



**KLEINFELDER**

*An employee-owned company*

January 31, 1997  
File No. 10-3002-39/002

ENVIRONMENTAL  
PROTECTION

97 FEB -5 PM 3:48

Ms. Susan Hugo  
Alameda County Department of  
Environmental Health  
1131 Harbor Bay Parkway, Suite 250  
Alameda, California 94502-6577

Mr. Wyman Hong  
Zone 7 Water Agency  
5997 Parkside Drive  
Pleasanton, California 94588

**SUBJECT: Monitoring Well Abandonment at 3623 Adeline Street in Emeryville,  
California**

Dear Ms. Hugo and Mr. Hong:

Kleinfelder Inc. (Kleinfelder) is pleased to present this brief letter report for the Owens Mortgage Investment Fund (Owens) to document the destruction of one groundwater monitoring well inside the warehouse located at 3623 Adeline Street in Emeryville, California. See Plate 1 in Attachment 1 for a site location map. The work was performed according to Kleinfelder's Authorization Letter to Owens dated January 16, 1997.

Owens was requested by Ms. Susan Hugo of the Alameda County Department of Environmental Health (ACDEH) in a letter dated January 7, 1997, to properly abandon the well before the agency will issue a "Remedial Action Completion Certification". Kleinfelder notified Ms. Hugo and Wyman Hong of the Zone 7 Water Agency (Zone 7) regarding the well abandonment prior to field work. The former well location is shown on Plate 2 in Attachment 1. A copy of the well destruction permit is found in Attachment B.

The well was destroyed by Bayland Drilling Inc. under the supervision of a Kleinfelder geologist on January 29, 1997. The entire well casing, which was 6-inches in diameter and 25 feet deep, was removed along with other well materials such as sand pack and the bentonite and concrete surface seal. The well was destroyed in accordance with Zone 7 requirements attached to the abandonment permit. The well was overdrilled to a depth of 25 feet below ground surface (bgs) using 12-inch diameter hollow stem augers on a CME-

55 drill rig. The boring was measured at a depth of 22 feet (hole caving) before grouting with neat cement through a tremie pipe to surface grade.

Kleinfelder also observed that the former tank excavation had been resurfaced with concrete to grade.

## LIMITATIONS

This report was prepared in general accordance with the accepted standard of practice which exists in Northern California at the time the investigation was performed. It should be recognized that definition and evaluation of environmental conditions is a difficult and inexact art. Judgements leading to conclusions and recommendations are generally made with an incomplete knowledge of the conditions present. More extensive studies, including additional environmental investigations, can tend to reduce the inherent uncertainties associated with such studies. If the Client wishes to reduce the uncertainty beyond the level associated with this study, Kleinfelder should be notified for additional consultation.


Our firm has prepared this report for the Clients exclusive use for this particular project and in accordance with generally accepted engineering practices within the area at the time of our investigation. No other representations, expressed or implied, and no warranty or guarantee is included or intended.

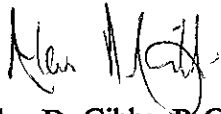
This report may be used only by the client and only for the purposes stated, within a reasonable time from its issuance. Land use, site conditions (both onsite and offsite) or other factors may change over time, and additional work may be required with the passage of time. Any party other than the client who wishes to use this report shall notify Kleinfelder of such intended use. Based on the intended use of the report, Kleinfelder may require that additional work be performed and that an updated report be issued. Non-compliance with any of these requirements by the client or anyone else will release Kleinfelder from any liability resulting from the use of this report by any unauthorized party.

If you have any questions, please contact us at (510) 484-1700.

Sincerely,

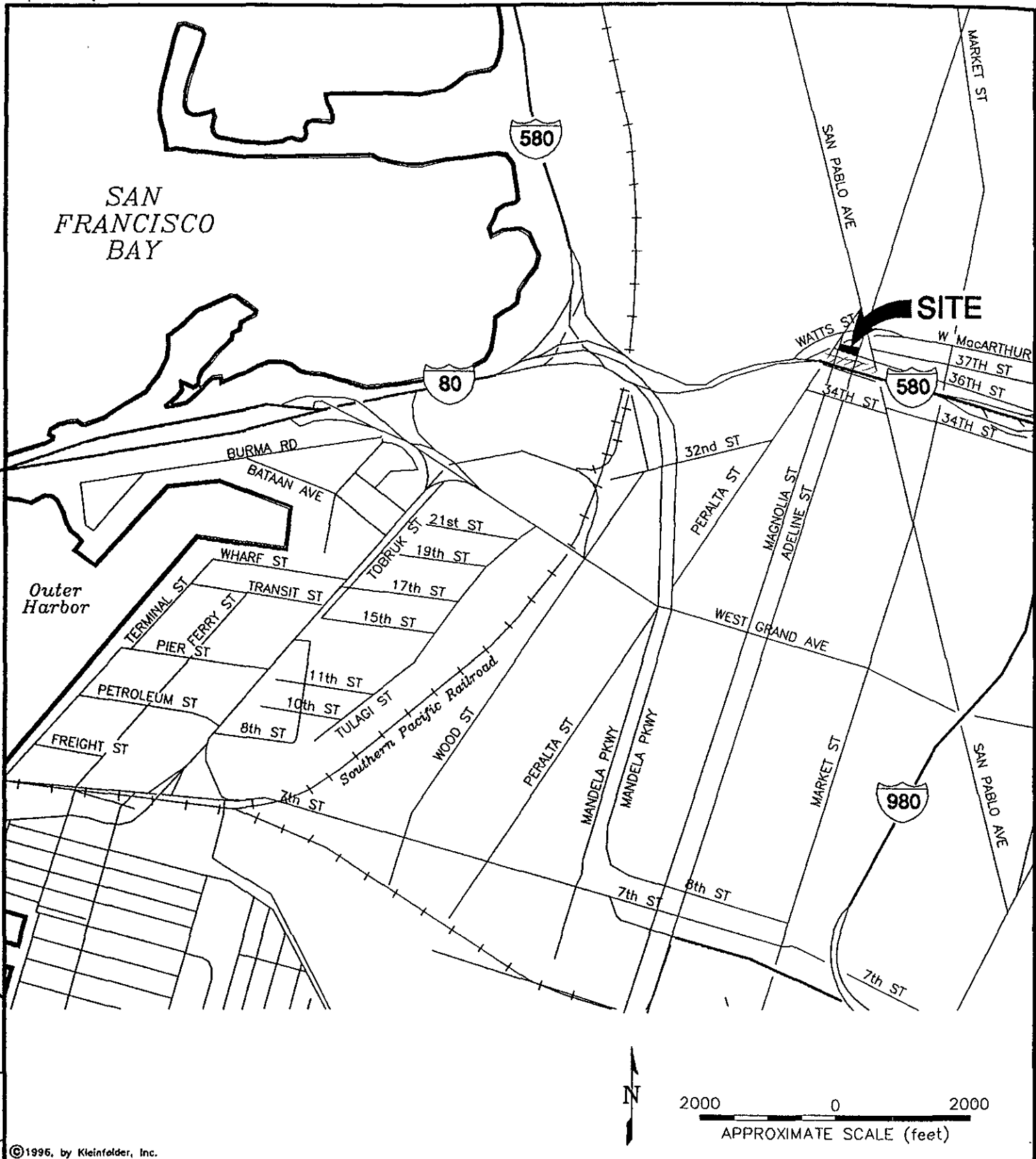
**KLEINFELDER, INC.**

  
Daniel S. Carroll, P.E.  
Project Manager

  
Alan D. Gibbs, R.G., C.H.G., R.E.A.  
Environmental Manager


## ATTACHMENT 1

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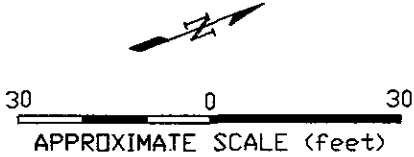
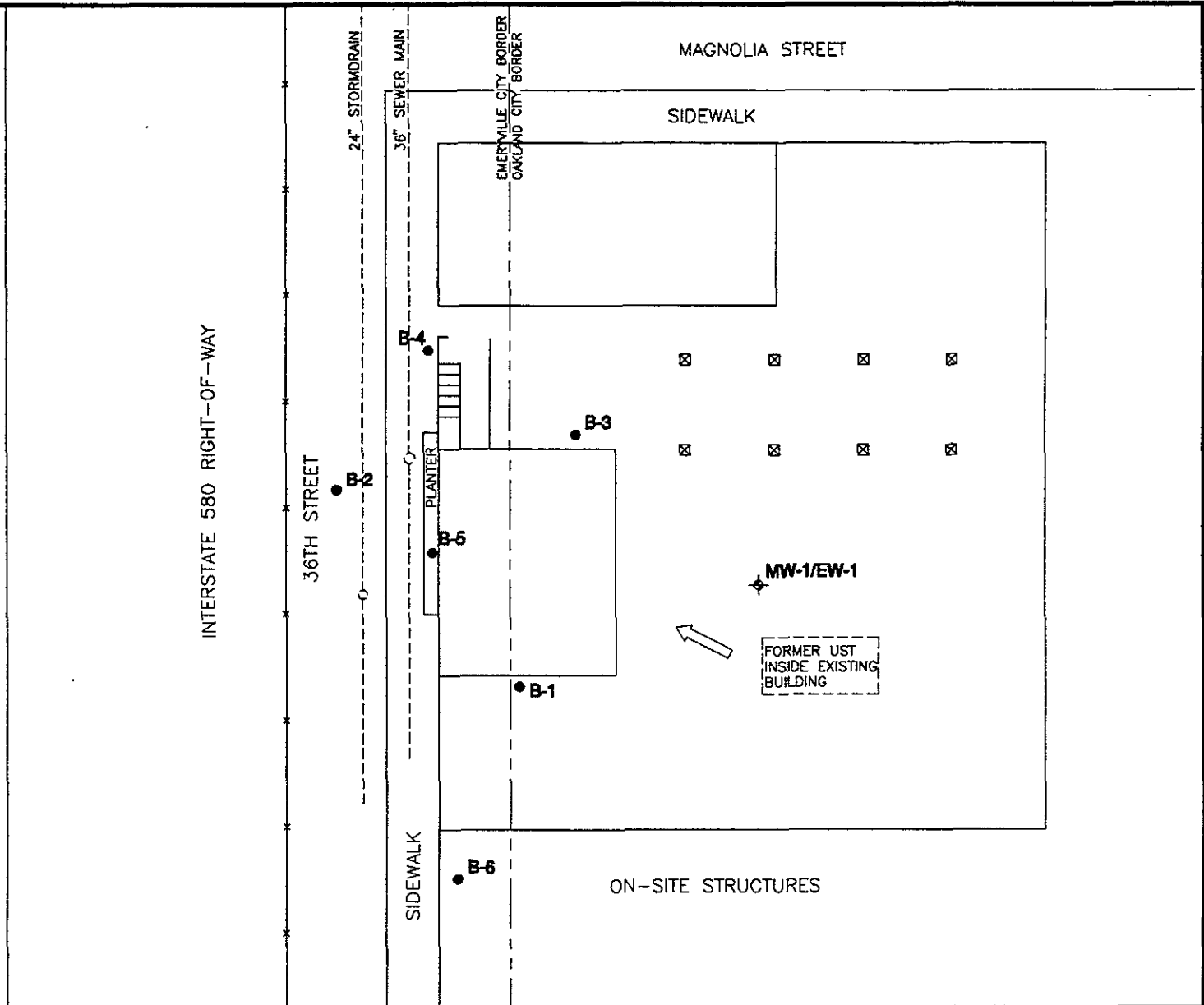
C:\KLEIN\PROJ\FILES\10300239\SITE-VIC.dwg

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		<b>SITE LOCATION MAP</b>		PLATE
		OWENS FINANCIAL 3623 ADELINE STREET EMERYVILLE, CALIFORNIA		<b>1</b>
DRAFTED BY: L. Sue	DATE: 1-10-96	PROJECT NO. 10-300239-001		
CHECKED BY: A. Gibbs	DATE: 1-24-96			

**LEGEND**

- \*— FENCE
- ☒ SUPPORT BEAM
- ▭ UNDERGROUND STORAGE TANK EXCAVATION
- ⊕ MONITORING WELL (approximate)
- SOIL BORING (approximate)
- ↙ ASSUMED GROUNDWATER GRADIENT



	<p><b>SITE PLAN</b></p> <p>OWENS FINANCIAL 3623 ADELIN STREET EMERYVILLE, CALIFORNIA</p>	<p>PLATE</p> <p style="font-size: 2em; font-weight: bold;">2</p>
	<p>DRAFTED BY: L. Sue      DATE: 1-10-96</p> <p>CHECKED BY: A. Gibbs      DATE: 1-29-96</p>	<p>PROJECT NO. 10-300239-001</p>



# ZONE WATER AGENCY

5997 PARKSIDE DRIVE

PLEASANTON, CALIFORNIA 94588

VOICE (510) 484-2600

FAX (510) 462-3914

## DRILLING PERMIT APPLICATION

**FOR APPLICANT TO COMPLETE**

**FOR OFFICE USE**

LOCATION OF PROJECT 3623 Adeline Street  
Emeryville California

PERMIT NUMBER 97039  
LOCATION NUMBER 1S/4W 23E80

### CLIENT

Name Owens Financial Group  
Address 2221 Olympic Blvd Voice 935-3840  
City Walnut Creek CA Zip 94596

### PERMIT CONDITIONS

Circled Permit Requirements Apply

### APPLICANT

Name Kleinfelder Inc Fax 510 484 5838  
Address 7133 Koll Center Pkwy Ste 10 Voice 510 484 5817 x237  
City Pleasanton CA Zip 94566

### 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 <input type="checkbox"/>	General <input type="checkbox"/>
Water Supply <input type="checkbox"/>	Contamination <input type="checkbox"/>
Monitoring <input type="checkbox"/>	Well Destruction <input checked="" type="checkbox"/>

### 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 <input type="checkbox"/>	Industrial <input type="checkbox"/>	Other <input type="checkbox"/>
Municipal <input type="checkbox"/>	Irrigation <input type="checkbox"/>	

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

### DRILLING METHOD:

Mud Rotary  Air Rotary  Auger 12"  
Cable  Other Drill cut + grout

- E. WELL DESTRUCTION. See attached.

DRILLER'S LICENSE NO. 374152

### WELL PROJECTS

Drill Hole Diameter <u>12</u> in.	Maximum Depth <u>25</u> ft.
Casing Diameter <u>6"</u> in.	Number <u>1</u>
Surface Seal Depth <u>SFC</u> ft.	
<u>2.5' to 5'</u>	

### GEOTECHNICAL PROJECTS

Number of Borings <input type="checkbox"/>	Maximum Depth <input type="checkbox"/> ft.
Hole Diameter <input type="checkbox"/> in.	

ESTIMATED STARTING DATE 1-21-97  
ESTIMATED COMPLETION DATE 1-21-97

Approved Wyman Hong Date 17 Jan 97  
Wyman Hong

I hereby agree to comply with all requirements of this permit and Alameda County Ordinance No. 73-68.

APPLICANT'S SIGNATURE [Signature] Date 1-15-97

January 17, 1997

**ZONE 7  
WATER RESOURCES ENGINEERING  
DRILLING ORDINANCE**

**OWENS FINANCIAL GROUP  
3623 ADELINE STREET  
EMERYVILLE  
WELL 1S/4W 23E80  
PERMIT 97039**

**Destruction Requirements:**

1. Drill out the well so that the casing, seal, and gravel pack are removed to the bottom of the well.
2. Sound the well as deeply as practicable and record for your report.
3. Using a tremie pipe, fill the hole to 2 feet below the lower of finished grade or original ground with neat cement.
4. After the seal has set, backfill the remaining hole with compacted material.

**These destruction requirements as proposed by Kristin Scheller of Kleinfelder meets or exceed the Zone 7 minimum requirements.**