

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

July 6, 1994
STID # 2251

REMEDIAL ACTION COMPLETION CERTIFICATION

Tim Lee and Suk Lee
2718 Mendocino Court
Pinole, CA 94564

Edward Simas
2307 Pacific Avenue
Alameda, CA - 94501

Ref: Vacant Property, 1501-1515 14th Avenue, Oakland, CA

Dear Mr. Lee and Mr. Simas:

This letter confirms the completion of site investigation and remedial action for the three underground storage tanks at the above mentioned location.

Based upon the available information and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the underground tank release is required.

This notice is issued pursuant to a regulation contained in Title 23, Division 3, Chapter 16, Section 2721 (e) of the California Code of Regulations.

Please contact Madhulla Logan at (510) 271-4320 if you have any questions regarding this matter.

Very truly yours,

A handwritten signature in cursive script that reads "Rafat A. Shahid".

Rafat A. Shahid
Assistant Agency Director

cc: Edgar B. Howell, Chief, Hazardous Materials Division
Kevin Graves, RWQCB
Mike Harper, SWRCB (with attachment)
files

JUN 22 1994 **KG**

ALSO
HAZMAT

CASE CLOSURE SUMMARY
Leaking Underground Fuel Storage Tank Program

CONTROL BOARD

I. AGENCY INFORMATION **Date: 6/7/94**

Agency name: Alameda County-HazMat
 Address: 80 Swan Wy., Rm 200
 City/State/Zip: Oakland Phone: (510) 271-4320
 Responsible staff person: Madhulla Logan
 Title: Hazardous Materials Spec.

II. CASE INFORMATION

Site facility name: Vacant Lot
 Site facility address: 1501-1515 14th Avenue, Oakland, CA
 RB LUSTIS Case No: N/A Local Case No./LOP Case No.: 2251
 URF filing date: SWEEPS No: N/A

<u>Responsible Parties:</u>	<u>Addresses:</u>	<u>Phone</u>
Tim Lee and Suk Lee Property Owners	2718 Mendocino Court Pinole, CA 94564	
Edward Simas Tank Owner	2307 Pacific Avenue Alameda, CA - 94501	

<u>Tank No:</u>	<u>Size in gal.:</u>	<u>Contents:</u>	<u>Closed in-place or removed?:</u>	<u>Date:</u>
3	unknown	unknown(gasoline ?)	removed	unknown

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: Overfilling probably - gasoline
 Site characterization complete ? YES
 Date approved by oversight agency: June 1994
 Monitoring Wells installed? NO Number: N/A
 Proper screened interval? N/A
 Highest GW depth below ground surface: 9 feet (approx)
 Flow direction: Not Known
 Most sensitive current use: Unknown
 Are drinking water wells affected? No Aquifer name:
 Is surface water affected? NO Nearest affected SW name: Not affected

III. RELEASE AND SITE CHARACTERIZATION INFORMATION (Continued)

Off-site beneficial use impacts (addresses/locations): Not Known

Report(s) on file? **Yes**

Where is report(s) filed? **Alameda County
80 Swan Rm 200
Oakland, CA - 94621**

Treatment and Disposal of Affected Material:

<u>Material</u>	<u>Amount</u>	<u>Action (Treatment)</u>	<u>Date</u>
Tank	Unknown		
Piping	Unknown		
Free Product	N/A		
Soil	400 cy	Disposal - recycling REMCO, Richmond, CA	3/16/94
Groundwater			

Maximum Documented Contaminant Concentrations-Before and After Cleanup

<u>Contaminant</u>	<u>Soil (ppm)</u>		<u>Water in Pit</u>
	<u>Before Boring</u>	<u>After Ver-sam</u>	
TPH (Gas)	190	18	NA
TPH (Diesel)	88	260	ND
TPH (kerosine)	NA	NA	NA
Benzene	NA	NA	NA
Toluene	NA	NA	NA
Xylene	NA	NA	NA
Ethylbenzene	NA	NA	NA
Oil & Grease	NA	260	ND
metals - Cr	49.5		NA
metals - Zi	375		NA
metals - Pb	430		NA

Comments (Depth of Remediation, etc.):

The average concentration of the verification samples taken after the excavation in the tank are diesel-85ppm, Oil & Grease-69 ppm and Gasoline-2 ppm, though the highest concentration of diesel and oil and grease is 260 ppm.

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? Undetermined

Does corrective action protect public health for current land use? YES

Site management requirements: NA

Should corrective action be reviewed if land use changes? YES

Monitoring wells Decommissioned: N/A

Number Decommissioned:

Number Retained:

List enforcement actions taken:N/A

List enforcement actions rescinded:N/A

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: Madhulla Logan

Date:6/7/94

Signature: *Madhulla Logan*

Title:Haz Mat Specialist

Reviewed by

Name: Thomas Peacock

Title: Supervisor, LOP

Signature: *Thomas Peacock*

Date: 6-20-94

Name: Eva Chu

Title:Haz mat Specialist

Signature: *Eva Chu*

Date: 6/20/94

VI. RWQCB NOTIFICATION

Date Submitted to RB: 6/22/94

RB Response: *Approved K. Graves*

RWQCB Staff Name: Kevin Graves

Title: San.Engineering Asso

Date: 6/24/94

VII. ADDITIONAL COMMENTS, DATA, ETC.

A preliminary site assessment was conducted on the property in January 1993. Six soil borings were drilled and samples collected at 5 and 10 feet were analyzed for TPH diesel and TPH gasoline, and some heavy metals. The locations of the borings was chosen based on a magnetic survey done on the property to investigate the location of former petroleum underground storage tanks. Petroleum hydrocarbons were found at concentrations above 100 ppm in samples collected at 5 feet. Three samples indicated lead levels above the acceptable concentrations.

As part of the remediation plan, excavation was conducted to remove the underground storage tanks (indicated during a magnetic survey),

but no tanks were found. The remaining piping that was found indicated that probably three or four tanks had existed but were previously removed from the facility. Contaminated soil was over-excavated until no significant concentrations were present. Excavation was based on previous sample results, soil stains, soil discolorations, and concentrations indicated by a PID. The contaminated soil (400 cubic yards) was profiled and disposed at REMCO, a recycling facility in Richmond, California. A ground water sample was collected from the pit of the excavation and no detectable concentrations of petroleum hydrocarbons were found.

Three additional soil borings were drilled on the northern half of the property to confirm the absence of any contamination in this section of the property. No significant concentrations of petroleum hydrocarbons or metals were found.

The main rationale for closure:

The soil type is silty clay

The site surface is paved by concrete slabs - prevent leaching

The average concentration is below 100 ppm around the tank

The results from the 6 borings indicate that concentrations are less than TTLC and decreasing with depth