



ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
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June 11, 2012

Mr. Steven Hill
San Francisco Bay Regional Water Quality Control Board
1515 Clay Street, Suite 1400
Oakland, CA 94612
(sent via electronic mail to: SHill@waterboards.ca.gov)

Subject: Notice of Enforcement Referral; Spills, Leaks, Investigations and Cleanup (SLIC) Case File No. RO0002530 (Global ID # T06019738255), SNK Andante Project, 3992 San Pablo Avenue, Emeryville CA

Dear Mr. Hill:

This is a notice of an enforcement referral for the subject site. Site Responsible Parties are non-responsive to Alameda County Environmental Health (ACEH) requests and are recalcitrant. As a consequence, ACEH is referring this site to the San Francisco Bay Regional Water Quality Control Board for further actions.

The subject site is one of seven sites with a co-mingled soil and groundwater contaminant plumes sites (Oakland National Engravers; RO0000079; Dunne Quality Paints; RO0000073; San Francisco French Bread Company; RO0000171; Celis Service Station; RO0000453; SNK Andante; RO0002530; Oak Walk; RO0002733, and Magnolia Terrace; RO0003004). The groundwater contaminant plume extends a minimum distance of approximately 1,200 feet in length (see attached paleochannel figure). The soil and groundwater plumes appear to have moved through a series of granular paleochannels (with significant interconnectivity) that is present beneath the sites.

While a number of underground storage tanks were found at the subject site during redevelopment, the site appears to have been primarily impacted by contamination sourced largely from the San Francisco French Bread Company site (RO0000171), by the Celis Service Station (RO0000453), and two former paint manufacturing sites (Oakland National Engravers; RO0000079 and Dunne Quality Paints; RO0000073). The extent of contaminant migration from the Celis Service Station site on to the subject site appears to have been partly controlled by old abandoned foundational elements that apparently allowed free-phase and groundwater with elevated concentrations to migrate into and beneath the subject site. At present, despite multiple requests, an agency deed restriction has not been recorded.

As you may know, not all historic documents for the subject fuel leak case may be available on GeoTracker. The complete historic case file for this site is located on the Alameda County Environmental Health website at: <http://ehgis.acgov.org/dehpublic/dehpublic.jsp>.

Should you have any questions, please contact me at (510) 567-6876 or send me an electronic mail message at mark.detterman@acgov.org.

Sincerely,

Mark E. Detterman, PG, CEG
Senior Hazardous Materials Specialist

cc: Dunne Quality Paints; (RO0000073):

Terry Turner, Dunne Quality Paints, 707 Glenside Circle, Lafayette, CA 94549
Chad McNamee, 6820 Thornhill Drive, Oakland, CA 94611
Martin Samuels, Green City Lofts, 3076 Delmont Avenue, Oakland, CA 94605
Martin Samuels, Green City Lofts, 4601 W. Walnut Street, Soquel, CA 95073
Martin Samuels, Green City Lofts, 2715 Porter Street, Suite 207, Soquel, CA 95073
Green City Lofts Home Owner Association; 1007 41st Street, Oakland, CA 94608
Timothy Bodkin, Bureau Veritas, 2430 Camino Ramon, Suite 122, San Ramon, CA 94583
(sent via electronic mail to timothy.bodkin@us.beuraveritas.com)

Oakland National Engravers; (RO0000079):

Terry McGrath, McGrath Properties, 130 Webster Street, Suite 200, Oakland, CA 94607
(sent via electronic mail to terry@mcgrathproperties.com)
Deborah Castles, McGrath Properties, 130 Webster Street, Suite 200, Oakland, CA 94607
(sent via electronic mail to deborah@mcgrathproperties.com)
Syed Rehan, AMEC Geomatrix, Inc., 2101 Webster Street, 12th Floor, Oakland, CA 94612
(sent via electronic mail to syed.rehan@amec.com)
Robert Kitay, Aqua Science Engineers, Inc, 55 Oak Court, Suite 220, Danville, CA 94526,
(sent via electronic mail to rkitay@aquascienceengineers.com)

San Francisco French Bread Company; (RO0000171):

Peter Sher, San Francisco French Bread Company, 7801 Edgewater Drive, Oakland, CA 94621
John Tibbetts, Oak's Club Room, 4097 San Pablo Avenue, Emeryville, CA 94608
Dai Watkins, The San Joaquin Co., 1120 Hollywood Avenue, Suite 3, Oakland, CA 94602
(sent via electronic mail to daiw@sanjoco.com)

Celis Service Station; (RO0000453):

City of Emeryville, Economic Development & Housing Department, c/o Markus Niebanck, 1333
Park Avenue, Emeryville, CA 94608 (sent via electronic mail to mniebanck@ci.emeryville.ca.us)
Constantino Celis, Celis Alliance, 2200 Powell St, 12th Floor, Emeryville, CA 94608
Jacob Henry, URS Corporation, 1333 Broadway, Suite 800, Oakland, CA 94612
(sent via electronic mail to Jacob_Henry@URSCorp.com)

SNK Andante Project (RO0002530):

Mr. Don Peterson, SNK Captec Andante LLC, 1103 40th Street, Emeryville, CA 94608
Dai Watkins, The San Joaquin Co., 1120 Hollywood Avenue, Suite 3, Oakland, CA 94602
(sent via electronic mail to daiw@sanjoco.com)

Oak Walk Redevelopment; (RO0002733):

Marilyn Ponte, Bay Rock Residential LLC, 1300 Clay Street, Suite 620, Oakland, CA 94612
(sent via electronic mail to marilyn@bay-rock.com)
John Tibbetts, Oak's Club Room, 4097 San Pablo Avenue, Emeryville, CA 94608
Dai Watkins, The San Joaquin Co., 1120 Hollywood Avenue, Suite 3, Oakland, CA 94602
(sent via electronic mail to daiw@sanjoco.com)

Magnolia Terrace Residential (RO0003004)

Darin Lounds, Executive Director, Housing Consortium of the East Bay, 1440 Broadway, Suite
700, Oakland, CA 94612; (sent via electronic mail to dlounds@hceb.org)
Brienne Steinhauser, Housing Consortium of the East Bay, 1440 Broadway, Suite 700, Oakland,
CA 94612 (sent via electronic mail to: bsteinhauser@hceb.org)

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Linda Gardener, Alameda County Housing and Community Development Department, 224 W. Winton Avenue, Room 108, Hayward, CA 94544; (sent via electronic mail to: Linda.Gardner@acgov.org)

Concerned Property Owners:

David Ennis, PO Box 10985, South Lake Tahoe, CA 96158-3985

Regulatory Contacts:

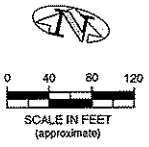
Leroy Griffin, Oakland Fire Department, 250 Frank H. Ogawa Plaza, Suite 3341, Oakland, CA 94612-2032 (sent via electronic mail to lgriffin@oaklandnet.com)

Donna Drogos, ACEH, (sent via electronic mail to donna.drogos@acgov.org)

Mark Detterman, ACEH, (sent via electronic mail to mark.detterman@acgov.org)

Geotracker, Electronic File

See Map:
 This map was prepared from various reports, including information provided by:
 • Hunt, Hulse, Jones, April 1975/76
 (Project # 42330-00, Revision Date 10/25/03)
 • Day Area Land Surveying - ALTA / ACSM Land Title Survey, Portion of Lots 3, 4, 5 & 6 of the H.C. Oak's Homestead (Nov. 2005)
 • Janda Humber Jones - ALTA / ACSM Land Title Survey, San 19150 Am. & 4020 Street Extension Drawing No. 600/04-ALTA (7/25/01)
 • Clayton Group Services - Monitoring Well Locations Former Durm Borehole 5077 41st St, Oakland, Figure 2, Project No. 70-03366-04 (10/25/02)
 • Clayton Group Services - Historical Subject Property Plan 1007 41st St & 4050 Adeline St., Oakland, Figure 3, Project No. 70-03366-00 (03/06/02)
 • Aerial Photography and Ground Measurement



Note:
 Except on Andante and Frank Durm sites, location and continuity of paleo streambed deposits are tentative. Continuity of paleo streambed channels as shown on Boyson Paint Site, 41st Street, Ennis Property, 40th Street, California Linen Rental, and Adeline Street are assumed based on a preponderance of available boring log, hydrostratigraphic and geochemical data.

EXPLANATION	
⊕ M-1	SVC Monitoring Well (Oak Walk)
⊕ M-2	SVC Temporary Monitoring Well (Oak Walk)
⊕ EE-1	SVC Environmental Boring (Oak Walk)
⊕ EC-1	SVC Geotech Boring (Oak Walk)
⊕ EC-2	Cone Penetration Test Location (Oak Walk)
⊕ EC-3	Expansive Trench
⊕ EC-4	Underground Storage Tank (removed)
⊕ EC-5	Wastewater Quake Extraction Well
⊕ EC-6	Clayton Monitoring Well (DW) & Temporary Monitoring Well (DW)
⊕ EC-7	Clayton Boring (Ennis)
⊕ EC-8	Clayton Boring (Durm)
⊕ EC-9	EDM Boring (EC-06)
⊕ EC-10	Academy Property Monitoring Well
⊕ EC-11	USGS Geoprobe Soil Boring
⊕ EC-12	USGS Monitoring Well
⊕ EC-13	NSA Environmental Boring
⊕ EC-14	Extraction Well
⊕ EC-15	Probe or Cycle Soil Sample
⊕ EC-16	Lens or Ficks Soil Boring
⊕ EC-17	Lens or Ficks Monitoring Well
⊕ EC-18	Native Exploratory Boring
⊕ EC-19	SECDE Monitoring Well
⊕ EC-20	AFD Environmental, Inc. Boring
⊕ EC-21	SVC Temporary Monitoring Well (Ennis Andante)
⊕ EC-22	Wired Seismograph Gravity Anemometer
⊕ EC-23	French Soil Sample Location
⊕ EC-24	Durm Ficks Monitoring Well
⊕ EC-25	ASE Boring
⊕ EC-26	ASE Temporary Well
⊕ EC-27	Environmental Sciences Corp Monitoring Well
⊕ EC-28	Hagerman-Agular, Inc. Soil Boring
⊕ EC-29	Cost Environmental Test (EC)
⊕ EC-30	Soil Boring (EC)

UNAUTHORIZED RELEASE SITES IN NEIGHBORHOOD OF OAK WALK SITE Oak Walk Site Emeryville, California		
FIG 3	DIETZ ENGINEERING AND CONSTRUCTION, INC.	Project Number: 0707.1001 Drawn by: GNM Date: 03/16/12

