

Alameda County

MAR 28 2012

March 26, 2012

Environmental Health

Mr. Paresh Khatri
Alameda County Environmental Health Services
1131 Harbor Bay Parkway, Suite 250
Alameda, California 94502-6577

Subject: Review of Proposed Environmental Work
Former AutoPro
5200 Telegraph Avenue
Oakland, California
Alameda Case Number RO0000323

Dear Mr. Khatri:

Professional Service Industries, Inc. (PSI) on behalf of Tri Star Partnership wants to inform you that we are preparing to implement the scope of work defined in the PSI Workplan dated June 8, 2009. This Workplan was reviewed and approved by you in a letter dated June 26, 2009. PSI will implement the Workplan as approved with the exception of the installation of the off-site monitoring wells. PSI believes that due to the length of time since the initial Workplan, that review of recent investigations at surrounding LUST sites is warranted, as additional information could have an impact on the location and need for off-site wells. Additionally, as discussed in the Workplan, PSI will re-survey the existing wells and evaluate historic groundwater flow directions, based on the new survey. A variation in the actual flow direction would have an effect on the location and need for off-site wells. PSI will address the need and location for off-site wells, if warranted, in the Site Conceptual Model that will be prepared as part of the implementation of the Workplan.

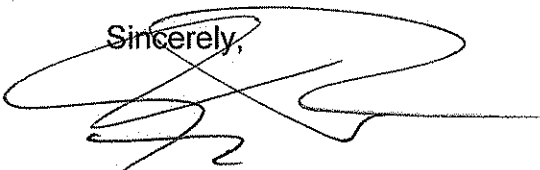
PSI plans to drill two additional direct-push borings on the subject property. One of the borings will be drilled immediately adjacent to MW-3, as there has been some concern regarding the validity of contaminant concentrations obtained from the current wells. Concentrations obtained from sampling this boring will be compared to concentrations obtained during past groundwater monitoring events to address this concern. Additionally, PSI will drill a second additional boring at the southwest corner of the Subject Property to evaluate on-site groundwater impact at the most down-gradient location of the property. PSI will log each of the borings for lithologic purposes only with no soil samples collected for analyses. Groundwater samples will be collected from these borings according to the same protocol as for the third proposed boring DI-1 that is detailed in the

Workplan. The attached Figure includes the location of these borings. PSI anticipates beginning the implementation of the Workplan in mid-March and would appreciate your response to this letter with comments or approval of the changes and the implementation of the Workplan.

We appreciate your consideration in this matter and look forward to providing the information needed to ultimately receive case closure on this project.

If you have any questions regarding this report or any aspect of the project, please give me a call at 510-434-9200.

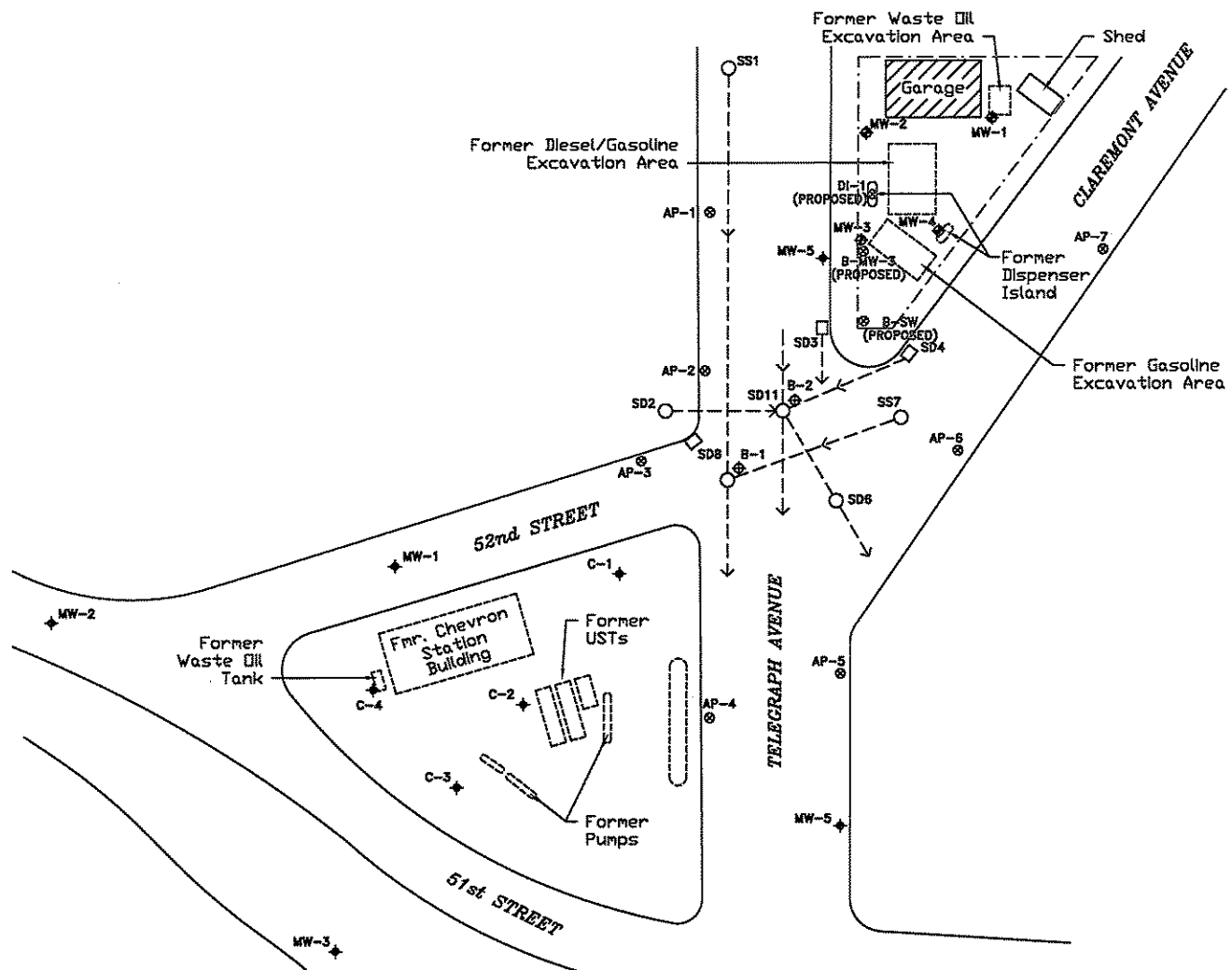
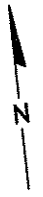
Sincerely,

A handwritten signature in black ink, appearing to read 'Frank R. Poss', written over the word 'Sincerely,'.

Frank R. Poss
Principal Consultant

Attachments: Figure 1 – Site Plan and Proposed Boring Locations

cc: Mr. George Tuma, General Partner, Tri Star Partnership

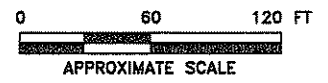


LEGEND

- - - - - SUBJECT SITE BOUNDARY
- MW-5 - MONITORING WELL (CHEVRON)
- - - - - UTILITY TRENCH LOCATION
- MW-4 - MONITORING WELL (ESE, 1994)
- AP-7 - SOIL BORING (ESE, 1986)
- B-2 - SOIL BORING (MACTEC, 2004)
- DI-1 - PROPOSED SOIL BORINGS

NOTE

BASE MAP TAKEN FROM MACTEC, "FIGURE 2 - SITE PLAN AND UTILITY TRENCH BACKFILL BORING LOCATIONS," DATED NOVEMBER 30, 2004.



Information To Build On Engineering • Consulting • Testing		4708 Tidewater Avenue, Suite B Oakland, California 94601 (510) 434-9200		
		Project Name: FORMER AUTOPRO 6500 TELEGRAPH AVENUE, OAKLAND, CALIFORNIA	Drawn By: S.R.	Date: 3/12
Title: SITE PLAN AND PROPOSED BORING LOCATIONS		Approved By: F.P.	Project No.: 575-102-2	