

12/2/94 Phoned Gary Nichols. He thanked me for my help. He already spoke w/Cheryl Gordon. Told him to ask Cheryl re 3 bids for QS. He wants to draw up wp for w oil UST removal. Told him he doesn't nec. have to triple rinse UST. Ask if Gary can do the removal as property owner? He's an electrical and general contractor, since 1971. He owns a backhoe. Naomi is only the mortgage holder. He asked lots of questions about how to fill out the closure plan. After .5 hr, I realized he didn't have the instructions! Faxed him the instructions.

Received faxed RWQCB letter (undated) from G. Nichols. The problem is that this letter requires a QR within "60 days of the date of this letter," but the letter is undated! Let's chase our tails, si?

12/5/94 mess fm and to G. Nichols. I told him he cannot do Tank Removal himself! Ask DA to do property ownership search.

12/13/94 left mess. G. Nichols. C. Gordon phoned re Tank Closure Plan. She wants me to write a 90-day letter. (Is this the right thing to do?) left mess Chuck Miller w/ACC: did he get contract to sample MWs?

12/15/94 spoke w/Tom, K. Graves and C. Gordon. KG left mess for NE. Cheryl may write ltr to RPs.

12/19/94 Received TANK Closure Plan. Contractor did not sign.

12/20/94 spoke w/K. Graves. left mess KTW and C. Gordon. FAXed Closure Plan to CG. David Glick phoned: he's going to sample the wells. Do I want to be present? yes 12/27, start at 9 am. Told him they may need to be resampled. He'll sound it first to see if they've silted up, and use bailer to check for turbidity. Gary Nichols may be there also.

12/21/94 Doug Lovell phoned (528-4234). He's been asked to bid on wo UST removal. Is it ok for **non-certified** HW hauler to transport it to Erickson? It's only 100 gal, probably 200 lb. Erickson wants \$1,100 to transport/dispose. Where are the regs that say USTs are HW? LUFT manual, App G. Told him to try Dexanna, Manley Trucking, or Rich Hamilton Trucking.

10/17/94 Messages to and from Gil. The main problem w/state CleanUp Fund is that the waste oil UST must be permitted. Maybe I should there is no tank permit, and they should get another permit? Naomi probably holds a security interest in UST, as opposed to actually owning it. But the law says she's the owner until this installment sale is over. And she should stay named as the prop owner in order to be eligible for the fund. Call him. Don Hwang is the new lead. **I found the file!** Cheryl said that Blessy's 4/21/94 request was answered. But they must be in current compliance. Wrote letter to RP.

10/28/94 Mess. fm N. English. She got Steve Ritchie's letter (re the PERP). I haven't gotten my copy yet. What should she do? Discussed the Tank Closure Plan, in my 10/24 letter (she didn't get yet), and another round of MW sampling (as per RWQCB letter). Discussed costs, etc.

11/1/94 Mess. fm N. English: how should she fill out closure plan? Just fill out items 1-9, 13, and sign on last page. I'll do 14, 15, 16. We'll leave the rest blank until we're closer to tank pull time.

11/8/94 messages fm and to N. English re how to fill out closure plan.

11/14/94 Tom met w/N. English; she walked in; JE was not in. She needed help on filling out closure plan. Tom told her to make sure contractor is still in business, and the proper phone and address are included. She called contractor from our office. She's still very upset.

11/22/94 Spoke w/C. Miller of ACC. Gary Nichols approached him for a bid on sampling 2 MWs (not 3). Don't they need all 3 MWs sampled? YES Do I need a wp for this? NO

Phoned Kevin Graves: I have not received my copy of their PERP letter yet!!! (left message)

got mess 11/21 from Cheryl Gordon: has RP submitted tank closure plan yet? NO Phoned Naomi English; told her that CleanUp Fund phoned. She said she's on crutches bec. she fell. She'll contact Cheryl Gordon. Cheryl phoned; said Naomi was in tears.

11/23/94 left mess. C.M. re Misty's query: Redevelop MWs if water is turbid; not if not.

11/29/94 Gary Nichols phoned (881-5790). Do they have to get 3 bids for the gw monitoring/sampling?

- 8/23/94 Mess. fm and to Simon Weiner of AQMD. Wants to know the conc. of soil to be aerated at Hooshi's. 415-749-5122. Spoke w/SW.
- 8/24/94 Site visit for aeration of soil and water. What's the financial situation of NE? Spoke w/D. Turcotte. Says the tax forms are confidential. DA could ask for them under the FOI Act.
- 8/25/94 Site visit for aeration of soil and water. Spoke w/Gil. NE may think we're harassing her. I should write the FOI Act request; he'll sign it. "This office is trying to determine the ability of NE to comply with our regs. . ." I'm reconsidering our request for overex around MW2. The contam. may spread under the bldg., in which case we may only be able to overex a fraction of the contam. It might be prudent to do some SBs inside the bldg to determine the extent of contam., and then regroup and consider the next phase of work. This should be viewed in light of our NOV's requesting overex. They may be considered back in compliance in this light. After all, they're in the process of disposing the contents of the drums.
- 8/26/94 Met w/K. Graves. Drafted letter to RP. Spoke w/Roel. He gave the file back to be filed. I can't find it. Spoke w/JB. She doesn't know where it is. I want to find out the last time the w.o. UST was tested for tightness. It should either be in use or be removed. I want to put this in my letter.
- 9/26/94 mess fm KGraves. He does not want to get Steve Ritchie to sign off on letter bec. he does not want to enforce anything vs N. English.
- 9/28/94 Hooshi phoned re oversight costs. Got bill for \$98.82 for Jan to june 94. Does he have to pay? referred him to NEnglish; I believe she has been paying. revised letter and put on Kevin's disk.
- 10/6/94 Mess fm C. Gordon of SWRCB CleanUp Fund. She needs tank permit and proof of financial responsibility before she can put case "in compliance." But the file is still missing from general files! I signed off on her "in compliance" form, re UST cleanup.
- 10/14/94 returned call fm Naomi. Spoke w/C. Gordon. Suggested she talk to Tom bec. we can't find file and it's holding up the LOC.

8/16/94 Pre-Enforcement Panel Review. See list of attendees. NE said Tom was the sole owner. She's his heir. No children. She inherited the trust deed on prop. Tom sold prop to Hooshi, and operated it til 88. Hooshi never sold gas. HG said he became tenant in 88. NE said 10/1/88. NE said they sold Mobil gas, but Mobil didn't have an interest in USTs. HG said he bought site in 92. He sold gas bet 88 and 90. GJ asked if the Ghassemi's make payments to NE via trust deed? NE said yes. She's #580 in B category on CleanUp Fund list.

Met w/NE and Ghassemi's for about .6hr after the Panel Review. We need to find a no cost or low cost way for them to come back into compliance. State wants to look at their file next week! Phoned Donna Turcotte to see if she can move their review back a little bit. Phoned AQMD to check out requirements for aeration of soil and gw. Spoke w/Ted Hull of permitting (415-749-4919), who said it would be ok to aerate gw by opening the lids and stirring it. We could use the same list of concs and amounts as for soil (Reg 8, Rule 40). Phoned RSmith of Questa re his itemized list of drums, dated 5/11/94, a copy of which HG gave me today. RS verified that he had been onsite and made this list of drums. RS said he relabelled the drums, and placed the drums on a site map. The drum (c) that was removed was empty. We could do composite samples for post-aeration. Discussed it w/Kevin Graves. He wonders if a 8010 analysis would discover anything that the benzene is masking. But there's a concern that the CleanUp fund may not reimburse RPs if it's a "co-mingled plume." **I think that maybe there's another source (UST?) below the bldg. After all, it's been a service station since the 40s.** He'll visit the site and look for sensitive receptors, offsite sources, etc. There's a reservoir on the other side of 580 which may account for gw mounding in MW2. .who knows?

8/17/94 Spoke w/NEnglish. Told her the good news: 1) State will postpone their review of this file, 2) state oversight charges are reimbursable (except code 206), 3) we can aerate the soil and gw onsite at no cost (except confirmatory sampling), 4) cooperative relationship bet. tenant and prop. owner. Phoned Hooshi. Told him the good news. He wants to aerate rather than get someone to dispose soil/gw. We set a time for 8/24 8 am to meet and set up the aeration area.

Where is the State re LOCs on B list? spoke w/Francine from State. She said that Cheryl Gordon will review the file in late Sept, early Oct. They're working on all the Bs at once.

- 3/14/93<sup>4</sup> Phoned Doug Wilson at SWRCB. RP hasn't applied for fund. **Wrote NOV**, giving another 30 days for the info requested in 9/27/93 letter.
- 4/20/93<sup>4</sup> **Wrote Second NOV**. Gives 15 more days.
- 7/7/94 **Sent Notice of Pre-Enforcement Panel Review** to Naomi English.
- 7/14/94 Naomi English phoned (483-9015) and left a message: she got our Notice, but cannot make the Panel Review on 8/16; she got on State's CleanUp Fund list--class B; has two drums of contaminated soil and 7 drums of clean soil.

Discussed w/Scott. Can we name other RPs? Who operated the tanks when leak was discovered? Was the leak from the tank that was removed? or the existing UST? If RP has been dragging her feet for a long time, then tell her we'll have the Panel anyway and make a decision, and if she still can't make it, then she can mail us any information she thinks will help in our decision.

Reviewed file: The leak was from the gasoline USTs, not the current waste oil UST. Phoned Hooshi Ghassemi at the site (530-4222). He said he's been the operator of the station since 1987. After they removed the USTs, he set up some type of agreement with Tom English to own the property after 10 yrs of monthly payments to English. **I asked him for a copy of this payment/lease agreement.** He said he doesn't want to pay to remove the w.o. UST or do any remediation work because it isn't his responsibility. Tom English was supposed to do this work. Said he hasn't used w.o. UST in 2-3 yrs. (Maybe property is in escrow?) Told him the definition of RP, and that he could, should, and would be included as RP. Told him about the Panel Review, and who would be there, and that he could come present his payment/lease agreement to show that he should not be considered a RP. He said it would be difficult to make the mtg.

Sent new NOR (certified to Ghassemi, and regular mail to English). **Sent amended Notice of Pre-Enforcement Review Panel to both RPs** (certified to Ghassemi, and a copy to English along with a cover letter).

- 7/19/94 Received letter from NEnglish dated 7/14/94. She received the Notice of Pre-Enforcement Review Panel. Says she applied for the CleanUp Fund, and is in the B Category. Cannot make the mtg.