



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

March 25, 2013

Hooshang & Simin Hadjian
16210 Foothill Boulevard
San Leandro, CA 94578
(sent via electronic mail to: hooshanghadjian@sbcglobal.net)

Subject: Closure Transmittal; Fuel Leak Case No. RO0000457 and Geotracker Global ID T0600102077;
Foothill Gas, 16210 Foothill Boulevard, San Leandro, CA 94578

Dear Hadjian & Simin Hooshang:

This letter transmits the enclosed underground storage tank (UST) case closure letter in accordance with Chapter 6.75 (Article 4, Section 25299.37[h]). The State Water Resources Control Board adopted this letter on February 20, 1997. As of March 1, 1997, the Alameda County Environmental Health (ACEH) is required to use this case closure letter for all UST leak sites. We are also transmitting to you the enclosed case closure summary. These documents confirm the completion of the investigation and cleanup of the reported release at the subject site. The subject fuel leak case is closed.

SITE INVESTIGATION AND CLEANUP SUMMARY

Please be advised that the following conditions exist at the site:

- A soil vapor survey has not conducted at the site. Redevelopment in proximity to the UST system will require evaluation of soil vapor, at a minimum.
- The disposition of UST excavation spoils, and the additionally excavated product line soil, is unknown.
- Review of the *Creek & Watershed Map of Hayward & San Leandro*, (Oakland Museum of California, 1997) indicates the sites sits over a former, filled, shallow swale and that a storm drain appears to directly underlie the site. The storm drain trends approximately south-southeast. The unusual flow direction observed at the site may in part be explained by this situation.
- MTBE was the only fuel oxygenate analyzed for in soil. DIPE, ETBE, TAME, TBA, EDB, and EDC were not analyzed for in soil.
- A preferential pathway, utility survey, or well survey report was not completed for this site. A well survey for the site at 16304 Foothill Blvd (Chevron; RO0000368) was used instead.
- Groundwater sampling of an unregistered residential well by the consultant for a nearby Chevron site documented the presence of 2.3 µg/l MTBE in groundwater. Contamination in this residential irrigation well has been principally ascribed to the Chevron case due to both the general groundwater flow direction at both sites, and due to the former presence of MTBE at significantly higher concentrations at the Chevron site (up to 24,000 µg/l).

Hadjian & Simin Hooshang:

RO0000457

March 25, 2013, Page 2

- The case closure for this fuel leak site is granted for the current commercial land use as a gasoline service station. If a change in land use to any residential or other conservative land use scenario occurs at this site; Alameda County Environmental Health (ACEH) must be notified as required by Government Code Section 65850.2.2. A soil vapor survey has not been conducted as a part of this investigation. Redevelopment in proximity to the UST system will require evaluation of soil vapor, at a minimum. ACEH will re-evaluate the case upon receipt of approved development/construction plans.
- Excavation or construction activities in areas of residual contamination require planning and implementation of appropriate health and safety procedures by the responsible party prior to and during excavation and construction activities.

If you have any questions, please call Mark Detterman at (510) 567-6876. Thank you.

Sincerely,



Donna L. Drogos, P.E.
Division Chief

Enclosures: 1. Remedial Action Completion Certificate
 2. Case Closure Summary

cc: Ms. Cherie McCaulou (w/enc.), SF- Regional Water Quality Control Board, 1515 Clay Street, Suite 1400, Oakland, CA 94612, (sent via electronic mail to CMacaulou@waterboards.ca.gov)

Donna Drogos, (sent via electronic mail to donna.drogos@acgov.org)
Mark Detterman (sent via electronic mail to mark.detterman@acgov.org)
Electronic File, GeoTracker



REMEDIAL ACTION COMPLETION CERTIFICATION

March 25, 2013

Hooshang & Simin Hadjian
16210 Foothill Boulevard
San Leandro, CA 94578
(sent via electronic mail to: hooshanghadjian@sbcglobal.net)

Subject: Case Closure for Fuel Leak Case No. RO0000457 and Geotracker Global ID T0600102077; Foothill Gas, 16210 Foothill Boulevard, San Leandro, CA 94578

Dear Hadjian & Simin Hooshang:

This letter confirms the completion of a site investigation and remedial action for the underground storage tanks formerly located at the above-described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tank(s) are greatly appreciated.

Based on information in the above-referenced file and with the provision that the information provided to this agency was accurate and representative of site conditions, this agency finds that the site investigation and corrective action carried out at your underground storage tank(s) site is in compliance with the requirements of subdivisions (a) and (b) of Section 25299.37 of the Health and Safety Code and with corrective action regulations adopted pursuant to Section 25299.77 of the Health and Safety Code and that no further action related to the petroleum release(s) at the site is required.

Claims for reimbursement of corrective action costs submitted to the Underground Storage Tank Cleanup Fund more than 365 days after the date of this letter or issuance or activation of the Fund's Letter of Commitment, whichever occurs later, will not be reimbursed unless one of the following exceptions applies:

- Claims are submitted pursuant to Section 25299.57, subdivision (k) (reopened UST case); or
- Submission within the timeframe was beyond the claimant's reasonable control, ongoing work is required for closure that will result in the submission of claims beyond that time period, or that under the circumstances of the case, it would be unreasonable or inequitable to impose the 365-day time period.

This notice is issued pursuant to subdivision (h) of Section 25299.37 of the Health and Safety Code. Please contact our office if you have any questions regarding this matter.

Sincerely,


Ariu Levi
Director

**CASE CLOSURE SUMMARY
LEAKING UNDERGROUND FUEL STORAGE TANK - LOCAL OVERSIGHT PROGRAM**

I. AGENCY INFORMATION

Date: July 26, 2012

Agency Name: Alameda County Environmental Health	Address: 1131 Harbor Bay Parkway
City/State/Zip: Alameda, CA 94502-6577	Phone: (510) 567-6876
Responsible Staff Person: Mark Detterman	Title: Senior Hazardous Materials Specialist

II. CASE INFORMATION

Site Facility Name: Foothill Gas		
Site Facility Address: 16210 Foothill Boulevard, San Leandro, CA 94578		
RB Case No.: 01-2261	STID No.: 1262	LOP Case No.: RO0000457
URF Filing Date: 1/29/97	Geotracker ID: T0600102077	APN: 080A-0187-009-02
Responsible Parties	Addresses	Phone Numbers
Hadjian and Simin Hooshang	16210 Foothill Boulevard San Leandro, CA 94578-2105	---

Tank I.D. No	Size in Gallons	Contents	Closed In Place/Removed?	Date
----	5,000	Gasoline	Removed	1/28/1997
----	5,000	Gasoline	Removed	1/28/1997
----	8,000	Gasoline	Removed	1/28/1997
----	8,000	Gasoline	Removed	1/28/1997
Piping			Removed	1/28/1997

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and Type of Release: Corrosion/pitting of leaded and unleaded gasoline USTs. Holes were discovered in one tank, and suspected in others.		
Site characterization complete? Yes	Date Approved By Oversight Agency: ----	
Monitoring wells installed? Yes	Number: 3	Proper screened interval? Yes *
Highest GW Depth: 9.66 ft bgs	Lowest GW Depth: 11.90 ft bgs	Flow Direction: East
Most Sensitive Current Use: Potential drinking water source.		

* Well MW-1 appears to monitor a deeper zone of the same water-bearing zone monitored by wells MW-2 and MW-3.

Summary of Production Wells in Vicinity: Two historic residential wells were located by a well survey for a Chevron service station (16304 Foothill Blvd; RO0000368) at a distance of 940 feet and 1570 ft to the south-southwest of the site. Since well installation both addresses have been redeveloped and the condition or existence of the wells is unknown. Two additional unregistered residential wells were discovered in a door to door well survey conducted for the Chevron station. The discovered wells are located on Bevil Way, at an approximate distance of 1,450 feet south-southwest of the site. One was reported to be buried and unused. The second is reported to be used once a month for irrigation purposes only. Construction details for both are unknown. The remaining well was sampled by Chevron for TPHg, BTEX, MTBE, ETBE, TAME, DIPE, and TBA on February 13, 2012. Groundwater in the well contained 2.3 µg/l MTBE. While impacts are documented, Chevron's consultant has found that this concentration does not represent a significant risk, principally because the concentration is below existing contaminant health risk goals at this time. While ultimately with some uncertainty, contamination in this residential irrigation well is principally ascribed to the Chevron case due to both the general groundwater flow direction at both sites, and due to the former presence of MTBE at significantly higher concentrations at the Chevron site (up to 24,000 µg/l).			
Are drinking water wells affected? No		Aquifer Name: East Bay Plain	
Is surface water affected? No		Nearest SW Name: Lake Chabot, approximately 1.5 miles north	
Off-Site Beneficial Use Impacts (Addresses/Locations): Residential irrigation well; 16308 Bevil Way, San Lorenzo			
Reports on file? Yes		Where are reports filed? Alameda County Environmental Health	
TREATMENT AND DISPOSAL OF AFFECTED MATERIAL			
Material	Amount (Include Units)	Action (Treatment or Disposal w/Destination)	Date
Tank	2- 5,000 gallon 2-8,000 gallon	Reported disposed of at Erickson, Inc, Richmond, CA	1/28/1997
Piping	Not reported	Reported disposed of at Erickson, Inc, Richmond, CA	1/28/1997
Free Product	Not Reported	-----	-----
Soil	Not Reported	-----	-----
Groundwater	15,000 gallons 127 gallons	<ul style="list-style-type: none"> Groundwater removed during tank excavation in January, 1997. Water was disposed of at an unknown location. Groundwater removed during purging of wells and stored on site. Disposal location is unknown. 	1/27/1997 Purges occurred 10/26/1998 and 11/2/1998

MAXIMUM DOCUMENTED CONTAMINANT CONCENTRATIONS BEFORE AND AFTER CLEANUP
 (Please see Attachments 1 through 6 for additional information on contaminant locations and concentrations)

Contaminant	Soil (ppm)		Water (ppb)	
	Before	After	Before	After
TPH (Gas)	870 ¹	870	4,000 ¹	<50 ²
TPH (Diesel)	Not Analyzed	Not Analyzed	Not Analyzed	Not Analyzed
TPH (Motor Oil)	Not Analyzed	Not Analyzed	Not Analyzed	Not Analyzed
Oil and Grease	Not Analyzed	Not Analyzed	Not Analyzed	Not Analyzed
Benzene	2.3 ¹	1.8 ¹	110 ¹	<0.5 ²
Toluene	10 ¹	2.3 ¹	88 ¹	<0.5 ²
Ethylbenzene	3.0 ¹	3.0 ¹	46 ¹	<0.5 ²
Xylenes	98 ¹	98 ¹	620 ¹	<0.5 ²
Heavy Metals (Cd, Cr, Pb, Ni, Zn)	4.8 ^{1,*}	4.8 ^{1,*}	Not Analyzed	Not Analyzed
MTBE	9.4 ^{3**}	9.4 ^{3**}	2,800 ^{3***}	1.4 ^{4***}
Other (8240/8270)	Not Analyzed	Not Analyzed	Not Analyzed	Not Analyzed

¹ Sample was collected from the original tank or product line excavations on January 28 and 30, 1997.

² Groundwater sample collected on July 19, 2000.

³ MTBE; result from the original tank excavation on January 30, 1997.

⁴ MTBE; result from groundwater monitoring event on July 19, 2000.

* Lead was the only heavy metal analyzed in soil.

**MTBE was the only fuel oxygenate analyzed in soil.

***DIPE, ETBE, TAME, and TBA were only analyzed once in groundwater during a groundwater monitoring event on July 19, 2000 and reported as <1.0 ppb, <1.0 ppb, <1.0 ppb, <5.0 ppb, respectively. EDB & EBC were not analyzed.

Site History and Description of Corrective Actions:

The site is currently a Valero gas station on the north side of Foothill Boulevard. The site is surrounded by residential and commercial properties, with the MacArthur Freeway located approximately 100 feet to the southwest. The current site topology has a slight slope toward the southwest; this appears to be in part due to the presence of fill soils beneath the site as interpreted from existing bore logs. Soils close to the surface are stiff, gravelly clays, while deeper soils are Cenozoic sandstone and shale deposits. Review of the *Creek & Watershed Map of Hayward & San Leandro*, (Oakland Museum of California, 1997) indicates the site sits over a former, filled, shallow swale and that a storm drain appears to directly underlie the site. The storm drain trends approximately south-southeast. The unusual flow direction observed at the site may in part be explained by this situation.

Two 5,000 gallon and two 8,000 gallon USTs were removed from the site on January 28, 1997. During the excavation, product emulsion was observed on the surface of the water. Groundwater was encountered at approximately 11 feet below ground surface (fbgs). Soil samples were collected on January 28, 1997 under the former island locations and along the piping trench (P-1 through P-9) at depths between two to three fbgs. Additional soil samples (P-10 and P-11) were collected on January 30, 1997, at depths of 6 and 9.5 feet bgs, respectively. Soil samples were also collected from the tank pit (T-1 through T-5), and water sample W-1 was collected from the excavation. The greatest concentrations of contamination were found in the samples taken from beneath the islands and in the piping trench. Soil samples contained concentrations up to 870 mg/kg Total Petroleum Hydrocarbons as gasoline (TPHg) and 2.3 mg/kg benzene (P-3 and P-5, respectively). The water sample collected from the excavation pit contained 4,000 µg/l TPHg, 110 µg/L benzene, and 2,800 µg/l MTBE. Approximately 15,000 gallons of water were removed from the tank pit, but it is not known if groundwater extraction took place prior to groundwater sampling. The disposition of UST excavation spoils, and the additionally excavated product line soil, was not reported.

On October 13, 1998 three groundwater monitoring wells (MW-1 through MW-3) were installed. A total of eight soil samples were collected during the monitoring well installation at selected five-foot intervals. During drilling, a faint odor was noted at three feet bgs in MW-3; PID readings are not documented. Only the soil samples collected during MW-3 monitoring well installation contained contamination, with the highest concentrations at 5.5 feet bgs up to 1.8 mg/kg methyl tertiary-butyl ether (MTBE), 0.005 mg/kg ethylbenzene, and 0.019 mg/kg total xylenes. Groundwater in well MW-1 was encountered at a depth of 32 feet bgs, while groundwater was encountered in wells MW-2 and MW-3 at a depth of approximately 16 feet bgs. After drilling groundwater stabilized at approximately 11.5 feet bgs in all wells, and ranged between 9.66 and 11.68 ft bgs over the next year of groundwater monitoring. Analysis of the groundwater samples revealed that all analytes were non-detectable standards limits of reporting, except MTBE. Groundwater in well MW-3 contained 190 µg/l MTBE after installation.

Groundwater monitoring and sampling at the site occurred quarterly between November 1998 and July 2000. Monitoring well MW-3 consistently had the highest concentrations of MTBE, with a maximum of 340 ppb on February 2, 1999 and a minimum of 1.2 ppb on July 19, 2000. Ethylbenzene and xylenes were detected in groundwater samples from MW-1 on January 7, 2000 at concentrations of 0.52 ppb and 2.3 ppb, respectively.


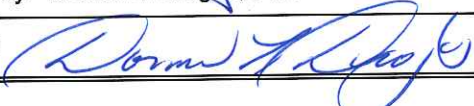
IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? Yes		
Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? Yes		
Does corrective action protect public health for current land use? Alameda County Environmental Health staff does not make specific determinations concerning public health risk. However, based upon the information available in our files to date, it does not appear that the release would present a risk to human health based upon current land use and conditions.		
<p>Site Management Requirements: The case closure for this fuel leak site is granted for the current commercial land use as a gasoline service station. If a change in land use to any residential or other conservative land use scenario occurs at this site; Alameda County Environmental Health (ACEH) must be notified as required by Government Code Section 65850.2.2. A soil vapor survey has not been conducted as a part of this investigation. Redevelopment in proximity to the UST system will require evaluation of soil vapor, at a minimum. ACEH will re-evaluate the case upon receipt of approved development/construction plans.</p> <p>Excavation or construction activities in areas of residual contamination require planning and implementation of appropriate health and safety procedures by the responsible party prior to and during excavation and construction activities.</p>		
Should corrective action be reviewed if land use changes? Yes		
Was a deed restriction or deed notification filed? No		Date Recorded: ----
Monitoring Wells Decommissioned: No	Number Decommissioned: 0	Number Retained: 3
List Enforcement Actions Taken: None		
List Enforcement Actions Rescinded: None		

V. ADDITIONAL COMMENTS, DATA, ETC.

<p>Considerations and/or Variances:</p> <ul style="list-style-type: none"> • A soil vapor survey has not conducted at the site. Redevelopment in proximity to the UST system will require evaluation of soil vapor, at a minimum. • The disposition of UST excavation spoils, and the additionally excavated product line soil, is unknown. • Review of the <i>Creek & Watershed Map of Hayward & San Leandro</i>, (Oakland Museum of California, 1997) indicates the sites sits over a former, filled, shallow swale and that a storm drain appears to directly underlie the site. The storm drain trends approximately south-southeast. The unusual flow direction observed at the site may in part be explained by this situation. • MTBE was the only fuel oxygenate analyzed for in soil. DIPE, ETBE, TAME, TBA, EDB, and EDC were not analyzed for in soil. • A preferential pathway, utility survey, or well survey report was not completed for this site. A well survey for the site at 16304 Foothill Blvd (Chevron; RO0000368) was used instead. • Groundwater sampling of an unregistered residential well by the consultant for a nearby Chevron site documented the presence of 2.3 µg/l MTBE in groundwater. Contamination in this residential irrigation well has been principally ascribed to the Chevron case due to both the general groundwater flow direction at both sites, and due to the former presence of MTBE at significantly higher concentrations at the Chevron site (up to 24,000 µg/l). <p>Conclusion:</p> <p>Alameda County Environmental Health staff believe that the levels of residual contamination do not pose a significant threat to water resources, public health and safety, and the environment under the current commercial land use as a gasoline service station based upon the information available in our files to date. No further investigation or cleanup for the fuel leak case is necessary at this time. However, as specified in the Site Management Requirements, re-evaluation of this case may be required if land uses changes to any other commercial, residential, or other conservative land use scenario. ACEH staff recommend closure for this site.</p>
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VI. LOCAL AGENCY REPRESENTATIVE DATA


Prepared by: Mark Detterman, P.G., C.E.G.	Title: Senior Hazardous Materials Specialist
Signature: 	Date: 7/27/12
Approved by: Donna L. Drogos, P.E.	Title: Division Chief
Signature: 	Date: 07/27/12

This closure approval is based upon the available information and with the provision that the information provided to this agency was accurate and representative of site conditions.

VII. REGIONAL BOARD NOTIFICATION

Regional Board Staff Name: Cherie McCaulou	Title: Engineering Geologist
Notification Date: 7/30/12	

VIII. MONITORING WELL DECOMMISSIONING

Date Requested by ACEH:	Date of Well Decommissioning Report: 3/15/2013	
All Monitoring Wells Decommissioned: <input checked="" type="radio"/> Yes <input type="radio"/> No	Number Decommissioned: 3	Number Retained: 0
Reason Wells Retained: NA		
Additional requirements for submittal of groundwater data from retained wells: NA		
ACEH Concurrence - Signature: 	Date: 3/27/2013	

Attachments:

1. Site Vicinity Maps (2 pp)
2. Site Plans (3 pp)
3. Soil Analytical Data (4 pp)
4. Groundwater Elevation and Analytical Data (3 pp)
5. Boring Logs (3 pp)

This document and the related CASE CLOSURE LETTER & REMEDIAL ACTION COMPLETION CERTIFICATE shall be retained by the lead agency as part of the official site file.

Detterman, Mark, Env. Health

From: MCcaulou, Cherie@Waterboards [Cherie.MCcaulou@waterboards.ca.gov]
Sent: Monday, July 30, 2012 6:19 PM
To: Detterman, Mark, Env. Health
Subject: RE: Case Closure Summary for Foothill Gas (RO457)

Mark – I received your notification and recommendation for case closure of Case No. RO457. We have no comments. Thank you.

From: Mark Env. Health Detterman [<mailto:Mark.Detterman@acgov.org>]
Sent: Monday, July 30, 2012 4:14 PM
To: MCcaulou, Cherie@Waterboards
Subject: Case Closure Summary for Foothill Gas (RO457)

Cherie,

Attached is a closure summary for RO0000457 Foothill Gas located at 16210 Foothill Blvd in San Leandro, CA to comply with the RWQCB's 30-day review period. If no comments from the RWQCB are received within the 30-day review period, ACEH will proceed with case closure.

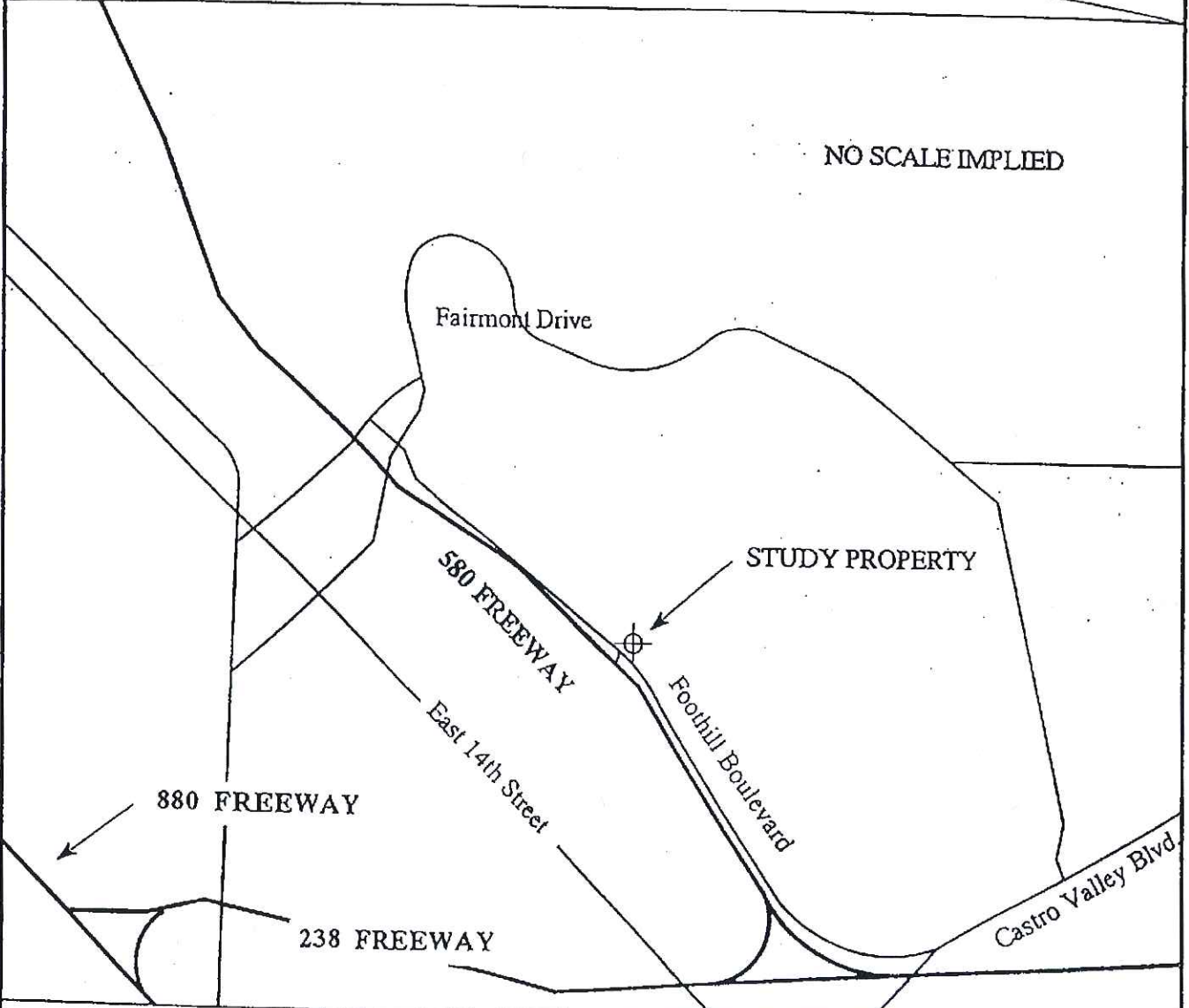
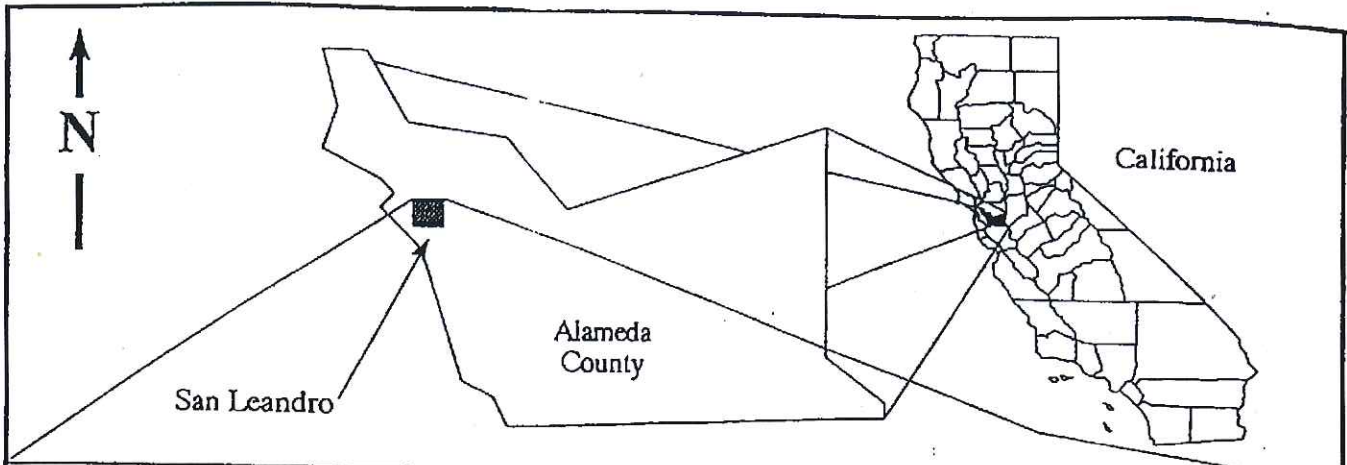
Please contact me if you have any comments or questions regarding the subject site.
Regards,

*Mark Detterman
Senior Hazardous Materials Specialist, PG, CEG
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502
Direct: 510.567.6876
Fax: 510.337.9335
Email: mark.detterman@acgov.org*

PDF copies of case files can be downloaded at:

<http://www.acgov.org/aceh/top/ust.htm>

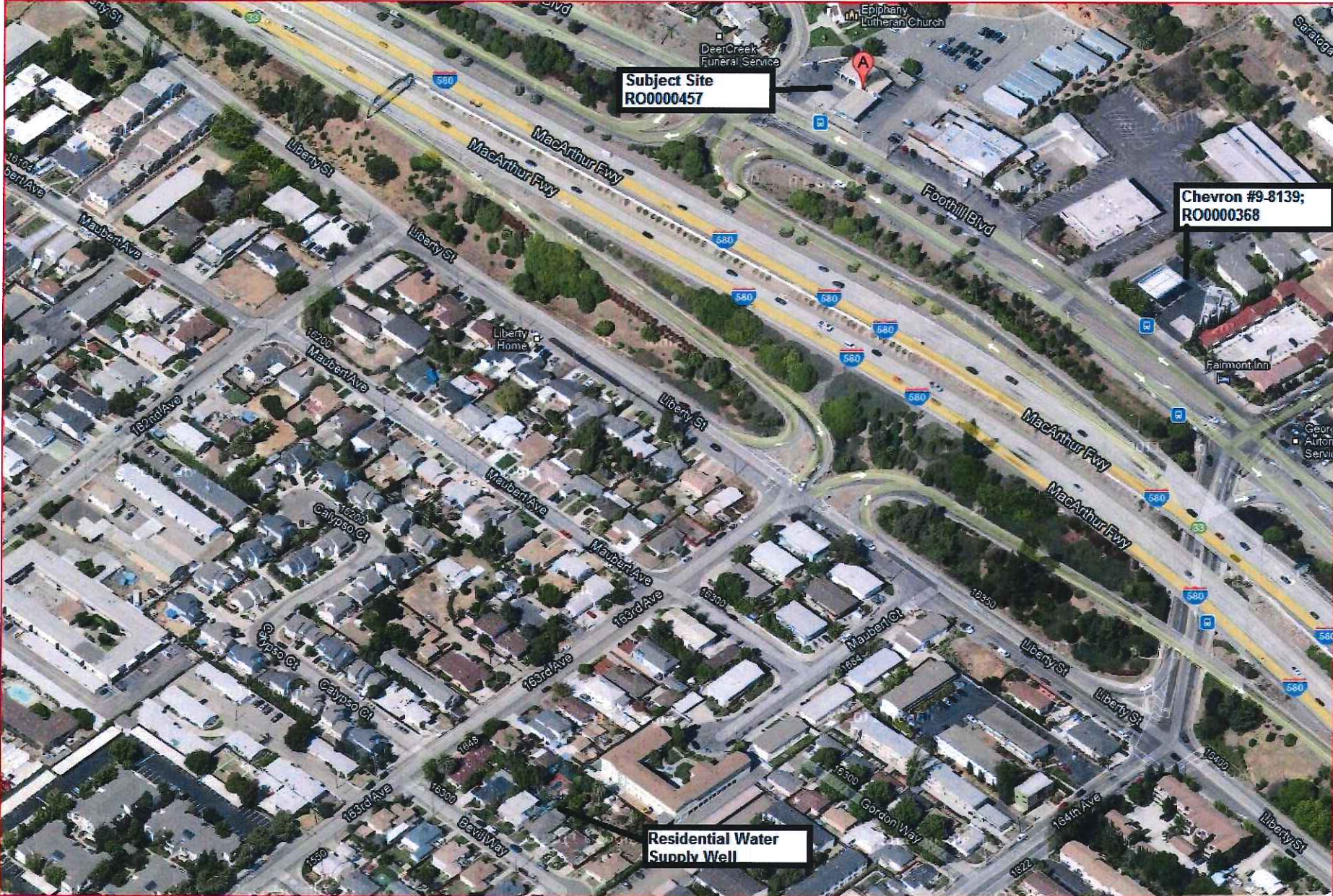
ATTACHMENT 1



PARKER
Environmental
Services

190 East 7th Street
Pittsburg, CA 94565
(510) 439-1024

FOOTHILL BEACON
16210 Foothill Boulevard
San Leandro, California
Figure 1 - Vicinity Map



**Subject Site
RO0000457**

**Chevron #9-8139;
RO0000368**

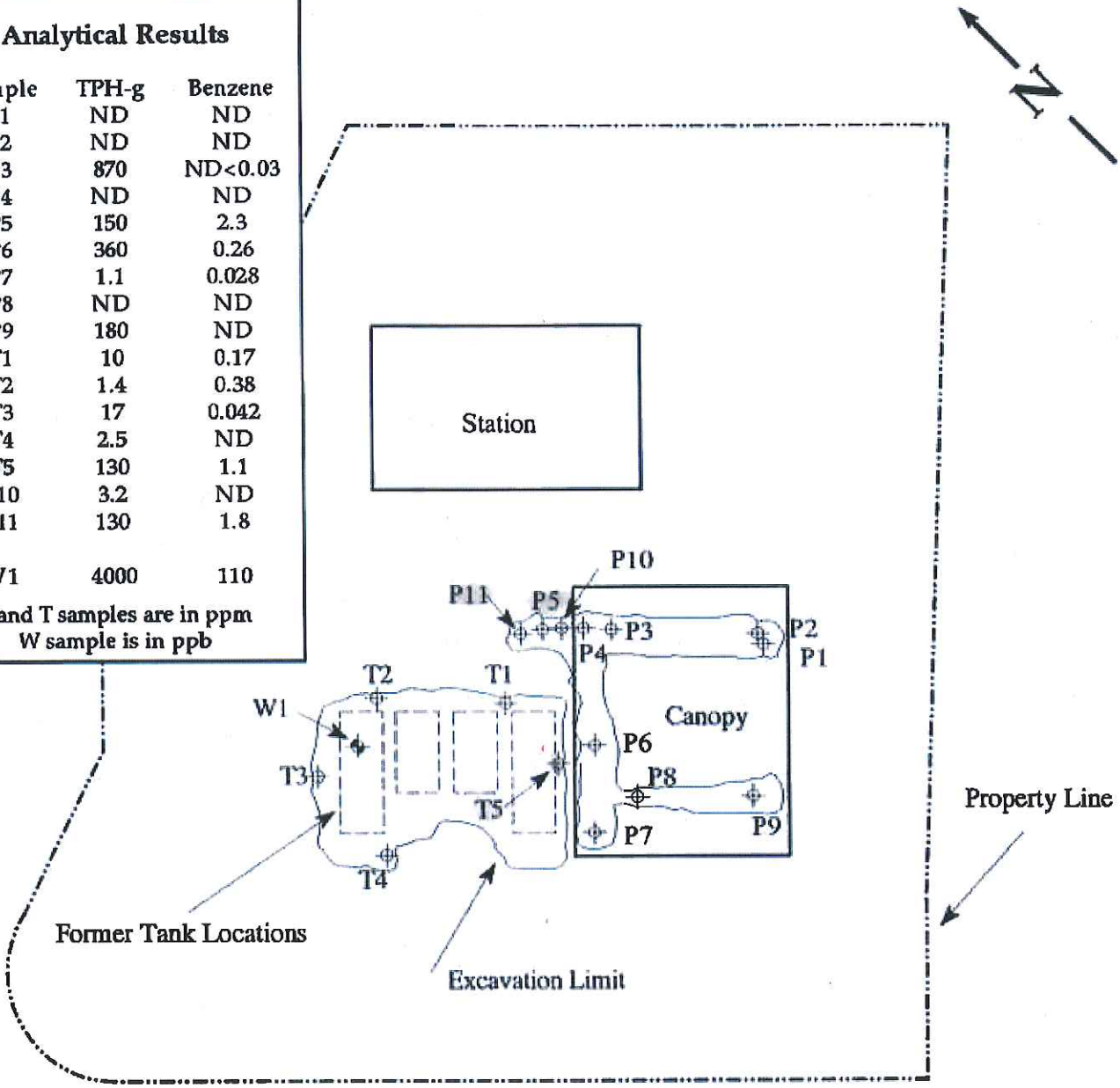
**Residential Water
Supply Well**

ATTACHMENT 2

Analytical Results

Sample	TPH-g	Benzene
P1	ND	ND
P2	ND	ND
P3	870	ND<0.03
P4	ND	ND
P5	150	2.3
P6	360	0.26
P7	1.1	0.028
P8	ND	ND
P9	180	ND
T1	10	0.17
T2	1.4	0.38
T3	17	0.042
T4	2.5	ND
T5	130	1.1
P10	3.2	ND
P11	130	1.8
W1	4000	110

P and T samples are in ppm
W sample is in ppb



FOOTHILL BOULEVARD

Samples were obtained on January 28 and 30, 1997.

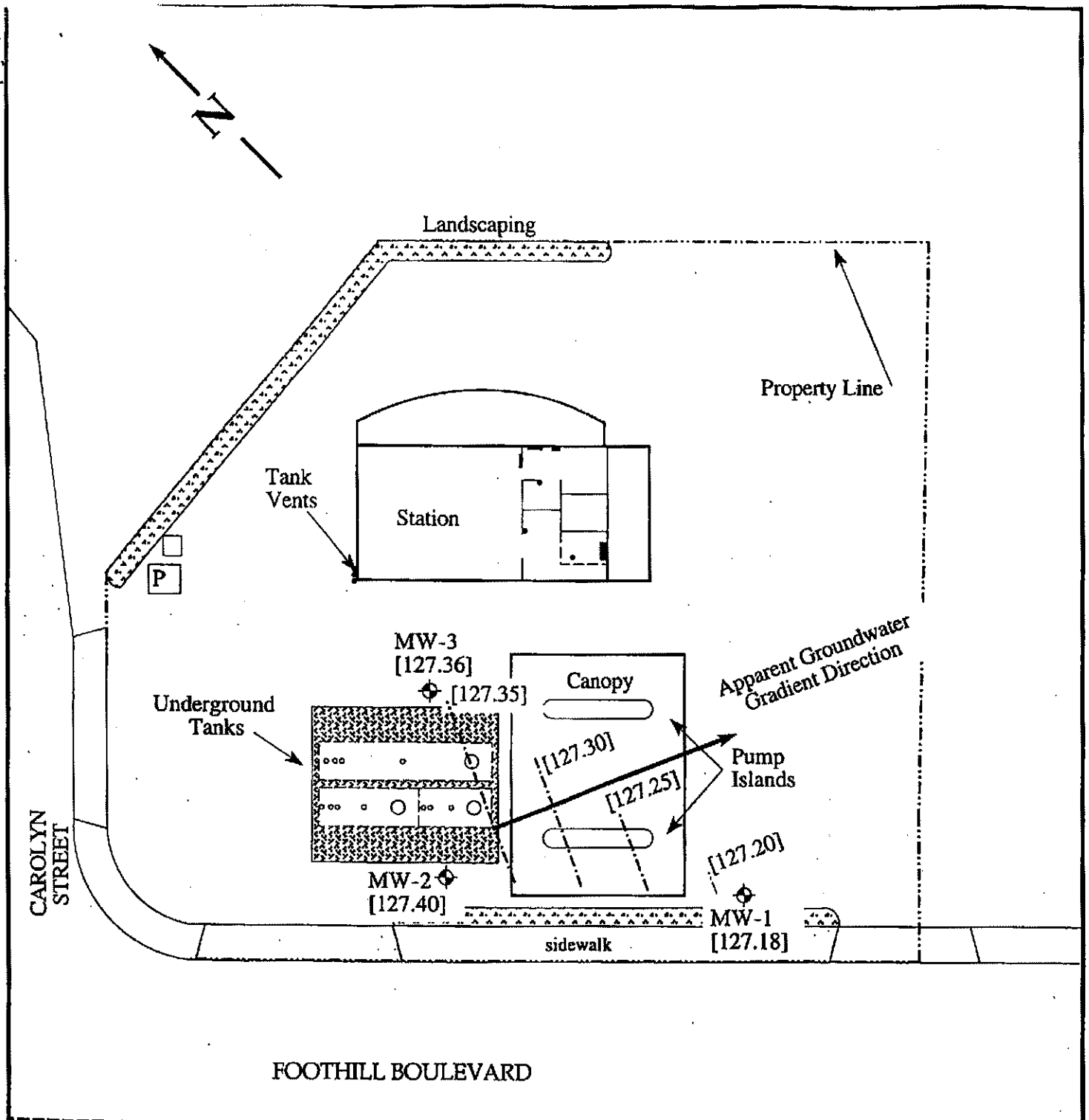
Scale: 1" = 30'
Locations of Site Features are Approximate

Project 130-05-01

PARKER
Environmental
Services

190 East 7th Street
Pittsburg, CA 94565
(510) 439-1024

UST Removal Sampling Points
Beacon Station
16210 Foothill Boulevard
San Leandro, California



FOOTHILL BOULEVARD

580 FREEWAY

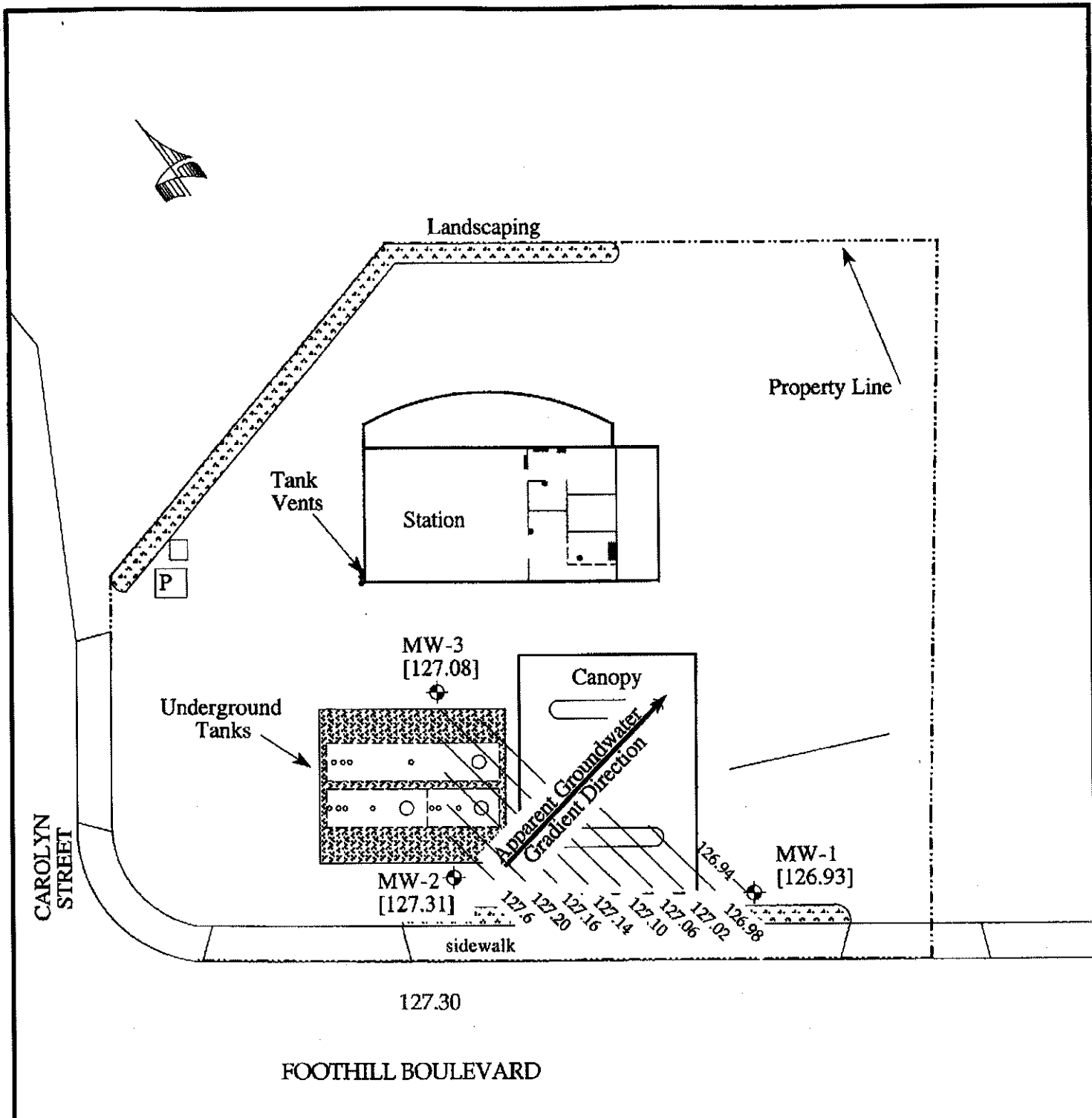
Scale: 1" = 30'

- ⊕ = monitoring well
- [X.X] = groundwater elevation
- - - = line of equal elevation

Location of site features are approximate.

PARKER Environmental Services	190 East 7th Street Pittsburg, CA 94565 (925) 439-1024
--	--

Figure 3 - Groundwater Gradient
Foothill Beacon
16210 Foothill Boulevard
San Leandro, CA



580 FREEWAY

Scale: 1" = 30'

Samples Taken on July 19, 2000

- ⊕ = monitoring well
- [X.X] = groundwater elevation
- - - = line of equal elevation

Location of site features are approximate.

PARKER Environmental Services	190 East 7th Street Pittsburg, CA 94565 (925) 439-1024
--	--

Figure 2 - Groundwater Gradient
Foothill Beacon
16210 Foothill Boulevard
San Leandro, CA

ATTACHMENT 3

California Petroleum Equipment
Project 130-05-01

Table 1
Soil Sample Analytical Results
Foothill Beacon, 16210 Foothill Boulevard
San Leandro, California

Sample	TPH-gas	MTBE	benzene	toluene	ethyl-benzene	xylenes
1/28/97						
P-1@2'	ND	ND	ND	ND	ND	ND
P-2@2'	ND	ND	ND	ND	ND	0.011
P-3@2'	870	7.4	ND<0.03	0.59	ND<0.03	98
P-4@2'	ND	ND	ND	ND	ND	ND
P-5@3'	150	110	2.3	10	2.3	19
P-6@3'	360	0.43	0.26	1.5	1.0	14
P-7@3'	1.1	0.70	0.028	0.074	0.009	0.031
P-8@2'	ND	0.16	ND	ND	ND	0.012
P-9@2'	180	1.5	ND	0.093	0.16	0.32
1/30/97						
T-1@10.5'	10	9.4	0.17	0.23	0.074	0.68
T-2@10.5'	1.4	1.3	0.38	0.008	ND	ND
T-3@10.5'	17	0.24	0.042	0.027	0.026	0.056
T-4@10.5'	2.5	0.10	ND	0.009	ND	0.044
T-5@10.5'	130	0.48	1.1	0.19	3.0	5.8
P-10@6'	3.2	.38	ND	0.007	ND	0.005
P-11@9.5'	130	2.6	1.8	2.3	3.0	18
det. lim. (S)	1.0	0.05	0.005	0.005	0.005	0.005
<hr/>						
W-1@11'	4000	2800	110	88	46	620
det. lim. (W)	50	5.0	0.5	0.5	0.5	0.5

Soil results are in mg/kg or parts per million (ppm), Water results are in µg/L or parts per billion (ppb).
ND = not detected at or above method detection limits

IV. SAMPLE ANALYTICAL RESULTS

Soil Sample Analytical Results

Eight soil samples from the three monitoring wells were analyzed for TPH as gasoline, MTBE, and BTEX (Figure 3 - Soil Sample Results). Two samples were analyzed from MW-1, while three samples were analyzed for both MW-2 and MW-3.

Laboratory analysis showed no hydrocarbons detected in the soil samples from MW-1 and MW-2, while MW-3 showed trace amounts of MTBE, Ethylbenzene and Xylenes. Table 3 shows sample results, and copies of the laboratory report are attached.

Table 4 - Soil Sample Analysis Results
Foothill Beacon
16210 Foothill Boulevard, San Leandro, California
Samples Collected October 13, 1998

Sample I.D.	TPH-gas	MTBE	benzene	toluene	ethylbenzene	xylenes
MW-1 @ 25.5'	ND	ND	ND	ND	ND	ND
MW-1 @ 30.5'	ND	ND	ND	ND	ND	ND
MW-2 @ 5.5'	ND	ND	ND	ND	ND	ND
MW-2 @ 10.5'	ND	ND	ND	ND	ND	ND
MW-2 @ 15.5'	ND	ND	ND	ND	ND	ND
MW-3 @ 5.5'	ND	1.8	ND	ND	0.005	0.019
MW-3 @ 10.5'	ND	0.38	ND	ND	ND	ND
MW-3 @ 15.5'	ND	0.34	ND	ND	ND	ND
Detect. limit	1.0	0.05	0.005	0.005	0.005	0.005

* Results are in mg/kg or parts per million (ppm). ND = not detected at or above method detection limits.

Groundwater Sample Analytical Results

Groundwater samples were obtained from the wells on November 2, 1998 and analyzed for TPH as gasoline (EPA method 5030/8015) with BTEX and MTBE (method 602). Sample analysis shows no TPH-g, BTEX or MTBE detected in MW-1 and MW-2. TPH-g and BTEX were not detected in MW-3, but MTBE was detected at 190 parts per billion (ppb).

McCAMPBELL ANALYTICAL INC.

110 2nd Avenue South, #D7, Pacheco, CA 94553

Tele: 510-798-1620 Fax: 510-798-1622

Parker Environmental Services 190 East 7th Street Pittsburg, CA 94565	Client Project ID: 130-05-01; Calif. Petroleum Equip.	Date Sampled: 01/30/97
	Client Contact: Jim Parker	Date Received: 01/30/97
	Client P.O:	Date Extracted: 01/30/97
		Date Analyzed: 01/31/97

Lead*

EPA analytical methods 6010/200.7, 239.2[†]

Lab ID	Client ID	Matrix	Extraction ^o	Lead*	% Recovery Surrogate
73351	T1 @ 10.5'	S	TTLC	3.0	106
73352	T2 @ 10.5'	S	TTLC	3.1	105
73353	T3 @ 10.5'	S	TTLC	ND	106
73354	T4 @ 10.5'	S	TTLC	ND	105
73355	T5 @ 10.5'	S	TTLC	3.2	110
73356	P10 @ 6'	S	TTLC	4.8	108
73357	P11 @ 9.5"	S	TTLC	3.5	106
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit		S	TTLC	3.0 mg/kg	
		W	TTLC	0.005 mg/L	
		--	STLC,TCLP	0.2 mg/L	

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

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

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

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

[&] reporting limit raised due matrix interference

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

DHS Certification No. 1644

EH

Edward Hamilton, Lab Director



McCAMPBELL ANALYTICAL INC.

110 Second Avenue South, #D7, Pacheco, CA 94553
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<http://www.mccampbell.com> E-mail: main@mccampbell.com

Parker Environmental Services 190 East 7 th Street Pittsburg, CA 94565	Client Project ID: Foot hill Beacon; 16210 Foothill Blvd., San Leandro	Date Sampled: 10/13/98
	Client Contact: Jim Parker	Date Received: 10/14/98
	Client P.O:	Date Extracted: 10/16/98
		Date Analyzed: 10/20/98

Lead*

EPA analytical methods 6010/200.7, 239.2*

Lab ID	Client ID	Matrix	Extraction °	Lead*	% Recovery Surrogate
96943	MW-3/5.5	S	TTLIC	ND	104
96944	MW-3/10.5	S	TTLC	ND	100
96945	MW-3/15.5	S	TTLC	ND	99
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit	S	TTLC	3.0 mg/kg		
	W	TTLC	0.005 mg/L		
	---	STLC,TCLP	0.2 mg/L		

* soil and sludge samples are reported in mg/kg, wipe samples in ug/wipe, and water samples and all STLC / SPLP / TCLP extracts in mg/L
 *Lead is analysed using EPA method 6010 (ICP)for soils, sludges, STLC & TCLP extracts and method 239.2 (AA Furnace) for water samples
 ° EPA extraction methods 1311(TCLP), 3010/3020(water,TTLC), 3040(organic matrices,TTLC), 3050(solids,TTLC); STLC - CA Title 22
 # surrogate diluted out of range; N/A means surrogate not applicable to this analysis
 ▲ reporting limit raised due matrix interference
 i) liquid sample that contains greater than ~2 vol. % sediment; this sediment is extracted with the liquid, in accordance with EPA methodologies and can significantly effect reported metal concentrations.

ATTACHMENT 4

bottles were sealed, labeled, and placed into a cooler with ice for transport to the state certified analytical lab. Chain of custody documentation was initiated.

At the lab, the samples were analyzed for TPH as gasoline by EPA methods 5030/8015, BTEX by EPA Method 602, and for the oxygenated compounds associated with gasoline by EPA Method 8260.

Well Surveying, Groundwater Gradient

The marks at the top of the well casings were surveyed by a State Licensed Land Surveyor (Benchmark Consultants of Antioch, CA) to the nearest 0.001 foot, rounded to the nearest 0.01 foot (Table 2: Well Elevation Data). Elevations were shot from an established vertical datum taken from a 7.5 minute USGS Map. From the well elevations and depth to groundwater measurements, the elevation of the potentiometric surface was established relative to mean sea level (MSL). The top of casing elevations for the three monitor wells range from 137.94 feet at MW-2 to 138.88 feet above MSL at MW-3. Groundwater elevations at the wells range from 127.15' at MW-1 to 127.45' at MW-3 (Figure 3 - Potentiometric Surface Map).

**Table 3 - Well Elevation Data
Foothill Beacon
16210 Foothill Boulevard, San Leandro, California
Groundwater levels measured October 26, 1998 and November 2, 1998**

Well	Well Depth (Feet TOC)	T.O.C. Elev. (Feet MSL)	Depth to Water (Feet TOC)		Water Elev. (Feet MSL)	
			10/26	11/02	10/26	11/02
MW-1	38.29	138.57	11.42	11.39	127.15	127.18
MW-2	24.55	137.94	10.49	10.54	127.45	127.40
MW-3	24.37	138.88	11.60	11.52	127.28	127.36

TOC represents top of casing. From the survey and depth to groundwater measurement data, the site groundwater on October 26, 1998 gradient direction was N 79.83 °E, with an average gradient of 0.0082 ft./ft. while the gradient on November 2, 1998 was found to have an average gradient direction of S 69.30 °E, with an average gradient of 0.0036 ft./ft. A gradient representation is attached (Figure 3 - Groundwater Gradient Map For 11/2/98).

**Table 5 - Groundwater Sample Results, TPH-g and BTEX
Foothill Beacon
16210 Foothill Boulevard, San Leandro, California
Samples Collected on November 2, 1998**

Sample I.D.	TPH-gas	MTBE	benzene	toluene	ethylbenzene	xylenes
MW-1	ND	ND	ND	ND	ND	ND
MW-2	ND	ND	ND	ND	ND	ND
MW-3	ND	190	ND	ND	ND	ND
Detect. limit	50	5.0	0.5	0.5	0.5	0.5

* Results are in µg/kg or parts per billion (ppb). ND = not detected at or above method detection limits.

V. SUMMARY AND CONCLUSIONS

Three 2-inch monitoring wells were installed at this site. One well is 39 feet deep, while the other two wells are about 25 feet deep. No odors were detected during drilling and well installation of MW-1 and MW-2. A slight gasoline odor was noticed from the shallow soils of MW-3. Similarly, soil sample results show detectable petroleum hydrocarbons only in MW-3.

Groundwater at this site is about 10 to 11 feet BGS, at an elevation of about 127 feet above mean sea level (MSL). Apparent groundwater gradient direction is N 79.83° E, with a gradient of 0.0082 ft/ft. on October 26, 1998 while the gradient direction on November 2, 1998 was S 69.30 °E, with an average gradient of 0.0036 ft./ft.

Laboratory analyses of the groundwater samples show only detectable MTBE in MW-3 at 190 parts per billion. MW-1 and MW-2 samples were non-detect for all analytes tested.

VI. RECOMMENDATIONS

Parker Environmental Services recommends monitoring of the wells continue quarterly. This will provide information concerning seasonal variations of groundwater elevations and gradients. It will also provide a history of petroleum hydrocarbons amounts in the groundwater.

Copies of this and future reports will be sent to the Alameda County Environmental Health office and the California RWQCB, San Francisco Bay Region, Oakland.

Cumulative Table of Well Data and Analytical Results

Vertical Measurements are in feet.

Analytical values are in parts per billion (ppb)

DATE	Well Head Elevation	Ground Water Elevation	Depth To Water	Notes	TPH-Gasoline	Benzene	Toluene	Ethyl-Benzene	Xylenes	MTBE	tert-Butanol
MW-1											
2/20/99	138.57	128.08	10.49		ND	ND	ND	ND	ND	ND	--
6/24/99	138.57	127.45	11.12		ND	ND	ND	ND	ND	ND	--
8/24/99	138.57	127.14	11.43		ND	ND	ND	ND	ND	ND	--
1/7/00	138.57	126.77	11.80		ND	ND	ND	0.52	2.3	ND	--
7/19/00	138.57	126.93	11.64		ND	ND	ND	ND	ND	1.4	--
MW-2											
2/20/99	137.94	128.28	9.66		ND	ND	ND	ND	ND	ND	--
6/24/99	137.94	127.62	10.32		ND	ND	ND	ND	ND	ND	--
8/24/99	137.94	127.29	10.65		ND	ND	ND	ND	ND	ND	--
1/7/00	137.94	127.09	10.85		ND	ND	ND	ND	ND	ND	--
7/19/00	137.94	127.31	10.63		ND	ND	ND	ND	ND	1.0	--
MW-3											
2/20/99	138.88	128.27	10.61		ND	ND	ND	ND	ND	340	--
6/24/99	138.88	127.60	10.61		ND	ND	ND	ND	ND	86	--
8/24/99	138.88	127.30	11.58		ND	ND	ND	ND	ND	81	--
1/7/00	138.88	126.98	11.90		ND	ND	ND	ND	ND	67	--
7/19/00	138.88	127.08	11.68		ND	ND	ND	ND	ND	1.2	--



BOREHOLE LITHOLOGIC LOG

BOREHOLE No. MW-1 Sheet 1 of 2

Project No.:	Date: <u>10/13/98</u>	Drilling Co. <u>WetHazMat Drilling</u>	Drill Model <u>CME 76</u>
Client: <u>Parker Environmental Services, Inc.</u>		Drilling Method <u>HSA</u>	Borehole Diameter <u>3.25-in</u>
Location: <u>Foothill Beacon</u>		Ground Surface Elevation <u>unknown</u>	Datum: <u>ground surface</u>
<u>18210 Foothill Boulevard, San Leandro, California</u>		Borehole MW 1 was completed as a monitoring well MW-1	
Logged by: <u>GOL</u>	Driller: <u>DM/AV</u>		

Sampling Interval	PID/FID HNu/OVA reading	Depth feet	Sample Soil Sample Number	Graphic Soil Symbol	USCS Soil Symbol	Field Soil Description	
			MW-1/			0.15 ASPHALT; .25 basecrack	2-inch PVC casing and screen.
		1					
		2					
		3					
		4			CL	Most Cement Grout	
14		5					
12		6	6.6'			Dark yellowish brown 10YR 4/4, gravelly stiff clay.. No odor.	
30		7				Cobble	
		8					
		9			GC/ CL		
		10					
50		11	10.6'			Mixed dark yellowish brown 10YR 4/4 clayey gravel/sandy clay. Individual cobbles pale olive 5Y 6/3 very weathered. No odor.	
		12					
		13					
		14					
0		15					
11		16	15.5'		CL	Black 10YR 2/1 sticky clay. No odor.	
14		17					
		18				Bentonite Seal	
		19					
7		20					
8		21	20.5'			Pale olive 5Y 8/4 mottled brownish yellow 10YR 6/8 silty clay. No odor.	
10		22			CL		
		23					
		24					
0		25			ML	Yellowish brown 10YR 6/8 mottled dark yellowish brown pebbly sandy clayey silt. No odor.	

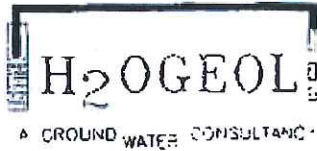
H₂OGEOL A GROUND WATER CONSULTANTS

BOREHOLE LITHOLOGIC LOG

Location: Foothill Beacon
16210 Foothill Boulevard, San Leandro, California
 BOREHOLE No. MW-1 Sheet 2 of 2

Sampling Elevations	PIDED HNUOVA reading	Depth feet	Sample	Soil Sample Number	Graphic Soil Symbol	USCS Soil Symbol	Field Soil Description	
11		26		26.5'	[Stippled Pattern]	ML	Yellowish brown 10YR 5/8 mottled dark yellowish brown pebbly sandy clayey silt. No odor.	
13		27						
		28						
		29						
		30						First Encountered Water at 30 Feet. ▽
12		31		30.5'				Yellowish brown 10YR 5/8 mottled dark yellowish brown pebbly sandy clayey silt. No odor.
16		32						
18		33						Lorstar No.3 Sand
		34						
		35						Yellowish brown 10YR 5/8 mottled dark yellowish brown pebbly sandy clayey silt. No odor.
		36						
		37						
		38						
		39						
		40				Total Wet Depth = 39.29 Feet bcl		
		41						
		42						
		43						
		44						
		45						
		46						
		47						
		48						
		49						
		50						
		51						
		52						
		53						
		54						
		55						

Screen openings = 0.020 inch



BOREHOLE LITHOLOGIC LOG

BOREHOLE No. MW-2 Sheet 1 of 1

Project No.: _____	Date: <u>10/13/98</u>	Drilling Co. <u>WaterMat Drilling</u>	Drill Model <u>CME 75</u>
Client: <u>Parker Environmental Services, Inc.</u>		Drilling Method <u>HSA</u>	Borehole Diameter <u>8.25-in</u>
Location: <u>Foothill Beacon</u>		Ground Surface Elevation <u>unknown</u>	Datum: <u>ground surface</u>
<u>16210 Foothill Boulevard, San Leandro, California</u>		Borehole MW-2 was completed as a monitoring well MW-2	
Logged by: <u>GDL</u>	Driller: <u>DM/AV</u>		

Water Level	<u>10.44</u>		
Time	<u>11:50</u>		
Date	<u>10/20/98</u>		

Sampling Blowcounts	PID/PID HNUOVA reading	Depth feet	Sample Soil Sample Number	Graphic Soil Symbol	USCS Soil Symbol	Field Soil Description
			<u>MW-2/1</u>			<u>0.25 ASPHALT; 0.6 baserock</u>
		1				
		2				
		3				
		4			<u>CL</u>	
		5				<u>Hard Cement Grout</u>
<u>8</u>		6	<u>5.5'</u>			<u>Very dark brown 10YR 2/2 mottled dark brown 7.5YR 3/4 stiff clay. No odor.</u>
<u>10</u>		7				
<u>10</u>		8				<u>Servite Seal</u>
		9				
		10			<u>CL</u>	
<u>5</u>		11	<u>10.5'</u>			<u>Black N/2 clay. No odor.</u>
<u>10</u>		12				
<u>11</u>		13				
		14				
<u>8</u>		15				
<u>11</u>		16	<u>15.5'</u>			<u>First Encountered Water at 16 Feet. ▽</u>
<u>14</u>		17				<u>Dark yellowish brown 10YR 5/4 gravelly clayey sand. No odor.</u>
		18				
		19				
		20			<u>SW</u>	<u>Lowester No.3 Sand</u>
		21				<u>Dark yellowish brown 10YR 5/4 gravelly clayey sand. No odor.</u>
		22				
		23				
		24				
		25				
Total Depth <u>24.8</u>						Total Well Depth = <u>24.55</u> Feet Oct.

2-inch PVC casing and screen
screen openings = 0.075 inch



BOREHOLE LITHOLOGIC LOG

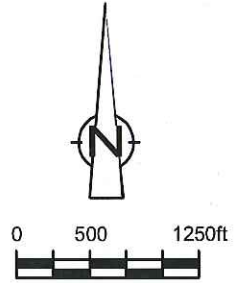
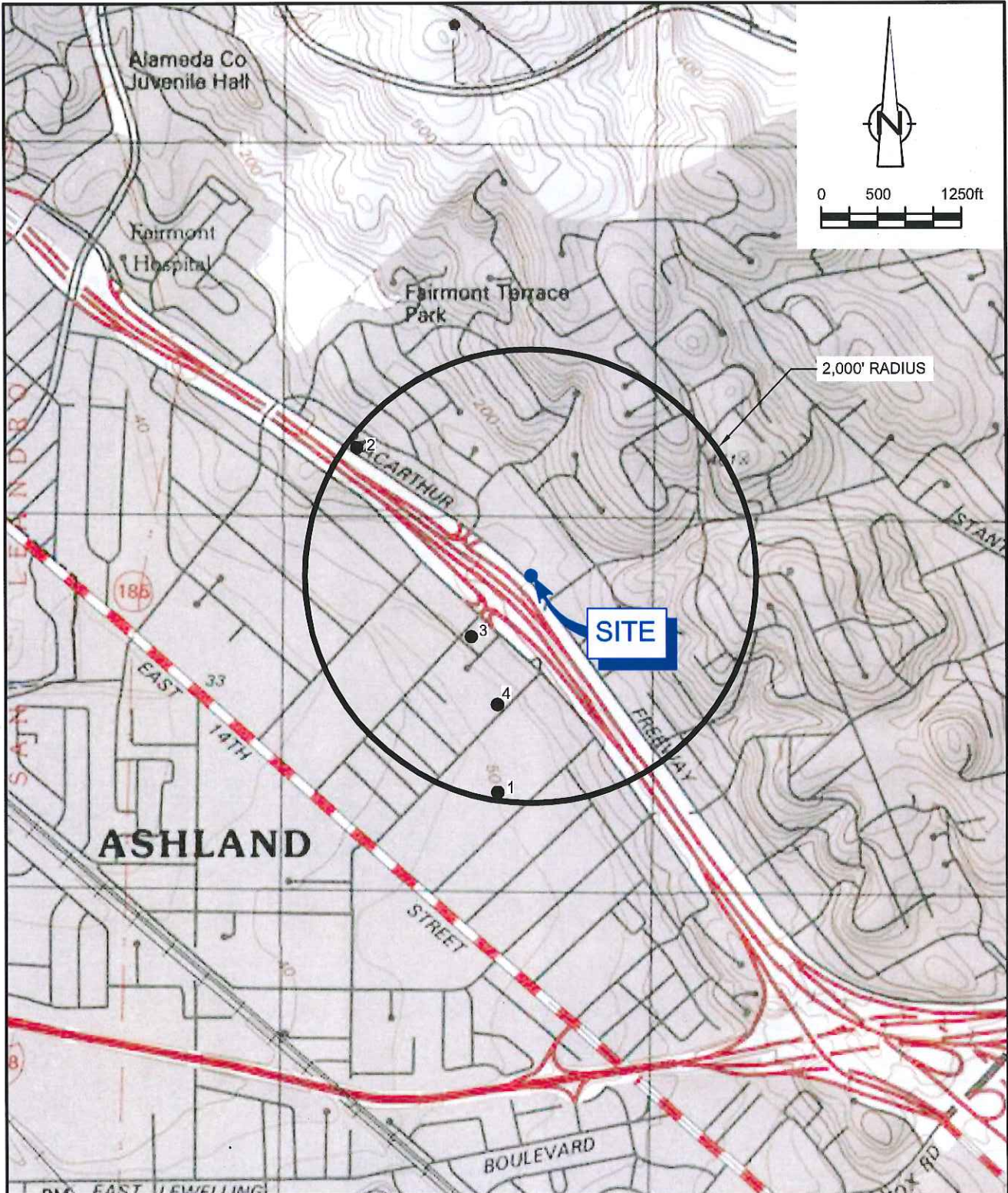
BOREHOLE No MW-3 Sheet 1 of 1

Project No: _____	Date: <u>10/13/88</u>	Drilling Co: <u>WstHazMat Drilling</u>	Drill Model: <u>CME 76</u>
Client: <u>Parker Environmental Services, Inc.</u>		Drilling Method: <u>HSA</u>	Borehole Diameter: <u>9.25-in</u>
Location: <u>Foothill Beacon</u>		Ground Surface Elevation: <u>unknown</u>	Datum: <u>ground surface</u>
<u>18210 Foothill Boulevard, San Leandro, California</u>		Borehole MW-3 was completed as a monitoring well MW-3	
Logged by: <u>GDL</u>	Driller: <u>DM/AV</u>		

Water Level	<u>11.60</u>		
Time	<u>12:11</u>		
Date	<u>10/26/88</u>		

Sampling Blows/counts	PID/FID HNU/OVA reading	Depth feet	Sample	Soil Sample Number	Graphic Soil Symbol	USCS Soil Symbol	Field Soil Description
							0.25 ASPHALT; 0.6 baserock
		1					
		2					
		3					At 3' faint fuel odor.
		4				CL	Heat Cement Grout
6		5					Black 10YR 2/1 mottled greenish gray 10Y 6/1 clay. No odor.
7		6		5.6'			
8		7					Barite Seal
		8				CL	
9		9					Black 10YR 2/1 mottled greenish gray 10Y 6/1 clay. No odor.
12		10					
14		11		10.5'			
		12					
		13					
		14					
9		15					Dark yellowish brown 10YR 5/4 sandy clayey sand. No odor.
11		16		15.5'			First Encountered Water at 16 Feet. ▽
14		17					
		18					
		19				SM/ML	Loosest No.3 Sand
		20					Dark yellowish brown 10YR 6/4 silty sand/sandy silt. No odor.
		21					
		22					
		23					
		24					Dark yellowish brown 10YR 5/4 stiff clay. No odor.
		25				CL	Total Well Depth = 24.37 Feet bcd

2-inch PVC casing and screen. Screen openings = 0.020 inch



2,000' RADIUS

SITE

ASHLAND

SOURCE: TOPOI MAPS.

LEGEND

- APPROXIMATE WELL LOCATION



WELL SURVEY MAP
 CHEVRON SERVICE STATION 9-8139
 16304 FOOTHILL BOULEVARD
 San Leandro, California

WELL SURVEY RESULTS
CHEVRON STATION 9-8139
16304 FOOTHILL BLVD.
SAN LEANDRO, CALIFORNIA

<i>Well No/ Figure ID</i>	<i>Well Owner</i>	<i>Well Address Street</i>	<i>City</i>	<i>Total Well Depth (ft)</i>	<i>Date Installed</i>	<i>Distance/Direction from Site (ft) (approx)</i>	<i>Well Use</i>
1	S. Niedo	1537 165th Ave.	San Leandro	80	1928	2,000 S-SW	Irrigation
2	Umeki Nursery	16001 Foothill Blvd.	San Leandro	75	1937	2,000 NW	Irrigation
3	A. Quilici	1700 163rd Ave.	San Leandro	71	1934	750 SW	Irrigation
4	Woodward	1595 164th Ave.	San Leandro	40	1915	1,200 SW	Irrigation