

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



10-30-03

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

October 29, 2003

Mr. Charles Lawlor
RWL Investments
4919 Tidewater
Oakland, CA 94601

Dear Mr. Lawlor:

Subject: Fuel Leak Case: RO0002558, 15651 Worthley Dr., San Lorenzo, CA 94580

Alameda County Environmental Health, Local Oversight Program (LOP) staff has received and reviewed the October 24, 2003 Proposed Revised Investigative Workplan for the subject site prepared by Environmental Restoration Services (ERS). This work plan revises the previously submitted October 9, 2003 Proposed Investigative Workplan by ERS. The revised work plan adds three additional boring locations around the former UST excavation for a total of six. The additional borings are warranted since the gradient has not been determined at the site and the revised work plan would cover all directions around the tank pit. Grab groundwater samples will be collected and analyzed for TPH-diesel, BTEX and MTBE. In addition, groundwater gradient will be estimated by surveying the top of each casing within the borehole.

This work plan is approved. Please notify our office prior to performing this work.

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, D. Drogos
Mr. B. Halsted, Environmental Restoration Services, 500 Santa Cruz Ave., Menlo Park,
CA 94025

revwpap15651WorthleyDr

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



10-20-03

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

October 20, 2003

Mr. Charles Lawlor
RWL Investments
4919 Tidewater
Oakland, CA 94601

Dear Mr. Lawlor:

Subject: Fuel Leak Case: RO0002558, 15651 Worthley Dr., San Lorenzo, CA 94580

Alameda County Environmental Health, Local Oversight Program (LOP) staff has received and reviewed the case file for the subject site up to the October 9, 2003 Sampling Report from Environmental Restoration Services. This reports details the disposal of groundwater from the excavation pit and the above ground storage tank and the sampling of soil and groundwater from the former underground storage tank pit. It appears that the area within the former tank pit will not require any additional remediation, however, the extent of the petroleum plume must be determined. An investigation using temporary borings may be most efficient to determine the need or lack thereof for additional investigation such as permanent monitoring wells.

TECHNICAL REPORT REQUEST

Please submit the following technical report according the schedule below.

- November 21, 2003- Work plan to determine the extent of the petroleum plume plus a copy of the underground storage tank closure report or copy of the manifest for the disposal of the underground storage tank

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

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, D. Drogos
Mr. B. Halsted, Environmental Restoration Services, 500 Santa Cruz Ave., Menlo Park,
CA 94025

Wprq15651WorthleyDr

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

July 18, 2003

Mr. Charles Lawlor
RWL Investments
4919 Tidewater Ave.
Oakland, CA 94601

Dear Mr. Lawlor:

Subject: Fuel Leak Case No. RO0002558, DiSalvo Trucking, 15651 Worthley Dr.,
San Lorenzo, CA 94580

LANDOWNER NOTIFICATION AND PARTICIPATION REQUIREMENTS:

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.

In addition, our office is considering your request for site closure. Please also complete and submit a "notice of proposed action submitted to local agency" form. You may use sample letter 3, enclosed.

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

RO0002558, 15651 Worthley Dr., San Lorenzo, CA 94580

July 18, 2003

Page 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) 567-6765 should you have any questions about the content of this letter.

Sincerely,



Barney M. Chan
Hazardous Materials Specialist

Attachments

cc: Betty Graham, RWQCB

SAMPLE LETTER (2): LIST OF LANDOWNERS FORM

Name of local agency
Street address
City

SUBJECT: CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR (*Site Name and Address*)

(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

SAMPLE LETTER 3: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY

Name of local agency
Street address
City

SUBJECT: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY FOR *(Site Name and Address)*

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



R02558

RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
80 Swan Way, Rm. 200
Oakland, CA 94621
(510) 271-4320

October 6, 1992

John Tounger
Transportation Terminals Company
660 Mariposa St.
San Francisco CA 94101

RE: Package Delivery Express, 15651 Worthley Dr., San Lorenzo

Dear Mr. Tounger:

In January I inspected your San Lorenzo facility for compliance with hazardous materials, hazardous waste and underground storage tank (UST) statutes. I requested additional information on your underground tank monitoring system and an update to your company's Hazardous Materials Management Plan (HMMP). You have supplied installation information on the tank system and an updated UST permit application form A. Before I can issue a final permit to operate your system, I also will need the following items:

Written routine tank monitoring procedure for interstitial space and piping

Written leak response plan

Completed UST permit application form B

Updated HMMP

Enclosed you will find a UST management plan questionnaire that you can use to supply the needed monitoring and response information. I have also enclosed the permit and HMMP forms. **Please supply the requested information by November 2, 1992.**

You may contact me with any questions at (510)271-4320.

Sincerely,

Pamela J. Evans
Senior Hazardous Materials Specialist

c: James Ferdinand, Eden Fire District

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



✓ R0176 (16505 worthley)
✓ R02558 (15651 worthley)

Certified Mailer #: P 062 128 093

September 22, 1989

Ms. Kelly Hayden
Blymer Engineers, Inc.
1829 Clement Avenue
Alameda California 94501

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

Re: Records Search for the Warehouse located at 16500 Worthley Drive
in San Lorenzo

Dear Ms. Hayden:

Per your letter request of September 6, 1989, and per your conversation with Ms. Katherine Chesick on September 13, 1989, we have searched our Site, Emergency Response and Proposition 65 Notification files for information on soil or ground water contamination and unauthorized releases at 16500 Worthley Drive in San Lorenzo.

Our search revealed no information concerning this address. However, we do have the following information on other Worthley Drive addresses:

15651 Worthley Drive:

Two businesses operating at this address share one underground diesel fuel tank, use cleaning/degreasing solvents and generate waste oil. The tank, a double-walled tank, was installed in November 1987.

16505 Worthley Drive:

Four steel underground storage tanks were removed from this address on June 23, 1988. Two tanks which had stored gasoline showed no obvious holes and the associated native soil samples had no detectable contamination. The fill surrounding the tanks contained gasoline up to 4,100 ppm gasoline. Ground water collected from the associated excavation had low levels of benzene, toluene, ethyl benzene and xylene, with the highest concentration being 0.089 ppm xylene, and 3.1 ppm of gasoline.

Of the two other tanks, one had multiple small holes. Both tanks had stored diesel fuel. Soil samples associated with these tanks contained up to 260 ppm diesel; this contaminated

Page 2 of 2
Ms. Kelly Hayden
16500 Worthley Drive
September 22, 1989

soil was excavated on July 23, 1988. Resampling revealed no contaminants were present in the remaining soil. Ground water collected from the excavation contained 51 ppm diesel. Samples of the fill surrounding the tanks contained up to 16,000 ppm diesel.

The above information is based only on records available within the Alameda County Hazardous Materials Division. Additional information may be available from other agencies or parties.

You will be billed for the provision of this service (see attached). If you have any questions concerning this letter, please contact Katherine Chesick at (415) 271-4320.

Sincerely,



Rafat A. Shahid, Chief,
Hazardous Materials Division

RAS:kac

cc: Katherine Chesick, Hazardous Materials Division
Files

attachment

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R02558

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415) 271-4320

Certified Mailer #: P 833 981 360

April 14, 1989

Mr. Bob Lawlor
Package Delivery Express
15651 Worthley Drive
San Lorenzo, Ca. 94580

RE: Submittal of Completed Underground Tank Permits and Hazardous
Materials Business Plans

* * * NOTICE OF VIOLATION * * *

Dear Mr. Lawlor:

Our records indicate that on March 3, 1988, Mr. Robert Cabeceiras of Package Delivery Express received an Underground Tank Permit application and a Hazardous Material Business Plan application from Mr. Larry Seto of our office. Both applications were to have been submitted to our office within 30 days of receipt of the forms. Since we have no record of receiving either of the applications, we are enclosing copies of these forms for you to complete. The completed forms must be returned to our office within 40 days of the date of this letter.

We wish to direct your attention to California Health and Safety Code Sections 25284 (a) and 25299 (a)(1), which permit levying of fines of up to five thousand dollars (\$5,000) per day for each day a tank owner operates an unpermitted underground tank. In addition, per California Health and Safety Code Sections 25503.5 and 25514 (a), a business handling hazardous materials which does not implement a business plan may be fined up to two thousand dollars (\$2,000) per day for each day a plan has not been implemented.

If you have any questions concerning this letter or the forms, please

Page 2 of 2
Mr. Bob Lawlor
Package Delivery Express
April 14, 1989

contact Katherine Chesick, Hazardous Materials Specialist, at (415)
271-4320.

Sincerely,

Rafat A. Shahid

Rafat A. Shahid, Chief,
Hazardous Materials Division

RAS:kac

cc: Gil Jensen, Alameda County District Attorney, Consumer and
Environmental Protection Division
Katherine Chesick, Alameda County Hazardous Materials Division
Files

enclosures:

- * Underground Storage Tank Form A (2 copies, complete one per facility)
- * Underground Storage Tank Form B (3 copies, complete one per tank)
- * Hazardous Materials Business Plan (1 copy)