



20745
5-077

December 9, 2002

PR0500934

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

Farrokh Hosseinyoun
DDH Group LLC
95 Belvedere Street, Suite 1
San Rafael, California

Chris Peoples
Westside Gas Inc.
P.O. Box 2871
Aptos, California 95003

NOTICE OF VIOLATION

Re: Inspection of A Street Beacon, 20450 Hesperian Boulevard, Hayward, California 94541

Dear Messrs. Hosseinyoun and Peoples:

This letter is being addressed to both the underground storage tank (UST) operator and the UST owner respectively. Both of you are responsible for the proper operation of the tanks and compliance with the permit conditions.

On October 9, 2002 this office conducted an on-site inspection at A Street Beacon. Technicians from Shirley Environmental Testing were conducting tests on the secondary containment structures of the USTs. The purpose of my inspection was to determine Shirley Environmental Testing's compliance with industry standards and the testing protocol previously submitted for this work.

However, another situation arose during the inspection related to the management of the USTs by the operator of the tanks, Farrokh Hosseinyoun and the DDH Group LLC. The following is a summary of conditions noted at the time of the inspection:

- During the on-site inspection a fuel delivery was made to the regular tank 1. During the unloading of fuel the tank leak detection monitoring console, Veeder Root TLS 350, went into alarm. The audible and visual alarm indicated that the regular gasoline tank 1 was filled beyond the allowable limit of 95% of tank capacity. The high product alarm is programmed at 95% of tank capacity. The law prohibits filling past 95% with the installed equipment.

The alarm was activated at 90% and then at 95%. When I asked the driver, from Sabek Trucking, what happened he did not even know there was a problem. I explained to him the problem with overfilling. The clerk on duty did not know what the alarm meant either. There appears to be a lack of training for personnel put in the position of managing the USTs. The overfilling may have resulted in an unauthorized release.

- Documentation of alarm conditions indicated by the monitoring console is either incomplete or non-existent. A record is required to be created for each alarm that indicates a possible unauthorized release. Examples of alarms requiring documentation include turbine piping sump leak alarm, dispenser containment, annular space sensor alarm and overfilling of the tanks.

Include in your response to this violation a complete written procedure to describe actions to be taken by your facility staff to prevent the overfilling of the two USTs.

Violations of provisions of the HSC and CCR have been identified, as follows:

HSC Sec. 25292.1(a) – The underground storage tanks T 1, T2 have been filled with petroleum past 95% of the tank capacity. The dates of the overfill alarms are printed out from the memory of the monitoring console. It is a violation of the HSC to overfill the tanks. An unauthorized release may have occurred as a result of this mismanagement.

HSC Sec. 25299(a) provides for civil liabilities imposed on the tank operator of up to \$5000 per tank per day per violation for:

- (2) Violation of any applicable requirement of the permit
- (6) Violation of any applicable requirements of HSC Chapter 6.7

HSC Sec. 25299(b) provides for civil liabilities imposed on the tank owner of up to \$5000 per tank per day per violation for:

- (4) *Knowing failure to take reasonable and necessary steps to assure compliance with HSC Chapter 6.7 by the operator*
- (5) Violation of any applicable requirement of the permit issued for operation of the underground tank system
- (6) Violation of any applicable requirements of HSC Chapter 6.7

HSC Sec. 25293 – The operator of the underground tank system shall maintain records in sufficient detail to enable this office to determine that the underground tank system is in compliance with the permit conditions. Records of alarms are not being kept in sufficient detail for compliance with the permit conditions.

Please be advised that HSC Sec. 25299(a) provides for civil liabilities imposed on the tank operator of up to \$5000 per tank per day per violation for:

A Street Beacon
20450 Hesperian Boulevard
Page 3 of 3

- (2) Violation of any applicable requirement of the permit
- (7) Violation of any applicable requirements of HSC Chapter 6.7

Please be further advised that HSC Sec. 25299(b) provides for civil liabilities imposed on the tank owner of up to \$5000 per tank per day per violation for:

- (4) Knowing failure to take reasonable and necessary steps to assure compliance with HSC Chapter 6.7 by the operator
- (5) Violation of any applicable requirement of the permit issued for operation of the underground tank system
- (6) Violation of any applicable requirements of HSC Chapter 6.7

At this time, you are required to correct the tank system operation and maintenance issues identified in this inspection report, namely:

- Correct the operational problems identified during the October 9, 2002 inspection.

Pursuant to HSC Sec. 25288(d), you are required to submit a *Plan of Correction* **within 60 days**. This plan shall indicate the tasks to be completed, or those that have been completed already, and the schedule for doing so.

You must certify, once all the necessary repairs and other tasks have been completed, that the tank system is in full compliance with HSC Chapter 6.7 and UST regulations.

Please contact me at (510) 567-6781 should you have any questions about the content this letter.

Sincerely,



Robert Weston
Senior Hazardous Materials Specialist

enclosures

Cc: Susan Hugo, Manager, ACDEH
Donna Drogos, LOP Manager, ACDEH
Susan Torrence, Assistant District Attorney, Alameda County District Attorney's Office
Leslie Alford, State Water Resources Control Board, Clean Water Program
Shahla Farahnak, State Water Resources Control Board, Clean Water Program

SYSTEM SETUP

JUN 25, 2002 15:22

SYSTEM UNITS

U.S.
SYSTEM LANGUAGE
ENGLISH
SYSTEM DATE/TIME FORMAT
MON DD YYYY HH:MM:SS

GAS AND SHOP
20450 HESPERIAN BLVD
HAYWARD, CA 94541
510 785-6529

SHIFT TIME 1 : DISABLED
SHIFT TIME 2 : DISABLED
SHIFT TIME 3 : DISABLED
SHIFT TIME 4 : DISABLED

TANK PERIODIC WARNINGS
DISABLED
TANK ANNUAL WARNINGS
DISABLED
LINE PERIODIC WARNINGS
DISABLED
LINE ANNUAL WARNINGS
DISABLED

PRINT TC VOLUMES
DISABLED

TEMP COMPENSATION
VALUE (DEG F) : 60.0
STICK HEIGHT OFFSET
DISABLED

H-PROTOCOL DATA FORMAT
HEIGHT
DAYLIGHT SAVING TIME
ENABLED
START DATE
APR WEEK 1 SUN
START TIME
2:00 AM
END DATE
OCT WEEK 6 SUN
END TIME
2:00 AM

RE-DIRECT LOCAL PRINTOUT
DISABLED

SYSTEM SECURITY
CODE : 000000

IN-TANK SETUP

T 1:REGULAR
PRODUCT CODE : 1
THERMAL COEFF : 000700
TANK DIAMETER : 89.75
TANK PROFILE : 4 PTS
FULL VOL : 11527
67.3 INCH VOL : 9379
44.9 INCH VOL : 5836
22.4 INCH VOL : 2271

FLOAT SIZE: 4.0 IN. 8496

WATER WARNING : 1.0
HIGH WATER LIMIT: 2.0

MAX OR LABEL VOL: 11527
OVERFILL LIMIT : 90%
10374
HIGH PRODUCT : 95%
DELIVERY LIMIT : 15%
10950
1729

LOW PRODUCT : 500
LEAK ALARM LIMIT: 99
SUDDEN LOSS LIMIT: 25
TANK TILT : 0.00

MANIFOLDED TANKS
T#: NONE

LEAK MIN PERIODIC: 40%
4610

LEAK MIN ANNUAL : 50%
5763

PERIODIC TEST TYPE
STANDARD

ANNUAL TEST FAIL
ALARM ENABLED

PERIODIC TEST FAIL
ALARM ENABLED

GROSS TEST FAIL
ALARM ENABLED

ANN TEST AVERAGING: OFF
PER TEST AVERAGING: OFF

TANK TEST NOTIFY: ON

TNK TST SIPHON BREAK:OFF

DELIVERY DELAY : 3 MIN

T 2:SUPREME
PRODUCT CODE : 2
THERMAL COEFF : 000700
TANK DIAMETER : 92.00
TANK PROFILE : 4 PTS
FULL VOL : 7841
69.0 INCH VOL : 6554
46.0 INCH VOL : 4099
23.0 INCH VOL : 1585

FLOAT SIZE: 4.0 IN. 8496

WATER WARNING : 1.0
HIGH WATER LIMIT: 2.0

MAX OR LABEL VOL: 7841
OVERFILL LIMIT : 90%
7056
HIGH PRODUCT : 95%
DELIVERY LIMIT : 15%
7449
1176

LOW PRODUCT : 500
LEAK ALARM LIMIT: 99
SUDDEN LOSS LIMIT: 25
TANK TILT : 0.00

MANIFOLDED TANKS
T#: NONE

LEAK MIN PERIODIC: 40%
3136

LEAK MIN ANNUAL : 50%
3920

PERIODIC TEST TYPE
STANDARD

ANNUAL TEST FAIL
ALARM ENABLED

PERIODIC TEST FAIL
ALARM ENABLED

GROSS TEST FAIL
ALARM ENABLED

ANN TEST AVERAGING: OFF
PER TEST AVERAGING: OFF

TANK TEST NOTIFY: ON

TNK TST SIPHON BREAK:OFF

DELIVERY DELAY : 3 MIN

* * * * * END * * * * *

ALARM HISTORY REPORT

----- IN-TANK ALARM -----

T 1:REGULAR

SETUP DATA WARNING
APR 12, 1999 14:29
APR 12, 1999 14:24
APR 12, 1999 14:23

LEAK ALARM
APR 29, 1999 18:07

OVERFILL ALARM
JUN 7, 2002 8:45
JUN 1, 2002 11:27
MAY 28, 2002 10:39

LOW PRODUCT ALARM
FEB 24, 2002 17:48

SUDDEN LOSS ALARM
APR 29, 1999 17:35

HIGH PRODUCT ALARM
JUN 7, 2002 8:51
MAY 28, 2002 10:41
MAY 23, 2002 10:52

INVALID FUEL LEVEL
FEB 24, 2002 17:16
JUN 25, 2001 20:26
JUN 22, 2001 20:54

PROBE OUT
APR 12, 1999 14:28
APR 12, 1999 14:23
APR 11, 1999 10:20

DELIVERY NEEDED
JUN 20, 2002 8:05
JUN 16, 2002 14:07
JUN 11, 2002 7:24

MAX PRODUCT ALARM
MAR 16, 2002 16:44
OCT 13, 2001 4:43
JUL 29, 2001 9:07

TANK TEST ACTIVE
JUN 25, 2002 2:00
JUN 24, 2002 2:00
JUN 23, 2002 2:00

* * * * * END * * * * *

ALARM HISTORY REPORT

----- IN-TANK ALARM -----

T 2:SUPREME

SETUP DATA WARNING
APR 12, 1999 14:29
APR 12, 1999 14:27
APR 12, 1999 14:27

LEAK ALARM
APR 29, 1999 18:07

OVERFILL ALARM
APR 9, 2002 9:55
MAR 29, 2002 7:36
MAR 16, 2002 16:57

LOW PRODUCT ALARM
APR 16, 2001 17:28
NOV 27, 2000 13:22
NOV 24, 2000 17:45

SUDDEN LOSS ALARM
APR 29, 1999 17:55

HIGH PRODUCT ALARM
JAN 27, 2002 10:04
DEC 14, 2001 21:25
MAY 26, 2000 12:37

PROBE OUT
APR 24, 1999 11:42
APR 24, 1999 11:18
APR 12, 1999 14:28

DELIVERY NEEDED
SEP 16, 2001 20:01
MAY 9, 2001 19:10
APR 16, 2001 9:42

TANK TEST ACTIVE
JUN 25, 2002 2:00
JUN 24, 2002 2:00
JUN 23, 2002 2:00

* * * * * END * * * * *

ALARM HISTORY REPORT

----- IN-TANK ALARM -----

T 1:REGULAR

SETUP DATA WARNING
APR 12, 1999 14:29
APR 12, 1999 14:24
APR 12, 1999 14:23

LEAK ALARM
APR 29, 1999 18:07

OVERFILL ALARM
OCT 9, 2002 11:53
OCT 5, 2002 15:55
OCT 2, 2002 10:02

LOW PRODUCT ALARM
AUG 18, 2002 16:26
FEB 24, 2002 17:48

SUDDEN LOSS ALARM
APR 29, 1999 17:35

HIGH PRODUCT ALARM
OCT 9, 2002 11:55
AUG 29, 2002 9:41
JUL 21, 2002 7:42

INVALID FUEL LEVEL
AUG 18, 2002 15:39
FEB 24, 2002 17:16
JUN 25, 2001 20:26

PROBE OUT
APR 12, 1999 14:28
APR 12, 1999 14:23
APR 11, 1999 10:20

DELIVERY NEEDED
SEP 17, 2002 13:16
SEP 10, 2002 18:57
AUG 23, 2002 18:14

MAX PRODUCT ALARM
JUL 21, 2002 7:52
MAR 16, 2002 16:44
OCT 13, 2001 4:43

TANK TEST ACTIVE
OCT 9, 2002 2:00
OCT 8, 2002 2:00
OCT 7, 2002 2:00

GAS AND SHOP
20450 HESPERIAN BLVD
HAYWARD, CA 94541
510 785-6529

OCT 9, 2002 12:11

SYSTEM STATUS REPORT

T 1:HIGH PRODUCT ALARM

INVENTORY REPORT

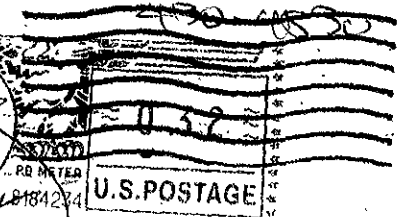
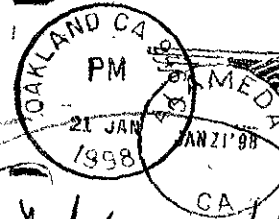
T 1:REGULAR
VOLUME = 11032 GALS
ULLAGE = 495 GALS
90% ULLAGE= 0 GALS
HEIGHT = 81.25 INCHES
WATER VOL = 0 GALS
WATER = 0.00 INCHES
TEMP = 78.4 DEG F

T 2:SUPREME
VOLUME = 6772 GALS
ULLAGE = 1069 GALS
90% ULLAGE= 284 GALS
HEIGHT = 71.40 INCHES
WATER VOL = 15 GALS
WATER = 0.86 INCHES
TEMP = 75.8 DEG F

* * * * * END * * * * *

* * * * * END * * * * *

ALAMEDA COUNTY ~~CC4580~~
ENVIRONMENTAL HEALTH SERVICES
1131 HARBOR BAY PKWY., #250
ALAMEDA CA 94502-6577



Hwang

MAHESH + KIRAN KHATRI
AIRPORT ALLIANCE
20450 HESPERIAN BLVD.
HAYWARD

KHAT450 945413045 1797 1A 01/25/98
KHATRI RETURN TO SENDER
MOVED LEFT NO ADDRESS
UNABLE TO FORWARD
RETURN TO SENDER

94341/472



white -env.health
yellow -facility
pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

1131 Harbor Bay Pkwy
Alameda CA 94502
510/567-6700

Hazardous Materials Inspection Form

II, III

Site ID # 4116 Site Name AIRPORT ALLIANCE Today's Date 12/9/97

Site Address 20450 HESPERIAN BLVD.

City HAYWARD Zip 94541 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II. Hazardous Materials Business Plan, Acutely Hazardous Materials
- III. Under ground Storage Tanks

* Calif. Administration Code (CAR) or the Health & Safety Code (HS&C)

Comments:

BUSINESS CLOSED AT TIME OF VISIT.

SUBMIT "CA. HAZARDOUS MATERIALS INVENTORY REPORTING FORM" - 30 DAYS OR SUBMIT DOCUMENTATION WHICH SHOWS THAT < 55 GAL. OF HAZARDOUS MATERIALS ARE STORED ON SITE.

Contact _____

Title _____

Signature _____

Inspector _____

Signature Don Anthony

1/21/98 MAILED TO:
MAHESH + KIRAN KHATRI

II, III

white -env.health
yellow -facility
pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

1131 Harbor Bay Pkwy
Alameda CA 94502
510/567-6700

Hazardous Materials Inspection Form

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Site ID # 4116 Site Name AIRPORT ALLIANCE Today's Date 12/9/97

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- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II. Hazardous Materials Business Plan, Acutely Hazardous Materials
- III. Under ground Storage Tanks

* Calif. Administration Code (~~CAR~~) or the Health & Safety Code (HS&C)

Comments:

BUSINESS CLOSED AT TIME OF VISIT.
SUBMIT "CA. HAZARDOUS MATERIALS INVENTORY REPORTING FORM" -30 DAYS OR SUBMIT DOCUMENTATION WHICH SHOWS THAT < 55 GAL. OF HAZARDOUS MATERIALS ARE STORED ON SITE.

Contact _____

Title _____

Signature _____

Inspector _____

Signature Don Huang

1/98 MAILED TO:
ESH + KIRAN KHATRI

II, III

white -env.health
 yellow -facility
 pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH
 Hazardous Materials Inspection Form

1131 Harbor Bay Pkwy.
 Suite 250
 Alameda, CA 94502-6577
 (510) 567-6700

II, III

Site ID # 4116 Site Name A+H GAS+MINI MART Today's Date 7/25/97

Site Address 20450 HESPERIAN BLVD.

City HAYWARD Zip 94541 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II. Business Plans, Acute Hazardous Materials
- III. Underground Tanks

Calif. Administration Code (CAR) or the Health & Safety Code (HS&C)

Comments: CLOSED - SIGN: "TEMPORARILY CLOSED"

UNDERGROUND TANKS PRESENT

LACK OVERSPILL PROTECTION

FILL PIPES PAD LOCKED

HAVE OVERSPILL PROTECTION.

VI.A BUSINESS PLANS (Title 19)

- ___ 1. Immediate Reporting 2703
- ___ 2. Bus. Plan Stds. 25503(b)
- ___ 3. RR Cars > 30 days 25503.7
- ___ 4. Inventory Information 25504(a)
- ___ 5. Inventory Complete 2730
- ___ 6. Emergency Response 25504(b)
- ___ 7. Training 25504(c)
- ___ 8. Deficiency 25505(a)
- ___ 9. Modification 25505(b)

II.B ACUTELY HAZ. MAT'L S

- ___ 10. Registration Form Filed 25533(a)
- ___ 11. Form Complete 25533(b)
- ___ 12. RMPP Contents 25534(c)
- ___ 13. Implement Sch. Req'd? (Y/N)
- ___ 14. OffSite Conseq. Assess. 25524(c)
- ___ 15. Probable Risk Assessment 25534(d)
- ___ 16. Persons Responsible 25534(g)
- ___ 17. Certification 25534(f)
- ___ 18. Exemption Request? (Y/N)
- ___ 19. Trade Secret Requested? 25538

III. UNDERGROUND TANKS (Title 23)

- | | |
|-------------------------------|--|
| General | ___ 1. Permit Application 25284 (H&S) |
| | ___ 2. Pipeline Leak Detection 25292 (H&S) |
| | ___ 3. Records Maintenance 2712 |
| | ___ 4. Release Report 2651 |
| | ___ 5. Closure Plans 2670 |
| Monitoring for Existing Tanks | ___ 6. Method |
| | 1) Monthly Test |
| | 2) Daily Vadose |
| | Semi-annual groundwater |
| | One time soils |
| | 3) Daily Vadose |
| | One time soils |
| | Annual tank test |
| | 4) Monthly Gndwater |
| | One time soils |
| | 5) Daily Inventory |
| | Annual tank testing |
| | Cont pipe leak det |
| | Vadose/gndwater mon. |
| 6) Daily Inventory | |
| Annual tank testing | |
| Cont pipe leak det | |
| 7) Weekly Tank Gauge | |
| Annual tank testing | |
| 8) Annual Tank Testing | |
| Daily Inventory | |
| 9) Other _____ | |
| New Tanks | ___ 7. Precip Tank Test 2643 |
| | Date: _____ |
| | ___ 8. Inventory Rec. 2644 |
| | ___ 9. Soil Testing 2646 |
| ___ 10. Ground Water. 2647 | |
| ___ 11. Monitor Plan 2632 | |
| ___ 12. Access. Secure 2634 | |
| ___ 13. Plans Submit 2711 | |
| Date: _____ | |
| ___ 14. As Built 2635 | |
| Date: _____ | |

Rev 6/88

II, III

Contact: _____

Title: _____

Signature: _____

Inspector: _____

Signature: Don Wang

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



November 18, 1996

Mahesh Khatri
Airport Alliance
20450 Hesperian Blvd.
Hayward, CA 94541

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

STID 4116

Subject: 20450 Hesperian Blvd., Hayward, CA 94541

Dear Mahesh Khatri:

Your site is being referred to the Regional Water Quality Control Board for oversight of the contamination resulting from your leaking underground storage tank. Contact person at this time is Kevin Graves who can be reached at (510) 286-0435. Their address is 2101 Webster St., Suite 500, Oakland, CA 94612. You will no longer be part of the Local Oversight Program of the County of Alameda.

If you have any questions regarding this transfer of lead agency please call me at 567-6782.

Sincerely,

A handwritten signature in black ink, appearing to read 'Thomas F. Peacock', is written over a horizontal line.

Thomas F. Peacock, Manager
Environmental Protection Division

c: Gordon Coleman, Acting Chief - files
State Water Resources Control Board, Clean-up Fund
Lori Casias, State Water Resources Control Board
Bob Chambers, Alameda County District Attorney's Office
Kevin Graves, Regional Water Quality Control Board



Lab #	Sample ID	Compound Name	Result (µg/kg)	RDL (µg/kg)
196	UOSP - 1 - (A - D) (cont'd)	<i>m</i> -xylene	ND	0.5
		<i>p</i> -xylene	ND	0.5
		<i>o</i> -xylene	ND	0.5
		styrene	ND	0.5
		isopropyl benzene	ND	0.5
		bromoform	ND	0.5
		1,1,2,2-tetrachloroethane	ND	0.5
		1,2,3-trichloropropane	ND	0.5
		<i>n</i> -propyl benzene	ND	0.5
		bromobenzene	ND	0.5
		1,3,5-trimethylbenzene	ND	0.5
		2-chlorotoluene	ND	0.5
		4-chlorotoluene	ND	0.5
		tert-butylbenzene	ND	0.5
		1,2,4-trimethylbenzene	ND	0.5
		sec-butylbenzene	ND	0.5
		<i>p</i> -isopropyltoluene	ND	0.5
		1,3-dichlorobenzene	ND	0.5
		1,4-dichlorobenzene	ND	0.5
		<i>n</i> -butylbenzene	ND	0.5
		1,2-dichlorobenzene	ND	0.5
		1,2-dibromo-3-chloropropane	ND	0.5
		1,2,4-trichlorobenzene	ND	0.5
		hexachlorobutadiene	ND	0.5
		napthalene	ND	0.5
		1,2,3-trichlorobenzene	ND	0.5

Date Sampled: <u>07/09/96</u>	Date Analyzed: <u>7/16/96</u>	QC Batch #: <u>139</u>
Date Received: <u>07/10/96</u>	Method: <u>EPA 5030/8010/8020</u>	Chemist: <u>M. Valentini</u>
Holding Time Met: Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>		



**San Francisco Bay
Regional Water
Quality Control
Board**

2101 Webster Street
Suite 500
Oakland, CA 94612
(510) 286-1255
FAX (510) 286-1380

Kiran Khatri
A&H Gas
20450 Hesperian Boulevard
Hayward, CA 94541

Karen Petryna
Texaco Refining and Marketing Inc.
108 Cutting Avenue
Richmond, CA 94804

Hugh Murphy
Hayward Fire Dept.
25151 Clawiter Road
Hayward, CA 94545

Thomas Peacock
Alameda County Department of Environmental Health
1131 Harbor Bay Parkway, Second Floor
Alameda, CA 94502

Subject: Regional Board Oversight, 20450 and 20499
Hesperian Blvd., Hayward

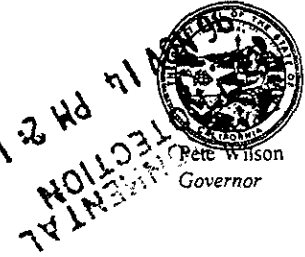
Dear Messrs. Murphy, Peacock, Khatri, and Ms. Petryna:

It has come to the attention of Regional Board Staff that a plume of petroleum emanating from the A&H Gas station at 20450 Hesperian Blvd. may be commingled with a petroleum plume emanating from a former Texaco station located across the street at 20499 Hesperian Blvd. Because Hesperian Blvd. divides incorporated City of Hayward from unincorporated Alameda County, these two sites lie in different jurisdictions, City of Hayward Fire Dept. and Alameda County Department of Environmental Health, respectively.

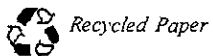
To facilitate and streamline regulatory oversight of these two cases, Regional Board staff have decided, with concurrence from staff of both the City of Hayward and Alameda County, that the Regional Board will act as lead agency for cleanup of both of these sites.

In order to expedite the transition between lead agencies, the City of Hayward and the Alameda County Department of Environmental Health shall please forward a copy of each of your respective case files to the Regional Board at your earliest convenience.

November 12, 1996
File No. 2198.14 (KLG)



Pete Wilson
Governor



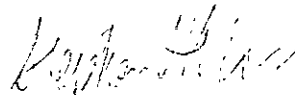
Our mission is to preserve and enhance the quality of California's water resources, and ensure their proper allocation and efficient use for the benefit of present and future generations.

A&H Gas, 20499 Hesperian Blvd.
Former Texaco, 20450 Hesperian Blvd.
November 12, 1996
Page 2 of 2

Official correspondence regarding this case should be directed to the attention of Mr. Kevin Graves at this office. If you have any questions regarding this matter, please contact Mr. Graves at (510) 286-0435.

Sincerely,

Loretta K. Barsamian
Executive Officer



Stephen I. Morse
Chief, Toxics Division

CC:
RB File No. 01-0247
RB file No. 01-1454

Bob Chambers
Alameda County District Attorney's Office
7677 Oakport Street
Suite 400
Oakland, CA 94621

Darsha Davidoff
Levy, Greenfield, & Davidoff
One Almaden Blvd.
8th Floor
San Jose, CA 95113

**Alameda County Health Care Services, Department of Environmental Health,
Environmental Protection Division**

In Re The Property Known As:)
)
20450 Hesperian Blvd.)
Hayward, CA 94606)
)
)

Directive to Comply

Mr. Mahesh R. Khatri, as an individual
20450 Hesperian Blvd.
Hayward, CA 94606

Mr. Mahesh R. Khatri, president
dba Airport Alliance
20450 Hesperian Blvd.
Hayward, CA 94606

Mr. Kiran Khatri, as an individual
4710 Ewing Rd.
Castro Valley, CA 94546

Nirmala Khatri, as an individual
4710 Ewing Rd.
Castro Valley, CA 94546

A Pre-Enforcement Review Panel was held at the Alameda County Department of Environmental Health Offices on August 17, 1995. At the Pre-Enforcement Review Panel it was determined that you are the owner and operator of the tanks on the property. As the owner and operator, the Pre-Enforcement Review Panel has found you to be responsible for the violations of Title 23 of the California Code of Regulations (CCR) and of Chapter 6.7 of the Health and Safety Code (HSC) at the property in question. The Pre-Enforcement Review Panel has made the following findings:

1. You have failed to provide inventory reconciliation records for the three 10,000 gallon single walled tanks on site to the administering agency, Alameda County Department of Health.
2. You have failed to submit your integrity testing results for the south end tank for 1993 and for all three underground storage tanks for 1994 to the administering agency, Alameda County Department of Health.

3. You have failed to submit the triennial pipe precision test results for the suction piping to the administering agency, Alameda County Department of Health.
4. You have failed to submit the annual written statement verifying under penalty of perjury that all monthly inventory reconciliation reports are summarized and that sums of the monthly variation does not exceed 130 gallons plus 1% (per cent) of the monthly fuel deliveries.

Pursuant to HSC Chapter 6.7, Sections 25284, 25284.4, 25292.1, 25293, and CCR Title 23, you are hereby directed to take the following actions within 30 days from the date of this directive:

1. Commence immediately a program of daily stick readings. Maintain the daily stick readings taken from all three tanks at the facility or at a readily accessible location so they can be provided within 36 hours of being requested.
2. Commence immediately the implementation of a statistical inventory reconciliation (SIR) monitoring program. SIR is required at your site due to reports confirming high groundwater at this location.
3. Submit a written monitoring and spill response plan that includes an accurate description of your SIR procedures.
4. Submit the daily stick readings and the statistical inventory reconciliation (SIR) results to the Alameda County Department of Health for the next three consecutive months.
5. Commence immediately a program of precision pipeline testing. The testing should be done once every three year period for all three pipelines. The test should be at a pressure designated by the test equipment manufacturer and capable of detecting a minimum release equivalent to 0.1 gph defined at a minimum 40psi.
6. Submit a complete copy of your tank integrity test results for all three tanks for 1993 and 1994 to Alameda County Department of Health.
7. Commence immediately the practice of submitting a statement certifying the inventory reconciliation data was within the allowable amounts for the entire year. If you can certify for the previous year, do so immediately.

You are hereby notified that all of the above listed violations must be corrected in order for you to receive and maintain a valid five year permit to operate the tanks. You must submit a signed written plan of correction which addresses the above requirements and clearly and precisely outlines when and how you will comply with this directive within 30 days of the date of this directive.

Please be advised that this directive is being issued pursuant to the authority of California Health and Safety Code Chapter 6.7 and that failure to comply is **punishable by civil penalties of up to \$5,000 per day per tank per violation** as provided in HSC Section 25299.

Please contact me at (510) 567-6700 between 10am and 3 pm, Tuesday through Friday, if you have any questions.

Dated: October 2, 1995

Alameda County Health Officer
for the Pre-Enforcement Review Panel

By _____

Kevin Tinsley
Hazardous Materials Specialist
Alameda County Department of Health,
Environmental Protection Division

contemporaneous ownership and/or operation, of said property and/or business, and BY THIS NOTICE ALL PARTIES NAMED HEREIN ARE INFORMED OF THE RIGHT TO APPEAR AND SHOW CAUSE, IF ANY THEY HAVE, FOR THE EXCLUSION OR INCLUSION OF ANY OF THE PARTIES, PARTIES IN INTEREST AND PROPERTIES NAMED HEREIN FROM SAID RESPONSIBILITY OR OBLIGATIONS:

Kiran Khatri
dba Airport Alliance
20450 Hesperian Blvd.
San Lorenzo, CA 94541

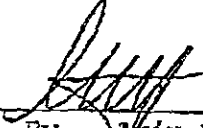
Kiran Khatri as an individual
4710 Ewing Rd.
Castro Valley, CA 94546

Mahesh Khatri as an individual
20450 Hesperian Blvd.
San Lorenzo, CA 94541

Nirmala Khatri as an individual
4710 Ewing Rd.
Castro Valley, CA 94546

Dated: July 24, 1995

S/Alameda County Health Officer


By Ariu Levi
Manager
Department of Environmental
Protection

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY, DEPARTMENT OF ENVIRONMENTAL HEALTH, ENVIRONMENTAL PROTECTION DIVISION

IN RE THE PROPERTY KNOWN AS :

20450 Hesperian Blvd.
San Lorenzo, CA 94546

)
)
)
)
)
PROOF OF SERVICE OF
NOTICE OF
PRE-ENFORCEMENT
REVIEW PANEL

I KEVIN TINSLEY, do hereby certify

that I served KIRAN KHATRI dba Airport Alliance
with a copy of the attached Notice of Pre-Enforcement Review
Panel on AUGUST 17, 1995 by certified

mailer # Z 296 048 335

Dated: 7-27-95

Kevin Tinsley
(signature)

ALAMEDA COUNTY HEALTH CARE SERVICES - ENVIRONMENTAL PROTECTION

MEMORANDUM

DATE: August 30, 1996

From : Madhulla Logan

To: Gil Jensen

Subject: Summary for Former Airport Alliance

As per you request, I have enclosed a summary for the Former Airport Alliance site and a site plan for reference. This will be an addendum to the chronology of events submitted to you previously. If you have any questions, you can reach me at 567-6764.

**Former Airport Alliance (currently A & H Gas)
Summary**

Airport Alliance is located in the intersection of A street and Hesperian in Hayward, CA. This intersection has a significant hydrocarbon plume. There are total of 5 gas stations present in this intersection. Two of the five gas stations are under the supervision of Alameda County Health Agency and the rest of the 3 gas stations are under the supervision of City of Hayward Fire Department.

1. Airport Alliance - Alameda County
2. ARCO - Alameda County
3. Shell - City of Hayward Fire Department
4. Texaco - City of Hayward Fire Department
5. Unocal - City of Hayward Fire Department

The plume can be divided into 3 different sections, one that is shared by Shell and Unocal, ARCO has its own little plume and is now defined, and the third section of the plume is shared by Texaco and Airport Alliance. Hugh Murphy of City of Hayward has requested that Texaco continue to define the extent of the plume similar to the requirement that I had for Airport Alliance. These two stations are opposite to each other but at this point the gradient information submitted to this Department is ambiguous and based on this data it is difficult to ascertain as to which one of the sites is up gradient to the other site. So we have required that both site continue with the investigations. In spite of sending numerous request letters, non-compliance letters and also having a informal hearing involving the District Attorney's office, airport alliance is still not in compliance.

The existing airport alliance gas stations was built during the sixties. The site is fully paved with concrete and asphalt and contains 3 10,000 gallon underground fuel tanks. These tanks are original tanks which have never been replaced. In 1991, this Department requested the previous owner of airport alliance, Mr. Danny Chauhan submit information on tank precision test results but no information was submitted. In 1993, the county indicated to the previous owner that free product was identified in a down gradient well installed by Exxon and the county required that airport alliance conduct an investigation. After repeated requests, Danny Chauhan conducted an investigation in 1994 which indicated that elevated levels of diesel, gasoline and BTEX are present in the soil and groundwater. In March 1994, County requested that additional work be done to completely define the extent of soil and groundwater contamination. In June and July 1994, Airport Alliance conducted limited soil investigation and installed 2 monitoring wells on site. Again, it was confirmed that the site had both soil and groundwater contamination in significant concentrations. Free product was observed in one of the borings, B-7. Since the groundwater contamination down gradient to boring B-7 was still not defined, County requested that additional work be done to define the extent of contamination in groundwater and remediate the contamination to cleanup-levels. No response was received from Airport Alliance and also the property was transferred to Kiran and Mahesh Khatri, the current property owners.

In November 1995, City of Hayward and the County tried to arrange a meeting between all the parties so that an agreement can be reached in arranging for a combined quarterly groundwater monitoring program which could throw more light into the source of contamination and the direction of contamination migration. However, this could not be arranged since airport alliance did not respond to the letter. Hence a pre-enforcement review panel was held in **January 1996**, primarily for airport alliance although other parties were involved in the meeting. The DA formally requested airport alliance to submit information on the integrity of tanks present on-site and requested that a workplan be submitted for additional investigation and remediation of the contamination. A work plan and tank test results (with other tank related information) was submitted in **May 1996** by Airport Alliance. **On July 9, 1996**, the County approved the workplan with a few changes and 30 days was given for implementing the workplan, making **August 9, 1996** as the deadline for any submittal. As to this day, the workplan has not been implemented.

The main problems associated with this site are:

1. No risk evaluation done for on-site exposures due to soil and groundwater contamination on the property.
2. No risk evaluation for off-site exposures due to the migration of the plume from airport alliance and Texaco
3. There is a hotel down gradient to Texaco and the owners are worried about exposure from the Texaco-Airport Alliance contamination.
4. No attempts has been made to remediate the free-product situation found in airport alliance and this needs to be done to stop further offsite migration.

**Alameda County Health Care Services Agency, Department of Environmental Health
Department of Environmental Health**

CASE REPORT

Case #

Date : August 15, 1996

**Subject : Former Airport Alliance, currently called A & H GAS
Responsible Party, Mahesh Khatri and Kiran Khatri**

**Residence for Kiran and Mahesh Khatri
2276 Bixler Road,
Brentwood, CA - 94513**

**Contaminated Property Address:
20499 Hesperian Boulevard
Hayward, CA - 94541**

July 24, 1991 - A letter written to Alliance Station requesting that precision test results be submitted for the tanks, one of the reasons being that the owners of Exxon Station located at 20499 Hesperian Boulevard, based on the groundwater monitoring results indicated that some of the contamination identified on their site could be coming from an offsite source. Also, the letter requested that a written report of the inventory variations that occurred during the third quarter of 1990 and a technical report describing the plan for defining the extent of groundwater pollution impacting the site be submitted to the County.

September 23, 1991 - A letter from County to Alliance Gas Station requesting again that their tanks be precision tested and a written report of an investigation of the inventory variations also be submitted.

September 27, 1993 - transfer to LOP and notice of reimbursement mailed to Responsible party, Danny Chauhan. (Currently not the responsible party)

September 28, 1993 - Letter from County to Danny Chauhan, (RP for the site), indicating that free product was identified in monitoring well, MW-4J which is an offsite well installed by Exxon adjacent to the Airport Alliance property. Consequently, the County required that Airport Alliance, conduct an investigation. Also, the letter states that Zane Miller, consultant for Airport Alliance told the County that an investigation was already conducted for the alliance property. However, a work plan detailing the work to be done or a technical report detailing the investigation already done on the property was never submitted to the County.

December 2, 1993 - A notice of violation was sent by the County to Danny Chauhan requesting that the required investigations be conducted on the property.

December 16, 1993 - A modified notice of reimbursement (NOR) was sent to the State Cleanup Fund indicating a change of Responsible Parties. The new responsible parties mentioned in the

NOR were Mahesh Khatri and Kiran Khatri,

December 24, 1993 - County's response subsequent to reviewing the work plan submitted by Airport Alliance. County approved the work plan with some changes.

January 24, 1994 - Inspection report signed off by Scott Seery of Alameda County who was present on-site during part of the field investigation.

February 2, 1994 - Report of field investigation, prepared by Certified Environmental Consulting, and submitted to the County. The investigation included installing 4 soil borings and collecting soil and groundwater samples from each one of them. The results of the analytical data indicated the presence of elevated levels of diesel, gasoline and BTEX in the groundwater in 3 out of the 4 borings. Elevated levels of diesel, gasoline and BTEX were present in the soil samples in 2 out of the 4 borings. Hence, based on the results, CEC recommended that additional investigation may be necessary to define the complete vertical and lateral extent of contamination.

March 17, 1994 - Letter from County to Airport Alliance, requesting that additional soil and groundwater investigation be performed at the site and a work plan be submitted outlining the work to be done within 30 days from the date of the letter.

May 6, 1994 - Work plan submitted to the County by Airport Alliance for additional investigation

June 7, 1994 - Addendum to the May 6, 1994 Work plan submitted to the County by Airport Alliance

June 8, 1994 - Letter from the County approving the work plan with some changes.

July 8, 1994 - Letter from Hugh Murphy, City of Hayward (City of Hayward is responsible for the neighboring properties, TEXACO, Shell and Unocal where petroleum contamination has also been found) to the responsible parties of all the pertinent sites (Airport Alliance, EXXON, TEXACO, Shell and Unocal) mentioning that the City of Hayward is acting as the coordinating agency to facilitate the joint monitoring program for the sites. Also, the letter mentions the date and time at which the monitoring will be conducted.

October 6, 1994 - Site Characterization Report submitted by Airport Alliance for work conducted in June and July 1994. Seven borings were installed on site out of which two borings were converted into monitoring wells. Elevated levels of gasoline, diesel and BTEX were identified in the soil and groundwater in the property. One of the borings (Boring B-7) also identified free product in groundwater.

February 27, 1995 - Letter from County to Airport Alliance, requesting that additional work be conducted to define the extent of contamination, since the extent of groundwater contamination is still not defined.

November 28, 1995 - Letter from City of Hayward and County to all the responsible parties

requesting that a meeting be held within 20 days from the date of the letter and hence the parties need to contact Hugh Murphy within 5 days to schedule for the meeting date. This letter was hand delivered on the same day (November 28, 1995) to Kiran Khatri at the Airport Alliance. An inspection report was used to document the delivery and was signed by Kiran Khatri. Mr. Khatri informed us that Airport Alliance has been renamed as A & H Gas

August 17, 1995 - A pre-enforcement review panel was held by Kevin Tinsley of the Inspection Group in the County for A & H Gas for failure to provide inventory reconciling reports for the tank, and for failure to provide integrity test results for the tanks.

No reports were submitted to the County

January 24, 1996 - Another pre-enforcement meeting was held in the County Office with the District Attorney, City of Hayward Inspector , and the County inspector. The pre-enforcement meeting was held primarily for A & H Gas although the other responsible parties were invited to the hearing. The hearing was held because airport alliance did not respond to the letter, dated November 28, 1996 from the County and City of Hayward requesting a meeting of all the parties. In the hearing, A & H Gas was required, within 30 days to do the following:

1. Submit Statistical Inventory Reconciling reports for the tanks
2. Submit Precision Test results for the tanks
3. Get a consultant to prepare a work plan and arrange a meeting with the County and City of Hayward to discuss the work plan with the Consultant.

The Statistical Inventory Reconciliation Reports and the Precision Test Results were submitted by A & H Gas to Kevin Tinsley of the County. However, the consultant, RRM, Inc, contacted the County after the 30 day period. A meeting was held between the Consultant and City of Hayward and the County, wherein the agencies discussed the extent of work that would be required for work plan approval.

April 3, 1996 - Letter from Texaco to the rest of the responsible parties (County and City of Hayward were copied) proposing that the major parties involved contract with and provide a competent consultant to A & H Gas . Later it was mentioned by Texaco that they did not receive any positive responses from the other parties regarding this issue.

May 6, 1996 - A work plan was submitted by RRM.

June 6, 1996 - An addendum to the work plan was submitted by RRM, Inc incorporating the changes mentioned by the County

July 9, 1996 - Letter from County to A & H Gas approving the work plan with a few changes and that they are required to start implementing the work plan within 30 days from the date of the letter.

July 18, 1996 - Letter from RRM, Inc to Kiran Khatri, one of the responsible parties for the A & H Gas. The letter mentions that RRM has accrued costs that are still pending and a payment

schedule should be determined to address the costs before RRM can go any further to implement the work plan. RRM also mentioned that to implement the work plan, half of the personnel costs and 100 percent of the outside costs should be paid up-front before the work is done and the rest of the costs should be paid within 45 days from the date the work is invoiced.

August 15, 1996 - The work plan was not implemented within August 9, 1996 as required. So Airport Alliance is not in compliance and the case is being deferred to the District Attorney's office for enforcement.

Alameda County Department of Environmental Health

Division of Environmental Protection

1131 Harbor Bay Pkwy., #250, Alameda, CA 94502-6577

(510)567-6700 * FAX (510)337-9335

Meeting Attendees

Date 1-24-96
 Subject August Alliance - Pre Enforcement Panel
 Location 20450 Hesperian Blvd., Hayward 94541

	Name	Affiliation	Phone# / FAX#
1	Thomas Peacock	Alco DEH-LOP	567-67821
2	Madhulla Logan	ALCO DEH-LOP	367-6764
3	John A. Bueh	Brobeck, Phleger & Harrison counsel for UAPCAL	(415) 442-1330
4	Uma Berry	Unocal Corp.	510-277 2321
5	Thomas J. Perkins	Kaprelian Engineering	510 602 5112
6	Darsha Davidoff	20499 Hesperian (San Francisco)	408 995 5601
7	Ron L. Helm	"	415 1967-2365
8	Ray C. Friedrichsen	Thrifty Oil Co	310 1923-9886
9	James P. Vatsou	Stantec, Inc & Watson	475 788 3496
10	Mike Whelan	ARCO Products Co.	(408) 453, 1640
11	Karen Petryna	Texaco	(510) 236 1 9139
12	Ronald Zielinski	TEXACO	(510) 236 1 1770
13	Chris Berka	McCutchen Doyle rep. Texaco	408 947 14786
14		"	(408) 947 4787
15	Kathleen McDonald		
16	Kevin Tinsley	Al. Co. EPS H2 nat	567 1 6731
17	R. Jeff Granberry	Shell Oil Products Co.	510-675-6168 510-675-4172
18	JOHN VERBEK	LANSING-BURNHAM FOR SHELL	510 444-6100 835-6666
19			
20			

3:00 PM
 for 18
 Jan

ENVIRONMENTAL
PROTECTION
96 JUL 29 PM 3:10



July 18, 1996
Project M96

Mr. Kiran Khatri
A&H Gas & Mini Mart
20450 Hesperian Boulevard
Hayward, California 94541

Re: Environmental Services
A&H Gas Mini Mart (Former Airport Alliance)
20450 Hesperian Boulevard
Hayward, California

Dear Mr. Khatri:

This letter, by RRM, Inc. (RRM), has been prepared to reiterate our conversation of July 11, 1996. In our conversation, you told me that you would call me on Tuesday July 16, 1996 and since I have not heard from you I am becoming concerned. To reiterate our conversation, RRM will not continue to provide environmental services to you until a cash retainer in the amount of \$2,000 has been received. In light of the Alameda County requirement that work must be initiated within 30 days of their July 9, 1996 letter, I hope you can resolve this issue. The Alameda County letter dated July 1996 is attached. Further, based on a recent conversation with Ms. Maduhla Logan of Alameda County, the Alameda County District Attorney's office will likely take action if you fail to do the required work within the required time constraints. Please keep in mind that to perform the required work, encroachment permits will need to be obtained that take some time to acquire.

As you know, RRM has accrued costs that are still outstanding. We need to determine a payment schedule to address these costs; however, it is my main concern to help you address your immediate problem which is the work that the Alameda County is requiring now. As we discussed a number of times including in our conversation on July 11, 1996, RRM will perform work for you at this time under the following arrangement. You must pay RRM upfront for half of our personnel costs and for 100 percent of our outside costs. After 45 days from the date that the work is invoiced, the remaining RRM personnel costs will be due.

Outside costs include but are not limited to driller fees, material fees, encroachment fees, and encroachment bonds. I will provide you with an updated cost estimate to perform the required work; however, at this time for us to continue working for you we need to see some monetary commitment on your part. I feel RRM has worked for you in good faith and on a timely basis that Alameda County has dictated; however, we cannot perform work for free on a long term basis which is beginning to occur on this project.

Please call.

Sincerely,

RRM, Inc.



Steven E. Krcik
Senior Geologist
RG 4976

cc: Ms. Madhula Logan, Alameda County

Attachments: Alameda County Health Care Services July 9, 1996 Letter

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

July 9, 1996

Mr. Mahesh and Kiran Khatri
A & H Gas
20450 Hesperian Boulevard
Hayward, CA - 94545

Re: A & H Gas, 20450 Hesperian Blvd, Hayward, CA - 94545

Dear Mr. Khatri:

I am in receipt of the workplan, dated May 6, 1996, and an addendum to the workplan, dated June 6, 1996, prepared by Remediation Risk Management, Inc (RRM) in response to technical information requested by this Department, City of Hayward Fire Department, and the San Francisco Bay Regional Water Quality Control Board (RWQCB).

The workplan includes a proposal to collect groundwater samples from three hydropunches and to subsequently install two groundwater monitoring wells in optimum locations based on the results obtained from hydropunch samples. Also, the removal of free product by manual bailing has been proposed as an interim remedial measure.

This Department has reviewed the workplan and it is acceptable with the following changes:

- Two additional hydropunches should be installed in order to obtain adequate data to define the extent of petroleum hydrocarbon contamination. The locations of the additional hydropunches have been identified in an attached sample location map.
- Since the proposal to manually bail the free product is acceptable only as an interim measure, the cost benefits of implementing other remedial measures should be evaluated using the findings of the proposed investigation. A final corrective action plan should be submitted to this Department within 30 days after installing the monitoring wells.
- The corrective action plan should also include soil remediation measures which may be necessary if the concentrations of petroleum hydrocarbons found in the soil exceed the site - specific risk based cleanup levels which are to be determined using a peer reviewed risk assessment.

The implementation of the workplan should begin within 30 days from the date of this letter and the monitoring wells should be installed within 45 days from the date of this letter. If you have any questions, you may reach me at (510) 567-6764.



April 17, 1996

VIA FACSIMILE

ENV - GENERAL

20499 Hesperian Boulevard, Hayward, California
Proposed Coordinated Effort Clarification

Mr. Michael Faber
Exxon Company U.S.A.
P.O. Box 4032
Concord, California 94520

Mr. Mahesh Khatri
Airport Alliance
20450 Hesperian Boulevard
Hayward, California 94545

Ms. R. Jeff Granberry
Shell Oil Company
P.O. Box 4023
Concord, California 94524

Ms. Tina Berry
Unocal Corporation
2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, California 94583

Mr. Raymond Friedrichsen
Thrifty Oil Company
10000 Lakewood Boulevard
Downey, California 90240

Dear Project Coordinator:

This letter follows up my correspondence to you dated April 3, 1996, (copy attached) proposing a joint effort amongst us at the Alliance Gasoline Service Station.

Paragraph two on page two states that Texaco will assume the lead role in this joint effort. We wish to clarify that Texaco's assumption of a lead role is restricted only to the coordination of the hiring of a consultant, and the overseeing of that consultant in conducting the following tasks: preparing an application to the UST Fund to be submitted by Alliance; meeting with regulators to determine the steps necessary to bring Alliance into compliance; and conducting a Phase I investigation to identify potential receptors and upgradient sources. Texaco's role in this joint effort is solely intended to facilitate the process of addressing the problems caused by the Alliance station and is not to be construed as an admission of liability by Texaco or as an intention by Texaco to perform any additional tasks.

April 17, 1996

Page 2

Best Regards,
Texaco Refining and Marketing, Inc.



Karen E. Petryna, P.E.
Project Coordinator
Environment, Health & Safety

...\SITES\20499\ALLICLAR.PRO

cc: Mr. Douglas Gravelle, Texaco Legal
Mr. Mark Litvack, Texaco Legal
Ms. Kathleen McDonald, McCutchen, Doyle, Brown & Enerson
Mr. Hugh Murphy, Hayward Fire Department
Ms. Madhulla Logan, Alameda County Health Care Services Agency
Mr. Gil-Jensen, Alameda County Assistant District Attorney
Ms. Darsha Davidoff, Levy, Greenfield & Davidoff

EEFreed-RRZielinski
RichFile-UCPFile

PR: 

TELECOPY COVER LETTER

TEXACO REFINING & MARKETING, INC.
ENVIRONMENT, HEALTH & SAFETY
108 CUTTING BOULEVARD
RICHMOND, CA 94804

GENERAL OFFICE PHONE NUMBER: (510) 236-3541
FAX PHONE NUMBER: (510) 237-7821

DATE: April 17, 1996

TIME: 2:00 PM

DELIVER TO: Mr. M. Faber @ 510-246-8798
Mr. R. Granberry @ 510-675-6172
Mr. R. Friedrichsen @ 310-861-9796
Ms. T. Berry @ 510-277-2309
Messrs. D. Gravelle & M. Litvack @ 818-505-3059
Ms. K. McDonald @ 408-947-4750
Mr. H. Murphy @ 510-293-8691
Ms. M. Logan @ 510-337-9335
Mr. G. Jensen @ 510-569-0505
Ms. D. Davidoff @ 408-995-0308
Mr. E. Freed @ 818-505-3820

NUMBER OF PAGES: 5 + Cover

NAME OF PERSON SENDING: Ms. K. Petryna



April 3, 1996

ENV - GENERAL

**Proposed Coordinated Effort
20499 Hesperian Boulevard
Hayward, California**

Mr. Michael Faber
Exxon Company U.S.A.
P.O. Box 4032
Concord, California 94520

Mr. Mahesh Khatri
Airport Alliance
20450 Hesperian Boulevard
Hayward, California 94545

Ms. Lynn Walker
Shell Oil Company
P.O. Box 5278
Concord, California 94520

Mr. John Worful
Unocal Corporation
2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, California 94583

Mr. Raymond Friedrichsen
Thrifty Oil Company
10000 Lakewood Boulevard
Downey, California 90240

Dear Project Coordinator:

Based on the January 24, 1996 meeting with the Alameda County Health Care Services Agency (County) and the Hayward Fire Department (HFD) it is apparent that Mr. Khatri of Alliance Service Station, for economic or other reasons, is unable to contract with a competent consulting firm. This has resulted in a lack of guidance for environmental problems, concerns, and/or issues that have arisen at the Alliance Service Station.

Select Alliance Consultant

Since the analysis of the historical data was unable to distinguish between the five separate potential plumes and since Mr. Khatri is currently unable to contract with a competent consulting firm, Texaco Refining and Marketing, Inc. (Texaco) proposes that the five major parties involved, Texaco, Exxon Company U.S.A., Thrifty Oil Company, Unocal Corporation,

April 3, 1996

Page 2

and Shell Oil Company (hereafter referred to as 'the five parties') contract with and provide for Airport Alliance (Alliance) a competent environmental consultant for their site. The consultant should be selected by mutual agreement; should have a quality assurance/quality control program which meets the minimum requirements of each of the five parties; and should have an existing program or recent working relationship with at least two of the five parties.

Texaco Lead

Since Texaco is immediately downgradient of the Alliance Station, and is most at risk for impact to their site, we propose that Texaco assume the lead role in directing further investigations to be conducted at the Alliance Station.

Scope of Work

The first phase of work to be completed by the selected consultant would be to assist Alliance in compiling the appropriate information and completing the necessary forms and application packages to get Alliance included in the State of California Underground Storage Tank Cleanup Fund and Tank Replacement Loan Program. Secondly, the selected consultant would meet with the County, HFD, and other appropriate agencies to determine the steps necessary to bring the Alliance into compliance with appropriate environmental and underground storage tank regulations. Third, the selected consultant would conduct a Phase I investigation to identify potential receptors and upgradient sources. Only the expenses for the first two phases of work mentioned above are proposed to be covered by the five parties.

In addition, the scope of work for any site-related activities will be agreed upon by the five parties, prior to initiation. The selected consultant will work with Texaco to prepare a draft scope of work. The draft work plan will be submitted to the five parties for review. Comments will be submitted directly to Texaco within 15 days of receipt of the draft work plan. Significant comments will be discussed in a telephone conference between the five parties and the consultant prior to finalizing the scope of work. A final scope of work will be prepared by the consultant and submitted to Texaco for review within 7 days of the teleconference. Upon approval, a final work plan will be submitted to the County, HFD, and the five parties.

Invoicing

Estimated costs will be approved in advance by the five parties. The costs incurred for completing approved work for Alliance will be split evenly among the five parties. Invoices will be submitted to Texaco for reimbursement. Texaco will submit copies of the invoice to the remaining four parties with a cover letter identifying the amount to be paid to Texaco and by each party.

April 3, 1996

Page 3

Texaco would like to proceed with this proposed action as quickly as possible. Please contact me at (510) 236-9139 by April 30, 1996 if you are interested in participating in this joint effort.

Best Regards,
Texaco Refining and Marketing, Inc.



Karen E. Petryna, P.E.
Project Coordinator
Environment, Health & Safety

...\\SITES\20499\ALLIANCE.PRO

cc: Mr. Hugh Murphy, Hayward Fire Department
Ms. Madhulla Logan, Alameda County Health Care Services Agency
Ms. Kathleen McDonald, McCutchen, Doyle, Brown & Enerson
Mr. Gil Jensen, Alameda County Assistant District Attorney
Mr. Mark Litvack, Texaco Legal
Ms. Darsha Davidoff, Attorney-at-Law

EEFreed-RRZielinski
RichFile-UCPFile

PR. 



April 3, 1996

ENV - GENERAL

**Proposed Coordinated Effort
20499 Hesperian Boulevard
Hayward, California**

Mr. Michael Faber
Exxon Company U.S.A.
P.O. Box 4032
Concord, California 94520

Mr. Mahesh Khatri
Airport Alliance
20450 Hesperian Boulevard
Hayward, California 94545

Ms. Lynn Walker
Shell Oil Company
P.O. Box 5278
Concord, California 94520

Mr. John Worful
Unocal Corporation
2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, California 94583

Mr. Raymond Friedrichsen
Thrifty Oil Company
10000 Lakewood Boulevard
Downey, California 90240

Dear Project Coordinator:

Based on the January 24, 1996 meeting with the Alameda County Health Care Services Agency (County) and the Hayward Fire Department (HFD) it is apparent that Mr. Khatri of Alliance Service Station, for economic or other reasons, is unable to contract with a competent consulting firm. This has resulted in a lack of guidance for environmental problems, concerns, and/or issues that have arisen at the Alliance Service Station.

Select Alliance Consultant

Since the analysis of the historical data was unable to distinguish between the five separate potential plumes and since Mr. Khatri is currently unable to contract with a competent consulting firm, Texaco Refining and Marketing, Inc. (Texaco) proposes that the five major parties involved, Texaco, Exxon Company U.S.A., Thrifty Oil Company, Unocal Corporation,

April 3, 1996

Page 2

and Shell Oil Company (hereafter referred to as 'the five parties') contract with and provide for Airport Alliance (Alliance) a competent environmental consultant for their site. The consultant should be selected by mutual agreement; should have a quality assurance/quality control program which meets the minimum requirements of each of the five parties; and should have an existing program or recent working relationship with at least two of the five parties.

Texaco Lead

Since Texaco is immediately downgradient of the Alliance Station, and is most at risk for impact to their site, we propose that Texaco assume the lead role in directing further investigations to be conducted at the Alliance Station.

Scope of Work

The first phase of work to be completed by the selected consultant would be to assist Alliance in compiling the appropriate information and completing the necessary forms and application packages to get Alliance included in the State of California Underground Storage Tank Cleanup Fund and Tank Replacement Loan Program. Secondly, the selected consultant would meet with the County, HFD, and other appropriate agencies to determine the steps necessary to bring the Alliance into compliance with appropriate environmental and underground storage tank regulations. Third, the selected consultant would conduct a Phase I investigation to identify potential receptors and upgradient sources. Only the expenses for the first two phases of work mentioned above are proposed to be covered by the five parties.

In addition, the scope of work for any site-related activities will be agreed upon by the five parties, prior to initiation. The selected consultant will work with Texaco to prepare a draft scope of work. The draft work plan will be submitted to the five parties for review. Comments will be submitted directly to Texaco within 15 days of receipt of the draft work plan. Significant comments will be discussed in a telephone conference between the five parties and the consultant prior to finalizing the scope of work. A final scope of work will be prepared by the consultant and submitted to Texaco for review within 7 days of the teleconference. Upon approval, a final work plan will be submitted to the County, HFD, and the five parties.

Invoicing

Estimated costs will be approved in advance by the five parties. The costs incurred for completing approved work for Alliance will be split evenly among the five parties. Invoices will be submitted to Texaco for reimbursement. Texaco will submit copies of the invoice to the remaining four parties with a cover letter identifying the amount to be paid to Texaco and by each party.

April 3, 1996

Page 3

Texaco would like to proceed with this proposed action as quickly as possible. Please contact me at (510) 236-9139 by April 30, 1996 if you are interested in participating in this joint effort.

Best Regards,
Texaco Refining and Marketing, Inc.



Karen E. Petryna, P.E.
Project Coordinator
Environment, Health & Safety

...\SITES\20499\ALLIANCE.PRO

cc: Mr. Hugh Murphy, Hayward Fire Department
Ms. Madhulla Logan, Alameda County Health Care Services Agency
Ms. Kathleen McDonald, McCutchen, Doyle, Brown & Enerson
Mr. Gil Jensen, Alameda County Assistant District Attorney
Mr. Mark Litvack, Texaco Legal
Ms. Darsha Davidoff, Attorney-at-Law

EEFreed-RRZielinski
RichFile-UCPFile

PR: 

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6777

NOTICE OF OFFICIAL ACTION

City of Hayward, and Alameda County Health Care Services Agency,
Department of Environmental Health, Hazardous Materials Division

In Re The Property Known as:

A & H Gas)
20450 Hesperial Boulevard)
Hayward, CA - 94545)

Notice of Official Action

Dear Sirs:

The Attached Notice of Official Action pursuant to 13367 Water Code has been issued by this office for the Pre-Enforcement Review Panel. As the agency responsible for enforcing the terms of this Official Action, all communication should continue to be directed to this office. Please make arrangements to comply by calling me at (510) 567-6700 to coordinate all future activities.

Failure to comply could result in liability for civil or administrative penalties of up to 1000 per day of delinquency.

I, Madhulla Logan, do hereby certify that I served Kiran Khatri with a copy of the attached Notice of Official Action by the Regional Board by certified mailer #

Dated: 3/14/96

Madhulla Logan
(Signature)

CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD

SAN FRANCISCO BAY REGION

2101 WEBSTER STREET, Suite 500

OAKLAND, CA 94612

Tel: (510) 286-1255

FAX: (510) 286-1380

BBS: (510) 286-0404



Mahesh and Kiran Khatri
A & H Gas
20450 Hesperian Boulevard
Hayward, CA - 94545

RB File No. 01-0247

**RE: Request for Submittal of a Technical Report Resulting from
the Alameda County Department of Environmental Health's
Enforcement Panel Meeting of January 24, 1996.**

Dear Sirs:

It has been brought to my attention by Regional Board staff that a condition of soil and ground water pollution exists on your property from an underground storage tank release. The Alameda County Department of Environmental Health (ACDEH) staff have requested technical reports from you to fulfill your obligations per California Code of Regulations, Title 23, Waters, Chapter 16, Underground Storage Tank Regulations, Article 11, Corrective Action Requirements. It is my understanding that ACDEH staff were unsuccessful in eliciting your co-operation in resolving these issues through normal correspondence.

A Pre-Enforcement Review Panel was held at the ACHD Offices on **January 24, 1996**. Pursuant to the Regional Board's authority under Section 13267(b) of the California Water Code, you are hereby found to be a responsible party as defined by Title 23 of the California Code of Regulations, Division 3, Chapter 16, Article 11, Section 2720. A Responsible Party is "any person who owned or operated the underground storage tank immediately before the discontinuation of its use." A responsible party also includes any owner of property from which an unauthorized release of a hazardous substance from an underground storage tank has occurred.

As a Responsible Party, you are required to:

- 1) submit documentations that you have performed Statistical Inventory Reconciliation (SIR) for the past 8 months for the underground storage tanks present on your property.
- 2) obtain a consultant and facilitate a meeting with Alameda County Health Department and the City of Hayward Fire Department to discuss requirements for further investigations at the site.

You are directed to comply with the above listed conditions within 10 days of the date of this letter.

Mahesh and Kiran Khatri
Enforcement Panel Meeting
Page 2 of 2.

And, in addition to the above stated requirements, you are also required to:

3) submit a technical report with a proposal to delineate the extent of both soil and ground water contamination and remediate or abate the effects of petroleum free product found on the site.

You are directed to comply with the above listed condition within 30 days of the date of this letter.

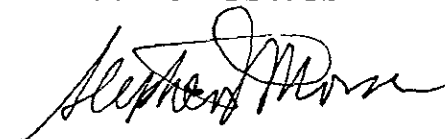
All proposed work should adhere to the requirements articulated in The Tri-Regional Board Staff Recommendations for the Preliminary Evaluation and Investigation of Underground Storage Tank Sites - 8/10/90 and Article 11 of Title 23, Division 3, Chapter 16, of the California Code of Regulations.

I am hereby transmitting this request for a technical report to ACHD for service and continued case handling. You should be aware that this request is made pursuant to section 13267 of the Water Code and failure to comply with the above listed requirements by the date specified in this request may result in fines up to \$1,000 per day of delinquency. Your response to this technical report request should be sent to **Madhulla Logan**, at ACDEH.

If you have any questions regarding the contents of this letter, please contact **Madhulla Logan**, of ACDEH, at (510) 271-4530.

Sincerely,

Loretta K. Barsamian
Executive Officer



Steven I. Morse
Chief, Toxics Division

cc: **Gil Jensen**, Alameda County District Attorney's Office,
Consumer & Environmental Protection Division.
Madhulla Logan, Hazardous Materials Specialist, ACDEH.

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

November 28, 1995

Mahesh Khatri
Airport Alliance
4710 Ewing Road
Castro Valley, CA 94546

Subject: Contamination in the vicinity of West "A" Street and Hesperian Boulevard, Hayward

Dear Mr. Khatri:

We have reviewed information from our agency files. Our review of our files leads our agencies to believe that all of the following parties are potential contributors to the subject contamination:

- Former Arco/Thrifty Service Station, 20200 Hesperian Boulevard, Alameda County
- Alliance Service Station, 20450 Hesperian Boulevard, Alameda County
- Former Texaco/Former Exxon Service Station, 20499 Hesperian Boulevard, Hayward
- Former Shell Service Station, 20500 Hesperian Boulevard, Hayward
- Former Unocal Service Station, 20501 Hesperian Boulevard, Hayward

As a result, we are requiring a meeting within 20 days with representatives from all the above mentioned companies. In the meeting we are requiring a presentation and a single definitive report that delineates the full extent of contamination and a plan of action for future activities. The plan should include 1) any additional investigation activities, 2) explanation of the type of cleanup and 3) a time schedule for major investigation and clean up events. We encourage all companies to utilize a common consultant and to cooperate with each other fully. For your convenience, we are attaching a list of direct contacts for each site (see attachment A).

If a single coordinated report and presentation is not achievable between the companies we will still require a meeting within 20 days. In that meeting we will be requiring an explanation from each company of why coordination was not possible. Each company must then present a specific detailed assessment of the full extent of contamination and a plan for cleanup. A dialogue will be expected to resolve any technical aspects.

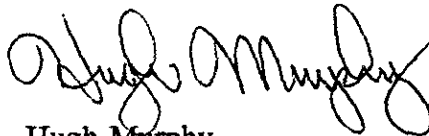
Received *[Signature]*
11-28-95

In order to provide one contact for scheduling the meeting, please contact Hugh Murphy within 5 days of receiving this letter at (510) 293-8695. Once the meeting date and location has been set a letter will be sent out to confirm the time and location. Thank you for your cooperation in resolving this matter.

Sincerely,



Madhulla Logan
District Inspector
Alameda County Environmental Health Service
(510) 567-6764



Hugh Murphy
Environmental Specialist
City of Hayward Fire Department
(510) 293-5454

cc: John Boykin, Hazardous Materials Coordinator
Danilo Galang, Hazardous Materials Investigator
Kevin Graves, California Regional Water Quality Control Board
Gil Jensen, Alameda County Assistant District Attorney
Thomas Peacock, Alameda County Environmental Health Service

**LIST OF CONTACTS
(ATTACHMENT A)**

Site Location: Thrifty/Former Arco Station, 20200 Hesperian Boulevard

Peter D'Amico (Primary Contact) Telephone (310) 923-9876
Thrifty Oil Company
10,000 Lakewood Boulevard
Downey, CA 90240

Kyle Christie (Primary Contact) Telephone (408) 377-8696
ARCO Products Company
2155 South Bascom Avenue, Suite 202
Campbell, CA 95008

Site Location: Alliance Airport Station, 20450 Hesperian Boulevard

Mahesh Khatri (Primary Contact/Owner) Telephone (510) 877-7715
Airport Alliance
20450 Hesperian Boulevard
Hayward, CA 94545

Site Location: Former Texaco/Exxon Station, 20499 Hesperian Boulevard

Karen Petryna (Primary Contact) Telephone (510) 236-9139
Texaco Refining and Marketing Incorporated
108 Cutting Boulevard
Richmond, CA 94804

Marla Guensler (Primary Contact) Telephone (510) 246-8776
Exxon Company U.S.A.
Post Office Box 4032
Concord, CA 94520

Site Location: Former Shell Station, 20500 Hesperian Boulevard

Lynn Walker (Primary Contact) Telephone (510) 675-6169
Shell Oil Company
P.O. Box 5278
Concord, CA 94520

Site Location: Former Unocal Station, 20501 Hesperian Boulevard

John Worful (Primary Contact) Telephone (510) 277-2320
Unocal Corporation
2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, CA 94583

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
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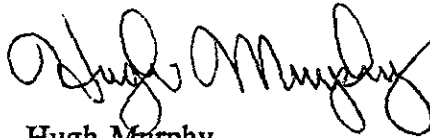
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Sincerely,



Madhulla Logan
District Inspector
Alameda County Environmental Health Service
(510) 567-6764



Hugh Murphy
Environmental Specialist
City of Hayward Fire Department
(510) 293-5454

cc: John Boykin, Hazardous Materials Coordinator
Danilo Galang, Hazardous Materials Investigator
Kevin Graves, California Regional Water Quality Control Board
Gil Jensen, Alameda County Assistant District Attorney
Thomas Peacock, Alameda County Environmental Health Service

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ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
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November 28, 1995

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20450 Hesperian Boulevard
Hayward, CA 94545

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RECEIVED *[Signature]*
11-28-95

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Madhulla Logan
District Inspector
Alameda County Environmental Health Service
(510) 567-6764



Hugh Murphy
Environmental Specialist
City of Hayward Fire Department
(510) 293-5454

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2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, CA 94583

Telephone (510) 277-2320



**HAYWARD FIRE DEPARTMENT
HAZARDOUS MATERIALS OFFICE**

25151 CLAWITER RD., HAYWARD, CA 94545-2731
Telephone: (510) 293-8695 • Fax: (510) 293-5017

INSPECTION REPORT

Street Address: 20450 Hesperian Boulevard
 Name of Facility: A&H Gas (formerly Alliance Service Station)
 Facility Representative: Kiran Khatri Tel. No.: 887-7715
 Type of Business/Facility: Service Station

Station was closed from 10/1/95 through 10/16/95 (possible explanation of no delivery of mail to station per Kiran Khatri)

- o Station Number - (510) 887-7715
- o Kiran Khatri home phone number - (510) 887-6337
- o Mahesh Khatri home phone number →

} Family lives together

Kiran Khatri & Mahesh Khatri Mailing Address / Home Address
 2276 Bixler
 Brentwood, CA 94513
 (Note: (Father) Mahesh Khatri works in Sacramento.)

Kiran & Mahesh Khatri are the responsible parties for the service station at 20450 Hesperian Boulevard.

Two letters are delivered and received by Kiran Khatri, to set a meeting date, etc.

The above has been read and deemed correct by Kiran Khatri

FAILURE TO COMPLY WITH THE REQUIREMENTS ESTABLISHED IN THIS FIELD INSPECTION REPORT OR IN SUBSEQUENT CORRESPONDENCE MAY RESULT IN THE ISSUANCE OF A NOTICE OF NONCOMPLIANCE AS PROVIDED IN SECTION 3-8.55 OF THE HAYWARD MUNICIPAL CODE. NONCOMPLIANCE IS PUNISHABLE BY CRIMINAL AND/OR CIVIL PENALTIES UNDER SECTIONS 3-8.64 AND 3-8.65 OF THE HAYWARD MUNICIPAL CODE, OR OTHER APPLICABLE FEDERAL AND STATE LAWS AND REGULATIONS.

11/28/95
Date of Inspection

[Signature]
Hazardous Materials Investigator
Environmental Specialist

[Signature]
Signature of Facility Representative

Page 1 of 1

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

June 8, 1994

Mr. Mahesh Khatri
Airport Alliance
4701 Ewing Road
Castro Valley, CA 94546

1131 Harbor Bay Parkway, 2nd Flr
Alameda CA 94502

STID 4116

Re: Work plan for investigations at Airport Alliance, located at
20450 Hesperian Blvd., Hayward, California

Dear Mr. Khatri,

This office has reviewed Certified Environmental Consulting, Inc.'s (CEC) work plan, dated May 6, 1994, and the addendum to the work plan, dated June 7, 1994. This work plan is acceptable to this office, with the following additional requirements/reminders:

- o Although in my earlier conversations with Mr. Rafael Gallardo, CEC, I required only one ground water monitoring well, B-6, it appears that another well, possibly in the location of proposed boring B-9, is necessary to compare contaminant levels observed at the Shell station with the levels observed at Airport Alliance.
- o The monitoring wells shall be screened adequately above and below the water table to account for seasonal fluctuations (standardly, wells are screened five feet above shallowest seasonal water table and 10 feet below the water table).
- o Please be reminded to wait a minimum of 24 hours after installing the wells before developing the wells, and a minimum of 24 hours after developing the wells before purging and sampling the wells.
- o Please be reminded to survey the wells to an established benchmark (Mean Sea Level) to an accuracy of 0.01 foot. Be sure to survey these wells to the same benchmark as the other surrounding gas stations under investigation.

Mr. Mahesh Khatri
Re: 20450 Hesperian
June 8, 1994
Page 2 of 3

As you are probably aware, the Hayward Fire Department and Alameda County Environmental Health Department are working together to coordinate the collection of water level measurements and ground water samples from all the investigation sites in the immediate area on the same day. The date has tentatively been scheduled for August 17, 1994 at approximately 10:00 A.M..

Within 45 days of sampling these wells, you will be required to submit a report documenting the implementation of the approved work plan and the sampling of the wells. Quarterly ground water level measurements and monitoring reports will be required until this site qualifies for closure.

The referenced quarterly reports must describe the status of the investigation and must include, among others, the following elements:

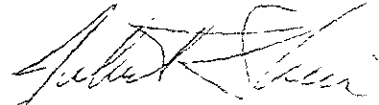
- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.
- o Status of ground water contamination characterization
- o Interpretations of results: water level contour maps showing gradients, free and dissolved product plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations or plans for additional investigative work remediation

The monitoring wells formerly installed at the site by Zane Miller cannot be used as part of the investigations, since there is no information on their construction. These wells should be properly destroyed through permits from the Alameda Flood Control Water District, Zone 7.

Mr. Mahesh Khatri
Re: 20450 Hesperian
June 8, 1994
Page 3 of 3

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

Sincerely,



Juliet Shin
Hazardous Materials Specialist

cc: Mr. Rafael Gallardo
Certified Environmental
Consulting, Inc.
536 Stone Road, Ste J
Benicia, CA 94510-1016

Edgar Howell-File(JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEAPS, Agency Director



ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY
1500 GARDEN STREET, SUITE 200
OAKLAND, CALIFORNIA 94612
TELEPHONE (415) 271-4530
FACSIMILE (415) 271-4530

February 27, 1995

Mike Khatri
Airport Alliance
16384 Foothill Boulevard, # 12
San Leandro, CA

Subject: Airport Alliance site - 20450 Hesperian Blvd, Hayward
California

Dear Mr. Khatri:

I am in receipt of your document "Site Characterization Report" dated October 6, 1994 for the above referenced site.

Seven borings, B-5 through B-11 were drilled on site during June and July 1994. Two borings, B-6 and B-9 were converted into monitoring wells, MW-1 and MW-2. Boring B-6 had elevated concentrations of TPH-g (Total Petroleum Hydrocarbon as gasoline) in soil (780 ppm) and groundwater (11000 ppb), and TPH-d (Total Petroleum Hydrocarbon as diesel) in groundwater (3000 ppb). Boring B-7 identified upto 560 ppm TPH-g in soil and also contained free product in groundwater. Boring B-8 had minor amounts of TPH-d and TPH-g contamination in the soil and elevated levels of TPH-g (48,000 ppb), TPH-d (6700 ppb), and BTEX (Benzene, Toluene, Ethyl Benzene and Xylene) in the groundwater. Based on the laboratory results for soil and groundwater, the following concerns need to be addressed:

1. The soil and groundwater characterization is not complete and hence additional investigation is required, especially to the western side of the property. As part of this investigation atleast one monitoring well to the west/north of Boring B-7 and B-6 will be required to delineate the groundwater contamination.
2. Since significantly elevated contaminant concentrations and free product have been detected in groundwater, an appropriate groundwater remediation system is required on site to mitigate the contamination. At the present time, priority should be give to free product removal, per article 11 Title 23, using either passive or active removal methods

To obtain a better perspective of offsite sources contributing to the contamination found at the site, a cross sectional analysis of the boring logs of the referenced site and the neighbouring

properties is recommended. Please submit a workplan within 60 days addressing the above mentioned issues. If you have any questions, call me at (510) 567-6764.

Sincerely,

A handwritten signature in cursive script that reads "Madhulla Logan". The signature is written in black ink and is positioned above the typed name.

Madhulla Logan
Hazardous Materials Specialist

CC: Hugh Murphy, City of Hayward Fire Department
Rafael Gallardo, Certified Environmental consulting



Fire Department

July 8, 1994



John Worful
Unocal Corporation
2000 Crow Canyon Place, Suite 400
San Ramon, CA 94583

Subject: Contamination in the vicinity of West "A" Street and Hesperian Boulevard, Hayward

Dear Mr. Worful:

As I mentioned in our previous telephone conversation the City of Hayward is acting as the coordinating agency facilitating the joint monitoring for the subject intersection. Per agreement between responsible parties on August 17, 1994 the first of regular quarterly joint monitoring event will be conducted at 10 a.m. between the following five sites.

- Arco Service Station, 20200 Hesperian Boulevard, Alameda County
- Alliance Service Station, 20450 Hesperian Boulevard, Alameda County
- Former Texaco/Exxon Service Station, 20499 Hesperian Boulevard, Hayward
- Former Shell Service Station, 20500 Hesperian Boulevard, Hayward
- Former Unocal Service Station, 20501 Hesperian Boulevard, Hayward

The purpose of this joint monitoring is to provide comparable regular coordinated data on groundwater conditions in the subject area. We encourage all companies to utilize a common sampling company and to cooperate with each other fully. Attached is a list of direct contacts for each site (see attachment A). All wells are required to be surveyed to the closest common benchmark identified as "Hesp. A 1953" (see attachment B). Proof is required to be submitted of the survey. A comprehensive report is required by each company or if agreed upon one common document. The report(s) is required to include groundwater gradient and contamination isoconcentration maps for the entire subject area utilizing data from all wells.

If you have any questions, please give me a call at (510) 293-5454.

Sincerely,

Hugh Murphy
Environmental Specialist

cc: John Boykin, Hazardous Materials Coordinator
Danilo Galang, Hazardous Materials Investigator
Juliet Shin, Alameda County Health Care Services Agency
Kevin Graves, California Regional Water Quality Control Board



Fire Department

July 8, 1994



Karen Petryna
 Texaco Refining and Marketing Incorporated
 108 Cutting Boulevard
 Richmond, CA 94804

Subject: Contamination in the vicinity of West "A" Street and Hesperian Boulevard, Hayward

Dear Ms. Petryna:

As I mentioned in our previous telephone conversation the City of Hayward is acting as the coordinating agency facilitating the joint monitoring for the subject intersection. Per agreement between responsible parties on August 17, 1994 the first of regular quarterly joint monitoring event will be conducted at 10 a.m. between the following five sites.

- Arco Service Station, 20200 Hesperian Boulevard, Alameda County
- Alliance Service Station, 20450 Hesperian Boulevard, Alameda County
- Former Texaco/Exxon Service Station, 20499 Hesperian Boulevard, Hayward
- Former Shell Service Station, 20500 Hesperian Boulevard, Hayward
- Former Unocal Service Station, 20501 Hesperian Boulevard, Hayward

The purpose of this joint monitoring is to provide comparable regular coordinated data on groundwater conditions in the subject area. We encourage all companies to utilize a common sampling company and to cooperate with each other fully. Attached is a list of direct contacts for each site (see attachment A). All wells are required to be surveyed to the closest common benchmark identified as "Hesp. A 1953" (see attachment B). Proof is required to be submitted of the survey. A comprehensive report is required by each company or if agreed upon one common document. The report(s) is required to include groundwater gradient and contamination isoconcentration maps for the entire subject area utilizing data from all wells.

If you have any questions, please give me a call at (510) 293-5454.

Sincerely,

A handwritten signature in black ink, appearing to read "Hugh Murphy".

Hugh Murphy
 Environmental Specialist

cc: John Boykin, Hazardous Materials Coordinator
 Danilo Galang, Hazardous Materials Investigator
 Juliet Shin, Alameda County Health Care Services Agency
 Kevin Graves, California Regional Water Quality Control Board

**LIST OF CONTACTS
(ATTACHMENT A)**

Site Location: Arco Station, 20200 Hesperian Boulevard

Michael Whelan (Primary Contact) Telephone (415) 571-2449
Arco Products Company
P.O. Box 5811
San Mateo, CA 94402

Joel Coffman (Consultant) Telephone (510) 551-7444 x286
G.S.I.
674 Sierra Court
Dublin, CA 94568

Site Location: Alliance Airport Station, 20450 Hesperian Boulevard

Mahesh Khatri (Primary Contact/Owner) Telephone (510) 877-7715
Airport Alliance
20450 Hesperian Boulevard
Hayward, CA 94545

Rafael Gallardo (Consultant) Telephone (707) 745-0171
Certified Environmental Consulting, Inc.
536 Stone Road, Suite J
Benicia, CA 94510-1016

Site Location: Former Texaco/Exxon Station, 20499 Hesperian Boulevard

Karen Petryna (Primary Contact) Telephone (510) 236-9139
Texaco Refining and Marketing Incorporated
108 Cutting Boulevard
Richmond, CA 94804

Don Wertz (Consultant) Telephone (408) 995-5535
Blaine Tech
985 Timothy Drive
San Jose, CA 95133

**LIST OF CONTACTS
(ATTACHMENT A)
(CONTINUED)**

Site Location: Former Shell Station, 20500 Hesperian Boulevard

Lynn Walker (Primary Contact)
Shell Oil Company
P.O. Box 5278
Concord, CA 94520

Telephone (510) 675-6169

Charles S. Metzinger (Consultant)
Emcon Associates
1433 North Market Boulevard
Sacramento, CA 95834-1943

Telephone (916) 928-3391 x390

Site Location: Former Unocal Station, 20501 Hesperian Boulevard

John Worful (Primary Contact)
Unocal Corporation
2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, CA 94583

Telephone (510) 277-2320

Nubar Srabian (Consultant)
M.P.D.S. Service
2401 Stanwell Drive, Suite 400
Concord, CA 94520

Telephone (510) 602-5100



Fire Department

July 8, 1994

ALCO
HAZMAT

94 JUL 13 PM 6:09



Lynn Walker
Shell Oil Company
P.O. Box 5278
Concord, CA 94520

Subject: Contamination in the vicinity of West "A" Street and Hesperian Boulevard, Hayward

Dear Mr. Walker:

As I mentioned in our previous telephone conversation the City of Hayward is acting as the coordinating agency facilitating the joint monitoring for the subject intersection. Per agreement between responsible parties on August 17, 1994 the first of regular quarterly joint monitoring event will be conducted at 10 a.m. between the following five sites.

- Arco Service Station, 20200 Hesperian Boulevard, Alameda County
- Alliance Service Station, 20450 Hesperian Boulevard, Alameda County
- Former Texaco/Exxon Service Station, 20499 Hesperian Boulevard, Hayward
- Former Shell Service Station, 20500 Hesperian Boulevard, Hayward
- Former Unocal Service Station, 20501 Hesperian Boulevard, Hayward

The purpose of this joint monitoring is to provide comparable regular coordinated data on groundwater conditions in the subject area. We encourage all companies to utilize a common sampling company and to cooperate with each other fully. Attached is a list of direct contacts for each site (see attachment A). All wells are required to be surveyed to the closest common benchmark identified as "Hesp. A 1953" (see attachment B). Proof is required to be submitted of the survey. A comprehensive report is required by each company or if agreed upon one common document. The report(s) is required to include groundwater gradient and contamination isoconcentration maps for the entire subject area utilizing data from all wells.

If you have any questions, please give me a call at (510) 293-5454.

Sincerely,

Hugh Murphy
Environmental Specialist

cc: John Boykin, Hazardous Materials Coordinator
Danilo Galang, Hazardous Materials Investigator
Juliet Shin, Alameda County Health Care Services Agency
Kevin Graves, California Regional Water Quality Control Board



Fire Department

July 8, 1994



Mahesh Khatri
 Airport Alliance
 20450 Hesperian Boulevard
 Hayward, CA 94545

Subject: Contamination in the vicinity of West "A" Street and Hesperian Boulevard, Hayward

Dear Mr. Khatri:

As I mentioned in our previous telephone conversation the City of Hayward is acting as the coordinating agency facilitating the joint monitoring for the subject intersection. Per agreement between responsible parties on August 17, 1994 the first of regular quarterly joint monitoring event will be conducted at 10 a.m. between the following five sites.

- Arco Service Station, 20200 Hesperian Boulevard, Alameda County
- Alliance Service Station, 20450 Hesperian Boulevard, Alameda County
- Former Texaco/Exxon Service Station, 20499 Hesperian Boulevard, Hayward
- Former Shell Service Station, 20500 Hesperian Boulevard, Hayward
- Former Unocal Service Station, 20501 Hesperian Boulevard, Hayward

The purpose of this joint monitoring is to provide comparable regular coordinated data on groundwater conditions in the subject area. We encourage all companies to utilize a common sampling company and to cooperate with each other fully. Attached is a list of direct contacts for each site (see attachment A). All wells are required to be surveyed to the closest common benchmark identified as "Hesp. A 1953" (see attachment B). Proof is required to be submitted of the survey. A comprehensive report is required by each company or if agreed upon one common document. The report(s) is required to include groundwater gradient and contamination isoconcentration maps for the entire subject area utilizing data from all wells.

If you have any questions, please give me a call at (510) 293-5454.

Sincerely,

Hugh Murphy
 Environmental Specialist

cc: John Boykin, Hazardous Materials Coordinator
 Danilo Galang, Hazardous Materials Investigator
 Juliet Shin, Alameda County Health Care Services Agency
 Kevin Graves, California Regional Water Quality Control Board

(ATTACHMENT B)

CALIFORNIA COORDINATE SYSTEM

OF

JA,
FB 2010
Comp BK 14
WJH
WJH
3-8-54
10-18-54

HORIZONTAL CONTROL DATA	
Traverse	Second
ORDER -	Closure 1:18784
AGENCY	BEMUD COP J. Dolan

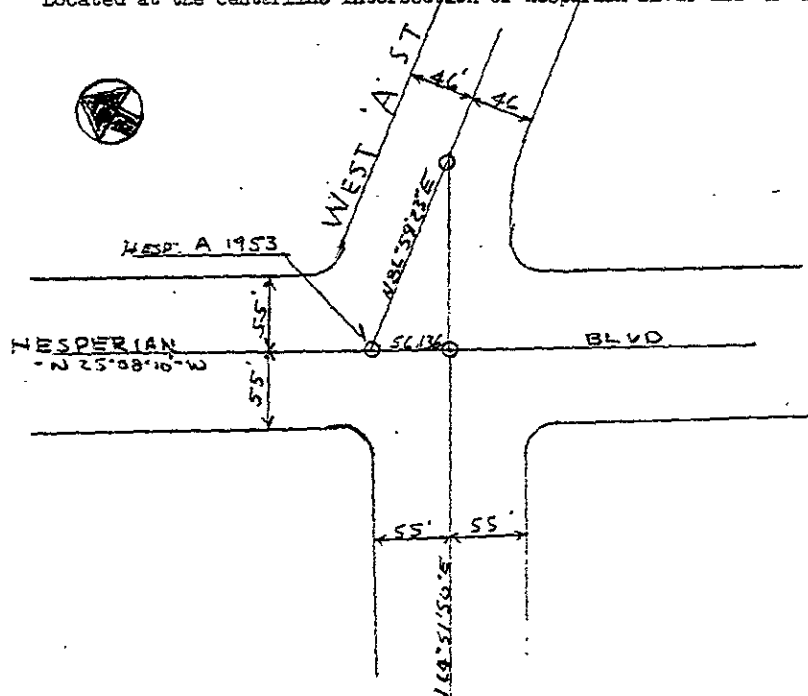
LATITUDE	128,503.81
LONGITUDE	1,531,971.45
STATION NAME (SEE PG. 15-16 SET)	Hesp. A - Alameda Co. 1953
INDEX SHEET (MAGNIFIABLE SHEET)	Hayward SW 1/4
ALAMEDA COUNTY	<input checked="" type="checkbox"/>
CONTRA COSTA COUNTY	<input type="checkbox"/>
OTHER COUNTY	

VERTICAL CONTROL DATA	
ELEVATION IN FEET	36.69 36.604
DATUM	MEAN SEA LEVEL
ORDER -	Unadjusted
AGENCY	BEMUD COP JKD

TO STATION OR MAP	STATION ELEVATION FROM GRID SOUTH	GRID DISTANCE IN FEET
Hesp. Boggs	154-51-50	1662.93
Hesp. Leo	334-51-47	3888.95

DESCRIPTION, PLAT, REMARKS, ETC.:

Station is a punch mark in a standard Alameda County Disk stamped Hesp. A 1953. Located at the centerline intersection of Hesperian Blvd. and "A" St.



RECEIVED
COUNTY DIVISION'S REFERENCE
VERTICAL DATA
HORIZONTAL DATA

1
-53

H-7a

(Note: Upon field reconnaissance the location of the benchmark can be found using the following additional surface features: there is a traffic monument coverplate in the center of an white aerial cross in the southbound left-hand turn lane on Hesperian Boulevard, near the crosswalk and concrete median. The actual monument benchmark is about a foot and half below the cover plate. This can be accessed by hitting the cover plate with a hammer to loosen it.)

June 7, 1994

REF: 94-510-1440-2



**CERTIFIED
ENVIRONMENTAL
CONSULTING INC.**

Ms. Juliet Shin
Department of Environmental Health
Alameda County Health Agency
80 Swan Way, Suite 200
Oakland, California 94621
(510) 271-4530
(510) 569-4757

**SUBJECT: ADDENDUM TO WORK PLAN FOR SUBSURFACE INVESTIGATION AT
20450 HESPERIAN BOULEVARD, HAYWARD CALIFORNIA.**

Dear Ms. Shin:

Enclosed is Certified Environmental Consulting, Inc.'s (CEC) addendum to the Work Plan for the proposed site characterization study located at 20450 Hesperian Boulevard, Hayward, California.

There are two reasons for the amount of borings proposed at the assessment site: One is to fully define the lateral and vertical extent of the existing soil and groundwater plume and the other is to better understand the underlying strata. CEC's intent is to continuously core 3 of the borings (B-7, B-5, and B-8) for the purpose of correlating the contaminated sand seams that were discovered in the clay zone during our initial investigation. CEC believes that if these seams are continuous, then they may be acting as conduits for the migration of petroleum hydrocarbons from the other site locations. Boring B-10 will be drilled approximately two feet below the product lines and sampled to detect any leaks. Boring B-11 will be drilled to determine if the underground storage tanks are leaking. Boring B-6 is intended to be a monitoring and extraction well. The soil and groundwater samples from the borings will be delivered to a certified laboratory for analysis of TPH-D, TPH-G, and BTEX.

It is CEC's understanding that you have requested the installation of only one groundwater monitoring well on the site, and that the two existing wells will need to be destroyed.

If you have any questions or comments regarding the addendum to the Work Plan, please feel free to contact us at (707) 745-0171.

Respectfully,

Rafael Gallardo
Project Manager/Geologist
cc: Danny Chauhan, Airport Alliance

536 Stone Road, Suite J
Benicia, California 94510-1170

Ofc (707) 745-0171
Fax (707) 745-0163



"Client Oriented Environmental
Assessment, Management and
Remediation with Innovation and
Integrity"

Certified Environmental Corporation
636 Stone Road, Suite J
Benicia, CA 94510

FACSIMILE COVER SHEET

TO: <i>JULIET</i>		FROM: <i>RAFAEL</i>	
COMPANY:		CERTIFIED ENVIRONMENTAL CORPORATION	
FAX NUMBER:		FAX NUMBER: 707-745-0163	
PHONE NUMBER:		PHONE NUMBER: 707-745-0171	
DATE: <i>6-7-94</i>	TIME: <i>2:01</i>	TOTAL NUMBER OF PAGES (INCLUDING COVER SHEET):	<i>3</i>
PRIORITY		PER DISCUSSION	
FYI		HARD COPY TO FOLLOW	

CERTIFIED ENVIRONMENTAL NEWS!!

ANNOUNCING!!

CEC's new Certified Transaction Screen for real estate site assessments. Based on the new ASTM national standard, CEC will:

- Review government environmental records
- Research site history
- Inspect each property
- Provide a written report with photographs

Volume discounts are available. We also provide full Phase I Environmental Site Assessments consistent with ASTM standards. Call us today to learn more!

MESSAGE:

As Requested, Please Let Me Know As Soon As Possible When I Can Proceed With The Project. I want to have all the Reviews and First Sampling of the Monitoring well completed by the end of the month so that we can participate in the August Sampling.

Confidentiality:

The documents transmitted by facsimile following this coversheet are privileged and confidential. Please deliver only to the addressee listed above. In the event of transmission error, please contact us at (707) 745-0171.

June 7, 1994

REF: 94-510-1440-2



**CERTIFIED
ENVIRONMENTAL
CONSULTING INC.**

Ms. Juliet Shin
Department of Environmental Health
Alameda County Health Agency
80 Swan Way, Suite 200
Oakland, California 94621
(510) 271-4530
(510) 569-4757

**SUBJECT: ADDENDUM TO WORK PLAN FOR SUBSURFACE INVESTIGATION AT
20450 HESPERIAN BOULEVARD, HAYWARD CALIFORNIA.**

Dear Ms. Shin:

Enclosed is Certified Environmental Consulting, Inc.'s (CEC) addendum to the Work Plan for the proposed site characterization study located at 20450 Hesperian Boulevard, Hayward, California.

There are two reasons for the amount of borings proposed at the assessment site: One is to fully define the lateral and vertical extent of the existing soil and groundwater plume and the other is to better understand the underlying strata. CEC's intent is to continuously core 3 of the borings (B-7, B-5, and B-8) for the purpose of correlating the contaminated sand seams that were discovered in the clay zone during our initial investigation. CEC believes that if these seams are continuous, then they may be acting as conduits for the migration of petroleum hydrocarbons from the other site locations. Boring B-10 will be drilled approximately two feet below the product lines and sampled to detect any leaks. Boring B-11 will be drilled to determine if the underground storage tanks are leaking. Boring B-6 is intended to be a monitoring and extraction well. The soil and groundwater samples from the borings will be delivered to a certified laboratory for analysis of TPH-D, TPH-G, and BTEX.

It is CEC's understanding that you have requested the installation of only one groundwater monitoring well on the site, and that the two existing wells will need to be destroyed.

If you have any questions or comments regarding the addendum to the Work Plan, please feel free to contact us at (707) 745-0171.

Respectfully,

Rafael Gallardo
Project Manager/Geologist
cc: Danny Chauhan, Airport Alliance

SOMERSET, LTD. ALCO
HAZMAT
18201 VON KARMAN, SUITE 1160
IRVINE, CALIFORNIA 92716
(714) 474-8223
MAY 25 AM 11:56

May 23, 1994

Mark Asplund
TEXACO, U.S.A.
Legal Department
P.O. Box 7812
Universal City, CA 91608

Randy Pais
Attorney at Law
EXXON
P.O. Box 2180
Houston, TX 77252

Re: Hesperian and West "A" Street
Hayward, California
Former Texaco property

Gentlemen:

As you recall a meeting was held with the City of Hayward, where you were present. A discussion was held with regard to the premises located at Hesperian & "A" Streets, wherein Texaco and Exxon had been a tenant of Somerset, Ltd.

You will also recall that there have been a number of letters sent out from Somerset, Ltd. requesting cooperation from your offices into a resolution of this problem.

I do understand that there is currently an ongoing investigation and analysis being made by the owner of the property occupied by Airport Alliance, across the street from the subject property. Hopefully, sometime in the future this matter can be resolved to the satisfaction of all parties concerned.

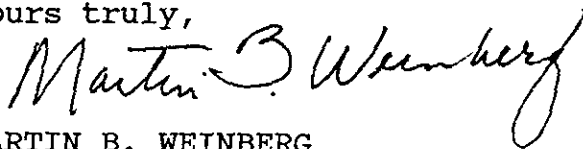
To date our property remains unused, although every attempt has been made in a reasonable and prudent manner to find a tenant to occupy the premises. The lease terminated in January 1993, and we are almost in June 1994, without the matter of the contamination being solved in some way to compensate Somerset, Ltd. for the contamination that occurred during the occupation by Exxon and Texaco Corporations.

This is to notify you that we have not waived any of our legal rights whatsoever with regard to any claims that we may have against Exxon, Texaco and others for the damages and the consequential damages as a result of the contamination of the property, occurring during the tenancy of Exxon and Texaco.

Mark Asplund
Randy Pais
May 23, 1994
Page Two

I will look forward to hearing from you. Your silence has been somewhat dismaying to me. It is our intention to make the property a viable piece of property so that a tenant can occupy it, so that our damages will not be any further enhanced.

Yours truly,

A handwritten signature in cursive script that reads "Martin B. Weinberg". The signature is written in dark ink and is positioned to the right of the typed name.

MARTIN B. WEINBERG

MBW:ms

cc: Juliet Shin - Alameda County Health Dept.
Leander Hauri - City of Hayward
Hugh Murphy - City of Hayward
Danny Chauhan - Airport Alliance

5/18/94

M E E T I N G
20450 Hesperian Blvd.
Hayward

Attending: Raphael Gallardo, CEC
Juliet Shin, Alameda County

Mr. Gallardo presented some recent discoveries about the sloping of the water table from the ARCO Station and Shell Station towards Airport Alliance. He presented some cross sections estimating the stratigraphy between the various gas station sites. I stated that all the wells in the area need to be surveyed to the same benchmark and water level measurements and sampling of these wells needs to all be conducted on the same day. I contacted Hugh Murphy to coordinate a meeting between all the gas station sites to discuss the concurrent sampling. Also, Mr. Gallardo indicated that there are some abandoned gas station sites upgradient of Airport Alliance (one B.P. station and another station further upgradient), and another active B.P. station upgradient, and across West "A" Street.



**CERTIFIED
ENVIRONMENTAL
CONSULTING INC.**

May 6, 1994

REF: 94-510-1440-2

Ms. Juliet Shin
Department of Environmental Health
Alameda County Health Agency
80 Swan Way, Suite 200
Oakland, California 94621
(510) 271-4530
(510) 569-4757

ALCOAT
MAY 19 1994
PH 2:54

**SUBJECT: WORK PLAN FOR SUBSURFACE INVESTIGATION AT
20450 HESPERIAN BOULEVARD, HAYWARD CALIFORNIA.**

Dear Ms. Shin:

Enclosed is Certified Environmental Consulting, Inc.'s (CEC) Work Plan for a site characterization study of the existing subsurface soil and groundwater contamination located at 20450 Hesperian Boulevard, Hayward, California.

The purpose for this investigation is to fully define the lateral and vertical extent of the existing soil and groundwater plume. A subsurface soil investigation will be conducted to obtain soil and groundwater samples from 5 borings. The soil and groundwater samples will be delivered to a certified laboratory for analysis of **TPH-D, TPH-G, and BTEX.**

At this time, CEC plans to place 1 monitoring well at the site to a depth of 35 feet below grade surface (BGS). If you feel that additional wells are required during this phase of the investigation, CEC will comply with your request. Your input would be appreciated.

I enjoyed our phone conversation last week and look forward to meeting with you at some point during this project.

If you have any questions or comments regarding the Work Plan, please feel free to contact us at (707) 745-0171.

Respectfully,

Rafael Gallardo
Project Manager/Geologist

Stanley L. Klemetson, Ph.D., P.E.
Executive Vice President

cc: Danny Chauhan, Airport Alliance

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

March 17, 1994

Mr. Mahesh Khatri
Airport Alliance
4701 Ewing Road
Castro Valley, CA 94546

STID 4116

Re: Investigations at Airport Alliance, located at 20450
Hesperian Blvd., Hayward, California

Dear Mr. Khatri,

This office has received and reviewed Certified Environmental Consulting's (CEC) Site Investigation Report, dated February 2, 1994. Four borings were placed at the site on January 24, 1994, and soil and "grab" ground water samples were collected from these borings. Elevated levels of both soil and ground water contamination were detected from these borings.

Based on information gathered from the neighboring Texaco/Exxon site, located at 20499 Hesperian Blvd., it appears that the regional ground water gradient has flowed consistently towards the northwest. If this is the case, then it appears that your site may be contributing to the observed regional ground water contaminant plume. Both soil and ground water samples collected from Boring B-2, the estimated upgradient direction from the on-site tanks and pump islands, identified very low levels of contaminants, while samples collected from the borings located in the verified downgradient direction from the tanks and pump islands identified very elevated contaminant levels.

Based on the above information, you will be required to conduct further soil and ground water investigations at the site. The analysis suite for future samples shall include Total Petroleum Hydrocarbons as gasoline (TPHg), Total Petroleum Hydrocarbons as diesel (TPHd), and benzene, toluene, ethylbenzene, and xylenes (BTEX). Although TPHd was apparently never stored at the site, there is no evidence to indicate that the TPHd contamination is coming from off-site since the upgradient boring, B-2, is identifying very low concentrations of diesel at 70 parts per billion (ppb), while the downgradient borings are identifying up to 2,700 ppb TPHd.

Guidelines established by the California Regional Water Quality Control Board (RWQCB) requires that investigations be conducted to determine the extent and severity of soil and ground water contamination at the site. You are required to conduct a

Mr. Mahesh Khatri
Re: 20450 Hesperian
March 17, 1994
Page 2 of 5

Preliminary Site Assessment (PSA). The information gathered by the PSA will be used to determine an appropriate course of action to remediate the site, if deemed necessary. The PSA must be conducted in accordance with the RWQCB's Staff Recommendations for the Initial Evaluation and Investigation of Underground Tanks, and be consistent with requirements set forth in Article 11 of Title 23 California Code of Regulations. The major elements of such an investigation are summarized in the attached **Appendix A**. The major elements of the guidelines include, but are not limited to, the following:

- o At least one ground water monitoring well must be installed within 10 feet of the on-site tanks or pump islands, oriented in the confirmed downgradient direction relative to ground water flow. In the case of your site, it appears that three monitoring wells may be required to confirm that the gradient beneath your site is consistent with the neighboring sites. This office has received some information to indicate that there is a creek running beneath "A" Street, near the site. If this is the case, the ground water flow direction may be influenced by and fluctuate due to this creek. Please conduct some research to indicate whether or not this is the case.

During the installation of these wells, soil samples are to be collected at five-foot-depth intervals and any significant changes in lithology.

(This office has no information on the construction of the monitoring wells already installed at the site by Zane Miller. If no well information can be made available for our review, then these wells may not be used as part of the investigation. If you have no use for these wells, then they must be properly destroyed under permit by Zone 7).

- o Subsequent to the installation of monitoring wells, these wells must be surveyed to an established benchmark, (i.e., Mean Sea Level) with an accuracy of 0.01 foot. Ground water samples are to be collected and analyzed quarterly, and water level measurements are to be collected monthly for the first three months, and then quarterly thereafter. If the initial ground water elevation contours indicate

Mr. Mahesh Khatri
Re: 20450 Hesperian
March 17, 1994
Page 3 of 5

that ground water flow directions vary greatly than you will be required to continue monthly water level measurements until the ground water gradient behavior is known. Both soil and ground water samples must be analyzed for TPHg, TPHd, and BTEX.

This Department will oversee the assessment and remediation of your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. The issuance of well drilling permits, however, will be through the Alameda County Flood Control and Water Conservation District, Zone 7, in Pleasanton. The RWQCB may choose to take over as lead agency if it is determined, following the completion of the initial assessment, that there has been a substantial impact to ground water.

In order to properly conduct a site investigation, you are required to obtain professional services of a reputable environmental consultant. All reports and proposals must be submitted under seal of a California-Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer.

The PSA proposal is due within 60 days of the date of this letter. Once the proposal is approved, field work should commence within 60 days. A report must be submitted within 45 days after the completion of this phase of work at the site. Subsequent reports are to be submitted quarterly until this site qualifies for final RWQCB "sign-off". Such quarterly reports are due the first day of the second month of each subsequent quarter.

The referenced initial and quarterly reports must describe the status of the investigation and must include, among others, the following elements:

- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.
- o Status of ground water contamination characterization.

Mr. Mahesh Khatri
Re: 20450 Hesperian
March 17, 1994
Page 4 of 5

- o Interpretations of results: water level contour maps showing gradients, free and dissolved product plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations or plans for additional investigative work or remediation.

Please be advised that this is a formal request for a work plan pursuant to **Section 2722 (c,d) of Title 23 California Code of Regulations**. Any extensions of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by either this agency or RWQCB.

During the installation of the past borings, Scott Seery of our office noted that the asphalt around the dispenser islands had been cut implying that some work was conducted in association with the product piping. Please submit an explanation as to what work or repairs were conducted in association with these "scars".

Lastly, please submit documentation showing that the drums of soil cuttings were hauled off site to an appropriate disposal facility. Please submit this information, along with the above explanation of the "scars" around the dispenser island, **within 30 days** of the date of this letter.

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

Sincerely,



Juliet Shin
Hazardous Materials Specialist

cc: Rafael Gallardo
Certified Environmental
Consulting, Inc.
536 Stone Road, Ste J
Benicia, CA 94510-1016

Mr. Mahesh Khatri
Re: 20450 Hesperian
March 17, 1994
Page 5 of 5

Martin B. Weinberg
Somerset, Ltd.
18201 Von Karman, Ste 1160
Irvine, CA 92715

Kiras Khatri
Airport Alliance
20450 Hesperian Blvd.
Hayward, CA 94541

Danny Chauhan
18734 Walnut Rd.
Castro Valley, CA 94546

Marla Guensler
Exxon Company, U.S.A.
P.O. Box 4032
Concord, CA 94524-2032

Karen E. Petryna
Texaco Refining &
Marketing, Inc.
108 Cutting Blvd.
Richmond, CA 94804

Hugh Murphy, Hayward Fire Dept.

Edgar Howell-File(JS)

● **SENDER:** Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1. Show to whom delivered, date, and addressee's address. (Extra charge)
 2. Restricted Delivery (Extra charge)

3. Article Addressed to: JM #4116 DANNY CHAUHAN AIRPORT ALLIANCE 18734 WALNUT RD CASTRO VALLEY CA 94546	4. Article Number P 386338137
5. Signature - Addressee X <i>Danny Chauhan</i>	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery # 9-30	8. Addressee's Address (ONLY if requested and fee paid)

white -env.health
 yellow -facility
 pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH
 Hazardous Materials Inspection Form

80 Swan Way, #200
 Oakland, CA 94621
 (415) 271-4320

II, III

Site ID # 4116 Site Name Airport Alliance Today's Date 1/24/94

Site Address 20450 Hesperian Blvd
 City Hayward Zip 94541 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II. Business Plans, Acute Hazardous Materials
- III. Underground Tanks

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

II.A BUSINESS PLANS (Title 19)

- 1. Immediate Reporting 2703
- 2. Bus. Plan Stds. 25503(b)
- 3. RR Cars > 30 days 25503.7
- 4. Inventory Information 25504(a)
- 5. Inventory Complete 2730
- 6. Emergency Response 25504(b)
- 7. Training 25504(c)
- 8. Deficiency 25505(a)
- 9. Modification 25505(b)

II.B ACUTELY HAZ. MATLS

- 10. Registration Form Filed 25533(a)
- 11. Form Complete 25533(b)
- 12. RMPP Contents 25534(c)
- 13. Implement Sch. Req'd? (Y/N)
- 14. OffSite Conseq. Assess. 25524(c)
- 15. Probable Risk Assessment 25534(d)
- 16. Persons Responsible 25534(g)
- 17. Certification 25534(f)
- 18. Exemption Request? (Y/N) 25536(b)
- 19. Trade Secret Requested? 25538

III. UNDERGROUND TANKS (Title 23)

- General**
- 1. Permit Application 25284 (H&S)
- 2. Pipeline Leak Detection 25292 (H&S)
- 3. Records Maintenance 2712
- 4. Release Report 2651
- 5. Closure Plans 2670
- 6. Method
- 1) Monthly Test
- 2) Daily Vadose Semi-annual groundwater One time soils
- 3) Daily Vadose One time soils Annual tank test
- 4) Monthly Groundwater One time soils
- 5) Daily inventory Annual tank testing Cont pipe leak det Vadose/gndwater mon.
- 6) Daily inventory Annual tank testing Cont pipe leak det
- 7) Weekly Tank Gauge Annual tank testing
- 8) Annual Tank Testing Daily inventory
- 9) Other _____
- 7. Precs Tank Test Date: 2643
- 8. Inventory Rec. 2644
- 9. Soil Testing . 2646
- 10. Ground Water. 2647
- Monitoring for Existing Tanks**
- 11. Monitor Plan 2632
- 12. Access. Secure 2634
- 13. Plans Submit 2711 Date: _____
- 14. As Built 2635 Date: _____
- New Tanks**

10:45-12:15 1:15-5:20
Comments:
 On-site to observe emplacement of soil borings and "hydropunch" GW sample collection. I met CEC's Rafael Gallardo. He said that his crew could not locate the 3rd well which was reportedly installed previously in the recent past at the site. There appears to be an "optional" well "Z-4" site along A street where the asphalt was cut, the location marked with paint, but no apparent well actually installed. Additionally, although it appears a 3rd boring had actually been advanced along the NW edge of the ~~street~~ ^{site} adjacent to Hesperian, it appears a well was never actually installed (photo).
 Mr. Gallardo indicated GW was reached in B-2, along A street, @ ~14.7' BE. A "heavy" HC odor was noted in a thin blue-gray sand layer encountered in the boring, although no gas odor was noted. A similar "heavy HC" odor was noted in similar sediments encountered in B-3, just NW of B-2. Difficulty in collecting a GW sample from the hydropunch sampler in

Contact: Rafael Gallardo
 Title: CEC geologist
 Signature: _____

Inspector: S. Seery
 Signature: _____

II, III



ZONE 7 WATER AGENCY

5997 PARKSIDE DRIVE PLEASANTON, CALIFORNIA 94588

ALCO
HAZMAT
94 JAN 20 PM 4:41
VOICE (510) 484-2800
FAX (510) 482-3914

DRILLING PERMIT APPLICATION

FOR APPLICANT TO COMPLETE

FOR OFFICE USE

LOCATION OF PROJECT 20450 Hesperian
BLVD, Hayward

PERMIT NUMBER 94016
LOCATION NUMBER _____

CLIENT
Name AIRPORT ALLIANCE
Address 16324 Feather Bl. #12 Voice 510 481-0166
City SAN LEANDRO Zip 94578

PERMIT CONDITIONS

Circled Permit Requirements Apply

APPLICANT
Name CERTIFIED ENVIRONMENTAL CONSULTING, INC.
Address 536 Stone Road Voice 707-745-0171
City Suite J, Benicia Zip 94510-1115

A. GENERAL

1. A permit application should be submitted so as to arrive at the Zone 7 office five days prior to proposed starting date.
2. Submit to Zone 7 within 60 days after completion of permitted work the original Department of Water Resources Water Well Drillers Report or equivalent for well Projects, or drilling logs and location sketch for geotechnical projects.
3. Permit is void if project not begun within 90 days of approval date.

TYPE OF PROJECT

Well Construction	_____	Geotechnical Investigation	_____
Cathodic Protection	_____	General	<input checked="" type="checkbox"/>
Water Supply	_____	Contamination	_____
Monitoring	_____	Well Destruction	_____

B. WATER WELLS, INCLUDING PIEZOMETERS

1. Minimum surface seal thickness is two inches of cement grout placed by tremie.
2. Minimum seal depth is 50 feet for municipal and industrial wells or 20 feet for domestic and irrigation wells unless a lesser depth is specially approved. Minimum seal depth for monitoring wells is the maximum depth practicable or 20 feet.

PROPOSED WATER SUPPLY WELL USE

Domestic	_____	Industrial	_____	Other	_____
Municipal	_____	Irrigation	_____		

C. GEOTECHNICAL. Backfill bore hole with compacted cuttings or heavy bentonite and upper two feet with compacted material. In areas of known or suspected contamination, tremied cement grout shall be used in place of compacted cuttings.

DRILLING METHOD:

Mud Rotary _____ Air Rotary _____ Auger

Cable _____ Other _____

D. CATHODIC. Fill hole above anode zone with concrete placed by tremie.

E. WELL DESTRUCTION. See attached.

DRILLER'S LICENSE NO. C57 582696

WELL PROJECTS

Drill Hole Diameter	_____ in.	Maximum	
Casing Diameter	_____ in.	Depth	_____ ft.
Surface Seal Depth	_____ ft.	Number	_____

GEOTECHNICAL PROJECTS

Number of Borings	<u>4</u>	Maximum	
Hole Diameter	<u>6</u> in.	Depth	<u>25</u> ft.

ESTIMATED STARTING DATE END OF JAN OR START OF FEB.

ESTIMATED COMPLETION DATE JOB WILL BE DONE IN ONE DAY

I hereby agree to comply with all requirements of this permit and Alameda County Ordinance No. 73-88.

Approved Wyman Hong Date 11 Jan 94

APPLICANT'S SIGNATURE Rafael Malley Date 1-7-94

APPLICATION FOR PERMIT TO OPERATE UNDERGROUND STORAGE TANK

01 NEW PERMIT 05 RENEWED PERMIT 07 TANK CLOSED 09 DELETE FROM FILE (NO FEE)
 02 CONDITIONAL PERMIT 06 AMENDED PERMIT 08 MINOR CHANGE (NO SURCHARGE)

I OWNER

NAME (CORPORATION, INDIVIDUAL OR PUBLIC AGENCY) WICKLAND OIL CO.		PUBLIC AGENCY ONLY <input type="checkbox"/> 01 FED <input type="checkbox"/> 02 STATE <input type="checkbox"/> 03 LOCAL	
STREET ADDRESS 1765 CHALLENGE WAY	CITY SACRAMENTO	STATE CA	ZIP 95815

II FACILITY

FACILITY NAME REGAL STATION #411		DEALER/FOREMAN/SUPERVISOR WALT SNELLING	
STREET ADDRESS 20450 HESPERIAN		NEAREST CROSS STREET W. A. ST	
CITY HAYWARD		COUNTY ALAMEDA	ZIP 94541
MAILING ADDRESS 1765 CHALLENGE WAY		CITY SACRAMENTO	STATE CA ZIP 95815
PHONE W/AREA CODE 916-921-1100	TYPE OF BUSINESS <input checked="" type="checkbox"/> 01 GASOLINE STATION <input type="checkbox"/> 02 OTHER		
NUMBER OF CONTAINERS 4	RURAL AREAS ONLY :	TOWNSHIP	RANGE SECTION

III 24 HOUR EMERGENCY CONTACT PERSON

DAYS: NAME (LAST NAME FIRST) AND PHONE W/AREA CODE STEVEN K. LEWIS 916-921-1100	NIGHTS: NAME (LAST NAME FIRST) AND PHONE W/AREA CODE STEVEN K. LEWIS 916-921-1100
---	---

COMPLETE THE FOLLOWING ON A SEPARATE FORM FOR EACH CONTAINER

IV DESCRIPTION

A. <input checked="" type="checkbox"/> 01 TANK <input type="checkbox"/> 04 OTHER:		CONTAINER NUMBER 411-U1
B. MANUFACTURER (IF APPROPRIATE): UN	YEAR MFG:	C. YEAR INSTALLED <input checked="" type="checkbox"/> UNKNOWN
D. CONTAINER CAPACITY: 10000 GALLONS <input type="checkbox"/> UNKNOWN	E. DOES THE CONTAINER STORE: <input type="checkbox"/> 01 WASTE <input checked="" type="checkbox"/> 02 PRODUCT	
DOES THE CONTAINER STORE MOTOR VEHICLE FUEL OR WASTE OIL ? <input checked="" type="checkbox"/> 01 YES <input type="checkbox"/> 02 NO IF YES CHECK APPROPRIATE BOX(ES): <input checked="" type="checkbox"/> 01 UNLEADED <input type="checkbox"/> 02 REGULAR <input type="checkbox"/> 03 PREMIUM <input type="checkbox"/> 04 DIESEL <input type="checkbox"/> 05 WASTE OIL <input type="checkbox"/> 06 OTHER		

CONTAINER CONSTRUCTION

THICKNESS OF PRIMARY CONTAINMENT: 1/4	<input type="checkbox"/> GAUGE <input checked="" type="checkbox"/> INCHES <input type="checkbox"/> CM <input type="checkbox"/> UNKNOWN
<input type="checkbox"/> 01 VAULTED (LOCATED IN AN UNDERGROUND VAULT) <input checked="" type="checkbox"/> 02 NON-VAULTED <input type="checkbox"/> 03 UNKNOWN	
<input type="checkbox"/> 01 DOUBLE WALLED <input checked="" type="checkbox"/> 02 SINGLE WALLED <input type="checkbox"/> 03 LINED	
<input checked="" type="checkbox"/> 01 CARBON STEEL <input type="checkbox"/> 02 STAINLESS STEEL <input type="checkbox"/> 03 FIBERGLASS <input type="checkbox"/> 04 POLYVINYL CHLORIDE <input type="checkbox"/> 05 CONCRETE <input type="checkbox"/> 06 ALUMINUM <input type="checkbox"/> 07 STEEL CLAD <input type="checkbox"/> 08 BRONZE <input type="checkbox"/> 09 COMPOSITE <input type="checkbox"/> 10 NON-METALLIC <input type="checkbox"/> 12 UNKNOWN <input type="checkbox"/> 13 OTHER:	

CONTAINER CONSTRUCTION

E. 01 RUBBER LINED 02 ALKYD LINING 03 EPOXY LINING 04 PHENOLIC LINING 05 GLASS LINING
 07 UNLINED 08 UNKNOWN 09 OTHER:

F. 01 POLYETHYLENE WRAP 02 VINYL WRAPPING 03 CATHODIC PROTECTION 04 UNKNOWN 05 NONE
 06 TAR OR ASPHALT 09 OTHER:

VI PIPING

A. ABOVEGROUND PIPING: 01 DOUBLE-WALLED PIPE 02 CONCRETE-LINED TRENCH 03 GRAVITY
 (CHECK APPROPRIATE BOX(ES)) 04 PRESSURE 05 SUCTION 06 UNKNOWN 07 NONE

B. UNDERGROUND PIPING: 01 DOUBLE-WALLED PIPE 02 CONCRETE-LINED TRENCH 03 GRAVITY
 (CHECK APPROPRIATE BOX(ES)) 04 PRESSURE 05 SUCTION 06 UNKNOWN 07 NONE

VII LEAK DETECTION

01 VISUAL 02 STOCK INVENTORY 04 VAPOR SNIFF WELLS 05 SENSOR INSTRUMENT
 06 GROUND WATER MONITORING WELLS 07 PRESSURE TEST 09 NONE 10 OTHER:

VIII CHEMICAL COMPOSITION OF MATERIALS STORED IN UNDERGROUND CONTAINERS

IF YOU CHECKED YES TO IV-F YOU ARE NOT REQUIRED TO COMPLETE THIS SECTION

CURRENTLY STORED	PREVIOUSLY STORED	DELETE	CASH (IF KNOWN)	CHEMICAL (DO NOT USE COMMERCIAL NAME)
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		

* CHECK STATE BOARD CHEMICAL CODE LISTING FOR POSSIBLE SYNONYMS

CONTAINER LOCATED ON AN AGRICULTURAL FARM? 01 YES 02 NO

THIS FORM HAS BEEN COMPLETED UNDER THE PENALTY OF PERJURY AND, TO THE BEST OF MY KNOWLEDGE, IS TRUE AND CORRECT.

PERSON FILING (SIGNATURE) _____ PHONE W/AREA CODE _____

FOR LOCAL AGENCY USE ONLY

ADMINISTRATING AGENCY _____ CITY CODE _____ COUNTY CODE _____

CONTACT PERSON _____ PHONE W/AREA CODE _____

DATE OF LAST INSPECTION	IN COMPLIANCE <input type="checkbox"/> 01 YES <input type="checkbox"/> 02 NO	PERMIT APPROVAL DATE	TRANSACTION DATE	LOCAL PERMIT ID #
-------------------------	---	----------------------	------------------	-------------------

APPLICATION FOR PERMIT TO OPERATE UNDERGROUND STORAGE TANK

01 NEW PERMIT 05 RENEWED PERMIT 07 TANK CLOSED 09 DELETE FROM FILE (NO FEE)
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CITY HAYWARD		COUNTY ALAMEDA	ZIP 94541
MAILING ADDRESS 1765 CHALLENGE WAY		CITY SACRAMENTO	STATE CA ZIP 95815
PHONE W/AREA CODE 916-921-1100		TYPE OF BUSINESS <input checked="" type="checkbox"/> 01 GASOLINE STATION <input type="checkbox"/> 02 OTHER	
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COMPLETE THE FOLLOWING ON A SEPARATE FORM FOR EACH CONTAINER

V DESCRIPTION

<input checked="" type="checkbox"/> 01 TANK <input type="checkbox"/> 04 OTHER:		CONTAINER NUMBER 411-R1	
MANUFACTURER (IF APPROPRIATE): UN	YEAR MFG:	C. YEAR INSTALLED	<input checked="" type="checkbox"/> UNKNOWN
CONTAINER CAPACITY: 10000 GALLONS <input type="checkbox"/> UNKNOWN	E. DOES THE CONTAINER STORE: <input type="checkbox"/> 01 WASTE <input checked="" type="checkbox"/> 02 PRODUCT		
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CONTAINER CONSTRUCTION

THICKNESS OF PRIMARY CONTAINMENT: 1/4	<input type="checkbox"/> GAUGE <input checked="" type="checkbox"/> INCHES <input type="checkbox"/> CM <input type="checkbox"/> UNKNOWN
<input type="checkbox"/> 01 VAULTED (LOCATED IN AN UNDERGROUND VAULT) <input checked="" type="checkbox"/> 02 NON-VAULTED <input type="checkbox"/> 03 UNKNOWN	
<input type="checkbox"/> 01 DOUBLE WALLED <input checked="" type="checkbox"/> 02 SINGLE WALLED <input type="checkbox"/> 03 LINED	
<input checked="" type="checkbox"/> 01 CARBON STEEL <input type="checkbox"/> 02 STAINLESS STEEL <input type="checkbox"/> 03 FIBERGLASS <input type="checkbox"/> 04 POLYVINYL CHLORIDE <input type="checkbox"/> 05 CONCRETE <input type="checkbox"/> 06 ALUMINUM <input type="checkbox"/> 07 STEEL CLAD <input type="checkbox"/> 08 BRONZE <input type="checkbox"/> 09 COMPOSITE <input type="checkbox"/> 10 NON-METALLIC <input type="checkbox"/> 12 UNKNOWN <input type="checkbox"/> 13 OTHER:	

CONTAINER CONSTRUCTION

E. 01 RUBBER LINED 02 ALKYD LINING 03 EPOXY LINING 04 PHENOLIC LINING 05 GLASS LINING
 07 UNLINED 08 UNKNOWN 09 OTHER:

F. 01 POLYETHYLENE WRAP 02 VINYL WRAPPING 03 CATHODIC PROTECTION 04 UNKNOWN 05 NONE
 06 TAR OR ASPHALT 09 OTHER:

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01 VISUAL 02 STOCK INVENTORY 04 VAPOR SNIFF WELLS 05 SENSOR INSTRUMENT
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IF YOU CHECKED YES TO IV-F YOU ARE NOT REQUIRED TO COMPLETE THIS SECTION

CURRENTLY STORED	PREVIOUSLY STORED	DELETE	CAS# (IF KNOWN)	CHEMICAL (DO NOT USE COMMERCIAL NAME)
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
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<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		

* CHECK STATE BOARD CHEMICAL CODE LISTING FOR POSSIBLE SYNONYMS

IS CONTAINER LOCATED ON AN AGRICULTURAL FARM? 01 YES 02 NO

THIS FORM HAS BEEN COMPLETED UNDER THE PENALTY OF PERJURY AND, TO THE BEST OF MY KNOWLEDGE, IS TRUE AND CORRECT.

PERSON FILING (SIGNATURE) _____ PHONE W/AREA CODE _____

OR LOCAL AGENCY USE ONLY

ADMINISTRATING AGENCY	CITY CODE	COUNTY CODE
CONTACT PERSON	PHONE W/AREA CODE	
DATE OF LAST INSPECTION	IN COMPLIANCE <input type="checkbox"/> 01 YES <input type="checkbox"/> 02 NO	PERMIT APPROVAL DATE
		TRANSACTION DATE
		LOCAL PERMIT ID #

APPLICATION FOR PERMIT TO OPERATE UNDERGROUND STORAGE TANK

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STREET ADDRESS 1765 CHALLENGE WAY	CITY SACRAMENTO	STATE CA	ZIP 95815

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FACILITY NAME REGAL STATION #411		DEALER/FOREMAN/SUPERVISOR WALT SNELLING	
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PHONE W/AREA CODE 916-921-1100	TYPE OF BUSINESS (X) 01 GASOLINE STATION () 02 OTHER		
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IV DESCRIPTION

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D. CONTAINER CAPACITY: 10000 GALLONS () UNKNOWN	E. DOES THE CONTAINER STORE: () 01 WASTE (X) 02 PRODUCT
DOES THE CONTAINER STORE MOTOR VEHICLE FUEL OR WASTE OIL ? (X) 01 YES () 02 NO IF YES CHECK APPROPRIATE BOX(ES): () 01 UNLEADED () 02 REGULAR (X) 03 PREMIUM () 04 DIESEL () 05 WASTE OIL () 06 OTHER	

CONTAINER CONSTRUCTION

THICKNESS OF PRIMARY CONTAINMENT: 1/4 () GAUGE (X) INCHES () CM () UNKNOWN
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(X) 01 CARBON STEEL () 02 STAINLESS STEEL () 03 FIBERGLASS () 04 POLYVINYL CHLORIDE () 05 CONCRETE () 06 ALUMINUM () 07 STEEL CLAD () 08 BRONZE () 09 COMPOSITE () 10 NON-METALLIC () 12 UNKNOWN () 13 OTHER:

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<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
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FOR LOCAL AGENCY USE ONLY

ADMINISTRATING AGENCY _____ CITY CODE _____ COUNTY CODE _____

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DATE OF LAST INSPECTION _____ IN COMPLIANCE 01 YES 02 NO PERMIT APPROVAL DATE _____ TRANSACTION DATE _____ LOCAL PERMIT ID # _____

APPLICATION FOR PERMIT TO OPERATE UNDERGROUND STORAGE TANK

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NUMBER OF CONTAINERS 4	RURAL AREAS ONLY :	TOWNSHIP	RANGE SECTION

III 24 HOUR EMERGENCY CONTACT PERSON

DAYS: NAME (LAST NAME FIRST) AND PHONE W/AREA CODE STEVEN K. LEWIS 916-921-1100	NIGHTS: NAME (LAST NAME FIRST) AND PHONE W/AREA CODE STEVEN K. LEWIS 916-921-1100
---	---

COMPLETE THE FOLLOWING ON A SEPARATE FORM FOR EACH CONTAINER

IV DESCRIPTION

A. <input checked="" type="checkbox"/> 01 TANK <input type="checkbox"/> 04 OTHER:		CONTAINER NUMBER 411-W1
B. MANUFACTURER (IF APPROPRIATE): UN	YEAR MFG:	C. YEAR INSTALLED <input checked="" type="checkbox"/> UNKNOWN
D. CONTAINER CAPACITY: GALLONS <input checked="" type="checkbox"/> UNKNOWN	E. DOES THE CONTAINER STORE: <input checked="" type="checkbox"/> 01 WASTE <input type="checkbox"/> 02 PRODUCT	
F. DOES THE CONTAINER STORE MOTOR VEHICLE FUEL OR WASTE OIL ? <input checked="" type="checkbox"/> 01 YES <input type="checkbox"/> 02 NO IF YES CHECK APPROPRIATE BOX(ES): <input type="checkbox"/> 01 UNLEADED <input type="checkbox"/> 02 REGULAR <input type="checkbox"/> 03 PREMIUM <input type="checkbox"/> 04 DIESEL <input checked="" type="checkbox"/> 05 WASTE OIL <input type="checkbox"/> 06 OTHER		

V CONTAINER CONSTRUCTION

A. THICKNESS OF PRIMARY CONTAINMENT: <input type="checkbox"/> GAUGE <input type="checkbox"/> INCHES <input type="checkbox"/> CM <input checked="" type="checkbox"/> UNKNOWN
B. <input type="checkbox"/> 01 VAULTED (LOCATED IN AN UNDERGROUND VAULT) <input type="checkbox"/> 02 NON-VAULTED <input checked="" type="checkbox"/> 03 UNKNOWN
C. <input type="checkbox"/> 01 DOUBLE WALLED <input type="checkbox"/> 02 SINGLE WALLED <input type="checkbox"/> 03 LINED
D. <input type="checkbox"/> 01 CARBON STEEL <input type="checkbox"/> 02 STAINLESS STEEL <input type="checkbox"/> 03 FIBERGLASS <input type="checkbox"/> 04 POLYVINYL CHLORIDE <input type="checkbox"/> 05 CONCRETE <input type="checkbox"/> 06 ALUMINUM <input type="checkbox"/> 07 STEEL CLAD <input type="checkbox"/> 08 BRONZE <input type="checkbox"/> 09 COMPOSITE <input type="checkbox"/> 10 NON-METALLIC <input checked="" type="checkbox"/> 12 UNKNOWN <input type="checkbox"/> 13 OTHER:

CONTAINER CONSTRUCTION

E. 01 RUBBER LINED 02 ALKYD LINING 03 EPOXY LINING 04 PHENOLIC LINING 05 GLASS LINING
 07 UNLINED 08 UNKNOWN 09 OTHER:

F. 01 POLYETHYLENE WRAP 02 VINYL WRAPPING 03 CATHODIC PROTECTION 04 UNKNOWN 05 NONE
 06 TAR OR ASPHALT 09 OTHER:

VI PIPING

A. ABOVEGROUND PIPING: 01 DOUBLE-WALLED PIPE 02 CONCRETE-LINED TRENCH 03 GRAVITY
(CHECK APPROPRIATE BOX(ES)) 04 PRESSURE 05 SUCTION 06 UNKNOWN 07 NONE

B. UNDERGROUND PIPING: 01 DOUBLE-WALLED PIPE 02 CONCRETE-LINED TRENCH 03 GRAVITY
(CHECK APPROPRIATE BOX(ES)) 04 PRESSURE 05 SUCTION 06 UNKNOWN 07 NONE

VII LEAK DETECTION

01 VISUAL 02 STOCK INVENTORY 04 VAPOR SNIFF WELLS 05 SENSOR INSTRUMENT
 06 GROUND WATER MONITORING WELLS 07 PRESSURE TEST 09 NONE 10 OTHER:

VIII CHEMICAL COMPOSITION OF MATERIALS STORED IN UNDERGROUND CONTAINERS

IF YOU CHECKED YES TO IV-F YOU ARE NOT REQUIRED TO COMPLETE THIS SECTION

CURRENTLY STORED	PREVIOUSLY STORED	DELETE	CAS# (IF KNOWN)	CHEMICAL (DO NOT USE COMMERCIAL NAME)
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		
<input type="checkbox"/> 01	<input type="checkbox"/> 02	<input type="checkbox"/> 03		

* CHECK STATE BOARD CHEMICAL CODE LISTING FOR POSSIBLE SYNONYMS

IS CONTAINER LOCATED ON AN AGRICULTURAL FARM? 01 YES 02 NO

THIS FORM HAS BEEN COMPLETED UNDER THE PENALTY OF PERJURY AND, TO THE BEST OF MY KNOWLEDGE, IS TRUE AND CORRECT.

PERSON FILING (SIGNATURE)

PHONE W/AREA CODE

FOR LOCAL AGENCY USE ONLY

ADMINISTRATING AGENCY		CITY CODE		COUNTY CODE	
CONTACT PERSON			PHONE W/AREA CODE		
DATE OF LAST INSPECTION	IN COMPLIANCE <input type="checkbox"/> 01 YES <input type="checkbox"/> 02 NO	PERMIT APPROVAL DATE	TRANSACTION DATE	LOCAL PERMIT ID #	

white -env.health
yellow -facility
pink -files

ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

Hazardous Materials Inspection Form

80 Swan Way, #200
Oakland, CA 94621
(415) 271-4320

II, III

Site ID # _____ Site Name Airport Alliance Today's Date 1/24/94

Site Address 20450 Hesperian Blvd

City Hayward Zip 94541 Phone _____

MAX AMT stored > 500 lbs, 55 gal., 200 cft.?

Inspection Categories:

- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
- II Business Plans. Acute Hazardous Materials
- III. Underground Tanks

* Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

Comments:

B-3 was experienced; no GW entered the sampler. Therefore, the boring was advanced deeper (~17' BE) where free water entered the borehole. GW here was collected not with the hydroponch probe, but rather using a bailer. Similar to B-3, boring B-4, located just north of the UST cluster, encountered a gray-blue silt with "heavy HC" odor, appearing to be from old, weathered product. A bailer was again used here to collect the GW sample.

Boring B-4, advanced near Texaco well MW-4J along Hesperian Blvd. Fresh product (gasoline) odor noted @ ~10-19.5' BE as auger crossed in to a fine sandy silt, blue-gray in color, as seen elsewhere in the other three borings. A hydroponch sampler was inserted to ~17' BE, the sleeve retracted, and after several minutes no GW was encountered. The soil sample @ ~15-16 1/2' range was subsequently discarded because of hydroponch screen and air gaps in the sample retainer rings. Another was collected @ ~~18~~ 18 1/2 - 19.5'. Water reached @ This point - only faint "heavy" HC odor. DTW was measured (well Z-1 at corner) and found to be ~13.1' BE stabilized.

II.A BUSINESS PLANS (Title 19)

- 1. Immediate Reporting 2703
- 2. Bus. Plan Stds. 25503(b)
- 3. RR Cars > 30 days 25503.7
- 4. Inventory Information 25504(a)
- 5. Inventory Complete 2730
- 6. Emergency Response 25504(b)
- 7. Training 25504(c)
- 8. Deficiency 25505(a)
- 9. Modification 25505(b)

II.B ACUTELY HAZ. MATLS

- 10. Registration Form Filed 25533(d)
- 11. Form Complete 25533(b)
- 12. RMPP Contents 25534(c)
- 13. Implement Sch. Req'd? (Y/N)
- 14. OffSite Conseq. Assess. 25524(c)
- 15. Probable Risk Assessment 25534(d)
- 16. Persons Responsible 25534(g)
- 17. Certification 25534(f)
- 18. Exemption Request? (Y/N) 25536(b)
- 19. Trade Secret Requested? 25538

III. UNDERGROUND TANKS (Title 23)

- | | |
|-------------------------------|--|
| General | <input type="checkbox"/> 1. Permit Application 25284 (H&S) |
| | <input type="checkbox"/> 2. Pipeline Leak Detection 25292 (H&S) |
| | <input type="checkbox"/> 3. Records Maintenance 2712 |
| | <input type="checkbox"/> 4. Release Report 2651 |
| | <input type="checkbox"/> 5. Closure Plans 2670 |
| Monitoring for Existing Tanks | 6. Method |
| | 1) Monthly Test |
| | 2) Daily Vadose Semi-annual groundwater One time soils |
| | 3) Daily Vadose One time soils Annual tank test |
| | 4) Monthly Gndwater One time soils |
| | 5) Daily inventory Annual tank testing Cont pipe leak det Vadose/gndwater mon. |
| | 6) Daily inventory Annual tank testing Cont pipe leak det |
| | 7) Weekly Tank Gauge Annual tank testing |
| | 8) Annual Tank Testing Daily inventory |
| | 9) Other |
| New Tanks | 7. Precs Tank Test Date: 2643 |
| | 8. Inventory Rec. 2644 |
| | 9. Soil Testing . 2646 |
| | 10. Ground Water. 2647 |
| 11. Monitor Plan 2632 | |
| 12. Access. Secure 2634 | |
| 13. Plans Submit 2711 | |
| 14. As Built Date: 2635 | |

3:35

Rev 6/88

Contact: Rafael Gallardo
 Title: CEC geologist
 Signature: _____

Inspector: S. Sperry
 Signature: _____

II, III

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

January 18, 1994

Mahesh Khatri
Airport Alliance
4701 Ewing Road
Castro Valley, CA 94546

STID 4116

Re: Work plan for the Airport Alliance site, located at 20450
Hesperian Blvd., Hayward, California

Dear Mr. Khatri,

This office has reviewed Certified Environmental Consulting
Inc.'s work plan, dated January 10, 1994, for the above site.
This work plan is acceptable to this office with the following
reminders:

- o Soil samples must be collected at 5-foot intervals, changes
of lithology, and at the soil/water interface. A minimum
of one soil sample from each boring shall be analyzed at a
certified laboratory.
- o The borings can only be used as a screening tool. If soil
and/or ground water contamination is identified from these
borings, permanent monitoring wells must be installed.
- o Lastly, please submit any information on the investigations
conducted out at the site in August and September 1993,
within 15 days of the date of this letter.

Field work shall commence within 30 days of the date of this
letter. A report documenting work shall be submitted within 45
days after completing field activities.

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

Sincerely,


Juliet Shin
Hazardous Materials Specialist

Mr. Mahesh Khatri
Re: 20450 Hesperian Blvd.
January 18, 1994
Page 2 of 2

cc: Kiras Khatri
Airport Alliance
20450 Hesperian Blvd.
Hayward, CA 94541

Danny Chauhan
18734 Walnut Rd.
Castro Valley, CA 94546

Martin Weinberg
~~Weinberg & Weinberg~~ *Somerset Limited*
18201 Von Karman Ave., Ste 1160
Irvine, CA 92715

Marla Guensler
Exxon Company, U.S.A
P.O. Box 4032
Concord, CA 94524-2032

Karen E. Petryna
Texaco Refining &
Marketing, Inc.
108 Cutting Blvd.
Richmond, CA 94804

Edgar Howell-File(JS)



**CERTIFIED
ENVIRONMENTAL
CONSULTING INC.**

ALCO
HAZMAT
94 JAN 20 PM 1:40

January 10, 1994

REF: 94-510-1440

Ms. Juliet Shin
Department of Environmental Health
Alameda County Health Agency
80 Swan Way, Suite 200
Oakland, California 94621
(510) 271-4530
(510) 569-4757

**SUBJECT: WORK PLAN FOR SUBSURFACE INVESTIGATION AT
20450 HESPERIAN BOULEVARD, HAYWARD CALIFORNIA.**

Dear Ms. Shin:

Enclosed is Certified Environmental Consulting, Inc.'s (CEC) Work Plan for a subsurface investigation located at 20450 Hesperian Boulevard, Hayward, California.

The purpose for this investigation is to verify whether or not a release of petroleum hydrocarbons has occurred at the aforementioned site. A subsurface soil investigation will be conducted to obtain soil and groundwater samples from 4 borings. The soil and groundwater samples will be delivered to a certified laboratory for analysis of **TPH-D**, **TPH-G**, and **BTEX**.

I enjoyed our phone conversation last week and look forward to working with you on this project.

If you have any questions or comments regarding the Work Plan, please feel free to contact us at (707) 745-0171.

Respectfully,

Rafael Gallardo
Project Manager/Geologist

Stanley L. Klemetson, Ph.D., P.E.
Executive Vice President

cc: Danny Chauhan, Airport Alliance

SOMERSET, LTD.

18201 VON KARMAN, SUITE 1160
IRVINE, CALIFORNIA 92715
(714) 474-8223

January 5, 1994

ALCO
HAZMAT
94 JAN 10 PM 3:01

Hugh Murphy
CITY OF HAYWARD FIRE DEPT.
25151 Clawiter Road
Hayward, CA 94545

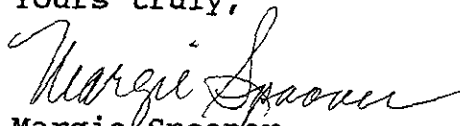
Re: 20499 Hesperian, Hayward, California

Dear Mr. Murphy:

CBM, our Broker on the above-referenced property, is requesting a letter from the City of Hayward stating the subject property can currently be occupied for usage as a gas station with the City giving approval for permits for the new tenant's lender. The letter also needs to state that the existing contamination can be corrected and is being worked on at this time.

If you have any problem with this request, please let me know.

Yours truly,



Margie Spooner
Secretary to
MARTIN B. WEINBERG

MBW:ms

cc: Juliet Shin - Alameda County Health Dept.
Dixie Divine - CBM
Mark Sigal - CBM

Post-It™ brand fax transmittal memo 71		# of pages ▶ 1
To Kings Riat	From Juliet Skyn	
Co. Airport Alliance	Co. Alameda County	
Dept. 887-7014	Phone # (510) 271-4530	
Fax # (510) 887-6337	Fax #	

Below is a list of consultants which I have worked with within the past few years for the investigation and remediation of underground tank sites. This is **not** an endorsement nor is it by any means a complete list of consultants. This list was compiled in an attempt to aid those who have no other sources of information. You are encouraged to look in the phone book under Environmental Consultants, Consultants, Analytical Services, Underground Tank Contractors, Monitoring Well Installations, Geotechnical Consultants etc. to obtain a more extensive list. Another source is the recommendation of those who have had similar work performed for them and were satisfied with their performance.

- | | |
|---|--------------|
| 1. Tank Protect Engineering, Union City | 510-429-8088 |
| 2. Gettler-Ryan, Hayward | 510-783-7500 |
| 3. Aqua Science Eng., San Ramon | 510-820-9391 |
| 4. Blymyer Engineers, Alameda | 510-521-3773 |
| 5. Subsurface Engineers, Oakland | 510-268-0461 |
| 6. Applied GeoScience, San Jose | 408-452-0262 |
| 7. Geo Strategies, Hayward | 510-352-4800 |
| 8. Levine and Fricke, Emeryville | 510-652-4500 |
| 9. Geraghty and Miller, Richmond | 510-233-3200 |
| 10. Certified Env. Consulting, Benicia | 800-228-0171 |
| 11. Weiss Assoc., Emeryville | 510-547-5420 |
| 12. RESNA, San Jose | 408-264-7723 |
| 13. Kapraelian Engineering, Concord | 510-602-5100 |
| 14. All Environmental, Inc., San Ramon | 510-820-3224 |
| 15. CH2M Hill, Oakland | 510-251-2426 |
| 16. Harding Lawson Assoc. | 415-543-8422 |

If you have any questions about how to apply for the State Trust Fund; please give me a call,
 (510) 271-4530
 - Juliet

SOMERSET, LTD.
18201 VON KARMAN, SUITE 1160
IRVINE, CALIFORNIA 92715
(714) 474-8223

Fax (714) 474-0529

ALCO
HAZMAT
94 JAN-6 PM 2:22

December 24, 1993

Mark Asplund
TEXACO, U.S.A.
Legal Department
P.O. Box 7812
Universal City, CA 91608

Re: Hesperian and West "A" Street
Hayward, California
Former Texaco property

Dear Mark:

This is a follow-up to meeting that we had on December 16, 1993 at the City Hall in the offices of Hugh Murphy of the Hayward Fire Dept.

I am copying this letter to everyone that was present, just to refresh everyone's memory, and perhaps help underscore the necessity for expediting this matter, so that damages do not go beyond what they appear to be at this juncture.

As I understand it, the contention by both Exxon and Texaco is that the major offending party with regard to the condition of the soil of the subject site, is Airport Alliance, which is managed by Danny Chauhan; however, it was revealed at the meeting that the property was actually owned and the business owned by another party. At this moment I cannot find in my file the name of the owner of the property and if you Mark, will be kind enough to call my office to give me his name and any address you have on him, I would be most appreciative.

We are all aware that the City of Hayward wishes to cooperate so that a continuation of the same kind of business could continue at the subject site; however, there has to be a plan in motion that would help facilitate this, and namely that would be a matter of cooperation among Texaco, Exxon and Alliance. It was indicated that between Texaco and Exxon, Texaco is taking the lead with regard to the contamination problems because of some contractual agreement between the parties.

The purpose of my letter is mainly to signal that though we

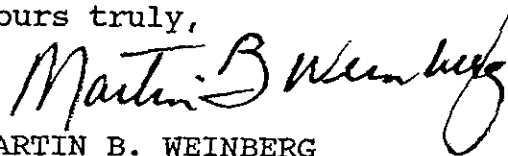
Mark Asplund
December 24, 1993
Page Two

are in a holiday season period, it behooves everybody to bring this matter to a conclusion so that some plan is in place, that will satisfy the City of Hayward so that my tenants can go ahead and make the necessary improvements and commence operation.

I hope that Mr. Chauhan will be able to communicate the importance of the involvement of Alliance in this matter and take advantage of any governmental assistance that is available - all toward the end of avoiding any litigation.

May I wish each and everyone a Happy New Year. .

Yours truly,



MARTIN B. WEINBERG

MBW:ms

cc: Karen Petryna - Texaco
Ron Zirlinski - Texaco
Scott Kellstedt - Hydro
Randy Pais - Exxon
Marla Guensler - Exxon
David Goodrum - Exxon
Mark Sigal - CBM
Dixie Divine - CBM
Juliet Shin - Alameda County Health Dept.
Leandes Hauri - City of Hayward
Danny Chauhan - Airport Alliance
Hugh Murphy - Hayward Fire Dept.

According to Mr. Chauhan, Airport Alliance, the property owner for the Airport Alliance site is:

Mahesh Khatrin
4701 Ewing Rd.
Castro Valley, CA 94546

His son was also present at the meeting. Currently, Airport Alliance is operating tanks on the site. These tanks are single-walled steel tanks, that were on the site when Mr. Khatrin bought the site from Wickland. Mr. Chauhan stated that he will be meeting with Mr. Khatri this weekend and will discuss with him the requirements at the site. Mr. Chauhan will get back to Juliet Shin, Alameda County, next week on their plans and a timeline for scheduled work. Mr. Murphy mentioned that the site could be out of compliance since they are not currently conducting Statistical Inventory Reconciliation (SIR) on their single-walled steel tanks as a form of monitoring.

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

December 2, 1993

Mr. Danny Chauhan
Airport Alliance
18734 Walnut Rd.
Castro Valley, CA 94546

STID 4116

Re: Investigations at the Airport Alliance site, located at 20450
Hesperian Blvd., Hayward, California

NOTICE OF VIOLATION

Dear Mr. Chauhan,

This office has reason to believe that the above site is contributing to a regional ground water contaminant plume consisting of separate- and dissolved-phase hydrocarbons. This office, accordingly, requested that you conduct investigations to determine whether releases have occurred from underground storage tank (USTs) operations at your site. In a letter, dated February 17, 1993, from A Pump Repair Company, Mr. Zane Miller stated that he was in the process of conducting investigations to determine whether a release had occurred from operations at the site. This office received no work plan and no other information regarding the investigations. Consequently, on September 28, 1993, this office sent you a letter requiring that you submit a work plan or a report documenting all the investigative work that was conducted at the site to date. To this date, this office has not received any of the requested documents, nor have we been contacted regarding the status of the request.

Since June 1988, the owners of the Exxon site, located at 20499 Hesperian Blvd., have been conducting ground water investigations in response to releases from their former USTs. In March 1990, Exxon installed an off-site monitoring well, MW-4J, immediately adjacent to your site along Hesperian Boulevard. This well has consistently identified elevated levels of Total Petroleum Hydrocarbons as gasoline (TPHg) and benzene, toluene, ethylbenzene, and xylenes (BTEX). Additionally, in December 1991, Exxon's consultants identified 0.8 feet of free floating product from this well, which was the thickest amount of floating product

Mr. Danny Chauhan
Re: 20450 Hesperian Blvd.
December 2, 1993
Page 2 of 3

identified from any of their off-site wells. Consequently; this office required you to conduct investigations on your property to assure this office that your site is not contributing to the observed contamination.

If the above referenced February 17, 1993 letter was correct, and investigations were, in fact, conducted out at the site, you are required to submit a report documenting all the field work. The report shall include the following:

- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.
- o Status of ground water contamination characterization
- o Interpretations of results: water level contour maps showing gradients, free and dissolved product, plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations of plans for additional investigative work or remediation.

This report, or a work plan if work has not already been conducted, must be submitted **within 30 days** of the date of this letter. In order to properly conduct a site investigation, you are required to obtain professional services of a reputable environmental consultant. **All reports and proposals must be submitted under seal of a California-Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer.** Please include a statement of qualifications for each lead professional involved with this project.

If monitoring wells are to be installed, soil samples are to be collected at five-foot-depth intervals and at any significant changes in lithology, during their installation. All ground water and soil samples collected must be analyzed for the appropriate fuel contaminants using the established lab methods listed in Table 2 of the RWQCB's Staff Recommendations for the Initial Evaluation and Investigation of Underground Tanks.

Mr. Danny Chauhan
Re: 20450 Hesperian Blvd.
December 2, 1993
Page 3 of 3

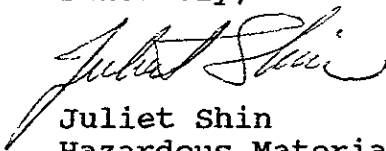
This Department will oversee the investigations at your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. The issuance of well drilling permits, however, will be through the Alameda County Flood Control and Water Conservation District, Zone 7, in Pleasanton. The RWQCB may choose to take over as lead agency if it is determined, following the completion of the initial assessment, that there has been a substantial impact to ground water.

Please be advised that this is a formal request for a work plan pursuant to **Section 2722 (c) (d) of Title 23 California Code of Regulations**. Any extensions of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by either this agency or RWQCB. Failure to implement the required tasks may result in transfer of this case to the Alameda County District Attorney's Office.

Lastly, per my phone message to you on December 2, 1993, Hugh Murphy, Hayward Fire Department, and the property owners of the site across the street from yours, the Weinbergs, have scheduled to meet together on December 16, 1993. In order to resolve some of the contaminant issues, they need representatives from Airport Alliance to attend. Please contact me or Margi Spooner, Weinberg's Office, at (714) 474-8200, to let us know whether you can attend, or which date you would be available to attend the meeting.

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

Sincerely,



Juliet Shin
Hazardous Materials Specialist

cc: Zane Miller
A Pump Repair Co.
801 Northport
West Sacramento, CA 95691

Gil Jensen, Alameda County District Attorney's Office

Edgar Howell-File(JS)

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

September 28, 1993

Mr. Danny Chauhan
Airport Alliance (510) 887-7715
18734 Walnut Rd.
Castro Valley, CA 94546

STID 4116

Re: Investigations at the Airport Alliance site, located at
20450 Hesperian Blvd., Hayward, California

Dear Mr. Chauhan,

Since June 1988, the owners of the Exxon site, located at 20499 Hesperian Blvd., have been conducting ground water investigations in response to releases from their former underground storage tanks. In March 1990, Exxon installed an off-site monitoring well, MW-4J, immediately adjacent to your site along Hesperian Blvd. This well has consistently identified elevated levels of Total Petroleum Hydrocarbons as gasoline (TPHg) and benzene, toluene, ethylbenzene, and xylenes (BTEX). Additionally, in December 1991, Exxon's consultants identified 0.8 feet of free floating product from this well, which was the thickest amount of floating product identified from any of their off-site wells. Consequently, you are required to conduct investigations on your property to assure this office that your site is not contributing to the observed contamination.

Zane Miller, apparently your consultant, contacted this office and stated that investigations have already been conducted on the site. However, a work plan, detailing the proposed work, was never submitted to this office for our approval. If, in fact, investigations have been conducted at the site, you are required to submit a report documenting all the field work. The report shall include the following:

- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.
- o Status of ground water contamination characterization.

Mr. Danny Chauhan
Re: 20450 Hesperian Blvd.
September 27, 1993
Page 2 of 3

- o Interpretations of results: water level contour maps showing gradients, free and dissolved product, plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations or plans for additional investigative work or remediation.

This report, or a work plan, must be submitted **within 30 days** of the date of this letter. In order to properly conduct a site investigation, you are required to obtain professional services of a reputable environmental consultant. All reports and proposals must be submitted under seal of a **California-Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer**. Please include a statement of qualifications for each lead professional involved with this project.

If monitoring wells are to be installed, soil samples are to be collected at five-foot-depth intervals and at any significant changes in lithology, during their installation. All ground water and soil samples collected must be analyzed for the appropriate fuel contaminants using the established lab methods listed in Table 2 of the **RWQCB's Staff Recommendations for the Initial Evaluation and Investigation of Underground Tanks**.

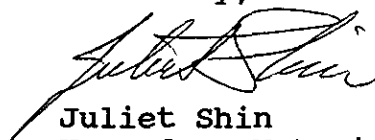
This Department will oversee the investigations at your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. The issuance of well drilling permits, however, will be through the Alameda County Flood Control and Water Conservation District, Zone 7, in Pleasanton. The RWQCB may choose to take over as lead agency if it is determined, following the completion of the initial assessment, that there has been a substantial impact to ground water.

Please be advised that this is a formal request for a work plan pursuant to **Section 2722 (c)(d) of Title 23 California Code of Regulations**. Any extensions of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by either this agency or RWQCB.

Mr. Danny Chauhan
Re: 20450 Hesperian Blvd.
September 27, 1993
Page 3 of 3

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

Sincerely,

A handwritten signature in cursive script, appearing to read "Juliet Shin".

Juliet Shin
Hazardous Materials Specialist

cc: Edgar Howell-File(JS)

ARRIVE YOUR COPY

PUMP REPAIR COMPANY
801 NORTHPORT
WEST SACRAMENTO, CA. 95691

ALAMEDA COUNTY
DEPARTMENT OF ENVIRONMENTAL HEALTH
HAZARDOUS MATERIALS DIVISION
81 SWAN WAY #200
OAKLAND, CALIFORNIA 94621

ATTN: AMIR GHOLAMI

FEBRUARY 19th, 1993

DEAR MR. GHOLAMI,

THIS LETTER IS TO ADVISE YOUR DEPARTMENT THAT IN THE PROCESS OF SURVEYING THIS SITE LOCATION AT 20450 HESPERIAN BLVD. IN THE COUNTY OF ALAMEDA FOR THE TENTATIVE PLACEMENT OF NEW MONITORING WELLS WE CAME ACROSS A RECENTLY EXCAVATED GASOLINE STORAGE TANK SITE AT THE REAR OF 20375 HESPERIAN BLVD. APX. 200 FEET NORTH EAST OF HESPERIAN BLVD. WE QUESTIONED UNINTERESTED PARTIES IN THE AREA AND WERE INFORMED THAT 4500 GAL. GASOLINE TANK WAS REMOVED FOUR WEEKS AGO ON A SATURDAY AFTERNOON SUNDAY MORNING. WE WERE ALSO TOLD THAT THIS TANK HAD BEEN USED TO FUEL VEHICLES UP UNTILL TWO YEARS AGO. WE WISH AT THIS TIME THAT YOUR DEPARTMENT INCLUDE ALL HYDROCARBON STORAGE TANKS IN WHAT WE CONSIDER THE IMMEDIATE AREA AS A POSSABLE SOURCE OF SUBSURFACE CONTAMINATION. WE WOULD LIKE TO KNOW IF THE RECENT TANK REMOVAL NOTED IN THIS LETTER WAS PERMITTED. YOU MAY WISH PLACEMENT OF MONITORING WELLS IN OR AROUND THIS SITE AS WELL AS 20450 HESPERIAN BLVD. THE ALLIANCE STATION.

THANK YOU;

ZANE A. MILLER

(910) 374-0100

A PUMOREPAIR COMPANY
801 NORTHPORT
WEST SACRAMENTO, CA. 95691

9357 11 19 17

ALAMEDA COUNTY
DEPARTMENT OF ENVIORNMENTAL HEALTH
HAZARDOUS MATERIALS DIVISION
801 SWAN WAY #200
OAKLAND, CALIFORNIA 94621

ATTN: AMIR K. GHOLAMI

FEBRUARY 17, 1993

DEAR MR. GHOLAMI,

THIS LETTER IS A FOLLOW-UP TO OUR CONVERSATION ON 2-16-93.
THIS LETTER IS ALSO TO ADVISE YOUR DEPARTMENT THAT WE ARE
IN THE PROCESS OF GAINING PERMISSION FROM ARCO AND TEXACO
TO MONITOR EXISTING TEST WELLS FOR LEVELS OF FREE FLOATING
PRODUCT PRIOR TO INSTALLATION OF NEW MONITORING WELLS AT
20450 HESPERIAN BLVD. WATER QUALITY ZONE 7 WAS CONTACTED
ON 2-16-93 FOR PERMITS TO INSTALL WELLS.
PLACEMENT OF NEW WELLS TO DETERMINE POSSIBLE SOURCE OF FREE
FLOATING PRODUCT WILL BE DETERMINED AFTER CONFERMATION OF
LEVELS OF FREE FLOATING PRODUCT IN EXISTING AREA WELLS.
WE EXPECT PERMISSION TO MONITOR EXISTING WELLS WITHIN
THE NEXT 4 WEEKS. PERMITS TO INSTALL NEW WELLS WITHIN
THE NEXT WEEK. TENTATIVE PLACEMENT OF NEW MONITORING WELLS
WITHIN 60 DAYS.

THANK YOU FOR YOUR
COOPERATION,


ZANE A. MILLER

~~(916) 374-8700~~

440-1755

A PUMP REPAIR COMPANY
801 NORTHPORT
WEST SACRAMENTO, CA. 95691

TEXACO
108 CUTTING BLVD.
RICHMOND, CA 94804

ATTN: R.R. ZIELENSKI

FEBRUARY 17, 1993

DEAR MR. ZIELENSKI,

THIS LETTER IS A FOLLOW-UP TO OUR CONVERSATION ON 2-16-93.
WE WISH ACCESS TO YOUR TEST WELLS MW 4J, MW 4H AND MW 4F
LOCATED AT A FORMER TEXACO STATION SITE 20499 HESPERIAN
BLVD. HAYWARD, CALIFORNIA. WE NEED TO CONFIRM LEVELS OF
FREE FLOATING PRODUCT PRIOR TO INSTALLATION OF ADDITIONAL
NEW MONITORING WELLS AT 20450 HESPERIAN BLVD. HAYWARD,
CALIFORNIA. YOUR COOPERATION IS APPRECIATED.

THANK YOU,


ZANE A. MILLER

(916) 374-8700

A PUMP REPAIR COMPANY
801 NORTHPORT
WEST SACRAMENTO, CA. 95691

ARCO
P.O. BOX 5811
SAN MATEO, CA 94402

ATTN: MIKE WHELAND

FEBRUARY 17, 1993

DEAR MR. WHELAND,

THIS LETTER IS A FOLLOW-UP TO OUR CONVERSATION ON 2-16-93.
WE WISH ACCESS TO YOUR TEST WELLS A-8 AND A-10 LOCATED
AT AN ARCO PSI UNIT 20200 HESPERIAN BLVD. HAYWARD, CALIFORNIA.
WE NEED TO CONFIRM LEVELS OF FREE FLOATING PRODUCT PRIOR
TO INSTALLATION OF ADDITIONAL NEW MONITORING WELLS AT 20450
HESPERIAN BLVD. HAYWARD, CALIFORNIA. YOUR COOPERATION IS
APPRECIATED.

THANK YOU,


ZANE A. MILLER

(916) 374-8700

RECEIVED BY
HAZARDOUS MATERIALS OFFICE

JUL 03 1992

HAYWARD FIRE DEPARTMENT

MEMORANDUM

TO: Mark Thomson, Alameda County District Attorney's Office
FROM: Pam Evans, Alameda County Environmental Health
Hazardous Materials Division
SUBJECT: Alliance Station, 20450 Hesperian Blvd., Hayward
DATE: June 30, 1992

On January 2, 1992, I issued a Final Notice of Violation to Danny Chauhan of Alliance for failure to properly monitor underground fuel storage tanks, to investigate inventory reconciliation variations, and to investigate known groundwater contamination suspected to be coming from the Alliance site. While Mr. Chauhan has supplied certain documents specified in past Notices, the following violations remained unresolved:

1. Precision tank test results have never been submitted for 1989 for any of the tanks and for 1990 for the leaded gas tank.
2. No subsurface investigation plan for the known groundwater contamination has been submitted.

I have attached a copy of the Final Notice of Violation for your review.

c: Ariu Levi, Supervising Hazardous Materials Specialist
Amir Gholami, Hazardous Materials Specialist
Hugh Murphy, City of Hayward Fire Department
James Ferdinand, Eden Consolidated Fire Protection District



Certified Mailer # P 367 604 344

January 2, 1992

Danny Chauhan
18734 Walnut Rd.
Castro Valley CA 94546

RE: Alliance Station, 20450 Hesperian Blvd., Hayward 94541

FINAL NOTICE OF VIOLATION

Dear Mr. Chauhan:

Since June, 1988, the owners of the Exxon site at 20499 Hesperian Blvd. have been investigating petroleum contamination of groundwater. Their latest report, like earlier ones, indicates that at least some contamination is coming from an offsite source.

The following violations of Title 23 of the California Code of Regulations have been noted in past inspection reports and Notices of Violation. The Sections cited below were in effect at the time that inspections were done at your facility.

1. Section 2643 (b) - Failure to perform yearly precision tests of all underground storage tanks.
2. Section 2643 (e) - Failure to provide results of precision tests to this agency. You have not submitted 1990 tank test results for the leaded fuel tank. No 1989 tank test results for any of your tanks has been submitted.
3. Section 2643 (f) - Failure to investigate inventory variations in excess of tolerances. In addition, you have submitted a quarterly summary report that incorrectly states that no inventory variations in excess of 50 gallons were found during the third quarter of 1990.
4. Section 13267, California Water Code - Failure to submit a technical report describing your plan for defining the extent of groundwater pollution impacting your site.

My Chauhan
Airport Alliance
January 2, 1992
Page 2 of 2

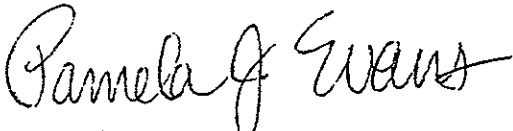
You have been instructed in previous Notices to provide proof that your tank systems are not a source of groundwater contamination. To date, you have failed to do so. You are required to submit the following documents and information to this office by January 15, 1992:

- Not available*
1. Precision tank test results for the leaded gasoline tank for 1990 and tank test results for all three tanks for 1989.
 - ✓ 2. A written report of your investigation of inventory variations noted in excess of tolerance during the past three years. *1-28-92 will have letter*
9-11-91 (1st) (2nd) (3rd) tank will (1-14-92) TTT-
 3. A technical report describing your subsurface investigation plan. Include a timetable for implementation of the plan.

Section 25299 (a) of the Health and Safety Code of California states that any owner or operator of an underground tank system shall be liable for civil penalties of not less than \$500.00 per day for operating an underground tank in violation of the requirements found in the Health and Safety Code or the California Code of Regulations.

You may contact me with any questions at (510)271-4320.

Sincerely,



Pamela J. Evans
Hazardous Materials Specialist

c: Mark Thomson, Alameda County District Attorney's Office
Mahesh Khatri, Property Owner
Hugh Murphy, City of Hayward
Eddy So, Regional Water Quality Control Board
R.R. Zielinski, Texaco
Charles Carmel, ARCO
Randy Stone, Harding Lawson Associates

ARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

Certified Mailer # P 367 604 342

January 2, 1992

Mahesh Khatri
4701 Ewing Rd.
Castro Valley CA 94546

RE: Alliance Station, 20450 Hesperian Blvd., Hayward 94541

Dear Mr. Khatri:

Enclosed you will find the Final Notice of Violation issued to the operator of the Alliance Station at 20450 Hesperian Blvd. The Notice lists violations of Chapter 6.7 of The Health and Safety Code of California, Underground Storage of Hazardous Substances observed at the site. Our records indicate that you own this property.

This letter is to advise you that the act provides for owner liability for many of the listed violations. In addition, please be advised that Section 25299 (b) (4) the Health and Safety Code of California provides that an owner of any underground tank system shall be liable for a civil penalty of not less than \$500 or more than \$5000 per day for each tank for each day of violation when an owner has knowingly failed to take reasonable and necessary steps to assure compliance with Chapter 6.7 by the operator of the system. Please advise this office by January 15, 1992 of the corrective measures you have taken to assure operator and owner compliance with Chapter 6.7.

You may contact me with any questions at (510)271-4320.

Sincerely,

Pamela J. Evans
Hazardous Materials Specialist

c: Mark Thomson, Alameda County District Attorney's Office
Danny Chauhan, Airport Alliance
Hugh Murphy, City of Hayward
Eddy So, Regional Water Quality Control Board

M E M O R A N D U M

TO: Mark Thomson, Alameda County District Attorney's Office
FROM: Pam Evans, Alameda County Environmental Health
Hazardous Materials Division
SUBJECT: Al Maples Auto Service, 790 Bockman Av., San Lorenzo
DATE: June 30, 1992

On March 17, 1992 a citation hearing was scheduled with Al Maples to discuss his failure to monitor or remove underground fuel storage tanks at the above location. Since that date, Mr. Abolghassem Razi has apparently purchased the property. On June 26, 1992, I witnessed the removal of all tanks known to be on the property (a total of six) and the required soil sampling and tank manifesting. It appears that your case file for Al Maples can be closed. Please give me a call should you have any questions.

ALAMEDA COUNTY ENVIRONMENTAL HEALTH DEPARTMENT

ENVIRONMENTAL PROTECTION DIVISION

Date: February 28, 1995

TO: All Staff

From: Gordon Coleman *GC*

SUBJECT: *Assignment of Acting Chief of Environmental Protection Division*

I would like you all to be aware that from February 27, 1995 to March 26, 1995 I will be Acting Chief of the Environmental Protection Division.

I will assume the duties previously performed by recently retired Edgar Howell. Please direct all his phone calls and correspondence to me.

I look forward to working closely with all of you and am open to any suggestions you have for improving our Division.

GC:ljp

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

September 23, 1991

Danny Chauhan
18734 Walnut Rd.
Castro Valley CA 94546

SECOND NOTICE OF VIOLATION

✓RE: Alliance Station, 20450 Hesperian Blvd., Hayward 94541

Dear Mr. Chauhan:

Since June, 1988, the owners of the Exxon site at 20499 Hesperian have been investigating subsurface contamination. Their monitoring well sampling data indicates that at least some groundwater contamination is coming from an offsite source. You have been instructed in past notices from this office to submit proof that your tank systems are not a source of possible groundwater contamination by providing the following documents:

1. **Precision tank test results** for all three of your underground storage tanks for 1990 and 1989. No test results were submitted for the leaded fuel tank for 1990. No test results were submitted for any of the three tanks for 1989. Failure to perform precision tests is a violation of Section 2643 (b) of Title 23 of the California Code of Regulations. Failure to provide results of precision test to this agency is a violation of Section 2643 (e), CCR.
2. **A written report of an investigation of the inventory variations** noted for the period of July through September, 1990. These variations, in excess of legal tolerances, were noted and pointed out to you by Senior Hazardous Materials Specialist Thomas Peacock during his inspection of 9/27/90. Section 2643 (f), CCR, requires a tank owner or operator to report and investigate inventory variations in excess of legal tolerances.
3. **A technical report describing a plan for defining the extent of groundwater pollution impacting your site.** The plan must include an implementation schedule. You are required to submit this plan pursuant to California Water Code Section 13627.

Danny Chauhan
Alliance
Page 2 of 2
September 23, 1991

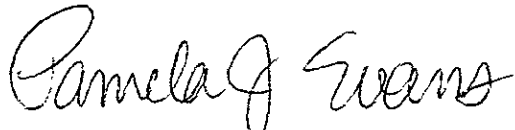
You are required to submit the following documents and information to this office by October 5, 1991:

1. Precision tank test results for the leaded gasoline tank for 1990 and tank test results for all three tanks for 1989.
2. A written report of your investigation of inventory variations noted in excess of tolerance during the past three years.
3. A technical report describing your subsurface investigation plan. Include a timetable for implementation.

Please note that Section 25299 (a) of the Health and Safety Code of California states that any owner or operator of an underground tank system shall be liable for civil penalties of not less than \$500 per day for operating and underground tank in violation of the requirements found in the Health and Safety Code or the California Code of Regulations.

You may contact me with any questions at (510)271-4320.

Sincerely,



Pamela J. Evans
Hazardous Materials Specialist

c: Eddy So, Regional Water Quality Control Board
Hugh Murphy, City of Hayward
R.R. Zielenski, Texaco
Frank Wells, ARCO
Randy Stone, Harding Lawson Associates

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



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

July 24, 1991

Danny Chauhan
Alliance
18734 Walnut Rd.
Castro Valley CA 94546

NOTICE OF VIOLATION

RE: Alliance Station, 20450 Hesperian Blvd., Hayward 94541

Dear Mr. Chauhan:

Since June, 1988, the owners of the Exxon site at 20499 Hesperian Blvd. have been investigating subsurface contamination. Their monitoring well sampling data indicates that at least some groundwater contamination is coming from an offsite source. On March 19, 1991, you were required by this office to submit proof that your tank systems are not a source of possible groundwater contamination by providing the following documents:

1. Precision tank test results for all three of your underground storage tanks for 1990. No test results were submitted for the leaded gasoline tank for 1990. No test results were submitted for any of the three tanks for 1989. Failure to perform precision tests is a violation of Section 2643 (b) of the California Code of Regulations. Failure to provide results of precision tests to this agency is a violation of Section 2643 (e), CCR.
2. A written report of your investigation of the inventory variations that occurred during the third quarter of 1990. These variations were in excess of legal tolerances and were noted and pointed out to you by Senior Hazardous Materials Specialist Thomas Peacock during his inspection of 9/27/90. Section 2643 (f), CCR requires a tank owner or operator to report and investigate inventory variations in excess of legal tolerances.
3. A technical report describing your plan for defining the extent of groundwater pollution impacting your site. You are required to submit this plan pursuant to California Water Code Section 13267. Your plan must include an implementation schedule.

You were also instructed to correct the following violations noted during Mr. Peacock's inspection:

1. Failure to investigate possible water accumulation in your underground tanks. Section 2644 (b), CCR, requires that tank

Danny Chauhan
Alliance
July 24, 1991
Page 2 of 2

owners/operators use a means to check for water accumulation as part of their inventory reconciliation.

2. Failure to check through-put meters for accuracy as required by Section 2644 (b), CCR.

3. Failure to submit quarterly reports of inventory variations noted in the course of monitoring your underground tanks as required by Section 2644 (e), CCR.

You are required to submit the following documents and information to this office by August 10, 1991:

1. Precision tank test results for the leaded gasoline tank for 1990 and tank test results for all three tanks for 1989.

2. A written report of your investigation of inventory variations noted in excess of tolerance during the past three years.

3. A technical report describing your subsurface investigation plan.

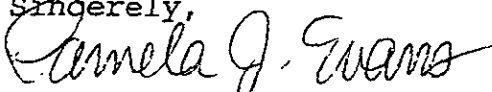
4. A written description of your method for detecting accumulation of water within your underground tanks.

5. Quarterly reports of inventory reconciliation for the past three years.

Please note that Section 25299 (a) of the Health and Safety Code of California states that any owner or operator of an underground tank system shall be liable for a civil penalty of not less than \$500 per day for operating an underground tank in violation of the requirements found in the Health and Safety Code or the California Code of Regulations.

You may contact me with any questions at 271-4320.

Sincerely,



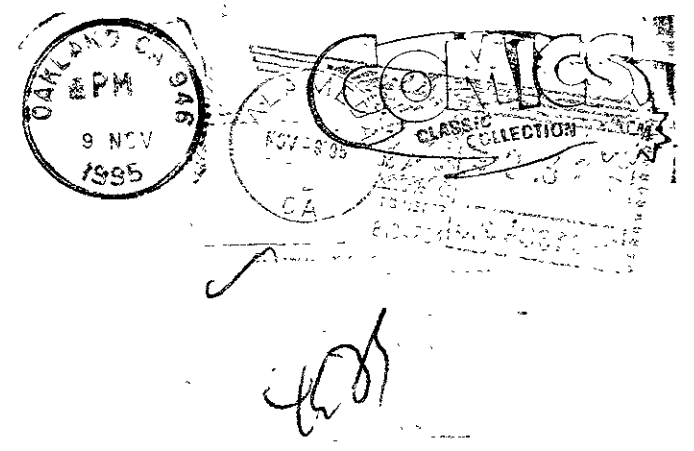
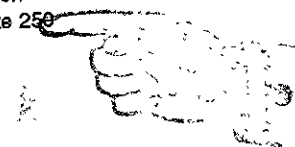
Pamela J. Evans
Hazardous Materials Specialist

c: Gil Jensen, Alameda County District Attorney's Office
Richard Hiett, Regional Water Quality Control Board
Hugh Murphy, City of Hayward
James Ferdinand, Eden Consolidated Fire Protection District



ALAMEDA COUNTY CC4580
HEALTH CARE SERVICES AGENCY
 Department Of Environmental Health
 Environmental Protection Division
 1131 Harbor Bay Parkway, Suite 250
 Alameda, CA 94502-6577

NOV 15 PM 11



Mr. Mahesh Khatri
 4710 Ewing Road
 Castro Valley CA 94546

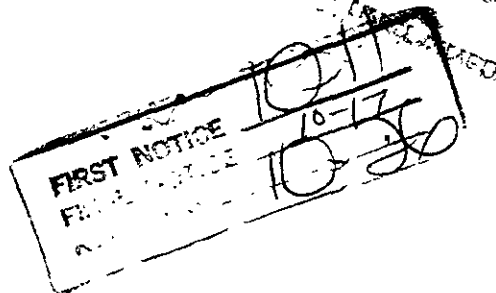
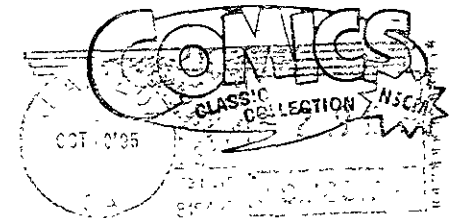


ALAMEDA COUNTY CC4580
HEALTH CARE SERVICES AGENCY
 Department Of Environmental Health
 Environmental Protection Division
 1131 Harbor Bay Parkway, Suite 250
 Alameda, CA 94502-6577

CERTIFIED

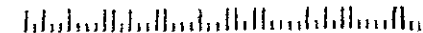
P 368 729 493

MAIL



MAHESH KHATRI
 AIRPORT ALLIANCE
 20450 HESPERIAN BLVD.
 HAYWARD CA 94545

824 W 1-A
 10-10-95



Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

1. Addressee's Address
2. Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to: M. LOGAN

MAHESH KHATRI
AIRPORT ALLIANCE
20450 HESPERIAN BLVD
HAYWARD CA 94545

4a. Article Number

P 368 729 493

4b. Service Type

- | | |
|---|---|
| <input type="checkbox"/> Registered | <input checked="" type="checkbox"/> Certified |
| <input type="checkbox"/> Express Mail | <input type="checkbox"/> Insured |
| <input type="checkbox"/> Return Receipt for Merchandise | <input type="checkbox"/> COD |

7. Date of Delivery

5. Received By: (Print Name)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature: (Addressee or Agent)

X

Thank you for using Return Receipt Service.

ML

Z 196 176 816



Receipt for Certified Mail

No Insurance Coverage Provided Do not use for International Mail (See Reverse)

PS Form 3800, March 1993

Form with fields: Sent to (Mike Khatri), Street and No. (16384 Foothill Blvd., #12), P.O. State and ZIP Code (San Leandro CA 94577), Postage, Certified Fee, Special Delivery Fee, Restricted Delivery Fee, Return Receipt Showing to Whom & Date Delivered, Return Receipt Showing to Whom, Date, and Addressee's Address, TOTAL Postage & Fees.

SENDER: Complete items 1 and/or 2 for additional services. Complete items 3, and 4a & b. Print your name and address on the reverse of this form so that we can return this card to you. Attach this form to the front of the mailpiece, or on the back if space does not permit. Write "Return Receipt Requested" on the mailpiece below the article number. The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee): 1. [] Addressee's Address 2. [] Restricted Delivery Consult postmaster for fee.

3. Article Addressed to: M. Logan Kiran Khatri A & H Gas 20450 Hesperian Blvd. Hayward CA 94545 5. Signature (Addressee) 6. Signature (Agent)

4a. Article Number P 368 729 305 4b. Service Type [] Registered [] Insured [x] Certified [] COD [] Express Mail [] Return Receipt for Merchandise 7. Date of Delivery 3-16-96 8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1991 *U.S. GPO: 1993-352-714 DOMESTIC RETURN RECEIPT

Is your RETURN ADDRESS completed on the reverse side?

SENDER: Complete items 1 and/or 2 for additional services. Complete items 3, and 4a & b. Print your name and address on the reverse of this form so that we can return this card to you. Attach this form to the front of the mailpiece, or on the back if space does not permit. Write "Return Receipt Requested" on the mailpiece below the article number. The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee): 15 MAR 1. [] Addressee's Address 2. [] Restricted Delivery Consult postmaster for fee.

3. Article Addressed to: M. Logan Mahesh Khatri A & H Gas 20450 Hesperian Blvd. Hayward CA 94545 5. Signature (Addressee) 6. Signature (Agent)

4a. Article Number # P 368 729 306 4b. Service Type [] Registered [] Insured [x] Certified [] COD [] Express Mail [] Return Receipt for Merchandise 7. Date of Delivery 3-16-96 8. Addressee's Address (Only if requested and fee is paid)

SENDER: Complete items 1 and/or 2 for additional services. Complete items 3, and 4a & b. Print your name and address on the reverse of this form so that we can return this card to you. Attach this form to the front of the mailpiece, or on the back if space does not permit. Write "Return Receipt Requested" on the mailpiece below the article number. The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee): 1. [] Addressee's Address 2. [] Restricted Delivery Consult postmaster for fee.

3. Article Addressed to: #5804 M. Logan Kim Hewitt Major Chabot Partners 980 41st Street, #200 Oakland CA 94608 5. Signature (Addressee) 6. Signature (Agent) P. Blanchard

4a. Article Number P 368 729 294 4b. Service Type [] Registered [] Insured [x] Certified [] COD [] Express Mail [] Return Receipt for Merchandise 7. Date of Delivery 2/20/96 8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1991 *U.S. GPO: 1993-352-714 DOMESTIC RETURN RECEIPT

Thank you for using Return Receipt Service.

Thank you for using Return Receipt Service.

Thank you for using Return Receipt Service.

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I also wish to receive the following services (for an extra fee):

- 1. Addressee's Address
- 2. Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to: **M. LOGAN**

TINA BERRY
UNOCAL CORPORATION
2000 CROW CANYON STE. 400
SAN RAMON CA94583

4a. Article Number
P 368 729 266

4b. Service Type
 Registered Insured
 Certified COD
 Express Mail Return Receipt for Merchandise

7. Date of Delivery
JAN 11 1996

5. Signature (Addressee)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature (Agent)

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
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- 2. Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to: **M. LOGAN**

PETER D'AMICO
THRIFTY OIL COMPANY
10,000 LAKEWOOD BLVD.
DOWNEY CA 90240

4a. Article Number
P 368 729 492

4b. Service Type
 Registered Certified
 Express Mail Insured
 Return Receipt for Merchandise COD

7. Date of Delivery
10-12-95

5. Received By: (Print Name)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature: Addressee or Agent

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, and 4a & b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

- 1. Addressee's Address
- 2. Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to: **M. LOGAN**

MICHEAL FABER
EXXON COMPANY USA
PO BOX 4032
CONCORD CA 94524

4a. Article Number
P 368 729 265

4b. Service Type
 Registered Insured
 Certified COD
 Express Mail Return Receipt for Merchandise

7. Date of Delivery
1-11-96

5. Signature (Addressee)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature (Agent)

Thank you for using Return Receipt Service.