

ALAMEDA COUNTY
**HEALTH CARE SERVICES
AGENCY**

REBECCA GEBHART, Interim Director



DEPARTMENT OF ENVIRONMENTAL HEALTH
LOCAL OVERSIGHT PROGRAM (LOP) FOR
HAZARDOUS MATERIALS RELEASES
1131 HARBOR BAY PARKWAY
ALAMEDA, CA 94502
(510) 567-6700
FAX (510) 337-9335

May 17, 2017

Grimit Family Trust
Attn.: Peggy Garcia, Trustee
14618 Dublin Avenue
Gardena, CA 90549
(Sent via electronic mail to peggy.h.garcia@sbcglobal.net)
(Sent via electronic mail to angelcpt@gmail.com)

Subject: Work Plan Request; Fuel Leak Case No. RO0000413 and GeoTracker Global ID T0600100667, Grimit Auto Repair & Service, 1970 Seminary Avenue, Oakland, CA 94619

Dear Ms. Garcia and Ms. LaMarca:

Alameda County Department of Environmental Health (ACDEH) staff has reviewed the case file in conjunction with the State Water Resources Control Board's (SWRCBs) Low Threat Underground Storage Tank Case Closure Policy (LTCP). Based on our review, ACDEH is of the opinion the case may meet the closure requirements of the LTCP; however, several data gaps remain to be addressed in order to make this determination. ACDEH has concerns regarding potential sensitive receptors that may be affected by the on-site release(s) of petroleum hydrocarbons and the plume resulting from the release(s). Therefore, ACDEH requests an update of the well search in the vicinity of the site and preparation of a work plan to address the following technical comments.

TECHNICAL COMMENTS

1. Well Search- In 1994, Alameda County Public Works Agency (ACPWA) was contacted for a search of its database for wells within 0.5-mile of the site. ACDEH requests the well search with ACPWA be updated and the well search include a search of the Department of Water Resources (DWR) database. At a minimum, the search radius should be the maximum plume length, as identified in the LTCP *Technical Justification for Groundwater Plume Length, Indicator Constituents, Concentrations, Buffer Distances (Separation Distances) to Receptors* (LTCP Guidance; SWRCB 2012), plus the 1,000-foot buffer identified in the LTCP. Please include the well search parameters in the work plan requested below.
2. On-site Soil Vapor Assessment- In order to further assess the potential on-site vapor intrusion risk, ACDEH requests an on-site soil vapor assessment be conducted. Please prepare the on-site assessment in accordance with July 2015 *Advisory- Active Soil Gas Investigations* (Advisory) prepared by California Environmental Protection Agency/ Department of Toxic Substances Control (Cal EPA / DTSC), and the Regional Water Quality Control Boards of the Los Angeles (LARWQCB) and San Francisco (SFRWQCB) regions.

Due to the recent wet weather season, the potential exists that seasonal data may be collected to account for temporal soil gas concentration fluctuations. Therefore, and in accordance with the Advisory, please propose installation of semi-permanent soil vapor probes for the soil vapor investigation.

3. Well Sampling- Groundwater monitoring well MW-3 is a perimeter well that has not been sampled since August 25, 2015. Due to potential changes in groundwater flow associated with the recent wet weather season, ACDEH staff is of the opinion this well should be sampled in order to aid in the evaluation of potential off-site migration of contaminants. The well has not been sampled as the well is inaccessible. ACDEH requests steps be taken to resolve the accessibility issue(s) and sample the well. Note that the well will need to be accessible for abandonment when it has been determined this case is closable. Therefore, steps should be taken to maintain its accessibility, and that of all the wells and vapor points.
4. Off-site Soil Vapor Assessment- As indicated above, ACDEH is concerned that off-site migration of the contaminant plume may pose a vapor intrusion risk to adjacent residential properties. ACDEH is of the

opinion that contaminant concentration data may not be reflective of the actual groundwater concentrations for monitoring well MW-8, as the well is screened in the pea gravel backfill of the former waste oil tank (WOT) pit. Therefore, ACDEH requests collection of a soil vapor sample from the vicinity of MW-8. Additionally, we also request a soil boring be advanced in the vicinity of MW-8 for the purpose of recovery of soil and grab-groundwater samples for laboratory analysis. At a minimum, please propose to collect soil samples from within the 0- to 5-foot and 5- to 10-foot intervals in accordance with the LTCP Media Specific Criteria for Direct Contact and Outdoor Air Exposure. Locations of the soil vapor probe and soil bore should not be within the WOT pit backfill. In accordance with Technical Comment 2, please propose installation of a semi-permanent soil vapor probe.

TECHNICAL REPORT REQUEST

Please upload technical reports to the ACDEH FTP site (Attention: Keith Nowell), and to the SWRCBs GeoTracker website, in accordance with the following specified file naming convention and schedule:

- **July 17, 2017 – Work Plan for Soil, Groundwater, and Soil Vapor Investigation** (file name: RO0000413_WP_R_yyyy-mm-dd)

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.

Thank you for your cooperation. ACDEH looks forward to working with you and your consultants to advance the case toward closure. Should you have any questions regarding this correspondence or your case, please call me at (510) 567-6764 or send an electronic mail message at keith.nowell@acgov.org.

Sincerely,

Keith Nowell PG, CHG
Hazardous Materials Specialist

Enclosures: Attachment 1 – Responsible Party (ies) Legal Requirements / Obligations
Electronic Report Upload (FTP) Instructions

cc: Scott Bittinger, Stratus Environmental, Inc., 3330 Cameron Park Drive, Suite 550, Cameron Park, CA 95682 (Sent via electronic mail to: sbittinger@stratusinc.net)

William Brasher, State Water Resources Control Board, (Sent via electronic mail to: Bill.Brasher@Waterboards.ca.gov)

Dilan Roe, ACDEH (Sent via electronic mail to: dilan.roe@acgov.org)
Paresh Khatri, ACDEH (Sent via electronic mail to: paresh.khatri@acgov.org)
Keith Nowell, ACDEH (Sent via electronic mail to: keith.nowell@acgov.org)

GeoTracker/ File

Attachment 1

Responsible Party(ies) Legal Requirements / Obligations

REPORT REQUESTS

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

Alameda County Department of Environmental Health's (ACDEH) Environmental Cleanup Oversight Programs, Local Oversight Program (LOP) and Site Cleanup Program (SCP) require submission of reports in electronic form. The electronic copy replaces paper copies and is expected to 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 File Transfer Protocol (FTP) site are provided on the attached "Electronic Report Upload Instructions." 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. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for all 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 monitoring wells, and other data to the GeoTracker database over the Internet. Beginning July 1, 2005, these same reporting requirements were added to SCP sites. Beginning July 1, 2005, electronic submittal of a complete copy of all reports for all sites is required in GeoTracker (in PDF format). Please visit the SWRCB website (http://www.waterboards.ca.gov/water_issues/programs/ust/electronic_submittal/) for more information on these requirements.

ACKNOWLEDGEMENT STATEMENT

All work plans, technical reports, or technical documents submitted to ACDEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I have read and acknowledge the content, recommendations and/or conclusions contained in the attached document or report submitted on my behalf to ACDEH's FTP server and the SWRCB's GeoTracker website." 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 6731, 6735, and 7835) 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 licensed 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 case meet this requirement. Additional information is available on the Board of Professional Engineers, Land Surveyors, and Geologists website at: <http://www.bpelsg.ca.gov/laws/index.shtml>.

UNDERGROUND STORAGE TANK CLEANUP FUND

Please note that delays in investigation, late 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.

Alameda County Environmental Cleanup Oversight Programs (LOP and SCP)	REVISION DATE: December 1, 2016
	ISSUE DATE: July 5, 2005
	PREVIOUS REVISIONS: October 31, 2005; December 16, 2005; March 27, 2009; July 8, 2010, July 25, 2010; May 15, 2014, November 29, 2016
SECTION: Miscellaneous Administrative Topics & Procedures	SUBJECT: Electronic Report Upload (ftp) Instructions


The Alameda County Environmental Cleanup Oversight Programs (LOP and SCP) 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

- **Please do not submit reports as attachments to electronic mail.**
- Entire report including cover letter must be submitted to the ftp site as **a single portable document format (PDF) with no password protection.**
- It is **preferable** that reports be converted to PDF format from their original format, (e.g., Microsoft Word) rather than scanned.
- **Signature pages and acknowledgement 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)

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 deh.loptoxic@acgov.org.
 - 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) Open File Explorer using the Windows  key + E keyboard shortcut.
 - i) Note: Netscape, Safari, and Firefox browsers will not open the FTP site as they are NOT being supported at this time.
 - b) On the address bar, type in ftp://alcoftp1.acgov.org.
 - c) Enter your User Name and Password. (Note: Both are Case Sensitive)
 - d) Click Log On.
 - e) Open "My Computer" on your computer and navigate to the file(s) you wish to upload to the ftp site.
 - f) 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 deh.loptoxic@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 @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) If site is a new case without an RO#, use the street address instead.
 - d) If your document meets the above requirements and you follow the submission instructions, you will receive a notification by email indicating that your document was successfully uploaded to the ftp site.