

R0327



**CONESTOGA-ROVERS
& ASSOCIATES**

5900 Hollis Street, Suite A, Emeryville, California 94608
Telephone: 510-420-0700 Facsimile: 510-420-9170
www.CRAworld.com

January 9, 2008

RECEIVED

JAN 11 2008

ENVIRONMENTAL HEALTH SERVICES

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2345 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities on Thursday, January 17, 2008. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one half hour to complete. Groundwater depths will be tabulated and incorporated in the 1st *Quarter 2008 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.

Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

I:\RWong (Credit Auto) - Oakland\Correspondence\2008\Mr. Patel - well sampling letter January 2008.doc

Equal
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Opportunity Employer



**CONESTOGA-ROVERS
& ASSOCIATES**

5900 Hollis Street, Suite A, Emeryville, California 94608
Telephone: 510-420-0700 Facsimile: 510-420-9170
www.CRAworld.com

RO 327

December 11, 2007

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2345 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities on **Tuesday, December 18, 2007 and Wednesday, December 19, 2007**. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one half hour to complete. Groundwater depths will be tabulated and incorporated in the *4th Quarter 2007 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.

Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

RECEIVED
DEC 13 2007

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**CONESTOGA-ROVERS
& ASSOCIATES**

5900 Hollis Street, Suite A, Emeryville, California 94608
Telephone: 510-420-0700 Facsimile: 510-420-9170
www.CRAworld.com

2007 SEP 18 PM 1:18

R0327
~~R0320~~

September 18, 2007

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2345 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities on Wednesday, September 26, 2007. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one half hour to complete. Groundwater depths will be tabulated and incorporated in the *3rd Quarter 2007 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.

Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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Wickham, Jerry, Env. Health

To: Jonas, Mark
Cc: Nagulapaty, Subbarao
Subject: RE: Request for Extension - Wong FLC #FO0000327 51100

Mark,

I received your attached correspondence dated August 29, 2007 that requests a schedule extension. Based upon your request, the schedule for submittal of a DPE System Startup Report for the above referenced case is extended to April 30, 2008.

Regards,
Jerry Wickham
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
510-567-6791 phone
510-337-9335 fax
jerry.wickham@acgov.org

From: Jonas, Mark [<mailto:mjonas@croworld.com>]
Sent: Wednesday, August 29, 2007 3:15 PM
To: Wickham, Jerry, Env. Health
Cc: Nagulapaty, Subbarao
Subject: Request for Extension - Wong FLC #FO0000327 51100

Dear Jerry:
We are requesting an extension for submittal of the DPE System Start-Up Report for the Wong site, RLC #RO0000327. Attached is a letter presenting our rationale and our request for an extension.

Please call to discuss any issue.

Sincerely,
Mark Jonas
Mark Jonas, P.G.
Conestoga-Rovers & Associates, Inc.
5900 Hollis Street, Suite A
Emeryville, California 94608
510/420-3307 direct
510/420-9170 fax

www.CRAworld.com

8/31/2007



**CONESTOGA-ROVERS
& ASSOCIATES**

2007 AUG 21 PM 1:55

5900 Hollis Street, Suite A, Emeryville, California 94608
Telephone: 510-420-0700 Facsimile: 510-420-9170
www.CRAworld.com

R0327

August 20, 2007

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2345 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities on **Monday, August 27, 2007**. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one half hour to complete. Groundwater depths will be tabulated and incorporated in the *3rd Quarter 2007 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.

Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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RECEIVED
JUL 23 2007
July 23, 2007
ENVIRONMENTAL HEALTH SERVICES

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities on **Tuesday, July 24, 2007**. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one half hour to complete. Groundwater depths will be tabulated and incorporated in the *2nd Quarter 2007 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.

Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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REGISTERED COMPANY
ISO 9001
ENGINEERING DESIGN

Worldwide Engineering, Environmental, Construction, and IT Services



**CONESTOGA-ROVERS
& ASSOCIATES**

RECEIVED

JUN 18 2007

ENVIRONMENTAL HEALTH SERVICES

R0327

June 13, 2007

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities on Tuesday and Wednesday, June 19-20, 2007. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one hour to complete. Groundwater depths will be tabulated and incorporated in the *2nd Quarter 2007 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.

Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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**CONESTOGA-ROVERS
& ASSOCIATES**

5900 Hollis Street, Suite A, Emeryville, California 94608
Telephone: 510-420-0700 Facsimile: 510-420-9170
www.CRAworld.com

April 17, 2007

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

Alameda County

APR 19 2007

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606
CRA Project No. 511000

Environmental Health

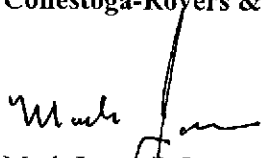
Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Conestoga-Rovers & Associates, Inc. (CRA) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring activities on Thursday, April 26, 2007. CRA anticipates monitoring on a monthly schedule (every month).

The purpose of these activities is to measure groundwater depths, and collect data on groundwater quality. These activities will take approximately one half hour to complete. Groundwater depths will be tabulated and incorporated in the *2nd Quarter 2007 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Conestoga-Rovers & Associates, Inc.


Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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C A M B R I A

R0327

Alameda County
December 29, 2006
DEC 04 2006
Environmental Health

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606
Cambria Project No. 513-1000



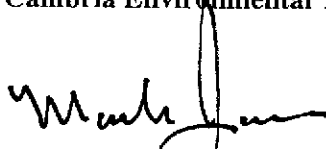
Dear Mr. Patel,

On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring activities on **Monday, December 18, 2006**. Cambria anticipates monitoring on a monthly schedule (every month) through the end of this year at the least.

The purpose of these activities is to measure groundwater depths and collect data on groundwater quality. These activities will take approximately one hour to complete. Groundwater depths will be tabulated and incorporated in the *4th Quarter 2006 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Cambria Environmental Technology,



Mark Jonas, P.G.
Senior Project Manager

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

Wickham, Jerry, Env. Health

To: Jonas, Mark
Cc: Nagulapaty, Subbarao
Subject: RE: Request for Extension - Wong FLC #RO0000327

Mark,

Based upon the information presented in your Request for Extension letter dated November 10, 2006 and our telephone conversation on November 16, 2006, the proposed schedule in the November 10, 2006 Request for Extension is acceptable. The DPE System Start-Up Report for case RO0327 is to be submitted by August 30, 2007.

Regards,

Jerry Wickham

Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
510-567-6791 Phone
510-933-9335 Fax
jerry.wickham@acgov.org

From: Jonas, Mark [<mailto:mjonas@cambria-env.com>]
Sent: Friday, November 10, 2006 2:01 PM
To: Wickham, Jerry, Env. Health
Cc: Nagulapaty, Subbarao
Subject: Request for Extension - Wong FLC #RO0000327

Dear Jerry:

We are requesting an extension to August 30, 2007 for submittal of the DPE System Start-Up Report for the Wong site, RLC #RO0000327. Attached is a letter presenting our rationale for this request. Also attached is the relevant ACEH letter.

Please call to discuss any issue.

Sincerely,

Mark Jonas

Mark Jonas, P.G.
Senior Project Manager, x-107
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A, Emeryville, California 94608
510/420-3307; 510/420-9170 fax

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11/16/2006

R0327

C A M B R I A

October 16, 2006

2006 OCT 20 PM 2:13

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring & Remediation Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and remediation activities on Thursday, October 26, 2006. The purpose of these activities is to measure groundwater depths and collect product, if present.

We appreciate your assistance on this matter. If you have any questions, please call Mark Jonas at (510) 420-3307.

Sincerely,
Cambria Environmental Technology,

Mark Jonas, P.G.
Senior Project Manager

Alameda County
OCT 20 2006
Environmental Health

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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**Cambria
Environmental
Technology, Inc.**

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

C A M B R I A

August 9, 2006

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

Alameda County
AUG 10 2006
Environmental Health

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring activities on **Friday, August 25, 2006**. Cambria anticipates monitoring on a monthly schedule (every month) through the Fall of this year at the least.

The purpose of these activities is to measure groundwater depths and collect data on groundwater quality. These activities will take approximately one hour to complete. Groundwater depths will be tabulated and incorporated in the *3rd Quarter 2006 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call Matt Meyers at (510) 420-3314 or Mark Jonas at (510) 420-3307.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

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**Cambria
Environmental
Technology, Inc.**

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

CAMBRIA

2006 JUL 11 10:20

July 11, 2006

Alameda County
Environmental Health
JUL 12 2006

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring activities on Wednesday, July 26, 2006. Cambria anticipates monitoring on a monthly schedule (every month) through the Fall of this year at the least.

The purpose of these activities is to measure groundwater depths, calculate the groundwater flow direction, and collect data on groundwater quality. These activities will take approximately one hour to complete. Groundwater depths will be tabulated and local groundwater elevation contours will be plotted and incorporated in the *3rd Quarter 2006 Groundwater Monitoring Report*.

We appreciate your assistance on this matter. If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

**Cambria
Environmental
Technology, Inc.**

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5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



F

July 7, 2006

Stanley and Aaron Wong
2200 East 12th Street
Oakland, CA 94606

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

Subject: Fuel Leak Case No. RO0000327, Taxi Taxi, 2345 International Blvd., Oakland, CA

Dear Messrs. Wong:

Alameda County Environmental Health (ACEH) staff has reviewed the case file for the above referenced site including the report entitled, "Feasibility Study and Corrective Action Report," dated June 14, 2006, prepared on your behalf by Cambria Environmental Technology, Inc. The "Feasibility Study and Corrective Action Report," dated June 14, 2006 presents a screening level risk assessment, the results of a dual phase extraction (DPE) pilot test, and an evaluation of remedial alternatives. DPE is the recommended remedial alternative to address hydrocarbon contamination in the vicinity of the former tank pit. We generally concur with the proposal to implement DPE at the site provided that the technical comments below are addressed during DPE implementation.

We request that you address the following technical comments, perform the proposed work, and send us the reports described below.

TECHNICAL COMMENTS

1. **Remedial Objectives and Cleanup Goals.** We generally concur with the proposed remedial objectives for soil and cleanup goals for groundwater.
2. **Proposed DPE System Design.** The proposed design is to use existing wells RW-1, MW-1A, and MW-2A and install three additional extraction wells in the vicinity of the former tank excavation. We request that one additional extraction well be installed immediately northwest of boring B-1. Please present the results of the DPE system installation and initial operation in the DPE System Start-Up Report requested below.
3. **System Operation and Monitoring.** Please include plans for system operation and monitoring in the DPE System Start-Up Report requested below.

TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Jerry Wickham), according to the following schedule:

- **August 30, 2006** - Quarterly Monitoring Report for the Second Quarter 2006
- **November 15, 2006** - DPE System Start-Up Report

- **November 30, 2006** - Quarterly Monitoring Report for the Third Quarter 2006

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

Effective **January 31, 2006**, the Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program ftp site are provided on the attached "Electronic Report Upload (ftp) Instructions." Please do not submit reports as attachments to electronic mail.

Submission of reports to the Alameda County ftp site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) Geotracker website. Submission of reports to the Geotracker website does not fulfill the requirement to submit documents to the Alameda County ftp site. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitor wells, and other data to the Geotracker database over the Internet. Beginning July 1, 2005, electronic submittal of a complete copy of all necessary reports was required in Geotracker (in PDF format). Please visit the SWRCB website for more information on these requirements (http://www.swrcb.ca.gov/ust/cleanup/electronic_reporting).

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) requires that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

LANDOWNER NOTIFICATION REQUIREMENTS

Pursuant to California Health & Safety Code Section 25297.15, the active or primary responsible party for a fuel leak case must inform all current property owners of the site of cleanup actions or requests for closure. Furthermore, ACEH may not consider any cleanup proposals or requests for case closure without assurance that this notification requirement has been met. ACEH requires that you:

1. Notify all current record owners of fee title to the site of the proposed action;
2. Submit a letter to ACEH which certifies that the notification requirement in 25297.15(a) of the Health and Safety Code has been met;
3. Forward to ACEH a copy of your complete mailing list of all record fee title holders to the site; and
4. Update your mailing list of all record fee title holders, and repeat the process outlined above prior to submittal of any additional *Corrective Action Plan* or your *Request for Case Closure*.

43Your written certification to ACEH (Item 2 above) must state, at a minimum, the following:

A. *In accordance with Section 25297.15(a) of the Health & Safety Code, I, (name of primary responsible party), certify that I have notified all responsible landowners of the enclosed proposed action. (Check space for applicable proposed action(s)):*

cleanup proposal (Corrective Action Plan)

request for case closure

local agency intention to make a determination that no further action is required

local agency intention to issue a closure letter

- OR -

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

(Note: Complete item A if there are multiple site landowners. If you are the sole site landowner, skip item A and complete item B.)

UNDERGROUND STORAGE TANK CLEANUP FUND

Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

AGENCY OVERSIGHT


If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety

Stanley and Aaron Wong
July 7, 2006
Page 4

Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

If you have any questions, please call me at (510) 567-6791.

Sincerely,



Jerry Wickham
Hazardous Materials Specialist

Enclosure: ACEH Electronic Report Upload (ftp) Instructions

cc: Matthew Meyers
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, CA 94608

Hamukh Patel
2321 International Boulevard
Oakland, CA 94606

Richard S. Cochran
P.O. Box 20327
Oakland, CA 94620-0327

Donna Drogos, ACEH
Jerry Wickham, ACEH
File

Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC)	ISSUE DATE: July 5, 2005
	REVISION DATE: May 31, 2006
	PREVIOUS REVISIONS: October 31, 2005, December 16, 2005
SECTION: Miscellaneous Administrative Topics & Procedures	SUBJECT: Electronic Report Upload (ftp) Instructions

Effective **January 31, 2006**, the Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities.

REQUIREMENTS

- Entire report including cover letter must be submitted to the ftp site as a **single portable document format (PDF) with no password protection**. (Please do not submit reports as attachments to electronic mail.)
- It is **preferable** that reports be converted to PDF format from their original format, (e.g., Microsoft Word) rather than scanned.
- Signature pages and perjury statements **must** be included and have either original or electronic signature.
- **Do not password protect the document**. Once indexed and inserted into the correct electronic case file, the document will be secured in compliance with the County's current security standards and a password. **Documents with password protection will not be accepted.**
- Each page in the PDF document should be rotated in the direction that will make it easiest to read on a computer monitor.
- Reports must be named and saved using the following naming convention:
RO#_Report Name_Year-Month-Date (e.g., RO#5555_WorkPlan_2005-06-14)

Additional Recommendations

- A separate copy of the tables in the document should be submitted by e-mail to your Caseworker in **Excel** format. These are for use by assigned Caseworker only.

Submission Instructions

- 1) Obtain User Name and Password:
 - a) Contact the Alameda County Environmental Health Department to obtain a User Name and Password to upload files to the ftp site.
 - i) Send an e-mail to dehloptoxic@acgov.org
or
 - ii) Send a fax on company letterhead to (510) 337-9335, to the attention of: **ftp Site Coordinator**.
 - b) In the subject line of your request, be sure to include "**ftp PASSWORD REQUEST**" and in the body of your request, include the **Contact Information, Site Addresses, and the Case Numbers (RO# available in Geotracker) you will be posting for**.
- 2) Upload Files to the ftp Site
 - a) Using Internet Explorer (IE4+), go to <ftp://alcoftp1.acgov.org>
 - (i) Note: Netscape and Firefox browsers will not open the FTP site.
 - b) Click on File, then on Login As.
 - c) Enter your User Name and Password. (Note: Both are Case Sensitive.)
 - d) Open "My Computer" on your computer and navigate to the file(s) you wish to upload to the ftp site.
 - e) With both "My Computer" and the ftp site open in separate windows, drag and drop the file(s) from "My Computer" to the ftp window.
- 3) Send E-mail Notifications to the Environmental Cleanup Oversight Programs
 - a) Send email to dehloptoxic@acgov.org notify us that you have placed a report on our ftp site.
 - b) Copy your Caseworker on the e-mail. Your Caseworker's e-mail address is the entire first name then a period and entire last name at acgov.org. (e.g., firstname.lastname@acgov.org)
 - c) The subject line of the e-mail must start with the RO# followed by **Report Upload**. (e.g., Subject: RO1234 Report Upload)

R0327

June 12, 2006

Alameda County
Environmental Health
JUN 14 2006

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Monitoring Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring activities on Monday and Tuesday, June 26 and 27, 2006. Mr. Jerry Wickham of the Alameda County Health Department has requested that we measure groundwater depths monthly until June. After June, Cambria anticipates monitoring on a quarterly schedule (every three months). Attached is a copy of Mr. Wickham's letter that requested these activities.

The purpose of these activities is to measure groundwater depths, to calculate the groundwater flow direction, and collect data on groundwater quality. Groundwater depths and analytical data will be tabulated and local groundwater elevation contours will be plotted and incorporated in the *2nd Quarter 2006 Groundwater Monitoring Report*. These activities will take approximately two or three hours to complete.

We appreciate your assistance on this matter. If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

Attachment: Alameda County Health Care Services Agency letter dated March 24, 2006

**Cambria
Environmental
Technology, Inc.**

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

H:\Wong (Credit Auto) - Oakland\Correspondence\Mr. Patel - well sampling letter June06.doc

2006 JUN 14 4:12:00

CAMBRIA

May 22, 2006

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

Alameda County
MAY 25 2006
Environmental Health

2006 MAY 25 PM 1:01

RE: **Schedule of Well Gauging Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring activities on Wednesday, May 31, 2006. Mr Jerry Wickham of the Alameda County Health Department has requested that we measure groundwater depths monthly until June. Attached is a copy of Mr. Wickham's letter requesting these activities.

The purpose of these activities is to measure groundwater depths and to calculate the groundwater flow direction. Groundwater depths will be tabulated and local groundwater elevation contours will be plotted and incorporated in the *2nd Quarter 2006 Groundwater Monitoring Report*. These activities will take approximately one hour to complete.

We appreciate your assistance on this matter. If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

Attachment: Alameda County Health Care Services Agency letter dated March 24, 2006

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Health Care Services, 1131 Harbor Bay Parkway, Ste. 250, Alameda, CA 94502

**Cambria
Environmental
Technology, Inc.**

H:\Wong (Credit Auto) - Oakland\Correspondence\Mr. Patel - well sampling letter May06.doc

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

RO327

Wickham, Jerry, Env. Health

To: Meyers, Matt**Subject:** RE: RO#327

Matt,

I concur with submitting the monthly water level data and figures in the Second Quarter 2006 Groundwater Monitoring Report for case RO0327.

Regards,

Jerry Wickham

Hazardous Materials Specialist
Alameda County Environmental Health
1131 Harbor Bay Parkway
Suite 250
Alameda, CA 94502-6577
510-567-6791 phone
510-337-9335 Fax
jerry.wickham@acgov.org

From: Meyers, Matt [<mailto:MMeyers@cambria-env.com>]**Sent:** Tuesday, April 25, 2006 10:34 AM**To:** Wickham, Jerry, Env. Health**Subject:** RO#327

Dear Jerry,

This is in regards to Alameda County Health Care Services Agency letter dated March 24, 2006 for Fuel Leak Case Number RO0000327, Taxi Taxi, 2345 International Boulevard, Oakland, California. As per our discussion this morning we will include the second quarter 2006 monthly water level measurement data and figures in the *Second Quarter 2006 Groundwater Monitoring Report* to be submitted no later than August 30, 2006. This is a revision to your original request to have this data submitted in the feasibility test study report that is due June 27, 2006.

Thank you for accommodating our request.

Sincerely,

Matt Meyers

Project Geologist

Cambria Environmental Technology, Inc.

5900 Hollis Street, Suite A

Emeryville, California 94608

direct: (510) 420-3314

fax: (510) 420-9170

4/25/2006

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



MAR 27 2006

March 24, 2006

Stanley and Aaron Wong
2200 East 12th Street
Oakland, CA 94606

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

Subject: Fuel Leak Case No. RO0000327, Taxi Taxi, 2345 International Blvd., Oakland, CA

Dear Messrs. Wong:

Alameda County Environmental Health (ACEH) staff has reviewed the case file for the above referenced site including the documents entitled, "Site Assessment Report," dated March 10, 2006 and "Groundwater Monitoring Report – Fourth Quarter 2005," dated February 16, 2006. Both reports were prepared on your behalf by Cambria Environmental Technology, Inc. The Site Assessment Report presents the results of a site assessment activities conducted at the site in the latter half of 2005. The site assessment activities consisted of reconstruction of several monitoring wells, installation of additional monitoring wells, installation of a remediation well, soil sampling from selected monitoring well borings, and groundwater sampling from new and existing monitoring wells. Sampling results from the site assessment confirm previous findings that soil and groundwater have been impacted from fuel releases at the site. The Site Assessment Report recommends continuation of the groundwater monitoring program.

ACEH previously requested that you complete feasibility testing as proposed in the document entitled, "Feasibility Testing Work Plan," dated August 24, 2004. In our July 20, 2005. correspondence, we requested that the results of the feasibility testing be presented in a Feasibility Study Report and Corrective Action Plan by January 20, 2006. To date, we have not received results from the feasibility testing. We request that you complete the feasibility testing and submit the feasibility testing results as soon as possible but **no later than June 27, 2006**.

We request that you address the following technical comments, perform the proposed work, and send us the reports described below.

TECHNICAL COMMENTS

1. **Hydraulic Gradient.** Local groundwater mounding appears to affect the hydraulic gradient for the site, which appears bifurcated and is not consistent with the regional hydraulic gradient. In order to help assess seasonal and local mounding effects on hydraulic gradient, we request that you measure water levels in all wells on a monthly or greater frequency for a period of three months beginning in April 2006. Please present the results, including Groundwater Elevation Contour Maps in the Feasibility Study Testing Report requested below.
2. **SPH Monitoring and Removal.** The "Groundwater Monitoring Report – Fourth Quarter 2005," dated February 16, 2006 indicates that if SPH is observed during the first quarter 2006 monitoring event, twice per month SPH removal events will be implemented. ACEH

concur with this approach. Please present the tabulated results of SPH removal in the quarterly monitoring reports requested below.

3. **Feasibility Testing.** The "Feasibility Testing Work Plan," dated August 24, 2004 proposed aquifer testing, a dual phase extraction (DPE) test, and a brief soil vapor extraction test prior to the DPE test. We request that you submit the results from the feasibility testing in the Feasibility Testing Report requested below.
4. **Quarterly Groundwater Monitoring.** Quarterly groundwater monitoring is to be continued for the site. Based on the detection of MTBE in well MW-12, please analyze future groundwater samples from wells MW-12, MW-11, and MW-3A for the fuel oxygenates ETBE, DIPE, TAME, and TBA by EPA Method 8260B in addition to the analyses currently performed. Please present the results in the quarterly monitoring reports requested below.

TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Jerry Wickham), according to the following schedule:

- **May 30, 2006** - Quarterly Monitoring Report for the First Quarter 2006
- **June 27, 2006** - Feasibility Testing Report
- **August 30, 2006** - Quarterly Monitoring Report for the Second Quarter 2006

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

Effective **January 31, 2006**, the Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program ftp site are provided on the attached "Electronic Report Upload (ftp) Instructions." Please do not submit reports as attachments to electronic mail.

Submission of reports to the Alameda County ftp site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) Geotracker website. Submission of reports to the Geotracker website does not fulfill the requirement to submit documents to the Alameda County ftp site. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitor wells, and other data to the Geotracker database over the Internet. Beginning July 1, 2005, electronic submittal of a complete copy of all necessary reports was

required in Geotracker (in PDF format). Please visit the SWRCB website for more information on these requirements (http://www.swrcb.ca.gov/ust/cleanup/electronic_reporting).

In order to facilitate electronic correspondence, we request that you provide up to date electronic mail addresses for all responsible and interested parties. Please provide current electronic mail addresses and notify us of future changes to electronic mail addresses by sending an electronic mail message to me at jerry.wickham@acgov.org.

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) requires that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

UNDERGROUND STORAGE TANK CLEANUP FUND

Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

Stanley and Aaron Wong
March 24, 2006
Page 4

If you have any questions, please call me at (510) 567-6791.

Sincerely,



Jerry Wickham
Hazardous Materials Specialist

Enclosure: ACEH Electronic Report Upload (ftp) Instructions

cc: ✓ Matthew Meyers
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, CA 94608

Hamukh Patel
2321 International Boulevard
Oakland, CA 94606

Richard S. Cochran
P.O. Box 20327
Oakland, CA 94620-0327

Donna Drogos, ACEH
Jerry Wickham, ACEH
File

20327

C A M B R I A

March 13, 2006

Alameda County
MAR 16 2006
Environmental Health

MAR 15 PM 2:30

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Schedule of Well Sampling Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities. The purpose of these activities is to measure groundwater depth and collect groundwater samples for laboratory analysis. The groundwater depth and analytical results will be tabulated and incorporated into quarterly groundwater monitoring reports.

We have scheduled MES to perform these services on Monday, March 27 and Tuesday, March 28, 2006. These activities will take approximately two hours to complete. Typically these activities are performed once every three months.

We appreciate your assistance on this matter. If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Depart. of Env. Health, 1131 Harbor Bay Parkway, Ste 250, Alameda, CA 94502

**Cambria
Environmental
Technology, Inc.**

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5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

C A M B R I A

December 16, 2005

R0327

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Explanation of Well Sampling Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Alameda County
DEC 21 2005

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform groundwater monitoring and sampling activities. The purpose of these activities is to measure groundwater depth and collect groundwater samples for laboratory analysis. The groundwater depth and analytical results will be tabulated and incorporated into quarterly groundwater monitoring reports.

We have scheduled MES to perform these services on Wednesday, December 28 and Thursday, December 29, 2005. These activities will take approximately two hours to complete. Typically these activities are performed once every three months.

We appreciate your assistance on this matter. If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Depart. of Env. Health, 1131 Harbor Bay Parkway, Ste 250, Alameda, CA 94502

**Cambria
Environmental
Technology, Inc.**

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5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

R0327

C A M B R I A

November 18, 2005

Mr. Hasmukh Patel
Mitchell Hotel
2321 International Boulevard
Oakland, California 94606

RE: **Explanation of SPH Gauging and Removal Activities (Well MW-11)**
2321 International Boulevard
Oakland, California 94606

Dear Mr. Patel,



On behalf of Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) has contracted Muskan Environmental Sampling (MES) of Yuba City, California to perform separate phase hydrocarbon (SPH) gauging and removal activities. The purpose of these activities is to check the well for SPH and if observed remove them from the well with a disposable bailer. We have scheduled MES to perform these services on Monday, November 28 and Friday, December 9, 2005. The SPH gauging and removal procedure will take approximately two hours to complete.

If SPHs are observed in the well on your property it will be scheduled for monthly SPH gauging and removal. The frequency of SPH removal will continue to be evaluated and modified based on SPH recovery rates. The gauged SPH thickness and amount removed will be tabulated and incorporated into quarterly groundwater monitoring reports.

We appreciate your assistance on this matter. If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology,

Matthew A. Meyers
Project Geologist

cc: Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606
Mr. Jerry Wickham, Alameda County Depart. of Env. Health, 1131 Harbor Bay Parkway, Ste 250, Alameda, CA 94502

**Cambria
Environmental
Technology, Inc.**

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

H:\Wong (Credit Auto) - Oakland\Correspondence\Mr. Patel - SPH Gauging letter.doc

RECEIVED

NOV 21 2005

ENVIRONMENTAL HEALTH SERVICES

Wickham, Jerry, Env. Health

From: Meyers, Matt [MMeyers@cambria-env.com]
Sent: Wednesday, November 09, 2005 12:37 PM
To: Wickham, Jerry, Env. Health
Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Dear Jerry,

This is consistent with my discussion with him as well. We will develop all the other wells on November 14, 2005.

If we rescheduled we would likely not get on our subcontractors schedule till 1st quarter 2006.

As soon as hear more from Mr. Patel I will let you know.

Thanks for your assistance.

Sincerely,

Matt Meyers

Project Geologist

Cambria Environmental Technology, Inc.

5900 Hollis Street, Suite A

Emeryville, California 94608

direct: (510) 420-3314

fax: (510) 420-9170

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

From: Wickham, Jerry, Env. Health [mailto:jerry.wickham@acgov.org]

Sent: Wednesday, November 09, 2005 12:32 PM

To: Meyers, Matt

Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Matt,

I spoke with Mr. Patel today with regard to allowing well development. Mr. Patel indicated that he does not have a problem with collecting groundwater samples but then indicated that he is uncertain about an additional process. We discussed well development and I indicated that it is a standard procedure for collecting groundwater samples and does not involve much more than removing groundwater from the well. Mr. Patel then indicated that he objects to agreeing to the work on our schedule and requires time to consult his attorney. When I asked him how long this would require, he indicated that we should give him two to three weeks to consult his attorney. He indicated that he would call you after talking to his attorney.

Regards,

Jerry Wickham

Hazardous Materials Specialist

Alameda County Environmental Health

1131 Harbor Bay Parkway

Suite 250

Alameda, CA 94502-6577

510-567-6791 phone

510-337-9335 Fax

jerry.wickham@acgov.org

From: Meyers, Matt [mailto:MMeyers@cambria-env.com]

Sent: Tuesday, November 08, 2005 10:57 AM

To: Wickham, Jerry, Env. Health

Subject: RE: RO0000327: 2345 International Boulevard, Oakland

11/9/2005

Dear Jerry,

As you may know, we were able to get Mr. Patel of property located at 2317 International Boulevard to sign an access agreement allowing us to perform well installation and site assessment activities on his property. The well has been installed. We have scheduled well development for Monday, November 14, 2005. This morning we called to inform Mr. Patel of this schedule. He said he will not allow us to perform any more activities until he talks to his lawyer. He is concerned that the results of further assessment activities may affect him somehow. I explained to him that the access agreement states...

4. The Wongs agree to indemnify, defend, and hold Owner harmless from any third party liabilities, claims, damage, losses, or suits resulting from the performance of its assessment activities on the Property pursuant to this Agreement.

We also explained the purpose of developing the well. I am not sure as to how long it will take for him to reach a conclusion and don't know what else I can do.

Saturated soil results from the well on his property showed detectable levels of hydrocarbons. As a result we anticipate detectable levels of hydrocarbons in groundwater from the well on his property.

If possible please assist us with this matter. Please call me with any questions or concerns.

Sincerely,

Matt Meyers

Project Geologist

Cambria Environmental Technology, Inc.

5900 Hollis Street, Suite A

Emeryville, California 94608

direct: (510) 420-3314

fax: (510) 420-9170

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

From: Wickham, Jerry, Env. Health [mailto:jerry.wickham@acgov.org]

Sent: Thursday, September 01, 2005 10:48 AM

To: Meyers, Matt

Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Matt,

Will send a letter out tomorrow and cc you.

Regards,

Jerry Wickham

Hazardous Materials Specialist

Alameda County Environmental Health

1131 Harbor Bay Parkway

Suite 250

Alameda, CA 94502-6577

510-567-6791 phone

510-337-9335 Fax

jerry.wickham@acgov.org

From: Meyers, Matt [mailto:MMeyers@cambria-env.com]

Sent: Thursday, September 01, 2005 10:10 AM

To: Wickham, Jerry, Env. Health

Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Dear Jerry,

I finally got through to Mr. Hasmukh (Harry) Patel of:

2321 International Boulevard
Oakland, California 94606

Correct phone number is: (510) 261-3807

He and his wife Mrs. Bhisma (Rosey) Patel own the property which we have proposed installing a monitoring well. As per a discussion I had with him this morning Mr. Patel acknowledged that he has received our Access Agreement and does not intend to sign it. I mentioned that this work was being directed by the Alameda County Environmental Health.

Cambria requests that ACEH issue an incentive letter similar to the letter sent Richard Cochran.

Matt Meyers
Project Geologist
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, California 94608
direct: (510) 420-3314
fax: (510) 420-9170

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

From: Wickham, Jerry, Env. Health [mailto:jerry.wickham@acgov.org]
Sent: Thursday, August 11, 2005 10:35 AM
To: Meyers, Matt
Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Matt,
I spoke with Dick Cochran and his attorney, Merrill Schwartz. They are willing to sign an access agreement if the agreement were modified according to the items listed in their 7/27/2005 letter. Please work with them to revise the agreement to be mutually acceptable.

Regards,

Jerry Wickham
Hazardous Materials Specialist
Alameda County Environmental Health
1131 Harbor Bay Parkway
Suite 250
Alameda, CA 94502-6577
510-567-6791 phone
510-337-9335 Fax
jerry.wickham@acgov.org

From: Meyers, Matt [mailto:MMeyers@cambria-env.com]
Sent: Thursday, August 04, 2005 12:35 PM
To: Wickham, Jerry, Env. Health
Cc: Berry, Thomas
Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Jerry,
No further communication has taken place. Currently I have our upper management reviewing their comments to consider revising our standard access agreement. I would like to talk to you about your opinion on their comments. I will call you shortly.
Sincerely,

Matt Meyers

11/9/2005

Project Geologist
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, California 94608
direct: (510) 420-3314
fax: (510) 420-9170

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

From: Wickham, Jerry, Env. Health [mailto:jerry.wickham@acgov.org]
Sent: Thursday, August 04, 2005 10:22 AM
To: Meyers, Matt
Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Matt,

I recently received a letter from an attorney, Merill Schwartz, regarding the access agreement for 2338 East 12th Street. Has there been any other communications between the Wongs or you and Richard Cochran/Merrill Schwartz regarding the issues identified in the letter (numbered list of 7 items in the letter) and/or the retainer they request? I would like to know this before calling Richard Cochran.

Jerry Wickham
Hazardous Materials Specialist
Alameda County Environmental Health
1131 Harbor Bay Parkway
Suite 250
Alameda, CA 94502-6577
510-567-6791 phone
510-337-9335 Fax
jerry.wickham@acgov.org

From: Meyers, Matt [mailto:MMeyers@cambria-env.com]
Sent: Wednesday, August 03, 2005 5:33 PM
To: Wickham, Jerry, Env. Health
Subject: RE: RO0000327: 2345 International Boulevard, Oakland

Jerry,
We would like to notify you that we intend to perform the well rebuild activities starting Monday August 8, 2005 at 7am. We will probably wrap up the install activities by the end of the week.

We received your work plan response letter and have reviewed it. Your suggested changes will be incorporated in to the scope of work.

If you have any questions or concerns please call.
Sincerely,

Matt Meyers
Project Geologist
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, California 94608
direct: (510) 420-3314
fax: (510) 420-9170

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

From: Wickham, Jerry, Env. Health [mailto:jerry.wickham@acgov.org]
Sent: Monday, July 25, 2005 2:03 PM
To: Meyers, Matt
Subject: RE: RO0000327: 2345 International Boulevard, Oakland

A request for access letter will go out today.

From: Meyers, Matt [mailto:MMeyers@cambria-env.com]
Sent: Friday, July 22, 2005 11:12 AM
To: Wickham, Jerry, Env. Health
Subject: RO0000327: 2345 International Boulevard, Oakland

Dear Jerry,

This morning I received your response to our work plans and the letter to neighboring site trust manager. Thank you for your quick response. Since our last discussion I have been able to get through to the other neighboring property owner for which we proposed installing a well. This property is located at 2317-2321 International Boulevard, Oakland. According to the County Tax Assessor the property owner is Mr. and Mrs. Hasmukh and Bhisma Patel. I have been able to reach Mrs. Patel at their home phone (510) 739-1656. She has confirmed her name and their residence at 2321 International Boulevard, Oakland. I have sent and resent the access agreement to this address via registered U.S. Postal Service and received confirmation of delivery. Mrs. Patel has referred me to discuss this matter with her husband and has provided me with his mobile phone number (408) 206-0395. Twice I have reached Mr. Patel at this number and confirmed his name. However, both times he has responded that he doesn't know anything about this property or what I am referring to. On July 18, 2005 Mr. Patel called our office and left a message stating that "No access to the premise is permitted at 2321 International Blvd., Oakland. No other arrangements were given." As you can see from these interactions Mr. Patel appears to be unresponsive to our request for access. Please prepare an additional letter that requests agreeing to accessibility to their property.

Mr. and Mrs. Hasmukh and Bhisma Patel
2321 International Boulevard
Oakland, California 94606

If you have any questions please call me. Thank you again.
Sincerely,

Matt Meyers
Project Geologist
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, California 94608
direct: (510) 420-3314
fax: (510) 420-9170

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



7

September 2, 2005

Hasmukh and Bhisma Patel
2321 International Boulevard
Oakland, CA 94606

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

Subject: Property at 2345 International Boulevard, Oakland – Request for Access Agreement for Off-Site Investigation

327

Dear Mr. and Mrs. Patel:

Under the direction of this office, Aaron and Stanley Wong are conducting an environmental investigation for a property located at 2345 International Boulevard in Oakland. Groundwater contamination has been detected in a monitoring well near your property. The extent of the groundwater contamination is currently unknown but potentially could extend beneath your property. Alameda County Environmental Health (ACEH) is requiring Aaron and Stanley Wong to characterize the extent of contamination from their site. Cambria Environmental Technology, on behalf of Aaron and Stanley Wong, previously submitted an access agreement to you to allow installation of one monitoring well at 2317-2321 International Boulevard. It is imperative that this access agreement be resolved promptly and reasonably in order to define the extent of contamination and prevent future contaminant migration.

ACEH requests you complete the access agreement with Aaron and Stanley Wong **by September 16, 2005** that (i) enables Aaron and Stanley Wong and their consultants, Cambria Environmental Technology, Inc., to perform the necessary work and (ii) is signed by all relevant parties. This request for a technical report is made pursuant to Water Code Section 13267, which allows ACEH to require technical reports from persons whose activities may have an impact on water quality. You may be subject to administrative civil liability of up to \$1,000 per day pursuant to Water Code Section 13268 if you fail to respond, respond late, or submit an inadequate response. Any extension in the above deadline must be confirmed in writing by ACEH staff.

Please contact me at (510) 567-6791 or via email at jerry.wickham@acgov.org with any questions regarding this case.

Sincerely,

Jerry Wickham, P.G.
Hazardous Materials Specialist

cc: Aaron and Stanley Wong, 2200 East 12th Street, Oakland, CA 94606

Matthew Meyers, Cambria Environmental Technology, Inc., 5900 Hollis Street, Suite A,
Emeryville, CA 94608

Donna Drogos, ACEH
Jerry Wickham, ACEH
File RO0000327

R0327

STARK, WELLS, RAHL, SCHWARTZ & SCHIEFFER, LLP

ATTORNEYS AT LAW

MERRILL J. SCHWARTZ
JOSEPH H. SCHIEFFER
MAY LEE TONG
RICHARD H. RAHL, OF COUNSEL

LAKE MERRITT PLAZA
1999 HARRISON STREET, SUITE 1520
OAKLAND, CALIFORNIA 94612-3508

TELEPHONE (510) 834-2200
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GEORGE F. DUNKER, JR. (1937-1986)
FRANKLIN C. STARK (1916-1989)
JOHN F. WELLS (RETIRED)

Writer's Direct Dial
(510) 273-8790
mschwartz@starkwells.com

July 27, 2005

**VIA FACSIMILE TO 510/337-9335
AND U.S. MAIL**

Jerry Wickham, P.G.
Alameda County Health Care Services Agency
Environmental Health Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

**Alameda County
AUG 01 2005
Environmental Health**

Re: 2338 East 12th Street, Oakland

Dear Mr. Wickham:

We are counsel for the owners of the property at 2338 East 12th Street, Oakland, California ("the Cochran Property"). We are in receipt of your letter dated July 20, 2005 to Richard S. Cochran, who is the property manager for the owners and one of the owners himself.

As I explained to the environmental consultant, the owners of the Cochran Property have no objection to a monitoring well on their property. They simply asked the party requesting this, Aaron and Stanley Wong, to compensate the owners for their reasonable attorneys' fees in connection with reviewing the proposed access agreement and modifying it to the extent necessary. The Wongs refused this request, so the proposed access agreement has not been signed.

We do not believe that the request that the Wongs compensate their neighbors for the expenses incurred in reviewing and modifying the site access agreement requested for the Wongs' benefit is unreasonable. The site access agreement which was proposed is deficient in a number of respects, including the following:

1. It does not specify any time limit for access to the Cochran Property;
2. It does not provide for evidence of insurance or financial responsibility to support the Wong's indemnification obligation. In fact, it specifies that "in lieu of insurance coverage," the Wongs will require their contractors to maintain insurance. However, there is no specification of the amount of coverage, the rating of the insurance carrier and no requirement that the insurance policies name the Cochran Property owners as additional insureds.

Jerry Wickham, P.G.
Alameda County Health Care Services Agency
July 27, 2005
Page 2

Alameda County
AUG 01 2005
Environmental Health

3. There is no requirement that certificates of insurance be provided as a precondition to accessing the Cochran Property;
4. There is no requirement that the Wongs remove the monitoring well once the need for the monitoring is concluded;
5. There is no obligation to restore the Cochran Property to its prior condition upon removal of the monitoring well;
6. There is no provision specifying that the covenants included in the access agreement run with the land, to be binding upon subsequent owners of the Wong property; and
7. There is no provision for recording the document to ensure that subsequent owners of the Wong property are put on notice of its provisions, particularly those which we had intended to add which obligate the party installing the well to remove it when it is no longer necessary and to restore the Cochran Property to its preexisting condition.

We reiterate, the owners of the Cochran property are willing to sign an appropriate access agreement, provided that their expenses are covered by the Wongs. We do not believe that any of these requested modifications are unreasonable, nor do we believe that the owners of the Cochran property should bear the cost of making these modifications.

Your letter cites several code sections which apply to requests by the Alameda County Health Care Services. As I read these sections, they permit certain activities by "any authorized representative . . ." However, your letter indicates that Cambria acted on behalf of the Wongs, not on behalf of your agency. If Mr. and Mrs. Wong fall into the category of "authorized representatives," please confirm this so that the owners of the Cochran Property may look to your agency for any liability which may attach to setting up and maintaining the monitoring equipment and eventual removal of that equipment and restoration of the premises.

We stand ready to redraft the access agreement in a manner which would be acceptable to the owners of the Cochran Property promptly upon commitment by the Wongs to reimburse the owners of the Cochran Property for their expenses in so doing. In light of their prior refusal to make payment and their preference to attempt to force involuntary compliance through threats by your agency, we must ask that the Wongs provide a reasonable retainer to avoid the possibility that collection efforts may be required in order to obtain reimbursement. We expect that the work involved in responding to your letter, revising the agreement, arranging for signatures from the numerous owners and recording charges would not exceed 3 or 4 hours, so we are asking for a \$1,000 retainer to cover the Cochrans' out-of-pocket expenses.

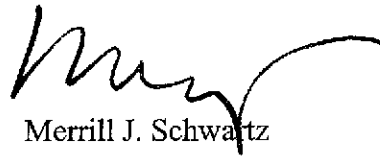
Jerry Wickham, P.G.
Alameda County Health Care Services Agency
July 27, 2005
Page 3

We would be happy to answer any questions which you, the Wongs or Cambria might have concerning this matter.

Very truly yours,

STARK, WELLS, RAHL, SCHWARTZ & SCHIEFFER, LLP

By



Merrill J. Schwartz

MJS:sjm
cc: Richard S. Cochran
Mathew Meyers, Project Geologist
Cambria Environmental Technology, Inc.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



7

July 25, 2005

Hasmukh and Bhisma Patel
2321 International Boulevard
Oakland, CA 94606

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

Subject: Property at 2345 International Boulevard, Oakland – Request for Access Agreement for Off-Site Investigation

Dear Mr and Mrs. Patel:

Under the direction of this office, Aaron and Stanley Wong are conducting an environmental investigation for a property located at 2345 International Boulevard in Oakland. Groundwater contamination has been detected in a monitoring well near your property. The extent of the groundwater contamination is currently unknown. Alameda County Environmental Health (ACEH) is requiring Aaron and Stanley Wong to characterize the extent of contamination from their site. Cambria Environmental Technology, on behalf of Aaron and Stanley Wong, previously submitted an access agreement to you to allow installation of one monitoring well at 2317-2321 International Boulevard. It is imperative that this access agreement be resolved promptly and reasonably.

ACEH requests you complete the access agreement with Aaron and Stanley Wong by **August 16, 2005** that (i) enables Aaron and Stanley Wong and their consultants, Cambria Environmental Technology, Inc., to perform the necessary work and (ii) is signed by all relevant parties. This request is made pursuant to Water Code Section 13267, which authorizes requests for technical reports from persons whose activities may have an impact on water quality; and pursuant to Health & Safety Code Section 25299.78, which allows ACEH to enter and collect samples from any real property which is within 2,000 ft of any place where underground storage tanks are located. You may be subject to administrative civil liability of up to \$10,000 per day for each day of violation pursuant to Health and Safety Code, Section 25299.76 if you fail to respond, respond late, or submit an inadequate response. Any extension in the above deadline must be confirmed in writing by ACEH staff.

Please contact me at (510) 567-6791 or via email at jerry.wickham@acgov.org with any questions regarding this case.

Sincerely,

Jerry Wickham, P.G.
Hazardous Materials Specialist

cc: Aaron and Stanley Wong, 2200 East 12th Street, Oakland, CA 94606
Matthew Meyers, Cambria Environmental Technology, Inc., 5900 Hollis Street, Suite A,
Emeryville, CA 94608

Donna Drogos, ACEH
Jerry Wickham, ACEH
File RO0000327

ALAMEDA COUNTY
HEALTH CARE SERVICES



7

AGENCY

DAVID J. KEARS, Agency Director

July 20, 2005

ENVIRONMENTAL HEALTH SERVICES

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

Richard S. Cochran
C & C Property Management and Trust
P.O. Box 20327
Oakland, CA 94620-0327

Subject: Property at 2345 International Boulevard, Oakland – Request for Access Agreement for Off-Site Investigation

Dear Mr. Cochran:

Under the direction of this office, Aaron and Stanley Wong are conducting an environmental investigation for a property located at 2345 International Boulevard in Oakland. Groundwater contamination has been detected in a monitoring well near your property. The extent of the groundwater contamination is currently unknown. Alameda County Environmental Health (ACEH) is requiring Aaron and Stanley Wong to characterize the extent of contamination from their site. Cambria Environmental Technology, on behalf of Aaron and Stanley Wong, previously submitted an access agreement to you to allow installation of one monitoring well at 2238 East 12th Street. It is imperative that this access agreement be resolved promptly and reasonably.

ACEH requests you complete the access agreement with Aaron and Stanley Wong **by August 10, 2005** that (i) enables Aaron and Stanley Wong and their consultants, Cambria Environmental Technology, Inc., to perform the necessary work and (ii) is signed by all relevant parties. This request is made pursuant to Water Code Section 13267, which authorizes requests for technical reports from persons whose activities may have an impact on water quality; and pursuant to Health & Safety Code Section 25299.78, which allows ACEH to enter and collect samples from any real property which is within 2,000 ft of any place where underground storage tanks are located. You may be subject to administrative civil liability of up to \$10,000 per day for each day of violation pursuant to Health and Safety Code, Section 25299.76 if you fail to respond, respond late, or submit an inadequate response. Any extension in the above deadline must be confirmed in writing by ACEH staff.

Please contact me at (510) 567-6791 or via email at jerry.wickham@acgov.org with any questions regarding this case.

Sincerely,

Jerry Wickham, P.G.
Hazardous Materials Specialist

Richard Cochran
July 20, 2005
Page 2

cc: Aaron and Stanley Wong, 2200 East 12th Street, Oakland, CA 94606
Matthew Meyers, Cambria Environmental Technology, Inc., 5900 Hollis Street, Suite A,
Emeryville, CA 94608

Donna Drogos, ACEH
Jerry Wickham, ACEH
File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



Handwritten signature or initials.

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

July 20, 2005

Aaron and Stanley Wong
2200 East 12th Street
Oakland, CA 94606

Subject: Fuel Leak Case N [REDACTED] Taxi Taxi, 2345 International Blvd., Oakland, CA

Dear Messrs. Wong:

Alameda County Environmental Health (ACEH) staff has reviewed the case file and the work plans entitled, "Site Assessment Work Plan," dated April 13, 2005 and "Feasibility Testing Work Plan," dated August 24, 2004 prepared for the above referenced site on your behalf by Cambria Environmental Technology, Inc. Separate phase hydrocarbons have been detected in all six wells located within your property. The lateral extent of off-site contamination has not been determined. The "Site Assessment Work Plan" proposes the replacement of three existing monitoring wells and the installation of six off-site monitoring wells. The "Feasibility Testing Work Plan" proposes remediation well installation, aquifer testing, a dual phase extraction (DPE) test, and a brief soil vapor extraction test prior to the DPE test. ACEH concurs with the work plans provided that the conditions identified in the technical comments below are met. We request that you address the following technical comments, perform the proposed work, and send us the reports described below. Please provide 72-hour advance written notification to this office (e-mail preferred to jerry.wickham@acgov.org) prior to the start of field activities.

TECHNICAL COMMENTS

- 1. Well Screen Length.** ACEH concurs that existing wells screened across two water-bearing zones should be destroyed and replaced with shallower wells with more appropriate screen intervals. ACEH requests that the screen length for the reconstructed wells within the upper water-bearing zone be no greater than 10 feet rather than 15 feet as proposed. Therefore, the depths of the wells are to be decreased. The filter packs for the reconstructed wells are to be installed as proposed, approximately 6 inches above the top of the well screen. Please present the results in the Site Investigation Report requested below.
- 2. Lower Water-bearing Zone.** In order to assess whether the lower water-bearing zone has been impacted and to assess vertical hydraulic gradients at the site, ACEH requests that a monitoring well be installed within the lower water-bearing zone at a location near well MW-1. Therefore, existing well MW-1 is to be overdrilled as proposed and replaced by a short screen monitoring well installed within the lower water-bearing zone and a shallower monitoring well installed within the upper water-bearing zone. As described in comment 1 above, the screen length for the shallower well in the upper water-bearing zone is to be no greater than 10 feet. The well installed within the lower water-bearing zone is to have a filter pack no greater than 5 feet in length. Please present the results in the Site Investigation Report requested below.

3. **Well MW-2.** Existing well MW-2 is to be overdrilled and reconstructed in addition to existing wells MW-1, MW-3, and TMW-4. The top of the well screen in well MW-2 is submerged which affects the ability of the well to detect and monitor free product at the site. In addition, since the well has a well screen length of approximately 23 feet, ambient vertical groundwater flow through the well and filter pack may affect static water levels and sample quality. Please present the results in the Site Investigation Report requested below.
4. **Aquifer Tests and Observation Wells.** The proposed constant rate aquifer test is not to be conducted until the existing monitoring wells have been reconstructed. ACEH requests that the reconstructed wells be used as observation wells during the constant rate aquifer test. Please present the results in the Feasibility Study Report requested below.

TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Mr. Jerry Wickham), according to the following schedule:

- **August 30, 2005** - Quarterly Report for the Second Quarter 2005
- **November 20, 2005** – Site Investigation Report
- **November 30, 2005** - Quarterly Report for the Third Quarter 2005
- **January 20, 2006** – Feasibility Study Report and Corrective Action Plan
- **February 28, 2006** - Quarterly Report for the Fourth Quarter 2005

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) requires that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to

R0327

Wickham, Jerry, Env. Health

From: Meyers, Matt [MMeyers@cambria-env.com]
Sent: Saturday, July 09, 2005 1:34 PM
To: Wickham, Jerry, Env. Health
Subject: RO0000327

Dear Jerry,

As per our discussion on Friday the contact information for the neighboring property manager and trustee is:

Richard (Dick) S. Cochran
C&C Property Management and Trust
P.O. Box 20327
Oakland, CA 94620-0327

(510) 653-9928
Cell: (510) 325-3175

The property we would like to install a well on is located at:

2338 East 12th Street
Oakland, CA 94606

According to Dick he is one of fourteen trustees for this property. He is hesitant to sign the access agreement since he is acting on behalf of the other trustees. He took the access agreement to his lawyer who stated that he wouldn't review it unless we agreed to pay his lawyer fees which he estimated would cost as much as \$3,750. This seems unreasonable and appears to be an attempt to prevent us from pursuing this matter further.

For further reference please see the *Access Agreement* dated May 26, 2005 which we cc'ed to Mr. Amir Gholami.

Please call me with any questions. I am looking forward to receiving your response to our work plans as well.

Matt Meyers
Project Geologist
Cambria Environmental Technology, Inc.
5900 Hollis Street, Suite A
Emeryville, California 94608
direct: (510) 420-3314
fax: (510) 420-9170

7/19/2005

RO327

C A M B R I A

February 28, 2005

Mr. Amir Gholami
Alameda County Health Care Services Agency
1131 Harbor Bay Parkway, Suite 250
Alameda, California 94502-6577

Re: **Initiating Site Assessment and Feasibility Testing Activities**
2345 International Boulevard (formerly E. 14th Street)
Oakland, California
Fuel Leak Case No. RO0000327

ENVIRONMENTAL HEALTH
MAR 03 2005
Alameda County



Dear Mr. Gholami:

On behalf of Mr. Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) is notifying the Alameda County Health Care Services Agency (ACHCSA) of our intention to implement the work proposed in Cambria's *Site Assessment Work Plan* dated April 13, 2004 and *Feasibility Study Work Plan* dated August 24, 2004.

Cambria has notified your office several times of our intention to initiate the proposed activities and have not yet received any written response. In the interest of minimizing further contamination and initiating prompt cleanup, and in accordance with Title 23 CCR Chapter 16, Article 11, Sec. 2722 regulations, Cambria will begin installing several monitoring wells to assess the extent of the free product plume which encompasses most of the site and remains undefined in all directions. Following the installation of wells, a dual phase extraction pilot test will be conducted.

If you have any questions, please call me at (510) 420-3314.

Sincerely,
Cambria Environmental Technology, Inc.

Matthew A. Meyers
Project Geologist

cc: Ms. Donna Drogos, Alameda County Health Care Services Agency, 1131 Harbor Bay Parkway, Suite 250
Alameda, California 94502-6577
Mr. David Charter, UST Cleanup Fund, P. O. Box 944212, Sacramento, California 94244-2120
Mr. Stanley and Mr. Aaron Wong, 2200 E. 12th Street, Oakland, California 94606

H:\Wong (Credit Auto) - Oakland\Correspondence\Agency Notification - 012805.doc

**Cambria
Environmental
Technology, Inc.**

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170



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

February 25, 2004

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Dear Mr. Wong:

Subject: Fuel Leak Case No. ~~940000377~~, 2345 E. 14th St., Oakland, CA94601

Alameda County Environmental Health, Local Oversight Program (LOP), has received and reviewed the Site Summary Report document dated April 30, 2003, regarding the above referenced site, prepared by Mr. Robert Clark-Riddell of Cambria Environmental. I have also called and discussed with Mr. Ron Scheele of Cambria Environmental. As you are aware, there had been a verbal approval of the recommendations and interim remedial activities per my discussions with Ms. Mary Holland-Ford of Cambria Environmental.

This office requests that you address the following technical comments, perform the proposed work, and send us the technical reports requested below:

TECHNICAL COMMENTS

This site summary report recommends continual monitoring, interim remedial activity, further assessment or investigation of the plume, along with feasibility studies.

This office concurs with your recommendations as specified above.

TECHNICAL REPORT REQUEST

Please submit the following technical reports to Alameda County Department of Environmental Health (Attention: Amir K. Gholami):

March 31, 2004 Work Plan

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

Sincerely,

Amir K. Gholami
Hazardous Materials Specialist

C: A.gholami, D.Drogos
Mr. Robert Clark-Riddell of Cambria Environmental, 5900 Hollis
St., Suite A, Emeryville, CA 94608

Gholami, Amir, Env. Health

From: Mary Holland-Ford [mhollford@cambria-env.com]
Sent: Thursday, February 05, 2004 3:12 PM
To: 'amir.gholami@acgov.org'
Subject: Property at 2345 International Blvd (formerly E 14th Street)

This email confirms our discussion this morning.

Cambria requests an agency letter responding to our recommendations in our Site Summary Report dated April 30, 2003. A letter will assist our client (responsible party) in obtaining FUND reimbursement for assessment and remedial efforts conducted at the site.

As we discussed, presently there is separate phase hydrocarbons (SPH) in all site wells (MW-1 through MW-3, TMW-4, TMW-5, and MW-6). Based on this information, on July 11, 2003, Mr. Gholami gave verbal approval for interim remediation at the site. SPH removal by hand bailing is presently being performed at the site, and summarized in the quarterly monitoring reports.

Cambria's recommendations from the SITE SUMMARY REPORT are presented below:

Additional Assessment, Well Replacement, and Well Surveying Cambria recommends preparation of a work plan to further define the extent of hydrocarbons at the site. The proposed investigation would assess offsite soil and groundwater south and east of the site, beyond the recent observation of free product in site wells TMW-4 and MW-6. The investigation would further evaluate conditions between the site and the 75-inch diameter storm drain beneath Miller Avenue, which could act as a conduit for hydrocarbon migration. The investigation would include continuous coring to further evaluate soil hydrogeology and the depth of SPH. The work plan would also evaluate the existing well screen intervals and propose abandonment and replacement of wells. Finally, the investigation work plan would propose well installation for feasibility testing (recommended below). In conjunction with the additional investigation, Cambria recommends surveying of wells MW-3 and TMW-4 (and any new wells) to the City of Oakland datum. The other site wells have been surveyed to the Oakland datum, while wells MW-3 and MW-4 are presumably surveyed to NGVD 29 datum, which is approximately 3 feet higher than the Oakland datum.

Feasibility Testing To facilitate evaluation of appropriate remedial alternatives, Cambria recommends conducting a feasibility test. The feasibility test would most likely use dual-phase extraction techniques to assess hydrocarbon recovery rates, vapor flow rates, groundwater extraction rates, SPH recovery rates and thickness in the formation, and radius of influence. Results of the feasibility testing would be used in preparation of a corrective action plan for site remediation. Cambria recommends preparation of a feasibility test plan in conjunction with the investigation work plan.

Interim Remedial Activities Because of the unstable SPH plume and the continued presence of SPH in site wells, Cambria recommends implementing hydrocarbon recovery using passive skimmers and hand bailing. To enhance SPH recovery, Cambria recommends installing passive SPH skimmers in wells MW-1 and MW-2, which have historically contained the highest SPH thickness at the site. The passive skimmers consist of an active buoy assembly designed to remove free product to a sheen. The buoy allows free product but not water to collect in the 2 liter (0.53 gallon) collection canister. The buoy system is equally effective with water table fluctuations as great as 24 inches.

Quarterly Monitoring and Sampling Cambria recommends continued quarterly groundwater monitoring to further evaluate SPH thickness, groundwater flow direction, and plume stability. All groundwater wells will be gauged and inspected for SPH on a quarterly basis. Groundwater samples will be collected from site wells without SPH and analyzed for TPHg by modified EPA

Method 8015, and BTEX and MTBE by EPA Method 8020, with confirmation analysis for detectable MTBE by EPA Method 8260. Quarterly groundwater monitoring and SPH removal reports will be prepared.

Upon receipt of your letter, Cambria will immediately begin:

- 1) preparation of a work plan for the additional assessment
- 2) feasibility testing work plan preparation
- 3) purchase and install SPH skimmers for wells MW-1 and MW-2.

Cambria will also continue to conduct quarterly monitoring and SPH removal activities.

Thank you for your assistance in this matter.

Mary C. Holland-Ford, RG
Cambria Environmental Technology, Inc.
5900 Hollis St., Ste. A
Emeryville, CA 94608
main (510) 420-0700
fax (510) 420-9710
direct line (510) 420-3307
www.cambria-env.com

10327

Gholami, Amir, Env. Health

From: Mary Holland-Ford [mhollford@cambria-env.com]
Sent: Monday, July 21, 2003 3:10 PM
To: 'Amir K. Gholami'
Cc: 'Scheele, Ron'
Subject: Taxi Taxi site at 2345 International Boulevard, Oakland (Formerly E 14th Street)

Thank you for your response on July 11, 2003. As discussed, Cambria has verbal approval to proceed our recommendations in the Site Summary, Conduit Study and Monitoring Report dated April 30, 2003.

Cambria recommended

1) preparation of a work plan to further define the extent of hydrocarbons at the site. The proposed investigation would assess offsite soil and groundwater south and east of the site, beyond the recent observation of free product in site wells TMW-4 and MW-6. The investigation would further evaluate conditions between the site and the 75-inch diameter storm drain beneath Miller Avenue, which could act as a conduit for hydrocarbon migration. The work plan would also evaluate the existing well screen intervals and propose abandonment and replacement of wells. Finally, the investigation work plan would propose well installation for feasibility testing.

2) feasibility testing work plan and testing Cambria recommended preparation of a feasibility test work plan in conjunction with the investigation work plan. The feasibility test would most likely use dual-phase extraction techniques to assess hydrocarbon recovery rates, vapor flow rates, groundwater extraction rates, SPH recovery rates, and radius of influence. Results of the feasibility testing would be used in preparation of a corrective action plan for site remediation.

3) Interim remedial activities Because of the continued presence of SPH in site wells, Cambria recommended implementing hydrocarbon recovery using passive skimmers and hand bailing. This includes installing passive SPH skimmers in wells MW-1 and MW-2, which have historically contained the highest SPH thickness. Cambria proposed hand-bailing of the remaining wells with SPH. Cambria proposes monitoring/emptying of the skimmers and hand bailing monthly during the winter and spring months, and every two weeks during the dry summer and fall months.

Mary C. Holland-Ford, RG
Cambria Environmental Technology, Inc.
5900 Hollis St., Ste. A
Emeryville, CA 94608
main (510) 420-0700
fax (510) 420-9710
direct line (510) 420-3307

C A M B R I A

Alameda County
2/14/03
MR

Alameda County
FEB 04 2003
Environmental Health

January 30, 2003

Mr. Amir Gholami
Alameda County Health Care Services Agency
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
Via facsimile (510) 337-9335 and mail

Re: **Request for Extension**
Site Summary and Groundwater Monitoring Report
2345 E. 14th Street
Oakland, California
Fuel Leak Case No. RO0000327



Dear Mr. Gholami:

Based on our conversation today, Cambria Environmental Technology, Inc. (Cambria) understands that you are the new regulatory case worker at the Alameda County Health Care Services Agency (ACHCSA) for the site referenced above. We discussed requirements of the *Site Summary and Groundwater Monitoring Report* (Report), which Cambria is preparing on behalf of Mssrs. Aaron and Stanley Wong. The ACHCSA had requested that Cambria incorporate fourth quarter 2002 monitoring results into the site summary report, and submit the report by January 31, 2003.

As you requested today, Cambria will include the following additional information into the report: a evaluation of hydrocarbon trends and plume stability, a discussion of MTBE and any VOCs historically detected at the site, and a comparison of site data to risk-based screening levels (RBSLs) established by the Regional Water Quality Control Board.

As we agreed today, Cambria will be granted an approximate 30-day extension to incorporate the additional information into the report. Cambria will submit the report by Monday, March 3, 2003. We look forward to working with you on this project. If you have any questions or comments, please contact me at (510) 420-3303.

Sincerely,
Cambria Environmental Technology, Inc.

Bob Clark-Riddell, P.E.
Principal Engineer

**Cambria
Environmental
Technology, Inc.**

5900 Hollis Street
Suite A
Emeryville, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

\\loakdc\vir\Sb-2004 (UST Fund)\Stanley Wong (Credit Auto)\Correspondence\Request for Extension-013003.doc

cc: CC: Mr. Stanley Wong, via facsimile (510) 535-0384

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

December 13, 2002

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Dear Mr. Wong:

Subject: Fuel Leak Case No. ~~RC0000327~~, 2345 E. 14th St., Oakland, CA94601

This letter confirms and approves the e-mail request from Mr. Bob Clark-Riddell, your consultant from Cambria Environmental. His request states that a groundwater sampling event will be performed at the referenced site in December 2002 and this report added to the technical reports previously requested to be submitted by December 11, 2002. The entire group of reports ie summary reports, conduit study, cross-sectional diagrams, proposal for future work and the December monitoring report will be submitted by January 31, 2003. With the condition that quarterly groundwater monitoring continue following the December 2002 event and future technical request deadlines be met, our office will consider your site in compliance.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

✓C: B. Chan, files

Mr. S. Ramdass, SWRCB Cleanup Fund, 1001 I St., 17th Floor, Sacramento,
CA 95814-2828

Mr. B. Clark-Riddell, Cambria Environmental, 1144 65th St., Suite B, Oakland,
CA 94608

Techrepxt2345E14thSt

Chan, Barney, Env. Health

From: Bob Clark-Riddell [briddell@cambria-env.com]
Sent: Thursday, December 12, 2002 12:04 PM
To: bchan@co.alameda.ca.us
Cc: mhollford@cambria-env.com
Subject: Wong Credit World Auto

RO327

This email confirms our discussed today. Cambria will expand the scope and schedule of the technical reports requested by your October 10, 2002 letter. The expanded scope will involve conducting and reporting on a fourth quarter 2002 groundwater monitoring event, for which Cambria just received cost pre-approval from the Cleanup Fund. This monitoring information will facilitate preparation of a more comprehensive summary report of historical and current site conditions, and allow more complete recommendations for future site activities. Cambria will conduct the groundwater sampling in December 2002 and submit the requested site summary report (with fourth quarter 2002 monitoring results) by January 31, 2003.

Please prepare a written response for the Fund and our files. If you have any questions, please call or email me. Thank you.

Bob Clark-Riddell



State Water Resources Control Board



Gray Davis
Governor

Winston H. Hickox
Secretary for
Environmental
Protection

Division of Clean Water Programs
1001 I Street • Sacramento, California 95814
P.O. Box 944212 • Sacramento, California • 94244-2120
(916) 341-5757 • FAX (916) 341-5806 • www.swrcb.ca.gov/cwphome/ustcf

*The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption.
For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov.*

December 3, 2002

Aaron & Stanley Wong
Stanley Wong
2200 12th St E
Oakland, CA 94606

Alameda County
DEC 10 2002
Environmental Health

**PRE-APPROVAL OF CORRECTIVE ACTION COSTS,
CLAIM NO. 002255, PA # 8
SITE ADDRESS: 2345 14TH ST E, OAKLAND, CA 94606**

I have reviewed your request, received on November 6, 2002, for pre-approval of corrective action costs. I have included a copy of the "Cost Pre-Approval Request" form; please use this form in the future for requesting pre-approval of corrective action costs.

With the following provisions, the total cost pre-approved as eligible for reimbursement for completing the November 4, 2002, Cambria's proposal for work requested by the Alameda County EHD (County) in their October 10, 2002 letter, is \$ 26,202; see the table below for a breakdown of costs. *(The total amount that has been reimbursed and approved for payment up to this point is \$ 294,878.)*

Be aware that this pre-approval does not constitute a decision on reimbursement: **necessary** (as determined by the Fund) corrective action costs for action work **directed and approved by the County** will be eligible for reimbursement at costs consistent with those pre-approved in this letter. However, depending on what happens in the field, some costs may not actually be necessary.

In an effort to expedite future reimbursement requests associated with the implementation of the corrective action tasks pre-approved in this letter, we ask that the attached 'Pre-Approval Specific Reimbursement Request Form' be completed, updated and submitted with each reimbursement request. All relevant supporting documentation must also be included with each reimbursement request.

In order for future costs for corrective action to be part of the expedited reimbursement process, they must be pre-approved in writing by Fund staff.

All costs for corrective action must meet the requirements of Article 11, Chapter 16, Underground Storage Tank Regulations in order to be eligible for reimbursement.

California Environmental Protection Agency



COST PRE-APPROVAL BREAKDOWN

#	Task*	Amount Pre-Approved	Comments
1	Initial Site Reconnaissance	\$ 792	This cost includes all time and materials associated with this task.
2	QMRs of 6 MWs for 5 Events	\$19,610	This cost includes all time, materials and markups associated with this task. Copies of all reports must be submitted to the Fund.
3	Geotracker Setup	\$ 500	This cost includes all time, materials and markups associated with this task. The requested cost (\$960) for this task appears to be excessive. Typical cost for this task is approximately \$500. Thus \$460 were not approved.
4	Geotracker & EDF Submittal for 5 Events	\$ 750	This cost includes all time, materials and markups associated with this task. The requested cost (\$1,800) for this task appears to be excessive. Typical cost for this task is approximately \$150 per event. Thus \$1,050 were not approved.
5	Waste Disposal for 5 Events, PM, & Client Regulatory Interaction	\$4,550	This cost includes all time, materials and markups associated with this task. Copies of all disposal manifests must be submitted to the Fund.
TOTAL PRE-APPROVED		\$ 26,202	

* Task descriptions are the same as those identified in Cambria's November 4, 2002 cost estimate.

- Only the tasks/costs reflected on the above table are pre-approved at this time. The Fund will review any tasks/costs that go beyond the pre-approved amount to be determined if the additional tasks and costs are necessary and reasonable. However, if costs exceed the above pre-approved amounts, the Fund will be unable to expedite your Reimbursement Request.
- The work products must be acceptable to the County and the Regional Water Quality Control Board.
- If a different scope of work becomes necessary, then you must request pre-approval of costs on the new scope of work.

December 3, 2002

- Although I have referred to the Cambria proposal in my pre-approval above, please be aware that you will be entering into a private contract: the State of California cannot compel you to sign any specific contract. This letter **pre-approves the costs** as presented in the proposal dated November 4, 2002 by Cambria for conducting the work requested by the County.

I also want to remind you that the Fund's regulations require that you obtain at least three bids, or a bid waiver from Fund staff, from qualified firms for all necessary future corrective action work. If you need assistance in procuring contractor and consultant services, don't hesitate to call me.

Please remember that it is still necessary to submit the actual costs of the work as explained in the Reimbursement Request Instructions to confirm that the costs are consistent with this pre-approval before you will be reimbursed. *Please insure that your consultant prepares their invoices to include the required breakdown of costs on a time and materials basis, that invoiced tasks are consistent with the original proposal, and that reasonable explanations are provided for any changes made in the scope of work or increases in the costs. When the invoices are submitted you must include copies of all:*

- *subcontractor invoices,*
- *technical reports, when available, and*
- *applicable correspondence from the County.*

Please call if you have any questions; I can be reached at (916) 341-5757.

Sincerely,

Sunil Ramdass

Sunil Ramdass, Water Resources Control Engineer
Technical Review Unit
Underground Storage Tank Cleanup Fund

Enclosure

cc: Ms. Donna Drogos
Alameda County EHD
1131 Harbor Bay Pkway, 2nd Fl.
Alameda, CA 94502-6577

Bob Clerk Riddell
Cambria
1144 - 65th Street, Suite C
Oakland, CA 94608



State Water Resources Control Board

Division of Clean Water Programs

1001 I Street • Sacramento, California 95814

P.O. Box 944212 • Sacramento, California • 94244-2120

(916) 341-5757 • FAX (916) 341-5806 • www.swrcb.ca.gov/cwphome/ustcf

Winston H. Hickox
Secretary for
Environmental
Protection

The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption. For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov.



Gray Davis
Governor

20327
BARNEY

November 5, 2002

Aaron & Stanley Wong
Stanley Wong
2200 12th St E
Oakland, CA 94606

Alameda County
NOV 15 2002
Environmental Health

**PRE-APPROVAL OF CORRECTIVE ACTION COSTS,
CLAIM NO. 002255, PA # 7
SITE ADDRESS: 2345 14TH ST E, OAKLAND, CA 94606**

I have reviewed your request, received on October 11, 2002, for pre-approval of corrective action costs. I have included a copy of the "Cost Pre-Approval Request" form; please use this form in the future for requesting pre-approval of corrective action costs.

With the following provisions, the total cost pre-approved as eligible for reimbursement for completing the October 11, 2002, Cambria's proposal for work requested by the Alameda County EHD (County) in their September 9, 2002 letter, is \$ 11,975; see the table below for a breakdown of costs. *(The total amount that has been reimbursed and approved for payment up to this point is \$ 294,878.)*

Be aware that this pre-approval does not constitute a decision on reimbursement: **necessary** (as determined by the Fund) corrective action costs for action work **directed and approved by the County** will be eligible for reimbursement at costs consistent with those pre-approved in this letter. However, depending on what happens in the field, some costs may not actually be necessary.

In an effort to expedite future reimbursement requests associated with the implementation of the corrective action tasks pre-approved in this letter, we ask that the attached 'Pre-Approval Specific Reimbursement Request Form' be completed, updated and submitted with each reimbursement request. All relevant supporting documentation must also be included with each reimbursement request.

In order for future costs for corrective action to be part of the expedited reimbursement process, they must be pre-approved in writing by Fund staff.

All costs for corrective action must meet the requirements of Article 11, Chapter 16, Underground Storage Tank Regulations in order to be eligible for reimbursement.

California Environmental Protection Agency



COST PRE-APPROVAL BREAKDOWN

#	Task*	Amount Pre-Approved	Comments
1	Review Historical Information, Including Bio-Remediation Data	\$2,885	This cost includes all time and materials associated with this task. (Obtain, Tabulate and Review Historical Information, Including Bio-Remediation Data.) New Consultant on Site.
2	Prepare cross-section , Conduit Study, Etc.	\$3,270	This cost includes all time, materials and markups associated with this task. (Prepare cross-sectional diagrams of lithologies including recent boring results and utility/conduit study results. Preparation of dissolved hydrocarbon and free product maps.)
3	Conduit Study	\$1,950	This cost includes all time, materials and markups associated with this task.
4	Report	\$3,870	Copies of all reports must be submitted to the Fund.
TOTAL PRE-APPROVED		\$ 11,975	

* Task descriptions are the same as those identified in Cambria's October 11, 2002 cost estimate.

- Only the tasks/costs reflected on the above table are pre-approved at this time. The Fund will review any tasks/costs that go beyond the pre-approved amount to be determined if the additional tasks and costs are necessary and reasonable. However, if costs exceed the above pre-approved amounts, the Fund will be unable to expedite your Reimbursement Request.
- The work products must be acceptable to the County and the Regional Water Quality Control Board.
- If a different scope of work becomes necessary, then you must request pre-approval of costs on the new scope of work.
- Although I have referred to the Cambria proposal in my pre-approval above, please be aware that you will be entering into a private contract: the State of California cannot compel you to sign any specific contract. This letter **pre-approves the costs** as presented in the proposal dated October 11, 2002 by Cambria for conducting the work requested by the County.

I also want to remind you that the Fund's regulations require that you obtain at least three bids, or a bid waiver from Fund staff, from qualified firms for all necessary future corrective action work. If you need assistance in procuring contractor and consultant services, don't hesitate to call me.

Please remember that it is still necessary to submit the actual costs of the work as explained in the Reimbursement Request Instructions to confirm that the costs are consistent with this pre-approval before you will be reimbursed. *Please insure that your consultant prepares their invoices to include the required breakdown of costs on a time and materials basis, that invoiced tasks are consistent with the original proposal, and that reasonable explanations are provided for any changes made in the scope of work or increases in the costs. When the invoices are submitted you must include copies of all:*

- *subcontractor invoices,*
- *technical reports, when available, and*
- *applicable correspondence from the County.*

Please call if you have any questions; I can be reached at (916) 341-5757.

Sincerely,

Sunil Ramdass

Sunil Ramdass, Water Resources Control Engineer
Technical Review Unit
Underground Storage Tank Cleanup Fund

Enclosure

cc: Ms. Donna Drogos
Alameda County EHD
1131 Harbor Bay Pkway, 2nd Fl.
Alameda, CA 94502-6577

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director

October 10, 2002



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

Mr. Stanley Wong
2200 E. 12th St.
Oakland, CA 94606

Dear Mr. Wong

Subject: Fuel Leak Case No. RO0000327, 2345 E. 14th St., Oakland, CA 94601

Alameda County Environmental Health, Local Oversight Program (LOP), has received and reviewed the October 3, 2002 request from Cambria Environmental Technology, Inc. (Cambria), your new consultant, asking for a 90 extension for the submission of a technical report and groundwater monitoring report previously requested by October 11 and November 1, 2002, respectively. We understand time is needed for your consultant to obtain copies of past reports and familiarize themselves with your site. However, because the State Cleanup Fund is well acquainted with your site, I anticipate a quick response to pre-approval requests. Our office, therefore, grants a **60 day extension** for the submittal of these documents. Please submit the following technical report to our office in accordance with the following schedule.

Technical Report Request

- ~~October 11, 2002~~ - December 11, 2002 - Summary report of all past data, results of a utility/conduit study, current estimates of dissolved and free product, current cross sectional plots and further clarification of past bio-remediation activities and future proposed activities.
- ~~November 1, 2002~~ - January 2, 2003 - Quarterly groundwater monitoring report
- ~~February 1, 2003~~ - April 2, 2003 - Quarterly groundwater monitoring report

Please note that delays in investigation and late reports may result in your becoming ineligible for reimbursement from the Cleanup Fund.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

cc: B. Chan, files

Mr. S. Ramdass, SWRCB Cleanup Fund, 1001 I St., 17th Floor, Sacramento, CA 95814-2828
Mr. Bob Clark-Riddell, Cambria Environmental, 1144 65th St., Suite B, Oakland, CA 94608

2ndTechRq2345E14thSt

C A M B R I A

October 3, 2002

Via facsimile
(510) 337-9335

Mr. Barney Chan
Alameda County Health Care Services Agency,
1131 Harbor Bay Parkway, Suite 250
Alameda, California 94502

Re: **Request for Extension**
2345 E. 14th Street
Oakland, California
Fuel Leak Case No. RO0000327

Dear Mr. Chan:

On behalf of Messrs. Aaron and Stanley Wong, Cambria Environmental Technology, Inc. (Cambria) hereby notifies you that we have been retained to provide environmental consulting services for the subject site. Therefore, we respectfully request that you grant a 90-day extension for the technical report and groundwater monitoring reports requested in your September 9, 2002 letter to the Wongs. This additional time will allow us to obtain cost pre-approval from the California UST Cleanup Fund and to conduct the requested work. We have reviewed provided project information and inspected the site. We look forward to obtaining additional information from your offices and Sequoia Environmental and to prepare recommendations for future work at the site.

Thank you in advance for your consideration. If you have any questions or comments, please call me at (510) 420-3303.

Sincerely,
Cambria Environmental Technology, Inc.

Bob Clark-Riddell
Bob Clark-Riddell, P.E.
Principal Engineer

Oakland, CA
San Ramon, CA
Sonoma, CA

HA\Sb-2004 (UST Fund)\Stanley Wong\Request for Extension.doc

CC: Mr. Stanley Wong, via facsimile (510) 535-0384

**Cambria
Environmental
Technology, Inc.**

1144 65th Street
Suite B
Oakland, CA 94608
Tel (510) 420-0700
Fax (510) 420-9170

The signature below indicates that Cambria has been retained to provide services for the site:

Stanley Wong
Mr. Stanley Wong

10-4-02
Date

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

September 9, 2002

Mr. Stanley Wong
2200 E. 12th St.
Oakland, CA 94606

Dear Mr. Wong

Subject: Fuel Leak Case No. RO0000327, 2345 E. 14th St., Oakland, CA 94601

Alameda County Environmental Health, Local Oversight Program (LOP), has reviewed the case file for the subject site and determined that additional information is needed at your site to progress toward case closure. We have also discussed your site with individuals from the State Water Resources Control Board Cleanup Fund, Messrs. Sunil Ramdass, Dave Charter and Harry Patel. Before we can make any comments or recommendations for your site, we request that you address the following technical comments and submit the reports requested below.

Technical Comments

- The past monitoring and technical reports submitted by Sequoia Environmental have been incomplete. The groundwater monitoring reports should include, at a minimum a summary of all past analytical data, depth to water, free product thickness, sampling data sheets for each well with physical parameters and gradient contours. All reports must be signed and stamped by an appropriate registered professional.
- Please provide a summary report of all work that has previously been done at the site, along with data tables of soil and groundwater analytical data. Please include several cross sectional diagrams including the results of the most recent Sequoia Environmental borings.
- Please provide a utility/conduit study and incorporate this information in your cross sections.
- Please provide a site map indicating the current extent of dissolved and free product. Please review the past off-site data and determine if additional plume delineation is necessary.
- Please provide as much detail as possible regarding what work has been done using the enhanced bioremediation technique and what is proposed for future work. Our office respects those items which may be proprietary, however, more information must be provided for our office to make an informed evaluation for future actions.

Technical Report Request

- October 11, 2002- Summary report of all past data, results of a utility/conduit study, current estimates of dissolved and free product, current cross sectional plots and further clarification of past bio-remediation activities and future proposed activities.
- November 1, 2002- Quarterly groundwater monitoring report
- February 1, 2003- Quarterly groundwater monitoring report

Please note that delays in investigation and late reports may result in your becoming ineligible for reimbursement from the Cleanup Fund.

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

September 9, 2002
RO0000327
2345 E. 14th St., Oakland, CA 94601
Mr. Stanley Wong
Page 2

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. S. Ramdass, SWRCB Cleanup Fund, 1001 I St., 17th Floor, Sacramento, CA 95814-2828
Mr. C. Wabuzoh, Sequoia Environmental, 900 Murmansk St., Suite 1B, Oakland, CA 94607

TechRq2345E14thSt

9/6/02 Mt w/ D.D. Gray + Reynolds

• utility sampling - nuisance

• can replace MW-4 - further dg.

• cross section w/ utilities N/S

MW 2 - MW 1, MW 4

MW 3 - MW 1 - MW 5

} include utilities

highest & lowest water levels

Re 327

- Safety issues

- moving plume, is GW being

- FP & dissolved product plume

David Perry / P.E.L. - non accredited

Request: 1) request, new signed & stamped report +

✓ 2) Additional information on remediation

✓ 3) Complete reports / signed

4) reject prior reports -

✓ Full Summary of work / cumulative report / cross section

✓ utility / conduit study - propose w/p for plume delineation

✓ - all DTW / cumulative data

summarize all data,

1:06 PM

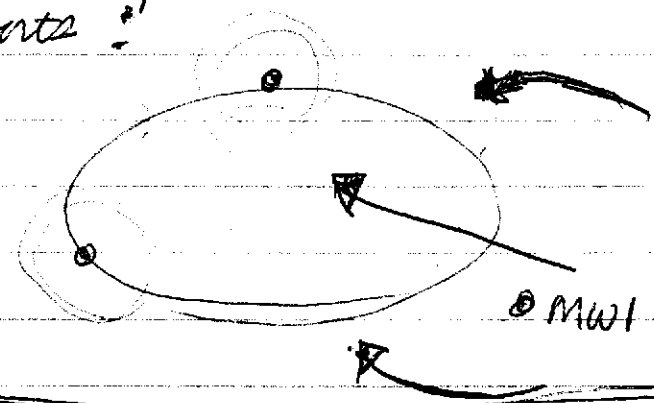
1/2

60 mins

Re 327

Conversation w/ @. Nwabuzoh re: 2345 E14th St.

(•) Needs all past reports (•)



will be
 O₂ brought to each well
 only well so far that has
 has murals, O₂, surfactants, nutrients added

Explains to Mr Woney / 535-1672



State Water Resources Control Board



Winston H. Hickox
Secretary for
Environmental
Protection

Division of Clean Water Programs
1001 I Street • Sacramento, California 95814
P.O. Box 944212 • Sacramento, California • 94244-2120
(916) 341-5714 • FAX (916) 341-5806 • www.swrcb.ca.gov/cwphome/ustcf

Gray Davis
Governor

*The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption.
For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov.*

TO BE SENT, REC'D BY EMAIL 8/12/02
R0327

Aaron & Stanley Wong
Stanley Wong
2200 12th St E
Oakland, CA 94606

UNDERGROUND STORAGE TANK CLEANUP FUND (FUND), CLAIM NUMBER 002255; SITE ADDRESS: 2345 14TH ST E, OAKLAND

Section 2811(a)(5) of the UST Cleanup Fund Regulations requires that you remain in compliance with corrective action directives issued by the local regulatory agency

On July 11, 2002, the Fund was informed by Alameda County Environmental Health Services (ACEHS), that the subject site is considered out of compliance. ACEHS requested the continuation of the existing bioremediation system currently taking place at the subject site.. ACEHS was informed that the consultant has disconnected the system due to lack of payment.

The Fund has processed nine reimbursements for corrective action costs incurred for this site. One of the conditions of the Letter of Commitment is that the claimant must remain in compliance with the local regulator at all times.

California Health & Safety code Chapter 6.75, Article 4 §25299.37.(a) Each owner, operator, or other responsible party shall take corrective action in response to an unauthorized release in compliance with this article and regulations adopted pursuant to Section 25299.77.

On July 11, 2002, the Fund requested additional information regarding your request for pre-approval. Without the additional information the Fund is unable to make a determination regarding the costs for your remediation. For pre-approval please contact Sunil Ramdass at (916) 341-5757. If you have further questions, please contact me at (916) 341-5714.

Please note: The Fund is providing responsible parties with 90 calendar days to come into compliance. You must take positive, concrete steps to begin the necessary corrective action measures at the subject site. Otherwise, the Fund will begin steps to remove your Letter of Commitment.

Sincerely,

Shari Knieriem
Claims Review Unit
Underground Storage Tank Cleanup Fund

Aaron & Stanley Wong

-2-

Lustis Case #: 01-1448

cc: Mr. Steve Morse
RWQCB, Region 2
1515 Clay Street, Ste. 1400
Oakland, CA 94612

Ms. Donna Drogos
Alameda County EHD
1131 Harbor Bay Pkway, 2nd Fl.
Alameda, CA 94502-6577



State Water Resources Control Board



Winston H. Hickox
Secretary for
Environmental
Protection

Division of Clean Water Programs

1001 I Street • Sacramento, California 95814
P.O. Box 944212 • Sacramento, California • 94244-2120
(916) 341-5757 • FAX (916) 341-5806 • www.swrcb.ca.gov/cwphome/ustcf

Gray Davis
Governor

The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption. For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov.

July 11, 2002

RO 327

Aaron & Stanley Wong
Stanley Wong
2200 12th St E
Oakland, CA 94606

JUL 23 2002

REQUEST FOR ADDITIONAL INFORMATION FOR PRE-APPROVAL OF CORRECTIVE ACTION COSTS, CLAIM NO. 002255, PA # 6 SITE ADDRESS: 2345 14TH ST E, OAKLAND, CA 94606

I have reviewed your request, received on June 26, 2002, for pre-approval of corrective action costs.

Your pre-approval request submittal is incomplete and cannot be processed at this time. The following marked items were not included in your submittal and must be submitted before Fund staff can review and determine the reasonableness and necessity of the costs. I will place these documents in your claim file for future reference.

- A minimum of three competitive bids is required for the proposed scope of work.** The proposed corrective action activity in your Pre-Approval Request requires a minimum of three competitive bids. If the prime consultant or the prime contractor identified in the Pre-Approval Request has not been selected utilizing a competitive bid process, then a minimum of three bids must be received for their services. Three bids are required for all corrective action work. However, we typically only require the project to demonstrate compliance at the soil and groundwater investigation phase and the remediation phase. At least one competitive bid process must occur at each of these two phases.
- A completed "Cost Pre-Approval Request" form; signed by the claimant or an authorized representative.** I have enclosed with this letter a copy of the "Cost Pre-Approval Request" form; please use this form in the future to request pre-approval of corrective action costs. If an authorized representative signs the pre-approval request form, then an authorized representative form must be on file for this claim or submitted with your request.
- Complete and signed copies of the July 19, 2001 and the latest Quarterly Monitoring and Baseline Sampling Report. (On December 16, 2001 a pre-approval for \$8,320 was issued for this task.)**

- A signed copy of the appropriate lead regulatory oversight agency approval letter for the proposed plan and all addenda.
- A complete copy of the Request for Bids (RFB) and a list of all firms invited to bid. It is strongly recommended that the RFB include a "fill-in-the-blanks" Bid Form identifying all major tasks of the proposed work along with the following minimum cost breakdown items for each task:
- ◆ List of all staff/worker classifications and hourly rates of each to be utilized.
 - ◆ The number of hours to be utilized by each staff/worker
 - ◆ Subcontractor costs
 - ◆ Equipment costs
 - ◆ Itemized listing of estimated ancillary/incidental costs
- Complete copies of all bids and other correspondence received in response to the RFB. All cost proposals should include the *completed* cost proposal breakdown, with task subtotals and a grand total cost for the entire scope of work.

If you need assistance in procuring contractor and consultant services or if you have any questions, don't hesitate to call me. I can be reached at (916) 341-5757.

Sincerely,

Sunil Ramdass

Sunil Ramdass, Water Resources Control Engineer
Technical Review Unit
Underground Storage Tank Cleanup Fund

Enclosure

cc: Mr. Barney M. Chan
Alameda County EHD
1131 Harbor Bay Pkway, 2nd Fl.
Alameda, CA 94502-6577

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

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

July 11, 2002
RO0000327

Ms. Shari Knieriem
SWRCB Cleanup Fund
1001 I St., 17th Floor
Sacramento, CA 95814-2828

Dear Ms. Knieriem:

Subject: Cleanup Fund Eligibility for 2345 East 14th St., Oakland CA 94601

Alameda County Environmental Health Local Oversight Program requests that the Cleanup Fund initiate actions to remove the above referenced site (Claim No. 002255) from Fund eligibility. Mr. Stanley Wong has been notified many times by his consultant Sequoia Environmental and in writing by our office (May 28, 2002 letter) to continue remediation and groundwater monitoring at this site. I was informed Sequoia Environmental disconnected the existing bioremediation system on June 2, 2002 due to lack of payment to the contractor. This is unfortunate, since progress had been made in reducing the amount of free product in monitoring wells at the site.

In addition, the Fund (Mr. Sunil Ramdass) had previously pre-approved the initiation of this project in their December 16, 2001 letter to Messrs. Wong. This pre-approval was for one month of bio-remediation. I assumed that the Fund would ~~to~~ approve the remediation in a stepwise approach, knowing that enhanced bio-remediation and confirmation sampling is a lengthy process. In response to a request from Mr. Wong, Sequoia Environmental provided a June 6, 2002 cost estimate for nine months of enhanced bio-remediation. I'm confused why a site in the Fund, which has already spent considerable amounts on less effective remediation, would not get approval for an approach that is giving promising results. Further, I'm confused why a RP who is Fund eligible would risk losing Fund eligibility and be left totally responsible for site cleanup costs. I appreciate your assistance in this matter and hope that the remediation project might be resumed to completion.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. C. Nwabuzoh, Sequoia Environmental, 900 Murmask St., Suite 1B, Oakland CA 94607
Mr. Sunil Ramdass, SWRCB Cleanup Fund

Fundltr2345E14th



PROJECT UPDATE MAY 2002

Ro 327

JUL 11 2002

Mr. Barney M. Chan
Hazardous Materials Specialist
Alameda County Department of Environmental Health
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Credit Auto
2345 East 14th Street
Oakland, California

Dear Mr. Chan:

This letter-report is to update you on the project activities at the above referenced site.

The remediation system operated for four weeks without any breakdown. There was no mechanical or electrical problem. At beginning of this period, free product from groundwater monitoring well MW-2 was collected with a disposable bailer and observed. The free product appears to be degrading and has odor that appears to be a mixture of gasoline and foul odor.

In addition, the regular microbes and nutrients, another strain of microbes were added at more regular intervals during this period. The purpose of this combination was to accelerate the process of degradation of free product of petroleum hydrocarbons. Four alternating applications of bioremediation products were added during this period. The pressure of oxygen generation was monitored every two days to ensure constant flow pressure.

Due to the apparent effect of the microbes on the free product, it is anticipated that the groundwater wells will be monitored in the next period (June 2002). The Alameda County Health Inspector and property owner will be notified prior to well monitoring and sampling.

Upon completion of groundwater monitoring activities, a monitoring report will be sent to the county inspector.

Please feel free to call me at 510-663-2912, if you have any question about the project.

Sincerely,

Chris Wabuzoh.

Chris Wabuzoh
Project Manager

JUL 11 2002



June 24, 2002

Mr. Stanley Wong
Wong's Valero Service
2200 East 12th Street
Oakland, California

Re: Groundwater Remediation
Credit Auto World
2345 International Boulevard
Oakland, California

Dear Mr. Wong:

I am writing to inform you that the grace period of one month we gave you to make payments will be over at the end of June 2002. At this time we will terminate the on-going project at the above reference site.

We can no longer continue the project because of lack of funds. We hope that you will pay the outstanding amount and negotiate the initial payment for the next phase of the project.

We have applied ourselves to the success of your project, but we cannot continue under this unfavorable condition. You witnessed the improved groundwater quality during the recent sampling activities. Should the project be shut down, additional charges will apply for us to reinstall our equipment.

We look forward to receiving payment on or before June 30, 2002.

Please feel free to call me at 510-663-2912 if have any question.

Sincerely,

Chris Wabuzoh
Project Manager

Cc: Mr. Barney M. Chan, Hazardous Materials Specialist, Alameda County
Department of Environmental Health

disconnect: June 2, 02
systems

1/4/02 - FUNDS PRE APPROVAL LETTER
5/28/02 - LETTER TO MR WONG



June 6, 2002

Ro 327

Mr. Stanley Wong
Wong's Valero Service
2200 East 12th Street
Oakland, California

Re: Groundwater Remediation
2345 International Boulevard
Oakland, California

Dear Mr. Wong:

At your request, I have prepared a nine months cost estimate for the above referenced project. The cost estimate is based on a workplan for the project, which was approved by the Alameda County Department of Environmental Health Agency. During execution of project, certain items may be modified or changed depending on the site characteristics.

As I mentioned to you during our conversation, your present estimated project completion of four weeks is not practical considering the site characteristics such as listed below.

- Free product
- Clay soil
- Substandard monitoring wells
- Auto sales in progress

I hope that this nine months cost estimate will resolve the problems you have with the State Fund in paying Sequoia Environmental. In the absence of any payment to date, we will not begin the next phase of the remediation project. However, we will continue the monitoring activities and laboratory analysis of groundwater samples collected during the first phase until June 30, 2002.

It is our desire to work with you in addressing the concerns of the Alameda County Department of Environmental Health and obtaining a certificate of completion for your property.

Please feel free to call me at 510-663-2912 if you have any questions.

Sincerely,

Chris Wabuzoh

Chris Wabuzoh
Project Manager

Estimated Project Cost (36 weeks or 9 months)

ACTIVITY	AMOUNT
EQUIPMENT	
Oxygen /Air Mixture @ \$1,500/ month (2 machines)	\$27,000.00
Equipment rental @ \$320/week (2 machines)	\$23,040.00
BIOREMEDIATION (for 36 weeks or 9 months)	
Microbes and nutrients @ \$400/week	\$14,400.00
CONSTRUCTION	
Backhoe @ \$1,000/day (for 4 days)	\$ 4,000.00
Backhoe Operator @ \$60/hr (for 4 days)	1,920.00
Concrete/Asphalt Cutting (for 1 day)	2,000.00
Backfill Materials & Transportation (20 tons @ \$54/ton)	1,080.00
Asphalt	2,000.00
Materials, Pumps, Hoses, Switches and Valves	1,000.00
2 Technician 60 hours @ \$50 per hour	6,000.00
2 Biologist/Geologist 60 hours @ \$80 per hour	9,600.00
PROJECT MONITORING (for 36 weeks or 9 months)	
Technician (weekly monitoring) 18 hours @ \$50 per hour	\$32,400.00
Monthly report, (Geologist/Biologist) 12 hrs @ \$85 per hour	36,720.00
Project supervision, Professional Engineer 10 hours @ \$100/hr	36,000.00
TOTAL COST ESTIMATE	\$197,160.00

*The estimated project cost for 36 weeks or nine months is listed above. I must mention that this cost may vary. You will be notified of any changes that may alter the projected costs.



June 3, 2002

STID
2116

Mr. Stanley Wong
2200 E. 12th Street
Oakland, CA 94606

10 327

Re: Groundwater Remediation
2345 International Boulevard
Oakland, California

Dear Mr. Wong:

This letter is to inform you that I have not received payments for the two invoices I sent you. Two weeks ago you said that I should receive a payment.

As a result of non-payment of the two invoices, all remediation activities at the above referenced site will be terminated on June 7, 2002. All our equipment on your property will be removed during the following week.

We have had series of conversations about your actions and how they may adversely affect the project. As I mentioned to you, we are determined to see your project meet Alameda County Department of Environmental Health requirements for case closure.

Please feel free to call me at 510-663-2912, if you have any question.

Sincerely,

Chris Wabuzoh

Chris Wabuzoh
Project Manager



SEQUOIA ENVIRONMENTAL
CORPORATION

Serving People and the Environment

Chris Wabuzoh, REA

Senior Geologist
Chief Technical Officer

900 Murmask Street, Suite 1B
Oakland, CA 94607

510-663-2912
Fax: 510-663-2914

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

May 28, 2002

Mr. Stanley Wong
2200 E. 12th St.
Oakland, CA 94606

Dear Mr. Wong:

Subject: Fuel Leak Case RO0000327, 2345 International Blvd., Oakland CA 94601

Alameda County Environmental Health, Local Oversight Program (LOP), has been made aware of a problem with the on-going remediation and investigation at the referenced site. The May 21, 2002 letter from Sequoia Environmental to you indicates that there is a potential for stoppage of both remediation and groundwater sampling at your site. I urge you to correct whatever problems exist and continue immediately with the remediation and sampling at the site. I understand that after a little initial difficulty, the enhanced bio-remediation has showed promising results. It is critical to monitor the effect of the addition of nutrients and microbes throughout the remediation process by sampling and testing groundwater regularly. In addition, confirmation post-treatment monitoring is necessary to verify completeness of treatment.

You are cautioned that any delays in your remediation and reporting may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund. In addition, we may consider referring your case to the Regional Water Quality Control Board or the District Attorney Office for enforcement.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. C. 'Wabuzoh, Sequoia Environmental, 900 Murmask St., Suite 1B, Oakland, CA
94607

2345IntBlvd



SEQUOIA ENVIRONMENTAL
CORPORATION

900 Murmask Street, Suite 1B
Oakland, CA 94607
510-663-2912 • Fax: 510-663-2914

RO327

May 21, 2002

Mr. Stanley Wong
Wong's Valero Service
2200 East 12th Street
Oakland, California

MAY 28 2002

Re: Groundwater Remediation
Auto World
2345 International Boulevard
Oakland, California

Dear Mr. Wong:

In continuation with our conversation, we can no longer continue to finance the project at the above referenced address. In good faith we have been performing the tasks we set out to do despite the attending problems.

Due to non-payment of the two invoices, our sampling schedule has been altered. However, I intend to look for funds and perform the groundwater sampling and analysis. It is my hope that you will pay the invoices before we complete the sampling. Non payment of the invoices will force us to terminate the project on or before June 9, 2002.

I look forward to resolving this issue as soon as possible. It is our desire to see this project come to a successful completion.

Sincerely,

Chris Wabuzoh
Project Manager



SEQUOIA ENVIRONMENTAL

C O R P O R A T I O N

R0327

900 Murmask Street, Suite 1B
Oakland, CA 94607
510-663-2912 • Fax: 510-663-2914

PROJECT UPDATE APRIL 2002

MAY 09 2002

Mr. Barney M. Chan
Hazardous Materials Specialist
Alameda County Department of Environmental Health
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Credit Auto
2345 East 14th Street
Oakland, California

Dear Mr. Chan:

This letter-report is to update you on the project activities at the above referenced site.

The first month of the project was spent in solving problems created by the physical attributes of the existing monitoring wells. Six applications of bioremediation products have been performed. There was no incidence of product overflow, however the quantity of application is smaller than would have been expected for larger slots.

During the last visit, it was observed that there appears to be a reduction in the hydrocarbon vapors in the wells. It is our intention to perform the first sampling during the second week of May. This time frame will allow for one month application of bioremediation products without any constraints or interruption.

The date of sample collection will depend on mutual agreement with the property owner and tenant. All sampling activities will be performed in accordance with the approved workplan. Upon completion of laboratory analysis, the first report on the progress of remediation activities will be compiled and sent to you for review and approval. I would like to mention that active used car sales are in progress at the subject site. The hope of having unrestricted room during project activities is not possible.

Please feel free to call me at 510-663-2912, if you have any question about the project.

Sincerely,

A handwritten signature in black ink that reads "Chris Wabuzoh". The signature is written in a cursive style with a large initial "C" and a distinct "W".

Chris Wabuzoh
Project Manager



PROJECT UPDATE MARCH 2002

Mr. Barney M. Chan
Hazardous Materials Specialist
Alameda County Department of Environmental Health
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

MAY 09 2002

Re: Credit Auto
2345 East 14th Street
Oakland, California

Dear Mr. Chan:

This letter-report is to update you on the project activities at the above referenced site.

Project activities began at the subject site on March 1, 2002. Upon completion of equipment installation in groundwater monitoring wells MW-6 and MW-1, the system was tested.

After a short time of introducing bioremediation products into MW-1, they were overflowing from the well instead of entering the subsurface. When the rate of product application was reduced to a minimum the bioremediation products were still overflowing from the well. After a week of system evaluation, the problem persisted. It appears that the well openings may have been clogged.

During our phone conversation about the problems we were experiencing, I request a copy of the well installation since we do not have the report. Upon review of the information you faxed me, it appears that the well screens were not the correct specification normally used in monitoring wells. The small size of the well slots creates resistance to flow. In addition the slots may have been clogged over the years of no monitoring activities.

To alleviate the problems posed by the smaller slot size of the well, I suggested abandoning the existing wells and replacing it with a four-inch monitoring wells. However, as a last resort we decided to clean or surge the well in the hope of reducing the number of slots that may have been clogged over the years.



State Water Resources Control Board



Winston H. Hickox
Secretary for
Environmental
Protection

Division of Clean Water Programs
1001 I Street • Sacramento, California 95814
P.O. Box 944212 • Sacramento, California • 94244-2120
(916) 341-5757 • FAX (916) 341-5806 • www.swrcb.ca.gov/cwphome/ustcf

Gray Davis
Governor

The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption. For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov.

December 16, 2001

2116 / (RO 321)

Aaron & Stanley Wong
2200 12th St E
Oakland, CA 94606

**PRE-APPROVAL OF CORRECTIVE ACTION COSTS, CLAIM NO. 002255, PA # 5
SITE ADDRESS: 2345 14TH ST E, OAKLAND, CA 94606**

I have reviewed your request, received on December 6, 2001, for pre-approval of corrective action costs. I have included a copy of the "Cost Pre-Approval Request" form; please use this form in the future for requesting pre-approval of corrective action costs.

With the following provisions, the total cost pre-approved as eligible for reimbursement for completing the October 18, 2001, Sequoia Environmental's proposal to conduct work requested by the Alameda County EHD (County) in their October 2, 2001 letter, is \$ 8,320; see the table below for a breakdown of costs.

Be aware that this pre-approval does not constitute a decision on reimbursement: **necessary** (as determined by the Fund) corrective action costs for action work **directed and approved by the County** will be eligible for reimbursement at costs consistent with those pre-approved in this letter. However, depending on what happens in the field, some costs may not actually be necessary.

In an effort to expedite future reimbursement requests associated with the implementation of the corrective action tasks pre-approved in this letter, we ask that the attached 'Pre-Approval Specific Reimbursement Request Form' be completed, updated and submitted with each reimbursement request. All relevant supporting documentation must also be included with each reimbursement request.

In order for future costs for corrective action to be part of the expedited reimbursement process, they must be pre-approved in writing by Fund staff.

All costs for corrective action must meet the requirements of Article 11, Chapter 16, Underground Storage Tank Regulations in order to be eligible for reimbursement.

COST PRE-APPROVAL BREAKDOWN

#	Task*	Amount Pre-Approved	Comments
1	Bioremediation of Fee Product for One Month	\$8,320	This cost includes all time and materials associated with this task. (Equipment rental, Bioremediation microbes, construction, waste disposal, project monitoring and reports). Note this cost is approved on a one time basis only. A detailed report of remediation process and it's results must be submitted to the Fund.
TOTAL PRE-APPROVED		\$ 8,320	

* Task descriptions are the same as those identified in Sequoia Environmental's October 18, 2001 cost estimate.

- Only the tasks/costs reflected on the above table are pre-approved at this time. The Fund will review any tasks/costs that go beyond the pre-approved amount to be determined if the additional tasks and costs are necessary and reasonable. However, if costs exceed the above pre-approved amounts, the Fund will be unable to expedite your Reimbursement Request.
- The work products must be acceptable to the County and the Regional Water Quality Control Board.
- If a different scope of work becomes necessary, then you must request pre-approval of costs on the new scope of work.
- Although I have referred to the Sequoia Environmental proposal in my pre-approval above, please be aware that you will be entering into a private contract: the State of California cannot compel you to sign any specific contract. This letter **pre-approves the costs** as presented in the proposal dated October 18, 2001 by Sequoia Environmental for conducting the work requested by the County.

I also want to remind you that the Fund's regulations require that you obtain at least three bids, or a bid waiver from Fund staff, from qualified firms for all necessary future corrective action work. If you need assistance in procuring contractor and consultant services, don't hesitate to call me.

Please remember that it is still necessary to submit the actual costs of the work as explained in the Reimbursement Request Instructions to confirm that the costs are consistent with this pre-approval before you will be reimbursed.

Please insure that your consultant prepares their invoices to include the required breakdown of costs on a time and materials basis, that invoiced tasks are consistent with the original

proposal, and that reasonable explanations are provided for any changes made in the scope of work or increases in the costs. When the invoices are submitted you must include copies of all:

- *subcontractor invoices,*
- *technical reports, when available, and*
- *applicable correspondence from the County.*

Please call if you have any questions; I can be reached at (916) 341-5757.

Sincerely,

Sunil Ramdass.

Sunil Ramdass, Water Resources Control Engineer
Technical Review Unit
Underground Storage Tank Cleanup Fund

Enclosure

cc: Barney M. Chan
Alameda County EHD
1131 Harbor Bay Pkway, 2nd Fl.
Alameda, CA 94502-6577



SEQUOIA ENVIRONMENTAL
CORPORATION

RO 327

1111 Aladdin Ave., Suite B
San Leandro, CA 94577
(510) 614-1900 • Fax (510) 614-2923

November 5, 2001

2116

(510) 663-2912

Mr. Barney M. Chan
Hazardous Materials Specialist
Environmental Health Services
Alameda County
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

900 Murrenstr St
Suite 1B
Oakland 94607

NOV 08 2001

Re: Remedial Action Plan
Auto World
2345 International Boulevard
Oakland, California

Dear Mr. Chan:

Attached is the Material Safety Data Sheet (MSDS) information you requested regarding the referenced project.

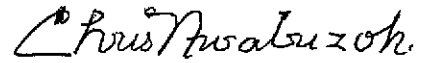
The remediation process is designed to reduce the quantity of free product in the on-site monitoring wells (MW-1, MW-2 and MW-3). As was stated in previous workplan or correspondence, the remediation process will involve the introduction of safe BioWorld enhancement and augmentation products in the groundwater monitoring wells in an attempt to bioremediate portions of the "free petroleum product". However, there are inherent problems at the site that may control or influence the pace of bioremediation activities. They are size of the monitoring wells (2 inches), lack of oxygen at depth of monitoring well, and on-going commercial activities at the subject site. Innovative methods will be used to reduce the impact of these limiting conditions.

Atmospheric oxygen will be introduced into the wells using mechanical oxygen concentrator and fine bubble diffusers. Bioremediation materials (see attached MSDS) will be introduced into wells using small diameter Teflon/plastic tubing. Each well will be protected from abuse of damage.

This method of bioremediation when implemented will solve the limiting conditions present at the project site. On the basis of your letter dated October 2, 2001, we intend to start mobilization from the third week of November 2001.

We thank you for the continued guidance you have always provided us in the performance of this project. Please feel free to call me at 510-164-1900 if you have any question about the proposed project schedule.

Sincerely,

A handwritten signature in cursive script that reads "Chris Wabuzoh". The signature is written in black ink and is positioned above the printed name and title.

Chris Wabuzoh
Project Manager

BIO WORLD PRODUCTS LLC

BioWorld Bioremediation Treatment

BioWorld Bioremediation Treatment uses a unique combination of bioenhancement compounds and mature strains of selected, naturally occurring microorganisms for the bioremediation of petrochemical wastes. The special Bioremediation Enhancer formulation maximizes the ability of the microbes to reproduce and thrive in the waste system. Hydrocarbon Digesting Microbes consist of various microbial strains and biochemical nutrients for refinery and petrochemical wastes. BioWorld Bioremediation Treatment is environmentally safe, non-hazardous, non-toxic, non-corrosive, non-flammable, and non pathogenic.

Bioremediation Enhancer

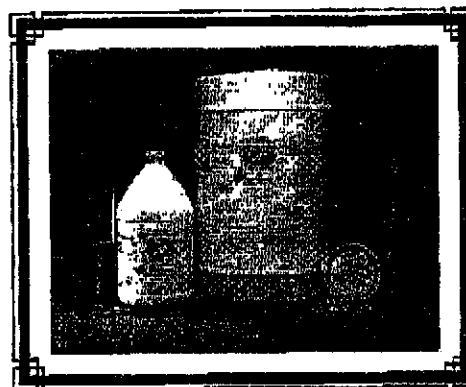
- #75014—1 gallon Bioremediation Enhancer
- #75064—6-gallons Bioremediation Enhancer
- #75250—250-gallons Bioremediation Enhancer

Hydrocarbon Digesting Microbes

- #32086—½-pound Hydrocarbon Digesting Microbes
- #32055—2½-pounds Hydrocarbon Digesting Microbes

Small Project Combination

- #82186—Hydrocarbon Treatment Unit
(Includes 1-gallon Bioremediation Enhancer & ½-pound Hydrocarbon Digesting Microbes)



Composition and Physical Properties

Liquid: Bioenhancement Compounds, Vitamins, Minerals, Amino Acids, Polysaccharides, Esters, Alcohols, Oils, Proteins, Organic Acids, Natural Liquid Enzymes, Organic Surfactants

- pH: 5.5 - 6.5
- Boiling Point: 212°F/100°C
- Freezing Point: 32°F / 0°C
- Solubility in Water: 100%
- Specific Gravity: 1.0028
- Appearance & Odor: Blue; Floral Scent

- Dry: Selected strains, natural enzymes on a bran carrier
- Concentration: 2 billion CFU/gram
- Form: Free Flowing Powder
- Color: Light Brown
- Odor: Yeast Like
- pH: Neutral
- Effective pH Range: 5 - 9
- Effective Temperature Range: 50 - 110°F

For additional information, please contact your distributor or BioWorld Products.

Multiflex™ Soil & Crop Enhancer • BioWorld Environmental & Wastewater Cleanup • BioWorld Odor Control Neutralization
Soil: Algae Control, Bioremediation of Hydrocarbons, Digest Greases and Fats, Lower BOD/TSS, Compost Acceleration, Septic System Treatments

BioWorld Products LLC • 8244 W Hilldale Court • PO Box 2920 • Visalia California 93279-2920 United States of America
VOICE: 1.889.681.2042 • FAX: 1.889.681.9041 • E-MAIL: bioworld@adbla.com • WEB SITE: www.adbla.com

MATERIAL SAFETY DATA SHEET

BioWorld Bioremediation Enhancer

Identify

BioWorld Products LLC
Manufacturer

8244 West Hillside Court
Address

Visalia, California 93291 USA

(559) 651-2042
Phone Number for Information

(559) 651-9041 (24 hours)
Fax Number

MSDS Number*

CAS Number*

4/24/97
Date Prepared

DED/sbz
Prepared By

SECTION 1 - MATERIAL IDENTIFICATION AND INFORMATION

Components - Chemical Name & Common Names (Hazardous Components 1% or greater; Carcinogens 0.1% or greater)	%*	OSHA PEL	ACGIH TLV	Other Limits Recommended
Non-Hazardous Ingredients: Natural Biotechnology Formulation. Nontoxic, Noncorrosive, Nonpathogenic.				
Soluble Liquid Nutrients for Microbial Enhancement and Reproduction Vitamins & Minerals, Amino Acids, Polysaccharides, Esters, Alcohols, Oils, Proteins, Fats, Organic Acids, Enzymes, Ammonium Phosphate, Urea, Potassium, Nitrate, Phosphoric Acid	100			
Total	100			

SECTION 2 - PHYSICAL / CHEMICAL CHARACTERISTICS

Boiling Point: 212° F/100°C	Specific Gravity (H ₂ O = 1): 1.180
Vapor Pressure (mm Hg and Temperature): 17 mm. Hg	Melting Point: N/A
Vapor Density (Air = 1): Not apply	Evaporation Rate (_____ - 1): N/A
Solubility in Water: 100%	Water Reactive: No
Appearance and Odor: Blue in color with floral odor.	

SECTION 3 - FIRE AND EXPLOSION HAZARD DATA

Flash Point and Method Used: Non Flammable	Auto-Ignition Temperature: N/A	Flammability Limits in Air % by Volume: Non Flammable	LEL:	UEL:
Extinguisher Media: All				
Special Fire Fighting Procedures: None				
Unusual Fire and Explosion Hazards: None known				

SECTION 4 - REACTIVITY HAZARD DATA

Stability: Stable Unstable Conditions to Avoid: N/A
Incompatibility (Materials to Avoid): Strong acids or bases, oxidizing or reducing agents
Hazardous Decomposition Products: None
Hazardous Polymerization: Conditions to Avoid: N/A
 May Occur Will not Occur

SECTION 5 - HEALTH HAZARD DATA

Primary Routes of Entry: Inhalation Ingestion Skin Absorption Not Hazardous Carcinogen Listed In: NTP IARC Monograph OSHA Not Listed
Health Hazards: Acute: Chronic:
Signs and Symptoms of Exposure: None expected in normal use.
Medical Conditions Generally Aggravated by Exposure: None

Emergency First Aid Procedures - Seek medical assistance for further treatment, observation, and support if necessary.

Eye Contact: Irrigation with running water.

Skin Contact: Wash in running water.

Inhalation: Seek fresh air location. Contact physician if conditions persist.

Ingestion: Drink water. Contact physician if conditions persist.

SECTION 6 - CONTROL AND PROTECTIVE MEASURES

Respiratory Protection (Specify Type): N/A
Protective Gloves: Rubber (gloves) Eye Protection: Goggles
Ventilation to be Used: N/A Local Exhaust N/A Mechanical (general) N/A Special
Other Protective (Clothing and Equipment): N/A
Hygienic Work Practices: N/A

SECTION 7 - PRECAUTIONS FOR SAFE HANDLING AND USE / LEAK PROCEDURES

Steps to be Taken if Material is Spilled or Released: Contain spill, mop up or vacuum.

Waste Disposal Methods: Pour into sewage system as shown on label; product will increase the activity in sewage systems.
Can apply to open field.

Precautions to be Taken in Handling and Storage: Do not freeze - container may break. Material may be stored outside.

Other Precautions and/or Specific Hazards: Avoid eye and skin contact.

MATERIAL SAFETY DATA SHEET**BioWorld Hydrocarbon Digesting Microbes
Dormant
*Identify***BioWorld Products LLC
Manufacturer

MSDS Number*

3244 West Hillsdale Court
Address

CAS Number*

Visalia, California 93291 USA

3/2/95

Date Prepared

(559) 651-2042
Phone Number for Information

db/sbz

Prepared By

(559) 651-9041
Fax Number**SECTION 1 - MATERIAL IDENTIFICATION AND INFORMATION**

Components - Chemical Name & Common Names (Hazardous Component: 1% or greater; Carcinogens 0.1% or greater)	%*	OSHA PEL	ACGIH TLV	Other Limits Recommended
Non-Hazardous Ingredients: Natural Biotechnology Formulation, Nontoxic, Noncorrosive, Nonpathogenic	100			
Selected Natural Microorganisms for Hydrocarbon Biodegradation				
Other Digestive Strains				
Naturally Occurring Enzymes				
Surfactants				
Total	100			

SECTION 2 - PHYSICAL / CHEMICAL CHARACTERISTICS

Boiling Point: N/A	Specific Gravity (H ₂ O = 1): N/A
Vapor Pressure (mm Hg and Temperature): N/A	Melting Point:
Vapor Density (Air = 1): N/A	Evaporation Rate (_____ = 1):
Solubility in Water: N/A	Water Reactive:
Appearance and Odor: Bran Powder; Light Brown Color; Yeast Odor.	

SECTION 3 - FIRE AND EXPLOSION HAZARD DATA

Flash Point and Method Used: N/A	Auto-Ignition Temperature:	Flammability Limits in Air % by Volume:	LEL:	UEL:
Extinguisher Media: N/A				
Special Fire Fighting Procedures: N/A				
Unusual Fire and Explosion Hazards: N/A				

SECTION 4 - REACTIVITY HAZARD DATA

Stability: <input checked="" type="checkbox"/> Stable <input type="checkbox"/> Unstable	Conditions to Avoid: Avoid exposure to moisture. DO NOT WET. Store above 33°F (10°C) and below 110°F (43°C)
Incompatibility (Materials to Avoid): Water	
Hazardous Decomposition Products: N/A	
Hazardous Polymerization: <input type="checkbox"/> May Occur <input checked="" type="checkbox"/> Will not Occur	Conditions to Avoid:

SECTION 5 - HEALTH HAZARD DATA

Primary Routes of Entry: <input checked="" type="checkbox"/> Inhalation <input checked="" type="checkbox"/> Skin Absorption	<input checked="" type="checkbox"/> Ingestion <input type="checkbox"/> Not Hazardous	Carcinogen Listed In: <input type="checkbox"/> NTP <input type="checkbox"/> IARC Monograph	<input type="checkbox"/> OSHA Not Listed
Health Hazards:	Acute: Chronic:		
Signs and Symptoms of Exposure: N/A			
Medical Conditions Generally Aggravated by Exposure: Individuals allergic to enzymes or proteins should avoid contact			
Emergency First Aid Procedures - Seek medical assistance for further treatment, observation, and support if necessary.			
Eye Contact: Irrigation with running water.			
Skin Contact: Wash in running water.			
Inhalation: Allergic reactions to enzymes may occur in some sensitive individuals.			
Ingestion: Nontoxic, slight irritation may occur.			

SECTION 6 - CONTROL AND PROTECTIVE MEASURES

Respiratory Protection (Specify Type): Surgical/Dust mask or equivalent.			
Protective Gloves: Yes		Eye Protection: Yes (dust)	
Ventilation to be Used:	<input checked="" type="checkbox"/> Local Exhaust <input type="checkbox"/> Other (specify)	<input type="checkbox"/> Mechanical (general)	<input type="checkbox"/> Special
Other Protective Clothing and Equipment: Dust Protection			
Hygienic Work Practices:			

SECTION 7- PRECAUTIONS FOR SAFE HANDLING AND USE / LEAK PROCEDURES

Steps to be Taken if Material is Spilled or Released: Sweep up/collect; avoid direct skin contact and direct inhalation of dust.
Waste Disposal Methods: No special disposal method. May be discharged into sewer; compatible with most waste treatment facilities, or lakes and streams.
Precautions to be Taken in Handling and Storage: Keep dry at room temperature. Avoid direct skin contact.
Other Precautions and/or Specific Hazards: Do not ingest. Avoid dust. Wash hands with soap and water after use. Individuals sensitive to enzymes or other related proteins should not handle.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

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

October 2, 2001
StID 2116/ RO0000327

Mr. Stanley Wong
2200 E. 12th St.
Oakland, CA 94606

Re: Remedial Action Work Plan for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Our office has reviewed the July 19, 2001 Subsurface Investigation Report for the referenced site prepared by Sequoia Environmental. As you are aware, as part of the proposed remedial action plan (RAP) for this site, additional site characterization was performed to determine the limits of the free product that has consistently been found in on-site wells. Seven borings, one of which was converted into MW-6, were advanced in May 2001. Soil and groundwater samples were collected for analysis. Groundwater sampling was also performed at this time to confirm prior results. The following observations can be made from this investigation:

- Free petroleum product remains in wells MW-1, MW-2 and MW-3.
- Elevated dissolved petroleum contamination was found in borings SB-1, SB-3, SB-4 and SB-5, consistent with the westerly gradient recently determined. The petroleum plume is likely migrating off-site. Prior off-site investigations did not detect significant off-site petroleum contamination because that investigation assumed a northerly gradient.

The proposed RAP is still appropriate for the site ie bio-remediation of free product, bio-treatment of extracted groundwater and re-injection of treated groundwater. Should the groundwater gradient be confirmed to be westerly, MW-4 may be used as the up-gradient well where the treated water can be re-introduced. You may proceed with the RAP. Please provide the specifications of the remediation equipment, its typical design and MSDS on chemicals to be used. Will the free product be treated in the wells or pumped out and then treated?

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. C. Wabuzoh, Sequoia Environmental, 1111 Aladdin Ave., Suite B, San Leandro,
CA 94577

Mr. M. Owens, SWRCB, 1001 I St., 17th Floor, Sacramento, CA 95814
RAPap2345E14thSt



SEQUOIA ENVIRONMENTAL

C O R P O R A T I O N

1111 Aladdin Ave., Suite B
San Leandro, CA 94577
(510) 614-1900 • Fax (510) 614-2923

September 4, 2001

Mr. Barney M. Chan
Hazardous Materials Specialist
Environmental Health Services
Alameda County
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Remedial Action Plan
Auto World
2345 International Boulevard
Oakland, California

RG 327

Dear Mr. Chan:

As we discussed, Sequoia Environmental has prepared this addendum to our remedial action plan (RAP) for the above referenced site.

In-situ bioremediation has been selected as the most efficient, safe and cost effective on-site solution to reduce the free product in the groundwater to acceptable regulatory levels. In addition, this method will allow for the daily commercial activities at the subject site.

Reduction of free product will involve the introduction of BioWorld degrading microorganisms and microbial enhancement products down the groundwater monitoring wells. In addition, oxygen will be introduced with a constant feed metering system until concentration of free product is reduced to allow for the effective operation of aboveground pump and treat method using a bioreactor system. A polishing unit maybe added to the bioreactor if need be.

Upon your approval we will begin mobilization for field activities. As usual you will be notified prior to the operation of the free product reduction system.

Please feel free to call me at 510-614-1900 if you have any question.

Sincerely,

Chris Wabuzoh
Project Manager

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

August 3, 2001
StID 2116/RO0000327

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Subsurface Investigation at 2345 International Blvd., Oakland 94601

Dear Mr. Wong:

Our office has received and reviewed the July 19, 2001 Subsurface Investigation Report by Sequoia Environmental for the above referenced site. We have also spoken with Mr. Chris Wabuzoh of Sequoia regarding these results and their effect on the proposed remediation for this site. As you may recall, this report included the results of borings advanced to determine the extent of the free product plume, the installation of one up-gradient well and its monitoring along with the monitoring of the existing wells with the exception of MW-4. This information is necessary because free product must be removed prior to implementing the enhanced bio-remediation procedure approved by our office. Although no free product was encountered in any of the six soil borings and one monitoring well, elevated gasoline concentrations were observed in borings SB-4 and SB-3. In addition, among the existing wells, free product was observed in MW-2, MW-3 and MW-5. Free product must be removed from these wells prior to starting the bio-remediation work plan.

The following items will need to be addressed or done:

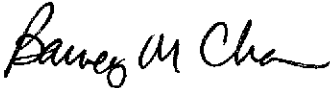
- Mr. Wabuzoh will provide corrected data sheets for this report. It appears that some data in the Tables has been transposed.
- MW-3, which could not be surveyed will be surveyed and incorporated in the groundwater gradient map for the site. MW-4, should also be incorporated in the gradient map, even though sampling of this well is no longer required.
- The gradient map on Figure 5 of this report should be reviewed, revised and corrected as necessary. The current map does not appear correct as presented.
- Please have your consultant provide a figure estimating the extent of the free product plume.
- When providing groundwater monitoring data, please include at least several years of historical results along with the current sampling results. Please also provide the monitoring well sampling data sheet for each well sampled.
- A revised work plan will be provided outlining what will be done in the interim, prior to starting the bio-treatment work plan.

Mr. Stanley Wong
August 3, 2001
StID 2116/RO0000327
2345 E. 14th St., Oakland 94601
Page 2.

Please provide the requested information to our office within 30 days or no later than September 4, 2001.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. C. Wabuzoh, Sequioa Environmental , 111 Aladdin Ave., Suite B, San Leandro 94577
Mr. M. Owens, SWRCB, 1001 I St., 17th Floor, Sacramento, CA 95814

Addrep2345E14

Chan, Barney, Public Health, EHS

From: Greg Bartow [SMTP:GWB@rb2.swrcb.ca.gov]
Sent: Thursday, March 08, 2001 5:49 PM
To: BChan@co.alameda.ca.us
Cc: Chuck Headlee; John Wolfenden
Subject: Re: Requirements for Reinjection of bio-remediated groundwater

Dear Mr. Chan,

The approach you have described in the email below is acceptable provided that the reinjected groundwater is returned into the area of existing contamination and that monitoring wells downgradient of the plume are monitored to confirm that such reinjection does not cause further migration of the plume. Please feel free to contact me if you have any questions.

Regards,

Greg Bartow, CEG, CHg
Senior Engineering Geologist
California Regional Water Quality Control Board
San Francisco Bay Region
Phone 510-622-2315
Fax 510-622-2459
Email gwb@rb2.swrcb.ca.gov

"Chan, Barney, Public Health, EHS" <BChan@co.alameda.ca.us> 03/05/01 02:38PM >>>

Mr. Greg Bartow, RWQCB

Dear Mr. Bartow:

This memo briefly summarizes our conversation regarding the requirements for reinjection of bioremediated groundwater at a LOP site in Oakland. I was given the EPA memo on this subject by Chuck Headlee of your office. This site is located at 2345 E. 14th St., Oakland 94601. The four USTs, 3 gasoline and one waste oil were removed in 1988. Elevated residual soil concentrations were found in the fuel tank pit. Five wells were installed over time (1991-1995) confirming significant TPHg and BTEX impact to groundwater. In 1994 approximately 2520 square feet of impacted soil was excavated to varying depths ranging from 10-20' bgs. It appeared that most of the impacted soil had been removed. The soil was aerated, tested and reused. However, groundwater concentrations have remained elevated even after this remediation. Groundwater elevation has ranged from 12-16.5' bgs. Currently, three wells still have various thickness' of free product. The new work plan proposes to connect each of the wells with surface pumps to withdraw contaminants to four aboveground treatment tanks. Microbes, nutrients and hydrogen peroxide will be added to the water and circulated. When the treated groundwater contamination has been reduced, the groundwater will be reinjected in an upgradient well. Groundwater will be tested as it is extracted and prior to reinjection at intervals of weekly, bi-weekly then monthly. After free product has been treated, several quarters of monitoring will be done to test for rebound.

It is my understanding that the Water Board will waive permit requirements for this process and that no strict treatment levels need be met prior to reinjecting the groundwater.

Please let me know if this is acceptable to you.

Thanks,

Barney Chan
Alameda County EHS-LOP

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

March 8, 2001
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Remedial Action Work Plan for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Our office has received and reviewed the revised August 28, 2000 Sequoia Environmental Remedial Action Work Plan received on February 26, 2001. The work plan provides more detailed information than the original. It includes three elements:

- Performing a baseline monitoring report.
- Advancement of borings to determine the limits of the free product and
- Installation of an enhanced bio-remediation treatment system.

Our office has the following comments to each of these elements:

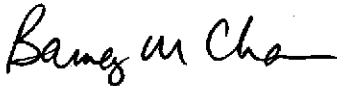
- The baseline monitoring report is approved and should be performed immediately. Groundwater samples should be tested for TPHg, BTEX and MTBE. Monitoring well TMW-5 should be re-surveyed and its elevation should be included in all future gradient determinations. Sampling of Well TMW-4 may be omitted. **Please provide a monitoring report to our office within thirty days or no later than April 13, 2001. Also note that semi-annual monitoring is required at the site. The last monitoring event was in 12/99.**
- Seven borings are proposed to determine the extent of the free product. In addition, one of the borings, SB-7, will be developed into a 4 inch monitoring well to be used in the bio-remediation treatment system as an injection well. The borings should be advanced to groundwater, not limited to the 15' depth stated in the work plan. Both soil and grab groundwater samples will be collected for chemical analysis. The new well need not be included in the baseline monitoring unless it is installed and developed in time to meet the April 13, 2001 deadline mentioned above. This portion of the work is approved and should be implemented as soon as possible.
- Based upon the results of the boring investigation, it is assumed that the TPHg plume can be treated by pumping total fluids from wells MW-1, MW-2, MW-3 and TMW-5. The contaminated groundwater will be sampled from each well, combined and treated in above ground tanks, to which has been added hydrocarbon degrading microbes, nutrients and hydrogen peroxide. After the petroleum concentration of the groundwater has been bio-remediated, it will be sampled and re-injected into the new well, SB-7. Above ground surface pumps will help to re-circulate the treated water which will be enriched with the mentioned additives. Weekly, bi-weekly and monthly sampling will be performed to track the treatment progress. After the groundwater has reached acceptable petroleum levels, the system will be turned off and quarterly monitoring will be resumed to verify plume stability

Mr. Stanley Wong
StID #2116
2345 E. 14th St., Oakland CA 94601
March 8, 2001
Page 2.

Although the work plan states that no permit will be required to perform these tasks, our office will require verification that the Water Board has waived the permit requirements for re-injecting treated groundwater above drinking water MCLs. It is anticipated that waiver can be obtained on a site-specific basis. Please contact either Mr. Chuck Headlee or Greg Bartow of the SFRWQCB.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files
Mr. C. Wabuzoh, Sequoia Environmental, 1111 Aladdin Ave., San Leandro, CA 94577
Mr. Chuck Headlee, SFRWQCB
Mr. M. Owens, SWRCB Cleanup Fund, 1001 I St., 17th Floor, Sacramento CA 95814-2828
Wpap2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

January 5, 2001
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Request for Technical Reports for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

This letter serves to update and clarify the status of the above site. As you are aware, our office has been in contact with your new consultant, Mr. Chris 'Wabuzoh of Sequoia Environmental. We have been evaluating his proposal for bio-remediation. Please keep in mind, you are still required to provide a baseline monitoring report, survey well TMW-5 and provide a work plan for the determination of the extent of free product. **These items were requested to be submitted by December 15, 2000 and as yet have not been received. Please perform this work and submit the monitoring report to our office within 30 days or no later than February 13, 2001. Semi-annual monitoring should follow.**

The information submitted regarding the proposed bio-remediation through the existing monitoring wells is not adequate for our office's approval. The information failed to discuss the design of the groundwater treatment system, the construction of infiltration wells, soil and groundwater sampling pre and post treatment, permit requirements and examples of use of this treatment at similar sites. The one site provided as a similar site example, lacked site specific information such as extent of free and dissolved product, concentration and types of contamination, type and amounts of material added and regulatory concurrence.

Our office cannot approve of the addition of bio-remediation products into existing wells without an acceptable work plan and agencies' approval. Remember, our office does not act independently. We work with the Regional Water Quality Control Board and for this work to be reimbursable, all work must also be deemed reasonable by the State Clean-up Fund.

Please provide your bio-remediation work plan thirty days after the submission of the requested baseline monitoring report. You may contact me at (510) 567-6765 if you have any questions.

Sincerely,

A handwritten signature in black ink that reads "Barney M. Chan". The signature is written in a cursive style.

Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. C. 'Wabuzoh, Sequoia Environmental, 1111 Aladdin Ave., Suite B, San Leandro 94577
Mr. M. Owens, SWRCB Cleanup Fund, 1001 I St., 17th Floor, Sacramento CA 95814

Rep2345E14



#2116
SEQUOIA ENVIRONMENTAL
C O R P O R A T I O N

Serving People and the Environment
November 27, 2000

P.O. Box 10591 • Oakland, CA 94610-0591
Tel (510) 614-1900 • Fax (510) 614-2923

Mr. Barney M. Chan
Hazardous Materials Specialist
Environmental Health Services
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Site Remediation, 2345 East 14th Street, Oakland, California

Dear Mr. Chan:

As you requested during our last phone conversation, below are examples of projects that were successfully completed using BioWorld technology and project management.

The products used are mostly microbes that were cultured using materials from the particular project site. Common chemicals that may be used at certain stages of remediation are oxygen rich compounds and nutrients such as sugar. The cleanup will not require heavy chemicals or compounds. There will be no special design requirements to effectively use BioWorld products. The products such as sugar, honey and oxygen are commonly used everyday compounds that do not require the submittal of MSDS. The products are environmentally safe.

Examples of Bioremediation Projects using BioWorld Technology

A site in Burlingame, California had groundwater contaminated with free product (gasoline) that required clean up. An unpleasant odor was observed at the monitoring wells. A small quantity of BioWorld Hydrocarbon Degrading Microbes and BioWorld Enhancement solutions were introduced directly into the groundwater monitoring wells to make contact with the free product. The project was reevaluated after 2 months. The odors were no longer present and no free product was detected. The site has been signed-off by the San Mateo County Department of Environmental Health Agency.

Oil in Water Wells

Several farm sites located in California had lightweight lubricating oil in water wells. The oil was interfering with irrigation filters and emitters. BioWorld Products were used to degrade the hydrocarbon, which resolved the problems. This environmentally safe technique has proven to be a low-cost solution for oil related challenges.

Oil-Water Separator Bioremediation

An equipment company in California uses pressure washer and super strength degreasers for equipment cleanup. The water from the steam-cleaner system was recycled through a 600-gallon oil-water separator unit. An estimated 40 gallons of black sludge required disposal. BioWorld Products were added to the system and within one week, the oily sludge had degraded into fatty acids with a beige color. The rapid bioremediation was attributed to ideal temperatures and pH for the microbes. On-going treatments eliminated the need for high cost removal and proper disposal.

Tanker Wash-Out Water Remediation

A trucking company in California regularly washed the tanker units to eliminate contamination of various liquid products being transported, including petroleum and vegetable oils. The wash-water was stored in a metal storage tank prior to discharge into the municipal wastewater system. The TPH, oil and grease were exceeding the local limits for discharge. BioWorld Products were dispensed into the storage tank. The storage tank water had a significant visual change within 2 weeks and oils were degraded to comply with local limits.

Crude Oil in Irrigation Water

A citrus ranch in the California Central Valley used well water for irrigating the trees. The water was pumped into a 2-acre holding pond prior to going through the filtration system. The aquifer had crude oil seeping into the well area that would end up in the holding pond. BioWorld Products were applied to the pond surface as a regular maintenance program and the crude oil was no longer visible. The filtration back-flush system had no indications of petroleum hydrocarbons.

I hope that these examples will provide the information you requested. Upon your approval of the workplan, Mr. Wong will begin contract negotiations on monitoring and remediation activities.

I thank you for your assistance and understanding in this project. Please feel free to call me at 510-614-1900, if you have any question.

Sincerely,



Chris Wabuzoh
Project Manager

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



November 13, 2000
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

Re: Request for Technical Reports for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

I have spoke with Mr. 'Wabuzoh of Sequoia Environmental and it appears that there is a need for clarification of the County's request for technical reports. Therefore, this letter serves to formally request the following reports/information from you:

- A baseline monitoring report is requested. Sampling of well TMW-4 may be omitted, however, all wells should ~~be~~ have groundwater elevation readings taken to be used in determining gradient. The groundwater samples should be analyzed for TPH as gasoline, BTEX and MTBE.
- Monitoring well TMW-5 should be surveyed consistent with the other wells and its groundwater elevation should be included in the gradient map.
- The extent of free product must be determined. Your previous consultant proposed to install a grid of borings to make this determination, however, your new consultant has not provided any proposal. Please provide your method for free product determination. I understand this will be done after the proposed baseline sampling event.
- My October 4, 2000 letter requested additional information on Sequoia Environmental's bio-remediation work plan. Specifically, you are requested to provide all technical information on the proposed remediation ie necessary equipment, typical design, permit requirements, MSDS on all chemicals and historical case studies.

It is apparent that you will not be able to meet the November 20, 2000 deadline previously requested. **You are requested to provide the requested reports, with the exception of the free product determination work plan, to our office within 30 days or no later than December 15, 2000.**

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. C. 'Wabuzoh, Sequoia Environmental, 1111 Aladdin Ave., Suite B, San Leandro 94577
Mr. M. Owens, SWRCB, 1001 I St., 17th Floor, Sacramento, CA 95814

2345E14



November 7, 2000

Mr. Barney M. Chan
Hazardous Materials Specialist
Environmental Health Services
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Site Investigation 2345 E. 14th Street
Oakland, California


Dear Mr. Chan:

This letter is to address the issues you mentioned in your letter dated October 4, 2000. As part of site clean up activities, the extent of free product at the above referenced site will be performed. Sequoia Environmental proposes to delineate the extent of free product after evaluating the results of the professional survey and baseline sampling.

The baseline sampling will be used to comply with the semi-annual groundwater sampling. As you directed, TMW-4 will not be monitored. Collected groundwater samples will be analyzed for TPH-G, BTEX and MTBE. A licensed surveyor will survey all active wells

Upon evaluating the site survey and groundwater sampling results, the locations of additional soil borings/monitoring wells will be determined. The proposed remedial method to be used at the subject site has been used to clean services stations sites in the United States of America. The products to be used will be provided by an environmental research company in California. The company has a record of working with chemical, oil and agricultural companies.

Upon your approval, Sequoia Environmental will commence site-monitoring activities. Please feel free call me at (510) 614-1900, if you have any question.

Sincerely,

Chris Wabuzoh
Project Manager

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

October 4, 2000
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Site Investigation at 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Thank you for your letter of clarification dated September 28, 2000 where you identified Sequoia Environmental as your new and sole environmental consultant for the above site. As you are aware, there has been very little activity this year due to the uncertainty of which consultant had the lead and which work plan was being considered. In fact, our office had previously approved a remedial action and a product plume definition work plan by Tank Protect Engineering for the site. It is assumed that these prior approved work plans are no longer valid.

Our office has also received an August 28, 2000 Remedial Action Work Plan for the site from Sequoia Environmental. In order to assist you and get your project back on track, I am requesting additional items prior to evaluating the August 28th work plan. These items include some elements of the prior work plans. Please address the following:

- Based on the large amount of prior monitoring data, a change from quarterly to semi-annual groundwater monitoring is appropriate. In addition, sampling and analysis of TMW-4 is no longer required. Sequoia Environmental's baseline sampling recommendation may be used as your first semi-annual sampling event for this year. The samples should be analyzed for TPH-G, BTEX and MTBE.
- Well TMW-5 should be re-surveyed and included in all future groundwater gradient maps. This information is necessary to help determine the possible extent of contamination of free and dissolved product.
- Although free product has not been found in any off-site borings, the extent of free product on-site has not. The previous Tank Protect work plan proposed to install a grid array of piezometers to determine the extent of free product. Isn't there a need to determine the extent and possible mass of the free product? Will the proposed bio-enhancement work plan be effective on free product? Is it necessary to remove free product prior to adding the bio-enhancement compounds? Please provide some specific technical information regarding the use of the proposed treatment compounds and their use on sites with similar geology and contaminants.

Please provide your baseline groundwater monitoring report, including groundwater gradient with well TMW-5 elevation, and a comment to the above questions to our office within 45 days or no later than November 20, 2000.

Mr. Stanley Wong
2345 E. 14th St., Oakland CA 94601
StID # 2116
October 4, 2000
Page 2.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. C. Wabuzoh, Sequoia Environmental, 1111 Aladdin Ave., Suite B., San Leandro,
CA, 94577

Mr. M. Owens, SWRCB, 2014 T. St., Suite 130, Sacramento, CA 94244-2120

2345E14thReq

September 28, 2000

Mr. Barney M. Chan
Hazardous Materials Specialist
Environmental Health Services
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Site Investigation at 2345 East 14th Street, Oakland, CA 94601, Former
Credit Auto Sales

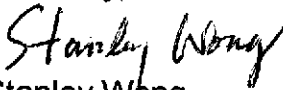
Dear Mr. Chan:

This letter is to inform you that I have selected Sequoia Environmental Corporation to represent my interest in the above referenced project. Sequoia Environmental has been contracted to prepare a workplan for the project.

I have not encouraged any other company to represent my interest in complying with environmental issues associated with my property at 2345 East 14th Street, Oakland.

I appreciate your understanding and assistance. I look forward to completing this project. If you have any question, please feel free to call me at (510) 535-1672.

Sincerely,


Stanley Wong



ENVIRONMENTAL HEALTH SERVICES

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

July 13, 2000
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Status of Investigation at 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Our office is confused as to the status of the investigation at the above referenced site. We have been contacted by two different consultants who believe they are now in charge, namely Tate Environmental in conjunction with Tank Protect Engineering and Sequoia Environmental. At the same time, Tank Protect Engineering has provided and received approval of a work plan to determine the extent of the free product plume. A number of other items are included in this April 7, 2000 work plan. I have spoke with Sequoia Environmental and have been informed that they will be submitting their own work plan. We have also been informed that you may be considering another consultant other than these mentioned.

In order to keep this investigation and remediation on track you need to clarify who is your consultant, identify which work plan is being proposed for the site, insure that our office has reviewed and approved this work plan, and provide a time schedule for this work.

Please be advised regardless of which consultant you choose, our office requests continued semi-annual groundwater monitoring, re-surveying TMW-5, an determination of the extent of free product and a groundwater remediation plan. **Please provide a written update on your site to our office within 15 days or no later than July 31, 2000.** Keep in mind, you must remain in compliance with our office to stay eligible for the Clean-up Fund.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587

Mr. R. Dreessen, Tate Environmental, 275 Paraiso Dr., Danville, CA 94526

Mr. C. Nwabuzoh, Sequoia Environmental, 1111 Aladdin Ave., San Leandro, CA 94577

Status2345E14th

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



June 15, 2000
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

Re: Product Plume Definition Work Plan for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Our office has received and reviewed your April 7, 2000 work plan for product plume definition as prepared by Mr. Richard Dreessen Jr., representing Tank Protect Engineering. This work plan responds specifically to the items in my March 6, 2000 letter. The site has shown little effects of the soil excavation, still remains highly impacted in groundwater and is not yet totally characterized. It is expected that the information from this proposed work will be used to design and remediate the removal of free product and dissolved product plume, *respectively*.

Our office has discussed the work plan with Mr. Dreessen and approves the work plan which consists of the following:

- Re-surveying TMW-5, so that this data point can be used in groundwater gradient determination.
- This information will be used to select the locations of up to 12 piezometers, which will be used to determine the limits and amount of free product at the site. At this time, the proposed locations of these temporary wells are around the perimeter of the site, with the exception of the area of TMW-4, which has historically been clean.
- Three geoprobe borings will also be advanced to obtain continuous coring and boring logs and to allow for geotechnical testing to estimate spacing for extraction wells, should they be necessary.

An important part of the proposal is the conclusion and recommendation after the results of this work has been evaluated. The proposed time schedule for the next stage of remedial work is necessary to keep the remediation on track.

Please contact me prior to when this work is to be done. You may contact me at (510) 567-6765.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587
Mr. R. Dreessen, Tate Environmental, 275 Paraiso Dr., Danville, CA 94526

Wpap2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



March 6, 2000
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION (LOP)
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9336

Re: Site Investigation at 2345 E. 14th St., Oakland CA 94601, Former Credit Auto Sales

Dear Mr. Wong:

I have received and reviewed your Fourth Quarter Monitoring report for the above site, prepared by Tank Protect Engineering (TPE). It is evident that groundwater contamination and concentrations have not decreased. This result is seen through over six years of monitoring, five years of which have occurred after extensive soil excavation. The 12/28/99 groundwater monitoring event reported free product in MW-1, MW-2 and MW-3. Because of these results, it would appear that the previously submitted work plan for the advancement of up to 135 ORC geoprobe borings will be put on hold since ORC is not recommended for use in the presence of free product. In addition, the installation of recovery wells only near these three wells is also not a reasonable approach.

With this current situation, it appears that a more aggressive approach is needed to remove free product before the ORC injection is considered. If we assume that these three wells mark the boundary of potential free product, the removal of product from only these wells will do very little to remove the overall free product at the site. You should, therefore, consider options, which will have a greater impact on free product in the entire site. Before this is done, please estimate or provide a work plan to estimate the boundaries of the free product plume.

Please provide your written response to this letter within 30 days or no later than April 7, 2000.

Until remediation is started, please decrease site monitoring to semi-annual monitoring, in either the first and third or second and fourth quarters of the year. No significant change in groundwater quality is expected without remediation. In addition, please provide a remediation status report in your correspondences and reports to our office.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

✓ C: B. Chan, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587

Mr. M. Owens, SWRCB, 2014 T. St., Suite 130, Sacramento, CA 94244-2120

2RAWP2345

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



~~October 12, 1999~~

StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

**Re: Remedial Action Work Plan for Credit World Auto Sales, 2345 E. 14th St.,
Oakland 94601**

Dear Mr. Wong:

Our office has received and reviewed the September 15, 1999 work plan by Tank Protect Engineering (TPE) referenced above. This work plan modifies slightly, the original October 29, 1997 Remedial Action Plan from TPE. In addition to installing a remediation well, it proposes to install up to 135 geoprobe borings and inject oxygen-releasing compound (ORC) slurry into these borings. However, TPE must first insure that free product is not present prior to the advancement of the geoprobe ORC borings since ORC is not recommended for free product conditions.

Ultimately, ORC injection would enhance bio-remediation and reduce contaminant concentrations. After ORC application, groundwater will be sampled for both chemical and biochemical parameters on a regular schedule. It is hoped that groundwater concentration will stabilize and be reduced to acceptable levels within one year, at which time, site closure will be requested.

I have discussed the work plan with Mr. Richard Dreesen of TPE and with the following conditions, your work plan is approved:

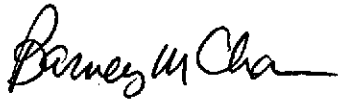
- TPE will provide our office with a printout of the spreadsheet used to calculate the amount of ORC needed to treat the contamination.
- Although the work plan states that nutrients and bacteria might be added, TPE assumes that there is already an adequate supply of both and does intend on adding these.
- The bio-remediation parameters: BOD, oxidation-reduction potential, dissolved oxygen, nitrates, ferrous iron and sulfate will be run monthly after ORC injection and bi-monthly thereafter. Please include an interpretation of these results in the quarterly monitoring reports.
- If free product is found in remediation well one (RW-1), it is assumed that free product may also exist near the other wells where free product was found and additional remediation wells will be installed. An in-well separating device will be installed into this well. Although a true pump test is not planned from this well, the extent of free product will be estimated based on its recharge rate of free product.

A detailed schedule is provided for the presumed status of this remediation based on the weekly time period after submitting this work plan to our office. Please keep our office informed at to the whether the proposed schedule for implementation is being met.

Mr. Stanley Wong
StID # 2116
2345 E. 14th St., Oakland 94601
October 12, 1999
Page 2.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

✓C: B. Chan, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587

Mr. M. Owens, SWRCB, 2014 T. St., Suite 130, Sacramento, CA 94244-2120

RAWPap2345

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

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

September 1, 1999
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Feasibility Study and Remedial Action Plan for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Since my last letter to you, it appears that there has again been a change in your consultant's recommendation for remediation at the above site. Because of this change, your work plan was not be submitted by the requested July 26, 1999 extension date mentioned in my May 24, 1999 letter.

I have spoke with Mr. Rick Dreessen, who has been contracted by your consultant, Tank Protect Engineering (TPE) to provide your work plan. I requested that he review the previously prepared Feasibility Study (FS) and Corrective Action Plan (CAP) for this site before making any recommendation. This site has not seen a significant improvement from the prior remediation plan ie soil excavation. Upon his review of the files, Mr. Dreessen stated he had some concern as to whether free product still exists at this site. Since the groundwater elevation in site wells has been above the screened interval in the wells, this poses a problem in determining if free product is present. The intermittent appearance of free product in wells may not indicate the occurrence of natural bio-remediation and the lack of free product, rather it may be the result of the varying depth of groundwater. With this in mind, Mr. Dreessen has proposed the installation of a large diameter well, properly screened to verify the presence of free product. The well would be used for free product extraction, if present. Enhanced bio-remediation is being considered if free product is absent.

I have requested that your next work plan review past site work and results, review the remedial alternatives and justify the next remedial action proposed for the site. Mr. Dreessen has informed me that this work plan is near completion. Therefore, please submit your work plan **within 30 days or by October 1, 1999.**

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: **B. Chan**, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587-1233

3wprq2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

May 24, 1999
StID #2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Remedial Action Plan for 2345 E. 14th St., Oakland CA 94606

Dear Mr. Wong:

This letter approves your consultant's request for an extension for the submittal of a work plan for the above referenced site. The extension is granted to July 26, 1999. Please include in this work plan a response to my April 23, 1999 letter.

It appears that Tank Protect Engineering (TPE) has changed its recommendations for this site; the October 1997 TPE work plan proposed enhanced bio-remediation with a recovery well, the April 5, 1999 work plan proposed performing a dual phased extraction test and now the most recent letter proposes enhanced bio-remediation again. Because of this, I requested that your consultant review the original October 1997 remedial action plan (RAP) to see if the conditions at the site still indicate the same remedial approach. If this is the case, please have your consultant address the bulleted items in my April 23, 1999 letter within your work plan.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. L. Travis III, TPE, 2821 Whipple Rd., Union City, CA 94587-1233

Wpext2345



TANK PROTECT ENGINEERING
of Northern California, Inc.

FROM: TANK PROTECT ENGINEERING

DATE: 5/21/99

TO: ACHESA

ATTN: Mr. Barney Chau

RE.: 2345 E. 14th Street, Oakland, Ca.

NO. OF PAGES: 2
(Include cover sheet)

If all pages are not received please notify sender.

MESSAGE:



TANK PROTECT ENGINEERING
of Northern California, Inc.

May 21, 1999

Mr. Barney Chan
Hazardous Materials Specialist
Alameda County Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

Re: Request for time extension to develop a Work Plan for Enhanced Bioremediation,
2345 E. 14th Street, Oakland, CA 94606

Dear Mr Chan,

On behalf of our client, MR. Stanley Wong, Tank Protect Engineering of Northern California, Inc. is pleased to present this request for additional time extension to develop a Work Plan for Enhanced Bioremediation for the above mentioned site.

The Alameda County Health Care Services (ACHCS) requested that a work plan for enhanced bioremediation, detailing remediation parameters to be analyzed, addition of oxygen releasing compounds, nutrients, surfactants and/or microbes, be submitted by April 26, 1999.

Currently, TPE is speaking to various vendors providing bio-remediation products, to evaluate the effectiveness of this remediation approach, and would like to request an additional 60 days to develop a work plan for the subject site.

If you have any questions, please call (510) 429-8088.

Sincerely,

Louis Travis III
Project Engineer

1) review past data
2) seeing if site meets (was) GW
Criteria. 1/5/96
"atwi"
need to approve of external date.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

April 23, 1999
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Remedial Action Plan for ^{2345 14} ~~2200~~-E. 12th St., Oakland CA 94606

Dear Mr. Wong:

Our office has received and reviewed the April 5, 1999 Remedial Action Plan prepared by Tank Protect Engineering (TPE) and find that its contents are unacceptable. This work plan merely restates the conversation I had with TPE. As mentioned in the TPE work plan, our office requested that active remediation be used at this site since there has been little reduction of the petroleum concentration in groundwater even after the excavation of a large amount of contaminated soil.

TPE's original October 20, 1997 work plan proposed enhanced bio-remediation through the addition of hydrogen peroxide or other oxygen releasing compound. Nutrients, microbes and surfactants could also be added. Our office approved of this approach. The specifics of the work plan were to be submitted in the future. Based on the initial results of the addition of supplements into a remedial well, an expanded well network could be designed. My March 11, 1999 letter requested that a formal work plan for enhanced bio-remediation be submitted by April 26, 1999.

In a conversation with TPE, I mentioned that dual phase extraction has been used at sites such as this, that is, sites with free product, sheen and/or high dissolved petroleum contamination. The recent April 5, 1999 Remedial Action Plan submitted reflects these comments.

At this time, please have your consultant review the previously proposed remedial action plan and compare this with, at a minimum, the proposed in the April 5, 1999 work plan. This amounts to a review of the original feasibility study. Whichever remediation recommended, please provide a detailed description of the remediation system's design. This should include such items as:


- number and location of any additional wells,
- a diagram of the piping system,
- the amounts and type of supplements to be added,
- the method used for adding the supplements,
- how the system will be monitored,
- types of chemical analysis used to monitor system,
- wells which will be extracted,
- an estimation of the amount of material removed,
- method for the disposal or destruction of contaminants
- permit requirements
- tentative schedule for the work etc.

Mr. Stanley Wong
2200 E. 12th St., Oakland 94606
StID # 2116
April 23, 1999
Page 2.

Please provide an acceptable work plan to our office **within 30 days or by May 24, 1999**

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587-1233

2wprq2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY



DAVID J. KEARS, Agency Director

March 11, 1999

StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

**Re: Request for Work Plan for Enhanced Bio-remediation at 2345 E. 14th St., Oakland
94601**

Dear Mr. Wong:

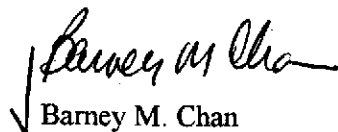
Our office has received and reviewed your recent February 11, 1999 Fourth Quarter 1998 monitoring report prepared by Tank Protect Engineering (TPE). The results from this monitoring event show the continual presence of high dissolved gasoline and BTEX components and the presence of free product. This trend indicates that natural bio-remediation is not occurring or occurring at a slow rate. This point was stated in my April 28, 1998 letter.

As you may recall, TPE prepared a Remedial Action Plan (RAP) for this site and submitted it in an October 20, 1997 report. The RAP evaluated the alternatives, long term monitoring, pump and treat and a remediation trench or a remediation well in combination with enhanced bio-remediation. The remediation well and enhanced bio-remediation was recommended by TPE. In my April 28, 1998 letter, I agreed with the enhanced bio-remediation approach, however, I requested a specific work plan. The specifics of the work plan were to be developed by speaking with the various companies specializing in this remediation. It may include the addition of oxygen releasing compound, nutrients, surfactants and/or microbes. In addition, I requested that bio-remediation parameters be analyzed. You were requested to submit a work plan by May 29, 1998. Since then, our office has not received a work plan and groundwater conditions have not improved. Therefore, you should provide a specific work plan for enhanced bio-remediation along with a time schedule for its implementation.

Please submit your work plan to our office **within 45 days or by April 26, 1999**. Please be informed that the failure to submit this work plan will cause our office to consider your site out of compliance and thus ineligible for reimbursement from the Cleanup Fund.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. J. Farhoomand, TPE, 2821 Whipple Rd., Union City, CA 94587-1233

C. Gordon, SWRCB Cleanup Fund, 2014 T St., Suite 130, P.O. Box 944212, Sacramento,
CA, 94244-2120

BioWP-2345E14



2116

2345 514th St 94601

DTW 9-12, 12-18, 11-15, 9.5-13, 7-14.

FP - MW-1, 0+0 MW-2, S1-MW-3, MW-T - nice

need MIBE done by SC/MS not 8020

1 - important - done for closure.

11/23/88 Spw/ Mr. Roger Papler of TPE.

Requested addendum for more aggressive remediation before enhanced bioremediation is done.

Described dual phase extraction, mobile treatment system

He said he'd talk to Jeff + Lewis.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

August 26, 1998
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Request for Specific Work Plan for Removal of Free Product and Introduction of Oxygen and Bioparameters for 2345 E. 14th St., Oakland CA 94601

Dear Mr. Wong:

The October 20, 1997 Remedial Action Plan provided by Tank Protect Engineering (TPE) evaluated a number of remediation approaches for the above site. These included pump and treating groundwater, installation of a collection/remediation trench, monitoring and "assumed natural bioremediation" and installation of a remedial well along with enhanced bioremediation through addition of chemicals into this well. This last approach was selected by TPE as the most cost effective approach. However, to date, no attempt to proceed through this approach has been done. In fact, only monitoring has been done, which was determined not to be the recommended approach due to the increasing concentration trends found in the wells. Such increase of petroleum in groundwater is seen in July 27, 1998 monitoring event.

Our office agrees, in theory, with the enhanced bioremediation approach. At this time, you should have your consultant provide a work plan which proposes the introduction of sufficient amounts of oxygen and any other supplements necessary to treat the amount of petroleum determined to be dissolved beneath this site. Along with your work plan, please provide a printout of the estimation of amount of supplements needed and an estimate of the mass of petroleum in the release. Additionally, any well, which has detected free product in the past, should be fitted with a passive free product removal device.

Prior to do the above, you will need to test the existing wells for the appropriate bioremediation parameters mentioned in my April 29, 1998 letter ie dissolved oxygen, oxidation-reduction potential, alkalinity, nitrate, sulfate and ferrous iron. Please evaluate these concentrations at the site and include the evaluation as justification as to the amounts of supplements to be added to groundwater at the site.

This work should be done prior to the next quarterly monitoring event. The Cleanup Fund is copied with this letter to notify them of the County's directives. The failure to perform this proposed and approved work may be grounds for deeming the site "non-compliant" and jeopardizing reimbursement funding.

Please submit your work plan within 30 days or by September 28, 1998.

Mr. Stanley Wong
StID # 2116
2345 E. 14th St.
August 26, 1998
Page 2.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. Richard Dreessen, TPE, 2821 Whipple Rd., Union City CA 94587-1233

Mr. A. Rambach, SWRCB Cleanup Fund, P.O. Box 944212, Sacramento, CA 95814

ImpRAP2345

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



April 29, 1998
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

Re: Remedial Action Plan for Credit World Auto Sales, 2345 E. 14th
St., Oakland CA 94601

Dear Mr. Wong:

It is necessary at this time to request the implementation of active remediation at the above site. It is clear that current site conditions **do not** meet the guidelines of a "low risk" groundwater contaminated site as described by the Regional Water Quality Control Board (RWQCB) and therefore something **more** than groundwater monitoring is necessary. A low risk site requires containment of the groundwater plume, however, groundwater petroleum contamination has likely moved off-site in the southwest direction. A low risk site requires a stable or decreasing concentration in the groundwater plume, however, elevated levels of TPHg, BTEX and MTBE continue to be found in all wells except TMW-4. A low risk site requires that the source of contamination be removed or remediated, however, free product or sheen continues to be found in wells at the site. Because these conditions exist, it is premature to perform a human health risk assessment.

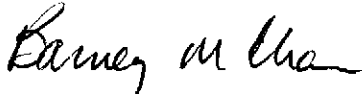
In addition, your consultant has not yet analyzed the monitoring wells for the bioremediation parameters as requested in my June 12, 1997 letter. Therefore, you are requested to add the parameters previously requested, dissolved oxygen, oxygen-reduction potential, alkalinity, nitrate, sulfate and ferrous iron to your quarterly groundwater sampling **immediately**. You should also provide a work plan for the introduction of oxygen into groundwater to enhance aerobic bioremediation. You may design your work plan by using the recommendations of the provider of the oxygen releasing compound. Please verify the effectiveness of the oxygen releasing compounds at a site such as this where free product may exist. Please provide your work plan to our office **within 30 days or by May 29, 1998**. Keep in mind, our office has requested the analysis of the bioremediation parameters and the submission of a work plan previously in my June 12, 1997 letter, without success. In order to move forward towards site closure, you must meet the requirements of a **low risk** site. Monitoring only at this time is **not** sufficient.

Mr. Stanley Wong
StID # 2116
2345 E. 14th St.
April 29, 1998
Page 2.

In addition, our office, at this time does not believe that the installation of the proposed extraction well or the advancement of additional off-site borings is necessary.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Mr. L. Huckins, TPE, 2821 Whipple Rd., Union City, CA 94587

Mr. A. Rambach, SWRCB Cleanup Fund, P.O. Box 944212, Sacramento
CA, 95814

2bio2345

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

September 2, 1997
StID# 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

**Re: Remedial Action Plan for former Credit World Auto Sales
2345 E. 14th St., Oakland CA 94601**

Dear Mr. Wong:

Our office last wrote to you in my June 12, 1997 letter where I requested the additional analysis for natural biodegradation parameters and the submittal of a work plan to introduce appropriate supplements to enhance bioremediation. Upon receipt of the August 12, 1997 Second Quarter Report, it appears that these additional analyses and work plan **have not been addressed.**

The Second Quarter report also states a number of troubling items which include:

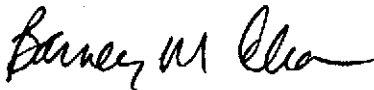
- * the presence of free product in three wells again and the significant increase of free product in MW-1 (4 feet);
- * the presence of debris on MW-5, therefore, not allowing sampling or groundwater elevation readings on this well;
- * an easterly gradient was found for the first time due to the absence of data for MW-5;
- * the reporting of 0.04' free product in TMW-4 when no TPHg, MTBE or BTEX has ever been detected in this well; and
- * the failure to include 6/28/97 analyses data on the summary of groundwater Table 4.

Please institute free product removal from those impacted wells by either a manual or automated skimmer device. Please include the analysis of the bioindicator parameters mentioned in my June 12, 1997 letter and suggest any supplements based upon these results. Please submit the previously requested work plan for the introduction of supplements to groundwater **within 30 days or by October 3, 1997.** You are reminded that when groundwater conditions have stabilized, a human health risk assessment will be required.

Mr. Stanley Wong
2345 E. 14th St.
StID # 2116
September 2, 1997
Page 2.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

c: B. Chan, files
Mr. F. Moss, TPE, 2821 Whipple Rd., Union City, CA 94587
Mr. A. Rambach, SWRCB Cleanup Fund, P.O. Box 944212,
Sacramento, CA 95814

wpbio2345



Cal/EPA

State Water Resources Control Board

Division of Clean Water Programs

Mailing Address: P.O. Box 944212 Sacramento, CA 94244-2120

2014 T Street, Suite 130 Sacramento, CA 95814 (916) 227-2698 FAX (916) 227-4530

World Wide Web http://www.swrcb.ca.gov/~cwphome/fundhome.htm

POSTED

June 19, 1997

Mr. Aaron Wong
Mr. Stanley Wong
2200 East 12th Street
Oakland, CA 94606

Post-It® Fax Note	7671	Date	6-19-97	# of pages	3
To	Barney Chan	From	Aaron Rambach		
Co./Dept.	Alameda Co. Enviro	Co.	SWRCB USTCF		
Phone #	916	Phone #	916 227 2698		
Fax #	510 337-9335	Fax #	916 227 4530		



Pete Wilson
Governor

Dear Sirs:

**PRE-APPROVAL OF CORRECTIVE ACTION COSTS, Claim No. 2255
Taxi Lot, 2345 East 14th Street, Oakland, CA**

I have reviewed the two additional bids for the site grading and repaving work that you sent to me by facsimile on June 17, 1997. You had already obtained one bid which you sent to me on an earlier date. I had denied pre-approval of costs for the first bid in my May 30, 1997 letter because you had not met the USTCF's three bid requirement. You have now met the three bid requirement, and I can now pre-approve costs from the lowest bid.

According to the information submitted, it appears that Tank Protect Engineering (TPE) is the lowest bidder. Based on the information provided and the USTCF's Cost Guidelines, costs have been pre-approved for \$23,858 for the site grading and repaving work. (Prior to this point, the total amount eligible for reimbursement through request No. 5 is \$171,516.06.) With the following provisions costs in the table on page 2 have been pre-approved for reimbursement:

- The work is acceptable and approved by the Alameda County Environmental Health Services Division and the San Francisco Regional Water Quality Control Board.
- The actual scope of work performed and costs are consistent with this pre-approval, the May 12, 1997 proposal, and the May 29, 1997 cost breakdown from TPE.
- If a different scope of work or change order becomes necessary, then the claimant must request pre-approval of costs for the new scope of work. Please complete the enclosed blank form when submitting future pre-approvals. The pre-approval form must be signed by the claimant.
- All future costs for corrective action work must be pre-approved in writing by USTCF staff.
- Although I have referred to TPE, please be aware that you will be entering into a private contract. In other words, the State of California cannot compel you to sign any specific contract. This letter pre-approves some of the costs for the proposed work as approved by Alameda County and estimated by TPE.



Recycled Paper

Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

Mr. Aaron Wong
Mr. Stanley Wong

-2-

	PRE-APPROVED AMOUNT	COMMENTS
Task 1. Backfilling, compacting, and grading	\$4,135	\$75 for concrete saw. \$960 for bobcat (including operator) for 2 days. This task includes cleanup, removal, and disposal of existing debris, broken asphalt, dirt, and grass.
Task 2. Repair 4 damaged vault boxes	\$576	Submit receipts for vault boxes.
Task 3. Resurfacing/paving	\$19,147	\$400 for mobilization. \$1,072 for loader for 2 days. Submit all subcontractor invoices and receipts for asphalt.
\$23,858		

Be aware that this pre-approval does not constitute a decision on reimbursement. All reasonable and necessary corrective action costs for work directed and approved by the County will be eligible for reimbursement. Also, remember that it is still necessary to submit the actual costs of the work as explained in the Reimbursement Request Instructions in order to confirm that the costs are consistent with this pre-approval before you will be reimbursed. **To make this task easier, be sure that your consultant and subcontractors prepare invoices to match the format of the original bid and provide reasonable explanations for any changes made in the scope of work or increases in costs. When the invoices are submitted you must include copies of all:**

- subcontractor invoices
- technical reports, and
- applicable correspondence from the County

I also want to remind you that the USTCF's regulations require that you obtain at least three bids, or a bid waiver from USTCF staff, from qualified firms for all necessary corrective action work. Legislation governing the USTCF requires that we assist you in procuring contractors and consultants. If you need any assistance in contracting for corrective action work, don't hesitate to call me.

Lastly, I wish to inform you that Senate Bill 562 went into effect on January 1, 1997. One of the provisions of SB 562 states that: any "owner or operator that has a tank case who believes that the owner's or operator's corrective action plan for the site has been



-3-

Mr. Aaron Wong
Mr. Stanley Wong

satisfactorily implemented, but where closure has not been granted, may petition the fund manager for a review of the case.”

Please call if you have any questions. I can be reached at (916) 227-2698.

Sincerely,



Aaron Rambach, P.E. Civil
Associate Water Resources Control Engineer
Underground Storage Tank Cleanup Fund

Enclosure (pre-approval form for subsequent requests)

✓ cc Barney Chan, Alameda County Environmental Health (w/o encl.) by fax (510) 337-9335



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Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



June 12, 1997
StID# 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

**Re: Site Assessment Report for former Credit World Auto Sales
2345 E. 14th St., Oakland CA 94601**

Dear Mr. Wong:

Our office has received and reviewed that June 3, 1997 **Site Assessment Report** for the above site. This report gives the soil and groundwater results of the recent borings (SB-1 through SB-5). The results of this investigation indicate that the extent of soil and groundwater contamination is limited to the general area within and around the former underground tanks. It appears, as is believed in typical fuel release cases, that the extent of the release to soil and groundwater is limited and has not traveled beyond 160 feet downgradient of the release.

The report also provides the groundwater monitoring results for the March 1997 sampling event. Free product was not detected in any of the wells, perhaps reflecting the effect of the considerable removal and remediation of gasoline contaminated soil.

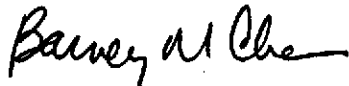
Consistent with the recommendations of the Lawrence Livermore National Lab (LLNL) study, the preferred remedial approach at the typical site is to verify and enhance, if necessary, conditions conducive to natural bioremediation. You should, therefore, include in all future monitoring events, results for the analysis of the following natural biodegradation parameters: dissolved oxygen, oxygen-reduction potential, alkalinity, nitrate, sulfate and ferrous iron (Fe +2). I agree that quarterly monitoring should continue.

Please provide a work plan which recommends the introduction of appropriate supplements to enhance bioremediation. This can be done through the advancement of additional vertical probes or wells or casings etc. within the contaminant plume. Based upon the existing chemicals detected, you can determine which ones to add to enhance biodegradation. At this point, groundwater extraction is not recommended as it has proven not to be cost effective.

Mr. Stanley Wong
2345 E. 14th St.
StID # 2116
June 12, 1997
Page 2.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

c: B. Chan, files
Mr. L. Huckins, TPE, 2821 Whipple Rd., Union City, CA 94587
Mr. A. Rambach, SWRCB Cleanup Fund, P.O. Box 944212,
Sacramento, CA 95814

bio2345

Post-It™ brand fax transmittal memo 7671

To	L. Huckins	From	BChan	# of pages	2
Co.			267		
Dept.			76765		
Fax #					

PAX (TPE)
429-8089



Ca/EPA

**State Water
Resources
Control Board**

**Division of
Clean Water
Programs**

Mailing Address:
P.O. Box 944212
Sacramento, CA
94244-2120

2014 T Street,
Suite 130
Sacramento, CA
95814
(916) 227-2698
FAX (916) 227-4530



Pete Wilson
Governor

FAX TRANSMITTAL

1537

DATE: May 30, 1997
TO: Barney Chan
Alameda County Environmental Health Division
FAX #: (510) 337-9335
FROM: Arron Rambach, P. E. Civil
Associate Water Resources Control Engineer

**UST CLEANUP FUND PROGRAM
FAX #: (916) 227-4530
PHONE #: (916) 227-2698**

NUMBER OF PAGES (including this page):

- For your information
- Per your request
- For your review and comment
- _____



Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

**Ca/EPA****State Water
Resources
Control Board****Division of
Clean Water
Programs**Mailing Address:
P.O. Box 944212
Sacramento, CA
94244-21202014 T Street,
Suite 130
Sacramento, CA
95814
(916) 227-2698
FAX (916) 227-4530World Wide Web:
<http://www.swrcb.ca.gov/~cwphome/fundhome.htm>Pete Wilson
Governor

May 30, 1997

Mr. Aaron Wong
Mr. Stanley Wong
2200 East 12th Street
Oakland, CA 94606

Dear Sirs:

**PRE-APPROVAL OF CORRECTIVE ACTION COSTS, Claim No. 2255
Taxi Lot, 2345 East 14th Street, Oakland, CA**

I have reviewed your May 12, 1997 request for pre-approval of costs for site grading and repaving work at your site. I apologize for the delay in responding to your request, but it took two weeks for Tank Protect Engineering (TPE) to send me a detailed breakdown of the costs that they proposed in their May 12, 1997 proposal.

I have reviewed TPE's proposal and cost breakdown, and am unfortunately unable to pre-approve costs for the site grading and repaving work at this time because the USTCF's three bid requirement has not been met. Section 2812.1c of the USTCF regulations requires three bids for all corrective action work unless the USTCF determines that multiple bids are unnecessary, unreasonable, or impossible. In this case, there is no compelling reason to waive the three bid requirement. In fact, obtaining multiple competitive and comparable bids for this work is the best way to control costs and ensure that the work is performed at lowest cost.

In some cases, the USTCF can pre-approve costs if the one bid submitted appears reasonable and conforms to our Cost Guidelines. However, this is not the case with TPE's 5/12/97 proposal and detailed cost breakdown. Labor, equipment, and asphalt costs proposed by TPE appear higher than expected, but this can be verified by obtaining at least two more competitive and comparable bids.

A list of contractors who perform grading and paving work may be available from the Alameda County Environmental Health Department. Legislation governing the USTCF requires that we assist you in procuring contractors and consultants. If you need any assistance, I may be able to help you request additional bids. To save time, it is always a good idea to call prospective contractors in advance to determine if they will respond promptly to your request for bids. Once you have obtained at least three bids, send them to me, along with the enclosed blank pre-approval form, so that I can review the bids and pre-approve costs from the lowest bid.

Lastly, I wish to inform you that Senate Bill 562 went into effect on January 1, 1997. One of the provisions of SB 562 states that: any "owner or operator that has a tank case who believes



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Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

Mr. Aaron Wong
Mr. Stanley Wong

-2-

that the owner's or operator's corrective action plan for the site has been satisfactorily implemented, but where closure has not been granted, may petition the fund manager for a review of the case."

Please call if you have any questions. I can be reached at (916) 227-2698.

Sincerely,

Arron Rambach, P.E. Civil
Associate Water Resources Control Engineer
Underground Storage Tank Cleanup Fund

Enclosure (pre-approval form for subsequent requests)

cc Barney Chan, Alameda County Environmental Health (w/o enclosure) by fax (510) 337-9335



white - env. health
 yellow - facility
 pink - files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

1131 Harbor Bay Pkwy
 Alameda CA 94502
 510/567-6700

Hazardous Materials Inspection Form

II, III

Site ID # 2116 Site Name Credit World Today's Date 5/1/97
 Site Address 2395 E 14th St
 City Oak Zip 94601 Phone _____

____ MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

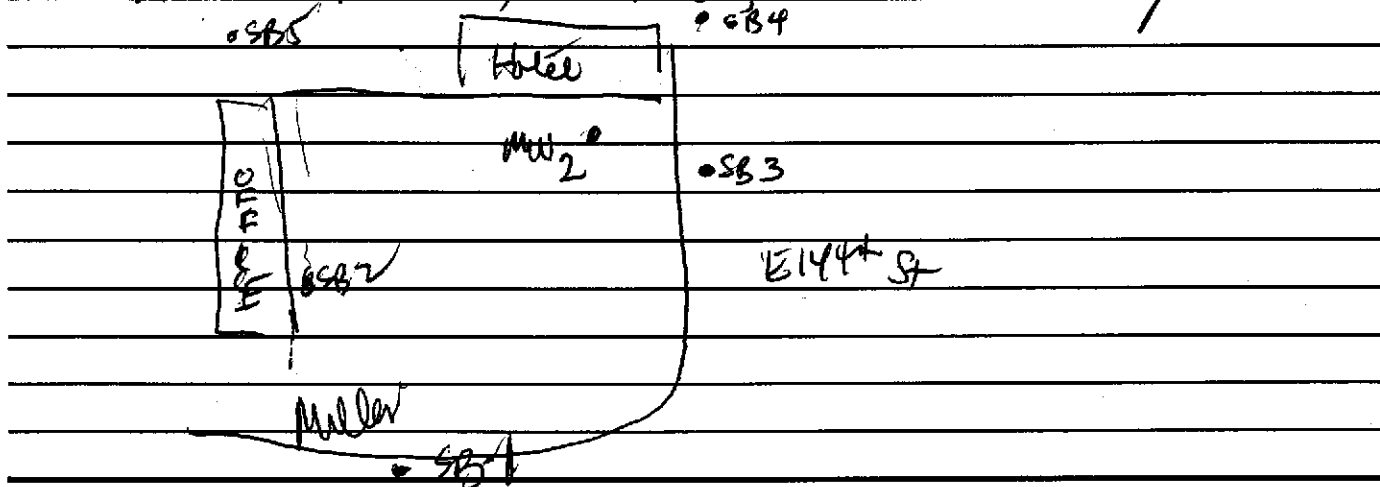
____ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
 ____ II. Hazardous Materials Business Plan, Acutely Hazardous Materials
 ____ III. Under ground Storage Tanks

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

Comments:

Present to observe installation of the final 3 of 5
 Chlorophos offsets. (SB 3, 4 & 5) were advanced
 When observed on water from SB 5, none observed in
 SB-3 & SB4 being advanced @ ~100pm
 GUL encountered @ ~25-30' bgs + rising to ~12
 in SB5 & to ~2' in SB3.
 SB4 - no odor noticed in water sample

Mr Wang present
 L. Buckner TPC, Kivilian Drillers /N



Contact _____
 Title _____
 Signature _____

Inspector B. Chan
 Signature [Signature]

II, III

Alameda County Health Care Services Agency
Department of Environmental Health
Hazardous Materials Division

In Re The Property Known As :)
Credit World Auto Sales)
2345 E. 14th St.)
Oakland CA 94601)

Notice of
Pre-Enforcement
Review Panel

P-112-479-020

(insert address of property)

Notice is hereby given that upon the motion of the Alameda County Hazardous Materials Division, and the San Francisco Bay Regional Water Quality Control Board a **Review Panel** will convene on May 7, 1997 at 9:00 am in the offices of the Alameda County Hazardous Materials Division located at 1131 Harbor Bay Parkway, First Floor, Alameda, CA 94502. This **Review Panel** will convene for the purpose of determining responsible parties as well as appropriate closure, site assessment, clean-up and mitigation of contamination at the above location.

The Alameda County Hazardous Materials Division, and the San Francisco Bay Regional Water Quality Control Board have named and served notice of this **Review Panel** on the following persons or entities as having proposed responsibility for closure, site assessment, clean-up and mitigation of contamination at the above location, and by this notice all parties named herein are informed of the right to appear and show cause, if any they have, for the exclusion or inclusion of any of the parties served herein from said responsibility or obligations:

1. Mssrs. Aaron and Stanley Wong P-112-479-019
(name)
2200 E. 12th St., Oakland CA 94606
(address)

2. Mr. Jayanti Nathu c/o
Camelot Inn P-112-479-018
(name)
2508 I 40 East, Amarillo, TX 79103

Dated: 4/09/97


(signature)

P 112 479 020

P 112 479 019

P 112 479 018

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to Credit World Adesale	
Street & Number	
Post Office, State, & ZIP Code	
Postage	92 APR 10 AM 9:54 ENVIRONMENTAL PROTECTION
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to Aracand Stanley Wong	
Street & Number	
Post Office, State, & ZIP Code	
Postage	7 APR 10 AM 9:54 ENVIRONMENTAL PROTECTION
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to Saya	
Street & Number	
Post Office, State, & ZIP Code	
Postage	10 APR 9 32 ENVIRONMENTAL PROTECTION
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

PS Form 3800, April 1995

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date

I also wish to receive the following services (for an extra fee):

1. Addressee's Address
2. Restricted Delivery

Consult postmaster for fee.

Mr. Jayanti Nathu
 C/O Camelot Inn
 2508 I 40 East
 Amarillo, TX
 79103

4a. Article Number
0112-479-018

4b. Service Type

<input type="checkbox"/> Registered	<input type="checkbox"/> Certified
<input type="checkbox"/> Express Mail	<input type="checkbox"/> Insured
<input checked="" type="checkbox"/> Return Receipt for Merchandise	<input type="checkbox"/> COD

7. Date of Delivery
4/10/97

5. Received By: (Print Name)
ERNE BOWEN

Signature: (Addressee or Agent)
X

8. Addressee's Address (Only if requested and fee is paid)

Thank you for using Return Receipt Service.

Alameda County Health Care Services Agency, Department of
Environmental Health, Hazardous Materials Division

In Re The Property Known As :
Credit World Auto Sales
2345 E. 14th St.
Oakland CA 94601

Proof of Service
of Notice of
Pre-Enforcement
Review Panel

I Barney Chan, do hereby certify that I served Mssrs.
Aaron and Stanley Wong, 2200 E. 12th St., Oakland CA 94606
with a copy of the attached Notice of Pre-Enforcement Review
Panel on April 9, 1997 by certified mailer

Dated: 4/09/97

Barney Chan

(signature)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

ENVIRONMENTAL PROTECTION (LOP)

1131 Harbor Bay Parkway, Suite 250

Alameda, CA 94502-6577

(510) 567-6700

FAX (510) 337-9335

March 6, 1997
Certified Mailer #p 112 479 091

Mr. Jayanti Nathu
Camelot Inn
2508 I 40 East
Amarillo, TX, 79103

**Re: Request for Access to Install Environmental Boring/Monitoring
Well on 2321 E. 14th St., Oakland CA 94601**

Dear Mr. Nathu:

Our office has been overseeing the on-going subsurface investigation of a petroleum fuel release at a site located at 2345 E. 14th St. in Oakland, California. This site is located just southeast of 2321 E. 14th St. and upgradient based on groundwater flow direction. During the course of the investigation of this site, it appears that there is a potential of petroleum groundwater contamination migrating beneath the Mitchell Hotel site. Therefore, our office has requested that Mssrs. Aaron and Stanley Wong, owners of the 2345 E. 14th St. property, install an offsite boring and/or well on the Mitchell Hotel property in order to determine the extent of the petroleum contamination in groundwater, if any. I have been informed that you have been notified of this request by Mr. Lee Huckins, consultant for Mssrs. Wong. This letter confirms the County's position that this offsite is necessary to determine the limit of the fuel release from the 2345 E. 14th St. property.

Please be advised that as the local implementing agency delegated by the Water Board to oversee the remediation of sites which have experienced fuel releases from underground tanks, the investigation and cleanup of said sites must be consistent with the provisions of Title 23, California Code of Regulations and the Porter-Cologne Water Quality Control Act (Water Code). Specific to the Water Code, Resolution No. 92-49 has been published by the State Water Resources Control Board which states **the Policies and Procedures for the Investigation of Discharges to the Water**. Within this policy the discharger, in this instance Mssrs. Wong's property, is required to extend the investigation and cleanup to **any** (bold added) location affected by the discharge or threatened discharge. The Regional Water Board has the authority to require uncooperative landowners and tenants of affected property to cooperate or, if necessary, to participate in investigation, cleanup and abatement.

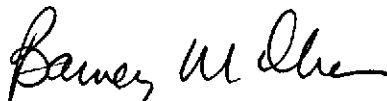
Ms. Jayanti Nathu
 2321 E. 14th St.
 March 6, 1997
 Page 2.

Our office recommends your cooperation with Mssrs. Wong in allowing them access to the Mitchell Hotel property, specifically the rear of 2321 E. 14th St., for the purpose of installing an offsite boring or monitoring well. Should this access be denied, you may be requested to perform your investigation at your own expense. Based upon the results of the initial boring, it will be determined whether a permanent well is required.

Should you not be able to resolve this issue, our office will request your presence at a hearing in the presence of the Alameda County District Attorney's office.

Please contact me at (510) 567-6765 should you have any questions regarding this letter.

Sincerely,



Barney M. Chan
 Hazardous Materials Specialist

cc: Mssrs. Wong, 2200 E. 12th St., Oakland CA 94606
 Mr. L. Huckins, Tank Protect Engineering, 2821 Whipple Rd.,
 Union City, CA 94587-1233
 Bob Chambers, Alameda County District Attorney Office
 B. Chan, file
 Acc2321

P 112 479 091

ed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

- 1. Addressee's Address
- 2. Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

Mssrs. Aaron And Stanley Wong
 2200 E. 12th St.
 Oakland, CA

94606

4a. Article Number

P-112-479-019

4b. Service Type

- Registered Certified
- Express Mail Insured
- Return Receipt for Merchandise COD

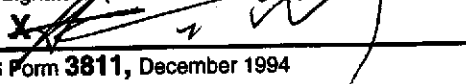
7. Date of Delivery

4/12/97

5. Received By: (Print Name)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature (Addressee or Agent)



Thank you for using Return Receipt Service.

US Postal Service
Receipt for Certified Mail
 No Insurance Coverage Provided.
 Do not use for International Mail (See reverse)

Sent to MR. JAYANTI NATHU	
Street Number CAMELOT INN	
Post Office, State, & ZIP Code 2508 I 40 EAST AMARILLO, TX 79103	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	\$
Postmark or Date	

Is your RETURN

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

February 10, 1997
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

**Re: Addendum to August 4, 1995 Workplan for Credit World Auto
Sales, 2345 E. 14th St., Oakland CA 94601**

Dear Mr. Wong,

Our office has received and reviewed the February 7, 1997 work plan addendum to the August 4, 1995 workplan previously reviewed by the County. Changes in number and locations of borings have been made from the original work plan. A total of five (5) Geoprobe borings have been proposed. Both soil and groundwater samples will be taken from each boring for chemical analysis.

Our office approves this work plan with the following conditions:

1. Please consider relocating soil boring SB-2 approximately 25' to the southwest of the proposed location. The area south of MW-1, where the original SB-2 is proposed, has been previously characterized by boring TH-5, while the area southwest of MW-1 is within the one-time downgradient direction of MW-1.
2. Though not mentioned in the addendum, please analyze the samples for TPHg, BTEX and MTBE.
3. Please contact me **at least 72 working hours prior to your field work** so I may arrange to be present if possible.

After this investigation, you should be prepared to propose the installation of additional permanent wells, if necessary, and perform a Tier 1 Human Health Risk Assessment according to ASTM RBCA methodology.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

c: B. Chan, files
Mr. L. Huckins, TPE Inc., 2821 Whipple Rd., Union City, CA
94587-1233

wpad2345



Cal/EPA

**State Water
Resources
Control Board**

**Division of
Clean Water
Programs**

Mailing Address:
P.O. Box 944212
Sacramento, CA
94244-2120

2014 T Street,
Suite 130
Sacramento, CA
95814
(916) 227-2698
FAX (916) 227-4530

World Wide Web:
<http://www.swrcb.ca.gov/~cwphome/fundhome.htm>

ENVIRONMENTAL
PROTECTION

97 JAN 30 PM 2:37

2116



Pete Wilson
Governor

January 27, 1997

Mr. Aaron Wong
Mr. Stanley Wong
2200 E. 12th St
Oakland, CA 94606

Dear Sirs:

**PRE-APPROVAL OF CORRECTIVE ACTION COSTS FOR CLAIM NO. 2255,
SITE ADDRESS 2345 E. 14TH STREET, OAKLAND**

I have reviewed your January 13, 1997 request for pre-approval of costs for additional corrective action work at your site. Tank Protect Engineering prepared a cost proposal dated October 24, 1996 to drill five exploratory soil borings to 30 feet depth. Your pre-approval request and Tank Protect's cost proposal along with this letter will be placed in your claim file for future reference.

In the absence of three bids to determine reasonable and necessary costs for the proposed work, I have pre-approved only some of the costs. Based on the information provided, costs have been pre-approved for \$6,727.50. Costs outlined in the table below have been pre-approved for reimbursement. To this date \$109,105.59 have already been determined eligible for reimbursement through Reimbursement No. 4.

TASKS FROM TANK PROTECT'S 10/24/96 COST PROPOSAL	PRE-APPROVED AMOUNT	COMMENTS
Task 1. Drill 5 borings to 30 ft depths each. Analyze 5 soil samples and 5 water samples.	\$5,227.50	Submit invoices/receipts for permits. Driller reimbursed \$2,400 for rapid site assessment techniques such as Geoprobe, Hydropunch, etc. as suggested by County in 10/3/96 letter (150 ft x \$16/ft = \$2,400). Ten 8015/8020 lab samples @ \$55 each = \$550. 15% markup reimbursed totalling \$445 (\$2,950 x 15%).
Task 2. Prepare report	\$1,500	

Total: \$6,727.50

Alameda County's October 3, 1996 letter approved of your consultant's 8/4/95 workplan for up to nine soil borings. However, the 10/24/96 cost proposal indicates only five soil borings. In order for costs associated with this groundwater investigation to be reimbursed, it must be demonstrated that the County approved AND directed the number and location of borings.

Costs outlined in the table have been pre-approved with the following provisions:



Recycled Paper

Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

- The USTCF's markup policy is in effect; I have included a copy of the policy for your edification.
- The work is acceptable and approved by Alameda County Environmental Health Services and the Regional Water Quality Control Board.
- The actual scope of work performed and costs are consistent with this pre-approval, Tank Protect's 10/24/96 cost proposal, and the 8/4/95 workplan by Tank Protect.
- If a different scope of work or change order becomes necessary, then the claimant must request pre-approval of costs for the new scope of work. Please complete the enclosed blank form when submitting future pre-approvals.

Keep in mind that this pre-approval of ground water investigation costs are distinct and unrelated to the excavation and stockpile remediation costs that were determined "Pending" on your Reimbursement Request No. 4. For the pending excavation and stockpile remediation costs to be reimbursed, you still must comply with the comments and footnotes on the USTCF's Payment Summary Spreadsheet for Reimbursement Request No. 4.

Be aware that this pre-approval does not constitute a decision on reimbursement. All reasonable and necessary corrective action costs for work directed and approved by the County will be eligible for reimbursement. Also, remember that it is still necessary to submit the actual cost of the work as explained in the Reimbursement Request Instructions to confirm that the costs are consistent with this pre-approval before you will be reimbursed. *To make this easier, be sure that your consultant and subcontractors prepare invoices to match the format of the October 24, 1996 cost proposal and provides reasonable explanations for any changes made in the scope of work or increases in costs. When the invoices are submitted you must include copies of all:*

- *subcontractor invoices*
- *technical reports, and*
- *applicable correspondence from the County.*

Please call if you have any questions. I can be reached at (916) 227-2698.

Sincerely,

Arron Rambach
Arron Rambach, P.E. Civil
Water Resources Control Engineer
Underground Storage Tank Cleanup Fund

Enclosures (pre-approval form for subsequent requests, markup policy)

cc: Barney Chan, Alameda County Environmental Health Services (w/o enclosures)



ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

October 3, 1996
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

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

**Re: Status of Subsurface Investigation at 2345 E. 14th St.,
Oakland CA 94601, Former Taxi Taxi**

Dear Mr. Wong:

This letter serves to recount a recent conversation with Mr. Lee Huckins of Tank Protect Engineering (TPE). Among the items discussed was the continued offsite investigation at the above site. The overexcavation activities has delayed the offsite investigation proposed in TPE's August 4, 1995 workplan. I would like to inform you of the significant items of our conversation as well approve and request implementation of the offsite investigation.

At this time, no further soil excavation is requested. I am aware that soil contamination may still exist in the northern portion of the property, however, offsite investigation should be performed prior to any additional soil excavation.

Monitoring well TMW-5 was being considered for closure since it had been damaged during the excavation activities. It was decided that this well should remain since it is nearest the source of the release and could be used in future remediation.

Your consultant was requested to investigate the various options for free product removal and implement an appropriate one. Several of the monitoring wells have consistently detected free product, therefore, a removal system must be implemented as soon as possible.

In regards to the previously proposed offsite investigation, the proposal to install up to nine offsite borings is accepted by our office. Please be aware that since the August 1995 proposal date, additional boring techniques are commonly in use. Therefore, you are encouraged to use any of the rapid site assessment techniques ie Geoprobe, Hydropunch etc. In addition, you should begin your offsite investigation radially outward from the former tank pit area. The extreme borings on E. 14th St. and Miller Ave. should be done only if necessary. Based on the boring locations, permits will be required to gain drilling access. Please initiate the permit procedures as soon as possible. You should also be aware that offsite monitoring wells

Mr. Stanley Wong
StID # 2116
2345 E. 14th St.
October 3, 1996
Page 2.

will be required to determine the extent of the groundwater plume. You may want to consider installing permanent wells immediately after the initial investigation so this could be done under the same permit.

Please include a status of the above items in your future quarterly monitoring reports.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

c: Mr. L. Huckins, TPE, 2821 Whipple Rd., Union City, CA 94587
B. Chan, files

ssi2345

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

October 26, 1995
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland, CA 94606

**Re: Comment on August 4, 1995 Work Plan for Soil and Groundwater
Investigation at 2345 E. 14th St., Oakland CA 94601**

Dear Mr. Wong:

Our office has received and reviewed the above report as prepared by your consultant, Tank Protect Engineering. This work plan calls for the advancement of nine borings to groundwater and the sampling of both selected soil and grab groundwater samples in an attempt to verify the horizontal limits of the gasoline contamination from the former underground storage tanks. This work plan is accepted and field work may commence as soon as possible. Please note that borings SB-6 and SB-1 may not be necessary if the borings closer to the site indicate that the petroleum plume has been defined.

Based on the results of these borings you should prepare a work plan for the installation of additional well(s) to define the limits of the petroleum plume.

Please contact me at least **48 hours** prior to your field activities. I may be reached at (510) 567-6765.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

cc: L. Huckins, Tank Protect Engineering, 2821 Whipple Rd.,
Union City, CA 94587-1233

G. Coleman, files
wp2345

white -env.health
yellow -facility
pink -files

ALAMEDA COUNTY, DEPARTMENT OF
ENVIRONMENTAL HEALTH
Hazardous Materials Inspection Form

1131 Harbor Bay Pkwy
Alameda CA 94502
510/567-6700

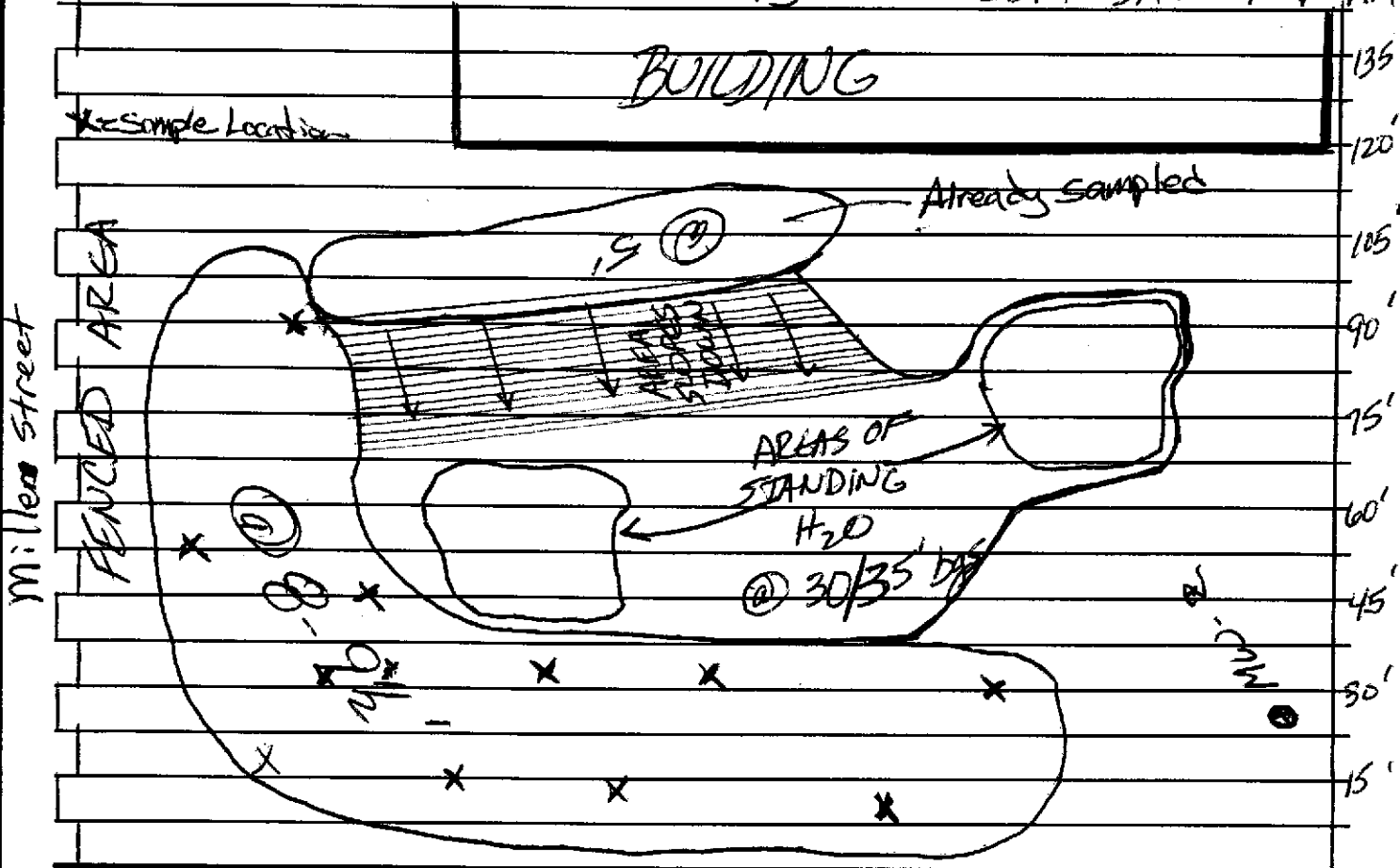
II, III

Site ID # 2116 Site Name TAXI, TAXI, INC Today's Date 10/3/95
Site Address 2345 E 14TH ST
City OAKLAND Zip 94601 Phone _____

____ MAX AMT stored > 500 lbs, 55 gal., 200 cft.?
Inspection Categories:
____ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
____ II. Hazardous Materials Business Plan, Acutely Hazardous Materials
 III. Under ground Storage Tanks SOILS SAMPLING

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

Comments: 11 SAMPLING POINTS LEFT OFFICE 10:00AM
LEFT SITE 11:00AM



Contact Lee Huckins TPE
Title Geologist
Signature Lee Huckins

Inspector Dale Klettke
Signature DALE KLETTE

II, III

white - env. health
 yellow - facility
 pink - files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

1131 Harbor Bay Pkwy
 Alameda CA 94502
 510/567-6700

Hazardous Materials Inspection Form

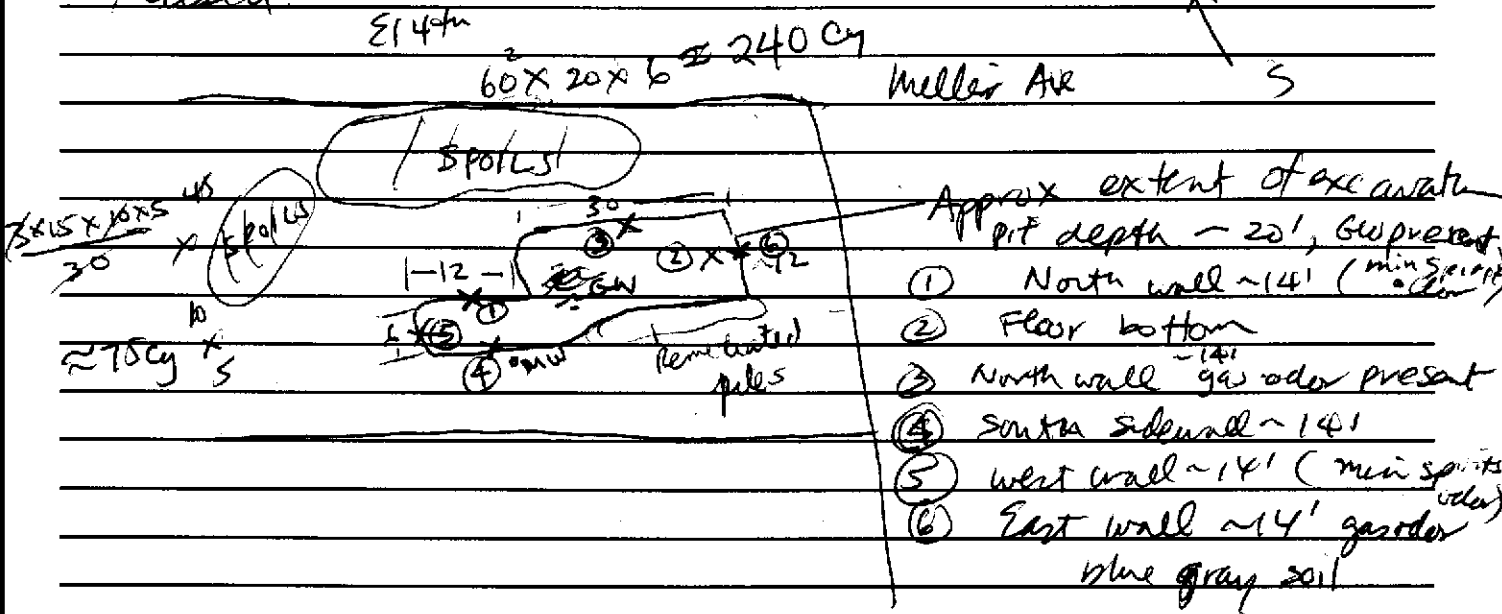
II, III

Site ID # _____ Site Name Former Taxi Taxi Today's Date 3/5/95
 Site Address 2345 E 14th St
 City Oak Zip 94607 Phone _____

____ MAX AMT stored > 500 lbs, 55 gal., 200 cft.?
Inspection Categories:
 ____ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
 ____ II. Hazardous Materials Business Plan, Acutely Hazardous Materials
 ____ III. Under ground Storage Tanks

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

Comments: L. Huckers TPE + etal overexcavation @
Former Taxi Taxi Site
Witness added soil splines after overexcavation.
The previous soils have been aerated / treated + largely
reused.



Contact L. Huckers
 Title _____
 Signature L. Huckers

Inspector B. Chan
 Signature B. Chan

II, III

STATE WATER RESOURCES CONTROL BOARD
 DIVISION OF CLEAN WATER PROGRAMS
 2014 T STREET, SUITE 130
 P.O. BOX 944212
 SACRAMENTO, CALIFORNIA 94244-2120
 (916) 227-4360
 (916) 227-4530 (FAX)



MAY 24 1995

#2116
BC

Stanley Wong
 A. and S. Wong
 2200 E. 12th Street
 Oakland, CA 94606

UNDERGROUND STORAGE TANK CLEANUP FUND, CLAIM NO. 002255, FOR SITE ADDRESS: 2345 E. 14th Street, Oakland, CA 94606

The State Water Resources Control Board (State Board) takes pleasure in issuing the attached Letter of Commitment in an amount not to exceed \$60,000. This Letter of Commitment is based upon our review of the corrective action costs incurred to date and your application received on January 17, 1992 and may be modified by the State Board in writing by an amended Letter of Commitment.

Read the terms and conditions listed in the Letter of Commitment. The State Board will take steps to withdraw this Letter of Commitment after 90 calendar days from the date of this transmittal letter unless you proceed with due diligence with your cleanup effort. This means that you must take positive, concrete steps to ensure that corrective action is proceeding with all due speed. For example, if you have not started your cleanup effort, you must obtain three bids and sign a contract with one of these bidders within 90 calendar days. If your cleanup effort has already started and was delayed, you must resume the expenditure of funds to ensure that your cleanup is proceeding in an expeditious manner. You are reminded that you must comply with all regulatory agency time schedules and requirements.

This package includes the following:

- A "Reimbursement Request Instructions" package. Retain this package for future reimbursement requests. These instructions must be followed when seeking reimbursement for corrective action costs incurred after January 1, 1988. Included in the instruction package are:
 - Samples of completed Reimbursement Request forms and Spreadsheets.
 - Recommended Minimum Invoice Cost Breakdown
- A "Bid Summary-Sheet to list information on bids received.
- A "Certification of Non-Recovery From Other Sources" which must be returned before any reimbursements can be made.
- "Reimbursement Request" forms which you must use to request reimbursement of costs incurred.
- "Spreadsheet" forms which you must use in conjunction with your Reimbursement Request.
- "Claimant Data Record" (Std. Form 204) which must be completed and returned with your first Reimbursement Request.

YOU MUST SUBMIT A REIMBURSEMENT REQUEST PACKAGE BY August 4, 1995, OR SEND A WRITTEN UPDATE EXPLAINING:

1. Status of cleanup to date.
2. Reason(s) why a reimbursement request has not been submitted.
3. Costs incurred to date for corrective action.
4. Projected date for submitting a reimbursement request.

We constantly review the status of all active claims. If you do not submit a reimbursement request or a written update by the date above, or fail to proceed with due diligence with the cleanup, we will take steps to withdraw your Letter of Commitment.

If you have any questions regarding the Letter of Commitment or the Reimbursement Request package, please contact Cheryl Gordon at (916) 227-4539.

Sincerely,

Dave Deaner, Manager
 UST Cleanup Fund Program

Enclosures

cc: Mr. Steve Morse
 California Regional Water Quality
 Control Board, San Francisco Bay Region
 2101 Webster Street, Suite 500
 Oakland, CA 94612

Mr. Tom Peacock
 Alameda County EHD
 1131 Harbor Bay Pkway, 2nd Fl
 Alameda, CA 94502-6577

LETTER OF COMMITMENT FOR REIMBURSEMENT OF COSTS

CLAIM NO: 002255

AMENDMENT NO: 0

CLAIMANT: A. and S. Wong

BALANCE FORWARD: \$0

CO-PAYEE: None

JOINT CLAIMAINT: None

THIS AMOUNT: \$60,000

NEW BALANCE: \$60,000

CLAIMANT ADDRESS: Stanley Wong
2200 E. 12th Street
Oakland, CA 94606

TAX ID/SSA NO: 94-2385272

Subject to availability of funds, the State Water Resources Control Board (SWRCB) agrees to reimburse A. and S. Wong (Claimant) for eligible corrective action costs at Taxi lot 2345 E. 14th Street, Oakland, CA 94606 (Site). The commitment reflected by this Letter is subject to all of the following terms and conditions:

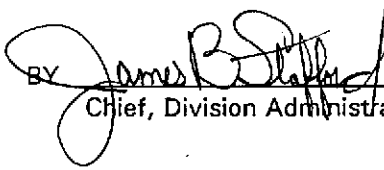
1. Reimbursement shall not exceed \$60,000 unless this amount is subsequently modified in writing by an amended Letter of Commitment.
2. The obligation to pay any sum under this Letter of Commitment is contingent upon availability of funds. In the event that sufficient funds are not available for reasons beyond the reasonable control of the SWRCB, the SWRCB shall not be obligated to make any disbursements hereunder. If any disbursements otherwise due under this Letter of Commitment are deferred because of unavailability of funds, such disbursements will promptly be made when sufficient funds do become available. Nothing herein shall be construed to provide the Claimant with a right of priority for disbursement over any other claimant who has a similar Letter of Commitment.
3. All costs for which reimbursement is sought must be eligible for reimbursement and the Claimant must be the person entitled to reimbursement thereof.
4. Claimant must at all times be in compliance with all applicable state laws, rules and regulations and with all terms, conditions, and commitments contained in the Claimant's Application and any supporting documents or in any payment requests submitted by the Claimant.
5. No disbursement under this Letter of Commitment will be made except upon receipt of acceptable Standard Form Payment Requests duly executed by or on behalf of the Claimant. All Payment Requests must be executed by the Claimant or a duly authorized representative who has been approved by the Division of Clean Water Programs.
6. Any and all disbursements payable under this Letter of Commitment may be withheld if the Claimant is not in compliance with the provisions of Paragraph 5 above.
7. Neither this Letter of Commitment nor any right thereunder is assignable by the Claimant without the written consent of the SWRCB. In the event of any such assignment, the rights of the assignee shall be subject to all terms and conditions set forth in this Letter of Commitment and the SWRCB's consent.
8. This Letter of Commitment may be withdrawn at any time by the SWRCB if completion of corrective action is not performed with reasonable diligence.

IN WITNESS WHEREOF, this Letter of Commitment has been issued by the SWRCB this 4th day of May, 1995.

STATE WATER RESOURCES CONTROL BOARD

BY 
Manager, Underground Storage Tank Cleanup Fund Program

STATE USE:
CALSTARS CODING:
0550-569.02 - 30530
\$ _____

BY 
Chief, Division Administrative Services

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

May 17, 1995
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

**Re: Status of Subsurface Investigation at 2345 E. 14th St.,
Oakland CA 94601, Former Taxi Taxi**

Dear Mr. Wong:

Thank you for the submission of the May 3, 1995 quarterly monitoring report for the above site. Currently, the excavated soil from the site has been treated and sampled. Upon verifying successful treatment, this soil is proposed for reuse.

The continuing detection of both floating petroleum product and high dissolved levels of gasoline in monitoring wells at this site will require immediate action. The California Underground Tank Regulations, Title 23, Division 3, Chapter 16, Section 2655 requires the removal of free product to limit the spread of such contamination into previously uncontaminated zones. Because of this, you should inform our office what steps are being done to remove free product on a regular basis. You should also update your quarterly monitoring reports with the total cumulative volume or pounds of free product which have been removed from this site.

Based on the groundwater contamination being detected, additional groundwater investigation must be performed to determine the extent of such contamination. Either temporary or permanent subsurface investigation may be performed, however, the installation of permanent monitoring wells will be required to verify the limits of the hydrocarbon plume.

It is agreed that one would expect decreasing levels of contamination in groundwater due to the excavation of the contaminated soils, but the immediate removal of free product is a priority.

You should also investigate the types of remedial actions available for this site. This is done in the form of a feasibility study which examines at least two alternatives to restore or protect the beneficial uses of the groundwater beneath this site. The alternative should also propose cleanup levels for soil and groundwater.

Mr. Stanley Wong
StID # 2116
2345 E. 14th St.
May 17, 1995
Page 2.

Your immediate comment regarding the removal of free product is requested **within 30 days or by June 19, 1995**. A work plan for additional groundwater investigation should be submitted with your next groundwater monitoring report ie June 1995. Based on the levels of groundwater contamination being found at that time, a feasibility study should be submitted. Please have your consultant mention their remedial alternatives in your next groundwater monitoring report.

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

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: J. Mrakovich, TPE, 2821 Whipple Rd., Union City, CA
94587-1233

B. Raynolds, files

add2345

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
ALAMEDA COUNTY CC4580
DEPT. OF ENVIRONMENTAL HEALTH
ENVIRONMENTAL PROTECTION DIV.
1131 HARBOR BAY PKWY., #250
ALAMEDA CA 94502-6577

January 25, 1995
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

**Re: Review of Work Plan for Stockpiled Soil Remediation at
2345 E. 14th St., Oakland CA 94601, Credit World Auto Sales**

Dear Mr. Wong:

Our office has received and reviewed the January 24, 1995 report prepared by Tank Protect Engineering. Recall this report details the history of the above site, gives the results of recent confirmatory soil samples after overexcavation and proposes to chemically treat for reuse the excavated stockpiled soils.

I have discussed the work plan with Mr. John Mrakovich of TPE and it is acceptable. Work may proceed as soon as possible. Please contact me at least **48 hours prior to initial soil sampling** so I may arrange to be present to witness this work, if possible.

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

Sincerely,

A handwritten signature in cursive script that reads "Barney M. Chan".

Barney M. Chan
Hazardous Materials Specialist

cc: J. Mrakovich, Tank Protect Engineering, 2821 Whipple Rd.,
Union City, CA 94587

E. Howell, file
wpsp2345

white -env.health
 yellow -facility
 pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

80 Swan Way, #200
 Oakland, CA 94621
 (415) 271-4320

Hazardous Materials Inspection Form

II, III

II.A BUSINESS PLANS (Title 19)

- ___ 1. Immediate Reporting 2703
- ___ 2. Bus. Plan Stds 25503(b)
- ___ 3. RR Cars > 30 days 25603.7
- ___ 4. Inventory Information 25504(a)
- ___ 5. Inventory Complete 2730
- ___ 6. Emergency Response 25504(b)
- ___ 7. Training 25504(c)
- ___ 8. Deficiency 25505(a)
- ___ 9. Modification 25505(b)

II.B ACUTELY HAZ. MATLS

- ___ 10. Registration Form Filed 25533(a)
- ___ 11. Form Complete 25533(b)
- ___ 12. RMPP Contents 25534(c)
- ___ 13. Implement Sch. Req'd? (Y/N)
- ___ 14. OffSite Conseq. Assess. 25524(c)
- ___ 15. Probable Risk Assessment 25534(d)
- ___ 16. Persons Responsible 25534(g)
- ___ 17. Certification 25534(f)
- ___ 18. Exemption Request? (Y/N) 25536(b)
- ___ 19. Trade Secret Requested? 25538

Site ID # _____ Site Name Former Taxi Taxi Today Date 12/6/94

Site Address 2345 E14th

City Oak Zip 94601 Phone _____

___ MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

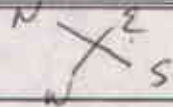
Inspection Categories:

- ___ I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- ___ II. Business Plans, Acute Hazardous Materials
- ___ III. Underground Tanks

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

Comments:

E14th



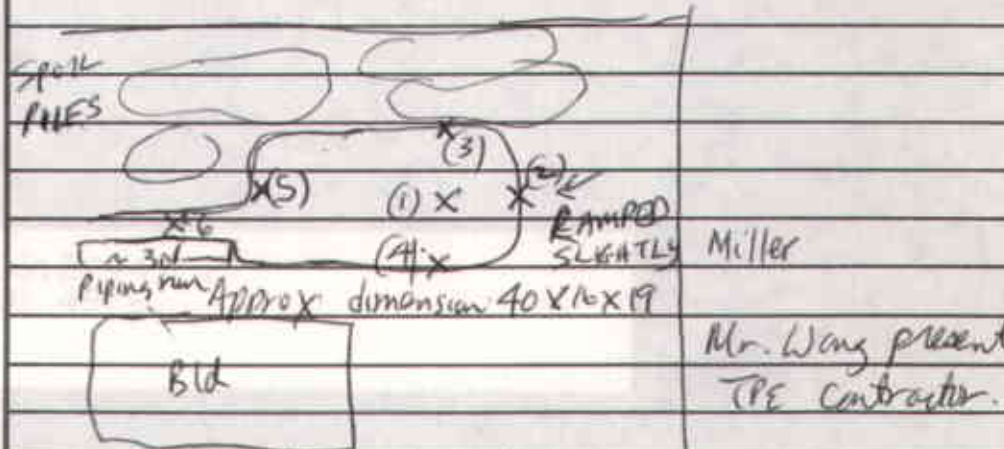
III. UNDERGROUND TANKS (Title 23)

- General**
- ___ 1. Permit Application 25284 (H&S)
 - ___ 2. Pipeline Leak Detection 25292 (H&S)
 - ___ 3. Records Maintenance 2712
 - ___ 4. Release Report 2651
 - ___ 5. Closure Plans 2670

- Monitoring for Existing Tanks**
- ___ 6. Method
 - 1) Monthly Test
 - 2) Daily Vadose
 - Semi-annual groundwater
 - One time soils
 - 3) Daily Vadose
 - One time soils
 - Annual tank test
 - 4) Monthly Groundwater
 - One time soils
 - 5) Daily Inventory
 - Annual tank testing
 - Cont pipe leak det
 - Vadose/groundwater mon.
 - 6) Daily Inventory
 - Annual tank testing
 - Cont pipe leak det
 - 7) Weekly Tank Gauge
 - Annual tank testing
 - 8) Annual Tank Testing
 - Daily Inventory
 - 9) Other _____

- ___ 7. Precs Tank Test Date: _____ 2643
- ___ 8. Inventory Rec. 2644
- ___ 9. Soil Testing 2646
- ___ 10. Ground Water. 2647

- New Tanks**
- ___ 11. Monitor Plan 2632
 - ___ 12. Access Secure 2634
 - ___ 13. Plans Submit Date: _____ 2711
 - ___ 14. As Built Date: _____ 2635



Mr. Wang present
 TPE Contractor.

Tank excavation depth ~19.5'

Sple 1 = floor sple blue, brown sandy, gravel clays no odor

Sple 2 = South wall, blue sandy, silty clay - sli. odor

East wall base, brown lig (product?) weeping into hole

Sple (3) SE wall ~18', blue clay mod. odor

Sple (4) SW wall ~14-15', blue clay + brown sand, mod odor

Sple (5) North wall ~12', blue clay - mod odor

Sple (6) piping run ~3.5' dia, black clay - "oily" odor

Rev 6/88

Contact: R. Hudson

Title: _____

Signature: R. Hudson

II, III

Inspector: B. Chan

Signature: B. Chan



12/6/04 2345 514th &
overex

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

September 7, 1994
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

**Re: Comment on August 26, 1994 Work Plan for the Excavation of
Soil and Installation of Monitoring Wells at 2345 E. 14th
St., Oakland CA 94601.**

Dear Mr. Wong:

Our office has received and reviewed the above referenced work plan as prepared by your consultant, Tank Protect Engineering (TPE). Recall, this work plan calls for the excavation of soils around the former underground tank pit, the extraction of groundwater from the pit and the installation of three additional monitoring wells. After discussion with Mr. John Mrakovich of TPE, it was agreed that you should initiate the overexcavation and groundwater extraction as soon as possible. Please contact our office at least **48 working hours** prior to your field work so we may be present to witness any confirmatory soil sampling.

It was noted that groundwater extraction should be done if there is **any** evidence of petroleum contamination. The high concentration of gasoline and BTEX detected in monitoring well TMW-5 indicates the likelihood of encountering contaminated groundwater during the excavation. Bioremediation of groundwater within the pit and within the existing wells was also discussed. Our office will confer with the RWQCB to see if any permitting requirements exist. We will inform your consultant with our findings.

In regards to the location of the additional monitoring wells, it was agreed that it would be best to see what affect the soil excavation and groundwater extraction has on the existing wells prior to committing to the additional well locations. With this in mind, the installation of the additional wells will be put on hold. You may contact me at (510) 567-6765 should you have any questions.

Sincerely,

A handwritten signature in cursive script that reads "Barney M. Chan".

Barney M. Chan
Hazardous Materials Specialist

cc: J. Mrakovich, TPE, 2821 Whipple Rd., Union City CA 94587-1233
E. ~~Hewitt, TPE~~ wpap2345

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH

August 4, 1994
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Alameda County
Health Care Services Agency
Dept. Of Environmental Health
1131 Harbor Bay Pkwy 2nd Flr.
Alameda Ca 94502-6577

NOTICE OF VIOLATION

Re: Request for Work Plan Addendum for the Further Investigation and Remediation of 2345 E. 14th St., former Taxi Taxi

Dear Mr. Wong:

Our office has received and reviewed the July 29, 1994 report prepared by Tank Protect Engineering (TPE). This report indicates that significant groundwater contamination still exists on this site and potentially offsite. Remediation of this contamination must be initiated immediately. Certainly, the free fuel product being found in monitoring wells MW-1 and MW-2 must be removed on a regular basis as required by Section 2655 of Article 5, Chapter 16 of the Underground Storage Tank Regulations. Please describe what will be done to satisfy this requirement.

Recall, the November 4, 1993 Preliminary Site Assessment (PSA) for this site prepared by TPE recommended the following future actions:

- a. Limited overexcavation of contaminated soils and possible removal of contaminated water from the excavation pit;
- b. Installation of three additional monitoring wells and
- c. Institute quarterly groundwater monitoring.

Our office agreed with this approach and requested that a specific work plan be submitted to perform this work by **March 21, 1994**. Although quarterly monitoring has been initiated, our office has not received the specific work plan. Please submit the requested report to our office **within 30 days or by August 8, 1994**. This report should also include a time schedule for implementation.

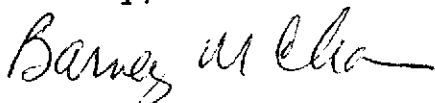
You are reminded that this letter constitutes a formal request for technical reports pursuant to the California Water Code Section 13267 (b). Failure to submit and complete the work plan may subject you to civil liability.

Please be aware that our offices have recently moved to:
1131 Harbor Bay Parkway, Room 250, Alameda CA 94502.

Mr. Stanley Wong
StID # 2116
2345 E. 14th St.
August 4, 1994
Page 2.

You may reach me at (510) 567-6700 if you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
J. Mrakovich, Tank Protect Engineering, 2821 Whipple Rd.,
Union City, CA 94587-1233
E. Howell, files

NOV2345

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



Clean-up Fund
(916) 227-4307

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

February 18, 1994
StID # 2116

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

Mr. Stanley Wong }
2200 E. 12th St. } *535-1672*
Oakland CA 94606 }

**Re: Comment on November 4, 1993 Preliminary Site Assessment
Report for 2345 E. 14th St., Oakland CA 94601, Credit
World Auto Sales**

Dear Mr. Wong:

Our office has recently received and reviewed the above report as prepared by your consultant, Tank Protect Engineering. This report describes the results of the installation of two additional monitoring wells plus the sampling of all five wells. The conclusion of the report states that considerable groundwater contamination exist beneath this site. In fact, 0.77 feet of free product was found and removed from monitoring well, MW-1, on 8/17/93. Considerable soil contamination also exists in soil near the groundwater depth, the capillary zone.

Tank Protect recommends initiating quarterly groundwater monitoring of all wells at this site. They also recommend the removal of contaminated soils within the original tank pit location and possibly around MW-2 and the installation of three additional monitoring wells. Contaminated groundwater pumping may also be done at that time. Our office agrees with their recommendations and this work would be best done in a phased approach. We understand that the initial phase would be the excavation of the tank pit area. You recently gave me a copy of Tank Protect's proposal. This makes sense since when the tanks were initially removed there was no attempt to perform any overexcavation of contaminated soils. Removal of such soils and contaminated water would likely reduce the contamination within the groundwater beneath this site, which is our ultimate goal.

The groundwater gradient has been shown to vary due to the irregular soils pattern beneath the site. Because of this varying gradient, a large portion of the site has been impacted by the gasoline contamination. You may choose to address the soil contamination by treating the groundwater, but it has not been determined whether groundwater extraction is a viable remediation method for this site.

Mr. Stanley Wong
StID # 2116
2345 E. 14th St.
February 18, 1994
Page 2.

The three additional monitoring wells have been proposed in locations which are meant to determine the extent of soil and groundwater contamination. These wells, though important and necessary, may be installed after the initiation of some type of active remedial approach. Quarterly groundwater monitoring should be performed until any change has been agreed to by our office or the Regional Water Quality Control Board, (RWQCB).

In any event, in order to proceed with the investigation, you should provide a specific work plan addendum to our office **within 30 days or by March 21, 1994**, which details your next investigation step.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: L. Huckin, Tank Protect Engineering, 2821 Whipple Rd., Union
City, CA 94587
E. Howell, files

4-2345E14

ALameda COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

February 1, 1994
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

**Re: Request for Technical Reports for 2345 E. 14th St., Oakland
CA 94601, former Taxi Taxi Site.**

Dear Mr. Wong:

As you are aware, two monitoring wells were installed at the above site in June of 1993 by Tank Protect Engineering (TPE) as the initial step of resuming the subsurface investigation of the petroleum fuel release. From previous soil and water samplings, it was apparent that considerable fuel contamination still exists at this site. Up to two automated free product removal systems were also to be installed in the wells exhibiting free product. As of this date, our office has not received the report detailing the installation of these wells and the sampling of up to five monitoring wells. You should also be aware that our office requires quarterly monitoring of these wells, therefore such monitoring should have occurred in October of 1993 and in January of 1994. The results of these monitoring events should be sent to our office in the form of a report, signed and stamped by the registered professional of your consultant.

Please provide all the above technical reports to our office **within 15 days or by February 18, 1994.** You should consider this a formal request for technical reports pursuant to the California Water Code Section 13267 (b). Failure to submit the requested reports may subject you to civil liability.

Keep in mind that the complete characterization of this site along with quarterly monitoring is required before our office can make any recommendation for site closure. You should contact me at (510) 271-4530 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

cc: L. Huckin, Tank Protect Engineering, 2821 Whipple Rd., Union
City, CA 94587.

E. Howell, files
Req-2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

June 25, 1993
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

**Re: Comment on June 18, 1993 Workplan for Construction of
Groundwater Monitoring Wells at 2345 E. 14th St., Oakland
CA 94601, formerly Taxi Taxi**

Dear Mr. Wong:

Our office has received and reviewed the above referenced report as prepared by your consultant, Tank Protect Engineering, TPE. Recall, this workplan calls for the installation of two monitoring wells, one upgradient to the site and the other downgradient to and close to the former fuel tank pit. The workplan also calls for the installation of up to two automatic free product removal systems within chosen monitoring wells. This workplan is acceptable as work should proceed on the condition that:

1. Our office is contacted 48 working hours prior to monitoring well installation so we may witness this activity.
2. Please provide the data sheets describing the free product removal system to be installed in the wells.

Please be aware that our office has yet to receive the information requested in my October 19 and October 30, 1993 letters. Recall, the October 19th letter requested information regarding the manifests and disposal records for the tank, piping and stockpiled soils, plus any information regarding sampling beneath the piping run. The October 30th letter gave a reporting format for all future reports. In particular, it requested a site map delineating contamination contours for soil and groundwater based on the most recent information, historical records of groundwater gradient and a tabulation of all previous monitoring event results.

You should also be aware that the installation of the two wells described in the workplan does not constitute the full characterization of the extent of soil and groundwater contamination nor does the installation of free product recovery systems represent adequate remediation of the site. The Site Assessment Report (SAR), to be prepared by TPE, should give your next steps intended to fully characterize the site and investigate your remedial options. This might include additional borings, a soil-gas survey, pump tests etc.

Mr. Stanley Wong
2345 E. 14th St.
StID # 2116
June 25, 1993
Page 2.

Please provide the requested information of the October 19th letter **within 30 days or by July 26, 1993**. In addition, your future monitoring reports should include the information requested in my October 30th letter.

You should consider this a formal request for technical reports pursuant to the California Water Code Section 13267 (b). Failure to submit the reports may subject you to civil liabilities.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
J. Mrakovich, Tank Protect Engineering, 2821 Whipple Rd.,
Union City, CA 94587-1233
E. Howell, files

3-2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

May 13, 1993
StID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

NOTICE OF VIOLATION

**Re: Request for Work Plan for Further Subsurface Investigation
at 2345 E. 14th St., Oakland CA 94601, former Taxi Taxi.**

Dear Mr. Wong:

When we last met on January 28, 1993 at my office, you requested my opinion on three work plan proposals from three consultants, each proposing different options. I was hopeful that you would be able to make a decision as to which proposal would be the most economical and efficient to investigate and remediate the above site. In addition, you were sent two letters on October 19, 1993 and October 30, 1993 which requested information outlined in comments #1-5 in the October 19th letter along with a work plan proposal for further investigation. To this date, our office has not received any of the requested documents and information. I have, however, been informed verbally that you have decided on one of the work plan proposals.

Please provide the requested work plan proposal and a reply to the five comments in my October 19, 1993 letter **within 30 days of receipt of this letter or by June 15, 1993**. Included in the work plan should be a timetable for the implementation of the various actions.

You are reminded that failure to submit the requested documents is a violation of both the California Water Code and the California Health and Safety Code and may subject you to civil liabilities.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,

A handwritten signature in cursive script that reads "Barney M. Chan".

Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
R. Hiatt, RWQCB
E. Howell, files
NOV-2345E14

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

October 30, 1992
STID # 2116

Mr. Stanley Wong
2200 E. 12th St.
Oakland CA 94606

Re: Subsurface Investigation at Former Taxi Taxi at 2345
E. 14th St., Oakland CA 94601

Dear Mr. Wong:

Thank you for the submission of the two reports regarding the above site which you delivered to our office on October 28th. These reports include the **Phase I Soil and Ground Water Assessment** by Earth Systems Environmental, Inc. and the **Groundwater Monitoring Report** dated May 1, 1992 performed by NKJ Environmental Monitoring in behalf of Mr. Jeff Johnson. Our office has completed the review of these reports. As you are aware through our office meeting, more work will be required to determine the extent of and remediate the soil and groundwater contamination.

After reviewing the reports, the first observation reached is that the groundwater contamination appears to be severe. When the wells were initially installed in August 1991 there was high concentrations of Total Petroleum Hydrocarbons as gasoline (TPHg) and high concentrations of Benzene, Toluene, Ethylbenzene and Xylenes (BTEX) in MW-1 only. The next monitoring event in April of 1992 showed floating product on all three wells and as much as 5.12 feet in MW1. Our office agrees with what is recommended in this report. Some type of product removal is necessary immediately. Manual removal may be done only as an interim measure while the extent of the groundwater contamination is being determined and while a remediation system is being developed.

Earth Systems Environmental recommends the installation of two additional monitoring wells, one up-gradient and one down-gradient to help define the extent of the groundwater plume. These locations are acceptable but it will be necessary to perform additional site assessment to identify all additional location(s) requiring monitoring wells.

Mr. Stanley Wong
2345 E. 14th St.
STID #2116
October 30, 1992
Page 2.

Be aware that the items 1-5 requested in my October 19, 1992 letter must still be provided by **December 3, 1992**. Your consultant will be able to provide the requested information and adequately reply to my questions.

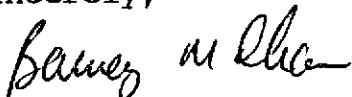
Because of the results of the recent reports provided, your response should also identify the method by which free product in the wells will be removed and provide a workplan which will define the extent of soil and groundwater contamination. Please also provide a description of the groundwater remediation systems which you are considering for treating the contaminated groundwater. You should also provide a time schedule for the design, permitting and construction of the proposed remedial system.

Your subsequent quarterly monitoring reports should include the following information:

- * detail the work which has been performed the preceding quarter and that which is proposed for the next quarter
- * a site map delineating contamination contours for soil and groundwater based on the most recent data
- * historical records of groundwater elevations in all wells
- * a tabulation of the analytical results from all previous monitoring events

You may contact me at (510) 271-4350 should you have any questions regarding this letter.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
R. Hiatt, RWQCB
E. Howell, files

2H
2add2345

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

October 19, 1992
STID # 2116

Mssrs. Aaron and Stanley Wong c/o
2200 E. 12th St.
Oakland CA 94606

Re: Request for Report of Subsurface Investigation and
Workplan Addendum for former Taxi Taxi, Inc. at
2345 E. 14th St., Oakland CA, 94601.

Dear Mssrs. Wong:

Please be advised that the oversight of the remediation of the above site has been transferred to the Local Oversight Program (LOP) section of the Alameda County Hazardous Materials Division. You have been notified of this through a "Notice of Requirement to Reimburse" letter recently sent to you. The new case handler is the undersigned Hazardous Materials Specialist.

Upon review of the files, it appears that additional work will be required to further delineate the soil and groundwater contamination.

As you may recall, upon the removal of the four underground tanks at this site on 8/25/88, results of soil samples indicated high gasoline (up to 1500 parts per million, ppm) and Benzene, Toluene, Ethylbenzene and Xylenes (BTEX) around the gasoline tanks and elevated total oil and grease (TOG) in soil samples at the ends of the former waste oil tank. An initial investigation was performed by California Environmental Consultants, CEC, through the request of Mr. Dino Gonis. This investigation consisted of sampling of stockpiled soils and drilling three borings along with analyzing three grab groundwater samples from these borings. The results of this investigation indicated high dissolved gasoline and BTEX in the groundwater samples taken in the assumed downgradient direction to the gasoline tanks and elevated dissolved oil and grease in the grab water sample downgradient to the former waste oil tank pit.

Following this, Earth Systems Environmental, Inc. prepared a workplan dated May 28, 1991. This workplan called for seven additional borings and converting two of the borings into groundwater monitoring wells. Apparently, monitoring well 1, MW-1, was installed on May 22, 1991 when a drilling rig was conveniently available in this area.

Messrs. Wong
STID # 2116
2345 E. 14th St.
October 19, 1992
Page 2.

*Workplan
2-2345 E/14th*

I have recently spoken with Mr. Mark Magargee of Earth Systems Environmental and he informed that the work outlined in this workplan has been performed and that a report has been issued detailing the results. Be aware that our office has not received a copy of this report. Please send our office a copy within 10 days of receipt of this letter. In the same conversation with Mr. Margargee, he stated that MW-1 had free product in it. An immediate interim measure must be performed to remove all free product from this well on a regular basis. Bailing is not an acceptable means. Your workplan addendum should state what measure will be done to comply with this request.

In the initial request for a workplan, sent to you by Mr. Ariu Levi in his 8/2/89 letter, he included a general guideline for your workplan. Upon review of the status of this site, you should provide comment to the following County concerns:

1. Please provide copies of manifests for all hazardous waste including tanks, piping, rinsate and sludge which was offhauled from the site.
2. Please document the disposal or reuse of all non-hazardous stockpiled soils generated from the tank removals.
3. No information was given concerning piping associated with the tanks. Please detail the fate of all piping existing at the site.
4. No information was given regarding any remedial activities performed at the time of the tank removals. Because of this, contamination in excess of 1000 ppm likely still exists in the soils. Please describe your method for determining the lateral and vertical extent of soil and groundwater contamination. This may include soil borings, soil gas survey, etc. Describe the rationale for the location of all borings and monitoring wells. Given the assumed westerly groundwater gradient and the existence of free product in MW-1, an additional well(s) will be needed to delineate the extent of the groundwater contaminant plume. Please keep in mind that priority should be given to prevent off-site migration of contamination.
5. You should commence groundwater elevation readings, sampling and analysis immediately and continue on a quarterly basis until this site is recommended for site closure to the Regional Water Quality Control Board (RWQCB).

Messrs. Wong
STID # 2116
2345 E. 14th St.
October 19, 1992
Page 3.

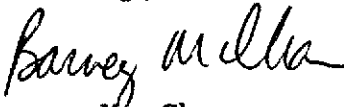
Please provide a written response to the above comments along with your workplan addendum to our office within **45 days** of receipt of this letter.

Please submit copies of all reports, analytical results and workplans to our office and to that of the RWQCB to the attention of Mr. Rich Hiett. Their address is 2101 Webster St., Suite 550, Oakland CA 94612. You should consider this a formal request for technical reports pursuant to the California Water Code Section 13267 (b). Failure to submit the requested document may subject you to civil liabilities.

Please also be aware that failure to submit the requested document may also be considered the improper closure of an underground tank. Section 25299 of the California Health and Safety Code (CH&SC) allows for the civil penalty of not less than \$500 or more than \$5000 for each underground tank for each day which that operator or owner fails to properly close an underground tank as required by Section 25298. Thus failure to submit the requested documents may subject you to both civil liabilities as well as referral of this case to the District Attorney Office for enforcement.

You may contact me at (510) 271-4350 should you have any questions regarding this letter.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
R. Hiett, RWQCB
E. Howell, files

Add-2345

SH

AS
-12
33
-30
3

DATE:

TO : Local Oversight Program

FROM: Esz chu

SUBJ: Transfer of Eligible Oversight Case

Site name: Taxi Taxi

Address: 2345 E. 14th St. city Oak zip 94606

Closure plan attached? Y N DepRef remaining \$ 73.95

DepRef Project # 271 STID #(if any) 2116

Number of Tanks: 4 removed? Y N Date of removal 8-25-88

Leak Report filed? Y N Date of Discovery 8-25-88

Samples received? Y N Contamination: Soil + Water

Petroleum Y N Types: Avgas Jet leaded unleaded Diesel
fuel oil waste oil kerosene solvents

Monitoring wells on site _____ Monitoring schedule? Y N

LUFT category 1 2 3 * H S C A R W G O

Briefly describe the following:

Preliminary Assessment 4 tanks removed - found soil + water contamination

Remedial Action _____

Post Remedial Action Monitoring _____

Enforcement Action _____

Work plan (5/28/91) submitted and approved - No notice of completion (start of remediation)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

April 23, 1991

Mr. Aaron Wong
2200 East 12th Street
Oakland, CA 94601

RE: Remediation measures for 2345 East 14th Street, Oakland

Dear Mr. Wong:

Enclosed is a copy of the request from our office for you to submit a work plan to address a soil and ground water investigation. Please note that this request is dated August 2, 1989.

Please submit a workplan that will describe the site investigation activities proposed for the above referenced site within **30 days of the date of this letter**. Please note that you have had 20 months to prepare a workplan. We will require any extension requests to be submitted to our office in writing.

If you have any questions, please call the undersigned at 415/271-4320.

Sincerely,

A handwritten signature in cursive script that reads "Cynthia Chapman".

Cynthia Chapman
Hazardous Materials Specialist

c: Mr. Gil Jensen, Alameda County District Attorney
Mr. Lester Feldman, Regional Water Quality Control Board

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

EMERGENCY <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		FOR LOCAL AGENCY USE ONLY I HEREBY CERTIFY THAT I HAVE DISTRIBUTED THIS INFORMATION ACCORDING TO THE DISTRIBUTION SHOWN ON THE INSTRUCTION SHEET ON THE BACK PAGE OF THIS FORM. SIGNED: <u>Cynthia Chapman</u> 4/15/91 DATE:	
REPORT DATE 04/15/91		CASE #			
REPORTED BY	NAME OF INDIVIDUAL FILING REPORT CYNTHIA CHAPMAN		PHONE (415) 271-4320		SIGNATURE Cynthia Chapman
	REPRESENTING <input checked="" type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> OTHER		COMPANY OR AGENCY NAME ALAMEDA COUNTY HAZARDOUS MATERIALS		
	ADDRESS 80 SWAN WAY ROOM 200 OAKLAND CA 94621				
RESPONSIBLE PARTY	NAME Mr. Aaron Wong		CONTACT PERSON <input type="checkbox"/> UNKNOWN		PHONE ()
	ADDRESS 2200 E. 12th St OAKLAND CA 94601				
SITE LOCATION	FACILITY NAME (IF APPLICABLE)		OPERATOR		PHONE ()
	ADDRESS 2345 E. 14th St OAKLAND CA ALAMEDA 94601				
	CROSS STREET MILLER				
IMPLEMENTING AGENCIES	LOCAL AGENCY ALAMEDA CO. HAZARDOUS MAT		CONTACT PERSON CYNTHIA CHAPMAN		PHONE (415) 271-4320
	REGIONAL BOARD SAN FRANCISCO BAY		CONTACT PERSON LESTER FELDMAN		PHONE (415) 464-1255
SUBSTANCES INVOLVED	(1)		NAME		QUANTITY LOST (GALLONS)
	(2)				<input type="checkbox"/> UNKNOWN
DISCOVERY/ABATEMENT	DATE DISCOVERED 09/25/88		HOW DISCOVERED <input type="checkbox"/> TANK TEST <input checked="" type="checkbox"/> TANK REMOVAL <input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS <input type="checkbox"/> OTHER		
	DATE DISCHARGE BEGAN UNKNOWN		METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY) <input type="checkbox"/> REMOVE CONTENTS <input checked="" type="checkbox"/> CLOSE TANK & REMOVE <input type="checkbox"/> REPAIR PIPING <input type="checkbox"/> REPAIR TANK <input type="checkbox"/> CLOSE TANK & FILL IN PLACE <input type="checkbox"/> CHANGE PROCEDURE <input type="checkbox"/> REPLACE TANK <input type="checkbox"/> OTHER		
	HAS DISCHARGE BEEN STOPPED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO IF YES, DATE 09/25/88				
SOURCE/ CAUSE	SOURCE OF DISCHARGE <input checked="" type="checkbox"/> TANK LEAK <input type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER		CAUSE(S) <input type="checkbox"/> OVERFILL <input checked="" type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input type="checkbox"/> CORROSION <input type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER		
	CASE TYPE CHECK ONE ONLY <input type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input checked="" type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)				
CURRENT STATUS	CHECK ONE ONLY <input checked="" type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT WORKPLAN SUBMITTED <input type="checkbox"/> POLLUTION CHARACTERIZATION <input type="checkbox"/> LEAK BEING CONFIRMED <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT UNDERWAY <input type="checkbox"/> POST CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> REMEDIATION PLAN <input type="checkbox"/> CASE CLOSED (CLEANUP COMPLETED OR UNNECESSARY) <input type="checkbox"/> CLEANUP UNDERWAY				
	REMEDIAL ACTION CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS) <input type="checkbox"/> CAP SITE (CD) <input type="checkbox"/> EXCAVATE & DISPOSE (ED) <input type="checkbox"/> REMOVE FREE PRODUCT (FP) <input type="checkbox"/> ENHANCED BIO DEGRADATION (IT) <input type="checkbox"/> CONTAINMENT BARRIER (CB) <input type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> REPLACE SUPPLY (RS) <input type="checkbox"/> VACUUM EXTRACT (VE) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> TREATMENT AT HOOKUP (HU) <input type="checkbox"/> VENT SOIL (VS) <input type="checkbox"/> OTHER (OT)				
COMMENTS	4 tanks removed 8/25/88. 3 of the tanks had obvious leaks. Request for work plan sent to property owner 9/2/89. Fuel tank pit had initial TPH samples above 1,000 ppm. Grab groundwater samples taken had high levels of BTEX: 17,000, 2,600, 3,000, 12,000 ppb; TPH 110,000 ppb. No further work appears to have been done.				
	HSC 05 (8/90)				

INSTRUCTIONS

EMERGENCY

Indicate whether emergency response personnel and equipment were involved at any time. If so, a Hazardous Material Incident Report should be filed with the State Office of Emergency Services (OES) at 2800 Meadowview Road, Sacramento, CA 95832. Copies of the OES report form may be obtained at your local underground storage tank permitting agency. Indicate whether the OES report has been filed as of the date of this report.

LOCAL AGENCY ONLY

To avoid duplicate notification pursuant to Health and Safety code Section 25180.5, a government employee should sign and date the form in this block. A signature here does not mean that the leak has been determined to pose a significant threat to human health or safety, only that notification procedures have been followed if required.

REPORTED BY

Enter your name, telephone number, and address. Indicate which party you represent and provide company or agency name.

RESPONSIBLE PARTY

Enter name, telephone number, contact person, and address of the party responsible for the leak. The responsible party would normally be the tank owner.

SITE LOCATION

Enter information regarding the tank facility. At a minimum, you must provide the facility name and full address.

IMPLEMENTING AGENCIES

Enter names of the local agency and Regional Water Quality Control Board involved.

SUBSTANCES INVOLVED

Enter the name and quantity lost of the hazardous substance involved. Room is provided for information on two substances if appropriate. If more than two substances leaked, list the two of most concern for cleanup.

DISCOVERY/ABATEMENT

Provide information regarding the discovery and abatement of the leak.

SOURCE/CAUSE

Indicate source(s) of leak. Check box(es) indicating cause of leak.

CASE TYPE

Indicate the case type category for this leak. Check one box only. Case type is based on the most sensitive resource affected. For example, if both soil and ground water have been affected, case type will be "Ground Water". Indicate "Drinking Water" only if one or more municipal or domestic water wells have actually been affected. A "Ground Water" designation does not imply that the affected water cannot be, or is not, used for drinking water, but only that water wells have not yet been affected. It is understood that case type may change upon further investigation.

CURRENT STATUS

Indicate the category which best describes the current status of the case. Check one box only. The response should be relative to the case type. For example, if case type is "Ground Water", then "Current Status" should refer to the status of the ground water investigation or cleanup, as opposed to that of soil. Descriptions of options follow:

No Action Taken - No action has been taken by responsible party beyond initial report of leak.

Leak Being Confirmed - Leak suspected at site, but has not been confirmed.
Preliminary Site Assessment Workplan Submitted - workplan/proposal requested of/submitted by responsible party to determine whether ground water has been, or will be, impacted as a result of the release.
Preliminary Site Assessment Underway - implementation of workplan.
Pollution Characterization - responsible party is in the process of fully defining the extent of contamination in soil and ground water and assessing impacts on surface and/or ground water.
Remediation Plan - remediation plan submitted evaluating long term remediation options. Proposal and implementation schedule for appropriate remediation options also submitted.
Cleanup Underway - implementation of remediation plan.
Post Cleanup Monitoring in Progress - periodic ground water or other monitoring at site, as necessary, to verify and/or evaluate effectiveness of remedial activities.
Case Closed - regional board and local agency in concurrence that no further work is necessary at the site.

IMPORTANT: THE INFORMATION PROVIDED ON THIS FORM IS INTENDED FOR GENERAL STATISTICAL PURPOSES ONLY AND IS NOT TO BE CONSTRUED AS REPRESENTING THE OFFICIAL POSITION OF ANY GOVERNMENTAL AGENCY

REMEDIAL ACTION

Indicate which action have been used to cleanup or remediate the leak. Descriptions of options follow:

Cap Site - install horizontal impermeable layer to reduce rainfall infiltration.
Containment Barrier - install vertical dike to block horizontal movement of contaminant.
Excavate and Dispose - remove contaminated soil and dispose in approved site.
Excavate and Treat - remove contaminated soil and treat (includes spreading or land farming).
Remove Free Product - remove floating product from water table.
Pump and Treat Groundwater - generally employed to remove dissolved contaminants.
Enhanced Biodegradation - use of any available technology to promote bacterial decomposition of contaminants.
Replace Supply - provide alternative water supply to affected parties.
Treatment at Hookup - install water treatment devices at each dwelling or other place of use.
Vacuum Extract - use pumps or blowers to draw air through soil.
Vent Soil - bore holes in soil to allow volatilization of contaminants.
No Action Required - incident is minor, requiring no remedial action.

COMMENTS - Use this space to elaborate on any aspects of the incident.

SIGNATURE - Sign the form in the space provided.

DISTRIBUTION

If the form is completed by the tank owner or his agent, retain the last copy and forward the remaining copies intact to your local tank permitting agency for distribution.

1. Original - Local Tank Permitting Agency
2. State Water Resources Control Board, Division of Clean Water Programs, Underground Storage Tank Program, P.O. Box 944212, Sacramento, CA 94244-2120
3. Regional Water Quality Control Board
4. Local Health Officer and County Board of Supervisors or their designee to receive Proposition 65 notifications.
5. Owner/responsible party.

(2116)

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

EMERGENCY <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	FOR LOCAL AGENCY USE ONLY I HEREBY CERTIFY THAT I HAVE DISTRIBUTED THIS INFORMATION ACCORDING TO THE DISTRIBUTION SHOWN ON THE INSTRUCTION SHEET ON THE BACK PAGE OF THIS FORM.
--	--	--

REPORT DATE 04/15/91	CASE #	SIGNED Cynthia Chapman	DATE 4/15/91
-------------------------	--------	---------------------------	-----------------

REPORTED BY	NAME OF INDIVIDUAL FILING REPORT CYNTHIA CHAPMAN	PHONE 415) 271-4320	SIGNATURE Cynthia Chapman
	REPRESENTING <input checked="" type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> OTHER	COMPANY OR AGENCY NAME ALAMEDA COUNTY HAZARDOUS MATERIALS	
	ADDRESS 80 SWAN WAY ROOM 200 OAKLAND CA 94621		

RESPONSIBLE PARTY	NAME Mr. Aaron Wong	CONTACT PERSON	PHONE ()
	ADDRESS 2200 E. 12th St OAKLAND CA 94601		

SITE LOCATION	FACILITY NAME (IF APPLICABLE)	OPERATOR	PHONE ()
	ADDRESS 2345 E. 14th St OAKLAND CA ALAMEDA 94601		
	CROSS STREET MILLER		

IMPLEMENTING AGENCIES	LOCAL AGENCY ALAMEDA CO. HAZARDOUS MAT	AGENCY NAME	CONTACT PERSON CYNTHIA CHAPMAN	PHONE 415) 271-4320
	REGIONAL BOARD SAN FRANCISCO BAY		LESTER FELDMAN	PHONE 415) 414-1255

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

DISCOVERY/ABATEMENT	DATE DISCOVERED 08/25/88	HOW DISCOVERED <input type="checkbox"/> TANK TEST <input checked="" type="checkbox"/> TANK REMOVAL	<input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS
	DATE DISCHARGE BEGAN UNKNOWN	METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY) <input type="checkbox"/> REMOVE CONTENTS <input checked="" type="checkbox"/> CLOSE TANK & REMOVE <input type="checkbox"/> REPAIR PIPING	
	HAS DISCHARGE BEEN STOPPED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO IF YES, DATE 09/25/88	<input type="checkbox"/> REPAIR TANK <input type="checkbox"/> CLOSE TANK & FILL IN PLACE <input type="checkbox"/> CHANGE PROCEDURE	

SOURCE/CAUSE	SOURCE OF DISCHARGE <input checked="" type="checkbox"/> TANK LEAK <input type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER	CAUSE(S) <input type="checkbox"/> OVERFILL <input checked="" type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input type="checkbox"/> CORROSION <input type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER
--------------	---	---

CASE TYPE	CHECK ONE ONLY <input type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input checked="" type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)
-----------	--

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

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

COMMENTS: 4 tanks removed 8/25/88. 3 of the tanks had obvious leaks. Request for work plan sent to property owner 8/21/89. Fuel tank pit had initial TPH samples above 1,000 ppm. Grab groundwater samples taken had high levels of BTEX: 17,000, 2,600, 3,000, 12,000 ppb; TPH: 110,000 ppb. No further work appears to have been done.

INSTRUCTIONS

EMERGENCY

Indicate whether emergency response personnel and equipment were involved at any time. If so, a Hazardous Material Incident Report should be filed with the State Office of Emergency Services (OES) at 2800 Meadowview Road, Sacramento, CA 95832. Copies of the OES report form may be obtained at your local underground storage tank permitting agency. Indicate whether the OES report has been filed as of the date of this report.

LOCAL AGENCY ONLY

To avoid duplicate notification pursuant to Health and Safety code Section 25180.5, a government employee should sign and date the form in this block. A signature here does not mean that the leak has been determined to pose a significant threat to human health or safety, only that notification procedures have been followed if required.

REPORTED BY

Enter your name, telephone number, and address. Indicate which party you represent and provide company or agency name.

RESPONSIBLE PARTY

Enter name, telephone number, contact person, and address of the party responsible for the leak. The responsible party would normally be the tank owner.

SITE LOCATION

Enter information regarding the tank facility. At a minimum, you must provide the facility name and full address.

IMPLEMENTING AGENCIES

Enter names of the local agency and Regional Water Quality Control Board involved.

SUBSTANCES INVOLVED

Enter the name and quantity lost of the hazardous substance involved. Room is provided for information on two substances if appropriate. If more than two substances leaked, list the two of most concern for cleanup.

DISCOVERY/ABATEMENT

Provide information regarding the discovery and abatement of the leak.

SOURCE/CAUSE

Indicate source(s) of leak. Check box(es) indicating cause of leak.

CASE TYPE

Indicate the case type category for this leak. Check one box only. Case type is based on the most sensitive resource affected. For example, if both soil and ground water have been affected, case type will be "Ground Water". Indicate "Drinking Water" only if one or more municipal or domestic water wells have actually been affected. A "Ground Water" designation does not imply that the affected water cannot be, or is not, used for drinking water, but only that water wells have not yet been affected. It is understood that case type may change upon further investigation.

CURRENT STATUS

Indicate the category which best describes the current status of the case. Check one box only. The response should be relative to the case type. For example, if case type is "Ground Water", then "Current Status" should refer to the status of the ground water investigation or cleanup, as opposed to that of soil. Descriptions of options follow:

No Action Taken - No action has been taken by responsible party beyond initial report of leak.

Leak Being Confirmed - Leak suspected at site, but has not been confirmed.
Preliminary Site Assessment Workplan Submitted - workplan/proposal requested of/submitted by responsible party to determine whether ground water has been, or will be, impacted as a result of the release.
Preliminary Site Assessment Underway - implementation of workplan.
Pollution Characterization - responsible party is in the process of fully defining the extent of contamination in soil and ground water and assessing impacts on surface and/or ground water.
Remediation Plan - remediation plan submitted evaluating long term remediation options. Proposal and implementation schedule for appropriate remediation options also submitted.
Cleanup Underway - implementation of remediation plan.
Post Cleanup Monitoring in Progress - periodic ground water or other monitoring at site, as necessary, to verify and/or evaluate effectiveness of remedial activities.
Case Closed - regional board and local agency in concurrence that no further work is necessary at the site.

IMPORTANT: THE INFORMATION PROVIDED ON THIS FORM IS INTENDED FOR GENERAL STATISTICAL PURPOSES ONLY AND IS NOT TO BE CONSTRUED AS REPRESENTING THE OFFICIAL POSITION OF ANY GOVERNMENTAL AGENCY

REMEDIAL ACTION

Indicate which action have been used to cleanup or remediate the leak. Descriptions of options follow:

Cap Site - install horizontal impermeable layer to reduce rainfall infiltration.
Containment Barrier - install vertical dike to block horizontal movement of contaminant.
Excavate and Dispose - remove contaminated soil and dispose in approved site.
Excavate and Treat - remove contaminated soil and treat (includes spreading or land farming).
Remove Free Product - remove floating product from water table.
Pump and Treat Groundwater - generally employed to remove dissolved contaminants.
Enhanced Biodegradation - use of any available technology to promote bacterial decomposition of contaminants.
Replace Supply - provide alternative water supply to affected parties.
Treatment at Hookup - install water treatment devices at each dwelling or other place of use.
Vacuum Extract - use pumps or blowers to draw air through soil.
Vent Soil - bore holes in soil to allow volatilization of contaminants.
No Action Required - incident is minor, requiring no remedial action.

COMMENTS - Use this space to elaborate on any aspects of the incident.

SIGNATURE - Sign the form in the space provided.

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1. Original - Local Tank Permitting Agency
2. State Water Resources Control Board, Division of Clean Water Programs, Underground Storage Tank Program, P.O. Box 944212, Sacramento, CA 94244-2120
3. Regional Water Quality Control Board
4. Local Health Officer and County Board of Supervisors or their designee to receive Proposition 65 notifications.
5. Owner/responsible party.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
30 Swan Way, Rm. 200
Oakland, CA 94621
(415) 271-4320

Certified Mail P 833 981 503

August 2, 1989

Mr. Aaron Wong
2200 E. 12th Street
Oakland, CA 94106

Subject: Unauthorized Release
Removal of Underground Fuel and Waste Oil Tanks
Taxi Taxi,
2345 E. 14th Street,
Oakland, CA 94606

Dear Mr. Wong:

Thank you for submitting the results for analysis of subsurface soil and ground water samples taken in response to the underground tank removals from the above shown facility. Because of the degree of contamination found, this facility is considered to have experienced a confirmed release of petroleum hydrocarbons that has impacted subsurface soil and ground water. The extent of this contamination must be assessed and remediated.

Our office will be the lead agency overseeing both the soil and groundwater remediation of this site. The Regional Water Quality Control Board (RWQCB) is currently unable to oversee the large number of contamination cases within Alameda County and has delegated the handling of this case to our Division. We will be in contact with the RWQCB in order to provide you with guidance concerning the RWQCB's remediation requirements. However, please be aware that you are responsible for diligent actions to protect waters of the State.

To complete contaminant assessment and begin remediation, we require that you submit a work plan which, at a minimum, addresses the items listed below and presents a timetable for their completion. Please submit this workplan within 30 days of the date of this letter.

P 833 981 503

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED
NOT FOR INTERNATIONAL MAIL

(See Reverse)

Sent to <i>Mr. Alarm Wong</i>	
Street and No.	
P.O., State and ZIP Code	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt showing to whom and Date Delivered	
Return Receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date	

PS Form 3800, June 1985

I. Introduction

- A. Statement of scope of work
- B. Site map showing location of past underground storage tanks and lifts
- C. Site History
 - provide historical site use and ownership information. Include a description of types and locations of hazardous materials used on site.

II. Site Description

- A. Vicinity description including hydrogeologic setting
- B. Initial soil contamination and excavation results
 - provide sampling procedures used
 - indicate depth to ground water
 - describe soil strata encountered
 - provide soil sampling results, chain of custody forms, identity of sampler
 - describe methods for storing and disposal of all soils

III. Plan for determining extent of soil contamination on site

- A. Describe approach to determine extent of lateral and vertical contamination
 - identify subcontractors, if any
 - identify methods or techniques used for analysis
 - provide sampling map showing all lines of excavation and sampling points
 - if a step out procedure is used, define action level for determination of "clean" isopleth
 - provide chain of custody forms, lab analysis results, all receipts and manifests, & identity of sampler
- B. Describe method and criteria for screening clean versus contaminated soil. If onsite soil aeration/bioremediation is to be utilized, then provide a complete description of method that includes:
 - volume and rate of aeration/turning
 - method of containment and cover
 - wet weather contingency plans
 - permits obtained
- C. Describe security measures

IV. Plan for determining ground water contamination

- Construction and placement of wells should adhere to the requirements of the "Regional Board Staff Recommendations for Initial Evaluation and Investigation of Underground Tanks". Provide a description of placement and rationale for the location of monitoring wells including a map to scale.
- The placement and number of wells must be able to determine the extent and magnitude of the free product and dissolved product plumes.

A. Drilling method for construction of monitoring wells

- expected depth and diameter of monitoring wells
- date of expected drilling
- casing type, diameter, screen interval, and pack and slot sizing techniques
- depth and type of seal
- development method and criteria for adequacy of development
- plans for cuttings and development water

B. Ground water sampling plan

- method for free product measurement, observation of sheen
- well purging procedures
- sample collection procedures
- chain of custody procedures
- procedures for determining ground water gradient

D. Sampling schedule

- measure free product weekly for first month following well installation
- measure free product and dissolved constituents monthly for first three months.
- after first three months monitor quarterly.
- monitoring must occur a minimum of one year.

V. Provide a site safety plan

VI Development of a remediation Plan.

- A. The remediation plan is to include a time schedule for remediation, and, at minimum, must address the following issues:
- removal of all free product. Manual bailing is not acceptable as a recovery system. Actual amount of free product removed must be monitored and tabulated.
 - remediation of contaminated soils and dissolved constituents must follow RWQCB's resolution No. 68-16.
 - soils containing 1,000+ ppm of hydrocarbons must be remediated. Soils containing between 100 and 1,000 ppm must be remediated unless sufficient evidence is provided which indicates no adverse effects on groundwater will occur. Clean up of soils to 100 ppm is strongly recommended.
 - design of remedial action system should be based on a review of hydrogeologic and water quality data and on an evaluation of mitigation alternatives. The determination of probable capture zone(s) of extraction system(s) should be based on aquifer characteristics as determined by aquifer test data

VII Reporting

- A. Technical reports should be submitted with a cover letter from the property owners. The letter must be signed by an owner or by an authorized representative of that person.
- B. Monthly reports must be submitted for the next three months with the first report due 90 days from the above letter date.
- C. Quarterly reports must be submitted with the first report due 90 days after the final monthly report. These reports should describe the status of the investigation and cleanup.
- D. All reports and proposals must be signed by a California-Certified Engineering Geologist, California Registered Geologist or a California-Registered Civil Engineer (see page 2, 2 June 1988 RWQCB document). A statement of qualifications should be included in

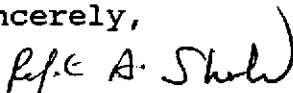
Taxi Taxi
August 2, 1989
Page 5

all reports. Initial tank removal and soil sampling does not require such expertise; however, borehole and monitoring well installation and logging, and impact assessments do require such a professional.

All proposals, reports and analytical results pertaining to this investigation and remediation must be sent to our office and RWQCB. You should be aware that this Division is working in conjunction with the RWQCB and that this is a formal request for technical reports pursuant to California Water Code Section 13267 (b). Failure to respond or a late response may result in referral of this case to the RWQCB for enforcement and may subject the property owners to civil liabilities imposed by the RWQCB to a maximum amount of \$1,000 per day.

Should you have any questions concerning the contents of this letter or the status of this case please contact Ariu Levi, Hazardous Materials Specialist, at 415-271-4320.

Sincerely,



Rafat Shahid, Chief
Hazardous Materials Program

cc: Gil Jensen, Alameda County District Attorney, Consumer &
Environmental Protection
Scott Hugenburger, RWQCB
Howard Hatayama, DOHS
Inspector Hallert, OFD
Dino Gonis, West Coast Tank Testing
Files

4296

UNIFORM HAZARDOUS WASTE MANIFEST

Generator's US EPA ID No.

Manifest Document No.

2. Page 1 of 1

Information in the shaded areas is not required by Federal law.

3. Generator's Name and Mailing Address

Mr. Stanley Wong
 2200 E. 12th Street
 Oakland, Ca 94606

4. Generator's Phone (415) 536-2098

A. State Manifest Document Number

87505228

B. State Generator's ID

5. Transporter 1 Company Name

Erickson Trucking Inc.

6. US EPA ID Number

CA1D009466392

C. State Transporter's ID

901485

D. Transporter's Phone (415) 235-1393

7. Transporter 2 Company Name

8. US EPA ID Number

E. State Transporter's ID

F. Transporter's Phone

9. Designated Facility Name and Site Address

Erickson Inc.
 255 Parr Pl.
 Richmond Ca. 94801

10. US EPA ID Number

CA1D009466392

G. State Facility's ID

H. Facility's Phone

415 235-1393

11. US DOT Description (Including Proper Shipping Name, Hazard Class, and ID Number)

a. Waste Empty Storage Tanks
 Calif. Regulated waste only

12. Containers
 No. Type

9012 TIP 16990 P

13. Total Quantity

14. Unit Wt/Vol

1. Waste No.

State 512

EPA/Other NONE

State

EPA/Other

State

EPA/Other

State

EPA/Other

J. Additional Descriptions for Materials Listed Above

Tanks were iced with ~~ice~~ 15 lbs Dry Ice
 Per 1000 gal. Cap.

K. Handling Codes for Wastes Listed Above

a. 01

15. Special Handling Instructions and Additional Information

Gloves + Goggles

16. GENERATOR'S CERTIFICATION: I hereby declare that the contents of this consignment are fully and accurately described above by proper shipping name and are classified, packed, marked, and labeled, and are in all respects in proper condition for transport by highway according to applicable international and national government regulations.
 If I am a large quantity generator, I certify that I have a program in place to reduce the volume and toxicity of waste generated to the degree I have determined to be economically practicable and that I have selected the practicable method of treatment, storage, or disposal currently available to me which minimizes the present and future threat to human health and the environment; OR, if I am a small quantity generator, I have made a good faith effort to minimize my waste generation and select the best waste management method that is available to me and that I can afford.

Printed/Typed Name

Signature

Month Day Year

17. Transporter 1 Acknowledgement of Receipt of Materials

Printed/Typed Name

Steve Fleming

Signature

Steve Fleming

Month Day Year

10 8 2 5 8 8

18. Transporter 2 Acknowledgement of Receipt of Materials

Printed/Typed Name

Signature

Month Day Year

19. Discrepancy Indication Space

20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest except as noted in item 19.

Printed/Typed Name

SHANNAN LOWRY

Signature

Shannan Lowry

Month Day Year

10 8 2 5 8 8

GENERATOR

TRANSPORTER

FACILITY

Print or type. (Form designed for use on elite (12-pitch typewriter).)

4296

UNIFORM HAZARDOUS WASTE MANIFEST		Generator's US EPA ID No. CA0001087890002		Manifest Document No. 90002		2. Page 1 of 1		Information in the shaded areas is not required by Federal law.					
3. Generator's Name and Mailing Address Mr. Stanley Wong 2200 E. 12th St. Oakland, Ca. 94606				A. State Manifest Document Number 87621261		B. State Generator's ID							
4. Generator's Phone (415) 536-7098				6. US EPA ID Number		C. State Transporter's ID 901486		D. Transporter's Phone (415) 235-1393					
5. Transporter 1 Company Name Erickson Trucking Inc.		7. Transporter 2 Company Name		8. US EPA ID Number		E. State Transporter's ID		F. Transporter's Phone					
9. Designated Facility Name and Site Address Erickson Inc. 255 Park Pl. Richmond Ca. 94801				10. US EPA ID Number CA10009466392		G. State Facility's ID		H. Facility's Phone (415) 235-1393					
11. US DOT Description (Including Proper Shipping Name, Hazard Class, and ID Number)						12. Containers	13. Total Quantity	14. Unit	15. Waste No.				
a. Waste Storage for a California Regulated waste only						No.	Type	Wt/Vol	State				
						0	2 TP	10,000 P	512				
b.									EPA/Other None				
c.									State				
d.									EPA/Other				
J. Additional Descriptions for Materials Listed Above Tanks were loaded with 15 lbs Dry Ice per 1000 gal Cap.						K. Handling Codes for Wastes Listed Above							
						a.		b.					
						01							
15. Special Handling Instructions and Additional Information Gloves + Goggles						c.		d.					
16. GENERATOR'S CERTIFICATION: I hereby declare that the contents of this consignment are fully and accurately described above by proper shipping name and are classified, packed, marked, and labeled, and are in all respects in proper condition for transport by highway according to applicable international and national government regulations. If I am a large quantity generator, I certify that I have a program in place to reduce the volume and toxicity of waste generated to the degree I have determined to be economically practicable and that I have selected the practicable method of treatment, storage, or disposal currently available to me which minimizes the present and future threat to human health and the environment; OR, if I am a small quantity generator, I have made a good faith effort to minimize my waste generation and select the best waste management method that is available to me and that I can afford.						Printed/Typed Name				Signature		Month Day Year	
17. Transporter 1 Acknowledgement of Receipt of Materials						Printed/Typed Name				Signature		Month Day Year	
18. Transporter 2 Acknowledgement of Receipt of Materials						Printed/Typed Name				Signature		Month Day Year	
19. Discrepancy Indication Space													
20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest except as noted in item 19.						Printed/Typed Name				Signature		Month Day Year	
						SHANNAN LOWRY				Shannan Lowry		10/8/88	

GENERATOR

TRANSPORTER

FACILITY

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY
 DEPARTMENT OF ENVIRONMENTAL HEALTH
 HAZARDOUS MATERIALS DIVISION

ALAMEDA COUNTY DEPARTMENT OF
 ENVIRONMENTAL HEALTH
 HAZARDOUS MATERIALS DIVISION
 80 SWAN WAY, ROOM 200
 OAKLAND, CA 94621 430-4530

DEPARTMENT OF ENVIRONMENTAL HEALTH
 470 - 27th Street, 2nd Floor
 Oakland, CA 94612
 Telephone: (415) 874-2237

ACCEPTED

Handwritten: HAVE EXPRESSION LETTER

Vertical stamp: THESE PLANS HAVE BEEN REVIEWED AND FOUND TO BE ACCEPTABLE. THE ISSUANCE OF A PERMIT IS DEPENDANT UPON THE COMPLETION OF THE WORK AND THE OBTAINING OF THESE INSPECTIONS.

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

- Business Name TAXI & TAXI
 Business Owner _____
- Site Address 2345 E. 14th
 city OAKLAND, CA zip 94623 Phone (415) 536-7098
- Mailing Address _____
 City _____ Zip _____ Phone _____
- Land Owner MR. STANKY WONG
 Address 2200 E 12th, OAKLAND City, State CA zip 94606
- EPA I.D. No. CAC 000108789
- Contractor WEST COAST TANK TESTING
 Address 881 S. SAN TOMAS AQUINO RD #3
 city Campbell, CA 95008 Phone (408) 379-5552
 License Type A ID# 505877
- Other (Specify) _____
 Address _____
 City _____ Phone _____

Project # U524571
 Fee Paid 750.00
 Date 8-18-88

8. Contact Person for Investigation

Name David Gonis Title Owner
Phone (408) 379-5552

9. Total No. of Tanks at facility 4

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

11. State Registered Hazardous Waste Transporters/Facilities

a) Product/Waste Tranporter

Name _____ EPA I.D. No. _____
Address _____
City _____ State _____ Zip _____

b) Rinsate Transporter

Name _____ EPA I.D. No. _____
Address _____
City _____ State _____ Zip _____

c) Tank Transporter

Name Erickson Inc EPA I.D. No. 94-1333216
Address 255 PARR Blvd
city Richmond, state CA zip 94801

d) Contaminated Soil Transporter

Name _____ EPA I.D. No. _____
Address _____
City _____ State _____ Zip _____

12. Sample Collector

Name MATT
Company S.C.S Engineers
Address 6761 Sierra Ct #1
city Dublin state CA zip 94568 Phone (415) 829-0661

13. Sampling Information for each tank or area

Tank or Area		Material sampled	Location & Depth
Capacity	Historic Contents (past 5 years)		
6000 GALLON		GASOLINE	Samples TAKEN AT below EACH end OF the TANK. 1' to 3' below the TANK.
6000 GALLON		GASOLINE	
8500 GALLON		GASOLINE	
550 GALLON		WASTE OIL	

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

If yes, describe. CONTRACTOR BELIEVES THAT THERE MIGHT BE A HOLE AT THE BOTTOM OF THE FILL END OF THE TANK.

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

If yes, describe. STATE LAW REQUIRES 15# PER EVERY 1000 GALLONS. WCTT REQUIREMENTS ARE 30# TO 40# PER EVERY 1000 GALLONS

16. Laboratories

Name ANAMETRIX
 Address 1961 CONCOURSE DR. #E (408) 432-8192
 City SAN JOSE State CA Zip 95131
 State Certification No. 151

17. Chemical Methods to be used for Analyzing Samples

Contaminant Sought	EPA, DHS, or Other Sample Preparation Method Number	EPA, DHS, or Other Analysis Number
BTXE TPH } LEAD } TOG TPH VOC	The Following methods will be used by SCS Engineer for Sampling Soil: 840 Full Spectrum 8040 8015 8020 W.O	

18. Site Safety Plan submitted? Yes No

19. Workman's Compensation: Yes No

Copy of Certificate enclosed? Yes No

Name of Insurer STATE COMPENSATION INS. FUND

20. Plot Plan submitted? Yes No

21. Deposit enclosed? Yes No

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

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

I declare that to the best of my knowledge and belief the statements and information provided above are correct and true. I understand that information in addition to that provided above may be needed in order to obtain an approval from the Department of Environmental Health and that no work is to begin on this project until this plan is approved.

I understand that any changes in design, materials or equipment will void this plan if prior approval is not obtained.

I will notify the Department of Environmental Health at least two (2) working days (48 hours) in advance to schedule any required inspections. I understand that site and worker safety are solely the responsibility of the property owner or his agent and that this responsibility is not shared nor assumed by the County of Alameda.

Signature of Contractor

Name (please type) CONSTANTINE GOVIS

Signature _____

Date _____

Signature of Site Owner or Operator

Name (please type) AAARON WENBY

Signature AAARON WENBY

Date 8-18-88

NOTES:

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

5. Triple rinse means that:

- a) final rinse must contain less than 100 ppm of Gasoline (EPA method 8020 for soil, or EPA method 602 for water) or Diesel (EPA method 418.1) Other methods for halogenated volatile organics (EPA method 8010 for soil, EPA method 601 for water) may be required. The composition of the final rinse must demonstrated by an original or facsimile report from a laboratory certified for the above analyses.
- b) tank interior is shown to be free from deposits or residues upon a visual examination of tank interior.
- c) tank should be labelled as "tripled rinsed; laboratory certified analysis available upon request" with the name and address of the contractor.

If all the above requirements cannot be met, the tank must be transported as a hazardous waste.

6. Any cutting into tanks requires local fire department approval.

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

ATTACHMENT A
SAMPLING RESULTS

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

INSTRUCTIONS

2. SITE ADDRESS

Address at which closure or modification is taking place.

5. EPA I.D. NO.

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

6. CONTRACTOR

Prime contractor for the project.

7. OTHER

List professional consultants here.

12. SAMPLE COLLECTOR

Persons who are collecting samples.

13. SAMPLING INFORMATION

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

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

16. LABORATORIES

Laboratories used for chemical and geotechnical analyses.

17. CHEMICAL METHODS:

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

Contaminant - Specify the chemical to be analyzed.

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

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

NOTE:

Method Numbers are available from certified laboratories.

18. SITE SAFETY PLAN

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

19. ATTACH COPY OF WORKMAN'S COMPENSATION

20. PLOT PLAN

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

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

1/88