

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RO# 1193

July 24, 1997
StID # 1136

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

Mr. Perry Pahlmeyer,
Trustee of R. B. Pahlmeyer Irrevocable Trust
10234 County Rd.
Durango , CO 81301-8613

**Re: Closure of Monitoring Wells at 3132 E. 12th St., Oakland CA
94601**

Dear Mr. Pahlmeyer:

This is to inform you that our office has received concurrence on the recommendation for site closure for the above referenced site. Prior to issuance of the Remedial Action Completion Certificate (RACC) we must receive documentation of the proper closure of the six (6) monitoring wells at this site. As an alternative, the RP may also provide a written statement indicating what type of regular inspection and safety precautions will be taken to insure the integrity of the existing wells.

Please notify me of your intentions in regards to the well so I may facilitate site closure. You may obtain permit and well closure information from the Alameda County Water District, Zone 7 at (510) 484-2600.

You may reach me at (510) 567-6765 should you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

c: B. Chan, files
Ms. Linda Mackey, Environet Consulting, 1070 Airport Blvd.,
Santa Rosa, CA 95403

MWc13132

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO# 1193

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

May 2, 1996
StID # 1136

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

**Re: Comment on March 19, 1996 Monitoring Report for Oil Changers
No. 616, 3132 E. 12th St., Oakland CA 94601**

Dear Mr. Pahlmeyer:

Thank you for the submission of the above referenced report as prepared by Environet, your consultant. As requested in this report, this letter provides assurance that our office will recommend this site for case closure to the Water Board should the results of your Human Health Risk Assessment (HHRA) indicate no threat from the chlorinated solvents beneath this site.

You may contact me at (510) 567-6765 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

cc: Mr. Gary Johnson, Environet Consulting, 1070 Airport Blvd.,
Santa Rosa, CA 95403

G. Coleman, files
2clRA3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R01193

RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

September 25, 1995
StID # 1136

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

**Re: Comment on September 14, 1995 Investigation and Monitoring
Report at 3132 E. 12th St., Oakland CA 94601**

Dear Mr. Pahlmeyer:

Thank you for the submission of the above referenced report as prepared by Environet, your consultant. Recall, this report details the installation of three additional monitoring wells and the advancement and sampling of groundwater from four offsite borings. This work was performed to determine the limits of the petroleum fuel release and to verify that chlorinated solvents being detected in your wells are from an offsite source.

I have completed my review of this report and I concur with your consultant's conclusion. It appears that this site is being impacted by an offsite source of chlorinated solvents. Additionally, it appears that the extent of the petroleum release is limited and has not impacted groundwater offsite. Therefore, based on your next quarter's monitoring results for hydrocarbons only, our office will consider recommendation for site closure.

You should keep in mind that although no further monitoring or remediation for chlorinated solvents will be required, you must still submit a human risk assessment to insure that there are no risks associated with the chlorinated solvent concentrations to the workers or future occupants of the property. Recall, this was mentioned in my April 26, 1995 letter.

You may contact me at (510) 567-6765 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

cc: Mr. Gary Johnson, Environet Consulting, 1070 Airport Blvd.,
Santa Rosa, CA 95403

G. Young, files
clRA3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RO 1193

RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700

April 26, 1995
StID # 1136

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

**Re: Comment on April 5, 1995 Work Plan for Supplemental Site
Assessment at 3132 E. 12th St., Oakland CA 94601**

Dear Mr. Pahlmeyer:

Our office has received and reviewed the above report as prepared by your consultant, Environet. Recall, this work plan was prepared to determine the extent of the petroleum contamination in both soil and groundwater from this site as well as to verify the source of the chlorinated solvents being detected beneath this site. I have discussed the work plan with Ms. Linda Mackey of Environet and with the following additions, your work plan is acceptable and should be initiated as soon as possible:

1. In regards to the location of monitoring wells MW-5 and MW-6 we agreed that these wells could be located within the gutter area on the west side of E. 12th St. This may make obtaining your excavation permit from the city easier. In addition, it was also agreed that chlorinated solvents should also be analyzed in these new wells. This information will be useful in the eventual risk assessment for this site.

2. In regards to the location of the proposed boring location in the upgradient direction to this site, it was also agreed that these borings should be located within the gutter area on the east side of the street. In addition, the location of boring B-9 would be moved to a location on Fruitvale Ave. gutter, east of B-11.

3. Although our office cannot with certainty agree that the petroleum issue would be closed after two monitoring events as proposed, our office does agree with this approach and would recommend closure to the Regional Board given non-detectable soil and groundwater concentrations.

4. Please be aware that a human risk assessment will be required for this site, if only to verify that no human health risk exists at this site. Our office's concern is the protection of human health and the potential exposure to onsite workers. In addition, we need further characterization of the chlorinated plume beneath this site relative to its concentration, source and stability.

Mr. Perry Pahlmeyer
StID # 1136
3132 E. 12th St.
April 26, 1995
Page 2.

Please contact me at least 48 working hours prior to any field work so I may arrange to be present if possible.

You may contact me at (510) 567-6765 if you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: Ms. L. Mackey, Environet Consulting, 1070 Airport Blvd.,
Santa Rosa, CA 95403

B. Reynolds, files

3wp-3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

R01193

March 6, 1995
StID # 1136

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

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

**Re: Request for Work Plan for Supplemental Site Assessment for
3132 E. 12th St., Oakland CA 94601, Oil Changers No. 616**

Dear Mr. Pahlmeyer:

Our office has received and reviewed the recent February 1, 1995 monitoring report for the above site. We have also had several conversations with Ms. Linda Mackey and Mr. Gary Johnson of EnviroNet Consulting. They have expressed your desire to obtain site closure and collectively, we have discussed the additional investigation which is required.

It was agreed that a work plan should be prepared to provide the necessary information for closure. Please submit a supplemental work plan **within 30 days or by April 10, 1995**. Your work plan should include the following elements:


1. Based on the previous investigation performed on September 3, 1993, it appears that the extent of both soil and groundwater contamination at this site has not yet been determined. Offsite borings indicated the potential of migration of both soil and groundwater petroleum contamination. It was agreed that additional wells would be necessary to determine the limits of contamination.
2. The issue of chlorinated solvents impacting this site will require additional investigation. Though the report recommends at least one offsite upgradient boring to clarify the contaminant source, our office feels that several borings will be required. In addition, any other information which may lead to identifying the source of the chlorinated solvent release should be provided.

Our office is receptive to reviewing a risk assessment to determine the human health threat of the chlorinated solvents. One approach for your risk assessment is to use the ASTM ES38, the Risk Based Corrective Action guidance document and substitute the specific chlorinated solvent slope factors or reference doses in the appropriate algorithm. Prior to submitting your risk assessment, you should set-up either a meeting or at least a conference call with our associate risk assessor to clarify the details of the risk assessment.

Mr. Perry Pahlmeyer
StID # 1136
3132 E. 12th St.
March 3, 1995
Page 2.

You may contact me at (510) 567-6765 should you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Johnson, The EnviroNet Group, 1070 Airport Blvd., Santa
Rosa, CA 95403
G. Coleman, files

RA3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

R01193

May 2, 1994
StID # 1136

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

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

**Re: Comment on April 21, 1994 Quarterly Monitoring Report for
3132 E. 12th St., Oakland CA 94601**

Dear Mr. Pahlmeyer:

Our office has received and reviewed the quarterly report for the above referenced site as prepared and provided by your consultant, EnviroNet Consulting. This report recommends discontinuing the analysis of TRPH, TOG and metals for the existing wells given the non-detection of these analytes since the initiation of their analysis. This proposal is acceptable and you may eliminate these parameters on all future monitoring events.

Our office also acknowledges the potential of an off-site source for chlorinated solvents. Please keep our office abreast of the results of your off-site investigation. On the other hand, the petroleum hydrocarbon contamination, TPHg, TPHd and BTEX, does appear to have originated from the former tanks at this site and the extent of this contamination has not been determined. The October 6, 1993 report which detailed soil and groundwater sample results from a hydropunch survey clearly shows that both soil and groundwater contamination has migrated beyond the limits of the property.

It is now appropriate for you to provide a feasibility study which examines what remedial alternatives are appropriate for this site per Title 23 California Code of Regulations, Article 11, Section 2725 (f).

In an October 1993 conversation with Ms. Linda Mackey of EnviroNet stated that she was in the midst of considering the viable remedial methods. In order to provide guidance for the closure of this site, it is necessary to provide a remedial approach which has a degree of predictability. The current status of quarterly monitoring will not be sufficient. With this in mind, please provide a feasibility study so that the details of your remediation can be reviewed and implemented.

Mr. Perry Pahlmeyer
StID # 1136
3132 E. 12th St.
May 2, 1994
Page 2.

Please provide this document along with your next groundwater monitoring report, the June 1994 event.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Johnson, The Environet Group, 1070 Airport Blvd., Santa
Rosa, CA 94503
E. Howell, files

FS-3132E12

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R01193

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

June 29, 1993
StID # 1136

Mr. Perry Pahlmeyer
811 Sentinel Ct.
Santa Rosa, CA 95409

**Re: Evaluation of Work Plan for Soil and Ground Water
Investigation at 3132 E. 12th St., Oakland CA 94601**

Dear Mr. Pahlmeyer:

Our office has received and reviewed the June 4, 1993 work plan submitted by your consultant, EnviroNet Remedial Services. Recall, this work plan calls for the drilling of seven test borings and the groundwater sampling of three of the seven using a hydropunch tool. I spoke with Mr. Robert Stolzman of EnviroNet and explained that it might be reasonable to install permanent monitoring wells within the hydropunch locations. There also may be a need for additional soil removal or remediation. He said that you are aware of this possibility but you preferred to proceed in a phased approach. With this in mind, you may proceed with the work plan provided. Please contact this office 48 working hours prior to the installation of the borings so I may witness such activity if possible.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

cc: R. Stolzman, EnviroNet Remedial Services, 2004 Lapper Ave.,
Santa Rosa, CA 95403
E. Howell, files

2wp-3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R01193

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

April 8, 1993
StID # 1136

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

Mr. Perry Pahlmeyer
811 Sentinel Ct.
Santa Rosa, CA 95409

**Re: Extension of Date for Submittal of Workplan and
Reinstatement of Groundwater Sampling at 3132 E. 12th
St., Oakland CA 94601**

Dear Mr. Pahlmeyer:

This letter serves to summarize our conversation today regarding the status of the above site. In this conversation, you stated you were going to obtain additional bids for a workplan which addresses our office's concerns as detailed in my February 8, 1993 letter. I, therefore, agreed to a **45 day extension, or to June 23, 1993** for the submittal of an appropriate workplan. You should, however, note that groundwater sampling should be reinstated as soon as possible. In addition, enclosed, please find a copy of a list of consultants/contractors which I have worked with from which you be able to obtain bids for a workplan.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

enclosure (Mr. Pahlmeyer)

cc: G. Jensen, Alameda County District Attorney Office
E. Howell, files

3-3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY



R01193

DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

February 8, 1993
StID# 1136

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

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

Re: Comment on January 29, 1993 Letter from Dennis Bates Associates Regarding 3132 E. 12th St., Oakland 94601

Dear Mr. Pahlmeyer:

Our office has received the above referenced letter prepared by Dennis Bates Associates (DBA) in response to my October 16, 1992 letter and a January 11, 1993 follow-up letter. I would like to comment on each of the points mentioned in my October 16, 1992 letter and also comment on the reply given by DBA.

Item one, was that after initial soil samples around the two 10,000 gallon gasoline tanks indicated contamination in excess of 100 parts per million gasoline (ppm,TPHg), overexcavation was performed attempting to remove residual contamination. This overexcavation had only limited success. The east side samples, A1 and B1 exposed **higher** contamination than the original samples, from 490 ppm and 635 ppm to 1600ppm and 2900ppm respectively. The west side samples were a little more successful but overexcavation sample, A3A, still contained 500 ppm TPHg. DBA states that concentrations of TPHg were reduced from 2800 to 300 and benzene concentration from 25 to 0.18 ppm. Actually the 2800ppm sample was reduced to 500ppm and the 25ppm benzene sample reduced to 1.1 ppm. Even with the concentrations mentioned by DBA, please note that 300ppm TPHg and 0.18ppm benzene in soil are still above threshold concentrations which our office would want addressed. Therefore, additional subsurface investigation is necessary in the eastern side of the former tank pit.

The 11/4/89 Workplan for Subsurface Investigation prepared by Miller Environmental called for an additional borehole in the area of A1A-B1A in an attempt to determine the extent of the petroleum contamination. Unfortunately, the workplan which was later submitted dated 1/29/90 did not include this work. You will need to submit a workplan addendum to further investigate this area.

The groundwater in the area of the tank pit may be affected by the residual soil contamination. DBA states that this doesn't appear to be happening since MW2 is not showing significant hydrocarbon contamination. Given the undefined vertical and lateral limits of hydrocarbon contamination in soils to the east of the tank, MW2 may not be monitoring all of the downgradient contamination from the former tanks.

Mr. Perry Pahlmeyer
StID# 1136
3132 E. 12th St.
February 8, 1993
Page 2.

The source of gasoline contamination in wells MW1 and MW3 is suggested to be from offsite contamination since the concentrations of hydrocarbon in these wells has exceeded that found in MW2. This is a possibility, but further subsurface investigation will be necessary to obtain our office's concurrence. Item 2 states that the pump islands were not thoroughly investigated, therefore contamination could exist in these areas. Normal protocol calls for one soil sample per every 20 linear feet of piping and under each dispenser. Apparently, no soil samples were taken in the pump island areas. If you note the location of the former northerly pump island, it is in close proximity to MW3 and upgradient to MW1. If you would like to suggest that any contamination being found in MW1 and MW3 is from an off-site source please provide a workplan addendum which will prove this.

Item 3, concerning completing your tank closure report, has been resolved through the documents provided by DBA.

Item 4, regarding the analysis of additional waste oil parameters in MW1, has been resolved and the additional parameters will be analyzed in your next monitoring event.

Item 5 concerned the suspension of monitoring at this site. In Mr. Seto's written approval to your workplan, it clearly stated that after one year of monitoring, your site would be re-evaluated for monitoring frequency. This was not meant to authorize the suspension of monitoring. It is true that MEC's fourth quarter 1991 report recommended no further groundwater sampling. You received no response from our office; however, this was not meant to acknowledge concurrence with this recommendation. Our office receives many reports and may not be able to respond all of them in a timely fashion.

To summarize, you should initiate groundwater monitoring as soon as possible with the addition of the requested parameters for MW1. You should also provide a workplan addendum to further investigate hydrocarbon contamination in the east side of the former tank and possibly to the west. If off-site contamination is being suggested, you should also provide a workplan to verify this fact. Until the full extent of soil and groundwater contamination is known you will be required to monitor all wells quarterly, at a minimum. Please provide your workplan addendum to this office **within 45 days** of receipt of this letter.

Mr. Perry Pahlmeyer
StID# 3132
3132 E. 12th St.
February 8, 1993
Page 3.

You may contact me at (510)271-4530 should you have any questions.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
R. Hiatt, RWQCB
J. Sammons, DBA Inc., 494 Alvarado St. Suite B, Monterey, CA
93940
E. Howell, files

2-3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R01193

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

Certified Mailer # P 367 604 524

January 11, 1993
StID # 1136

Mr. Perry Pahlmeyer
Pahlmeyer Family Trust
811 Sentinel Ct.
Santa Rosa, CA 95409

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

NOTICE OF VIOLATION

Re: Request for Technical Information and Continuation of
Quarterly Monitoring at Oil Changers #616, 3132 E. 12th
St., Oakland CA 94601

Dear Mr. Pahlmeyer:

It appears that you may have failed to receive my October 16, 1992 letter requesting information and comment regarding a number of questions and concerns regarding the removal of the underground tanks from the above referenced site. Enclosed please find a copy of this letter. As you can see, you were to have provided to our office, specific documents along with a written response to a number of questions within 45 days of receipt of the October 16, 1992 letter. To this date our office has not received any of this information.

Please provide the requested information within 30 days of receipt of this letter. You are reminded of the potential civil liabilities which exist for the improper closure of an underground tank. Failure to submit the requested documents and information may cause this case to be referred to the District Attorney Office for prosecution.

You may contact me at (510) 271-4530 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

enclosure (Mr. Pahlmeyer)

cc: G. Jensen, Alameda County District Attorney Office
R. Hiett, RWQCB
E. Howell, files
NOV-3132

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R01193

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

October 16, 1992
STID # 1136

Pahlmeyer Family Trust
Oil Changers
811 Sentinel Ct.
Santa Rosa, CA 95409

Re: Request for Status Update and Continuation of Quarterly
Monitoring at Oil Changers #616, 3132 E. 12th St,
Oakland, CA 94601

Dear Mr. Pahlmeyer:

The oversight of the remediation of the above site has been transferred to the Local Oversight Program (LOP) section of Alameda County Hazardous Materials Division. You have been informed of this through the "Notice of Requirement to Reimburse" letter sent to you. The undersigned specialist is your new case handler.

Upon review of the files including the tank closure report, work plan and subsequent monitoring well reports the following questions were raised for your notification and comment:

1. It appears that the extent of petroleum hydrocarbon contamination was not determined in the area of the former gasoline tanks. As you may recall, overexcavation of this area was performed, yet the soil samples taken after this work still indicated total petroleum hydrocarbons as gasoline (TPHg) as high as 2900 parts per million (ppm) and 29ppm benzene. It is likely that residual TPHg and benzene will continue to appear in groundwater samplings due to the amounts of contamination left in place.

Recall that a minimum of four consecutive quarters of non-detectable contamination must be observed on all monitoring wells prior to recommendation for site closure. Also note that the MCL (maximum contaminant level), the threshold concentration allowed by the Department of Toxic Substances Control (DTSC), is 1 part per billion (0.001ppm). Concentrations of benzene have been noted as high as 12 ppm or (12,000 ppb) in MW3 for the 10/16/90 sampling. This is a level, which if persists, will need some type of active remediation or at the least, further groundwater delineation.

2. It appears that no sampling was performed in the pump island areas. Please clarify whether the piping was removed from this area. If it was left in place was the piping was properly closed?

Mr. Pahlmeyer
STID # 1136
3132 E. 12th. St.
October 16, 1992
Page 2.

3. Additional information is requested to complete your tank closure report. Please send copies of the manifest for the three tanks removed at the site. Please verify the disposal of all stockpiled soils from these excavations and overexcavations. Our office is aware of 20 cubic yards which was picked up by Remco and 200 cubic yards taken to BFI. Is this the total amount of offhauled soils from this site?

4. It was noted that only Total Oil and Grease was analyzed in the soil samples taken from the waste oil excavation even though the closure plan called for Total Petroleum Hydrocarbons (gasoline and diesel), EPA Method 8010 for chlorinated solvents and EPA 8020 for Benzene, Toluene, Ethylbenzene and Xylenes (BTEX). In addition, the quarterly groundwater monitoring events have been analyzing for only TPHg, TRPH and BTEX in all wells. To rectify this, you are requested to include the following analysis on your next monitoring event for MW1, the downgradient well to the former waste oil pit: Total Oil and Grease (TRPH) is acceptable, TPH as gasoline and as diesel, chlorinated solvents Method 8010, BTEX Method 8020, soluble metals (cadmium, chromium, lead, nickel and zinc) and semi-volatiles by Method 8270. Should the results be non-detectable for the hydrocarbons or less than the threshold limit for the metals, those analyses may be eliminated for future sampling events with the exception of those parameters previously analyzed; TPHg, TRPH and BTEX.

5. The last quarterly monitoring report our office has on this site is that of June 1991. Please be aware that you must continue to monitor the wells at this site for groundwater gradient and chemical analysis until which time your site has been recommended for site closure. Any discontinuance of monitoring may be considered the improper closure of underground tanks. You should be aware that Section 25299 (5) of the California Health and Safety Code (CH&SC) allows for the civil penalty of not less than \$500 or more than \$5000 for each underground tank for each day which the operator or owner fails to properly close an underground tank as required by Section 25298.

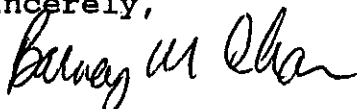
Please submit the requested documents and a written response to the above comments to our office within **45 days** of receipt of this letter.

Mr. Pahlmeyer
STID # 1136
3132 E. 12th St.
October 16, 1992
Page 3.

All workplans, analytical results or reports should be sent to our office and to that of the RWQCB to the attention of Mr. Rich Hiatt. Their address is 2101 Webster St., Suite 500, Oakland CA 94612.

You may contact me at (510) 217-4350 should you have any questions regarding this letter.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

cc: G. Jensen, Alameda County District Attorney Office
R. Hiatt, RWQCB
R. Ruhmke, MEC, 385 Pittsburg Ave., Richmond, CA 94801
E. Howell, files

3132-upd

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R01193

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

September 18, 1990

Mr. Perry Pahlmeyer
Ralph Pahlmeyer Family Trust
9304 Spring Hill School Road
Sebastopol, CA 95472

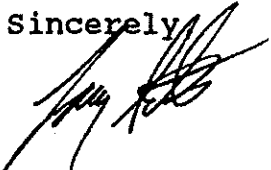
RE: 3132 East 12th Street, Oakland, CA

Dear Mr. Pahlmeyer:

I have reviewed your Limited Subsurface Environmental Investigation report dated July 30, 1990, that was prepared by Miller Environmental. Total Recoverable Petroleum Hydrocarbon (TRPH) up to 760 ppm was detected in two soil samples during the drilling of MW1 and MW2. Your groundwater monitoring program must include testing for the presence of TRPH, in addition to TPH (gas), benzene, toluene, xylene and ethylbenzene. If TRPH is detected, it must be identified. After one year of quarterly monitoring, your monitoring program can be re-evaluated.

If you have any questions, please contact me at (415) 271-4320.

Sincerely,



Larry Seto, Senior,
Hazardous Materials Specialist

LS:mnc

cc: RWQCB
Gil Jensen, Alameda County District Attorney, Consumer and
Environmental Protection Agency
Charlene Williams, DOHS
Reinhard Ruhmke, Miller Environmental
Files

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

R01193

Certified Mail #P 062 128

August 28, 1989

Mr. Perry Pahlmeyer
Ralph Pahlmeyer Family Trust
9304 Spring Hill School Road
Sebastopol, CA 95472

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

RE: 3132 East 12th Street, Oakland, CA

Dear Mr. Pahlmeyer:

We have received your lab reports dated July 14 & July 19, 1989, for the soil samples taken underneath the underground tanks that were removed on June 16, 1989. Contamination of gasoline up to 2,800 ppm and waste oil up to 800 ppm was detected in the soil.

Section 25189.5, Chapter 6.95, California Health and Safety Code, prohibits the disposal of a hazardous waste at an unauthorized point.

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

1. Defining the problem
2. Method(s) to be used to determine the vertical and lateral extent of contamination
3. Name of your licensed hazardous waste hauler
4. Name of your disposal facility
5. Expected date clean-up will be completed

Please send us copies of all manifests.

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

Sincerely,

Rafat A. Shahid, Chief,
Hazardous Materials Program

RAS:LS:mnc

cc: Gil Jensen, Alameda County District Attorney, Consumer and
Environmental Protection Agency
Doug Krause, DOHS
RWQCB
Reinhard Ruhmke, Traverse Group
Larry Seto, Alameda County Hazardous Materials
Files