

Lakeshore Financial

2100 Lakeshore Avenue, Oakland, California 94606
415/444-6658

May 16, 1989

5/23/89

Alameda County Health Care Services
Department of Environmental Health
Hazardous Materials Program
80 Swan Way, Room #200
Oakland, CA 94621

Attn: Mr. Rafat A. Shahid

Re: 3940 Castro Valley Blvd.
Castro Valley, CA. 94546

Dear Mr. Shahid:


On April 13, 1989 I had Aqua Sience Engineers Inc. test the above mentioned site for soil contamination. The attached report indicates that concentration levels were below state action levels (See attached report). This information is consistent with Ground Water Technologies Report dated February 1988 which shows soil samples to be below practical quantitative levels P.Q.L. (see report dated February 1988 pg. 11).

Ground Water Technologies report dated July 27, 1988 shows a significant decrease in ground water contamination levels since the last report dated February 1988 (See report pg. 2).

It is my plan to construct a Speedee Oil Change & Tune-up facility on this site. I will continue to monitor the ground water levels.

If they continue to decrease I feel no further action will be necessary.

Sincerely,


John R. Christian
Owner

JRC/kw

April 14, 1989

Mr. Dan Dineen
Lake Shore Financial
2100 Lake Shore Dr.
Oakland, Ca. 94606

Re: Sampling and Analysis of Soils from 3940 Castro Valley Blvd.,
in Contra Costa County

Dear Mr Dineen,

On April 13, 1989, three soil samples were collected from a soil pile with the approximate dimensions of 20' X 80' X 6'. This soil represents an area of approx. 30' X 60' X 5' that was excavated from the existing soil at the site and stockpiled for later backfilling. This area encompasses the approx. locations of previous gas station facilities. A soil and groundwater investigation and report for this site was conducted by Groundwater Technology of Concord in February, 1988 which characterized the site. The soil samples of April 13, 1989 were analyzed to determine the extent of gasoline contamination that may have existed in the soils that were excavated from the aforementioned area.

Soil samples were collected from three approximately equidistant points within the pile. A shovel was used to dig approx. 1 to 2 feet into the soil, then a 2 inch by 6 inch precleaned brass tube was pushed into the soil at the deepest part of the hole dug by the shovel. The tubes were filled leaving no space and sealed with plastic caps and tape. The three samples were put into a cooler with ice for transport to a State Certified analytical laboratory for analysis using EPA method 8015 for gasoline and EPA method 8020 for purgeable aromatics. In soil sample 1 (SS-1), only toluene was detected at just above the method limit. SS-2 contained measurable concentrations of all constituents analyzed for; 36 mg/kg TPH, 130 ug/kg benzene, 330 ug/kg ethylbenzene, 330 ug/kg toluene and 2,400 ug/kg total xylenes. In SS-3, toluene and total xylenes were measured near the method detection limit.

The sample analyses indicate that minor to moderate contamination exists in the soils that were tested. Concentration levels were below State action levels for TPH in all samples. BTXE analyses were below action levels in SS-1 and SS-3. The stockpiled soil should be suitable for backfilling into the existing excavation. The existing groundwater monitoring wells should be sampled in the near future as part of a periodic monitoring program. oh?

Sincerely,



Greg Conyee
Aqua Science Engineers
415-820-9391

AquaScience Engineers, Inc.
2500 Old Crow Canyon Rd.
Suite 121
San Ramon, CA 94583

April 13, 1989
PACE Project Number: 490412500

Attn: Mr. Greg Gouvea

D. Dineen

Date Sample(s) Collected: 04/12/89
Date Sample(s) Received: 04/12/89

PACE Sample Number:
Parameter

Units	MDL	721530 SS-1	721540 SS-2	721550 SS-3
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ORGANIC ANALYSIS

INDIVIDUAL PARAMETERS

Purgeable Fuels, as Gasoline (EPA 8015)	mg/kg wet	1.0	ND	36	ND
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PURGEABLE AROMATIC COMPOUNDS, EPA 8020

Benzene	mg/kg	0.005	ND	0.13	ND
Ethylbenzene	mg/kg	0.005	ND	0.33	ND
Toluene	mg/kg	0.005	0.006	0.33	0.007
Xylenes, Total	mg/kg	0.005	ND	2.4	0.005

MDL Method Detection Limit
ND Not detected at or above the MDL.

Approval:

Lisa J. Petersen

Lisa J. Petersen
Project Manager for
PACE Laboratories

Douglas E. Dram, Ph.D.

Douglas E. Dram, Ph.D.
Technical Reviewer for
PACE Laboratories