

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO# 1122

ENVIRONMENTAL HEALTH SERVICES

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

May 26, 1998

STID#3671

Mr. Robert Mallarkey
Five C Group
4101 Broadway,
Oakland, CA 94611

**Subject: Underground storage tank (UST) Investigation for Five C Group, 4101 Broadway,
Oakland, CA 94611**

Dear Mr. Mallarkey:

This letter is being written to relay the status of the aforementioned site. As you are aware, attempts have been made to review the case for "closure". However, information crucial to the closure of the case has not yet been made available. Upon further investigation, and speaking with John Mrakovich, your consultant of record, it will be necessary to obtain analytical results from the adjacent LOP site located at 4045 Broadway, Oakland, CA.

This site has several monitoring wells, one of which (monitoring well #1), is almost directly down-gradient to the site. Please have your consultant investigate this site further and incorporate the pertinent information (i.e., the last four quarters of laboratory results), in an addendum to the closure report for the site. Your consultant may contact Madhulla Logan in this office at (510) 567-6764. Ms Logan is overseeing the adjacent property (4045 Broadway).

Please be advised that this information is critical to assess the site for proper closure. If you have any other questions, please do not hesitate to contact this office. The telephone number is (510) 567-6737.

Sincerely,

Brian P. Oliva, REHS, REA
Hazardous Materials Specialist

C: John Mrakovich, AllCal Property Services, 27973 High Country Dr., Hayward, CA 94542
Madhulla Logan, Al Co, Haz-Mat
files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO#1122

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

Std 3671/lop

May 6, 1997

Attn: Robert J. Mullarkey for Don Christophe
Five C Group
4101 Broadway
Oakland CA 94611

Subject: Workplan for investigations at 4101 Broadway, Oakland CA 94611

Dear Mr. Mullarkey:

This office has reviewed ALLCAL Property Services, Inc.'s workplan, dated April 30, 1997. In order to assess the severity and extent of gasoline contamination to soil and groundwater at the subject site, the workplan proposes to install three borings and collect soil and groundwater samples in the vicinity of the former 500-gallon gasoline underground storage tank (UST) pit. This work plan is acceptable to this office.

Please initiate field investigations within the next 30 days, and submit to this office a report describing the field work activities, results, and recommendations no later than July 14, 1997. If you have questions, please call me at (510)567-6755.

Sincerely,

Amy Leech
Hazardous Materials Specialist

c: Attn: John V. Mrakovich,
ALLCAL Property Services Inc., 27973 High Country Dr., Hayward CA 94542-2530
ALL-file

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO# 1122

Std 3671/lop

April 2, 1997

Attn: Don Christophe
Five C Group
4101 Broadway
Oakland CA 94611

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

NOTICE OF VIOLATION

Subject: Required investigations at 4101 Broadway, Oakland CA 94611

Dear Mr. Christophe:

On August 7, 1996, the Alameda County Department of Environmental Health sent you a letter requiring that you submit a Soil and Groundwater Site Assessment work plan to determine the vertical and lateral extent of soil and ground water contamination from past releases from the former 500-gallon gasoline underground storage tank (USTs) at the subject site. Please see attached a copy of this letter. To date, we have not received any communication from you on this matter. Therefore, this letter constitutes a Notice that you are in violation of specific laws to investigate and remediate this site.

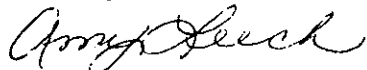
Failure to furnish technical reports regarding documented or potential ground water contamination violates Section 13267 (b) of the California Water Code. The Regional Water Quality Control Board (RWQCB) can impose civil penalties of up to \$1,000 per day for each day in which this violation occurs.

You are required to submit the required work plan and all other information indicated below **no later than May 19, 1997**. Failure to respond will result in referral of this case to the RWQCB or Alameda County District Attorney's Office to consider for enforcement action. Modifications of required tasks or extensions of stated deadlines must be confirmed in writing by either this agency or RWQCB.

Please be aware that all reports and proposals must be submitted to this office under seal of a California Registered Geologist or Registered Civil Engineer with a statement of qualifications for each lead professional involved with the project.

The review of environmental assessment/investigations for the subject site has been transferred from Susan Hugo to the undersigned of this office. Please call me at (510)567-6755 if you have questions.

Sincerely,


Amy Leech
Hazardous Materials Specialist

ATTACHMENT

c: Kevin Graves, RWQCB
Bob Chambers, Alameda County District Attorney's Office
ALL-Files

ALAMEDA COUNTY
HEALTH CARE SERVICES



201122

AGENCY
DAVID J. KEARS, Agency Director

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

August 7, 1996

Mr. Michael Christophe
Five C Group
1706 San Pablo Avenue
Berkeley, California 94702

RE: Underground Storage Tank Removal at
4101 Broadway , Oakland, California 94611 (STID# 3671)

Dear Mr. Christophe:

The Alameda County Department of Environmental Health,
Environmental Protection Division has recently reviewed the case
file concerning one 500 gallon gasoline underground storage tank
removed on June 12, 1991 at the above referenced property.

Soil samples collected beneath the tank indicated the presence of
petroleum hydrocarbon at the following concentrations: 920 to
3300 ppm TPH gasoline, 5.5 to 34 ppm benzene, 43 to 200 ppm
toluene, 16 to 56 ppm ethyl benzene and 110 to 360 ppm xylene.
Limited overexcavation was conducted around the former tank pit.
Verification soil samples collected on 6/18/91 from the four
sidewalls at 8.5 feet bgs and the bottom of the excavation at 9
feet bgs showed non detect to low levels of TPH gasoline and BTEX
with the exception of the westwall (720 ppm TPH gasoline, 4.7 ppm
benzene, 36 ppm toluene, 12 ppm ethylbenzene, 83 ppm xylene) near
the sidewalk. Further excavation was conducted to remove this hot
spot and confirmation sample collected on July 2, 1991 showed non
detect for TPH gasoline and BTEX. A grab water sample collected
from the excavation on June 18, 1991 showed dissolved petroleum
hydrocarbon contamination (16,000 ppb TPH gasoline, 550 ppb
benzene, 2400 ppb toluene, 510 ppb ethylbenzene and 3400 ppb
xylene).

Based on this review, further site characterization is required
to determine if the site poses a threat to human health, the
environment, or other sensitive nearby receptors. The threat or
impact to groundwater must also be investigated. Soil borings and
grab water samples may be performed prior to installation of
groundwater monitoring wells. A work plan addressing the items
mentioned above must be submitted to this office no later than
September 23, 1996.

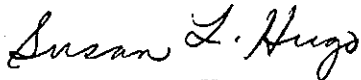
In addition, an Underground Storage Tank Unauthorized Release
(Leak)/ Contamination Site Report (ULR) must be completed and
submitted to this office within five days upon receipt of this
letter. Enclosed is a blank ULR form for your use.

Mr. Michael Christophe
RE: 4101 Broadway, Oakland, CA 94611
August 7, 1996
Page 2 of 2

All reports and proposals must be submitted under seal of a California Registered Geologist or Registered Civil Engineer with a statement of qualifications for each lead professionals involved with the project.

If you have any questions concerning this letter or the subject site, please contact me at (510) 567-6780.

Sincerely,



Susan L. Hugo
Senior Hazardous Materials Specialist

enclosure

c: Mee Ling Tung, Director, Environmental Health
Gordon Coleman, Acting Chief, Environmental Protection / files
Kevin Graves, San Francisco Bay RWQCB

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R01122

RAFAT A. SHAHID, Assistant Agency Director

February 3, 1992

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

Mr. Michael Christophe
Five C Group
4101 Broadway
Oakland, CA 94611

RE: 4101 Broadway Street, Oakland, CA

Dear Mr. Christophe:

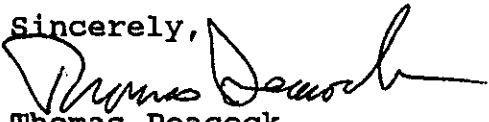
On June 12, 1991 an underground tank was removed from the above. Laboratory results indicates soil contamination of up to 3,300 PPM of TPH(Gas). In addition, a water sample taken from the pit contained 16,000 PPb TPH(Gas), 550 PPb Benzene, 2,400 PPb Toluene, 510 PPb Ethylbenzene and 3,400 PPb Xylenes. A subsurface investigation must commence to determine the lateral and vertical extent of contamination. This investigation must be performed in accordance to the Tri-Regional Board Staff Recommendations For Preliminary Evaluation and Investigation of Underground Tank Sites, 10 August 1990.

Please submit to this office within 30 days of the receipt of this letter your plan of correction. This plan must include , but shall not be limited to:

1. Name of your enviromental consultant
2. A complete summary of the subsurface investigation that has been performed
3. Method(s) that will be used to determine the lateral and vertical extent of contamination
4. Method(s) that will be used to determine the down gradient direction
5. Number of monitoring wells that will be installed and their proposed locations
6. Proposed time schedule for you investigation/remediation

If you have any questions, please contact me at (510) 271-4320.

Sincerely,


Thomas Peacock,

Supervising Hazardous Materials Specialist

cc: Gil Jensen, Alameda County District Attorney's Office
Eddie So, RWQCB
Charlene Williams, DTSC
Rafat Shahid, Assistant Agency Director, Enviromental Health
Larry Seto, Hazardous Materials Division
Files