

September 10, 2001

*Rev previous unc from 9/3
if dosage is warranted*

Alameda County Department of
Environmental Health
1131 Harbor Bay Parkway, 2nd Floor
Alameda, CA 94502

SEP 25 2001

Attention: Eva Chu

Subject: Report of Groundwater Monitoring Conducted On July 27, 2001
Corwood Car Wash UST Site, 6973 Village Parkway
Dublin, California
GA Project No. 106-02-03

Ladies and Gentlemen:

Gribi Associates is pleased to submit this groundwater monitoring report on behalf of R. L. Woodward Industries, Inc. for the Corwood Car Wash underground storage tank (UST) site located at 69973 Village Parkway in Dublin, California (see Figure 1 and Figure 2). This letter report documents the monitoring of one groundwater monitoring well at the site.

DESCRIPTION OF SAMPLING ACTIVITIES

On July 27, 2001, Mr. Jim Gribi of Gribi Associates conducted groundwater monitoring activities for the site well MW-1. Groundwater monitoring was conducted in accordance with California LUFT Field Manual guidelines as follows:

- After unlocking and opening the monitoring well, the water level was measured to the nearest 0.01 foot with an electronic probe.
- Using a disposable PVC bailer, a single bail of groundwater was taken from the well to check for the presence or absence of floating free product.
- The well was purged of approximately three well volumes. During purging, temperature, pH, conductivity, and turbidity of the well water were periodically monitored and recorded until they stabilized. All purged water was stored onsite in a sealed 55-gallon metal drum. A groundwater sampling data sheet for MW-1 is contained in Appendix A.
- After purging the required volume of water, groundwater was poured directly from the bailer into two half-liter amber jars and three 40-ml VOC vials. Each container was then tightly sealed with a teflon-lined septum, making sure that no air bubbles were present in the containers. Each container was then labeled and placed in cold storage for transport to the analytical laboratory under formal chain-of-custody.

RESULTS OF GROUNDWATER MONITORING

Hydrologic Conditions

Groundwater was encountered in MW-1 at a depth of about eight feet below surface grade. Purged groundwater from MW-1 exhibited a moderate hydrocarbon odor with no sheen.

Laboratory Analytical Results

The groundwater sample from MW-1 was analyzed for the following parameters with standard method turn around time on results.

- USEPA 8015M Total Petroleum Hydrocarbons as Gasoline (TPH-G)
- USEPA 8020/602 Benzene, Toluene, Ethylbenzene, Xylenes (BTEX)
- USEPA 8020/602 Methyl-t-butyl Ether (MTBE)
- USEPA 8015M Total Petroleum Hydrocarbons as Diesel/Motor Oil (TPH-D/MO)

In addition, the MTBE result for MW-1 was confirmed using USEPA Method 8260B. Groundwater analytical results are summarized in Table 1. The laboratory data report, which includes laboratory chromatograms for all analyses, is contained in Appendix B.

Sample ID	Sample Date	Sample Depth ¹	Concentration (ppm)							
			TPH-D	TPH-MO	TPH-G	B	T	E	X	MTBE
MW-1	01/08/01	8.28	<0.050	--	0.670	0.00082	0.017	0.028	0.120	1.70 ²
	07/27/01	8.19	<0.050	<0.100	0.49	<0.0025	<0.0025	<0.0025	<0.0025	0.93 ²

TPH-D = Total Petroleum Hydrocarbons as Diesel
 TPH-MO = Total Petroleum Hydrocarbons as Motor Oil
 TPH-G = Total Petroleum Hydrocarbons as Gasoline
 B = Benzene
 T = Toluene
 E = Ethylbenzene

X = Xylenes
 MTBE = Methyl-t-Butyl Ether
 <0.050 = Not detected above the expressed value.
 1 = Groundwater depths measured from top of casing.
 2 = MTBE result was confirmed using USEPA Method 8260B.

CONCLUSIONS

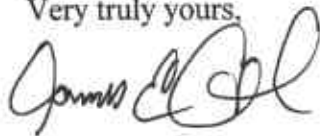
Laboratory analytical results from this sampling event show a decrease in gasoline-range hydrocarbons, with MTBE concentrations falling about 45 percent, from 1.70 parts per million (ppm) in January 2001 to 0.93 ppm in July 2001. Given the low permeability soils beneath the site and the fact that USTs and source area soils have largely been removed, we would expect this decreasing trend to continue. Based on the obvious lack of significant risk to both current and future

Alameda County Department of
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Page 3

environmental and human health receptors, we recommend that this site be reviewed for regulatory site closure.

We appreciate this opportunity to provide this report for your review. Please contact us if there are questions or if additional information is required.

Very truly yours,



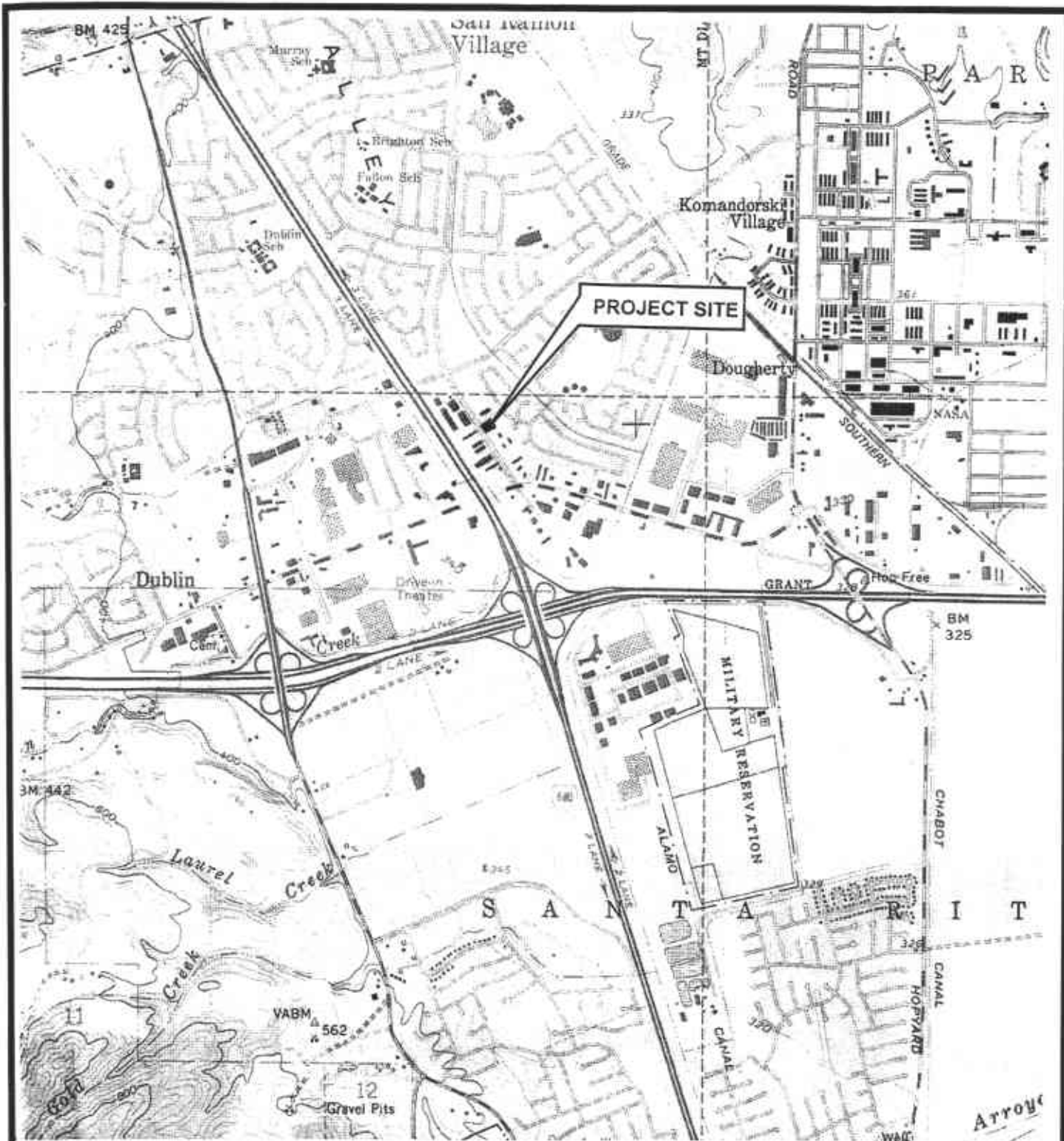
James E. Gribi
Registered Geologist
California No. 5843



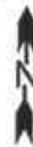
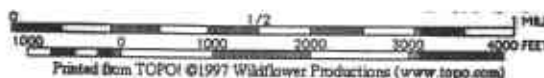
JEG:ct
Enclosure

c Mr. Roger Woodward, R. L. Woodward Industries, Inc.

File: C:\My Documents\My Files\Reports\CorwoodCW\Corwood-qm-9-01.wpd



TOPOGRAPHY FROM USGS DUBLIN
7.5-MINUTE QUADRANGLE MAP, (TOPOI 1997)



DESIGNED BY:	CHECKED BY:
DRAWN BY: JG	SCALE: 1:24,000
PROJECT NO: 106-02-01	

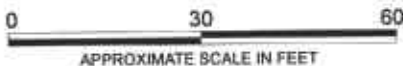
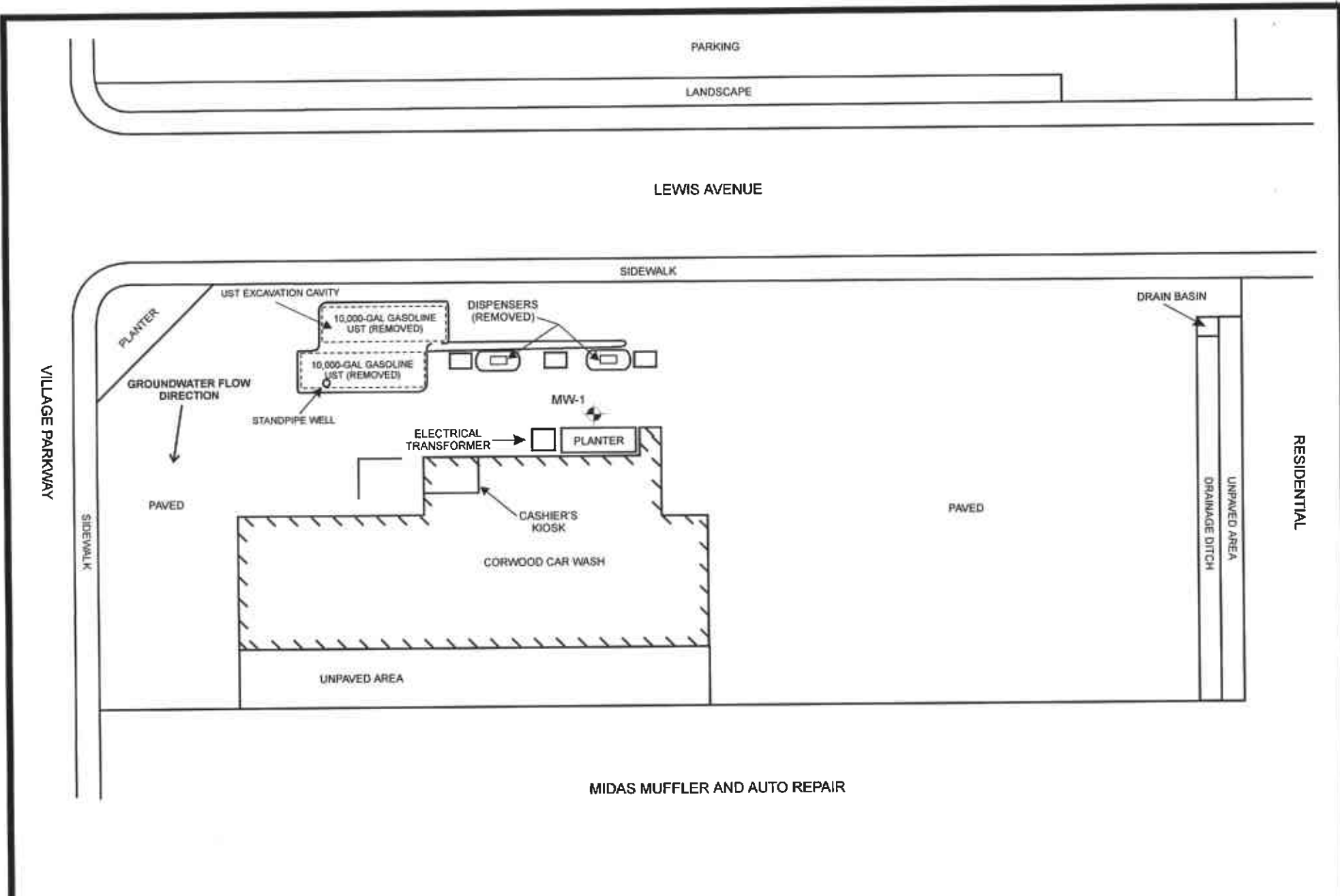
SITE VICINITY MAP

CORWOOD CAR WASH
6973 VILLAGE PARKWAY

DATE: 02/28/00

FIGURE: 1

GRIBI Associates



DESIGNED BY:	CHECKED BY:
DRAWN BY: JEG	SCALE:
PROJECT NO: 106-02-02	

SITE PLAN
CORWOOD CAR WASH
6973 VILLAGE PARKWAY

DATE: 09/10/01	FIGURE: 2
GRIBI Associates	

APPENDIX A

GROUNDWATER MONITORING FIELD DATA RECORDS

GROUNDWATER SAMPLING RECORD		GRIBI Associates	
Well No. MW-1		Well Loc.	
Project Name Corwood CW		Project No.	
Date 7/27/01 Time		TOC Elevation	GW Elevation
Depth to Water 8.19		Well Depth	Well Diameter
Purge Water, 2": Wtr Column X 0.163 X 3 =		Purge Water, 4": Wtr Column X 0.653 X 3 =	
Purge/Sample Method		Lab Analyses	
Weather Conditions		Laboratory	

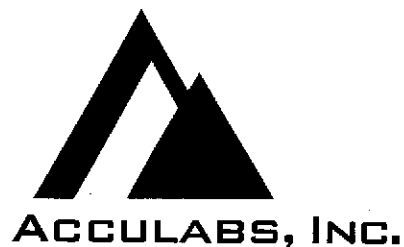
Time	Volume Purged	Temp.	Cond.	pH	Visual
0		19.6	3040	6.97	clr mod turb
1		19.9	3337	6.96	No sh
2		19.8	3433	6.96	SL MK/ grey
4		19.2	>3999	6.97	
7		19.2	3999	6.97	No sheen SL-MOD TCO

Remarks

APPENDIX B

**LABORATORY DATA REPORT AND
CHAIN-OF-CUSTODY RECORD**

Sample Log 22798
September 12, 2001



Jim Gribi
Gribi Associates
1350 Hayes Street, #C-14
Benicia, CA 94510

Subject : 1 Water Sample
Project Name : Corwood CLO
Project Number :

Dear Mr. Gribi,

Chemical analysis on the samples referenced above has been completed. Summaries of the data are contained on the following pages. Sample(s) were received under documented chain-of-custody. USEPA protocols for sample storage and preservation were followed.

Acculabs - Davis is certified by the State of California (# 2330), the State of Arizona (AZ0583) and the State of Nevada (CA00039-2000-32). If you have any questions regarding procedures or results, please call me at 530-757-0920.

Sincerely,

A handwritten signature in black ink that reads "Tom Kwoka". The signature is fluid and cursive, with a large loop at the end of the last name.

Tom Kwoka




August 6, 2001
Sample Log 22798

MTBE (Methyl-t-butyl ether) By EPA Method 8020

From : Corwood CLO
Sampled : 07/27/01
Received : 07/27/01
Matrix : Water

SAMPLE	Date Analyzed	(MRL) ug/L	Measured Value ug/L
MW-1	08/02/01	(25)	1100

Approved By:



Tom Kwoka
Lab Director

Sample Log 22798

22798-01

Sample: MW-1

From : Corwood CLO

Sampled : 07/27/01

Dilution : 1:5

Matrix : Water

Run Log : 2207M

Parameter	(MRL) ug/L	Measured Value ug/L
Benzene	(2.5)	<2.5
Toluene	(2.5)	<2.5
Ethylbenzene	(2.5)	<2.5
Total Xylenes	(2.5)	<2.5
TPH as Gasoline	(250)	490
Surrogate Recovery		112 %



Date Analyzed: 08-02-01
Column : 0.53mm X 60m Restek Rtx-1301

Stu
Stuart Podolsky
Senior Chemist



August 6, 2001
Sample Log 22798

QC Report for EPA 8020 & Modified EPA 8015
Run Log : 2207M,N
From : Corwood CLO
Sample(s) Received : 07/27/01

Parameter	Matrix Spike % Recovery	Matrix Spike Duplicate % Recovery	RPD *
Benzene	79	71	11
Ethylbenzene	91	80	13
TPH as Gasoline	91	82	11

* RPD = Relative Percent Difference

Parameter	Laboratory Control Sample % Recovery
Benzene	94
Ethylbenzene	112
Gasoline	112

Parameter	Method Blank
Benzene	<0.50 ug/L
Toluene	<0.50 ug/L
Ethylbenzene	<0.50 ug/L
Total Xylenes	<0.50 ug/L
TPH as Gasoline	<50 ug/L


Tom Kwoka
Lab Director

Sample Log 22798

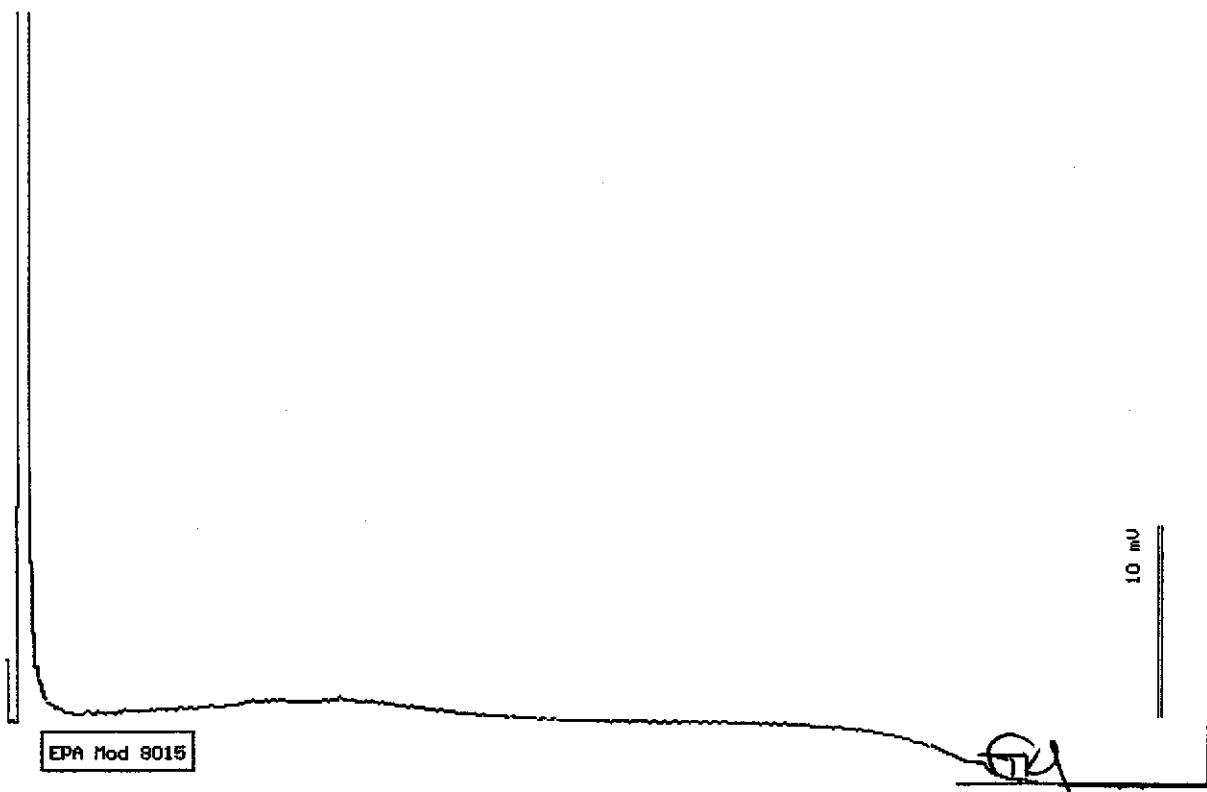
22798-01

Sample: MW-1

From : Corwood CLO
Sampled : 07/27/01
Extracted: 07/30/01
Dilution : 1:1
Matrix : Water

QC Batch : DW010703
Run Log : 7500G

Parameter	(MRL) ug/L	Measured Value ug/L
TPH as Diesel	(50)	<50
TPH as Motor Oil	(100)	<100



Date: 07-31-01 Time: 17:23:32
Column : 0.53mm ID X 15m DB1 (J&M Scientific)


Stewart Podolsky
Senior Chemist



Acculabs Inc. - Davis

TPH Diesel by 8015 Mod QC Report

Matrix: Water

Date Extracted: 7/23/01

QC Batch: DW010703


Date Analyzed: 7/24/01

QC Limits Set: 5/30/01

Parameter	Spike Conc	LCS	LCSD	
	ug/L	% Rec	% Rec	RPD
TPH as Diesel	1000	96	97	1.0

Control Chart Limits	
Lower	Upper
81	130

	MDL	Measured value
	ug/L	ug/L
Method Blank		
TPH as Diesel	(50)	<50
TPH as Motor Oil	(100)	<100



Tom Kwoka
Laboratory Director

Acculabs Inc.

[] 1046 Olive Drive Davis CA 95616
 [] 75 Suttle St. Durango CO 81301
 [] 4663 Table Mountain Dr. Golden CO 80403
 [] 992 Spice Islands Dr. Sparks NV 89431

530-757-0920 Fax 753-6091
 970-247-4220 Fax 247-4227
 303-277-9514 Fax 277-9512
 775-355-0202 Fax 355-0817

Lab Number **77798**
 Report
 Due Date:

Client **Gold Assoc.** Fax Results **Y N** Page of
 Address
 City, State & Zip **RONICA** System Name
 Contact **Jim Gold** PWS No. Report to State/EPA **Y N**
 Phone Collector's Name **Gold** POE No. DWR No.
 Fax Project Name **Ground (L)** Collection Point
 P.O. Number Project Number City County

SAMPLE TYPE CODES		
DW = drinking water	TB = travel blank	Compliance Monitoring Y N
WW = waste water	SD = solid	
MW = monitoring well	SO = soil	
HW = hazardous waste	SL = sludge	
ANALYSES REQUESTED		
Standard	Lab Manager Approval	
RUSH		
Special		

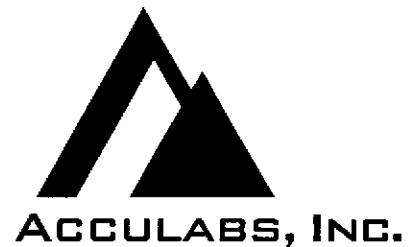
Analyses Requested											Spl. No.	
<i>TRITON X-118</i>												01
<i>TRITON X-114</i>												
<i>TRITON X-113</i>												
<i>TRITON X-112</i>												
<i>TRITON X-111</i>												
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<i>TRITON X-105</i>												
<i>TRITON X-104</i>												
<i>TRITON X-103</i>												
<i>TRITON X-102</i>												
<i>TRITON X-101</i>												

Instructions/Comments/Special Requirements:

Received Cold	Y	N	7/27/01 12:35	Gold (L)	Tom Kuehn
Custody Seals	Y	N			
Seals Intact	Y	N			
No. of Containers					

To the maximum extent permitted by law, the Client agrees to limit the liability of Acculabs, Inc. for the Client's damages to the total compensation received unless other arrangements are made in writing. This limitation shall apply regardless of the cause of action or legal theory pled or asserted.

Sample Log 22847
August 20, 2001



Jim Gribi
Gribi Associates
1350 Hayes Street, #C-14
Benicia, CA 94510

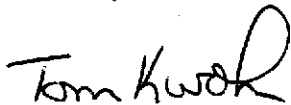
Subject : 1 Water Sample
Project Name : Corwood CW
Project Number :

Dear Mr. Gribi,

Chemical analysis on the samples referenced above has been completed. Summaries of the data are contained on the following pages. Sample(s) were received under documented chain-of-custody. USEPA protocols for sample storage and preservation were followed.

Acculabs - Davis is certified by the State of California (# 2330), the State of Arizona (AZ0583) and the State of Nevada (CA00039-2000-32). If you have any questions regarding procedures or results, please call me at 530-757-0920.

Sincerely,



Tom Kwoka



ACCULABS, INC.

Sample Log 22847

August 20, 2001

MTBE By EPA 8260B

Sample Name : **MW-1**

Project Name : Corwood CW

Project Number :

Sample Date : 07/27/01

Date Analyzed : 08/17/01

Date Received : 07/27/01

Dilution : 1:10

Sample Matrix : Water

Lab Number : 22847-01


<u>Parameter</u>	<u>MRL</u>	<u>Measured Conc.</u>	<u>Units</u>
Methyl-tert-butyl ether	50	930	ug/L
Dibromofluoromethane (surr)		100	% Recovery

MRL = Method Reporting Limit Conc. = Concentration

B = Analyte was detected in Method Blank.

E = Concentration exceeded calibration range.

Approved By :


Tom Kwoka

Acculabs - Davis



EPA 8260B QC Report - Oxygenates

Matrix: Water

QC Batch: OW010817

Date Analyzed: 8/17/01

QC Limits Set: 11/3/00

MS/MSD Sample ID: 22860-03

Spike Data

Parameter	Spike Conc ug/L	MS % Rec	MSD % Rec	RPD	LCS % Rec
Methyl-tert-Butyl Ether	10	52	122	81.1	75

Method Blank Data

Parameter	MRL	Measured Concentration	Units
tert-Butanol	20	<20	ug/L
Methyl-tert-Butyl Ether	5.0	<5.0	ug/L
Diisopropyl Ether	5.0	<5.0	ug/L
Ethyl tert-Butyl Ether	5.0	<5.0	ug/L
tert-Amylmethyl Ether	5.0	<5.0	ug/L

Quality Control Data

Surrogate Compounds	Control Chart Limits	
	Lower	Upper
Dibromofluoromethane	67	140


 Tom Kwoka
 Laboratory Director

Acculabs Inc.

[] 1046 Olive Drive Davis CA 95616
[] 75 Suttle St. Durango CO 81301
[] 4663 Table Mountain Dr. Golden CO 80403
[] 992 Spice Islands Dr. Sparks NV 89431

530-757-0920 Fax 753-6091
970-247-4220 Fax 247-4227
303-277-9514 Fax 277-9512
775-355-0202 Fax 355-0817

Lab Number 22798
Report
Due Date:

Client Gribi Assoc.
Address
City, State & Zip BENICIA
Contact JIM GRIBI
Phone
Collector's Name Gribi
Fax
Project Name Corwood CW
P.O. Number
Project Number

Fax Results Y N Page of
PUBLIC WATER SUPPLY INFORMATION
System Name
PWS No. Report to State/EPA Y N
POE No. DWR No.
Collection Point
City County

SAMPLE TYPE/USES		Compliance
DW = drinking water	TB = travel blank	Monitoring
WW = waste water	SD = solid	Y N
MW = monitoring well	SO = soil	
HW = hazardous waste	SL = sludge	

Analyses Requested	City	County
<i>TPH-G, TPH-D, MTBE</i>		
<i>TPH-D, MTBE</i>		

TURNAROUND TIME REQUESTED
Standard RUSH
Special
Lab Manager Approval

CLIENT'S SAMPLE ID/LOCATION	DATE	TIME	Analyses Requested	City	County	Spl. No.
<u>MW-1</u>	<u>7/27/01</u>	<u>12:25</u>	<u>X X</u>			<u>01</u>

Instructions/Comments/Special Requirements:

SWAB/RECEIPT	DATE	TIME	SENDER (Name/Address)	RECEIVER (Name/Address)
Received Cold	Y	N	<u>7/27/01 12:25</u> <u>Corwood CO</u>	<u>Tom Kusko</u>
Custody Seals	Y	N		
Seals Intact	Y	N		
No. of Containers				