, dated 1997 (Figure 1). The topographic gradient is shown on the map as directed toward the south towards the San Leandro Bay.

3.2 Geologic Conditions

According to the "Geologic Map of the San Francisco-San Jose Quadrangle, California," published in 1991, the near-surface soils in the site vicinity are composed of Quaternary alluvial deposits which consist of unconsolidated deposits of clay to gravel size sediments. These alluvial deposits are considered to be water bearing.

Based on the findings of the Phase II assessment conducted in this investigation, the natural surficial soils beneath the site consist primarily of clayey to sandy silts and silty clays in the upper 20 feet. A sandy gravel layer was encountered in some of the sampling locations at a depth of 20 to 25 feet. The fine grained soils found beneath the site are commonly referred to as "Bay Mud" deposits.

3.3 Groundwater Conditions

Groundwater was generally encountered at a depth of 20 feet beneath the site, within the sandy gravel layer. Groundwater appears to be confined beneath the site, because groundwater rose to 12 feet within five to ten minutes after completion of the geoprobe borehole. The groundwater gradient beneath the subject site is estimated to be towards the south, parallel to the topographic gradient.

3.4 Potential Pathways of Contaminant Migration

The groundwater gradient beneath the site is estimated to be towards the south. The depositional direction of the alluvial sediments appears to be toward the south. The potential contaminant sources most likely to affect the site are either upgradient, upslope, or opposite the depositional direction of sediments. For this site, these potential sources would generally be the ones adjacent to the north of the site.

4.0 LIMITED PHASE I ASSESSMENT

4.1 Oakland Building Department

The Oakland Building Department was visited to review building permits and site drawings pertaining the subject site. The earliest records pertaining to the site was a building alteration permit issued to National Housing Agency on August 17, 1943. The permit stated that the alteration included the conversion of a market into eight apartments to house war workers. A demolition permit was issued to the Richfield Oil Corporation on March 7, 1950 to remove a one-story building on the site. A permit to construct a gasoline station was later issued to Richfield Oil Corporation on October 9, 1950. The building records also contained a scaled site plan of the Richfield Oil gasoline station showing the location of the four USTs, the fuel dispensers, and the building. This drawing was dated February 22, 1950.

A building permit to construct a two-story retail building issued to Mr. Curtis Thomas was filed on March 4, 1982, however, the permit was never finialed, and became expired on June 10, 1986. Several other permits were taken out by Mr. Thomas around the same time, none of which appeared finialed or approved by the City of Oakland Building Department.

Copies of the building permits, including the site plan of the former Richfield Oil gasoline station, are included in Appendix B.

4.2 Oakland Fire Department

The Oakland Fire Department records only date back two years according to information obtained from the Oakland Building Department. Accordingly, no information pertaining to the former gasoline station would be available from this agency.

4.3 Interviews

Mr. De Leon, the proprietor of the tire service business on the site, was interviewed regarding his knowledge of the former gasoline station. He stated in the interview, which was conducted on June 26, 1998, that he had no knowledge whether the former gasoline station's USTs were

removed from the site. Mr. Thomas, the former owner of the site, was also interviewed on June 26, 1998. Mr. Thomas indicated to the best of his knowledge, the USTs were removed from the site. However, he seemed to be unsure, and could not remember when the USTs were reportedly removed.

4.4 Aerial Photographs

Glenfos reviewed aerial photographs available from Pacific Aerial Survey Inc., Oakland, California, dated 1947, 1950, 1953, 1959, 1963, 1969, 1973, 1979, 1983, 1985, 1990, and 1996. Table 1 summarizes the finding of the aerial photograph review.

Table 1: Aerial Photograph Review

Date	Scale	Description
1947	1:20,000	The site is developed with a retail/residential building. The adjacent properties are developed with retail, commercial, and residential buildings similar to those observed during the site reconnaissance.
1950	1:7,200	The site and the adjacent properties are essentially unchanged from the previous photograph.
1953	1:10,000	The site is shown as a gasoline station. The configuration of the gasoline station building and dispenser island appears as shown in the 1950 map obtained from the Oakland Building Department. No significant changes were noted on the adjacent properties, except the property to the west, which appears as a parking lot.
1959	1:9,600	The site and the adjacent properties are essentially unchanged from the previous photograph.
1963	1:36,000	The site and the adjacent properties are essentially unchanged from the previous photographs.
1969	1:12,000	The site and the adjacent properties are essentially unchanged from the previous photographs.
1977	1:12,000	The site and the adjacent properties are essentially unchanged from the previous photographs.
1979	1:12,000	The site is essentially unchanged from the previous photographs. The only significant change on the adjacent properties a commercial building is now present west of the site.
1983	1:12,000	The site and the adjacent properties are essentially unchanged from the previous photographs.
1985	1:12,000	The site is developed with L-shaped commercial building similar in size and shape to the existing building on the site.
1990	1:12,000	The site and the adjacent properties are essentially unchanged from the previous photograph.
1996	1:12,000	The site and the adjacent properties are essentially unchanged from the previous photographs

Based on the aerial photograph review, the site appears to have been developed with retail/residential building from at least 1947 to 1950. A gas station was observed on the site from at least 1953 to at least 1983. By 1985 the site appears to have been developed with the building observed during the site reconnaissance. The adjacent properties appear to have also been developed back to 1947 with similar residential, retail, and commercial buildings to the ones observed during the site reconnaissance. No obvious gasoline stations were identified

within a quarter mile of the site in the aerial photographs that were reviewed.

4.5 Geophysical Survey

On June 26, 1998, Spectrum-Gasch Geophysics (Spectrum) conducted a geophysical investigation on the site in the area of the former gas station. The objective of this investigation was to locate possible subsurface structures of the former gasoline station, including USTs and product lines, and to provide utility clearance for the Phase II subsurface explanation. Spectrum utilized an EG&G Geometrics 856 AX proton-precession magnetometer, electromagnetic utility locators, and ground penetrating radar (GPR). Spectrum established a grid system for the site, spaced approximately ten feet in each direction, which was used to delineate areas of large ferromagnetic objects, such as USTs.

The findings of the geophysical survey included the identification of several high magnitude magnetic anomalies, all of which could by attributed to above ground cultural features such as a building, street light, phones, or to buried conduits. A 3,000 gamma monopole was identified on the site, and was interpreted to be an abandoned product line. Additionally, in the southeastern corner of the area investigated, a ten by twenty-foot area was located that contains buried metal debris. Spectrum stated in their report that the magnetic signature in this area was not consistent with that of a UST.

The anomalies located in the geophysical survey agreed with the underground structures of the former gasoline station as shown on the 1950 drawing. The area where Spectrum found the buried metal debris corresponds to the same area of the former UST tank pit. The observed product line anomaly runs from the northwest corner of the UST pit to the area of the former fuel dispenser. Although the product lines were not shown on the 1950 drawing, the configuration of the anomaly corresponding to the product line is consistent with its likely location beneath the site. Spectrum's report is included in Appendix C.

5.0 PHASE II ASSESSMENT

5.1 Preliminary Activities

5.1.1 Underground Service Alert of Northern California

On June 26, 1998 , we notified Underground Service Alert of Northern California to mark the locations of known subsurface public utilities that entered the site. Our reference number is 169241.

5.2 Soil and Groundwater Sampling

Gregg Drilling was contracted to provide a geoprobe rig to collect the soil and groundwater samples from the site. The geoprobe sampling was conducted on July 9, 1998, and a Glenfos representative collected the samples and logged the geoprobe boreholes. Four probe locations (GP-1 through GP-4) were selected along the perimeter of the UST pit (and geophysical anomaly) shown on the 1950 map. Additionally, two probe locations (GP-5 and GP-6) were selected along the suspected product line, and two probe locations (GP-7 and GP-8) were selected in the area around the former fuel dispenser.

Soil samples were collected in clear acetate plastic liners that were inserted into the geoprobe sampler. The soil samples, which were collected at five-foot intervals, were sealed with teflon lined plastic caps, labeled, and immediately placed in a chilled ice chest. A portion of the sample was placed in a zip-locked plastic bag for headspace analysis using a photo ionization detector (PID). The PID used was a Thermal Environmental Instruments Inc., Model 580B OVM.

The geoprobe boreholes that encountered groundwater (GP-1, GP-4, GP-6, and GP-8) were sampled using a small portable peristaltic pump. The groundwater samples were retained in clean glass vials, labeled, and placed in a chilled ice chest.

All downhole sampling equipment was triple rinsed with each use to reduce the potential of cross contamination.

The soil and groundwater samples were delivered the next day to a state certified laboratory for chemical analysis. The analytical laboratory that was contracted for this work was American Analytic, located in Chatsworth, California.

5.3 Findings

5.3.1 Geoprobe Borings

Geoprobe soil sampling indicates that the site is underlain by sandy silt, clayey silt, and silty clay to a depth of approximately 20 feet. These soils were generally light to dark brown, or greyish brown in color, and very generally moist. A sandy gravel, with some clay, was encountered at a depth of 20 feet in borings GP-6 and GP-8, and was encountered at a depth of 25 feet in borings GP-3. The sandy gravel was light brown in color, and was found to be moist to saturated in the samples collected. Fill soils, consisting of a clayey gravel, was encountered in borings GP-1 and GP-4 from the ground surface to a depth of approximately 10 feet. This fill material, which is believed within the UST pit, was light brown in color, and was found to be moist to saturated in the samples collected.

Soil staining and petroleum odors were detected in some of the samples. Streaks of dark grey to greenish grey, and petroleum odor, were found in all of the borings except boring GP-1. The strongest petroleum odors and heaviest staining appeared in the samples collected from borings GP-6, GP-7, and GP-8, which were drilled in the areas of the suspected product line and the area of the former fuel dispenser island. Typically, the 10 and 15-foot samples showed the most evidence of petroleum impact.

The headspace monitoring detected the presence of volatile organic compounds (VOCs) in some of the collected soil samples. The highest headspace readings were as follows: GP-4 at 10 feet (466 parts per million - ppm); GP-6 at 10 feet (323 ppm); GP-3 at 10 feet (210 ppm); and GP-6 at 20 feet (136 ppm).

The boring logs are found in Appendix D. The locations of the borings can be found in Figure 2.

5.4 Laboratory Analyses

5.4.1 Analyses of Selected Soil Samples

Selected soil samples were analyzed by American Analytic for Total Petroleum Hydrocarbons - as gasoline (TPH-g) using EPA Modified Method 8015, and for the volatile fuel aromatic compounds benzene, toluene, ethylbenzene, and xylenes (BTEX) using EPA Method 8020. Three soil samples were also analyzed for total lead using EPA Method 7420. Analytical reports and Chain-of-Custody documents are presented in Appendix E.

5.4.1 Analysis of Groundwater Samples

All four groundwater samples collected (GP-1, GP-4, GP-6, and GP-8) were analyzed by American Analytic for TPH-g using EPA Method 8015, and BTEX using EPA Method 8020. Two of the groundwater samples were also selected to be analyzed for total lead using EPA Method 7421. The water samples containing the highest BTEXwas also tested for MTBE (a gasoline additive) by EPA 8260.

5.5 Laboratory Findings

5.5.1 Soil Samples

Based on the field observations of the soil samples and PID readings, 21 soil samples were selected for chemical analysis. The analytical results indicated the presence of TPH-g and BTEX in some of the analyzed samples. TPH-g was detected in all but four soil samples,, and ranged in concentration from 1.5 milligram per kilogram (mg/kg) in the 10-foot sample collected from boring GP-2, to 190 mg/kg in the 15-foot sample collected in boring GP-6. Benzene was found in most of the samples, and ranged from non-detectable concentrations up to 0.59 mg/kg (GP-3@10). The highest concentrations of ethylbenzene (2.3 mg/kg), toluene (0.53 mg/kg), and xylene (4.7 mg/kg) were found in the 15-foot sample from GP6.

Three soil samples were selected to be analyzed for total lead. The analytical results indicated that total lead was detected in all three samples ranging from 4.1mg/kg to 7.3 mg/kg. Those concentrations are considered to be low and likely the result of naturally occuring background levels.

Table 2 summarizes the soil analytical data. The complete analytical report is found in Appendix E.

5.5.2 Groundwater Samples

TPH-g and, BTEX, were detected in all four of the analyzed groundwater samples. TPH-g ranged from 0.17 milligrams per liter (mg/L) in the sample collected from GP-1, to 20 mg/L in the sample collected from GP-8. BTEX concentrations found in the groundwater were as follows: benzene from <0.5 microgram per liter - ug/L (GP-4) to 1,000 ug/L (GP-8); ethylbenzene from 0.58 ug/L (GP-4) to 420 (GP-8); toluene from <0.5 ug/L (GP-1 and GP-4) to 24 ug/L (GP-5); and xylene from <1 ug/L (GP-4) to 290 ug/L. Total lead was also analyzed in two of the four groundwater samples. The total lead concentrations were found to be 0.0095 mg/L (GP-8) and 0.011 (GP-4). ***MTBE was also analyzed in GP-8 samples and was found to be below the detection limit of 10 ug/l.***

Table 3 summarizes groundwater analytical data. The complete analytical report is found in Appendix E.

Table 2: Summary of Soil Analytical Data

Sample	TPH-g	Benzene	Ethylbenzene	Toluene	Xylene	Total Lead
GP-1@10	10	<0.005 (ND)	0.015	0.022	<0.01 (ND)	NA
GP-2@10	1.5	0.017	<0.005 (ND)	<0.005 (ND)	<0.01 (ND)	NA
GP-2@15	27	0.017	0.052	0.056	0.51	NA
GP-2@30	2.5	<0.005 (ND)	<0.005 (ND)	<0.005 (ND)	<0.01 (ND)	NA
GP-3@10	95	0.59	1.1	0.42	1.5	7.3
GP-3@15	2.5	0.055	0.055	0.018	0.26	NA
GP-3@20	1.6	0.047	0.02	<0.005 (ND)	0.032	NA
GP-3@25	<1 (ND)	<0.005 (ND)	<0.005 (ND)	<0.005 (ND)	<0.01 (ND)	NA
GP-4@10	2.5	0.017	0.0029	<0.005 (ND)	0.021	4.1
GP-5@10	6.5	<0.005 (ND)	0.018	0.022	0.041	NA
GP-5@15	19	0.077	0.43	0.016	0.49	NA
GP-5@20	<1 (ND)	<0.005 (ND)	<0.005 (ND)	<0.005 (ND)	<0.01 (ND)	NA
GP-6@5	<1 (ND)	<0.005 (ND)	<0.005 (ND)	<0.005 (ND)	<0.01 (ND)	NA
GP-6@10	7.7	0.0077	0.012	0.015	0.047	6.2
GP-6@15	190	0.34	2.3	0.53	4.7	NA
GP-6@20	28	0.083	0.052	0.081	0.19	NA
GP-7@10	86	<0.005 (ND)	0.09	0.088	0.5	NA
GP-7@15	2.7	0.0084	<0.005 (ND)	0.012	0.031	NA
GP-8@10	24	0.022	0.071	0.061	0.45	NA
GP-8@15	5.8	0.021	0.022	0.014	0.06	NA
GP-8@20	<1 (ND)	<0.005 (ND)	<0.005 (ND)	<0.005 (ND)	<0.01 (ND)	NA

Notes:
1 = All concentrations are in milligrams per kilogram (mg/kg)
2 = TPH-g by EPA Method 8015
3 = BTEX by EPA Method 8020
4 = Total Lead by EPA Method 7420
5 = ND - not detected
6 = NA - not analyzed

Table 3: Summary of Groundwater Analytical Data

mg/l ug/l

Sample	TPH-g	Benzene	Ethylbenzene	Toluene	Xylene	MTBE	Total Lead
GP1	0.17	0.53	1.2	<0.5 (ND)	2.0	NA	NA
GP4	0.21	<0.5 (ND)	0.58	<0.5 (ND)	<1 (ND)	NA	0.011
GP5	17	42	820	24	110	NA	NA
GP8	20	1,000	420	19	290	<10 (ND)	0.0095

Notes: 1 = TPH-g and Total Lead concentrations in milligram per liter (mg/L); BTEX & MTBE concentrations in micrograms per Liter (ug/L)
2 = TPH-g by EPA Method 8015
3 = BTEX by EPA Method 8020
4 = Total Lead by EPA Method 7421
5 = MTBE by EPA Method 8260
6 = ND - not detected
7 = NA - not analyzed

6.0 CONCLUSIONS

At the request of Glendale Federal Bank., Glenfos has completed a Limited Phase I and Phase II environmental assessment of the site. The scope of our Limited Phase I Environmental Assessment was to review two previous environmental site assessments, review available building permits and drawings from the Oakland Building Department, review available records from the Oakland Fire Department, and conduct a geophysical survey.

The review of the previous environmental reports indicated that the site was formerly occupied by a Richfield Oil gasoline station from 1950 to at least 1976. Glenfos research of the site indicated that this gasoline station may have been present on the site to at least 1983, based on a review of historical aerial photographs. A 1950 site map of the former gasoline station was found at the Oakland Building Department. The site map depicted the location of four USTs in the area currently within the southwest corner of the site's parking lot, and a single fuel dispenser island within the northwest corner of the site's parking lot. The Oakland Fire Department records only date back two years, and accordingly, would not yield any records pertaining the former on-site gasoline station.

The geophysical survey found magnetic anomalies in the area of the suspected product lines and the USTs of the former gasoline station. Although the geophysical survey report indicated that the magnetic anomaly found in the area of the former USTs was not characteristic of a UST, the anomaly was found in the area of the USTs shown on the 1950 map. Hence the USTs may be still present in this area.

The scope of the Phase II assessment was to evaluate the potential for gasoline impacted soil and groundwater that may resulted from past use of the site as a gasoline station. The assessment included the collection of soil and groundwater samples in eight locations. The findings of the subsurface investigation revealed that the site's soil and groundwater have been impacted by gasoline. Up to 190 mg/kg of TPH-g, and 0.34 mg/kg of benzene, were found in some of the analyzed soil samples. The analysis of the groundwater samples indicated that TPH-g was

detected in the groundwater at a concentration up to 20 mg/kg. Additionally, up to 1,000 ug/L of benzene, 420 ug/L of ethylbenzene, 19 ug/L toluene, and 290 ug/L of xylene were also found in the groundwater beneath the site. Total lead was all found in the soil and groundwater beneath the site. None of the concentrations found in the analyzed samples appeared elevated, and may be natural occurring concentrations.

The highest concentration of gasoline hydrocarbons appear in the area of the former fuel dispenser and along the suspected product line.

7.0 RECOMMENDATIONS

Based on the data, the site has been impacted by a release of gasoline. The source of the gasoline appears to be from the former on-site gasoline station, since shallow soil contamination was found beneath the site (at a depth of 10 feet below grade), and the lack of off-site sources identified in the previous and current assessments. Hence, Glenfos recommends additional subsurface exploration to further refine the vertical and lateral extent to the impacted soil and groundwater. Should this investigation confirm the presence of these USTs, they should be removed from the site in accordance with local regulations.

8.0 CONFIDENTIALITY

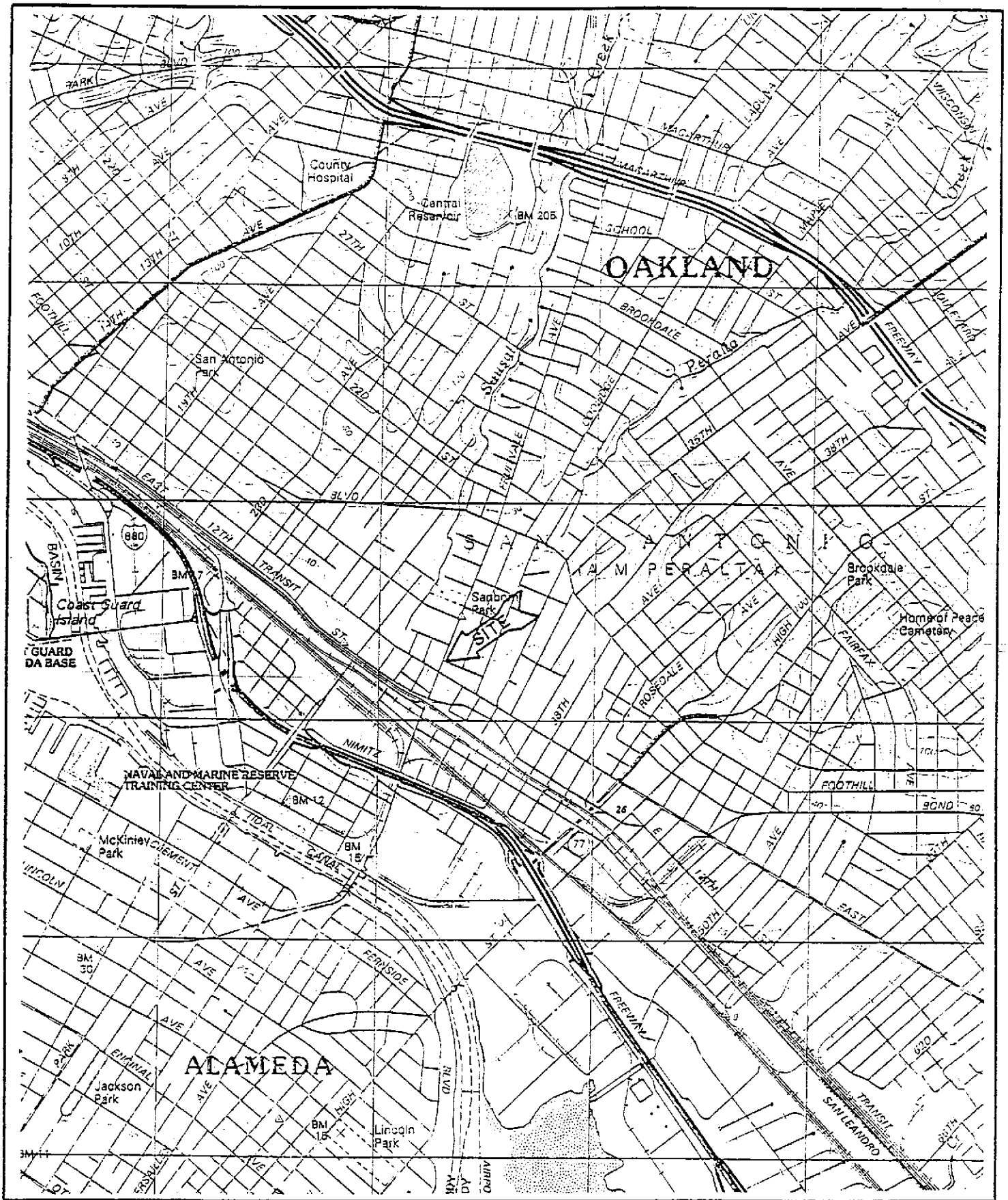
8.1 Liability Release

The professional opinions presented in this report have been developed using that degree of care and skill ordinarily exercised, under similar circumstances, by reputable environmental consultants practicing in this or similar localities. No other warranty, expressed or implied, is made as to the professional advice included in this report. This report has been prepared for our client and their consultants, to be used solely in evaluating potential environmental implications at the site. This report has not been prepared for use by other parties, and may not contain sufficient information for purposes of other parties or other uses.

8.2 Confidentiality

Glenfos agrees to hold the information contained in this report or any portion thereof, confidential. This report, or information contained herein, will not be released to any party except as required by law, without consent from our client. Upon the approval of the client the report may be issued to any interested party.

FIGURES



1450 Fruitvale Avenue
Sacramento, California 94601
PI-94601-061798

GLENFOS, Inc.
9620 TOPANGA CANYON PLACE, SUITE F
CHATSWORTH, CALIFORNIA 91311

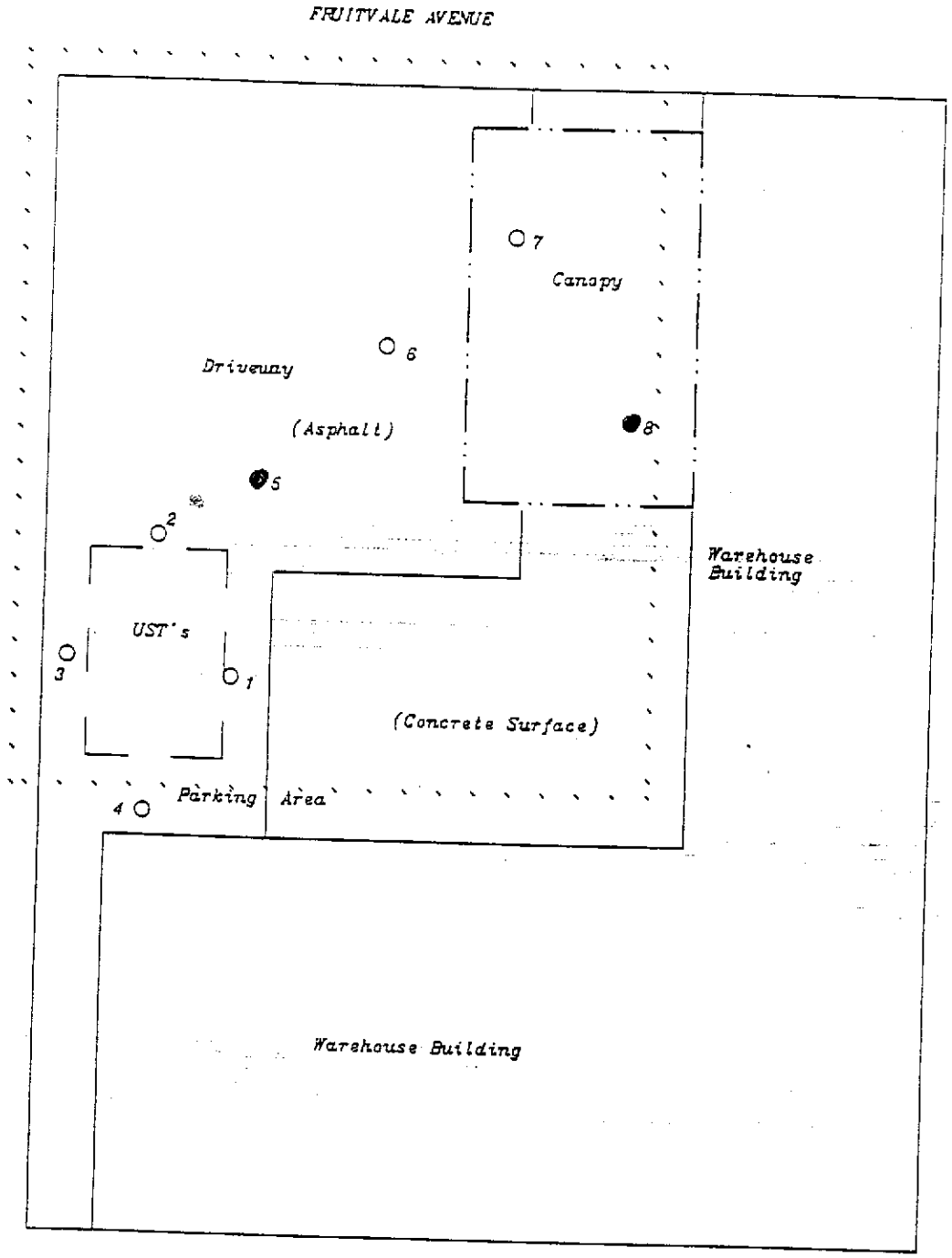
SITE LOCATION MAP

Scale 1" = 2,000'

Reference: USGS 7.5 Minute Oakland East CA Topographic Map 1997

N

FIGURE 1



450 Fruitvale Avenue
acramento, CA 94601
I-94601-061798

LENFOS, Inc.
20 TOPANGA CANYON PLACE SUITE F
ATSWORTH, CA 91311

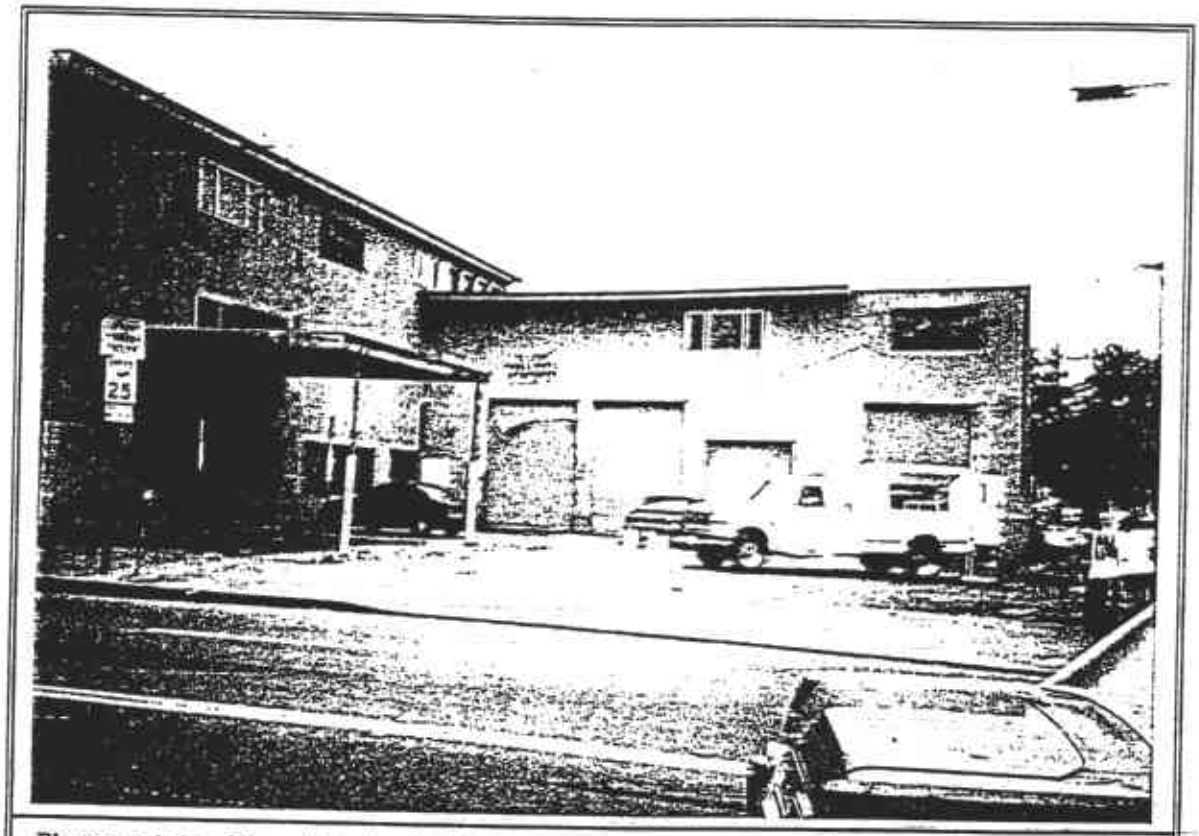
FACILITY LAYOUT MAP

NOT TO SCALE

FIGURE 2

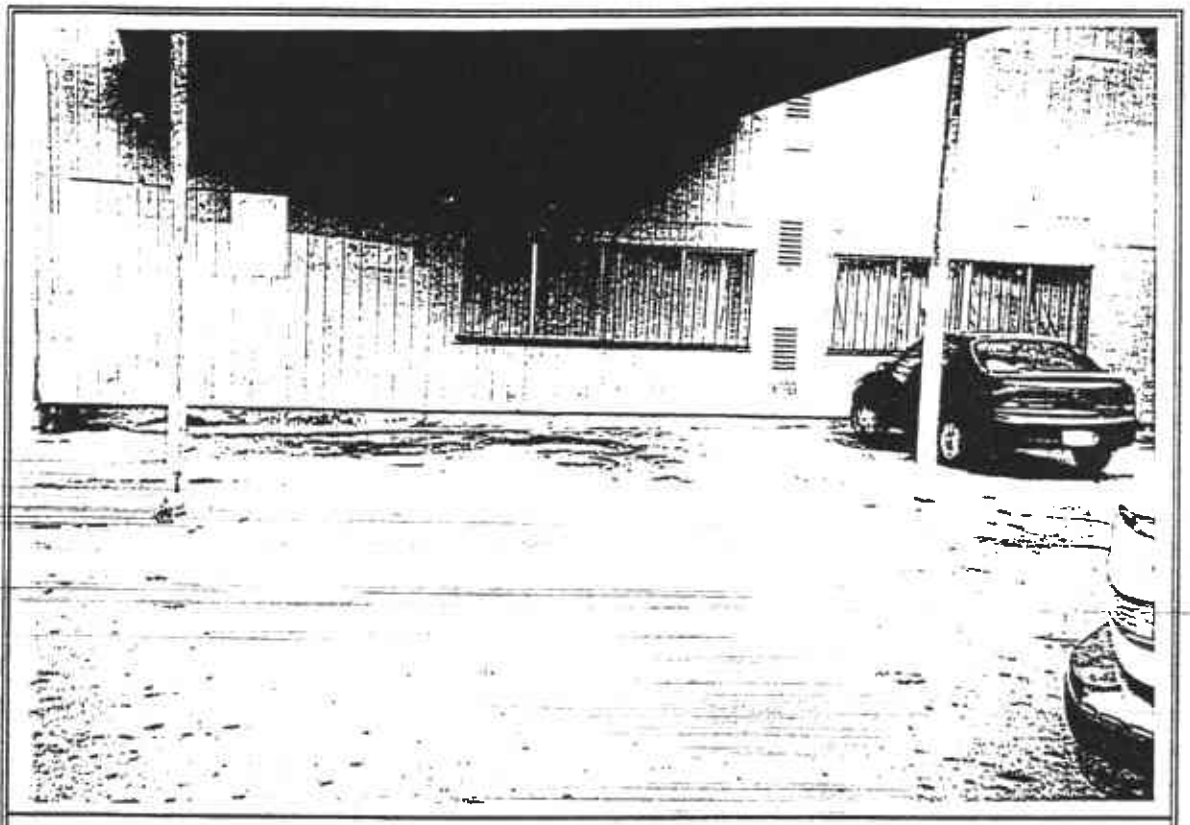
APPENDIX A

Ground Level Photographs

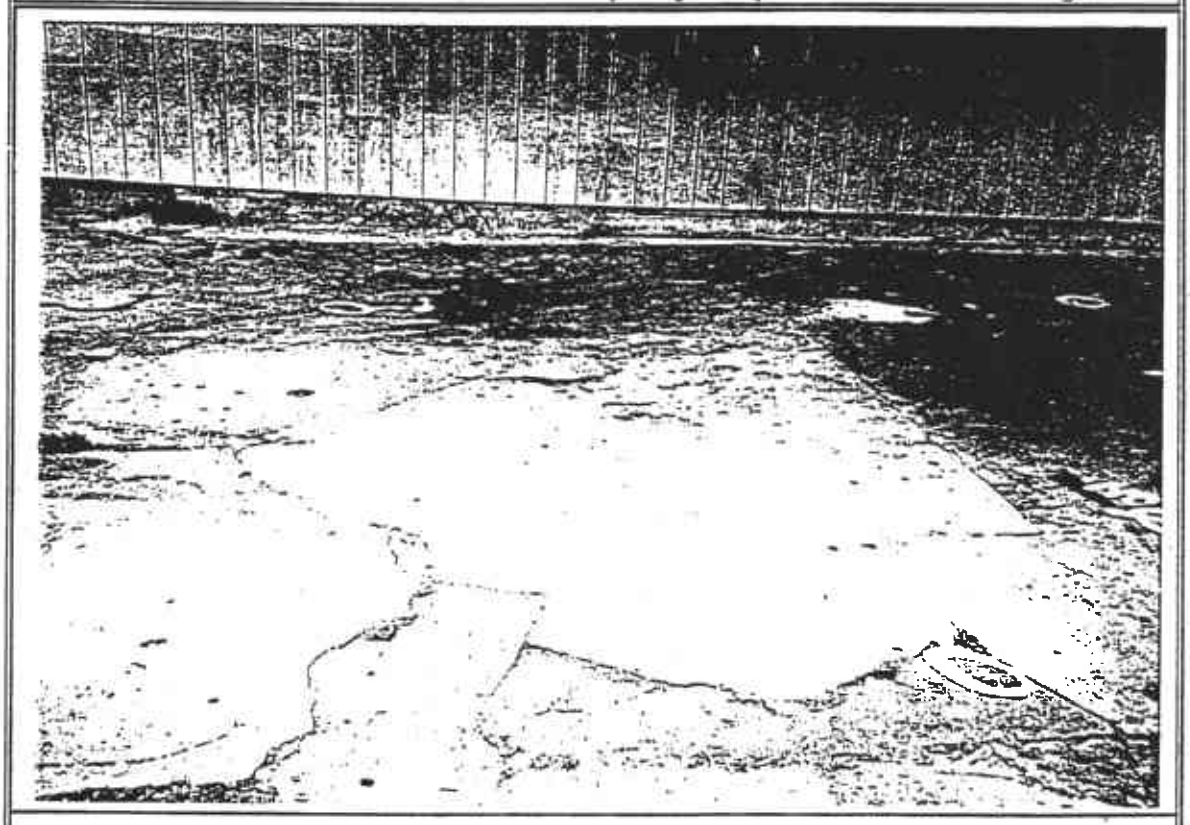


Photograph 1: View of the site (1450 Fruitvale Avenue), looking northwest.

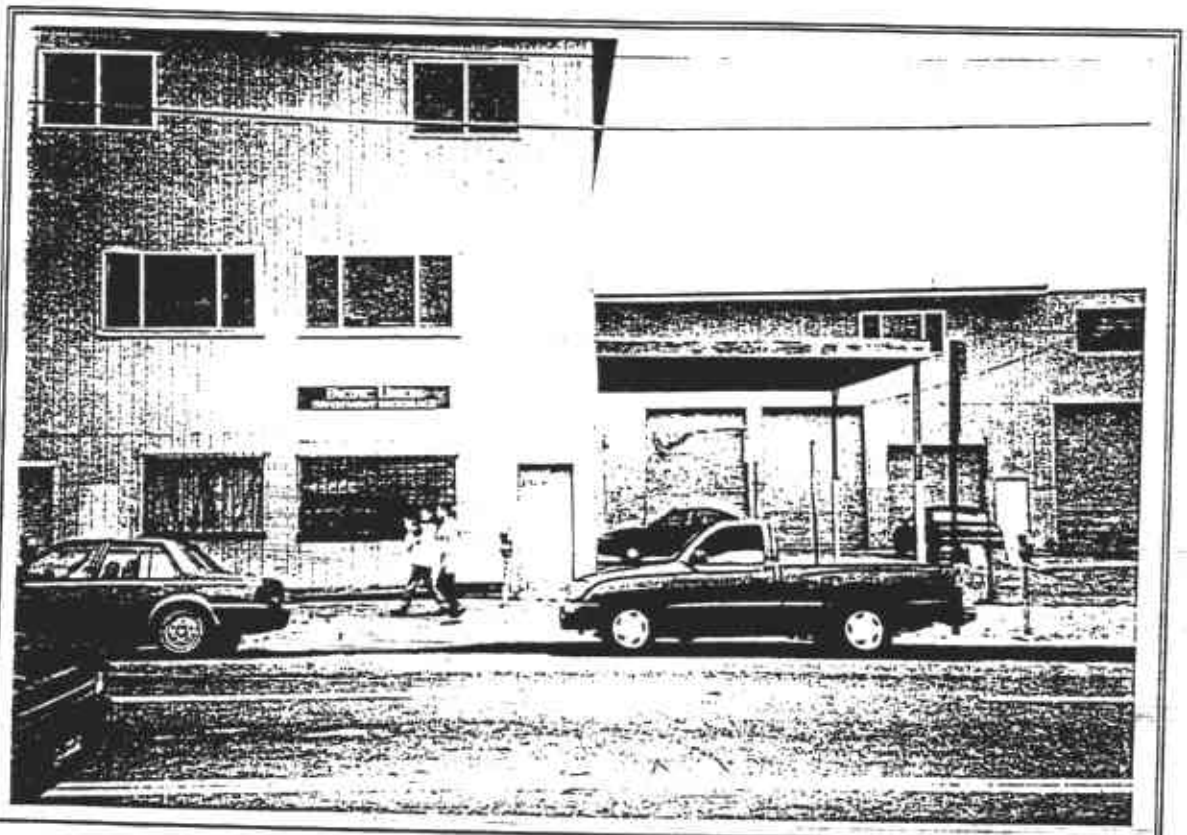
Photograph 2: View of the area of the former USTs at the southeast corner of the parking lot.



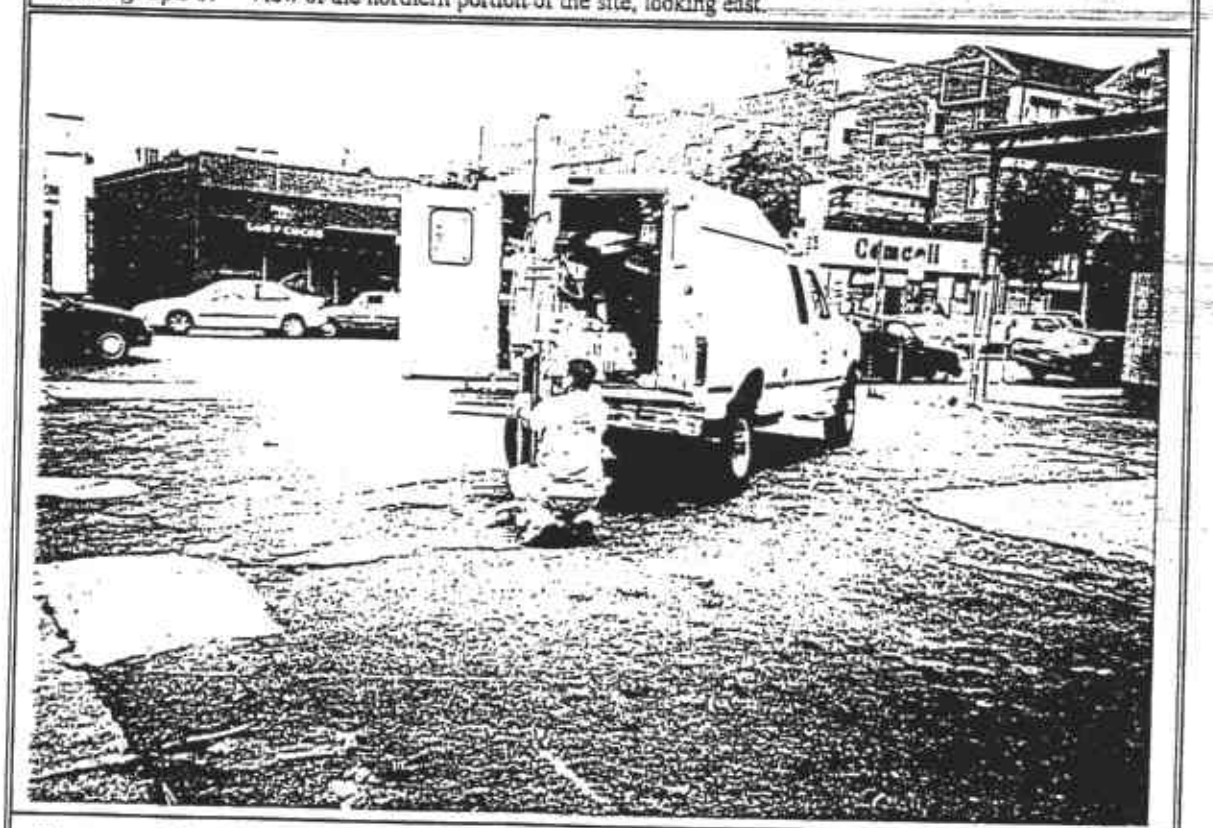
Photograph 3: View of the area of the former fuel dispensing island just south of the on-site building.



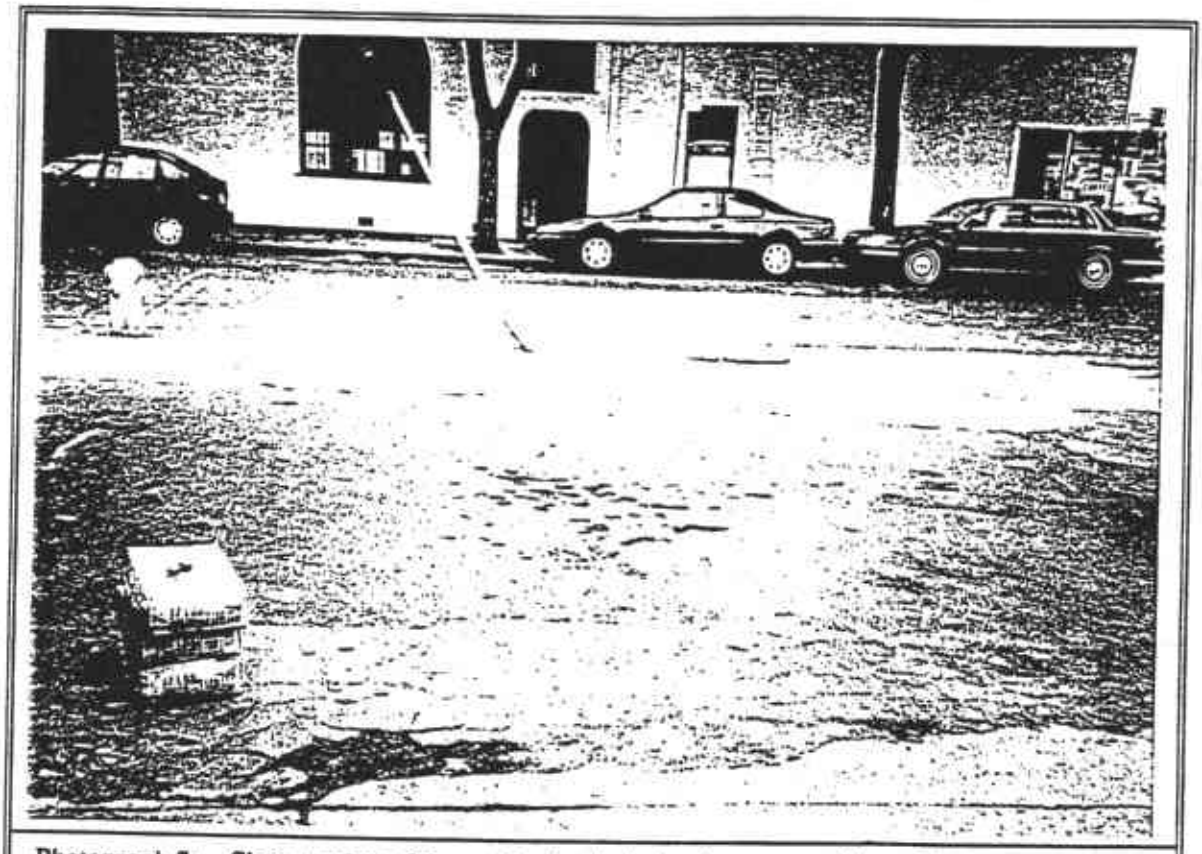
Photograph 4: Close-up view of the former fuel dispensing island, looking north



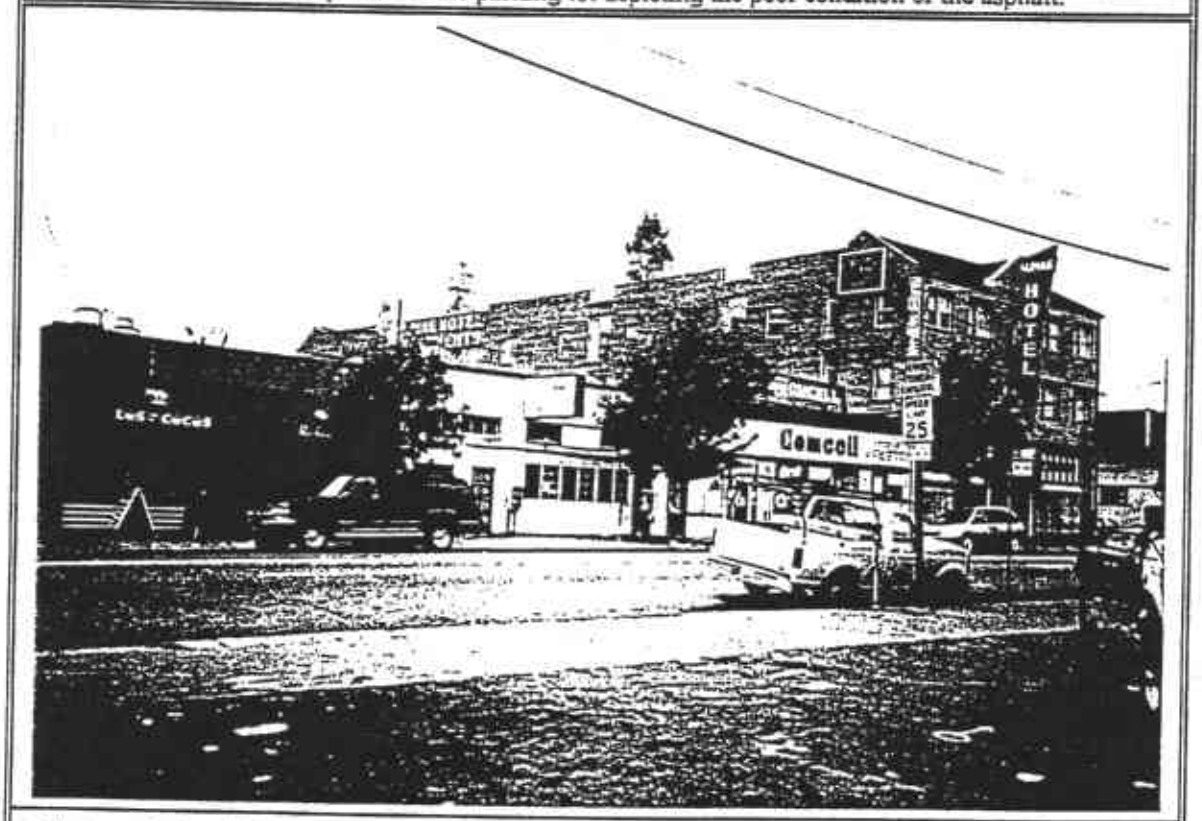
Photograph 5: View of the northern portion of the site, looking east.



Photograph 6: View of the geoprobe sampling conducted on July 8, 1998.



Photograph 7: Close-up view of the parking lot depicting the poor condition of the asphalt.



Photograph 8: View of the adjacent properties west of the site, looking northwest from the site.

APPENDIX B

Building Permits

PLOT PLAN

REPORT OF INVESTIGATOR

No. A99562

APPLICATION

Permit for Alterations

1450-2-4-6-8 Fruitvale
At 1460-2-4 (House Number)

National Housing Agency Owner

Emmett D. Hyborne Contractor

Cost $ 1500.00 Fee $ 4.50

Issued AUG 2 - 1943

PAID CITY OF OAKLAND AUG 17 1943

Permission is hereby granted to erect, alter or repair the building described in this application in accordance with the Building Ordinances of the City of Oakland, and to the satisfaction of the Building Inspector.

Approved E. U. ROUSSELL
Chief Building Inspector

By

THIS PERMIT DOES NOT COVER ANY ELECTRICAL OR PLUMBING WORK.

AFFIDAVIT

I hereby make affidavit that the information contained in this application and on the plans and specifications is true and contains a correct description of the proposed work. All said work is to be done in accordance with the State Housing Act. I am authorized to act as agent for the owner.

Subscribed and sworn to before me this

____ day of _____ 194__

Deputy City Clerk

PLANS CHECKED

Zoning
Setback Line
Fire Limits
Area Limit
Court Areas
Height Limit
Garage Area
Ventilation
Chimneys and Flues
Type of Frame
Exterior Walls
Floor Construction
Soil
Foundation
Retaining Walls
Engineering

APPROVED: _____
Plan Checker

8-20-43 - good Rug.—H

F. O. K. 8-25-43 —H

10-2-43 - R and O K —H

R. O. K. 10-4-43 —H

W. O. K.

10-8-43 - Rut L O K —H

L. O. K. 10-11-43 —H

PLASTER O. K.

FINAL O. K. 12-8-43 —H

PLOT PLAN

REPORT OF INVESTIGATOR

No. B 3717

APPLICATION

Permit for Repairs

At 145 Fruitvale
(House Number)

Irving Palatein Owner

Contractor

Cost $ 100. Fee $ 2.00

SEP 21 1944

Issued

OAKLAND CITY BUILDING DEPT. PAID SEP 22 1944 INSPECTION

Permission is hereby granted to erect, alter or repair the building described in this application in accordance with the Building Ordinances of the City of Oakland, and to the satisfaction of the Building Inspector.

Approved

E. U. ROUSSELL
Chief Building Inspector

By

THIS PERMIT DOES NOT COVER ANY ELECTRICAL OR PLUMBING WORK.

F. O. K.

R. O. K. 9-27-44 — H

9-27-44 - Insp. — H

W. O. K.

L. O. K.

PLASTER O. K.

FINAL O. K. 1-11-45 — H

AFFIDAVIT

I hereby make affidavit that the information contained in this application and on the plans and specifications is true and contains a correct description of the proposed work All said work is to be done in accordance with the State Housing Act. I am authorized to act as agent for the owner.

.....

Subscribed and sworn to before me this

.....day of.....194....

.....
Deputy City Clerk

PLANS CHECKED

Zoning
Setback Line
Fire Limits
Area Limit
Court Areas
Height Limit
Garage Area
Ventilation
Chimneys and Flues
Type of Frame
Exterior Walls
Floor Construction
Soil
Foundation
Retaining Walls
Engineering

APPROVED:.....
Plan Checker

6(-10-4B/FA

Case 5150

WRITE IN INK—FILE TWO COPIES

APPLICATION FOR A BUILDING PERMIT

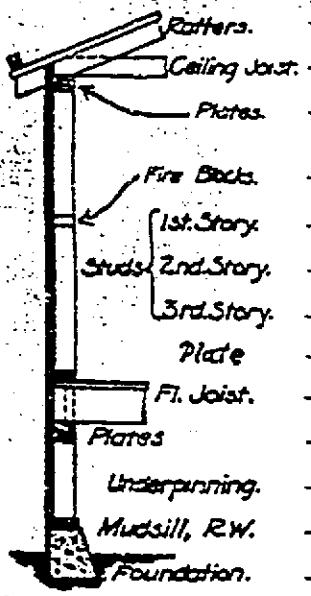
APPLICATION IS HEREBY MADE TO THE BUILDING DEPARTMENT OF THE CITY OF OAKLAND FOR PERMISSION TO DO THE FOLLOWING WORK AT

Number Northeast Corner Fruitvale and Foresum Street Ave.

WRITE PLAINLY FULL DESCRIPTION OF WORK TO BE DONE
All new construction must be described as to size, span and spacing

Altesation of Markets into 8 apartments to house War Workers

Bldg is Wood Frame and Stucco



Entire cost of work (This must include everything necessary for complete construction of work) $ 15,000

Building now used as Market

Building to be used as Apts. House By E. T. & Jordan

I hereby agree to save, indemnify and keep harmless the City of Oakland and its officers, employees and agents against all liabilities, judgments, costs and expenses which may in any wise accrue against the City in consequence of the granting of this permit, or from the use or occupancy of any sidewalk, street or sub-sidewalk or otherwise by virtue thereof, and will in all things strictly comply with the conditions under which this permit is granted.

Contractor Ernest J. Moore (If any) Owner National Housing Agency

Address 27 Loma Vista Orinda Address Syndicate Bldg.

Architect A. A. Cantin

Address 703 Market St. S.F. By E. J. Moore

Ordinance 1485 N.S., Section 86: "When a building is ready for lathing or sheathing on the inside, the Building Inspector shall be notified. The rough STUDDING SHALL NOT BE COVERED or in any way concealed from view until inspection has been made and the written approval of the Building Inspector obtained."

The department will call up Telephone No. Orinda 2149 if any alterations or changes are necessary on the plans submitted.

STATE LICENSE No. 46,344 CITY LICENSE No. 20865

Form C18

Case No. _____ Plan. Com.

City Manager's Permit _____

WRITE IN INK — FILE TWO COPIES

Application to Alter, Repair, Add to Or Wreck a Building

CITY OF OAKLAND, BUILDING DEPARTMENT

Number 1950-62 Fruitvale Ave. Avenue / Street

1. Type of Building I, II, III, IV, V
2. Type of Occupancy A, B, C, D, E, F, G, H, I, J
3. City Zone A, B, C, D, E, F, G, H, I
4. Fire Zone 1, 2, 3, 4

For Office Use Only

5. If in Port Area, file three applications.
6. Present use of building _____ Families _____ Rooms _____ (Store, Dwelling, Apartment House, Hotel or other purposes)
7. Proposed use of Building _____ Families _____ Rooms _____ (Store, Dwelling, Apartment House, Hotel or other purposes)
8. State how many buildings now on lot and give use of each _____ (Store, Dwelling, Apartment House, Hotel or other purposes)
9. Size of existing Building _____ x _____ Number of stories high one
10. Describe briefly all proposed construction work: to remove present building for storage one story building
11. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Mudsill _____
    Size of Studs _____ @ _____ Size of Floor Joists _____ @ _____
    Size of Rafters _____ @ _____ Roof Covering _____
12. VALUATION OF PROPOSED WORK:

Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electric wiring and elevator equipment therein or thereon, $ 1000

COST OF WORK TO BE CHECKED BEFORE FINAL INSPECTION

I hereby agree to save, indemnify and keep harmless the City of Oakland and its officers, employees and agents against all liabilities, judgments, costs and expenses which may in any wise accrue against the City in consequence of the granting of this permit or from the use or occupancy of any sidewalk, street or sub-sidewalk, or otherwise by virtue thereof, and will in all things strictly comply with the conditions under which this permit is granted.

Contractor (if any) _____

Address _____

Certified Architect _____ State License No. _____

Licensed Engineer _____ State License No. _____

I hereby acknowledge that I have read this application and state that the above is correct and agree to comply with all City ordinances and State laws regulating building construction.

Signature of Owner Richfield Oil Corp.

Address 555 Illinois St. S.F.

Authorized Agent Chinnery per Kay

Do not lath, sheath, or otherwise conceal any portion of walls or ceiling until the inspection card has been signed by the ELECTRICAL and PLUMBING INSPECTORS. Following the approval of the ELECTRICAL and PLUMBING INSPECTORS, call the BUILDING INSPECTOR before proceeding further with the work.

The Department will call up Telephone No. GA-1-1220 if any alterations or changes are necessary on the plans submitted.

CONTRACTOR'S STATE LICENSE No. _____ AND CITY LICENSE No. _____

If the work herein described is not commenced within sixty (60) days after the issuing of this permit, this permit becomes null and void as provided in Section 16 of Part 1 of Ordinance 2745 C.M.S.

Form B3-163

PLOT PLAN

Cancelled

No. B30671

APPLICATION FOR A PERMIT TO ALTER, REPAIR, ADD TO OR WRECK A BUILDING

Case No. ..... Plan. Com.

Richfield Oil Corp. ..... Owner

✓ ..... Contractor

Job Location

No. 1450-64 Fruitvale Ave

COST OF WORK TO BE CHECKED BEFORE FINAL INSPECTION

Cost $ 500.00 Fee $ 3.00

Date 7 March 1950

FEE PAID MAR 8 1950 OAKLAND BUILDING TREASURER

PAID

MAR 10 1950

Permission is hereby granted to alter, repair, add to or wreck the building or structure described in this application in accordance with Ordinance No. 2745 C.M.S. Code and other Ordinances related thereto in the City of Oakland, and to the satisfaction of the Building Inspector.

Approved: [redacted]
Chief Building Inspector.
M. P. KITCHEL

By .....

F. O. K.

No Bldg - 3/13/50 GRB

R. O. K.

W. O. K.

L. O. K.

PLASTER O. K.

No Started

FINAL O. K. Cancelled Permit GRB

PLOT PLAN

505

INSPECTED B34056
No.

APPLICATION FOR A PERMIT TO ERECT A BUILDING

Case No. Plan. Com.

Litchfield Oil Co Owner

Triangle Const Co Contractor

Job Location
No. 1450 Fruitvale Ave

Cost $ 6,900 Fee $ 30

Cost of work to be checked before final inspection

Date OCT -3 1950

FEE PAID
TREASURER
OAKLAND
DEPT. 9 1950
PAID

CITY OF OAKLAND

Permission is hereby granted to erect the building or structure described in this application in accordance with Ordinance No. 2475 C.M.S., and all other Ordinances related thereto to the City of Oakland, and to the satisfaction of the Building Inspector.

Approved M. P. KITCHEL, *Building Inspector.*

By MMB

F. O. K. 12/6/50 JDB

Plmg. - 3/13/51 JDB

R. O. K.

W. O. K.

L. O. K.

PLASTER O. K.

FINAL O. K. 5/8/51 JDB

Bldg. 10-23-51
JDB

Case No. 8878 Plan. Com.

City Manager's Permit 24391

WRITE IN INK — FILE TWO COPIES

Application to Erect a New Building
CITY OF OAKLAND, BUILDING DEPARTMENT

Number FRUITVALE AND FARNUM STREETS #1450 Fruitvale Avenue Street

1. Type of Building I, II, III, (IV), V
2. Type of Occupancy A, B, C, D, E, (F), G, H, I, J
3. City Zone A, B, C, D, (E), F, G, H, I
4. Fire Zone 1, 2, 3, (1)
5. If in Port Area, file three applications.

For Office Use Only

6. Size of new building 24' x 43' No. of Stories ONE
   Height to highest point 14' Size of Lot 100' x 111'
7. Material of Exterior Walls STEEL Type of Roofing CORRUGATED IRON
8. Occupancy SERVICE STATION
   (Dwelling, Garage, private public, Service Station, Factory, etc.)
9. State how many buildings now on lot and give use of each NONE
   (Store, Dwelling, Apartment House, Hotel or other purpose)
10. Footing: Width 12" Depth in Ground 12" Width of Wall SHEET IRON Mudsill NONE
    Size of Studs NONE @ Size of Floor Joists NONE @
    Size of Rafters NONE @ Roof Covering SHEET METAL

11. VALUATION OF PROPOSED WORK:

Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electric wiring and elevator equipment therein or thereon, $ 6000.00

COST OF WORK TO BE CHECKED BEFORE FINAL INSPECTION

I hereby agree to save, indemnify and keep harmless the City of Oakland and its officers, employees and agents against all liabilities, judgments, costs and expenses which may in any wise accrue against the City in consequence of the granting of this permit or from the use or occupancy of any sidewalk, street or sub-sidewalk, or otherwise by virtue thereof, and will in all things strictly comply with the conditions under which this permit is granted.

Contractor (if any) TRIANGLE CONSTRUCTION CO.

Address 2440 SUTTERVILLE ROAD, SACRAMENTO

Certified Architect ____ State License No. ____

Licensed Engineer ____ State License No. ____

I hereby acknowledge that I have read this application and state that the above is correct and agree to comply with all City ordinances and State laws regulating building construction.

Signature of Owner RICHFIELD OIL CO.
400 ILLINOIS STREET
Address SAN FRANCISCO, CALIFORNIA

Authorized Agent ____

Do not lath, sheath, or otherwise conceal any portion of walls or ceiling until the inspection card has been signed by the ELECTRICAL and PLUMBING INSPECTORS. Following the approval of the ELECTRICAL and PLUMBING INSPECTORS, call the BUILDING INSPECTOR before proceeding further with the work.

The Department will call up Telephone No. HILLCREST 72393 any alterations or changes are necessary on the plans submitted.
SACRAMENTO

CONTRACTOR'S STATE LICENSE No. 94532 AND CITY LICENSE No. ____

If the work herein described is not commenced within sixty (60) days after the issuing of this permit, this permit becomes null and void as provided in Section 19 of Part 1 of Ordinance 2745 C.M.S.

Form NS-163

FTS106-01 APPLICATION LOCATION CROSS REFERENCE 6/23/98 13:39:57

Next Option: 113

Street: FRUITVALE Sfx* AV Nbr: 1450

or Parcel#: Active Only? Y/N N Appl Type* ____

*	Street Name	Sfx	Nbr	Parcel Nbr	Applic#	T P	Disposition	Pl
I	FRUITVALE	AV	1450	033 -2121-022-00	B8224328	3	EX 06/10/86	0
	Desc: ADD 2 STORY STORES							
_	FRUITVALE	AV	1450	033 -2121-022-00	B8644672	1	F 07/15/87	0
	Desc: INTERIOR SHEETROCK WORK							
I	FRUITVALE	AV	1450	033 -2121-022-00	B8801823	6	EX 10/06/90	0
	Desc: DEMOLISH OLD GAS STATION PARKING FOR BUILDING UNDER B8644672							
I	FRUITVALE	AV	1450	033 -2121-022-00	B9301100	5	EX 08/16/94	9
	Desc: FINISH WORK STARTED UNDER PERMITS B8224328							
I	FRUITVALE	AV	1450	033 -2121-022-00	B9600972	5	EX 02/18/97	9
	Desc: to finish old permit for addition of commercial units. Exp.							
_	FRUITVALE	AV	1450	033 -2121-022-00	E8700684	5	EX 04/15/92	0
	Desc:							
_	FRUITVALE	AV	1450	033 -2121-022-00	E8801839	3	EX 04/15/92	0
	Desc: NEW OFFICE SPACE							
_	FRUITVALE	AV	1450	033 -2121-022-00	E9602313	1	EX 03/19/97	1
	Desc: to final new 2 story retail started under E8801839							+

F1=Hlp F3=Ext F4=More/Less F5=Chg F12=Prv Page: 1

Applic#* B8224328 Type: 3
Date Filed: 03/04/82 Disposition: EX PRMT EXPIRE 06/10/8

		NUMBER	STREET NAME	SUFFIX*	SUITE	ASSESSOR PARCEL#
Site addr:	1)	1450	FRUITVALE	AV		033 -2121-022-00
	2)					
	3)					

Bldg: Floor: Prcl Cond: Cond Aprvl: Viol:
Proj Descr: ADD 2 STORY STORES PC:

Insp Div: BD-INSP Dist: 07 Scope Includes: BLDG ELEC MECH PLMB

	Lic#	Phone#	Applicant
Track:			
Owner:			
Contractor:			
Arch/Engr:			
Agent: CURTIS THOMAS		( )261-5939	

Applicant Addr: No Fee:
City/State: Zip: Wrkrs Comp* UN
Other Related Applic#s:

F3=Ext F23=Dsc F24=Com

P1S100-02D UPDATE/QUERY PROJECT INFORMATION 6/23/98 13:39:3

Applic#* B8224328
Type: 3 Filed: 03/04/82 Disposition: EX PRMT EXPIRE 06/10/86 No Exp:
Plans: 0 Survey: Soil Rpt: Calcs E: S: Priority:
Est Cost: 72,200 Rev Cost: 0 Add Cost: 0

	-------EXISTING--------	--------PROPOSED--------
Nbr of Bldgs on Lot:	00	00
Nbr of Dwelling Units:	0000	0000
Nbr of Stories:	000	000
Construction Type*		
Occupancy Codes*		
Building Use*		
Zoning*		

Perm Plan:	Sign Type:	Bldg Sq Ft:		Posting Date:		
EQ Repair:	Bdrm Count:	Address Fee:		URM:	Sprnk*:	
Outsd-PC:	Tenant Impr:	Pest Control:	Fire Damg:		Invstg:	No Fee:
OTC:	Outsd-EC:	No Fld-Chk:	Cnt-Revw:		MFG:	Parallel:

F3=Ext F12=Page 1 F24=Com ENTER=Next Selection

Complaint#: 9200017
Filed: 01/13/92 Rcvd by: SJB Station* BD-INSP Source* 4 FIELD OBSERVATION
Address: 1450 FRUITVALE AV Suite: Parcel: 033 -2121-022-00
Responsible Station* CE-INSP Dist: Primary Inspector Alternate
Existing Use* Parcel Condition: X
Descr: AUTO PARTS STORE AND TIRE REPAIR - WORK W/O PERMIT- CONSTRUCTION - HAZARDS - SOLID FUEL HEATER W/O VENT
Notice:
Owner: THOMAS CURTIS L & JOYCE
Address: 810 LISBON AV OAKLAND CA Tel: Zip: 94601
Agent:
Complainant: FIRE MARSHAL
Complainant Response Requested? (Y/N): Y Response: Tel: Ltr/Tel/Oth:

*	Violation Types*	Current Station*	Dist	Last Action	Date	By	Dispositio
_	OBC 41	CE-INSP	05	NTC OF VIOL	03/12/96	ALH	V 03/08/9

F2=Bookmark F3=Ext F24=Com ENTER=Next Selection Bottom

Complaint#: 9605545
Filed: 10/09/96 Rcvd by: HOL Station* CD-INSP Source* 2 TELEPHONE CALL
Address: 1450 FRUITVALE AV Suite: Parcel: 033 -2121-022-00
Responsible Station* CD-INSP Dist: KG Primary Inspector Alternate
Existing Use* Parcel Condition: X
Descr: CERTIFICATE OF APPLICATION SUBMITTED. REQUEST TO TERMINATE SUBSTANDARD/PUBLIC DECLARATION ON TITLE.
Notice:
Owner: THOMAS CURTIS L & JOYCE
Address: 810 LISBON AV OAKLAND CA Tel: Zip: 94601
Agent:
Complainant: REQUESTOR: CURTIS LEE THOMAS (OWNER) Tel: (510)261-593
Complainant Response Requested? (Y/N): Y Response: Ltr/Tel/Oth:

*	Violation Types*	Current Station*	Dist	Last Action	Date	By	Dispositio
_	OHC 11	CD-INSP	KG			V	10/24/9

F2=Bookmark F3=Ext F24=Com ENTER=Next Selection Bottom

PTS304-01 UPDATE/QUERY COMPLAINT RECORD 6/23/98 13:38:1

Complaint#: 9702609
Filed: 05/15/97 Rcvd by: HOL Station* CD-INSP Source* 2 TELEPHONE CALL
Address: 1450 FRUITVALE AV Suite: Parcel: 033 -2121-022-00
Responsible Station* CD-INSP Dist: KG Primary Inspector Alternate
Existing Use* Parcel Condition: X
Descr: SUBSTANDARD BUILDING - OCCUPIED - BLIGHT. BUILDINGS BUILT SEVERAL YEARS AGO. ALL PERMITS EXPIRED - CONSTRUCTION NOT COMPLETE.
Notice:
Owner: THOMAS CURTIS L & JOYCE Tel:
Address: 810 LISBON AV OAKLAND CA Zip: 94601
Agent:
Complainant: STAFF-K. GUNARI Tel: (510)238-620
Complainant Response Requested? (Y/N): N Response: Ltr/Tel/Oth:

*	Violation Types*	Current Station*	Dist	Last Action	Date	By	Disposition
_	OMC 20	CD-INSP	KG				C 05/23/9

Bottom

F2=Bookmark F3=Ext F24=Com ENTER=Next Selection

APPENDIX C

Geophysical Survey Report

SPECTRUM

GASCH

• GEOPHYSICS •

Results of Geophysical Investigation

Parking Lot
1450 Fruitvale Ave.
Oakland, California

Prepared for: Glenfos
Chatsworth, California

Date of Investigation: June 26, 1998

Prepared by:

Chuck Carter

Chuck Carter
Project Manager
Spectrum-Gasch Geophysics.
3174 luyung Drive, Bldg. 2
Rancho Cordova, CA 95742

Warranty:

Spectrum Geophysics was retained to conduct a geophysical investigation of the above facility to characterize the shallow subsurface. Our findings are subject to certain limitations due to site conditions and the instruments employed. We conducted this investigation in a manner consistent with our profession using similar methods. No other warranty as to the performance or deliverables is expressed or implied.

Contents

Results of Geophysical Investigation
Parking Lot
1450 Fruitvale Avenue
Oakland, California

Introduction

On June 26, 1998 Spectrum-Gasch Geophysics conducted a geophysical investigation on a portion of a parking lot located at 1450 Fruitvale Avenue Oakland, California. The purpose was to identify the location of detectable underground storage tanks (USTs) and investigate twelve proposed exploratory boring sites (PEBS) for detectable subsurface interferences.

Methods

UST Investigation

The instruments selected for this investigation included an EG&G Geometrics 856 AX proton-precession magnetometer, electromagnetic utility-locators, and ground penetrating radar (GPR).

The total field magnetics method was employed in the effort to delineate areas where large ferromagnetic objects, such as USTs, may be buried. A grid of north/south traverses (Lines) spaced 10 feet apart was established with the sampling nodes demarcated with spray chalk at 10-foot intervals (Stations).

All data were stored internally within the instrument and transferred to a lap-top computer for processing. A total field magnetics contour map was generated in the field using Golden's Windsurf software. This map was used to identify anomalous areas of interest.

The geomagnetic activity for June 26, 1998 was reported by NOAA (National Oceanic and Atmospheric Association) as quiet to major storm. The background magnetics field strength was measured at approximately 48,000 gammas.

PEBS Investigation

1) We visually inspected the area surrounding each proposed exploratory boring site (PEBS) for evidence of subsurface utilities or other buried features and review available subsurface utility drawings.

2) Each identified utility within a radius of 5 feet was investigated using active electromagnetic utility-locating instruments and its surface trace demarcated on the ground using a color code established by the American Public Works Association (red for electric, blue for water, and etc.).

3) Each PEBS was investigated with a passive electromagnetic receiver tuned to 50/60 cycle electrical current to detect possible electrical lines (with voltages up to 30,000 volts) which may be nearby. The surface trace of detected electrical lines was demarcated on the ground using red spray paint.

4) Each PEBS was investigated with one operator holding an electromagnetic transmitter over the site while the other operator walked in a circle (with a radius of approximately 10 feet when practical) to detect increases in signal strength which would suggest possible subsurface utilities. Each suspect signal increase was further investigated to discern a signal propagating utility.

5) Each PEBS was investigated using a shallow focus terrain conductivity meter to identify possible buried and abandoned conduits as well as piping which may have no surface expression or which may be less than 20 feet in length.

6) Detected subsurface features were marked on the ground with spray paint in a color code established by the American Public Works Association. The PEBS were marked with 12-inch white spray-painted circles.

Results

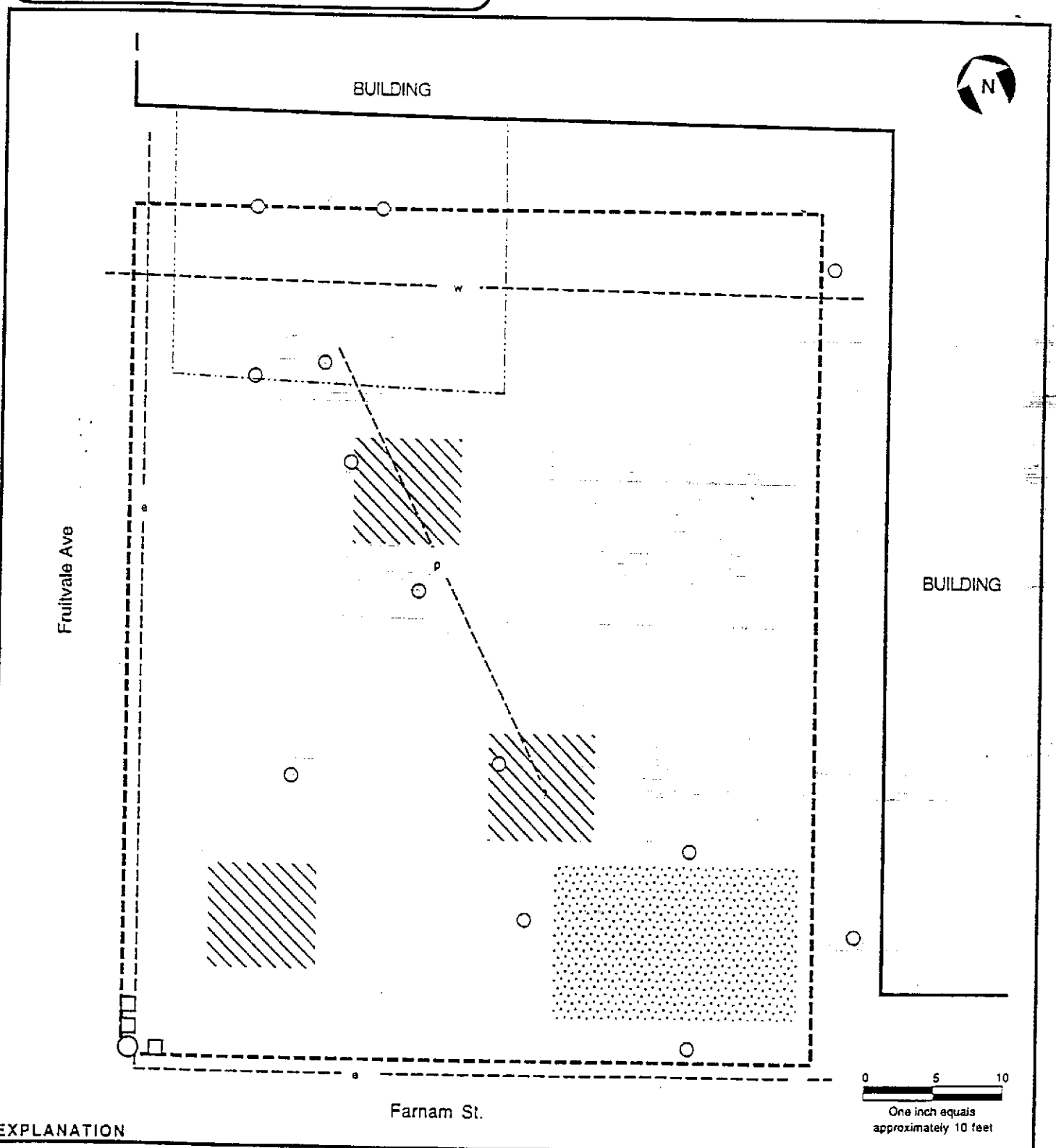
Several high magnitude magnetics anomalies were identified in the magnetics data, all of which could be attributed to above ground cultural features, such as the building or street light and phones, or to buried conduits (see Figure 2).

The 3,000 gamma monopole centered on Line 20 at Station 40 can be attributed to the detected and abandoned product conduit. The 1,200 gamma low centered on Line 10 at Station 10 can be attributed to an overhanging light.

In the southeastern corner of the area investigated we identified an 10 by 20-foot area that contains buried metal debris however, the magnetics signature of this area is not consistent with that of a UST. It is important to note that the source of the anomalous area cannot be known without excavation.

FIGURE 1
AREA OF SUBSURFACE INVESTIGATION
ON A PORTION OF A PARKING LOT
1450 FRUITVALE AVENUE
OAKLAND, CALIFORNIA

SPECTRUM GEOPHYSICS GASCH
3174 Luyung Drive Bldg. 2
Rancho Cordova, CA 95742



EXPLANATION

- Area of magnetics investigation
- Magnetics anomaly
- Proposed boring site
- w — Water
- e — Electric
- p — UST product
- ? — Continued trend not determined
- Telephone
- Light post
- Buried metal debris

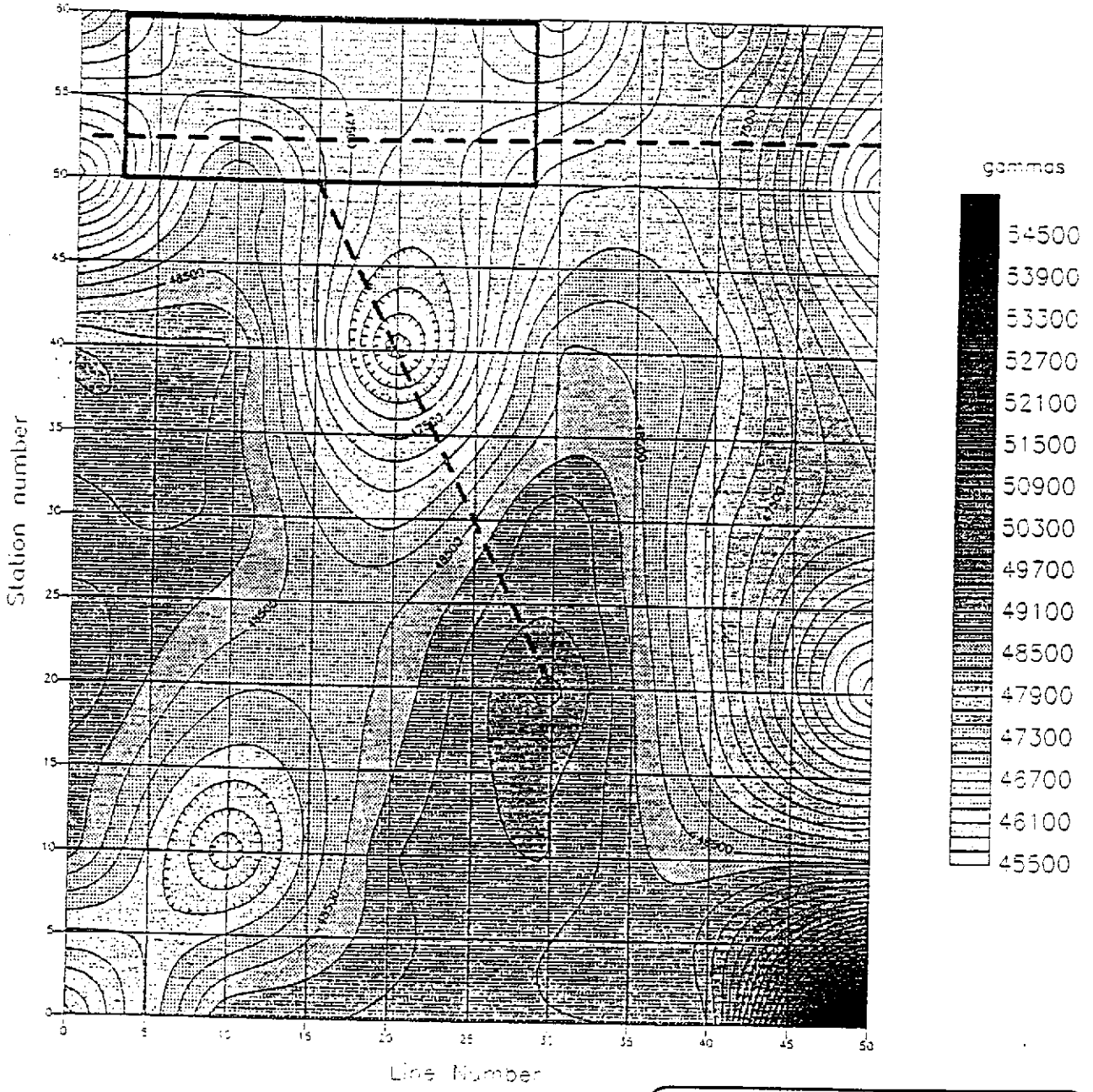
Project Number: B9806261M
Date of Investigation:
June 26, 1998
Map by C. Carter

Not all below ground facilities may be represented on this map

FIGURE 2

TOTAL FIELD MAGNETICS INTENSITY CONTOUR MAP

SPECTRUM GASCH GEOPHYSICS
3174 Luyung Drive Bldg. 2
Rancho Cordova, CA 95742



Project Number: B9806261M
Date of Investigation:
June 26, 1998
Map by C. Carter

N

0 5 10
One inch equals
approximately ten feet

APPENDIX D

Boring Logs

SOIL BORING LOG

Drilling Company: Gregg Drilling	Station Name:	Boring Number: GP-1	
Drillers:	Address: 1450 Fruitvale	Date Drilled: July 9,1998	
Rig Type: Geoprobe GH-40	City: Oakland	Depth Drilled: 12 feet	
Rig Number	State, Zip: CA, 94601	Boring Diameter 2 inches	
Sampling Tech.: Hydraulic Push	Nearest X-Street: Fremont	Casing Diameter NA	
Logged By: Bill Mitchell			

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
5	X	0			GC	1-inch asphalt, no base Fill-Clayey Gravel, some fine to coarse sand, light brown, moist, no odors
10	X	0				Same, no odor
15						Same, soil saturated, no Hydrocarbon odor
20					TD = 12 feet	
25						
30						
35						
40						
45						
50						
55						

Note: Collected groundwater sample GP-1. Groundwater appears clean, and perched in the UST tank pit.

CLIENT NAME: Glendale Federal Bank
PROJECT NAME: 1450 Fruitvale
PROJECT NUMBER: P1/P2-94601-081798

GLENFOS, INC.
Global Environmental Focus
9620 Topanga Canyon Place
Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company: Greez Drilling	Station Name:		Boring Number: GP-1
Drillers:	Address:	1450 Fruitvale Avenue	Date Drilled: July 9,1998
Rig Type: Geoprobe GH-40	City:	Oakland	Depth Drilled: 30 feet
Rig Number	State, Zip:	CA 94601	Boring Diameter 2 Inches
Sampling Tech.: Hydraulic Push	Nearest X-Street:	Foreman Street	Casing Diameter NA
Logged By: Bill Mitchell			

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION (Color, Texture, Moisture)
					ML	1- inch asphalt, no base. Clayey silt, greyish brown, moist, no Hydrocarbon odor
5	X	0				Same as above, moist, no Hydrocarbon odor
10	X	0				Same, except streaks of dark grey, and a slight odor.
15	X					Silty clay, dark brown to grey, moist, slight to moderate Hydrocarbon odor
20					CL	
25						
30	X	0			TD = 30 feet	Same - no Hydrocarbon odor
35						
40						
45						
50						
55						Notes: Groundwater not encountered.

CLIENT NAME:	Glendale Federal Bank
PROJECT NAME:	1450 Fruitvale
PROJECT NUMBER:	P1/P2-94601-061798

GLENFOS, INC.
Global Environmental Focus
9620 Topanga Canyon Place
Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company:	Gregg Drilling	Station Name:		Boring Number:	GP-3
Drillers:		Address:	1450 Fruitvale	Date Drilled:	July 9,1998
Rig Type:	Geoprobe GH-40	City:	Oakland	Depth Drilled:	30 feet
Rig Number		State, Zip:	CA 94601	Boring Diameter	2 Inches
Sampling Tech.:	Hydraulic Push	Nearest X-Street:	Canega Avenue	Casing Diameter	NA
Logged By:	Bill Mitchell				

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
						1+ inch asphalt no base
5	X	0				Clayey silt, greenish brown, moist, no Hydrocarbon odor
10	X	210			ML	Same, moist no Hydrocarbon odor.
15	X	2				Same, moist, slight to moderate Hydrocarbon odor
20	X	39				Same, moderate Hydrocarbon odor
25	X	1			GP	Sandy Gravel, some clay, light brown, moist, no Hydrocarbon odor.
30					TD = 28 feet	
35						
40						
45						
50						
55						Note: Groundwater not encoutered

CLIENT NAME:	Glendale Federal Bank	GLENFOS, INC.
PROJECT NAME:	1450 Fruitvale	Global Environmental Focus
PROJECT NUMBER:	P1/P2-94601-061798	9620 Topanga Canyon Place
		Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company: Gregg Drilling	Station Name:	Boring Number: GP-4	
Drillers:	Address: 1450 Fruitvale Avenue	Date Drilled: July 9, 1998	
Rig Type: Geoprobe GH-40	City: Oakland	Depth Drilled: 28 feet	
Rig Number	State, Zip: CA, 94601	Boring Diameter 2 inches	
Sampling Tech.: Hydraulic Push	Nearest X-Street: Foreson	Casing Diameter NA	
Logged By: Bill Mitchell			

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
5	X	0			GC	1- inch asphalt, no base. Fill- Clayey Gravel, some fine to coarse sand, light brown, moist, no Hydrocarbon odor Same, moist, no Hydrocarbon odor.
10	X	468			ML TD = 12 feet	Sandy Silt, some gravel, light brown with streaks of greenish grey, strong Hydrocarbon odor
15						
20						
25						
30						
35						
40						
45						
50						
55						

Note: Groundwater collected at a depth of 10 feet. Obtained sample GP-4 Groundwater had no Hydrocarbon odor and appears to have been perched i UST pit.

CLIENT NAME:	Glendale Federal Bank
PROJECT NAME:	1450 Fruitvale
PROJECT NUMBER:	P1/P2-94601-061798

GLENFOS, INC.
Global Environmental Focus
9620 Topanga Canyon Place
Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company:	Gregg Drilling	Station Name:		Boring Number:	GP-5
Drillers:		Address:	1450 Fruitvale	Date Drilled:	July 9,1998
Rig Type:	Geoprobe GH-40	City:	Oakland	Depth Drilled:	11 feet
Rig Number		State, Zip:	CA 94601	Boring Diameter	2 Inches
Sampling Tech.:	Hydraulic Push	Nearest X-Street:	Foreman	Casing Diameter	NA
Logged By:	*Sid Mitchell*				

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
5	X				ML	1-inch asphalt, no base Clayey silt, greyish brown, moist, no Hydrocarbon odor
10	X					Same, moist, no Hydrocarbon odor.
15	X				CL	Clayey silt, greyish brown to grey, with black streaks, moist moderate Hydrocarbon odor.
20	X				ML	Silty clay, dark brown to grey, moist moderate Hydrocarbon odor.
25					TD = 22 feet	Clayey silt, some fine gravel, greyish brown with black streaks, moist slight Hydrocarbon odor.
30						
35						
40						
45						
50						
55						

CLIENT NAME:	Glendale Federal Bank
PROJECT NAME:	1450 Fruitvale
PROJECT NUMBER:	P1/P2-94601

GLENFOS, INC.
Global Environmental Focus
9620 Topanga Canyon Place
Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company: Gregg Drilling	Station Name:		Boring Number: GP-4
Drillers:	Address:	1450 Fruitvale	Date Drilled: July 9,1998
Rig Type: Geoprobe GH-40	City:	Oakland	Depth Drilled: 22 feet
Rig Number	State, Zip:	CA 94601	Boring Diameter 1 Inches
Sampling Tech.: Hydraulic Push	Nearest X-Street:	Fruitvale	Casing Diameter NA
Logged By: Bill Mitchell			

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
5	X	0			ML	1-inch asphalt, no base Clayey silt- greyish brown, moist, no Hydrocarbon odor Same, moist, no Hydrocarbon odor
10	X	15				Clayey silt, greyish brown with black streaks, moist, moderate Hydrocarbon
15	X	14			CL	Silty Clay, dark brown to grey, moist, moderate Hydrocarbon odor
20	X	1			GP	Clayey silt, some fine gravel, greyish brown with black streaks, moist, slight Hydrocarbon odor
					TD = 22 feet	
25						
30						
35						
40						
45						
50						
55						

Notes: Groundwater encountered at 20 feet, rose to 9 feet in 10 minuteS. Collected sample GP-4. Strong Hydrocarbon odor, and a petroleum sheen observed.

CLIENT NAME:	Glendale Federal Bank
PROJECT NAME:	1450 Fruitvale
PROJECT NUMBER:	P1/P2-94601-061798

GLENFOS, INC.
Global Environmental Focus
9620 Topanga Canyon Place
Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company:	Gregg Drilling	Station Name:		Boring Number:	GP-7
Drillers:		Address:	1450 Fruitvale	Date Drilled:	July 9,1998
Rig Type:	Geoprobe GH-40	City:	Oakland	Depth Drilled:	22 feet
Rig Number		State, Zip:	CA 94601	Boring Diameter	2 inches
Sampling Tech:	Hydraulic Push	Nearest X-Street:	Foreman	Casing Diameter	NA
Logged By:	*Bill Mitchell*				

DEPTH BELOW SURFACE (ft)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
						1-inch asphalt, no base
					ML	Clayey silt, greyish brown, moist, no Hydrocarbon odor
5	X	100				
						Same, moist, strong Hydrocarbon odor
10	X	323				Sandy silt, some gravel, light brown with streaks of
					ML	greenish grey, moist, strong Hydrocarbon odor
15	X	25				Silty Clay, dark brown to grey, moist, moderate Hydrocarbon odor
					TD = 16 feet	
20		136				Sandy gravel, some clay, light brown, moist, moderate Hydrocarbon odor
25						
30						
35						
40						
45						
50						
55						note: Groundwater not encountered

CLIENT NAME:	Glendale Federal Bank
PROJECT NAME:	1450 Fruitvale
PROJECT NUMBER:	P1/P2-94601-061798

GLENFOS, INC.
Global Environmental Focus
9520 Topanga Canyon Place
Chatsworth, CA 91311

SOIL BORING LOG

Drilling Company:	Gregg Drilling	Station Name:		Boring Number:	GP-8
Drillers:		Address:	1450 Fruitvale	Date Drilled:	July 9,1998
Rig Type:	Geoprobe GH-40	City:	Oakland	Depth Drilled:	16 feet
Rig Number		State, Zip:	CA 94601	Boring Diameter	2 inches
Sampling Tech.:	Hydraulic Push	Nearest X-Street:	Foreman	Casing Diameter	NA
Logged By:	*Bill Mitchell*				

DEPTH BELOW SURFACE (ft.)	SAMPLE INTERVAL	OVA READING (ppm)	BLOW COUNTS	GRAPHIC LOG	SOIL CLASSIFICATION	SOIL DESCRIPTION Color, Texture, Moisture
					ML	0.5 inch concrete, no base Clayey silt, greyish brown, moist, no Hydrocarbon odor
5	X	5				Same, moist, slight Hydrocarbon odor
10	X	85			ML	Sandy silt, some gravel, light brown with streaks of grey, strong Hydrocarbon odor
15	X	38				Same, moist, slight to moderate Hydrocarbon odor
20	X				GP	TD = 22 feet
25						
30						
35						
40						
45						
50						
55						Note: Groundwater not encountered

CLIENT NAME:	Glendale Federal Bank
PROJECT NAME:	1450 Fruitvale Avenue
PROJECT NUMBER:	P1/P2-94601-061798

GLENFOS, INC.
Global Environmental Focus
9620 Topanga Canyon Place
Chatsworth, CA 91311

APPENDIX E

Chain of Custody and Analytical Report

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 7420 (Total Lead)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

AA I.D. No.	Client I.D. No.	Date Sampled	Date Analyzed	Results	MRL
73367	GP3@10	07/08/98	07/14/98	7.3	3
73372	GP4@10	07/08/98	07/14/98	4.1	3
73378	GP6@10	07/08/98	07/14/98	6.2	3

MRL: Method Reporting Limit

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 7420 (Total Lead)
Sample ID: Matrix Spike
Concentration: 50 mg/Kg

AA ID No.: 73404
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/14/98
Date Reported: 07/20/98

Compounds	Result (mg/Kg)	Spike Recovery (%)	Dup. Result (mg/Kg)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Lead	56.2	112	50.1	100	11	50 - 150

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12.94601-061798
Project Name: Oakland, CA
Sample Matrix: Water
Method: EPA 7421 (Total Lead)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/L

AA I.D. No.	Client I.D. No.	Date Sampled	Date Analyzed	Results	MRL
73389	GP4	07/08/98	07/15/98	0.011	0.005
73391	GP8	07/08/98	07/15/98	0.0055	0.005

MRL: Method Reporting Limit

George Havalias
Laboratory Director

American Analytics • 9765 Eton Avenue, Chatsworth, California 91311
Tel: (818) 998-5547 • • Fax: (818) 998-7258

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 7421 (Total Lead)
Sample ID: Matrix Spike
Concentration: 1 mg/L

AA ID No.: 73145
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/15/98
Date Reported: 07/20/98

Compounds	Result (mg/L)	Spike Recovery (%)	Dup. Result (mg/L)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Lead	0.966	97	0.98	98	1	50 - 150

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12/94601-061798
Project Name: Oakland, CA
Sample Matrix: Water
Method: EPA 8015M (Gasoline)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/L

AA I.D. No.	Client I.D. No.	Date Sampled	Date Analyzed	Results	MRL
73388	GP1	07/08/98	07/13/98	0.17	0.1
73389	GP4	07/08/98	07/13/98	0.21	0.1
73390	GP5	07/08/98	07/13/98	17	0.1
73391	GP8	07/08/98	07/13/98	20	0.1

MRL: Method Reporting Limit

George Havalias
Laboratory Director

American Analytics • 9765 Eton Avenue, Chatsworth, California 91311
Tel:(818)998-5547 • • Fax:(818)998-7258

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 8015M (Gasoline)
Sample ID: Matrix Spike
Concentration: 0.5 mg/L

AA ID No.: 73388
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/13/98
Date Reported: 07/20/98

Compounds	Result (mg/L)	Spike Recovery (%)	Dup. Result (mg/L)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Gasoline Range Organics	0.53	106.0	0.49	98.0	7.8	51 - 149

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12:94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8015M (Gasoline)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

AA I.D. No.	Client I.D. No.	Date Sampled	Date Analyzed	Results	MRL
73361	GP1@10	07/08/98	07/13/98	10	1
73363	GP2@10	07/08/98	07/13/98	1.5	1
73364	GP2@15	07/08/98	07/13/98	27	1
73365	GP2@30	07/08/98	07/13/98	2.5	1
73367	GP3@10	07/08/98	07/13/98	95	1
73368	GP3@15	07/08/98	07/13/98	2.5	1
73369	GP3@20	07/08/98	07/13/98	1.6	1
73370	GP3@25	07/08/98	07/13/98	<1	1
73372	GP4@10	07/08/98	07/13/98	2.5	1
73374	GP5@10	07/08/98	07/13/98	6.5	1
73375	GP5@15	07/08/98	07/13/98	19	1
73376	GP5@20	07/08/98	07/13/98	<1	1
73377	GP6@5	07/08/98	07/13/98	<1	1
73378	GP6@10	07/08/98	07/13/98	7.7	1
73379	GP6@15	07/08/98	07/13/98	190	1
73380	GP6@20	07/08/98	07/13/98	28	1
73382	GP7@10	07/08/98	07/14/98	86	1
73383	GP7@15	07/08/98	07/14/98	2.7	1
73385	GP8@10	07/08/98	07/14/98	24	1
73386	GP8@15	07/08/98	07/14/98	5.8	1
73387	GP8@20	07/08/98	07/14/98	<1	1

MRL: Method Reporting Limit

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 8015M (Gasoline)
Sample ID: Matrix Spike
Concentration: 1 mg/Kg

AA ID No.: 73376
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/13/98
Date Reported: 07/20/98

Compounds	Result (mg/Kg)	Spike Recovery (%)	Dup. Result (mg/Kg)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Gasoline Range Organics	1.12	112	1.2	120	7	51 - 149

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 8015M (Gasoline)
Sample ID: Matrix Spike
Concentration: 1 mg/Kg

AA ID No.: 73387
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/14/98
Date Reported: 07/20/98

Compounds	Result (mg/Kg)	Spike Recovery (%)	Dup. Result (mg/Kg)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Gasoline Range Organics	1.08	108	1.1	110	2	51 - 149

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12:94601-061798
Project Name: Oakland, CA
Sample Matrix: Water
Method: EPA 8020 (BTEX)

AA Project No.: A 79135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: ug/L

Date Sampled:	07/08/98	07/08/98	07/08/98	07/08/98	
Date Analyzed:	07/13/98	07/13/98	07/13/98	07/13/98	
AA ID No.:	73388	73389	73390	73391	
Client ID No.:	GP1	GP4	GP5	GP8	MRL
Compounds:					
Benzene	0.53	<0.5	42	1000	0.5
Ethylbenzene	1.2	0.58	820	420	0.5
Toluene	<0.5	<0.5	24	19	0.5
Xylenes	2.0	<1	110	290	1

MRL: Method Reporting Limit

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 8020 (BTEX)
Sample ID: Matrix Spike
Concentration: 20 ug/L

AA ID No.: 73388
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/13/98
Date Reported: 07/20/98

Compounds	Result (ug/L)	Spike Recovery (%)	Dup. Result (ug/L)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Benzene	19.64	98	19.90	100	2	65 - 135
Ethylbenzene	19.94	100	20.92	105	5	77 - 123
Toluene	19.97	100	19.87	99	1	66 - 134
Xylenes	17.71	89	18.03	90	1	73 - 127

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12:94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8020 (BTEX)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

Date Sampled:	07/08/98	07/08/98	07/08/98	07/08/98	
Date Analyzed:	07/13/98	07/13/98	07/13/98	07/13/98	
AA ID No.:	73361	73363	73364	73365	
Client ID No.:	GP1@10	GP2@10	GP2@15	GP2@30	MRL
Compounds:					
Benzene	<0.005	0.017	0.017	<0.005	0.005
Ethylbenzene	0.015	<0.005	0.52	<0.005	0.005
Toluene	0.022	<0.005	0.056	<0.005	0.005
Xylenes	<0.01	<0.01	0.51	<0.01	0.01

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8020 (BTEX)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

Date Sampled:	07/08/98	07/08/98	07/08/98	07/08/98	
Date Analyzed:	07/13/98	07/13/98	07/13/98	07/13/98	
AA ID No.:	73367	73368	73369	73370	
Client ID No.:	GP3@10	GP3@15	GP3@20	GP3@25	MRL
Compounds:					
Benzene	0.59	0.055	0.047	<0.005	0.005
Ethylbenzene	1.1	0.055	0.020	<0.005	0.005
Toluene	0.42	0.018	<0.005	<0.005	0.005
Xylenes	1.5	0.26	0.032	<0.01	0.01

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8020 (BTEX)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

Date Sampled:	07/08/98	07/08/98	07/08/98	07/08/98	
Date Analyzed:	07/13/98	07/13/98	07/13/98	07/13/98	
AA ID No.:	73372	73374	73375	73376	
Client ID No.:	GP4@10	GP5@10	GP5@15	GP5@20	MRL
Compounds:					
Benzene	0.017	<0.005	0.077	<0.005	0.005
Ethylbenzene	0.029	0.018	0.43	<0.005	0.005
Toluene	<0.005	0.022	0.016	<0.005	0.005
Xylenes	0.021	0.041	0.49	<0.01	0.01

George Havallas
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8020 (BTEX)

AA Project No.: Ai79135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

Date Sampled:	07/08/98	07/08/98	07/08/98	07/08/98	
Date Analyzed:	07/13/98	07/13/98	07/13/98	07/13/98	
AA ID No.:	73377	73378	73379	73380	
Client ID No.:	GP6@5	GP6@10	GP6@15	GP6@20	MRL
Compounds:					
Benzene	<0.005	0.0077	0.34	0.083	0.005
Ethylbenzene	<0.005	0.012	2.3	0.052	0.005
Toluene	<0.005	0.015	0.53	0.081	0.005
Xylenes	<0.01	0.047	4.7	0.19	0.01

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8020 (BTEX)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

Date Sampled:	07/08/98	07/08/98	07/08/98	07/08/98	
Date Analyzed:	07/14/98	07/14/98	07/14/98	07/14/98	
AA ID No.:	73382	73383	73385	73386	
Client ID No.:	GP7@10	GP7@15	GP8@10	GP8@15	MRL
Compounds:					
Benzene	<0.005	0.0084	0.022	0.021	0.005
Ethylbenzene	0.090	<0.005	0.071	0.022	0.005
Toluene	0.088	0.012	0.061	0.014	0.005
Xylenes	0.50	0.031	0.45	0.063	0.01

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Water
Method: MTBE (EPA 8260)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/23/98
Units: ug/L

AA I.D. No.	Client I.D. No.	Date Sampled	Date Analyzed	Results	MRL
73391	GP8	07/08/98	07/24/98	<10	5

MRL: Method Reporting Limit

George Havallas
Laboratory Director

AMERICAN ANALYTICS

LABORATORY ANALYSIS RESULTS

Client: Glenfos, Inc.
Project No.: P1/12 94601-061798
Project Name: Oakland, CA
Sample Matrix: Soil
Method: EPA 8020 (BTEX)

AA Project No.: A179135
Date Received: 07/10/98
Date Reported: 07/20/98
Units: mg/Kg

Date Sampled:	**07/08/98**	
Date Analyzed:	**07/14/98**	
AA ID No.:	**73387**	
Client ID No.:	**GP8@20**	
Compounds:		**MRL**
Benzene	<0.005	0.005
Ethylbenzene	<0.005	0.005
Toluene	<0.005	0.005
Xylenes	<0.01	0.01

MRL: Method Reporting Limit

George Havalias
Laboratory Director

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 8020 (BTEX)
Sample ID: Matrix Spike
Concentration: 0.04 mg/Kg

AA ID No.: 73376
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/13/98
Date Reported: 07/20/98

Compounds	Result (mg/Kg)	Spike Recovery (%)	Dup. Result (mg/Kg)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Benzene	0.0283	71.00	0.0313	78.00	9.40	65 - 135
Ethylbenzene	0.0364	91.00	0.0402	101.00	10.42	77 - 123
Toluene	0.0437	109.00	0.0478	120.00	9.51	66 - 134
Xylenes	0.0374	94.00	0.0410	103.00	9.14	73 - 126

George Havallas
Laboratory Director

AMERICAN ANALYTICS

LABORATORY QA/QC REPORT

Client: Glenfos, Inc.
Project Name: Oakland, CA
Method: EPA 8020 (BTEX)
Sample ID: Matrix Spike
Concentration: 0.04 mg/Kg

AA ID No.: 73387
Project No.: P1/12 94601-061798
AA Project No.: A179135
Date Analyzed: 07/14/98
Date Reported: 07/20/98

Compounds	Result (mg/Kg)	Spike Recovery (%)	Dup. Result (mg/Kg)	Spike/Dup. Recovery (%)	RPD (%)	Accept.Rec. Range (%)
Benzene	0.0377	94.00	0.0396	99.00	5.18	65 - 135
Ethylbenzene	0.0389	97.00	0.0389	97.00	0.00	77 - 123
Toluene	0.0377	94.00	0.0392	98.00	4.17	66 - 134
Xylenes	0.0373	93.00	0.0378	95.00	2.13	73 - 126

George Havallas
Laboratory Director

AMERICAN ANALYTICS CHAIN-OF-CUSTODY RECORD

9765 ETON AVE., CHATSWORTH, CA 91311

(818) 998-5547 (818) 998-5548 1-800-533-TEST 1-800-533-8378 FAX (818) 998-7258

DATE: 7/8/98

PAGE 1 OF 3

AA Client: Geofon Inc	Phone: (818) 701-1207	Sampler's Name: Bill Mitchell	
Project Manager: Bill Mitchell	P.O. No.	Sampler's Signature: Bill Mitchell	
Project Name: Oakland, CA	Project No.: P/12 94601-01798	Project Manager's Signature: Bill Mitchell	
Job Name and Address: 1450 Fruitvale, Oakland CA			

ANALYSIS REQUIRED

A.A. I.D.#	Client's I.D.	Date	Time	Sample Type	Number of Containers	Detection Limits / Test Name: 8015/8020	Total Lead	Test Requirements
73360	GP1 5	7/8/98		Soil	1			Hold samples - will call lab to place order
73361	GP1 10					X		
73362	GP2 5							
73363	GP2 10					X		
73364	GP2 15					X		
73365	GP2 30					X		
73366	GP3 5							
73367	GP3 10					X	X	
73368	GP3 15					X		
73369	GP5 20					X		
73370	GP3 25					X		
73371	GP4 5							
73372	GP4 10					X	X	
73373	GP5 5							
73374	GP5 10					X		
73375	GP5 15					X		

SAMPLE INTEGRITY-TO BE FILLED IN BY RECEIVING LAB

Samples Intact	Yes ____	No ____
Samples Properly Cooled	Yes ____	No ____
Samples Accepted	Yes ____	No ____

If Not Why: _____

AA Project No. A179135

Relinquished by:	Date	Time	Received by:
Bill Mitchell	7/8/98	5 pm	
Relinquished by:	Date	Time	Received by:
	7-10-98	14:00	Tracy Garland
Relinquished by:	Date	Time	Received by:
Relinquished by:	Date	Time	Received by:

DISTRIBUTION: White - Laboratory, Canary - Laboratory, Pink - Account Executive, Gold - Client

AMERICAN ANALYTICS CHAIN-OF-CUSTODY RECORD

9765 ETON AVE., CHATSWORTH, CA 91311

(818) 998-5547 (818) 998-5548 1-800-533-TEST 1-800-533-8378 FAX (818) 998-7258

DATE: 7/9/98

PAGE 2 OF 3

AA Client: Glenfos Inc	Phone: (818) 701-1207	Sampler's Name: Bill Mitchell
Project Manager: Bill Mitchell	P.O. No.	Sampler's Signature: Bill Mitchell
Project Name: Dualsol CA	Project No.: P1/02 94601-067	Project Manager's Signature
Job Name and Address: 1450 Fruitvale Oakland CA		

ANALYSIS REQUIRED

AA I.D.#	Client's I.D.	Date	Time	Sample Type	Number of Containers	Detection Limits / Test Name: Gas & BTEX	Total Lead	Test Requirements
73376	GPSA 20	7/8/98		So	1	X		hold samples - will call lab to place order
73377	GP6 5					X		
73378	GP6 10					X	X	
73379	GP6 15					X		
73380	GP6 20					X		
73381	GP7 5							
73382	GP7 10					X		
73383	GP7 15					X		
73384	GP8 5							
73385	GP8 10					X		
73386	GP8 15					X		
73387	GP8 20					X		
73388	GP1			GW	2	X		
73389	GP4			"	"	X	X	
73390	GP5			"	"	X		
73391	GP8			"	"	X	X	

SAMPLE INTEGRITY-TO BE FILLED IN BY RECEIVING LAB

Samples Intact	Yes ____ No ____	Relinquished by: Bill Mitchell	Date 7/9/98	Time 5pm
Samples Properly Cooled	Yes ____ No ____	Relinquished by:	Date 7-10-98	Time 14:00
Samples Accepted	Yes ____ No ____	Relinquished by:	Date	Time
If Not Why:		Relinquished by:	Date	Time

Received by: Received by: Lindy Harland Received by:

AA Project No. A179135

DISTRIBUTION: White - Laboratory, Canary - Laboratory, Pink - Account Executive, Gold - Client

AMERICAN ANALYTICS CHAIN-OF-CUSTODY RECORD

9765 ETON AVE., CHATSWORTH, CA 91311

(818) 998-5547 (818) 998-5548 1-800-533-TEST 1-800-533-8378 FAX (818) 998-7258

DATE: 7-8-98

PAGE 3 OF 3

AA Client: GLENFOS

Project Manager: BILL MITCHELL

Project Name:

Job Name and Address:

Phone:

P.O. No.:

Project No.:

Sampler's Name:

Sampler's Signature:

Project Manager's Signature:

ANALYSIS REQUIRED

Detection Limits

Test Name

Test Requirements

A.A. I.D.#	Client's I.D.	Date	Time	Sample Type	Number of Containers
73392	TRIPBLANK 7-8-98			WATER	2

SAMPLE INTEGRITY-TO BE FILLED IN BY RECEIVING LAB

Samples Intact: Yes ____ No ____

Samples Properly Cooled: Yes ____ No ____

Samples Accepted: Yes ____ No ____

If Not Why: ____

AA Project No.: A179135

Relinquished by:	Date	Time	Received by:
Relinquished by:	Date	Time	Received by:
	7-10-98	14:00	Tracy Garland
Relinquished by:	Date	Time	Received by:
Relinquished by:	Date	Time	Received by:

DISTRIBUTION: White - Laboratory, Canary - Laboratory, Pink - Account Executive, Gold - Client