

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0906 (LOP)
R02802 (SUC)

StID 4035

April 3, 1997

Ms. Eileen Duffy
City of Alameda Housing Authority
701 Atlantic Ave
Alameda, CA 94501

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

RE: Well Decommission at 1916 Webster St, Alameda, CA

Dear Ms. Duffy:

This office and the San Francisco RWQCB have reviewed the case closure summary for the above referenced site and concur that no further action related to the underground tank release is required at this time. Before a remedial action completion letter is sent, the onsite monitoring wells (MW-1 through MW-6) should be decommissioned, if they will no longer be monitored. Please notify this office upon completion of well destruction so a closure letter can be issued.

Well destruction permits may be obtained from Alameda County Flood Control and Water Conservation, Zone 7. They can be reached at (510) 484-2600.

If you have any questions, I can be reached at (510) 567-6762.

Sincerely,

eva chu
Hazardous Materials Specialist

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

✓R0906

R02802

StID 4035

October 7, 1996

Ms. Eileen Duffy
Housing Authority of Alameda
701 Atlantic Ave
Alameda, CA 94501

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

RE: Risk Analysis for 1916 Webster St, Alameda, CA

Dear Ms. Duffy:

I have completed review of Fugro West, Inc's September 1996 Soil Remediation and Closure Report for the above referenced site. This report summarized activities to excavate remaining hydrocarbon-impacted soil and results of the recent groundwater sampling event.

Approximately 75 cy of impacted soil was excavated in August 1996. Confirmatory soil samples were collected from the sidewalls (from 2' to 4.5'bgs) and pit bottom (5' bgs). The highest concentrations of TPHg (460 ppm) and benzene (6.2 ppm) remain in the soil which extend beneath the maintenance building. The majority of the hydrocarbon-impacted soil has been removed from the area of the former UST. Residual TPHg and benzene in soil is limited in extent and are currently covered by the concrete slab of the existing building and or is under the paved parking lot.

Under current conditions/land use, impact to human health and the environment from the remaining impacted soils is low. However, if the property is sold, it is proposed that a commercial mall be constructed at the site. Therefore, it is prudent to conduct a RBCA Tier 2 risk analysis to determine what human health risk exists should building(s) be built over the residual hydrocarbons in soil and groundwater. If low or no risk exists, then site closure will be recommended by this agency.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

c: Peter Hudson, Fugro, 44 Montgomery St, #1010, San Francisco,
CA 94104
files (housing.7)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



20906

Alameda County Environmental Health
Environmental Protection Services
1131 Harbor Bay Parkway, Room 250
Alameda CA 94502-6577
(510)567-6700 fax: (510)337-9335

StID 4035

August 19, 1996

Ms. Eileen Duffy
Housing Authority of Alameda
701 Atlantic Ave
Alameda, CA 94501

RE: Soil Excavation at 1916 Webster Street, Alameda, CA

Dear Ms. Duffy:

I have completed review of Fugro West, Inc's August 1996 Proposed Soil Remediation workplan for the above referenced site. The proposal to excavate approximately 55 cy of contaminated soil adjacent to the former UST is acceptable. It is my understanding field work will commence on August 21, 1996.

I may be onsite that afternoon to observe field activities and witness collection of confirmatory sidewall soil samples.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

c: Peter Hudson, Fugro, 44 Montgomery St, #1010, San Francisco,
CA 94104
files (housing.6)

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

✓ R0906
R02802

ENVIRONMENTAL HEALTH SERVICES
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510)

StID 4035

June 12, 1996

Ms. Eileen Duffy
Housing Authority of Alameda
701 Atlantic Ave
Alameda, CA 94501

RE: Soil Excavation at 1916 Webster Street, Alameda, CA

Dear Ms. Duffy:

I have completed review of Fugro's June 1996 Results of Subsurface Soil Sampling report for the above referenced site. This report included the analytical results of soil samples collected from 11 soil borings advanced in the parking area and within the warehouse to delineate the extent and severity of soil contamination.

This office concurs with the recommendation by Fugro to excavate additional contaminated soil in the parking area (approximately 42 cubic yards). Excavation of soil within the warehouse does not appear warranted at this time.

Please provide a brief workplan for the excavation activities planned. Confirmatory sidewall soil samples will be required after final excavation.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

c: Peter Hudson, Fugro, 44 Montgomery St, #1010, San Francisco,
CA 94104
files

housing.5

① R0# 906 (602) - STD 4035
CLOSED on 06/19/1997

② R0# 0802 (306)
CLOSED on 01/15/1998

Other closure dates: ③
12/29/1997, 09/26/1997

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO#906

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

StID 4035

May 1, 1996

Ms. Eileen Duffy
Housing Authority of Alameda
701 Atlantic Ave
Alameda, CA 94501

**RE: Soil Assessment Workplan Approval for 1916 Webster Street,
Alameda, CA 94501**

Dear Ms. Duffy:

I have completed review of Fugro West, Inc's April 1996 letter proposing to drill up to 12 soil borings (using the Geoprobe push system) to further delineate the current levels of gasoline impacted soils remaining at the above referenced site. This proposal is acceptable. Be advised that soil samples sent for laboratory analysis should also be analyzed for BTEX.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

c: files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO906 (LOP)
R02802 (SLIC)
ARNOLD PERKINS, DIRECTOR
RAFAT A. SHAHID, DEPUTY DIRECTOR

StID 4035

February 2, 1996

Mr. Michael Pucci
Housing Authority of Alameda
701 Atlantic Ave
Alameda, CA 94501

Alameda County Environmental Health Dept.
Environmental Protection Division
1131 Harbor Bay Parkway, Room 250
Alameda CA 94502-6577
(510)567-6700 fax: (510)337-9335

RE: Closure Update for ¹⁹¹⁶1961 Webster St, Alameda 94501

Dear Mr. Pucci:

I have completed review of your January 17, 1996 letter which requested case closure for the above referenced site. The premise for your request was based on recommendations from the recent study by the Lawrence Livermore National Laboratory (LLNL) and by Mr. Christopher Stevens of the State Water Resources Control Board (SWRCB).

The SWRCB has provided guidance and recommendations that "oversight agencies proceed aggressively to close low risk soil only cases. For cases affecting low risk groundwater we recommend that active remediation be replaced with monitoring to determine if the fuel leak plume is stable."

The above referenced site is currently detecting up to 1,400 ppb benzene in groundwater (which is at approximately 4.6' bgs and within silty sand sediments). Soil analytical results from a soil boring advanced inside the warehouse building had exhibited up to 27 ppm benzene at 3 to 4.5' bgs. Based on current site conditions, this site is not considered "low risk". Therefore, additional investigations, as recommended below, to address human health risk due to residual contaminants must be performed before the site will be evaluated for possible closure.

A risk analysis using the American Society of Testing and Materials' (ASTM) Risk-Based Corrective Action (RBCA) standard should be performed to determine risk and clean up levels to protect human health. Or, the limited, residual hydrocarbon-impacted soil along the exterior wall and under the warehouse building may be excavated, thus removing potential ongoing source which may continue to degrade groundwater quality. The latter has been approved by this agency in a letter dated January 10, 1996.

Housing Authority of Alameda
re: Closure update
February 2, 1996

Page 2

If you have any questions, I can be reached at (510) 567-6762.

Sincerely,



eva chu
Hazardous Materials Specialist

cc: Eileen Duffy, Housing Authority of Alameda
Christopher Stevens, SWRCB Cleanup Fund
Francine Aguirre, SWRCB Cleanup Fund
Kevin Graves, RWQCB
Chief of Environmental Protection/files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0906 (LOP)
R02802 (SLIC)

ARNOLD PERKINS, DIRECTOR
RAFAT A. SHAHID, DEPUTY DIRECTOR

StID 4035

January 10, 1996

Ms. Eileen Duffy
Housing Authority of Alameda
701 Atlantic Avenue
Alameda, CA 94501

ALAMEDA COUNTY
ENVIRONMENTAL HEALTH SERVICES
1131 HARBOR BAY PKWY., #250
ALAMEDA CA 94502-6577
(510)567-6700

RE: Workplan Approval for Soil Excavation at 1916 Webster St,
Alameda, CA 94501

Dear Ms. Duffy:

I have reviewed Fugro's January 1996 Proposed Soil Remediation plan for the above referenced site. The proposal to excavate and disposed of existing hydrocarbon-impacted soils along the exterior wall of, and immediately under the warehouse building is acceptable. Field work should commence within 60 days of the date of this letter. Please notify this office at least 72 hours prior to the start of field activities. I will need to witness soil sampling after overexcavation.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

cc: Peter Hudson, Fugro, 44 Montgomery St, #1010, San Francisco
DK CA 94104
files

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

RO2802(SUC)
✓ R0906 (LOP)
RAFAT A. SHAHID, DIRECTOR

9-19-95

StID 4035

Ms. Eileen Duffy
Housing Authority of Alameda
701 Atlantic Ave
Alameda, CA 94501

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

RE: Sampling Frequency at 1916 Webster St, Alameda, CA

Dear Ms. Duffy:

I have completed review of Fugro West's 2nd Quarter 1995 Groundwater Monitoring Report for the above referenced site. At this time, sampling of well MW-6 may be discontinued. Wells MW-1, MW-2, and MW-3 may be sampled annually in the month of March. The remaining wells, MW-4 and MW-5 should be sampled quarterly. Of course, quarterly monitoring reports are still due within 60 days upon completion of field work.

For your information, "non-attainment zones" (NAZ) is a management tool implemented if it appears the contaminant plume has stabilized, source removal has occurred, and there exists no economically feasible technology for cleanup. This site essentially is currently under NAZ with the reduction in sampling frequency. And, no further soil/source removal is required at this time. Continued sampling of wells MW-4 and 5 will verify 1) the effectiveness of source removal; 2) if contaminants left beneath the building will not leach and continue to impact groundwater quality; and 3) if natural bioattenuation is occurring. Once this has been demonstrated, the case will be reviewed for possible site closure.

If you have any questions, I can be reached at (510) 567-6762.

eva chu
Hazardous Materials Specialist

cc: files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



✓ R0906
R02802

RAFAT A. SHAHID, Assistant Agency Director

StID 4035

April 11, 1995

Ms. Sasha George
Housing Authority of the City of Alameda
701 Atlantic Ave
Alameda, CA 94501

ALAMEDA COUNTY-ENV. HEALTH DEPT.
ENVIRONMENTAL PROTECTION DIV.
1131 HARBOR BAY PKWY., #250
ALAMEDA CA 94502-6577
(510)567-6700

RE: Workplan Approval for 1916 Webster Street, Alameda, 94501

Dear Ms. George:

I have completed review of Fugro West's November 1994 Revised Correctivae Action Plan and their April 1995 letter to install two soil vapor extraction wells south of the former UST pit. The proposal to perform a vapor extraction pilot test at the above referenced site is acceptable. Field work should commence within 60 days of the date of this letter, or by **June 12, 1995**. Please notify me at least 72 hours prior to the start of field work.

If you have any questions, I can be reached at (510) 567-6762.

Sincerely,

eva chu
Hazardous Materials Specialist

cc: William Bassett, Fugro West, 44 Montgomery St, Suite 1010,
San Francisco, CA 94104
files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



✓ R0906 (LOP)

R02802 (SLIC)

RAFAT A. SHAHID, Assistant Agency Director

August 24, 1994

Ms. Sasha George
Alameda Housing Authority
701 Atlantic Ave.
Alameda, CA 94501

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

STID 4035

Re: Requirements for the State Trust Fund committment letter
for site located at 1916 Webster St., Alameda, California

Dear Ms. George,

Based on a review of your State Trust Fund claim and the County's files by the State Board, you are eligible to receive a "Letter of Commitment" for this fund. However, please be reminded that diligent efforts must be made to investigate and remediate contamination at the site, and if the site does not remain in compliance, steps may be taken to remove the site's claim from the State Trust Fund priority list.

In your last correspondence to this office, dated July 16, 1994, you stated that a contractor would be selected by August 1994 to prepare a revised corrective action work plan. In an effort to encourage continual investigative efforts at the site and to gauge the site's status of compliance, this office is assigning a **due date of November 16, 1994** for the submittal and implementation of the referenced work plan.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

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

Juliet Shin
Hazardous Materials Specialist

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

Edgar Howell-File(JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



✓ R0906 (LOP)
R0 2802 (SLIC)

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

February 28, 1994

Don Gilmore
City of Alameda
Housing Authority
701 Atlantic Ave.
Alameda, CA 94501

STID 4035

Re: Work plan for the Housing Authority site, located at 1916
Webster St., Alameda, California

Dear Mr. Gilmore,

This office has received and reviewed ESE's work plan, dated February 10, 1994, and the amended timeline and well logs for Wells MW-1 and MW-2 requested by this office. This work plan is acceptable to this office with the following requirements/reminders:

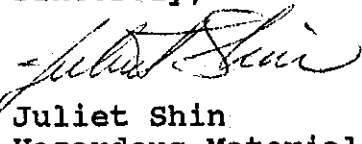
- o The newly proposed monitoring wells must be screened from at least 3.18 feet below ground surface, which is the shallowest ground water level recorded to date, to 10 feet below the observed water table.
- o The newly installed wells must be surveyed to the same benchmark as the existing on-site wells.
- o Please be reminded that soil samples shall be collected at 5-foot intervals, changes in lithology, and at the soil/water interface. **A minimum of one soil sample from each of the proposed wells must be analyzed at a certified laboratory.**
- o **At least one soil sample per every 20 feet of sidewall is required to be collected from the proposed excavation, as opposed to the set number of five soil samples proposed in the work plan. These soil samples must be collected from the soil/water interface or from areas that show signs of greatest staining, odor, or highest readings on the photoionization detector.**
- o Please be reminded that one discreet soil sample per every 20 cubic yards of stockpiled soil is required if you are planning to reuse the excavated soil on site. If you are planning to dispose of the excavated soil off site, one composite soil sample per every 50 cubic yards is required.

Don Gilmore
Re: 701 Atlantic Ave.
February 28, 1994
Page 2 of 2

Lastly, this office has no reports documenting the investigations conducted out at the site prior to Versar's November 4, 1991 report. Please submit copies of any reports or correspondence prepared for the site prior to November 4, 1991.

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

Sincerely,



Juliet Shin
Hazardous Materials Specialist

cc: Sasha George
Housing Authority
701 Atlantic Ave.
Alameda, CA 94501

Eileen Duffy
Housing Authority
701 Atlantic Ave.
Alameda, CA 94501

Jay Carpenter
ESE
4090 Nelson Ave., Ste J
Concord, CA 94520

Edgar Howell-File(JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R02802 (SUC)

✓ R0906 (LOP)

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 19, 1994

Don Gilmore
City of Alameda
Housing Authority
701 Atlantic Ave.
Alameda, CA 94501

STID 4035

NOTICE OF VIOLATION

Re: Required work plan for the Housing Authority site, located
at 1916 Webster St., Alameda, California

Dear Mr. Gilmore,

This office received a preliminary work plan for the above site on October 14, 1993. However, this work plan did not contain the seal of a Registered Geologist or Engineering Geologist, nor did it present a detailed enough description of the proposed work. These inadequacies were relayed to Eileen Duffy of your office over the phone on October 19, 1993, and she responded by stating that she would submit a revised work plan prepared by her consultants. To this date, this office has not received a copy of the revised work plan.

You are required to submit a work plan to this office, **within 45 days of the date of this letter**, addressing the further delineation of the ground water contaminant plume, as outlined in our letter dated March 23, 1993. **This is a formal request for a technical report, pursuant to Section 2722(c), Article 11, Title 23 California Code of Regulations.**

Additionally, you are required to maintain quarterly ground water monitoring at the site, pursuant to **Section 2652(d), Article 5, Title 23 California Code of Regulations**, until the site is ready for "sign-off" by the Regional Water Quality Control Board. The last quarterly ground water monitoring event at the site appears to have been in July 31, 1992.

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

Sincerely,

Juliet Shin
Hazardous Materials Specialist

Don Gilmore
Re: 1916 Webster St.
January 19, 1994
Page 2 of 2

cc: Eileen Duffy
Housing Authority
701 Atlantic Ave.
Alameda, CA 94501

Gil Jensen, Alameda County District Attorney's Office

Edgar Howell-File(JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R02806 (SLIC)

✓ R0906 (LOP)

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 23, 1993

Mr. Don Gilmore
City of Alameda
Housing Authority
701 Atlantic Avenue
Alameda, CA 94501

STID 4035

Re: Investigations at 1916 Webster St., Alameda, California

Dear Mr. Gilmore,

This office has received and reviewed Versar's Quarterly Ground Water Sampling Report, dated March 12, 1993, which included a detailed description of the most recent investigations at the site involving the sampling of six soil borings. In this report, Versar recommends the installation of an upgradient monitoring well and remediation of the soil contamination. This office finds these recommendations acceptable. In addition to Versar's recommendations, however, this office is requiring that a monitoring well be placed downgradient of Boring B-9, due to the fact that ground water samples recently collected from this boring identified 2,000 ppb Total Petroleum Hydrocarbons as gasoline, and 620 ppb Benzene.

Additionally, quarterly ground water monitoring should continue, with the inclusion of lead analysis as part of the sampling events.

Please be reminded that prior to any further work at the site, a work plan detailing the proposed work shall be submitted to this office for our review and approval.

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

Sincerely,


Juliet Shin
Hazardous Materials Specialist

Mr. Don Gilmore
Re: 1916 Webster Street
March 23, 1993
Page 2 of 2

cc: Richard Hiett, RWQCB

John C. Bird
Versar, Inc.
5330 Primrose Drive, Ste 228
Fair Oaks, CA 95628

Edgar Howell-File(JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R02802 (suc)

✓R0906 (WP)

RAFAT A. SHAHID, Assistant Agency Director

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

July 24, 1992

Don Gilmore
City of Alameda
Housing Authority
701 Atlantic Avenue
Alameda, CA 94501

STID 4035

RE: Work Plan for Housing Authority site, located at 1916
Webster St., Alameda, California

Dear Mr. Gilmore,

This office has received and reviewed the proposal from Versar, Inc. for additional soil and ground water investigations at the site. Although the proposal addresses the need for delineating the extent of the soil contamination at the northern end of the excavation, it does not address the need for the delineation of ground water contamination east of Boring B-4. In 1986, a ground water grab sample collected from Boring B-4 identified 200 parts per billion (ppb) benzene, which greatly exceeds the State's Maximum Contaminant Level of 1 ppb, and to this date, no effort has been made to determine the extent of ground water contamination in this easterly direction.

Therefore, as part of the proposed sampling effort, you are required to incorporate a plan to address the ground water contamination to the east of Boring B-4. Except for this additional requirement, the proposal, dated July 23, 1992, is acceptable to this office.

Please be reminded that ground water level measurements are to be conducted monthly for 12 consecutive months, and then quarterly thereafter. Ground water gradient maps must be developed for each set of monthly water level measurements. This ground water elevation information may be included in the quarterly reports submitted to this office.

Additionally, please be reminded to copy Richard Hiett, at the San Francisco Bay Region- Water Quality Control Board, on all correspondence and reports.

Don Gilmore
RE: City of Alameda Housing Authority
July 24, 1992
Page 2 of 2

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

Sincerely,



Thomas Peacock, Supervising HMS
Hazardous Materials Division

cc: Richard Hiett, RWQCB

Robert La Grone, Alameda Fire Dept.

James G. Jensen
Versar, Inc.
5330 Primrose Dr., Ste. 228
Fair Oaks, CA 95628

Edgar Howell-File (JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R02802 (SUC)

✓R0906 (LOP)

RAFAT A. SHAHID, Assistant Agency Director

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

June 19, 1992

Don Gilmore
City of Alameda
Housing Authority
701 Atlantic Avenue
Alameda, CA 94501

STID 4035

RE: City of Alameda Housing Authority site, located at 1916
Webster St., Alameda, California

Dear Ms. Gilmore,

In July 1986, a 280-gallon underground storage tank (UST), used to store gasoline, was removed from the above site. Contaminated soil was observed in the tank pit, and consequently, approximately 130 cubic yards of soil was excavated and aerated on site. Subsequent to the excavation, confirmatory soil samples were collected from the north and west walls of the excavation. Analysis of these soil samples identified 3,700 parts per million (ppm) Motor Fuel from the north-wall soil sample.

To this date, seven soil borings, B-1 through B-7, and three monitoring wells, MW-1 through MW-3, have been drilled at the site. Soil samples collected from B-7, located north of the excavation, identified 1,300 ppm Total Petroleum Hydrocarbons as gasoline and 130 ppm benzene. Additionally, groundwater grab samples were collected from the above soil borings. Analysis of these groundwater samples identified Motor Fuel and benzene contamination from B-1 (37,000 parts per billion (ppb) Motor Fuel, 5,100 ppb benzene), B-4 (200 ppb benzene), and B-5 (20,000 ppb Motor Fuel, 1,260 ppb benzene).

Groundwater sampling of the three on-site monitoring wells has only identified minor concentrations of benzene at 3.7 ppb from Well MW-2. However, due to the elevated concentrations of contaminants identified in the grab samples collected from the soil borings, it appears that further work needs to be conducted on delineating the contaminant plume beneath the site. For example, the groundwater sample collected from Boring B-4, located east of

Don Gilmore
Re: City of Alameda Housing Authority
1916 Webster St.
June 19, 1992
Page 2 of 3

the former UST, identified 200 ppb benzene, yet previous efforts were not made to delineate the plume in this easterly direction.

You are required to submit a work plan to this office **within 45 days** of the date of this letter, which will address methods to further delineate the contaminant plume underneath the site. Additionally, you are required to address the soil contamination problem at the northern end of the excavation area.

Additionally, it has been noted that previous samples collected from the site were not analyzed for lead. Since it is unknown whether the former UST held leaded or unleaded gasoline, any further soil and groundwater samples that may be collected from the site should be analyzed for lead.

Please be advised that monitoring reports are to be submitted **quarterly** until this site qualifies for final RWQCB "sign-off". The last monitoring report this office received for the site was dated November 1991. Such quarterly reports are due the first day of the second month of each subsequent quarter. Hence, we are presently missing reports documenting activities occurring the 4th quarter of 1991 and 1st quarter of 1992; the 1992 2nd quarter report is additionally due August 1.

Due to the uncertainty in the groundwater gradient variations in Alameda, groundwater elevations are to be measured monthly for 12 consecutive months and then quarterly thereafter. Groundwater gradient maps must be developed for each water level monitoring event occurring at the site. This groundwater elevation information may be included in the quarterly reports submitted to this office.

The required investigations must adhere to the technical requirements outlined in the Regional Water Quality Control Board's Staff Recommendations for the Initial Evaluation and Investigation of Underground Tanks, the State Water Board's LUFT manual, and be consistent with requirements set forth in Article 11 of Title 23, California Code of Regulations. A report documenting the results from work performed is due to this office within 45 days of completion of field activities. These additional investigations will be used to determine an appropriate course of action to remediate the site, if deemed necessary.

Please be advised that this is a formal request for technical reports pursuant to California Water Code Section 13267 (b). Any extension of the stated deadlines, or modifications of the required tasks, must be confirmed in writing by either this agency or RWQCB.

Don Gilmore
Re: City of Alameda Housing Authority
1916 Webster St.
June 19, 1992
Page 3 of 3

If you have any questions or comments, please contact Juliet Shin
(510) 271-4320.

Sincerely,



Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Richard Hiatt, RWQCB

Richard Quarante, Alameda Fire Dept.

Michael Sellens
Versar Inc.
5330 Primrose Drive, Ste. 228
Fair Oaks, CA 95628

Mark Thompson, Alameda County District Attorney's Office

Edgar Howell-File (JS)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R02802 (SUC)
✓ R0906 (LOP)

July 2, 1991

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

Mr. Michael P. Sellens
Versar, Inc.
5330 Primrose Drive
Sacramento, CA 95628

Subject: 1916 Webster, Alameda

Dear Mr. Sellens:

We have reviewed your work plan concerning the above site. Your proposal to install a third groundwater monitoring well to establish gradient is acceptable provided it and the previously two well are screened adequately so as to establish a credible groundwater gradient and that it otherwise meets the Regional Board's guidelines.. Since we do not have the previous reports alluded to on page 8 of the Versar report, we reserve the right to require further investigatory work upon completion of your final report, should your investigation not adequately address the questions raised by those earlier studies. In the submission of your final report for review, please include these studies.

If you have any questions on this matter, please contact me.

Sincerely,

Lowell J. Miller
Senior Hazardous Materials Specialist