



NURSERY, INC.

1630 - 162nd AVENUE

•

Telephone: 415 - 276-5784

•

SAN LEANDRO, CA 94578

Mr Scott O. Seery
Alameda County Dept. of
Environmental Health
1131 Harbor Bay Pkwy, # 250
Alameda, Ca. 94502 - 6577

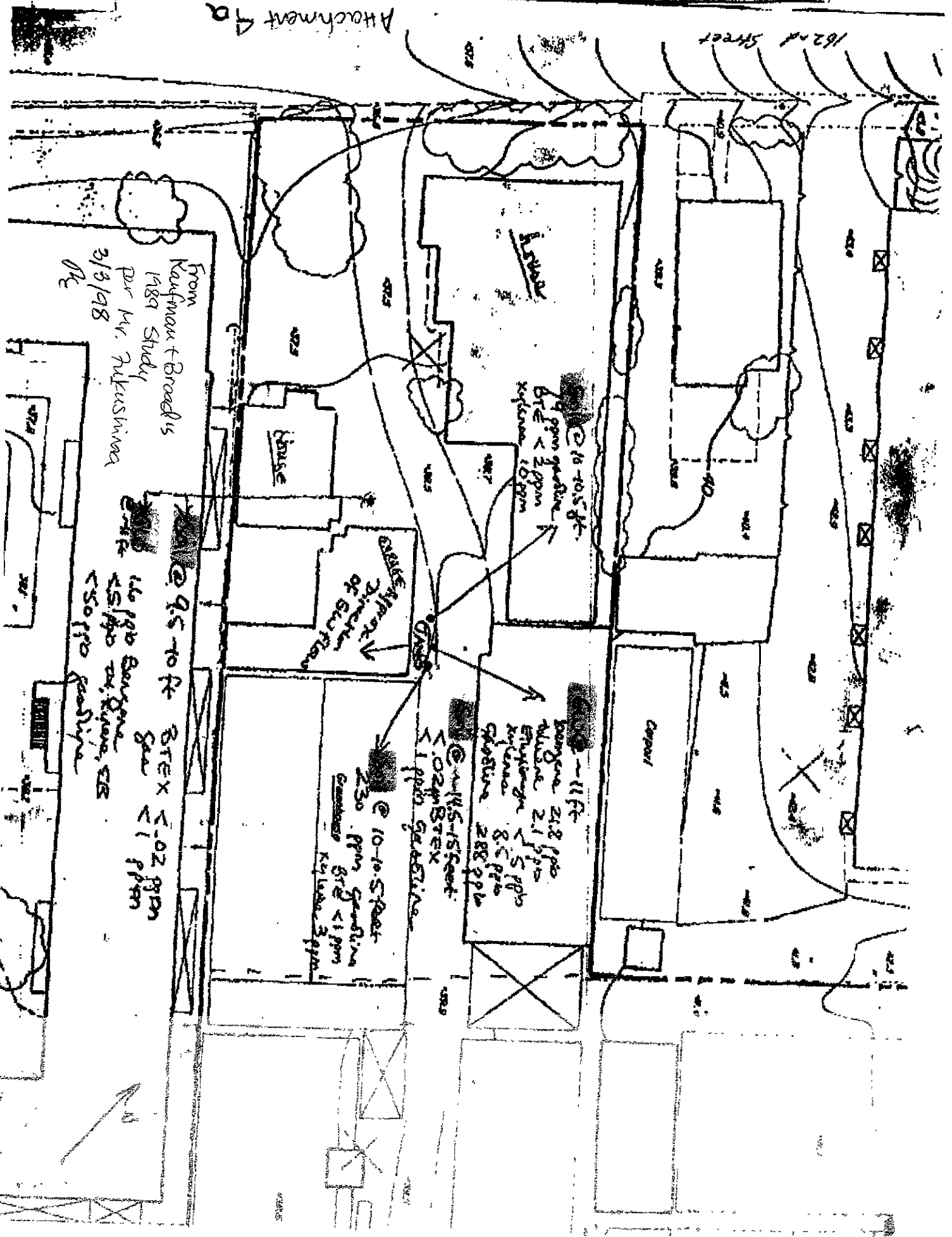
Dear Mr. Seery:

Enclosed please find the report by
our consultant at 1630-162nd Ave.
San Leandro.

Sincerely,

Waiwan Fukushima

162nd Street



From Kaufman + Braackis
1989 Study
per Mr. Nukushima
3/3/98
OK

140 ppm Benzene
45 ppm xylene, STB
150 ppm gasoline

9.5 to 10 ft
BTEX < 0.2 ppm
gas < 1 ppm

18-10.5 ft.
9 ppm gasoline
BTEX < 2 ppm
xylene 10 ppm

11 ft.
Benzene 212 ppm
Toluene 21 ppm
Ethylbenzene 5 ppm
xylene 8.5 ppm
gasoline 288 ppm

10-10.5 feet
230 ppm gasoline
BTEX < 1 ppm
xylene 3 ppm

DANCE APPROX
DANCE
of GULF ROAD

house

Garage



ALAMEDA COUNTY - HAZARDOUS MATERIALS
APPLICATIONS MENU

Choose Selection From List Below:

-
- + A - R:Base (DAILIES, etc.)
 - + B - how BUSY is the system?
 - R - ROLODEX
 - C - LOTUS (Put SYSTEM DISK in B: Drive)
 - + D - WORD PERFECT (MMtoWP to convert files)
 - + LO - Log Out (L - if local Hard Disk)
 - + X - Xtree

D:\>

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



January 30, 1998

Hiroshi Fukushima
1301 Hilliker Place
Livermore CA 94550

ENVIRONMENTAL HEALTH SERVICES

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

RE: Information Needed for Case Closure
Former Hiro's Nursery, 1630 162nd Ave., San Leandro (our site # 1361)

Dear Mr. Fukushima:

I have recently been assigned responsibility for the tank closure case at the former Hiro's Nursery in San Leandro. I have a few questions about the site. I had hoped to get the information from you by telephone, but I have not been able to reach you. Your former consultant at ALFA Environmental was able to give me some information. Here are my remaining questions:

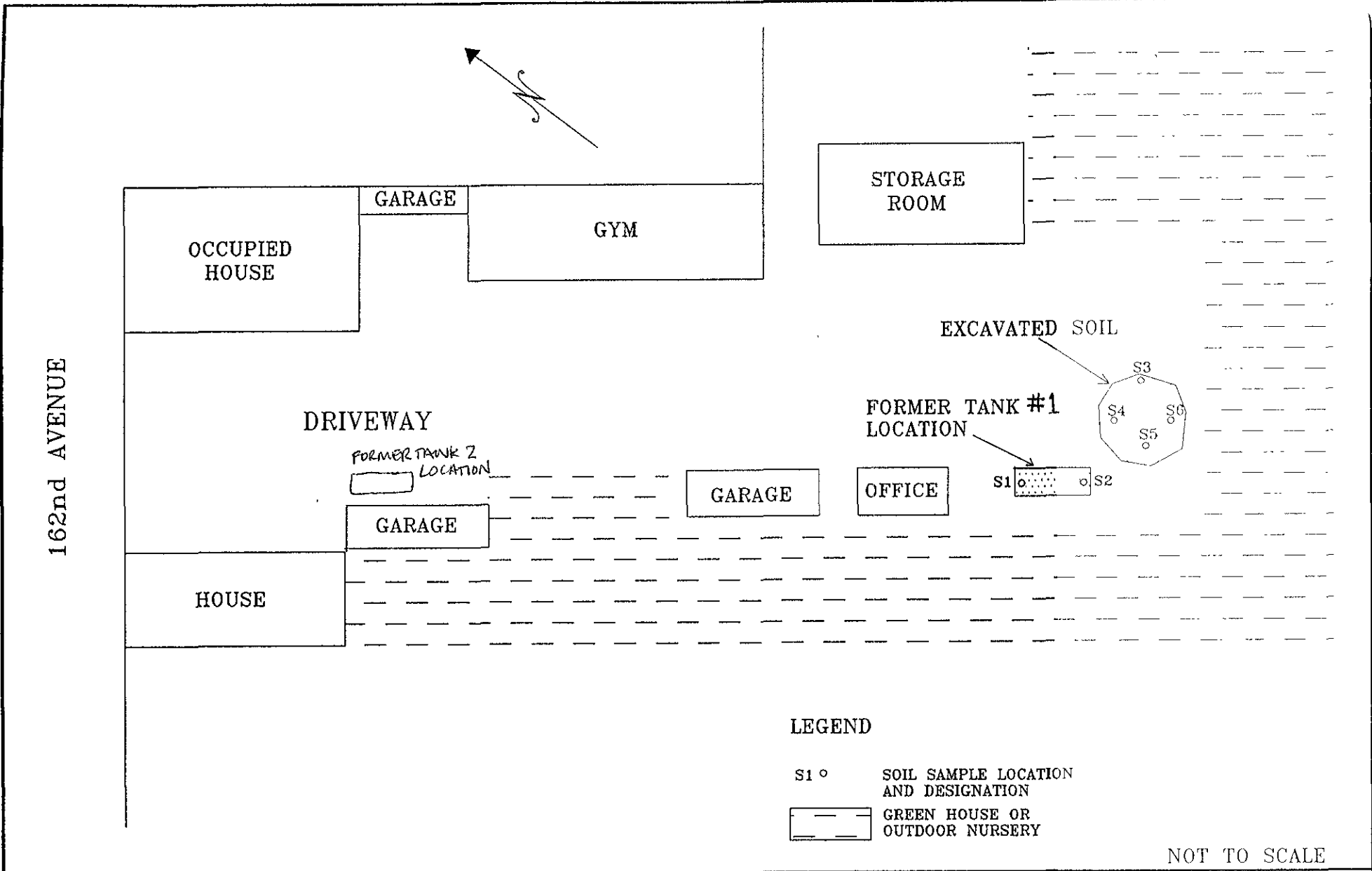
- 1) The file contains a site diagram that is not attached to or explained by any report from your consultants. This diagram contains handwritten notes listing high petroleum contaminant levels. I do not know the date or origin of this information. Can you provide information about this document? A copy of the diagram is enclosed.
- 2) What is the current use and configuration of the property? Are the residences that existed in the early 90's still onsite? Have any new residences or other buildings been constructed there? If so, where are the new buildings situated on the property? This information is especially relevant if the benzene levels described on the diagram referred to above remain at the site.
- 3) Other "tanks" besides the removed fuel tanks are shown in site diagrams in your file. I suspect that these are (or were) above ground pesticide mix or other storage tanks. A diagram is enclosed. Can you tell me more about these tanks?

I can meet with you to go over the file documents, get information from you by fax or telephone, or receive your written response by mail. Please call me at 567-6770 so that I can complete my review of your case.

Sincerely,

Pamela J. Evans
Senior Hazardous Materials Specialist

Enclosure

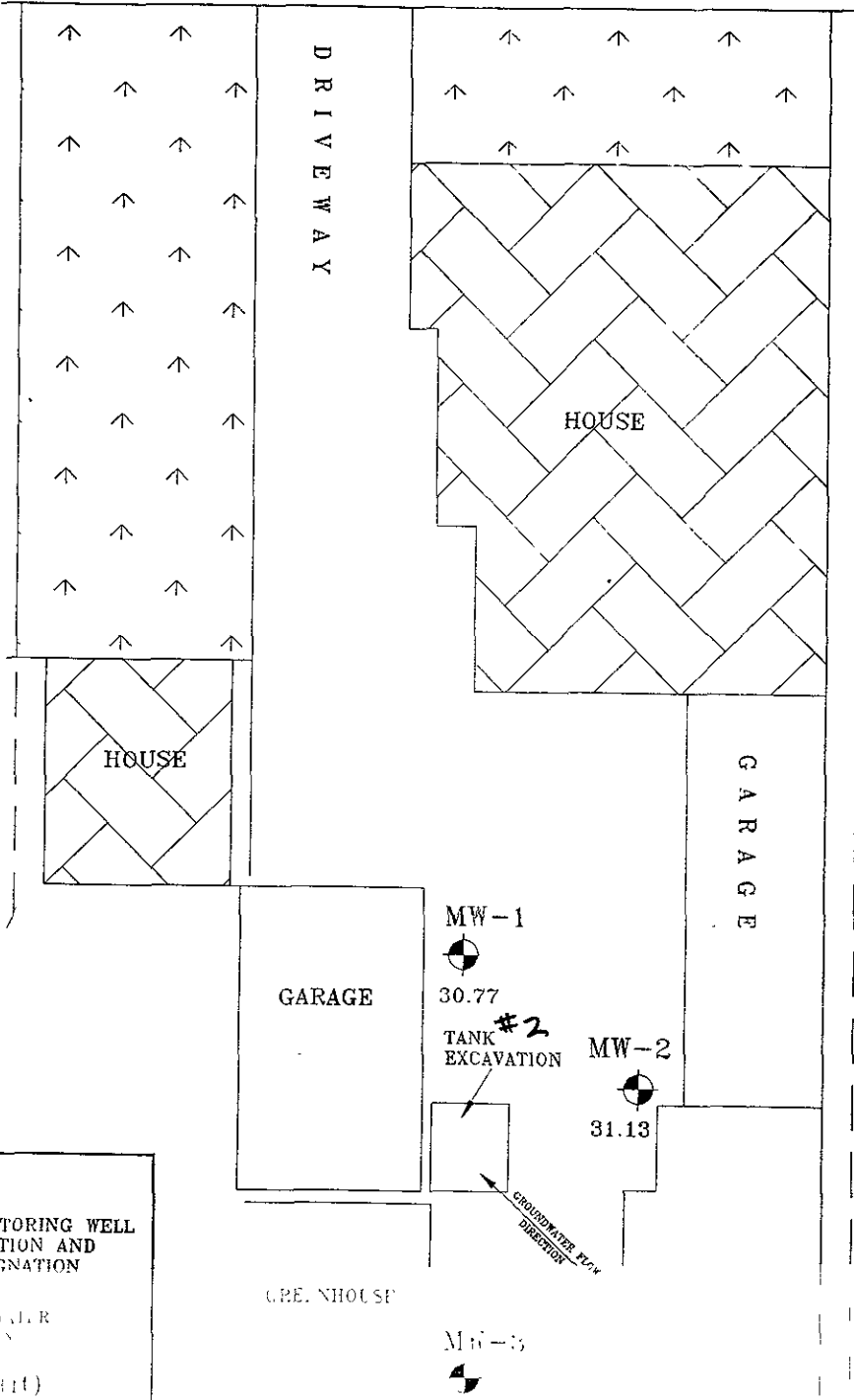
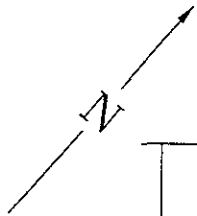


NOT TO SCALE

Environetics Geo-Engineering		HIRO'S NURSERY, INC. 1630 162nd AVENUE, SAN LEANDRO, CA 94578 SITE MAP		FIGURE 3
Project No.: 70721	Drawn by: V. N. C.			
Date: 10/15/92	Checked by: J. P. B.			

C/L

162nd AVENUE



LEGEND:

MW-1 MONITORING WELL LOCATION AND DESIGNATION



30.77 GROUNDWATER ELEVATION

SCALE (1:1)

0 20



ALFA ENVIRONMENTAL REMEDIATION SERVICES

Project No. 97-023 Drawn by VNC

Date 8/29/97 Checked by M.B.K.

HIRO'S NURSERY
1630 162nd AVENUE,
SAN LEANDRO, CALIFORNIA
SITE MAP

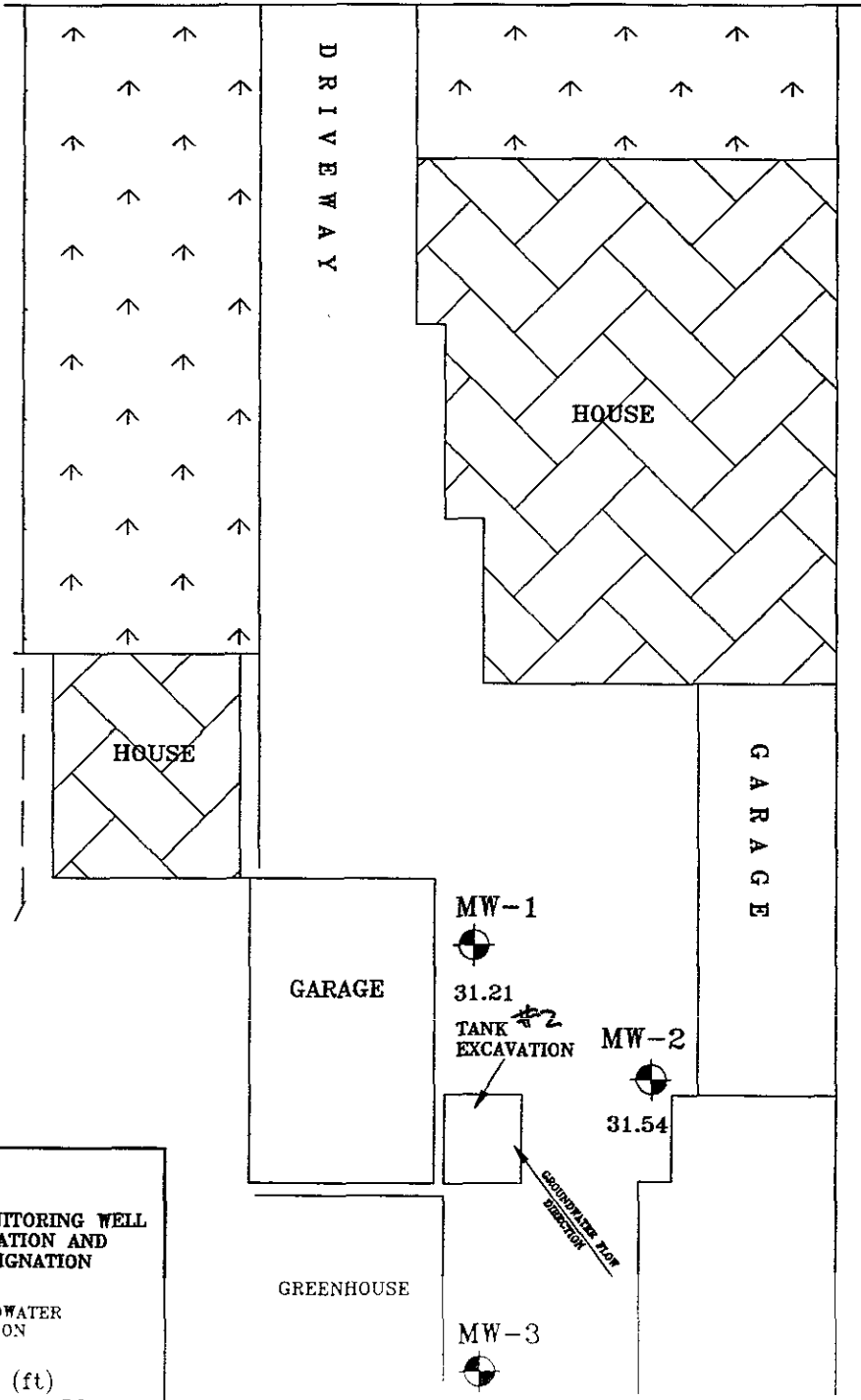
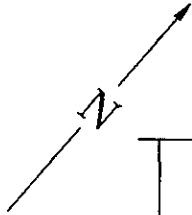
Plate

2

GROUNDWATER FLOW DIRECTION ~ 87° W
DESIGN VALUE = 0.014 FT/FT

C/L

162nd AVENUE



LEGEND:

MW-1 MONITORING WELL LOCATION AND DESIGNATION



31.29 GROUNDWATER ELEVATION

SCALE (ft)

0 20

NOTE. GROUNDWATER FLOW DIRECTION N78°W
GRADIENT VALUE = 0.015 FT/FT



ALFA ENVIRONMENTAL REMEDIATION SERVICES, INC

Project No. 95023

Drawn by: V.N.C.

Date: 11/30/95

Checked by: M.D.K

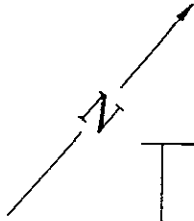
HIRO'S NURSERY
1630 162nd AVENUE,
SAN LEANDRO, CALIFORNIA

SITE MAP

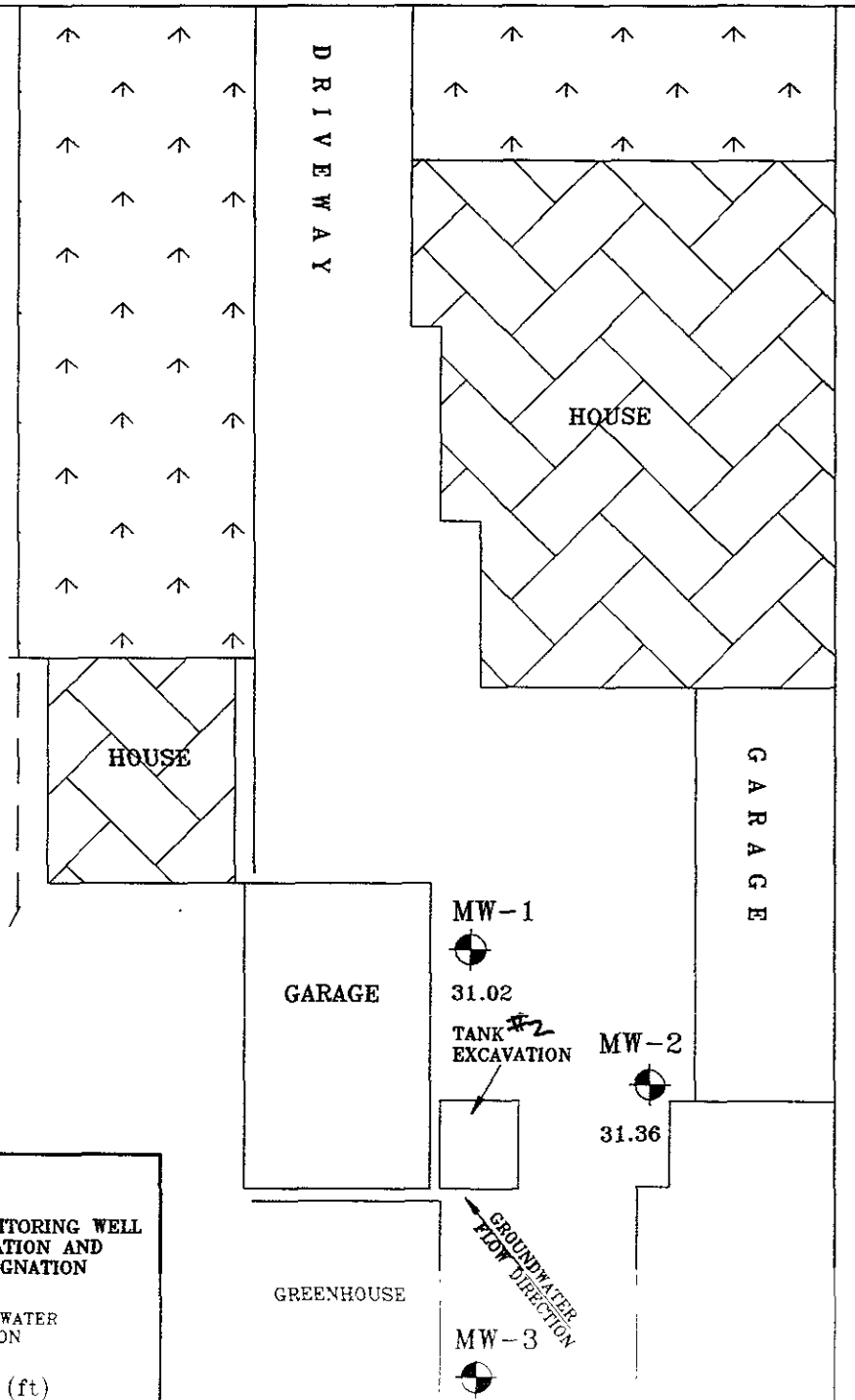
Plate

3

C/L



162nd AVENUE



LEGEND:

MW-1 MONITORING WELL LOCATION AND DESIGNATION



31.02 GROUNDWATER ELEVATION

SCALE (ft)

0 20

NOTE GROUNDWATER FLOW DIRECTION N 79° W
GRADIENT VALUE = 0.012 FT/FT



ALFA ENVIRONMENTAL REMEDIATION SERVICES, INC.

Project No 95023

Drawn by V.N.C

Date: 2/29/96

Checked by. M.D.K.

HIRO'S NURSERY
1630 162nd AVENUE,
SAN LEANDRO, CALIFORNIA

SITE MAP

Plate

4

SOIL BORING LOG

LOCATION: 1620-162nd AVENUE, SAN LEANDRO, CA

CLIENT: HIRO FUKUSHIMA

BORE HOLE: MW-1

DATE DRILLED: 5/9/95 DRILLED BY: BAYLAND DRILLING

LOGGED BY: VALENTIN CONSTANTINESCU

Depth Below Surface	Samples Collected		SOIL DESCRIPTION Color, Grain size, Texture, Moisture, Consistency, Odor	Unified Soil Classification	Log	Penetration Collected Blows / 18"	PID Readings
	INT	Sample No.					
			ASPHALT (3") AND FILL MATERIAL				
5		MW1-5'	CLAY, VERY DARK GRAY, (10YR3/1), LOW DILATANCY, HIGH TOUGHNESS, STIFF, DAMP, NO ODOR.	CL		5, 8, 6	0 PPM
10		MW1-10'	CLAY, BLACK, (10YR2/1), LOW DILATANCY, HIGH TOUGHNESS, VERY STIFF, MOIST TO VERY MOIST, NO ODOR. GROUNDWATER ENCOUNTERED AT APPROX. 10 FT.			5, 8, 14	0 PPM
15			CLAYEY SAND, YELLOWISH BROWN, (10YR5/4), 15% CLAY, SAND: MEDIUM TO COARSE, POORLY SORTED, SUBANGULAR TO SUBROUNDED, MEDIUM DENSE, WET, NO ODOR.	SC		4, 5, 6	0 PPM
20			CLAYEY SAND, YELLOWISH BROWN (10YR5/4), 20% CLAY, SAND: MEDIUM TO COARSE, POORLY SORTED, ANGULAR TO SUBROUNDED, LOOSE, WET, NO ODOR.			4, 6, 2	0 PPM
25							
30							

SOIL BORING LOG

LOCATION: 1630-162nd AVENUE, SAN LEANDRO, CA

CLIENT: HIRO FUKUSHIMA

BORE HOLE: MW-2

DATE DRILLED: 5/9/95 DRILLED BY: BAYLAND DRILLING

LOGGED BY: VALENTIN CONSTANTINESCU

Depth Below Surface	Samples Collected		SOIL DESCRIPTION Color, Grain size, Texture, Moisture, Consistency, Odor	Unified Soil Classification	Log	Penetration Collected Blows / 18'	PID Readings
	INT	Sample No.					
			ASPHALT (3") AND FILL MATERIAL.				
5		MW2-5'	CLAY, BLACK, (10YR2/10, LOW DILATANCY, HIGH TOUGHNESS, STIFF, DAMP, NO ODOR.	CL		4, 6, 9	0 PPM
10		MW2-10'	CLAY, VERY DARK BROWN, (10YR2/2), LOW DILATANCY, MEDIUM TOUGHNESS, VERY STIFF, MOIST TO VERY MOIST, NO ODOR. GROUNDWATER ENCOUNTERED AT APPROX. 10 FT.			4, 7, 14	0 PPM
15			CLAYEY SAND, YELLOWISH BROWN, (10YR5/4), 20% CLAY, SAND, FINE TO MEDIUM, POORLY SORTED, SUBANGULAR TO SUBROUNDED, MEDIUM DENSE, WET, NO ODOR.	SC		4, 6, 7	0 PPM
20			CLAYEY SAND, YELLOWISH BROWN, (10YR5/4), 20% CLAY, SAND, FINE TO MEDIUM, POORLY SORTED, ANGULAR TO SUBROUNDED, LOOSE TO MEDIUM DENSE, WET, NO ODOR.			3, 5, 5	0 PPM
25							
30							

Attachment 6h

SOIL BORING LOG

LOCATION: 1630-162nd AVENUE, SAN LEANDRO, CA

CLIENT: HIRO FUKUSHIMA

BORE HOLE: MW-3

DATE DRILLED: 5/9/95 DRILLED BY: BAYLAND DRILLING

LOGGED BY: VALENTIN CONSTANTINESCU

Depth Below Surface	Samples Collected		SOIL DESCRIPTION Color, Grain size, Texture, Moisture, Consistency, Odor	Unified Soil Classification	Log	Penetration Collected Blows / 18'	PID Readings
	INT	Sample No.					
			ASPHALT (3") AND FILL MATERIAL.				
5		MW3-5'	CLAY, BLACK, (10YR2/1), LOW DILATANCY, MEDIUM TOUGHNESS, STIFF, DAMP, NO ODOR.	CL		4, 6, 8	0 PPM
10		MW3-10'	CLAY, VERY DARK GRAYISH BROWN, (10YR3/2), LOW DILATANCY, MEDIUM TOUGHNESS, VERY STIFF, MOIST, NO ODOR. GROUNDWATER ENCOUNTERED AT APPROX. 10 FT.			5, 7, 10	0 PPM
15			CLAYEY SAND, BROWN, (10YR5/3), 20% CLAY, SAND: FINE TO COARSE, POORLY SORTED, SUBANGULAR TO ROUNDED, LOOSE TO MEDIUM DENSE, WET, NO ODOR.	SC		3, 4, 6	0 PPM
20			CLAYEY SAND, GRAYISH BROWN, (10YR5/2), 15% CLAY, SAND: FINE TO MEDIUM, POORLY SORTED, SUBROUNDED TO ROUNDED, LOOSE, WET, NO ODOR.			2, 4, 5	0 PPM
25							
30							

Attachment 6c

SOIL DRILLING LOG



McLAREN

SB/MW # : SB-1
 # D- 4375
 Page 1 of 1
 Sampler: H. HIRSCHFELD

PROJECT K&B SL-2 LOCATION 4' EAST OF NORTHERN TANK FILLPORT
 ELEVATION _____ MONITORING DEVICE 580A OVM
 SAMPLING DATE(S) 8-15-89 START _____ FINISH _____
 SAMPLING METHO 8" HOLLOW STEM AUGER SUBCONTRACTOR & EQUIPMENT GREGG DRILLING MOBILE B-53
 MEMO _____

Depth Below Surface (ft.)	Penetration Results		Sampler Depth Interval (ft.)	Sample ID #	OVM reading (ppm)	Soil Description Color, Texture, Moisture, Etc.	Unified Classification	Graphic Log	Sampled Depth	Borehole Abandonment/ Well Construction Details
	Blows 6"-6'-6"	EFF								
			1.0-1.5	4742	2.0	Asphalt (4")	AC			<p>Concrete</p> <p>Backfilled with Granular Bentonite</p> <p>11' T.D.</p>
5'	2-4-11	15	5.0-6.5	4747	2.5	Very dark gray (10YR 3/1) sandy clay; 40% clay; very stiff; highly plastic; medium and coarse sand; slightly moist to moist.	CH			
	4-6-9	14	6.5-8.0	4748	29	Very dark grayish brown (10YR 3/2) sandy clay; 50% clay; very stiff; highly plastic; medium sand; slightly moist. Slight to moderate odors.	CH			
10'	6-9-12	21	9.5-11.0	4749	307	Yellowish brown (10YR 5/4) sandy clay; 35% clay; medium sand; slightly moist. Strong odors.	CL			

H. Hirschfeld
 SIGNATURE OF FIELD SUPERVISOR
 Associate Soil Scientist
 TITLE

Jan Hughes
 SIGNATURE OF REVIEWER
 Senior Soil Scientist
 TITLE

Attachment 6d

SOIL DRILLING LOG

SB/MW # : SB-2
 # D- 4374
 Page 1 of 1
 Sampler: H. HIRSCHFELD



PROJECT K&B SL-2 LOCATION 8' NW OF NORTHERN TANK
 ELEVATION _____ MONITORING DEVICE 580A OVM
 SAMPLING DATE(S) 8-15-89 START _____ FINISH _____
 SAMPLING METHOD 8" HOLLOW STEM AUGER SUBCONTRACTOR & EQUIPMENT GREGG DRILLING MOBILE B-53
 MEMO _____

Depth Below Surface (ft.)	Penetration Results		Sampler Depth Interval (ft.)	Sample ID#	OVM reading (ppm)	Soil Description Color, Texture, Moisture, Etc.	Unified Classification	Graphic Log	Sampled Depth	Borehole Abandonment/ Well Construction Details
	Blows 6"-6"-6"	EFF								
			1.0-1.5	4743	43	Asphalt (5") and roadbase.	RB			Concrete
5'	6-11-15	26	5.0-6.5	4744	35	Very dark gray (10YR 3/1) sandy clay; 40% clay; very stiff; highly plastic; medium and coarse sand; slightly moist to moist. Slight to strong petroleum odor.	CH			Backfilled with Granular Bentonite
	6-12-16	28	6.5-8.0	4745	151					
10'	7-12-16	28	9.5-11.0	4746	383	Yellowish brown (10YR 5/4) sandy clay; 40% clay; very stiff; highly plastic; moist. Strong petroleum odor.	CH			T.D.

Herschfeld
 SIGNATURE OF FIELD SUPERVISOR
 Associate Soil Scientist
 TITLE

Jean Hughes
 SIGNATURE OF REVIEWER
 Senior Soil Scientist
 TITLE



SOIL DRILLING LOG

McLAREN

SB/MW # : SB-3

D- 4376

Page 1 of 1

Sampler: H. HIRSCHFELD

PROJECT K&B SL-2 LOCATION 5' EAST OF SOUTHERN TANK FILLPORT
 ELEVATION _____ MONITORING DEVICE 580A OVM
 SAMPLING DATE(S) 8-15-89 START _____ FINISH _____
 SAMPLING METHOD 8" HOLLOW STEM AUGER SUBCONTRACTOR & EQUIPMENT GREGG DRILLING MOBILE B-53
 MEMO _____

Depth Below Surface (ft.)	Penetration Results		Sampler Depth Interval (ft.)	Sample ID #	OVM reading (ppm)	Soil Description Color, Texture, Moisture, Etc.	Unified Classification	Graphic Log	Sampled Depth	Borehole Abandonment/ Well Construction Details
	Blows 6"-6"-6"	EFF								
			1.0-1.5	4750	2.5	Very dark gray (10YR 3/1) sandy clay; 35% clay; stiff; highly plastic; coarse sand; slightly moist.	CL			<p>Concrete</p> <p>Backfilled with Granular Bentonite</p> <p>11' T.D.</p>
5'	4-6-11	17	5.0-6.5	5101	0.7	Very dark gray (10YR 3/1) sandy clay; 40% clay; very stiff; highly plastic; fine and medium sand; slightly moist to moist.	CH			
	6-11-14	25	6.5-8.0	5102	0.7					
10'	5-9-11	20	9.5-11.0	5103	0.1	Yellowish brown (10YR 5/4) sandy clay; 35% clay; stiff; highly plastic; moist.	CL			
15'										
20'										
25'										
30'										

H. Hirschfeld
 SIGNATURE OF FIELD SUPERVISOR
 Associate Soil Scientist
 TITLE _____

Jean Hughes
 SIGNATURE OF REVIEWER
 Senior Soil Scientist
 TITLE _____

Attachment of



SOIL DRILLING LOG

McLAREN

SB/MW # : SB-4
D-4377
Page 1 of 1
Sampler: H. HIRSCHFELD

PROJECT K&B SL-2 LOCATION 3' NE OF SOUTHERN TANK
 ELEVATION _____ MONITORING DEVICE 580A OVM
 SAMPLING DATE(S) 8-15-89 START _____ FINISH _____
 SAMPLING METHOD 8" HOLLOW STEM AUGER SUBCONTRACTOR & EQUIPMENT GREGG DRILLING
 MEMO _____ MOBILE B-53

Depth Below Surface (ft.)	Penetration Results		Sampler Depth Interval (ft.)	Sample ID #	OVM reading (gpm)	Soil Description Color, Texture, Moisture, Etc.	Unified Classification	Graphic Log	Sampled Depth	Borehole Abandonment/ Well Construction Details
	Blows 0'-5'-5"	EFF								
			1.0-1.5	5104	0.7	Very dark gray (10YR 3/1) sandy clay; 35% clay; stiff; highly plastic; coarse sand; slightly moist.	CL			<p>Concrete</p> <p>Backfilled with Granular Bentonite</p> <p>11' T.D.</p>
5	4-10-14	24	5.0-6.5	5105	0.5	Very dark gray (10YR 3/1) sandy clay; 45% clay; very stiff; highly plastic; fine and medium sand; slightly moist.	CH			
	6-11-14	25	6.5-8.0	5106	0.5					
10	5-10-15	25	9.5-11.0	5107	0	Yellowish brown (10YR 5/4) sandy clay; 35% clay; stiff; highly plastic; small pebble gravel; moist.	CL			

H. Hirschfeld
 SIGNATURE OF FIELD SUPERVISOR
 Associate Soil Scientist
 TITLE

Sean Hughes
 SIGNATURE OF REVIEWER
 Senior Soil Scientist
 TITLE

Attachment 60

SOIL DRILLING LOG

SB/MW # : SB-5
 # D- 4378
 Page 1 of 1
 Sampler: H. HIRSCHFELD



PROJECT K&BSL-2 LOCATION 7' EAST OF NORTHERN TANK FILLPORT
 ELEVATION _____ MONITORING DEVICE 580A OVM
 SAMPLING DATE(S) 8-31-89 START _____ FINISH _____
 SAMPLING METHO 8" HOLLOW STEM AUGER SUBCONTRACTOR & EQUIPMENT ENVIRONMENTAL
 MEMO GRAB WATER SAMPLE COLLECTED WITH BAILER AT 12' EXPLORATION
 CME - 55

Depth Below Surface (ft.)	Penetration Results		Sampler Depth Interval (ft.)	Sample ID #	OVM reading (ppm)	Soil Description Color, Texture, Moisture, Etc.	Unified Classification	Graphic Log	Sampled Depth	Borehole Abandonment/ Well Construction Details
	Blows 0' - 6" - 6"	EFF								
0						Asphalt (4")	AC			Concrete
5						Very dark gray (10YR 3/1) sandy clay; 40% clay; very stiff; highly plastic; medium and coarse sand; slightly moist to moist.	CH			Backfilled with Granular Bentonite
10						Very dark grayish brown (10YR 3/2) sandy clay; 50% clay; very stiff; highly plastic; medium sand; slightly moist.	CH			
15	8 - 17 - 19	38	14.0 - 15.5	5113	-	Yellowish brown (10YR 5/4) sandy clay; 35% clay; medium sand; slightly moist.	CL			
15	9 - 16 - 17	33	15.5 - 16.5	5115	3.6	Brown (10YR 5/3) sandy loam; 20% clay; slightly plastic; medium and coarse sand; saturated.	SC-SM			
16						Brown (10YR 5/3) sandy clay; 45% clay; very stiff; highly plastic; moist.	CH			T.D.

Paul F. ...
 SIGNATURE OF FIELD SUPERVISOR
 Associate Soil Scientist

Jean Hughes
 SIGNATURE OF REVIEWER
 Senior Soil Scientist

TITLE _____

TITLE _____

A Hochman E h

SOIL DRILLING LOG



McLAREN

SB/MW # : SB-6
 # D- 4379
 Page 1 of 1
 Sampler: H. HIRSCHFELD

PROJECT K&BSL-2 LOCATION 13' NW OF GARAGE ADJACENT TO NORTHERN TANK
 ELEVATION _____ MONITORING DEVICE 580A OVM
 SAMPLING DATE(S) 8-31-89 START _____ FINISH _____
 SAMPLING METHO 8" HOLLOW STEM AUGER SUBCONTRACTOR & EQUIPMENT ENVIRONMENTAL
 MEMO GRAB WATER SAMPLE COLLECTED WITH BAILER AT 14' EXPLORATION
 CME - 55

Depth Below Surface (ft.)	Penetration Results		Sampler Depth Interval (ft.)	Sample ID #	OVM reading (ppm)	Soil Description Color, Texture, Moisture, Etc.	Unified Classification	Graphic Log	Sampled Depth	Borehole Abandonment/ Well Construction Details
	Blows 6"-6'-6"	EFF								
0						Asphalt (4") and roadbase.	RB			Concrete
5	4-6-9	15	5.0-6.5	-	2.6	Black (10YR 2/1) silty clay; 45% clay; very stiff; highly plastic; slightly moist.	CH			Backfilled with Granular Bentonite
	4-7-11	18	6.5-8.0	5116	2.1					
	6-8-13	21	9.0-10.5	5117	2.0	Very dark grayish brown (10YR 3/2) sandy clay; 40% clay; stiff; highly plastic; medium to coarse sand; slightly moist.	CH			
10										
15	6-9-12	21	15.0-16.5	-	-	Brown (10YR 5/3) sandy clay; 35% clay; very stiff; highly plastic; fine to very coarse sand; fine pebble gravel; slightly moist to moist. 3" lens of loamy sand at 10.5'; saturated. 3" lens of loamy sand at 14.0'; saturated.	CL (SM)			
	8-11-17	28	18.0-19.5	5118	2.1	Brown (10YR 5/3) silty clay; 45% clay; very stiff; highly plastic; moist.	CH			
20									19.5'	T.D.
25										
30										

H. Hirschfeld
 SIGNATURE OF FIELD SUPERVISOR
 Associate Soil Scientist
 TITLE

Jean Hughes
 SIGNATURE OF REVIEWER
 Senior Soil Scientist
 TITLE

Attachment 6i