

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

November 3, 1993
STID 3718

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

REMEDIAL ACTION COMPLETION CERTIFICATION

Gary Bramble
Mead Corporation
Courthouse Plaza Northeast
Dayton OH 45463

SUBJECT: **Case Closure**
Crown Zellerbach
2230 Willow St., Oakland, CA 94607

Dear Mr. Bramble,

This letter confirms the completion of site investigation and remedial action for the two former underground storage tanks at the above site. With the provision that the information provided to this agency was accurate and representative of existing conditions, this office has determined that no further action is required at this time.

Based on the information submitted and current requirements, the RWQCB has also accepted the determination of this agency that no further action is required at this time. Further work could be required if conditions change or a water quality threat is discovered at the site.

If you have any questions regarding this letter, please give Jennifer Eberle a call at (510) 271-4530.

Very truly yours,

Rafat A. Shahid
Assistant Agency Director

cc: Edgar B. Howell, Chief, Hazardous Materials Division/files
Rich Hiatt, RWQCB
Mike Harper, SWRCB
Curtis Payton, Converse Environmental, 55 Hawthorne St.,
Suite 500, San Francisco CA 94105
Jerry Yates, Zellerbach, 245 South Spruce Ave., South San
Francisco CA 94080

je

LOP\Completion

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



9-2-93

Post-It™ brand fax transmittal memo 7671 # of pages ▶ 2

To	Rich Hielt	From	Jennifer Eberle
Co.		Co.	
Dept.		Phone #	
Fax #		Fax #	

June 30, 1993
STID# 3718

80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

Regional Water Quality Control Board
San Francisco Bay Region
2101 Webster St., 4th Floor
Oakland, CA 94612

**SUBJECT: Recommendation for Case Closure
Zellerbach
2230 Willow St., Oakland, CA 94607**

This office has reviewed site investigation and remedial action for contamination from the underground storage tanks at the above site. One 6,000 gallon gasoline tank and a 1,000 gallon diesel tank were removed in February 1, 1989. Both tanks were in good condition during the removal. No leaks were noted at the time of removal, including from the piping. The tanks had been out of service for 5 years and under temporary closure since 1987. Sampling has shown that all soil contamination has been remediated.

Four monitoring wells were installed on the site due to diesel fuel contamination. The wells are spread over an area about 220 ft. by 80 ft. on the site. The wells have been monitored for EPH-d and EPH-mo for 15 quarters with each well having at least 4 quarters of ND. No EPH-mo has been detected in the wells (the detection limit is 0.5 mg/l). The results for EPH-d have varied from ND to .34 mg/l over all those samples. The laboratory (National Environmental Testing, Inc. of Santa Rosa) has reported that these levels are probably due to hydrocarbons heavier than diesel because these levels are below the detection limit for EPH-mo and therefore do not show up on that test. Reported levels of EPH-d are probably not from the tanks but are a hydrocarbon of some other origin rather than diesel.

The site is an area that was filled in the 1880's. The contamination does not seem to be remediating and has varied within the above range for 15 quarters. These issues were discussed by Jennifer Eberle with Rich Hielt on April 30, with a general concurrence of site closure at that time.

With the provision that the information provided to this agency was accurate and representative of existing conditions, it appears that residual water contamination that still exists on site is not related to the former tanks. It is the position of this office that no further action concerning the two former underground storage tanks is required at this time.

Rich Hiett, RWQCB

Re: Zellerbach, 2230 Willow St., Oakland, CA 94607

June 30, 1993

Page 2 of 2

This office requests that the Regional Water Quality Control Board reviews this case for closure. With the RWQCB's concurrence, this Department will send a letter to the Responsible Party to inform them of the site's closure.

If you have any questions or require further information, please call me at this office.

Sincerely,

A handwritten signature in cursive script, appearing to read "Thomas F. Peacock".

Thomas F. Peacock, Supervising HMS
Hazardous Material Division

cc: Edgar Howell, Chief - Files

CASE CLOSURE SUMMARY
Leaking Underground Fuel Storage Tank Program

I. AGENCY INFORMATION

Date: 10/8/93

Agency name: Alameda County-HazMat Address: 80 Swan Wy., Rm 200
City/State/Zip: Oakland Phone: (510) 271-4320
Responsible staff person: Jennifer Eberle Title: Hazardous Materials Spec.

II. CASE INFORMATION

Site facility name: Crown Zellerbach
Site facility address: 2230 Willow St., Oakland CA 94607
RB LUSTIS Case No: N/A Local Case No./LOP Case No.: 3718
URF filing date: 3/2/89 SWEEPS No: N/A

Responsible Parties: Addresses: Phone Numbers:
Gary Bramble, Mead Corporation, Courthouse Plaza NE, Dayton OH 45463

<u>Tank No:</u>	<u>Size in gal.:</u>	<u>Contents:</u>	<u>Closed in-place or removed?:</u>	<u>Date:</u>
1	6,000 gal	gasoline	removed	2/1/89
2	1,000 gal	diesel	removed	2/1/89

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: cause unknown; diesel, motor oil, and Oil & Grease

Site characterization complete? YES

Date approved by oversight agency: define this

Monitoring Wells installed? YES Number: four

Proper screened interval? YES

Highest GW depth below ground surface: 7.15'

Lowest depth: 9.08'

Flow direction: west-northwest

Most sensitive current use: office building onsite

Are drinking water wells affected? unknown YES NO

Leaking Underground Fuel Storage Tank Program

Aquifer name: **Merritt Sand**

Is surface water affected? **unknown**

Nearest affected SW name: **Outer Harbor of SF Bay**

Off-site beneficial use impacts (addresses/locations): **unknown**

Report(s) on file? **YES** Where is report(s) filed? **Alameda County**
80 Swan Wy., Rm 200
Oakland CA 94621

Treatment and Disposal of Affected Material:

<u>Material</u>	<u>Amount</u> <u>(include units)</u>	<u>Action (Treatment</u> <u>or Disposal w/destination)</u>	<u>Date</u>
Tank	1200 lb. (2 USTs)	(disposed) to Erickson (manifest #88236202) received by Erickson on 2/7/89 and 2/10/89	
Piping	undocumented		
Free Product	N/A		
Soil	37yd3 (from SB excavation)	(disposed) to Gibson Oil	12/23/91
	108 yd3 (from tank pull)	(disposed) to Liquid Waste Management in McKittrick CA	Feb. 90
Groundwater	from purging, and contained in drums, (treatment vs disposal is unknown) goes regularly to Solano Community College, via Armour Petroleum Service. . .the last documented pickup date was 12/1/92		

Maximum Documented Contaminant Concentrations - - Before and After Cleanup

Contaminant	Soil (ppm)		Water (ppm)	
	<u>Before</u>	<u>After</u>	<u>Before</u>	<u>After</u>
TPH (Gas)	please see comments below			
TPH (Diesel)				
Benzene				
Toluene				
Xylene				
Ethylbenzene				
Oil & Grease				
Heavy metals				
Other				

Leaking Underground Fuel Storage Tank Program

Comments (Depth of Remediation, etc.): During tank removal, soil below USTs was ND for TPHg, TPHd, and TEH-mo. However, the stockpiled soil contained 44 ppm TPHd, 150 ppm Oil & Grease, and 150 ppm TEH-mo. A water sample from the pit contained .36 ppm TPHd, .55 ppm TEH-mo, and 16 ppm Oil and Grease; TPH-g and BTEX were not detected. Due to these concentrations, a soil and groundwater investigation ensued. Contamination was found in soil borings in the following quantities and types: 120 ppm TPHd, 710 ppm TEH-mo, and 20,000 ppm Oil & Grease. TPHg and BTEX were not analyzed, probably because they were not detected during the tank removal. Soil was excavated in the areas of five soil borings. However, no confirmatory soil samples were collected.

The soil contains fill to approximately 9 to 10 feet bgs, which is underlain by Bay Mud. The fill is comprised of a heterogeneous mixture of clay, silt, sand, and minor gravel mixed with a variety of rubble and trash. The rubble and trash content increases with depth and is greatest at the base of the fill. The sources of the fill materials are unknown. Oil & Grease was detected in every boring at this site, including the boreholes for MW1 and MW4. This indicates that Oil & Grease may be present in the fill, and may be regarded as "background."

Groundwater has not been actively remediated. However, quarterly groundwater sampling between 7/31/89 and 11/30/92 has included 14 monitoring events. Results have indicated consistent low level to non-detectable concentrations of TPH-d, TPH-mo; and non-detectable concentrations of Oil & Grease and BTEX; TPHg has not been analyzed in groundwater. Most recent concentrations of TPH-d range from .18 ppm to .28 ppm; likewise, the most recent concentrations of TPH-mo are ND. It should be noted that the laboratory indicates that the TPH-d results appear to be due to a heavier HC rather than diesel. The Oil & Grease present in soil may be this "heavier HC."

IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? **undetermined**

Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? **undetermined**

Does corrective action protect public health for current land use? **YES**

Site management requirements:

Should corrective action be reviewed if land use changes? **unknown**

Monitoring wells Decommisioned: NO

Leaking Underground Fuel Storage Tank Program

Number Decommissioned: none

Number Retained: four

List enforcement actions taken: AlCo issued NOV on 5/9/89; AlCo DA's Office issued "Complaint for Permanent Injunction" on 12/20/89

List enforcement actions rescinded: unknown

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: Jennifer Eberle

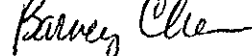
Signature: 

Title: Haz Mat Specialist

Date: 11-2-93

Reviewed by

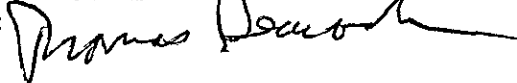
Name: Barney Chan

Signature: 

Title: Haz Mat Specialist

Date: 11/2/93

Name: Tom Peacock

Signature: 

Title: Supervising HMS

Date: 11-2-93

VI. RWQCB NOTIFICATION

Date Submitted to RB: 6/30/93

RWQCB Staff Name: Rich Hiatt

RB Response: none Date:

Title: Sanitary Engineering Assoc.

VII. ADDITIONAL COMMENTS, DATA, ETC.

see Section III's comments

**TABLE 1. RESULTS OF GROUNDWATER ANALYSES
for EXTRACTABLE PETROLEUM HYDROCARBONS AS DIESEL
AND MOTOR OIL and for TOTAL AND NON-POLAR OIL AND GREASE
Zellerbach - Oakland**

Monitoring Well	Groundwater Elevation (ft) ¹	Extractable Petroleum Hydrocarbons		Oil and Grease	
		As Diesel (mg/L)	As Motor Oil (mg/L)	Total (mg/L)	Non-Polar (mg/L)
MW-1 (Elev. 99.42) ¹					
07/31/89	91.47	0.22	ND(0.05)	ND(5)	ND(10)
12/29/89	91.31	0.10	ND(0.05)	ND(5)	ND(10)
03/16/90	91.71	ND(0.025)	NA	ND(5)	ND(5)
06/19/90	91.67	0.09	ND(0.5)	ND(5)	ND(10)
09/19/90	91.34	0.10	ND(0.5)	ND(5)	ND(10)
12/21/90	8.21 91.21	0.16	ND(0.5)	ND(5)	ND(10)
03/29/91	7.23 92.19	ND(0.05)	ND(0.5)	ND(5)	ND(5)
06/29/91	91.48	ND(0.05)	ND(0.5)	ND(5)	ND(5)
09/19/91	91.32	0.32	ND(0.5)	ND(5)	ND(5)
12/23/91	91.32	ND(0.05)	ND(0.5)	ND(5)	ND(5)
04/08/92	92.06	ND(0.05)	0.8	ND(5)	ND(5)
06/30/92	91.65	ND(0.05)	ND(0.5)	NA	NA
09/17/92	91.37	0.21	ND(0.5)	NA	NA
11/30/92	91.30	0.19 ³ ✓	ND(0.5) ✓	NA	NA
11/30/92 ²		0.19 ³	ND(0.5)	NA	NA
MW-2 (Elev. 99.46) ¹					
07/31/89	DTW 90.98	0.28	ND(0.05)	ND(5)	ND(10)
12/29/89	90.84	0.05 - ND	ND(0.05)	ND(5)	ND(10)
03/16/90	91.48	ND(0.025)	NA	ND(5)	ND(5)
06/19/90	91.48	ND(0.05)	ND(0.5)	ND(5)	ND(10)
09/19/90	90.94	ND(0.05)	ND(0.5)	ND(5)	ND(10)
12/21/90	91.16	ND(0.05)	ND(0.5)	ND(5)	ND(10)
03/29/91	7.15 92.31	ND(0.05)	ND(0.5)	ND(5)	ND(5)
06/29/91	91.16	ND(0.05)	ND(0.5)	ND(5)	ND(5)
09/19/91	90.81	0.30	ND(0.5)	ND(5)	ND(5)
12/23/91	8.68 90.78	ND(0.05)	ND(0.5)	ND(5)	ND(5)
03/18/92	---	ND(0.05)	0.8	ND(5)	ND(5)
04/08/92	91.77	---	---	---	---
06/30/92	91.11	ND(0.05)	ND(0.5)	NA	NA
09/17/92	90.81	0.18	ND(0.5)	NA	NA
11/30/92	90.81	0.19 ³ ✓	ND(0.5) ✓	NA	NA

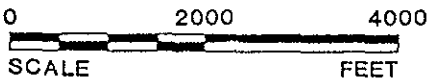
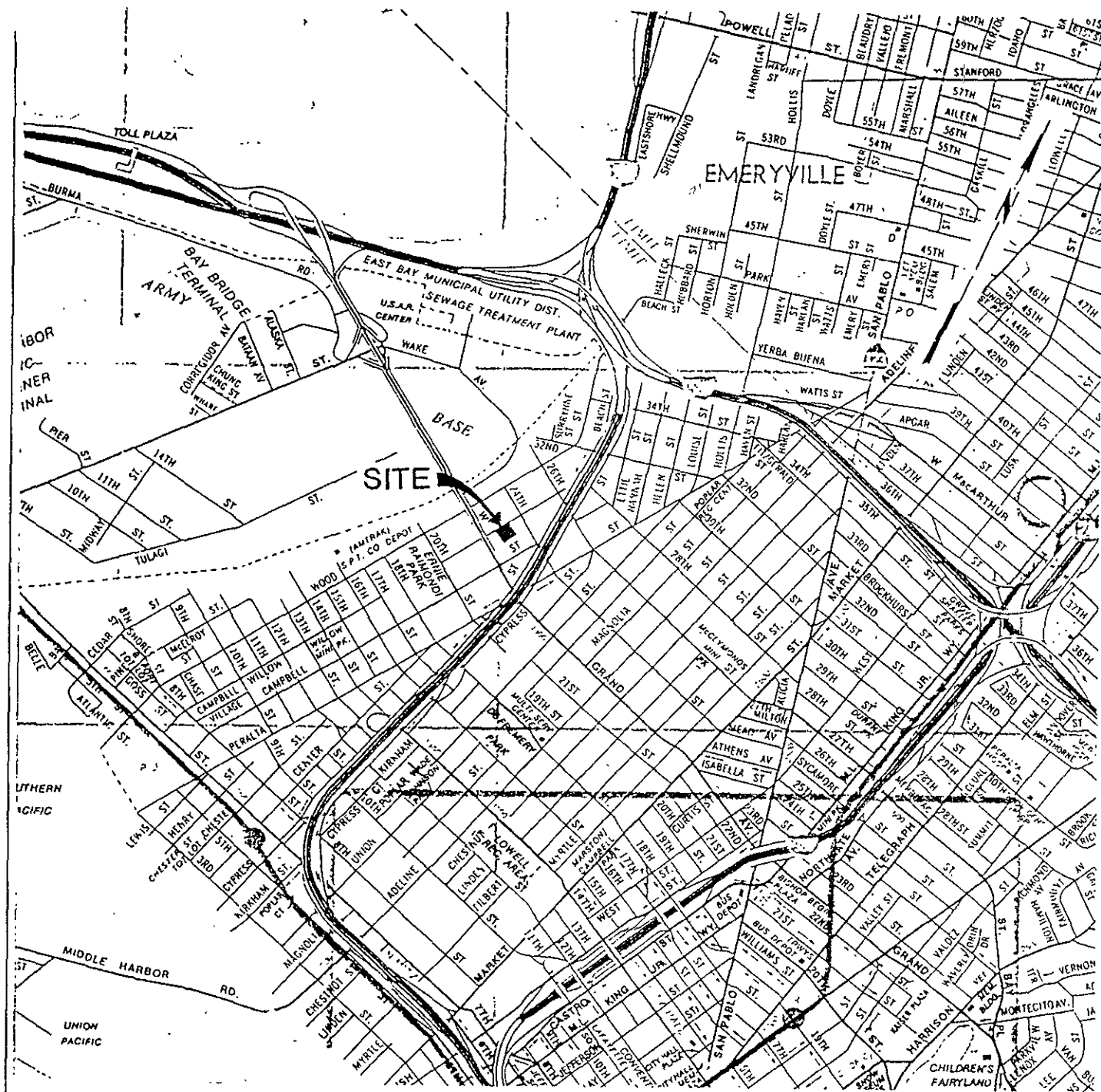
*holding
time
(days)*

**TABLE 1 (cont'd). RESULTS OF GROUNDWATER ANALYSES
for EXTRACTABLE PETROLEUM HYDROCARBONS AS DIESEL
AND MOTOR OIL and for TOTAL AND NON-POLAR OIL AND GREASE
Zellerbach - Oakland**

Monitoring Well	Groundwater Elevation (ft) ¹	Extractable Petroleum Hydrocarbons		Oil and Grease	
		As Diesel (mg/L)	As Motor Oil (mg/L)	Total (mg/L)	Non-Polar (mg/L)
MW-3 (Elev. 99.86)¹					
07/31/89	91.13	0.20	ND(0.05)	ND(5)	ND(10)
12/29/89	90.96	0.10	ND(0.05)	ND(5)	ND(10)
03/16/90	91.51	ND(0.025)	NA	ND(5)	ND(5)
06/19/90	91.48	0.14	ND(0.5)	ND(5)	ND(10)
09/19/90	91.05	0.14	ND(0.5)	ND(5)	ND(10)
12/21/90	90.78	0.20	ND(0.5)	ND(5)	ND(10)
03/29/91	91.96	ND(0.05)	ND(0.5)	ND(5)	ND(5)
06/29/91	91.32	ND(0.05)	0.7	ND(5)	ND(5)
09/19/91	90.96	0.34	ND(0.5)	ND(5)	ND(5)
12/23/91	90.89	ND(0.05)	ND(0.5)	ND(5)	ND(5)
03/18/92	---	1.1	ND(0.5)	ND(5)	ND(5)
04/08/92	91.80	---	---	---	---
06/30/92	91.27	ND(0.05)	ND(0.5)	NA	NA
09/17/92	90.95	0.23	ND(0.5)	NA	NA
11/30/82	90.89	0.28 ³ ✓	NA	NA	NA
MW-4 (Elev. 98.55)¹					
07/31/89	90.54	0.13	ND(0.05)	ND(5)	ND(10)
12/29/89	90.54	0.07	ND(0.05)	ND(5)	ND(10)
03/16/90	91.04	ND(0.025)	NA	ND(5)	ND(5)
06/19/90	91.04	0.08	ND(0.5)	ND(5)	ND(10)
09/19/90	90.64	0.10	ND(0.5)	ND(5)	ND(10)
12/21/90	90.70	ND(0.05)	ND(0.5)	ND(5)	ND(10)
03/29/91	91.28	ND(0.05)	ND(0.5)	ND(5)	ND(5)
06/29/91	90.82	ND(0.05)	ND(0.5)	ND(5)	ND(5)
09/19/91	90.55	0.14	ND(0.5)	ND(5)	ND(5)
12/23/91	90.51	ND(0.05)	ND(0.5)	ND(5)	ND(5)
03/18/92	---	ND(0.05)	ND(0.5)	ND(5)	ND(5)
04/08/92	91.26	---	---	---	---
06/30/92	90.72	ND(0.05)	ND(0.5)	NA	NA
09/17/92	90.51	0.20	ND(0.5)	NA	NA
11/30/92	90.51	0.18 ³ ✓	NA	NA	NA

NOTES:

- Boldface** Denotes samples collected this quarter
- ND(0.05)** Not detected (detection limits in parentheses)
- NA** Not analyzed for this parameter
- 1** Elevations with respect to an arbitrary point with an assumed elevation of 100.00 feet
- 2** Duplicate analysis
- 3** Laboratory indicates that the positive result for Extractable Petroleum Hydrocarbons as Diesel appears to due to heavier hydrocarbon rather than diesel.
- No data for the date indicated



SOURCE: AAA, OAKLAND, 1988.

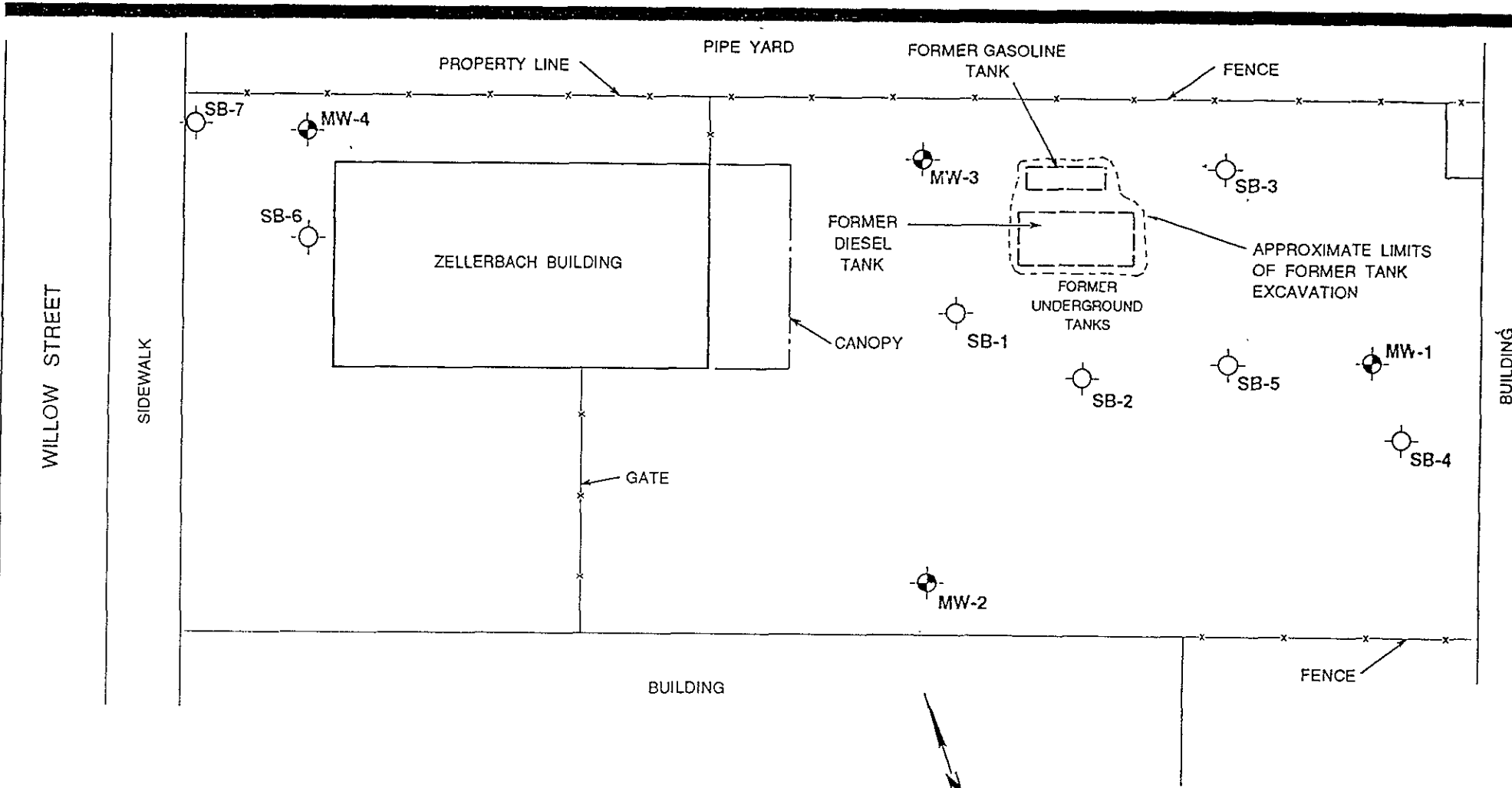
SITE LOCATION MAP

ZELLERBACH - OAKLAND
 2230 Willow Street
 Oakland, California



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Prepared by	LQL	Date	3-3-89
Checked by	GLS	Drawing No.	1
Approved by	GLS		

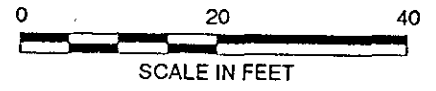


Converse Environmental West



LEGEND

- SB-1  SOIL BORING (locations approximate)
- MW-1  GROUNDWATER MONITORING WELL



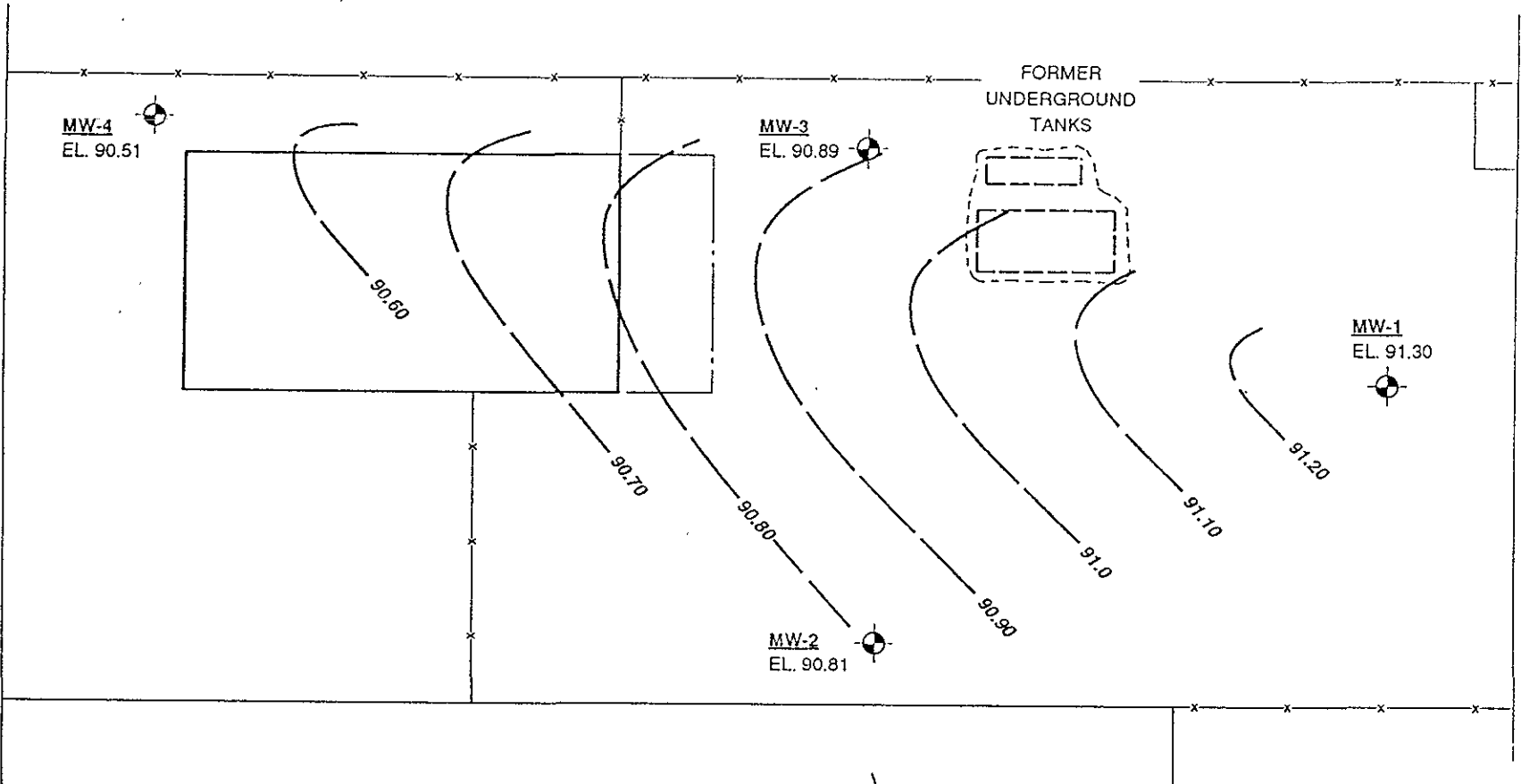
Base Map: Surveyed with EDM by CEW, 1989.

PLOT PLAN

ZELLERBACH - OAKLAND
2230 Willow Street
Oakland, California

Scale	AS SHOWN	Project No.	88-44-550-05
Prepared by	LQL	Date	10/9/92
Checked by	LQL	Drawing No.	2
Approved by	RCP		

WILLOW STREET



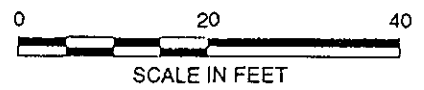
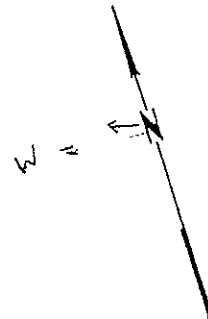
LEGEND

GROUNDWATER CONTOUR (long dash where approximate, short dash where inferred)

MW-1 GROUNDWATER MONITORING WELL SHOWING GROUNDWATER ELEVATION

NOTE: GROUNDWATER ELEVATIONS IN FEET WITH RESPECT TO A POINT HAVING AN ARBITRARY DATUM OF 100.00 FEET

INFERRED GROUNDWATER FLOW DIRECTION Nov. 30, 1992



Base Map: Surveyed with EDM by CEW, 1989.

GROUNDWATER CONTOUR MAP (Nov. 30, 1992)

ZELLERBACH - OAKLAND
2230 Willow Street
Oakland, California

Scale	AS SHOWN	Project No.	88-44-550-05
Prepared by	LQL	Date	12/22/92
Checked by	RCP	Drawing No.	3
Approved by	KRL		



Converse Environmental West