

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO#726

STID 1188

April 21, 1998

Mr. Hooshang Hadjian
7240 Dublin Boulevard
Dublin, CA 94568

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

RE: 11880 SKYLINE BOULEVARD, OAKLAND - WELL DESTRUCTION

Dear Mr. Hadjian:

In initial and follow-up correspondence dated July 16 and October 29, 1996, you were advised that the Alameda County Environmental Health Department, Environmental Protection Division, had received concurrence from the Regional Water Quality Control Board, San Francisco Bay Region (RWQCB), for final closure of the underground storage tank investigation at the referenced San Leandro property. You were also advised that prior to the issuance of a "Remedial Action Completion Certificate" by this office, the monitoring wells at the site must be properly destroyed if you had no legitimate use for them.

To date, we have not been informed of your intentions regarding these wells. Please advise me of your intent. Your case will not be closed until this request is satisfied. I may be reached 510/567-6783.

Sincerely,

Scott O. Seery, CHMM
Hazardous Materials Specialist

cc: Mee Ling Tung, Agency Director
Chuck Hedley, RWQCB
Andreas Godfrey, Alameda County Public Works
Leroy Griffin, Oakland Fire Department

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO# 726

STID 1188

October 29, 1996

Hooshang Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

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

RE: FORMER SKYLINE CHEVRON, 11880 SKYLINE BLVD., OAKLAND, CA 94621

"SECOND NOTICE"

Dear Responsible Party,

This office and the Regional Water Quality Control Board (RWQCB) have reviewed the case closure summary for the above referenced site and concur that no further action related to the underground tank release is required at this time. Before a remedial action completion letter is sent, the five (5) onsite monitoring wells (STMW-1 through STMW-5) should be decommissioned. Please notify this office upon completion of well destruction so a closure letter can be issued.

Information on the proper procedures for the decommissioning of monitoring wells may be obtained from Alameda County Water District - Zone 7 at (510)484-2600.

If you have any questions, please feel free to call me at (510)567-6764.

Sincerely,

Dale Klettke, CHMM
Hazardous Materials Specialist

c: Dale Klettke--files
Soil Tech Engineering, Inc., 298 Brokaw Road, Santa Clara, CA 95050

1188mwde.2dk

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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R0726 CL

Alameda County CC4580
Environmental Health Services
1131 Harbor Bay Pkwy., #250
Alameda CA 94502-6577
(510)567-6700 FAX(510)337-9335

STID 1188

July 16, 1996

Hooshang Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

RE: FORMER SKYLINE CHEVRON, 11880 SKYLINE BLVD., OAKLAND, CA 94621

Dear Responsible Party,

This office and the Regional Water Quality Control Board (RWQCB) have reviewed the case closure summary for the above referenced site and concur that no further action related to the underground tank release is required at this time. Before a remedial action completion letter is sent, the five (5) onsite monitoring wells (STMW-1 through STMW-5) should be decommissioned. Please notify this office upon completion of well destruction so a closure letter can be issued.

Information on the proper procedures for the decommissioning of monitoring wells may be obtained from Alameda County Water District - Zone 7 at (510)484-2600.

If you have any questions, please feel free to call me at (510)567-6764.

Sincerely,

Dale Klettke, CHMM
Hazardous Materials Specialist

c: Tom Peacock, LOP Manager--files
Soil Tech Engineering, Inc., 298 Brokaw Road, Santa Clara, CA 95050

1188mwde.dkt

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0726

RAFAT A. SHAHID, Assistant Agency Director

November 22, 1994

Mr. Hooshang F. Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
80 Swan Way, Rm. 200
Oakland, CA 94621
(510) 271-4320

STID 1188

Re: Investigations at 11880 Skyline Blvd., Oakland, California

Dear Mr. Hadjian,

This office has reviewed Soil Tech Engineering's (Soil Tech) Semi-Annual Ground water Monitoring Reports, dated January 20, 1994 and August 19, 1994, and your letter, dated November 10, 1994, for the above site. In response to your request for case closure, this office reviewed over the County's case files for this site and determined that one additional ground water monitoring event is required.

Based on the fact that the last two ground water monitoring events did not include analysis for Total Petroleum Hydrocarbons as diesel (TPHd), although 560 parts per billion (ppb) was identified in STMW-2 in July 1993, requires that you analyze for TPHd in the next round of sampling.

Additionally, in February 1991, up to 280 parts per million (ppm) of chromium was identified in soil samples collected from the former tank pits during the tank removals. This level exceeds ten times the State's STLC levels, which standardly requires that a WET test be conducted on the soil sample. However, since there are no longer any soil samples to conduct the required WET test on, this office is requesting that the next round of ground water samples be analyzed for chromium. This will confirm whether any residual chromium concentrations may be impacting the ground water.

If unacceptable contaminant concentrations are identified in the next round of sampling, further sampling events may be required. The next round of sampling shall be conducted by the end of December 1994. A report documenting this sampling event shall be submitted to this office within 45 days after completing field activities.

Lastly, this office does not have copies of the manifests documenting the fate of the four removed underground storage tanks nor the fate of the excavated soil. This information is pertinent in assessing the site for closure. Please submit this information to this office with the next ground water monitoring report.

Mr. Hooshang Hadjian
Re: 11880 Skyline Blvd.
November 22, 1994
Page 2 of 2

If you have any questions or comments, please contact me at (510)
567-6700.

Sincerely,



Juliet Shin
Senior Hazardous Materials Specialist

cc: Frank Hamedi-Fard
Soil Tech Engineering, Inc.
298 Brokaw Road
Santa Clara, CA 95050

Cheryl Gordon
State Water Resources Control Board
Division of Clean Water Programs
Underground Storage Tank Cleanup Fund
P.O. Box 944212
Sacramento, CA 94244-2120

Edgar Howell

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R0726

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

October 18, 1993

Mr. Hooshang F. Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

STID 1188

Re: Monitoring at 11880 Skyline Blvd., Oakland, California

Dear Mr. Hadjian,

This office received your letter, dated September 12, 1993, requesting the transition from quarterly to semi-annual ground water monitoring. Having reviewed the ground water monitoring results for the past five quarters, it appears that the contaminant concentrations identified in the monitoring wells are not extremely high and these contaminants, to a large extent, don't appear to be moving off-site. Therefore, it is acceptable to this office that you switch to semi-annual monitoring, with the condition that one of the semi-annual monitoring events be conducted when there are seasonal high ground water levels. All the same reporting requirements will still apply.

If you have any questions or comments, please contact me at (510) 271-4530.

Sincerely,

Juliet Shin
Hazardous Materials Specialist

cc: Nooroddin Ameli
Soil Tech Engineering
298 Brokaw Rd.
Santa Clara, CA 95050

Edgar Howell-File(JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R0726

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

August 6, 1992
STID# 1188

Hooshang Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

Re: 11880 Skyline Blvd., Oakland, CA 94619

Dear Hooshang Hadjian:

This office has received and reviewed the Interim Corrective Action and Preliminary Soil and Groundwater Assessment, dated May 27, 1992, for the above site by Soil Tech Engineering. The recommendation beginning on page 15 is acceptable with the following comments:

1. The groundwater gradient as shown would indicate that there is not a down gradient well from the waste oil tank or the pump islands, which showed some of the greatest contamination. Additional monitoring wells or subsurface investigation means may be required, possibly in an off-site location.
2. Groundwater gradient should be calculated and shown on the drawings.
3. The drawings should also locate where the tanks and piping had been as the source of contamination.
4. The next quarterly monitoring event should occur this month.

If you have any questions concerning this matter please contact this office.

Sincerely,

A handwritten signature in black ink that reads "Thomas F. Peacock".

Thomas F. Peacock, Supervising HMS
Hazardous Material Division

cc: Lester Feldman, RWQCB

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0726
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program

RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
80 Swan Way, Rm. 200
Oakland, CA 94621
(510) 271-4320

June 4, 1992

Hooshang Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

Re: 11880 Skyline Blvd., Oakland, CA 94619
STID # 1188

Dear Hooshang Hadjian:

This office has received and reviewed the Proposed Work Plan for Site Assessment, dated October 10, 1991, for the former Skyline Chevron Service Station located the above site. In the plan you propose overexcavation, stockpile sampling, the installation of groundwater monitoring wells, the collection of samples of soil and groundwater, evaluation of data, and the preparation of a report. It has been 8 months and this office has received no information that any of these activities have taken place to date. The schedule in the proposal was for 4 to 6 weeks. Please procede as expeditiously as possible with your porposal and contact this office in advance of any action on the site as well as sending us all documentation of activities that have taken place on the site.

If you have any questions please contact this office, at 271-4530.

Sincerely,

Thomas Peacock, Supervising HMS
Hazardous Material Division

cc: Richard Hiett, RWQCB
Mark Thomson, Alameda County District Attorney's Office

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0726

Certified Mailer #P 367 604 360

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

August 1, 1991

Mr. Hooshang Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

**Re: Site remediation at Skyline Chevron, 11880 Skyline Blvd.,
Oakland, CA 94619**

Dear Mr. Hadjian,

Alameda County Environmental Health Department, Hazardous Materials Division is in receipt of your letter informing us of your intention to postpone preparing a work plan until after the buildings are demolished. Please be advised that regardless of the types of above ground activities that occur, you are still required to prepare a work plan that describes a subsurface investigation. In addition, we are concerned about what will happen to the previously excavated soil during these demolition activities. You are not allowed to reuse this soil on site until you can demonstrate that TPH levels are below 10 ppm, and that there is no detectable BTEX. Also, contaminated soil with Total Oil and Grease and Metals will need to be segregated and dealt with appropriately.

Soil results from sampling from beneath the former underground storage tanks at the above location showed the presence of subsurface contamination of Total Petroleum Hydrocarbons as gasoline (TPHg) as high as 2,700 ppm and of Total Petroleum Hydrocarbons as diesel (TPHd) as high as 1,300 from beneath the fuel tanks. Contamination from metals and oil and grease was also detected in samples collected from beneath the former waste oil tank. Stockpile results from the former waste oil excavation indicated contamination were: Total Oil and Grease (TOG) as high as 1100 ppm, Chromium 280 ppm, Nickel 280 ppm, Lead 62 ppm. Soil beneath the fuel islands indicated contamination levels as high as 2700 ppm TPHg and benzene 8.6 ppm.

You were requested to submit a work plan to this office in a letter dated May 22, 1991. In that letter you were requested to submit a work plan to this office within 45 days. To date a work plan has not been received by this office.

You are requested to submit a work plan to this office within 30 days of the receipt of this letter (or by September 6, 1991).

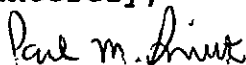
All proposals, reports and analytical results pertaining to this investigation and remediation must be sent to our office and also to:

Mr. Hooshang Hadjian
August 1, 1991
page 2 of 2

You should be aware that this Division is working in conjunction with the SFRWQCB and that this is a formal request for technical reports pursuant to California Water Code Section 13267(b). Failure to respond to this second request for information could subject you to penalties and/ or referral to the Alameda County District Attorneys Office.

Should you have any questions pertaining to any of the above requests please contact me at 415/ 271-4320.

Sincerely,



Paul M. Smith
Hazardous Materials Specialist

cc:

Roy Pantle, Cottle Engineering Industries
Lester Feldman, SFRWQCB
Charlene Williams, DHS
Gil Jensen, Alameda County District Attorney's Office of
Consumer and Environmental Affairs

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0726

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

Certified Mailer # P 367 604 316

May 22, 1991

Mr. Hooshang Hadjian
2108 San Ramon Valley Blvd.
San Ramon, CA 94583

**Re: Site remediation at Skyline Chevron 11880 Skyline Blvd.,
Oakland, CA 94619**

Dear Mr. Hadjian,

Alameda County Environmental Health Department, Hazardous Materials Division is in receipt of the laboratory results taken during the underground storage tank removals. Soil results from sampling from beneath the former underground storage tanks at the above location showed the presence of subsurface contamination of Total Petroleum Hydrocarbons as gasoline (TPHg) as high as 2700 ppm and of Total Petroleum Hydrocarbons as diesel (TPHd) as high as 1300 from beneath the fuel tanks. Contamination from metals and oil and grease was also detected in samples collected from beneath the former waste oil tank.

Alameda County Environmental Health Department, Hazardous Materials Division has currently been delegated authority from the San Francisco Regional Water Quality Control Board (RWQCB) to oversee a large number of remediation cases within Alameda County. Therefore, we will be the lead contact agency for the oversight duties with regard to this case.

According to the Tri-Regional recommendations, when contamination to soil of either TPH or Oil and Grease (O&G) exceeding 100 ppm are encountered a groundwater investigation is required. You are required to install monitoring wells in order to determine the impact to groundwater and also in order to determine the hydraulic gradient.

You are requested to submit a work plan proposal to address the investigative and mitigative procedures chosen to deal with the soil contamination at the above site within 45 days of the receipt of this letter.

All work must be performed according to RWQCB documents:

Leaking Underground Fuel Tank Field Manual revised October 1989

Tri-Regional Board Staff recommendations for Initial Evaluation and Investigation of Underground Storage Tanks 2 June 1988, revised 10 August 1990.

Appendix A of the Tri-Regional Recommendations (see enclosure)

Mr. Hadjian
May 22, 1991
Page 2 of 2

Copies of these documents can be obtained by calling the SFRWQCB data management group at 464-1269. Please note the LUFT manual as a whole has not been adopted by the SFRWQCB.

The work plan must be prepared by CA-Certified Engineering Geologist, CA-Registered Geologist or a CA-Registered Civil Engineer and should include a proposal to identify and address subsurface contamination. It should include but shall not be limited to a depiction of the proposed locations for monitoring well installations and a sampling plan including sampling type and frequency. The work plan proposal must also address existing soil contamination on site

The technical report should be submitted with a cover letter from the environmental professional you have chosen to oversee the subsurface contamination and must be received in this office by the established due date. The letter must be signed by a principal executive officer or by an authorized representative of that person.

All proposals, reports and analytical results pertaining to this investigation and remediation must be sent to our office and to:

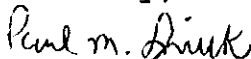
Lester Feldman
Regional Water Quality Control Board, San Francisco Bay Region
2101 Webster Street, Suite 500
Oakland, California 94612
(415) 464-1255

You should be aware that this Division is working in conjunction with the SFRWQCB and that this is a formal request for technical reports pursuant to California Water Code Section 13267 (b).

You are also requested to complete and submit the enclosed Unauthorized Release Form to this office within 10 days of the receipt of this letter.

Should you have any questions pertaining to any of the above requests please contact me at 415/ 271-4320.

Sincerely,



Paul M. Smith
Hazardous Materials Specialist

cc:

Roy Pantle, Cottle Engineering Industries
Lester Feldman, SFRWQCB
Charlene Williams, DHS
Gil Jensen, Alameda County District Attorney's Office of
Consumer and Environmental Affairs
Rafat A. Shahid, Assistant Agency Director, Alameda County
Environmental Health Department