

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

ENVIRONMENTAL HEALTH SERVICES

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

August 21, 2006

Ms. Janet Heikel
Olympian Oil
2000 Alameda de Las Pulgas, Suite 242
San Mateo, CA 94403

Mr. Ruben Hausauer
Ruben & Catherine Hausauer Trust
2672 Warwick Place
Hayward, CA 94542

Dear Ms. Heikel and Mr. Hausauer

Subject: Fuel Leak Case Number RO0002516, Olympian #975, 8515 San Leandro Street,
Oakland, CA.

Alameda County Environmental Health (ACEH) staff have reviewed the case file and the recently submitted "Site Characterization Work Plan," and "Site Conceptual Model" prepared by TEC Accutite (TEC) and dated March 27, 2006 for the above referenced site. ACEH generally agrees with the scope of work as proposed in the Work Plan, but with the following modifications described in the Technical Comments below. Based on our review of the case file we have made the following determination.

ACEH is concerned that the previous investigation did not sufficiently characterize soil and groundwater conditions onsite. Given no soil analytical data has been collected below 5 fbg., ACEH does not consider the site to be adequately characterized. ACEH requests that you prepare a revised Work Plan to define the vertical and horizontal extent of contamination on site. In addition, the projected hydraulic gradient, toward the west and slightly north, as proposed by TEC indicates that should soil and groundwater contamination be an issue, it would be moving off site toward the north-west. Furthermore, no offsite investigation has been performed in order to delineate the extent of possible hydrocarbon contamination down gradient of the site.

Based on ACEH staff review of the case file, we request that you address the following technical comments and send us the reports described below. Please provide 72-hour advance written notification to this office (e-mail preferred to steven.plunkett@acgov.org) prior to the start of field activities.

TECHNICAL COMMENTS

1. **Source Area Characterization.** The Revised Work Plan is to include a scope of work, which should propose characterization of the horizontal and vertical extent of contamination in the source area. ACEH does not agree that the proposed soil boring depth of 15 feet bgs. will adequately characterize the vertical extent of potential petroleum hydrocarbon contamination. ACEH requests that soil borings be extended to a depth that will adequately characterize the vertical extent of potential soil and groundwater contamination. We request that soil borings be continuously cored to assess the lithology and vertical extent of contamination.

ACEH requests soil boring SB6 be moved closer to the northwest corner of the UST location, and one

additional soil boring should be added between the property fence line and the UST location to determine if off site plume migration is a concern.

- 2. Characterization of Local Hydrogeology and Groundwater Flow Conditions.** The local hydrogeology and hydraulic gradient have not been sufficiently defined at the site. Therefore, we request that you collect detailed lithologic information using soil borings, direct push sampling, and/or cone penetrometer together with other methods to understand the hydrogeology of your site. We agree with the recommendation that soil borings be logged and cored continuously to define site geology.

ACEH request that you prepare hydrogeologic cross sections and incorporate data from the proposed and existing soil borings into hydrogeologic cross sections that depict the lateral and vertical extent of soil layers encountered, where groundwater was first encountered in borings and the static water levels, screen intervals in the proposed piezometers, observations of free product, staining, odor, and analytical results for soil and groundwater samples. The use of temporary well points (piezometers) to determine the hydraulic gradient is acceptable. However, should the investigation determine that petroleum hydrocarbon contamination is an issue, ACEH will require further investigation including the installation or groundwater monitoring wells to further define the extent of contamination both onsite and offsite. Please present the cross sections and result of the investigation in the Soil and Groundwater Investigation Report requested below.

- 3. Soil Sampling and Analysis.** ACEH requests that one soil sample be collected at the capillary fringe, approximately 2 feet above first groundwater, at distinct changes in lithology and at approximately 10 foot intervals until total depth of the boring is reached. In addition, ACEH requests that soil samples be submitted for laboratory analyses at all depth intervals where staining, odor, or elevated PID readings are observed. If staining, odor, or elevated PID readings are observed over an interval of several feet, a sufficient number of soil samples from this interval should be submitted for laboratory analyses to characterize the contamination within this interval. Additionally, ACEH requests that soil borings be extended to a depth that will adequately characterize the vertical extent of soil and groundwater contamination.
- 4. Soil and Groundwater Analysis.** ACEH concurs that during previous onsite investigations fuel oxygenates were not detected in shallow soil borings. However, given the limited depth of sampling, ACEH requests that all samples soil and groundwater samples collected below 5 feet bgs be analyzed for the following constituents; TPHg and TPHd by EPA Method 8015M or 8260, BTEX, EDB, EDC, MtBE, TAME, ETBE, DIPE, TBA and EtOH by EPA Method 8260. Please include results in the Soil and Groundwater Investigation Report requested below.

TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Mr. Steven Plunkett), according to the following schedule:

- **September 30, 2006 – Revised Work Plan for Soil and Groundwater Investigation**
- **90 days after work plan approval – Soil and Groundwater Investigation Report**

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

The Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program ftp site are provided on the attached "Electronic Report Upload (ftp) Instructions." Please do not submit reports as attachments to electronic mail.

Submission of reports to the Alameda County ftp site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) Geotracker website. Submission of reports to the Geotracker website does not fulfill the requirement to submit documents to the Alameda County ftp site. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitor wells, and other data to the Geotracker database over the Internet. Beginning July 1, 2005, electronic submittal of a complete copy of all necessary reports was required in Geotracker (in PDF format). Please visit the SWRCB website for more information on these requirements (http://www.swrcb.ca.gov/ust/cleanup/electronic_reporting).

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) require that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

UNDERGROUND STORAGE TANK CLEANUP FUND

Ms. Heikel and Mr. Hausauer
August 21, 2006
Page 4


Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

If you have any questions, please contact me at (510) 383-1767.

Sincerely,



Steven Plunkett
Hazardous Materials Specialist
Local Oversight Program

cc: Ms Jing Geisler
TEC Accutite
262 Michelle Court
South San Francisco, Ca 94080-6201

Donna Drogos, ACEH
Steven Plunkett, ACEH
File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



SENT
8-14-06

August 11, 2006

Ms. Janet Heikel
Olympian Oil
2000 Alameda de Las Pulgas, Suite 242
San Mateo, CA 94403

Mr. Ruben Hausauer
Ruben & Catherine Hausauer Trust
2672 Warwick Place
Hayward, CA 94542

Dear Ms. Heikel and Mr. Hausauer

Subject: Fuel Leak Case Number RO0002516, Olympian #975, 8515 San Leandro Street,
Oakland, CA.

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ACEH is concerned that the previous investigation did not sufficiently characterize soil and groundwater conditions onsite. Given no soil analytical data has been collected below 5 fgs., ACEH does not consider the site to be adequately characterized. ACEH requests that you prepare a revised Work Plan to define the vertical and horizontal extent of contamination on site. In addition, the projected hydraulic gradient—toward the west and slightly north—as proposed by TEC indicates that should soil and groundwater contamination be an issue, it would be moving off site toward the north-west. Furthermore, no offsite investigation has been performed in order to delineate the extent of possible hydrocarbon contamination down gradient of the site.

Based on ACEH staff review of the case file, we request that you address the following technical comments and send us the reports described below. Please provide 72-hour advance written notification to this office (e-mail preferred to steven.plunkett@acgov.org) prior to the start of field activities.

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additional soil boring should be added between the property fence line and the UST location to determine if off site plume migration is a concern.

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TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Mr. Steven Plunkett), according to the following schedule:

- **September 15, 2006 – Revised Work Plan for Soil and Groundwater Investigation**
- **90 days after work plan approval – Soil and Groundwater Investigation Report**

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

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PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) require that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

UNDERGROUND STORAGE TANK CLEANUP FUND

Ms. Heikel and Mr. Hausauer
August 11, 2006
Page 4

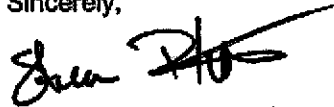
Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

If you have any questions, please contact me at (510) 383-1767.

Sincerely,



Steven Plunkett
Hazardous Materials Specialist
Local Oversight Program

cc: Ms Jing Geisler
TEC Accutite
262 Michelle Court
South San Francisco, Ca 94080-6201

Donna Drogos, ACEH
Steven Plunkett, ACEH
File



SENT 3-07-06

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

March 6, 2006

Mr. and Mrs. Ruben Hausauer
672 Warwick Pl
Hayward, CA 94542-1246

RE: Workplan for Fuel Leak Investigation, Site No. RO0002516 Oimplan Service Station, 8515 San Leandro Blvd, Oakland, CA 94621

Dear Mr. and Mrs. Hausauer:

Alameda County Environmental Health (ACEH) staff has recently reviewed Draft Site Conceptual Model dated March 6, 2006 along with Site Status document dated January 22, 2004, prepared by Ms. Jing Heisler and Mr. Sami Malaeb of TEC Accutite. As you are aware, proposal for a workplan was submitted to address the contamination detected at the above subject site. We concur with this assessment. However we request that you address the following technical comments, perform the proposed work, and send us the technical reports requested below:

TECHNICAL COMMENTS

As your are aware, I have discussed the proposed work with your consultant. The above proposed work is being prepared in order to further define the horizontal and vertical extent of soil/groundwater contamination. The workplan is approved. Please ensure the following items are addressed as specified below:

- **Geotracker EDF Submittals** - A review of the case file and the State Water Resources Control Board's (SWRCB) Geotracker website indicate that electronic copies of analytical data have not been submitted for your site. Pursuant to CCR Sections 2729 and 2729.1, beginning September 1, 2001, all analytical data, including monitoring well samples, submitted in a report to a regulatory agency as part of the LUFT program, must be transmitted electronically to the SWRCB Geotracker website via the internet. Additionally, beginning January 1, 2002, all permanent monitoring points utilized to collected groundwater samples (i.e. monitoring wells) and submitted in a report to a regulatory agency, must be surveyed (top of casing) to mean sea level and latitude and longitude accurate to within 1-meter accuracy, using NAD 83, and transmitted electronically to the SWRCB Geotracker website. Beginning July 1, 2005, electronic submittal of a complete copy of all reports is required in Geotracker (in PDF format). In order to remain in regulatory compliance, please upload all analytical data (collected on or after September 1, 2001), to the SWRCB's Geotracker database website in accordance with the above-cited regulation. Please perform the electronic submittals for applicable data and submit verification to this Agency by 3/14/2006.

to this office as discussed.

TECHNICAL REPORT REQUEST

Please submit the following technical reports to Alameda County Department of Environmental Health (Attention: Amir K. Gholami):

April 3, 2006 Workplan

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

ACEH's Environmental Cleanup Oversight Programs (LOP and SLIC) now request submission of reports in electronic form. The electronic copy is intended to replace the need for a paper copy and is expected to be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program FTP site are provided on the attached "Electronic Report Upload Instructions." Submission of reports to the Alameda County FTP site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) Geotracker website. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitoring wells, and other data to the Geotracker database over the Internet. Beginning July 1, 2005, electronic submittal of a complete copy of all reports is required in Geotracker (in PDF format). Please visit the State Water Resources Control Board for more information on these requirements (http://www.swrcb.ca.gov/ust/cleanup/electronic_reporting).

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) requires that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

If you have any questions, please call me at (510) 567-6876.

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

cc: Ms. Jing Heisler, CHG, TEC Accutite, 35 South Linden Ave., South San Francisco, CA
94080-6407
D. Drogos, A. Gholami

Enclosure: ACEH Electronic Report Upload (ftp) Instructions

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



03-06-03

March 4, 2003

RO0002516

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

Mr. and Mrs. Ruben Hausauer
672 Warwick Pl
Hayward, CA 94542-1246

RE: Olympic Service Station, 8515 San Leandro Blvd, Oakland, CA
94621

LANDOWNER NOTIFICATION AND PARTICIPATION REQUIREMENTS

Dear Mr. and Mrs. Ruben Hausauer:

This letter is to inform you of new legislative requirements pertaining to cleanup and closure of sites where an unauthorized release of hazardous substance, including petroleum, has occurred from an underground storage tank (UST). Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code requires the primary or active responsible party to notify all current record owners of fee title to the site of: 1) a site cleanup proposal, 2) a site closure proposal, 3) a local agency intention to make a determination that no further action is required, and 4) a local agency intention to issue a closure letter. Section 25297.15(b) requires the local agency to take all reasonable steps to accommodate responsible landowners' participation in the cleanup or site closure process and to consider their input and recommendations.

For purposes of implementing these sections, you have been identified as the primary or active responsible party. Please provide to this agency, within twenty (20) calendar days of receipt of this notice, a complete mailing list of all current record owners of fee title to the site. You may use the enclosed "list of landowners" form (sample letter 2) as a template to comply with this requirement. If the list of current record owners of fee title to the site changes, you must notify the local agency of the change within 20 calendar days from when you are notified of the change.

If you are the sole landowner, please indicate that on the landowner list form. The following notice requirements do not apply to responsible parties who are the sole landowner for the site.

LANDOWNER NOTIFICATION

Re: 8515 San Leandro Blvd, Oakland

March 4, 2003

Page 2 of 2

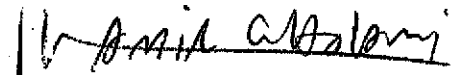
In accordance with Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code, you must certify to the local agency that all current record owners of fee title to the site have been informed of the proposed action before the local agency may do any of the following:

- 1) consider a cleanup proposal (corrective action plan)
- 2) consider a site closure proposal
- 3) make a determination that no further action is required
- 4) issue a closure letter

You may use the enclosed "notice of proposed action" form (sample letter 3) as a template to comply with this requirement. Before approving a cleanup proposal or site closure proposal, determining that no further action is required, or issuing a closure letter, the local agency will take all reasonable steps necessary to accommodate responsible landowner participation in the cleanup and site closure process and will consider all input and recommendations from any responsible landowner.

Please call me at (510) 567-6876 if you have any questions about the content of this letter.

Sincerely,



Amir K. Gholami, REHS
Hazardous Materials Specialist

cc: Reger Breweer, RWQCB

Attachments: Sample letter 2 and Sample letter 3, which must be filled out by the Responsible Party and mailed to Alameda County.

Alameda County Health care Services Agency
Environmental Health Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

**"List of Landowners" form
(Sample Letter 2)**

**SUBJECT: CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR (Site
name and address)
(to be filled in by the primary responsible party and mailed to
Alameda County)**

(Note: Fill out item 1 if there are multiple site landowners. If
you are the sole site landowner, skip item 1 and fill out item 2)

1. In accordance with section 25297.15(a) of Chapter 6.7 of
the Health & Safety Code, I, (name of primary responsible
party), certify that the following is a complete list of
current record fee title owners and their mailing addresses
for the above site:

2. In accordance with section 25297.15(a) of Chapter 6.7 of
the Health & Safety Code, I, (name of primary responsible
party), certify that I am the sole landowner for the above
site.

Sincerely,

Signature of primary responsible party

Name of primary responsible party

Alameda County Health care Services Agency
Environmental Health Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

**"Notice of Proposed Action" form
(Sample Letter 3)**

**SUBJECT: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY FOR
(site name and address)
(to be filled in by the primary responsible party and mailed to
Alameda county)**

In accordance with section 25297,15(a) of Chapter 6.7 of the
Health & Safety Code, I, (name of primary responsible party),
certify that I have notified all responsible landowners of the
enclosed proposed action. Check space for applicable proposed
action(s):

- cleanup proposal (corrective action plan)
 site closure proposal
 local agency intention to make a determination that no
further action is required
 local agency intention to issue a closure letter

Sincerely,

Signature of primary responsible party

Name of primary responsible party

cc: Names and addresses of all record fee title owners

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



Copy
R02516

RAFAT A. SHAHID, Director

DEPARTMENT OF ENVIRONMENTAL HEALTH
Environmental Protection Division
1131 Harbor Bay Parkway, #250
Alameda, CA 94502-6577
(510) 567-6700

July 7, 1995

Mark Rossiter
Robert H. Lee & Associates, Inc.
1137 N. McDowell Blvd.
Petaluma, CA 94954-1469

Dear Mr. Rossiter:

Subject: Project #2763A: Installation of Underground Tanks at
Olympian Oil Company, 8515 San Leandro Street,
Oakland, CA 94621

The amount of money deposited for overseeing the completion of the aforementioned project was insufficient. A total of 19.6 hours was spent at \$90 per hour for a total amount of \$1,764. On deposit was \$894. Therefore, \$870 is due.

Please submit a check for this amount, payable to "Alameda County" within 10 days. Also, please write the project number and site address on your check.

Sincerely yours,

Don Hwang
Hazardous Materials Specialist
Dept. of Environmental Health

DH:cmb

wp/6.0/Rossiter