



**Mark Horne**  
Project Manager  
Marketing Business Unit

**Chevron Environmental  
Management Company**  
6101 Bollinger Canyon Road  
San Ramon, CA 94583  
Tel (925) 790-3964  
markhorne@chevron.com

Alameda County Health Care Services  
1131 Harbor Bay Parkway, Suite 250  
Alameda, CA 94502-6577

**RECEIVED**

By Alameda County Environmental Health 10:35 am, Aug 25, 201

Re: Chevron Service Station No. 90076  
4265 Foothill Boulevard  
Oakland, CA

I have reviewed the attached letter titled *Response Letter*.

I agree with the conclusions and recommendations presented in the referenced report. The information in this report is accurate to the best of my knowledge and all local Agency/Regional Board guidelines have been followed. This report was prepared by GHD Services Inc, upon whose assistance and advice I have relied.

This letter is submitted pursuant to the requirements of California Water Code Section 13267(b)(1) and the regulating implementation entitled Appendix A pertaining thereto.

I declare under penalty of perjury that the foregoing is true and correct to the best of my knowledge.

Sincerely,

A handwritten signature in blue ink that reads "Mark E. Horne".

Mark Horne  
Project Manager

Attachment: *Response Letter*



August 21, 2015

Reference No. 311977

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

Dear Mr. Detterman:

**Re: Response Letter  
Chevron Service Station 90076  
4265 Foothill Boulevard  
Oakland, California  
Fuel Leak Case No. RO0000427**

On behalf of Chevron Environmental Management Company (EMC), GHD Services Inc. (GHD) formerly Conestoga-Rovers & Associates (CRA) has prepared this letter in response to Alameda County Environmental Health (ACEH) correspondence, dated June 10, 2015 (Attachment A), for the site referenced above (Figure 1). In the letter, ACEH conditionally approves the work plan proposed in CRA's *Site Investigation Report, Updated Site Conceptual Model, and Work Plan* dated April 17, 2015; however ACEH requests incorporation of the following technical comments during the proposed work and GHD addresses them below.

1. *Vicinity Basement/Foundation Depths.*

*ACEH states that the basement depth of the house, downgradient of the site has not been determined or documented; therefore the ACEH notes that it is uncertain if vapor probes VP-1 through VP-4 sufficiently evaluates the potential for vapor intrusion at a depth of 5 feet below the building foundation and that the vertical migration of vapor from groundwater to a basement does not appear to have been evaluated.*

CRA sent a letter to the property owners on December 1, 2014 requesting information on the building's slab depth, and no response was been received. CRA also requested building records from the City of Oakland for the property, and the City of Oakland stated that they did not have any records of that property. Although the building's slab depth is not known, GHD suspects the slab to be at a depth of approximately 8 feet below grade (fbg). This depth is estimated by the assumption that the standard height of a building story is approximately 10 feet, and it appears that the underground story has approximately two feet above the ground surface. The original plan was to install vapor probe VP-4 at approximately 9 fbg during the field activates that was conducted in conjuncture with CRA's *Site Investigation Report, Updated Site Conceptual Model, and Work Plan* dated April 17, 2015, but groundwater was encountered at 6 fbg and the VP-4 was installed at 5 fbg instead.

GHD believes that VP-1 through VP-4 sufficiently evaluates vapor intrusion risk as groundwater is encountered at approximately 6 fbg as noted during the installation of VP-4 (Figure 2). Furthermore, based on depth to groundwater observed at the property boundary, it would not be possible to install a vapor probe below the basement foundation. Probes VP-1 through VP-4 are installed at approximately 5 fbg approximately 1 foot above where groundwater was encountered. As the probes are located 1 foot above groundwater, any hydrocarbons that could potentially volatilize from groundwater would be captured during the probe's sampling, due to the close proximity to groundwater. As the February 2015 sampling event results from vapor probes VP-1, VP-3, and VP-4 where below the Low Threat Closer Policy<sup>1</sup> soil vapor concentration levels, and therefore does pose an intuition risk.

2. *Vapor Well Resampling (VP-5 and VP-6)*

GHD concurs with ACEH's request to resample vapor probes VP-5 and VP-6 in conjunction with the installation of the proposed well at the northern property boundary.

3. *Offsite Direct Contact Evaluation*

GHD proposes to advance one boring, to approximately to 10 fbg in the vicinity of well C-4 (Figure 2) to further evaluate hydrocarbons in soil below 7.5 fbg. The boring will be advanced using the methods outlined in CRA's *Site Investigation Report, Updated Site Conceptual Model, and Work Plan* dated April 17, 2015 with the exception that the hand auger will be advanced 10 fbg instead 8 fbg, and soil samples will be collected at 5 and 10 fbg. GDH will proceed with the proposed scope of work upon receipt of written approval from ACEH. CRA will then obtain all the required permits, work to coordinate access to the proposed locations and schedule the subcontractors.

4. *Vicinity Well Survey*

GHD will request well records from the Department of Water Resources (DWR) and Alameda County Public Works Agency (ACPWA) to provide an updated well survey to ACEH in the requested *Site Investigation Report and Updated Focused Site Conceptual Model*.

5. *Quarterly Groundwater Monitoring*

GHD will incorporate wells C-2, C-4, C-6, and C-7 to the quarterly monitoring and sampling schedule, along with the newly installed well C-11 and the proposed new well on the northern portion of the property. Currently C-7 is not accessible, as the property owner has changed and has not yet signed an agreement to allow access to the property. EMC is currently working with the new property owner to obtain access to C-7. Furthermore, this access issue also affects access to well C-9 as well. GHD will submit quarterly sampling reports as noted in the reporting scheduled noted in the letter.

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<sup>1</sup> *Low-Threat Underground Storage Tank Case Closure Policy*, California State Water Resources Control Board, August 2012.

If you have any questions or comments regarding this letter or the project, please contact Nathan Lee at (925)849-1003 or nathan.lee@ghd.com.

Regards,

GHD



*Nathan Lee*

Nathan Lee, PG #8684

OY/mws/8

Encl.

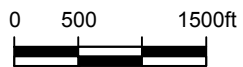
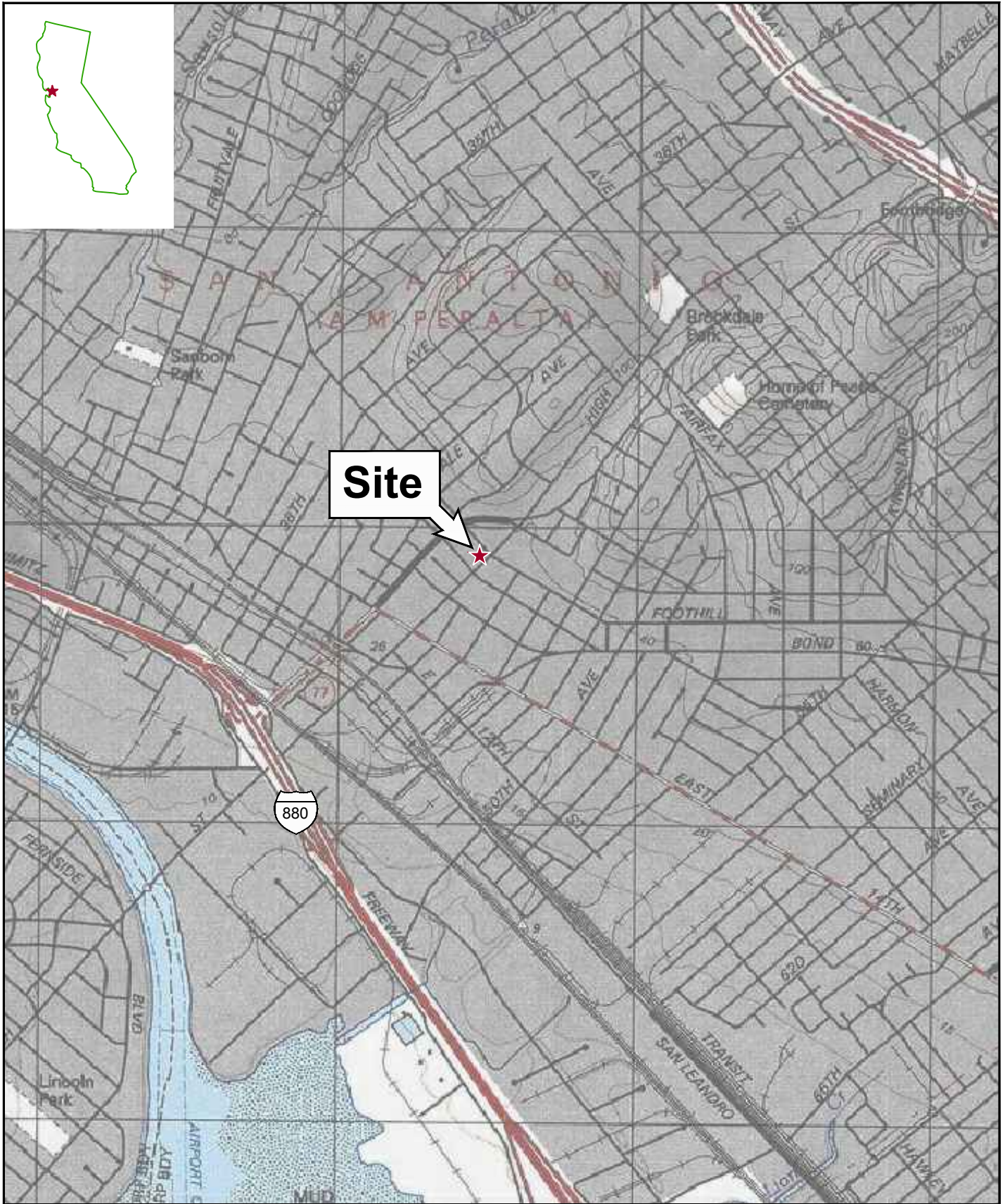
Figure 1 Vicinity Map

Figure 2 Site Plan

Attachment A Agency Letter

cc: Mr. Mark Horne, Chevron (*electronic copy*)  
Mr. Ed Ralston, P66 (email copy)  
Loi Van Le and Josephine N. Le, Property Owners

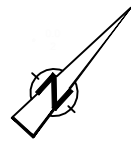
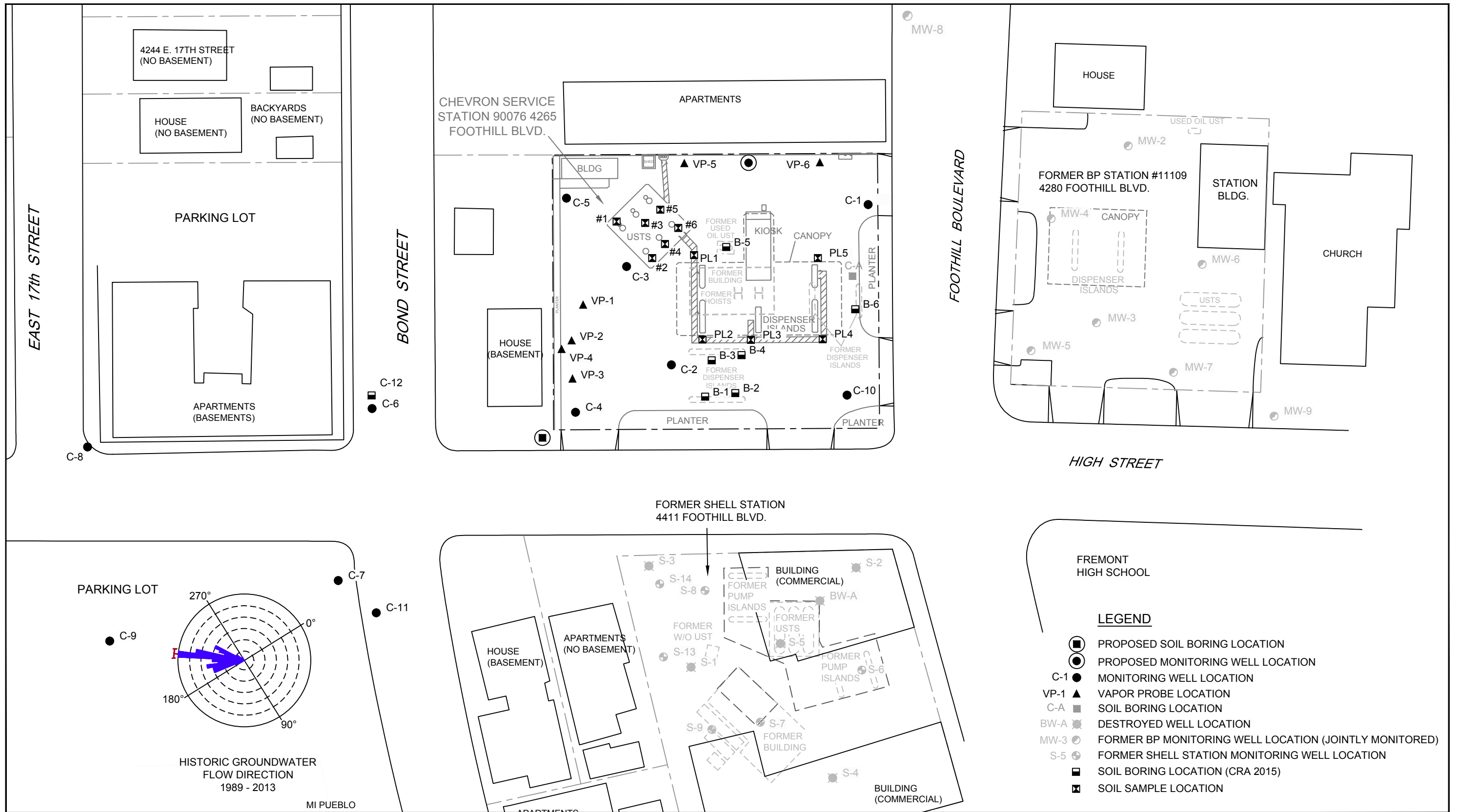
# Figures



CHEVRON SERVICE STATION 90076  
 4265 FOOTHILL BOULEVARD  
 OAKLAND, CALIFORNIA

311977-95  
 Aug 14, 2015

VICINITY MAP



SOURCE: MORROW SURVEYING .DWG DRAWING DATED MARCH, 2015 FOR CRA. SURVEYED DATE 2/25/15. COORDINATES BASED ON CA STATE PLANE ZONE 3. COORDINATES FROM GPS OBSERVATIONS USING CSDS VIRTUAL SURVEY NETWORK. COORDINATE DATUM IS NAD 83.  
NOTE: BASEMENT PRESENCE BASED ON FIELD OBSERVATIONS



CHEVRON SERVICE STATION 90076  
4265 FOOTHILL BOULEVARD  
OAKLAND, CALIFORNIA  
**PROPOSED SOIL BORING AND  
MONITORING WELL LOCATIONS**

311977  
Aug 14, 2015

# Attachment A Agency Letter





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

June 10, 2015

Mr. Mark Horne  
Chevron Environmental Management Company  
6101 Bollinger Canyon Rd.  
San Ramon, CA 94583  
(sent via electronic mail to: [markhorne@chevron.com](mailto:markhorne@chevron.com))

Loi & Josephine Le  
Loi V Le et al.  
4265 Foothill Blvd.  
Oakland, CA 94601

Subject: Modified Work Plan Approval; Fuel Leak Case No. RO0000427 and GeoTracker Global ID T0600100339, Chevron #9-0076, 4265 Foothill Blvd, Oakland, CA 94601

Dear Mr. Horne and Mr. and Ms. Le:

Alameda County Environmental Health (ACEH) staff has reviewed the case file for the above referenced site including the *Site Investigation Report, Updated Focused Site Conceptual Model, and Work Plan*, dated April 17, 2015 and the *First Semi-Annual 2015 Groundwater Monitoring and Sampling Report*, dated May 8, 2015. The reports were prepared and submitted on your behalf by Conestoga-Rovers & Associates (CRA). Thank you for submitting the reports.

The referenced work plan proposes to install one groundwater monitoring well along the "western" property line in order to evaluate groundwater concentrations along that perimeter, and beneath an apparent vapor source, as documented at recently installed vapor wells VP-5 and VP-6.

ACEH has previously evaluated the data and more recently collected data presented in the above-mentioned reports, in conjunction with the case files, and the State Water Resources Control Board's (SWRCBs) Low Threat Underground Storage Tank Case Closure Policy (LTCP). Based on ACEH staff review, we have determined that the site meets all General Criteria, but fails to meet the Media-Specific Criteria for Groundwater, the Media-Specific Criteria for Vapor Intrusion to Indoor Air, and the Media-Specific Criteria for Direct Contact (see Geotracker for a copy of the updated LTCP checklist).

Based on ACEH staff review of the work plan, the proposed scope of work is conditionally approved for implementation provided that the technical comments below are incorporated during the proposed work. Submittal of a revised work plan or a work plan addendum is not required unless an alternate scope of work outside that described in the work plan or these technical comments is proposed. We request that you address the following technical comments, perform the proposed work, and send us the report described below. Please provide 72-hour advance written notification to this office (e-mail preferred to: [mark.detterman@acgov.org](mailto:mark.detterman@acgov.org)) prior to the start of field activities.

#### TECHNICAL COMMENTS

1. **Work Plan Modifications** – The referenced work plan proposes a series of actions with which ACEH is in general agreement of undertaking; however, ACEH requests several modifications to the approach. Please submit a report by the date specified below.
  - a. **Vicinity Basement / Foundation Depths** – The depth of basements in the vicinity of the subject site, in particular the basement of the immediately downgradient house, have not been determined or documented; thus it is uncertain if vapor wells VP-1 to VP-4, installed along the "southern" property perimeter to a depth of 5 to 6 feet below grade surface (bgs) sufficiently evaluate the potential for vapor intrusion at a depth of 5 feet below the building foundation. This is an outstanding request from previous directive letters. Existing vapor data appears to indicate that soils in the upper five feet along the "southern" property perimeter do not appear to be a significant source of vapor to the residential basement;

however, the vertical migration of vapor from groundwater to a basement does not appear to have been evaluated. This may be important at this location due to the proximal location of this basement relative to well C-4, the groundwater well with the highest groundwater concentrations at the site (downgradient well C-4 recent contained concentrations of 8,800 micrograms per liter ( $\mu\text{g/l}$ ) Total Petroleum Hydrocarbons as gasoline [TPHg], and 1,400  $\mu\text{g/l}$  benzene in March 2015, utilizing a 25-foot long screen interval).

Please determine and report on the depth of this basement, and evaluate the appropriateness of vapor wells VP-1 to VP-4 to evaluate the potential for vapor intrusion into the basement from groundwater in conjunction with the LTCP requirement for the collection of vapor samples five feet beneath existing foundations. Please provide this data to ACEH in the report requested below, or alternatively in an effort to incorporate these actions into pending work, please communicate the need for additional data collection or additional vapor wells along the "southern" margin of the site prior to the commencement of the proposed field activities to address this apparent data gap.

- b. **Vapor Well Resampling (VP-5 and VP-6)** – It appears appropriate to request the resampling of vapor wells VP-5 and VP-6, by previously approved Standard Operating Procedures, in conjunction with the installation of the new groundwater monitoring well. This is in general conformance with Department of Toxic Substances Control (DTSC) guidance for multiple vapor sampling events. ACEH anticipates that this action would occur approximately six months after the initial sampling, would provide seasonal vapor fluctuation data, and may provide an additional line of evidence in regards to the potential for vapor intrusion to the immediately adjacent residential apartment building.
  - c. **Offsite Direct Contact Evaluation** – Based on older soil analytical data from well C-4 (3.9 milligrams per kilogram [ $\text{mg/kg}$ ] benzene collected at a depth of nine feet bgs in 1987), if similar or representative of concentrations in soil beneath the offsite residence, soil adjacent or beneath the residence would not meet the residential Direct Contact Media-Specific Criteria. ACEH notes that no product odor was noted in the bore log for C-4 above this approximate depth, and additionally, more recent soil samples collected from bores VP-1 to VP-4, indicate non-detectable concentrations above approximately 7.5 feet. However, more recent data at deeper than 7.5 feet has not been collected. While ACEH anticipates that the degradation of benzene concentrations near C-4 will have occurred in the intervening years, please evaluate the appropriateness of confirmation soil samples in this area of the site. Similar to comments above, please provide this evaluation in the report requested below, or alternatively communicate the need for additional data collection along the "southern" margin of the site prior to the commencement of the proposed field activities to address this apparent data gap.
  - d. **Vicinity Well Survey** – Thank you for including a copy of the 1990 well survey in the referenced investigation report. In order to verify that no additional wells, as vertical conduits or sensitive receptors, have been installed in the intervening 25 years, please update, using Department of Water Resources (DWR) and Alameda County Public Works Agency (ACPWA) databases, the well survey for the since and vicinity. Please plot and list any deeper domestic, irrigation, cathodic protection, or other wells found within 2,000 feet of the subject site. Please be aware that well construction details, but not well addresses are considered confidential by the State. Therefore, please do not include the addresses in your report.
2. **Quarterly Groundwater Monitoring** – Please monitor recently installed wells on a quarterly basis for a minimum period of one hydrologic cycle. Please additionally include groundwater sampling and analysis from wells C-2, C-4, C-6, and C-7 in to the quarterly program. Depth-to-water measurements are requested from all wells, including non-sampled wells. Please submit quarterly groundwater monitoring reports by the dates identified below.

**TECHNICAL REPORT REQUEST**

Please upload technical reports to the ACEH ftp site (Attention: Mark Detterman), and to the State Water Resources Control Board's Geotracker website, in accordance with the following specified file naming convention, and in Attachment 1, and schedule:

- **August 21, 2015** – Site Investigation Report and Updated Focused Site Conceptual Model  
File to be named RO427\_SWI\_R\_yyyy-mm-dd
- **November 20, 2015** – Third Quarter 2015 Groundwater Monitoring Report  
File to be named: RO427\_GWM\_R\_yyyy-mm-dd
- **February 26, 2016** – Fourth Quarter 2015 Groundwater Monitoring Report  
File to be named: RO427\_GWM\_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.

Online case files are available for review at the following website: <http://www.acgov.org/aceh/index.htm>.

If your email address does not appear on the cover page of this notification, ACEH is requesting you provide your email address so that we can correspond with you quickly and efficiently regarding your case.

Should you have any questions, please contact me at (510) 567-6876 or send me an electronic mail message at [mark.detterman@acgov.org](mailto:mark.detterman@acgov.org).

Sincerely,



Digitally signed by Mark E. Detterman  
DN: cn=Mark E. Detterman, o, ou, email,  
c=US  
Date: 2015.06.10 12:03:42 -07'00'

Mark E. Detterman, PG, CEG  
Senior Hazardous Materials Specialist

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

cc: Nathan Lee, Conestoga-Rovers & Assoc., 5900 Hollis Street, Suite A, Emeryville, CA 94608  
(sent via electronic mail to [NLee@croworld.com](mailto:NLee@croworld.com))

Kiersten Hoey, Conestoga-Rovers & Assoc., 5900 Hollis Street, Suite A, Emeryville, CA 94608;  
(sent via electronic mail to [KHoey@croworld.com](mailto:KHoey@croworld.com))

Dilan Roe, ACEH (Sent via E-mail to: [dilan.roe@acgov.org](mailto:dilan.roe@acgov.org))  
Mark Detterman, ACEH, (sent via electronic mail to [mark.detterman@acgov.org](mailto:mark.detterman@acgov.org))  
Geotracker, Electronic 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

ACEH's Environmental Cleanup Oversight Programs (LOP and SLIC) 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 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 Spills, Leaks, Investigations, and Cleanup (SLIC) 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 for more information on these requirements ([http://www.waterboards.ca.gov/water\\_issues/programs/ust/electronic\\_submittal/](http://www.waterboards.ca.gov/water_issues/programs/ust/electronic_submittal/)).

#### 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.

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

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

- 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 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](mailto: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) Using Internet Explorer (IE4+), go to <ftp://alcoftp1.acgov.org>
    - (i) Note: Netscape, Safari, and Firefox browsers will not open the FTP site as they are NOT being supported at this time.
  - b) Click on Page located on the Command bar on upper right side of window, and then scroll down to Open FTP Site in Windows Explorer.
  - 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 [deh.loptoxic@acgov.org](mailto: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.