

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0967

RAFAT A. SHAHID, DIRECTOR

November 16, 1995

DEPARTMENT OF ENVIRONMENTAL HEALTH

1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6777

STID 1177

Mr. Scott Hooton
BP Oil Company
Environmental Resource Management
Building 13, Ste. N
295 SW 41st Street
Renton, WA 980055-4931

RE: BP STATION #11106, 15199 WASHINGTON AVENUE, SAN LEANDRO

Dear Mr. Hooton:


As we discussed at yesterday's meeting, a reduction in sampling frequency for several of the monitoring wells at the referenced site appears appropriate at this time. Sampling frequencies for wells MW-1, -2, and -4 may be reduced to a **semi-annual** schedule. Sampling of well MW-3 shall remain on a **quarterly** schedule. Please continue analyzing samples for the same suite of target compounds as in the past.

As we additionally discussed, reports documenting the October 1994 and January 1995 sampling and monitoring events have not been received by this office. Please forward copies of these reports in a timely fashion.

Please call me at 510/567-6783 should there be any questions.

Sincerely,


Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc:  Jun Makishima, Acting Director
Gil Jensen, Alameda County District Attorney's Office
Mike Bakaldin, San Leandro Hazardous Materials Program

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



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RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

STID 1177

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

Mr. Scott Hooten
BP Oil Company
16400 Southcenter Parkway
Tukwila, WA 98188

RE: BP OIL STATION #11106, 15199 WASHINGTON AVENUE, SAN LEANDRO
ALAMEDA COUNTY

Dear Mr. Hooten:

This letter follows in the wake of our telephone conversation today. As we discussed, this office is in receipt of recent correspondence, with attached documents, from Mobil Oil Company. Mobil's correspondence is in response to this agency's April 28, 1993 request for reports documenting the results of any well monitoring occurring subsequent to that previously represented in the April 15, 1986 Kaprealian Engineering, Inc. report. Mobil did not provide any additional information to that we already had on file.

Ground water flow directions, gradient and contaminant concentrations have not been adequately evaluated at the subject site. Therefore, please begin adhering to the following monitoring and sampling schedule for the next four quarters:

- o Ground water elevations shall be measured quarterly. Data are to be presented relative to mean sea level (MSL). Potentiometric contour maps shall be presented for each period.
- o Wells are to be sampled quarterly. Target compounds shall continue to be TPH-G and BTEX.
- o Technical reports are to be submitted quarterly until this case is closed. Reports are to include professional interpretations of data and recommendations for additional work, if warranted. Reports are to be submitted under seal of an appropriate California-registered geologist or civil engineer.

Please begin adhering to this schedule immediately. Hence, your next report should present those data accumulated during the 1st quarter of 1994.

Mr. Scott Hooten
RE: 15199 Washington Ave., San Leandro
February 28, 1994
Page 2 of 2

Please feel free to call me at 510/271-4530 should you have any questions.

Sincerely,



Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director
Gil Jensen, Alameda County District Attorney's Office
Mike Bakaldin, San Leandro Fire Department

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY



DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

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STID 1177

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

April 28, 1993

Mr. David Hill
Mobil Oil Company
3800 West Alameda, Ste. 700
Burbank, CA 91505

RE: BP OIL STATION #11106 (FORMER MOBIL STATION), 15199
WASHINGTON AVENUE, SAN LEANDRO

Dear Mr. Hill:

This office has completed review of the in-house and San Francisco Bay Regional Water Quality Control Board (RWQCB) case files for the referenced site, a former Mobil Oil Company service station. Entries found in the RWQCB files indicate Mobil was required, following the initial round of sampling, to continue monitoring a ground water monitoring well installed during March 1986 by Kaprealian Engineering, Inc. (KEI). This well was apparently installed as a result of the discovery of contamination during underground storage tank replacement occurring in 1985. To date, neither this office nor the RWQCB have received any reports which document the results of subsequent sampling at this site.

Please submit all environmental reports generated after issuance of the initial KEI report dated April 15, 1986. These reports are due within 30 days of the date of this letter, or by May 28, 1993. Please be advised that this letter constitutes an official request for technical reports pursuant to California Water Code Section 13267(b).

Should you have any questions, please call me at 510/271-4530.

Sincerely,


Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director
Gil Jensen, Alameda County District Attorney's Office
Rich Hiatt, RWQCB
Mike Bakaldin, San Leandro Fire Department
Scott Hooten, BP Oil Company

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0967

Certified Mailer #: P 062 128 219

September 13, 1991

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

BP Oil Co.
15199 Washington Avenue
San Leandro, CA 94579
Attn: Vinod Hiralal

SECOND NOTICE OF VIOLATION

SUBJ: Five-Year Permit to Operate Three Underground Storage Tanks at BP Oil Company, Facility #11106, 15199 Washington Avenue San Leandro, California 94579

Dear Mr. Hiralal:

On July 18, 1991, Young Fong from our office inspected the above premises. The inspection was performed to evaluate whether the conditions for the 5-year underground storage permit were being met prior to its issuance.

As you are aware, four double-walled underground storage tanks exist at the subject facility. During this inspection, Mr. Fong noted the following violations of Title 23, California Code of Regulations (CCR) and California Health and Safety Code (H&SC):

- 1) Section 2635(b)(6) & (7), CCR and Section 25289(b) of H&SC - This office has not received the initial tank and piping tightness/leak detection test results for all the tanks at the subject facility. Please provide us with a copy of test results;
- 2) We have received a copy of your proposed format of a written monitoring plan and spill/leak response plan for BP stations in Alameda County. This format does not adhere to the requirements of Title 23 which were specified in the first Notice of Violations sent to your office. The following is a summary of comments on the documents you have submitted:
 - I. Routine Monitoring Plan - A proposed written routine monitoring was submitted although it contains insufficient information. Please be advised that a site specific written routine monitoring plan shall conform with the

15199 Washington Ave.
September 13, 1991
Page 2 of 7

requirements of Title 23 and shall include the following information:

- a) The frequency of performing the monitoring method;
- b) The methods and equipment to be used for performing the monitoring;
- c) The location(s) where the monitoring will be performed;
- d) The name(s) and title(s) of the person(s) responsible for performing the monitoring and/or maintaining the equipment;
- e) The reporting format;
- f) The preventive maintenance schedule for the monitoring equipment. The maintenance schedule shall be in accordance with the manufacturer's instructions; and
- g) A description of the training needed for the operation of both the tank system and the monitoring equipment.

The following are comments on the proposed written routine monitoring plan submitted:

- a) DESCRIPTION - Provide a better way of defining the underground storage tank systems. Include information on sizes, contents and basic specifications.
- b) MONITORING FREQUENCY - Include information on the presence, function and monitoring frequency of Total Containment and continuous pipeline leak detectors (e.g. "Red Jacket"),
- c) METHOD OF MONITORING - Please note that a routine monitoring plan should be site specific and method(s) and monitoring equipment(s) may vary by station. Make the

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September 13, 1991
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appropriate changes.

d) MONITORING SYSTEM DESCRIPTION -

- 1. Underground Tanks and Piping - This is not part of a routine monitoring procedure and should be deleted from the proposed plan.
- 2. Provide explanation on what is included in the annual inspection of tanks and piping systems to ensure proper operation. Please note that preventive maintenance schedule including calibration of the monitoring equipment(s) shall be in accordance with the manufacturer's instructions;

In addition to the items mentioned above, include the following information in the proposed routine monitoring plan:

- 1. Locations of probes in the interstitial space(s) where electronic monitoring device(s) (e.g. Total Containment, etc.) monitor for leaks - whether probes are installed in the interstitial space of tank(s), piping, sumps, island trench, etc.;
- 2. Description of training needed for operators and BP Maintenance employees or contractors for the routine operation and maintenance of both the tank system and the monitoring equipment(s);
- 3. Reporting format.

II. Spill/Leak Response Plan - The proposed spill/leak response plan submitted contains insufficient information. The following information must be included in the plan:

- a) BP Oil Maintenance Department's phone number (whether 24-hr. or not) and time

15199 Washington Ave.
September 13, 1991
Page 4 of 7

frame of responding to the call. Include type of calls Maintenance Department respond to and specify extent of BP Maintenance Department's responsibilities. Also, indicate the number of pump-out truck(s) which respond to calls on a 24-hr. basis and availability of back-up truck should one breaks down or numerous emergency calls are received;

- b) Procedures to be followed by BP Maintenance staff should liquid in the interstitial space or secondary containment system be determined to be product, waste oil or water;
- c) Integrity tests schedule, where applicable;
- d) Manager/owner's responsibility as far as determining leak occurrence or that the monitoring device has malfunctioned. Include procedures on what they have to follow in order to conduct this preliminary investigation;
- e) Reporting and recording procedures and/or responsibilities in the event of unauthorized release, per Article 5, Title 23, CCR;

You may utilize the requirements for spill/leak response plan according to Sections 2632(e)(2) or 2634(c) of the revised Title 23, California Code of Regulations (CCR), whichever is applicable. The following requirements are presented for your reference:

1. Section 2632(e)(2), Title 23, CCR - The spill/leak response plan should demonstrate that any unauthorized release will be removed from the secondary containment system within the time consistent with the ability of the secondary containment system to contain the

15199 Washington Ave.
September 13, 1991
Page 5 of 7

hazardous substance, but not more than 30 calendar days. The response plan shall include, but is not limited to, the following:

- a) A description of the proposed methods and equipment(s) to be used for removing and properly disposing of any hazardous substances, including the location and availability of the required equipment(s) if not permanently on-site, and an equipment maintenance schedule for the equipment located on-site;
- b) The name(s) and title(s) of the person(s) responsible for authorizing any work necessary under the response plan.

The requirements mentioned above can be used for new underground storage tanks, both fuel and non-fuel type (including waste oil), constructed according to standards set forth in section 2631, Title 23, CCR.

2. Section 2634(c), Title 23, CCR - The following requirements can only be implemented if the leak interception and detection system DOES NOT meet the volumetric requirements of subsection 2631(d), Title 23, CCR. The response plan shall consider the following:
 - a) The volume of the leak interception and detection system in relation to the volume of the primary container;
 - b) The amount of time the leak interception and detection system must provide containment in relation to the period of time between detection of an unauthorized release and cleanup of the leaked material;
 - c) The depth from the bottom of the leak

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interception and detection system to the highest anticipated level of groundwater;

- d) The nature of the unsaturated soils under the leak interception and detection system and their ability to absorb contaminants or to allow movement of contaminants; and
- e) The methods and scheduling for removing all of the hazardous substances which may have been discharged from the primary container and are located in the unsaturated soils between the primary container and ground water, including the leak interception and detection system sump.

The requirements mentioned above can be utilized for new motor vehicle fuel underground storage tanks only, if they meet the alternate construction requirements, pursuant to Section 2633, Title 23, CCR.

Please be advised that the requirements discussed in Sections 2632(e)(2) and 2634(c) are adopted from the revised Title 23, CCR and were effective August 9, 1991. You may obtain a copy of the regulations by contacting State Water Resources Control Board at (916) 324-1262.

- 3) Section 2635, Title 23, CCR - Our office has not received as-built documents regarding the subject site. Per the above section, you are required to submit these documents to our office and should include at least the following:
 - a) Drawings that show the locations of all tanks, piping, sumps, overflow basins, etc.;
 - b) Materials used for tank and piping (i.e. brands, single or double-walled, steel or PVC, etc.)
 - c) Locations and type of equipment used for continuous leak detection. Include types of

15199 Washington Ave.
September 13, 1991
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probes and probe positions.

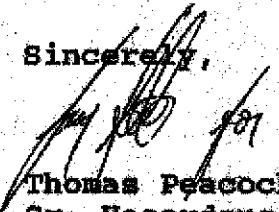
Please note that copies of the documents requested above and other related tank/pipe integrity records shall be maintained on-site for at least three (3) years.

Submit all the required materials to this office within 10 working days, i.e. no later than September 27, 1991. A follow-up inspection will be conducted upon receipt and review of the required documents, and a five-year operating permit will be issued when the above requirements are met.

Failure to respond in a timely manner could result in civil liabilities under Division 20, Chapter 6.7, Section 25299 of the Health and Safety Code, of not less than five hundred dollars (\$500) or more than five thousand dollars (\$5,000) for each underground storage tank for each day of violation.

Should you have any questions or concerns regarding the contents of this letter, please feel free to contact either Brian Oliva or myself, at (510) 271-4320.

Sincerely,



Thomas Peacock
Sr. Hazardous Materials Spec.

FYF:fyf

cc: Pete DeSantis, Environmental Coordinator, BP Oil Company
Dale Swain, Alton Geoscience
Gil Jensen, Alameda County District Attorney, Consumer and Environmental Protection Division

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0967

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

July 29, 1991

Mr. Vinod Hiralal
BP Oil Co.
15199 Washington Avenue
San Leandro, CA 94579

NOTICE OF VIOLATION

SUBJ: Five-Year Permit to Operate Four Underground Storage Tanks
at BP Oil Company Facility #11106, 15199 Washington Avenue
San Leandro, California 94579

Dear Mr. Hiralal:

On July 24, 1991, Young Fong from our office inspected the above premises. The inspection was performed to evaluate whether the conditions for the 5-year underground storage permit were being met prior to its issuance.

As you are aware, four underground storage tanks exist at the subject facility. During this inspection, Mr. Fong noted the following violations of Title 23, California Code of Regulations (CCR) and California Health and Safety Code (H&SC):

- 1) Section 2643, CCR and Section 25292 of H&SC - This office has not received copies of annual automatic line leak detector test and annual tightness test results for pressurized piping. Per the above sections, the under-ground storage tank owner is required to have the automatic line leak detector and underground pressurized piping tightness tested annually. Please provide our office with the results of automatic line leak detection tests and pipeline leak detection tests.

15199 Washington Avenue, San Leandro
July 29, 1991
Page 2 of 3

2) For the double-walled tanks which were installed in 1985, you are required to submit the following items:

- a) Correctly completed underground storage tank permit application - Form A and Form B one for each tank.
- b) Initial tank and pipeline precision test results, per Section 2635(7), CCR and Section 25289(b) of the Health and Safety Code;
- c) A written routine monitoring procedure/plan per Section 2632(d)(1) or 2634(d)(2), Title 23, CCR, which includes, where applicable: the frequency of performing the monitoring method, the methods and equipment to be used for monitoring, where monitoring will be performed, the location(s) from which the monitoring will be performed, the name(s) or title(s) of the person(s) responsible for performing the monitoring and/or maintaining the equipment, and the reporting format;
- d) A written spill/leak response plan per Section 2632(d)(2), Title 23, CCR. This plan should demonstrate that in the event of an unauthorized release, product would be removed from the secondary container within the shortest possible time. It should include at least the following:
 - 1) A description of the proposed methods and equipment to be used for removing the waste oil, including the location and availability of the required equipment, if not permanently on-site, and an equipment maintenance schedule for the equipment located on-site.
 - 2) The name(s) or title(s) of the person(s) responsible for authorizing the work to be performed.

Please note that copies of the documents requested above and other related tank/pipe integrity records shall be maintained on-site for at least three (3) years.

Submit all of the required materials to this office within 10 days, i.e. no later than August 5, 1991. A follow-up inspection will be conducted upon receipt and review of the required

15199 Washington Avenue, San Leandro
July 29, 1991
Page 3 of 3

documents, and a five-year operating permit will be issued when the above requirements are met.

Failure to respond in a timely manner could result in civil liabilities under Division 20, Chapter 6.7, Section 25299 of the Health and Safety Code.

Should you have any questions or concerns regarding the contents of this letter, please feel free to contact either Young Fong or myself, at (415) 271-4320.

Sincerely,



Thomas Peacock, Sr. Hazmat Specialist
Hazardous Materials Division

FYF:fyf

cc: Lou Parisi, BP Oil Company
Gil Jensen, Alameda County District Attorney, Consumer and
Environmental Protection Division

Files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0967

Certified Mail # P 833 981 290

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

April 10, 1989

MOBIL OIL
15199 WASHINGTON AVE.
SAN LEANDRO, CALIFORNIA 94579

DEAR MANAGERS:

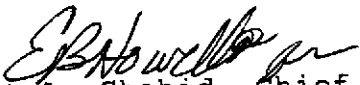
Dames & Moore, an Environmental Consulting Co., located at 221 Main St., San Francisco, CA has requested information concerning all the environmental information we have on your site. In accordance to Section 25511(c), California Health & Safety Code, Division 20, we are notifying you of this request.

For your information, part of this section states, "The administrative agency shall release the information to the public, but not earlier than 30 days after the date of mailing the notice of the request for information, unless prior to the expiration of the 30 day period, the handler files an action in an appropriate court for a declaratory judgement that the information is subject to protection under subdivision (b) or for an injunction prohibiting disclosure of the information to the public and promptly notifies the administering agency of that action".

If our office does not receive any of these documents within 30 days, we will assume all the information we have on your company is not confidential.

If you have any questions, please contact Larry Seto, Senior Hazardous Materials Specialist, at 271-4320.

Sincerely,


Rafat A. Shahid, Chief,
Hazardous Materials Program

RAS:LS:mnc

cc: Larry Seto
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES
DAVID J. KEARS, AGENCY
Agency Director



Department of Environmental Health
Hazardous Materials Division
80 Swan Way, Room 200
Oakland, CA 94621

R0967

~~470 27th Street, Third Floor
Oakland, California 94612~~

(415) 271-4320

February 10, 1989

Mr. Steve Pao, Project Engineer
Mobil Oil
P.O. Box 127
Richmond, CA 94807

RE: Mobil, 15199 Washington Ave., San Leandro, CA 94579

Dear Mr. Pao:

We have received your precision test results dated January 24, 1989, for four (4) underground tanks at the above location from Paradise Construction. All four tanks failed. Please send to our office within five (5) days from the receipt of this letter, your investigative plan.

If you have any questions, please contact Larry Seto, Senior Hazardous Materials Specialist, at 271-4320.

Sincerely,

Rafat A. Shahid, Chief,
Hazardous Materials Program

RAS:mnc

cc: Gil Jensen, Alameda County District Attorney, Consumer and
Environmental Protection Agency
Lisa McCann, RWQCB
Chief McCammon, San Leandro Fire
Doug Krause, DOHS