UNDERGROUND STORAGE TANK REMOVAL
DECEMBER 2003

1125 67TH STREET
OAKLAND, CALIFORNIA

PREPARED FOR:

OAKLAND FIRE DEPARTMENT
AND
MR. JOHN BUSCHINI

DECEMBER 19, 2003

IEC ACCUTITE

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1. SITE MAP

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1.0 INTRODUCTION

On behalf of Mr. John Buschini, TEC Accutite removed one 10,000 gallon (gal) gasoline underground storage tank (UST) and one dispenser island from 1125 67th Street in Oakland, California. After the UST removal, confirmation soil samples were collected. Presented below are the work description and results of the sampling.

2.0 SITE DESCRIPTION

The subject site is a bakery located at 1125 67th Street in Oakland, California. Facilities at the site include one 10,000-gal gasoline UST and one dispenser island. Site elevation is approximately 40-ft above mean sea level (msl). The San Francisco Bay is approximately 1.5 miles west of the site. One groundwater monitoring well was discovered at the McDonalds restaurant, located adjacent to the subject site to the east. According to Mr. Buschini, a former gasoline service station previously existed at the property currently occupied by the McDonalds restaurant. The owner of the monitoring well(s) is unknown.

3.0 SCOPE OF WORK

On December 2, 2003, TEC Accutite removed one 10,000-gal gasoline UST, one dispenser island and associated product piping from the subject site. Prior to the excavation, TEC Accutite obtained a permit from the City of Oakland Fire Prevention Bureau. A copy of the permit is provided in Attachment A.

Project Personnel: TEC Accutite Project Geologist Thomas Culig
TEC Accutite Machine Operator Willie Green

Former UST Location: Northeast portion of the site, adjacent to the northeast corner of the subject site building. Lateral extent of the excavation was approximately 12 x 40 feet.

Tank Removal: The UST was emptied. TEC Accutite excavated, uncovered the UST, and rendered it inert with CO_2 dry ice. The Lower Explosion Limit (LEL) and oxygen content were measured by a Gas-Tech meter. Mr. Hernan Gomez of the Oakland Fire Department witnessed the UST removal.

Observations: No holes or pitting was observed in the tank shell.

Sediment Lithology: Sediments beneath the site consist of brown silty fine grained sand to approximately 14 fbg.

Depth to Water: Water was encountered at approximately 10 feet below grade (fbg).

Excavation Depth: Average depth of the UST excavation was 9 fbg. The depth to the bottom of the UST was approximately 12 fbg.

UST Disposal: The UST was transported to Ecology Control Industries, Inc. facility in Richmond, California for disposal. The UST was accompanied by Hazardous Waste Manifest Number 22800023. A copy of the Waste Manifest is included in Attachment B.

Sample Technique: Three soil samples were collected from the bottom of the excavation pit of the former gasoline UST and one soil sample beneath the former dispenser island. Soil sample (TP-N) was collected from native soil

14 fbg from the north end of the excavation. Soil sample (TP-S) was collected from native soil 14 fbg from the south end of the excavation. Soil sample (TP-C) was collected from native soil 14 fbg from the center of the excavation. Soil sample (DISP-2) was collected from native soil 2 fbg from beneath the former dispenser island. One four-point composite sample was collected from the excavated soil (SP 1-4). All soil samples were collected by driving clean brass tubes into the soil. Samples were completely filled with soil to avoid headspace and loss of volatiles, then covered with Teflon liners and capped.

All soil samples were labeled, placed on blue ice in an ice chest, and delivered to North State Environmental Laboratory (a California State Certified Laboratory) under a chain-of-custody.

Laboratory Analysis: The soil samples were analyzed for total petroleum hydrocarbons as gasoline (TPHg) by EPA 8015, benzene, toluene, ethylbenzene and xylenes (BTEX) and methyl-tert-butyl ether (MTBE) by EPA Method 8020. The excavated soil was also analyzed for total lead by EPA Method 6010. Positive detections of MTBE in soil were confirmed by analysis of fuel additives by EPA Method 8260. The laboratory analytical report for soil samples is presented in Attachment C.

Excavation Status: Following the tank removal, the excavation was backfilled with the excavated soil.

4.0 RESULTS

Hydrocarbons in Soil

TPHg and BTEX compounds were not detected above laboratory reporting limits in soil samples collected from the excavation pit. MTBE was detected at a maximum concentration of 7.06 ppm in soil 14 fbg from the northern end of the excavation. Fuel additives tert-Amyl methyl ether (TAME) and tert-Butyl alcohol (TBA) were detected at maximum concentrations of 0.295 ppm and 1.43 ppm in soil from the excavation, respectively. Petroleum hydrocarbons were detected at concentrations of 2.06 ppm TPHg, 0.052 ppm benzene and 1.11 ppm MTBE in soil beneath the former dispenser island. Fuel additives were detected at concentrations of 0.053 ppm TAME and 1.52 ppm TBA in soil beneath the former dispenser island. TPHg and MTBE were detected at concentrations of 3 ppm and 0.209 ppm in the excavated soil, respectively. TBA was detected at a concentration of 0.253 ppm in the excavated soil. Aside from TAME and TBA, no other fuel additives were detected above laboratory reporting limits in all soil samples.

5.0 CONCLUSIONS AND RECOMMENDATIONS

- Petroleum hydrocarbons were detected at minor concentrations in soil from the excavation and beneath the former dispenser island. It is unknown whether groundwater is impacted with petroleum hydrocarbons. The presence of a groundwater monitoring well at the neighboring McDonalds site indicates that groundwater is potentially impacted in the vicinity.

- MTBE is the contaminant of concern at this site. UST case closure or further subsurface investigation is at the discretion of Oakland Fire Department and/or ACHCSA.

- Approximately 90 cubic yards of soil was excavated during the removal of the UST. The excavation was backfilled with the excavated soil. Removal of the backfilled soil from the excavation pit is at the discretion of the Oakland Fire Department and/or ACHCSA.

6.0 LIMITATIONS

Our services consist of professional opinions, conclusions and recommendations made today in accordance with generally accepted engineering principles and practices. This warranty is in lieu of all other warranties either expressed or implied. TEC Accutite's liability is limited to the dollar amount of the work performed.

Thank you for the opportunity to provide you with our services. If you have any questions, please call Tom Culig at (650) 952-5551, Ext. 217.

Sincerely,
TEC Accutite

Thomas D. Culig
Project Geologist

Reviewed by:

Sami Malaeb, P.E., R.E.A.
Environmental Director

cc: Mr. John Buschini, 1260 Shell Circle, Clayton, California 94517

TABLE: Summary of Soil Analytical Data - St. Francis Pie Co., 1125 67th Street, Oakland, CA

Sample ID	Depth (fbg)	Date	TPHg	B	T	E	X	MTBE	ETBE	TAME	DIPE	TBA	1,2DCA	1,2EDB	Ethanol	Lead
			Concentrations in parts per million (ppm)													
TP-N	14	12/2/2003	<0.5	<0.005	<0.005	<0.005	<0.010	**7.06**	<0.01	**0.295**	<0.01	**1.43**	<0.01	<0.01	<1	---
TP-S	14	12/2/2003	<0.5	<0.005	<0.005	<0.005	<0.010	**0.045**	<0.005	<0.005	<0.005	<0.25	<0.005	<0.005	<0.5	---
TP-C	14	12/2/2003	<0.5	<0.005	<0.005	<0.005	<0.010	**0.167**	<0.005	**0.008**	<0.005	<0.25	<0.005	<0.005	<0.5	---
DISP-2	2	12/2/2003	**2.06**	**0.052**	**0.006**	**0.009**	**0.036**	**1.11**	<0.005	**0.053**	<0.005	**1.52**	<0.005	<0.005	<0.5	---
SP (1-4)	stockpile	12/2/2003	**3**	<0.005	**0.006**	**0.026**	**0.029**	**0.238**	<0.005	**0.012**	<0.005	**0.253**	<0.005	<0.005	<0.5	**14.7**

Notes:

TP-N = Soil sample collected 14 fbg beneath the UST at the north end of excavation.

TP-S = Soil sample collected 14 fbg beneath the UST at the south end of excavation.

TP-C = Soil sample collected 14 fbg beneath the UST at the center of excavation.

SP (1-4) = Composite soil sample of excavated soil.

TPHg = Total petroleum hydrocarbons as gasoline (EPA Method 8015)

BTEX = Benzene, Toluene, Ethylbenzene, Xylenes (EPA Method 8020)

Fuel Additives = Methyl-tert-butyl ether (MTBE), Ethyl tert-butyl ether (ETBE), tert-Amyl methyl ether (TAME), Di-isopropyl ether (DIPE), tert-Butyl alcohol (TBA), 1,2-Dichloroethane, 1,2-Dibromoethane, Ethanol (EtOH) by EPA Method 8260

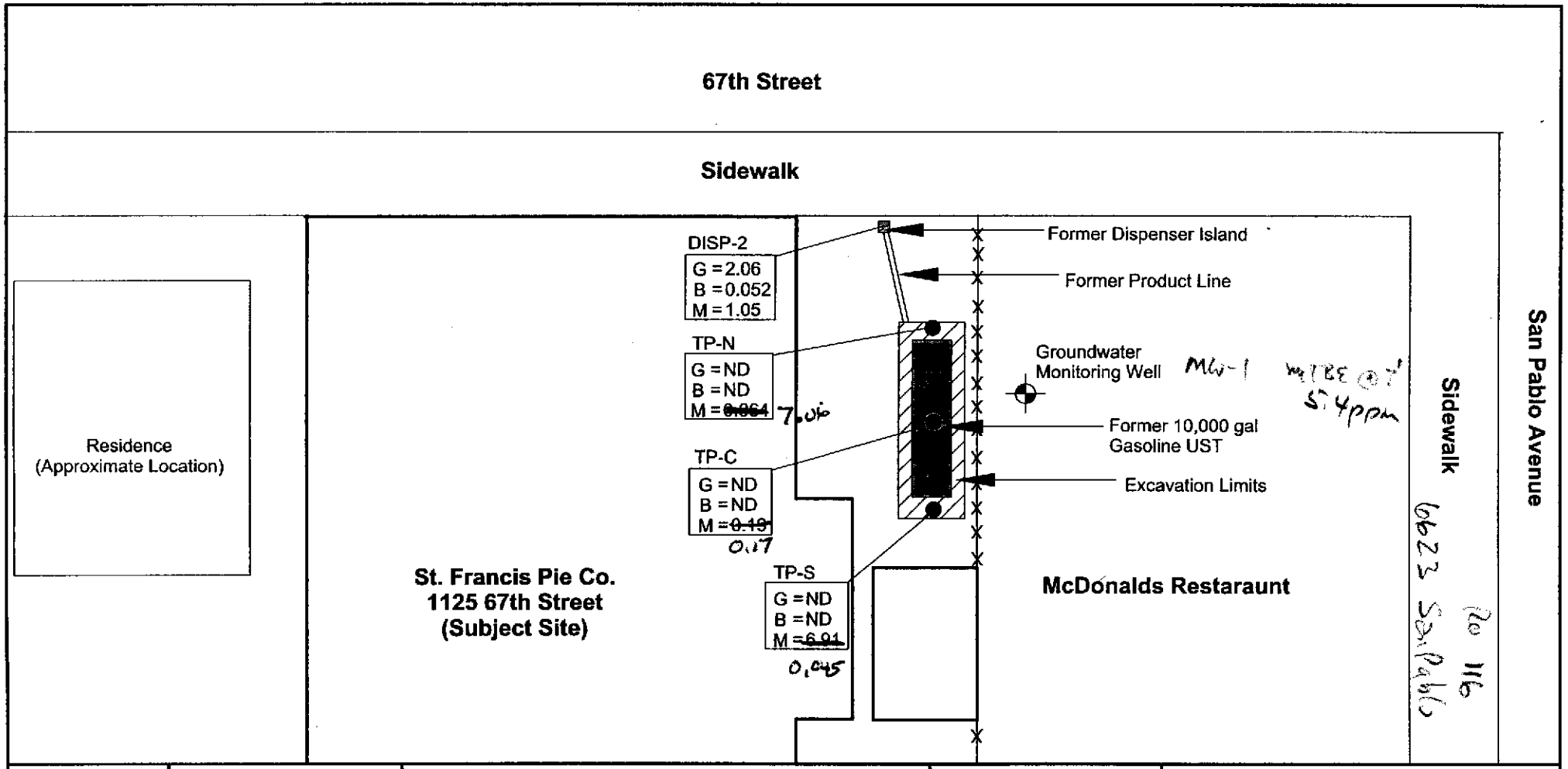
Lead = Total lead (EPA Method 6010)

<X = Concentration less than laboratory reporting limits

* = Confirmed by EPA Method 8260

--- = Not available

fbg = Feet below grade



Page: 1 of 1	Date: 12/2/2003	Legend: Soil Sample Location; Monitoring Well location; Former UST; Former Dispenser Island; Excavation Limits; Fence; G = TPHg; B = Benzene; M = MTBE; ND = Not detected	Consultant: TEC ACCUTITE, 35 South Linden Avenue, South San Francisco, CA, Phone: 650-952-5551 X 2095, Fax: 650-952-7631	Site: St. Francis Pie Co. 1125 67th Street Oakland, CA
N W E S	Prepared by: TC			Title: Figure — Site Map
	Scale: 0 — 30 ft			

Sami Malek

City Of Oakland
FIRE PREVENTION BUREAU

250 Frank Ogawa Plaza, Ste. 3341
Oakland California 94612-2032
510-238-3851

Permit To Excavate And Install, Repair, Or Remove Inflammable Liquid Tanks

Oakland, California November 17, 2003

Tank Permit Number: 2003 - 085

Permission Is Hereby Granted To:

Underground Removal Gasoline **Tank And Excavate Commencing:** **Feet Inside:** Property **Line.**

On The:

Site Address: 1125 67th Street **Present Storage:**

Owner: John Buschini **Address:** 1125 67th Street, Oakland, 94608 **Phone:** 925-524-9303

Applicant: Tec-Accutite **Address:** 35 So. Linden, South San Francisco, CA 94080 **Phone:** 650-952-5551

Dimensions Of Street (sidewalk) Surface To Be Disturbed : **X** **No. Of Tanks** 1 **Capacity** ~~12,000~~ 10,000 **Gallons, Each**

Remarks

This Permit Is Granted In Accordance With Existing City Ordinances. Owner Hereby Agrees To Remove Tanks On Discontinuance Of Use Or When Notified By The City Authorities When Installing, Removing Or Repairing Tanks, No Open Flame To Be On Or Near Premises.

CERTIFICATE OF TANK AND EQUIPMENT INSPECTION

Type Of Inspection: UST REM

Inspected And Passed On: 12/02/03

By: H. Gomez

Approved: _____ Fire Marshal

Inspection Fee Paid: $ 540.00

Received By: M McCarthy ck# 12529 rec# 867623

UST/AST Installations/modifications:

Pressure Test: Inspected By: _____ **Date:** _____

Primary Piping Test: Inspected By: _____ **Date:** _____

Secondary Containment & Sump Testing:

Inspected By: _____ **Date:** _____

Final: Inspected By: _____ **Date:** _____

***Before Covering Tanks, Above Certification Must Be Signed** When Ready For Inspection Notify Fire Prevention Bureau 238-3851*

THIS PERMIT MUST BE LEFT ON THE WORK SITE AS AUTHORITY THEREFORE

Distribution: White - Fire Prevention Bureau Yellow - Contractor Pink - Electrical Inspection

ATTACHMENT B

WASTE MANIFEST

State of California—Environmental Protection Agency
Form Approved OMB No. 2050–0039 (Expires 9-30-99)
Please print or type. *Form designed for use on elite (12-pitch) typewriter.*

See Instructions on back of page 6.

Department of Toxic Substances Cont
Sacramento, California

UNIFORM HAZARDOUS WASTE MANIFEST

1. Generator's US EPA ID No. CAC000251447 Manifest Document No. 0002[illegible]
2. Page 1 of 1

Information in the shaded areas is not required by Federal law.

A. State Manifest Document Number 22800023

3. Generator's Name and Mailing Address [illegible]
1125 [illegible]
OAKLAND [illegible] 94[illegible]

4. Generator's Phone (510) 655 0136

B. State Generator's ID

5. Transporter 1 Company Name [illegible]
6. US EPA ID Number [illegible]

C. State Transporter's ID [Reserved.]
D. Transporter's Phone (510) 235-1393

7. Transporter 2 Company Name
8. US EPA ID Number

E. State Transporter's ID [Reserved.]
F. Transporter's Phone

9. Designated Facility Name and Site Address [illegible]
10. US EPA ID Number CAD[illegible]

G. State Facility's ID
H. Facility's Phone (510) 235-1393

11. US DOT Description (including Proper Shipping Name, Hazard Class, and ID Number)	12. Containers No.	12. Containers Type	13. Total Quantity	14. Unit Wt/Vol	I. Waste Number
a. NON RCRA HAZARDOUS WASTE SOLID [illegible] WASTE EMPTY STORAGE TANK	001	TP	05000	P	State [illegible] EPA/Other NONE
b.					State EPA/Other
c.					State EPA/Other
d.					State EPA/Other

J. Additional Descriptions for Materials Listed Above
1 EMPTY STORAGE TANK # 71229 [illegible]
WITH [illegible] FOR [illegible] GALLONS CAPACITY

K. Handling Codes for Wastes Listed Above
a. b. c. d.

15. Special Handling Instructions and Additional Information
WEAR PROPER PROTECTIVE EQUIPMENT WHILE HANDLING. WEIGHTS OR VOLUMES ARE APPROXIMATE
24 HOUR EMERGENCY CONTACT: [illegible]
24 HOUR EMERGENCY TELEPHONE NUMBER: 510 655-0136 J/N: 527591

16. **GENERATOR'S CERTIFICATION:** I hereby declare that the contents of this consignment are fully and accurately described above by proper shipping name and are classified, packed, marked, and labeled, and are in all respects in proper condition for transport by highway according to applicable international and national government regulations.

If I am a large quantity generator, I certify that I have a program in place to reduce the volume and toxicity of waste generated to the degree I have determined to be economically practicable and that I have selected the practicable method of treatment, storage, or disposal currently available to me which minimizes the present and future threat to human health and the environment; OR, if I am a small quantity generator, I have made a good faith effort to minimize my waste generation and select the best waste management method that is available to me and that I can afford.

Printed/Typed Name	Signature	Month	Day	Year

17. Transporter 1 Acknowledgement of Receipt of Materials

Printed/Typed Name	Signature	Month	Day	Year
William [illegible]	[signature]	1 2	0 4	0 3

18. Transporter 2 Acknowledgement of Receipt of Materials

Printed/Typed Name	Signature	Month	Day	Year

19. Discrepancy Indication Space

20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest except as noted in Item 19.

Printed/Typed Name	Signature	Month	Day	Year

GENERATOR / TRANSPORTER / FACILITY

22800023

IN CASE OF EMERGENCY OR SPILL, CALL THE NATIONAL RESPONSE CENTER 1-800-424-8802; WITHIN CALIFORNIA, CALL 1-800-852-7550

DO NOT WRITE BELOW THIS LINE.

DTSC 8022A (1/99)
EPA 8700—22

Yellow: GENERATOR RETAINS

ATTACHMENT C

LABORATORY ANALYTICAL REPORT

North State Labs
CA ELAP # 1753
90 South Spruce Avenue, Suite V • South San Francisco, CA 94080 • **(650) 266-4563** • FAX (650) 266-4560

C E R T I F I C A T E O F A N A L Y S I S

Lab Number: 03-1734
Client: Technology Eng. Const.
Project: 1125 67TH ST. OAKLAND

Date Reported: 12/08/2003

Gasoline,BTEX and MTBE by Methods 8015M/8021B
Lead by Method 6010B ICAP

Analyte	Method	Result	Unit	Date Sampled	Date Analyzed
Sample: 03-1734-01 Client ID: TP-N				12/02/2003	SO
Benzene	SW8020F	ND<5	UG/KG		12/03/2003
Ethylbenzene	SW8020F	ND<5	UG/KG		12/03/2003
Gasoline Range Organics	SW8020F	ND<500	UG/KG		12/03/2003
Methyl-tert-butyl ether	SW8020F	*6910	UG/KG		12/03/2003
Toluene	SW8020F	ND<5	UG/KG		12/03/2003
Xylenes	SW8020F	ND<10	UG/KG		12/03/2003
Sample: 03-1734-02 Client ID: TP-S				12/02/2003	SO
Benzene	SW8020F	ND<5	UG/KG		12/03/2003
Ethylbenzene	SW8020F	ND<5	UG/KG		12/03/2003
Gasoline Range Organics	SW8020F	ND<500	UG/KG		12/03/2003
Methyl-tert-butyl ether	SW8020F	*64	UG/KG		12/03/2003
Toluene	SW8020F	ND<5	UG/KG		12/03/2003
Xylenes	SW8020F	ND<10	UG/KG		12/03/2003
Sample: 03-1734-03 Client ID: TP-C				12/02/2003	SO
Benzene	SW8020F	ND<5	UG/KG		12/03/2003
Ethylbenzene	SW8020F	ND<5	UG/KG		12/03/2003
Gasoline Range Organics	SW8020F	ND<500	UG/KG		12/03/2003
Methyl-tert-butyl ether	SW8020F	*190	UG/KG		12/03/2003
Toluene	SW8020F	ND<5	UG/KG		12/03/2003
Xylenes	SW8020F	ND<10	UG/KG		12/03/2003

*Confirmed by GC/MS method 8260B

North State Labs
CA ELAP # 1753
90 South Spruce Avenue, Suite V • South San Francisco, CA 94080 • **(650) 266-4563** • FAX (650) 266-4560

C E R T I F I C A T E O F A N A L Y S I S

Lab Number: 03-1734
Client: Technology Eng. Const.
Project: 1125 67TH ST. OAKLAND

Date Reported: 12/08/2003

Gasoline,BTEX and MTBE by Methods 8015M/8021B
Lead by Method 6010B ICAP

Analyte	Method	Result	Unit	Date Sampled	Date Analyzed
Sample: 03-1734-04 Client ID: SP (1-4)				12/02/2003	SO
Benzene	SW8020F	ND<5	UG/KG		12/03/2003
Ethylbenzene	SW8020F	26	UG/KG		12/03/2003
Gasoline Range Organics	SW8020F	3000	UG/KG		12/03/2003
Methyl-tert-butyl ether	SW8020F	*209	UG/KG		12/03/2003
Toluene	SW8020F	6	UG/KG		12/03/2003
Xylenes	SW8020F	29	UG/KG		12/03/2003
Lead	SW6010B	14.7	MG/KG		12/04/2003
Sample: 03-1734-05 Client ID: DISP-2				12/02/2003	SO
Benzene	SW8020F	52	UG/KG		12/03/2003
Ethylbenzene	SW8020F	9	UG/KG		12/03/2003
Gasoline Range Organics	SW8020F	2060	UG/KG		12/03/2003
Methyl-tert-butyl ether	SW8020F	*1050	UG/KG		12/03/2003
Toluene	SW8020F	6	UG/KG		12/03/2003
Xylenes	SW8020F	36	UG/KG		12/03/2003

*Confirmed by GC/MS method 8260B

North State Labs
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90 South Spruce Avenue, Suite V • South San Francisco, CA 94080 • **(650) 266-4563** • FAX (650) 266-4560

C E R T I F I C A T E O F A N A L Y S I S

Quality Control/Quality Assurance

Lab Number: 03-1734
Client: Technology Eng. Const.
Project: 1125 67TH ST. OAKLAND

Date Reported: 12/08/2003
Gasoline,BTEX and MTBE by Methods 8015M/8021B
Lead by Method 6010B ICAP

Analyte	Method	Reporting Limit	Unit	Blank	Avg MS/MSD Recovery	RPD
Gasoline Range Organics	SW8020F	500	UG/KG	ND	118/120	2
Benzene	SW8020F	5	UG/KG	ND	111/110	1
Toluene	SW8020F	5	UG/KG	ND	111/111	0
Ethylbenzene	SW8020F	5	UG/KG	ND	110/111	1
Xylenes	SW8020F	10	UG/KG	ND	109/111	2
Methyl-tert-butyl ether	SW8020F	5	UG/KG	ND	111/109	2
Lead	SW6010B	1.0	MG/KG	ND<1.0	76/87	13

ELAP Certificate NO:1753
Reviewed and Approved

John A.Murphy,Laboratory Director

North State Labs
CA ELAP # 1753
90 South Spruce Avenue, Suite V • South San Francisco, CA 94080 • **(650) 266-4563** • FAX (650) 266-4560

C E R T I F I C A T E O F A N A L Y S I S

Job Number: 03-1734
Client : Technology Eng. Const.
Project : 1125 67TH ST. OAKLAND

Date Sampled : 12/02/2003
Date Analyzed: 12/05/2003
Date Reported: 12/08/2003

Fuel Oxygenates by Method 8260B

Laboratory Number	03-1734-01	03-1734-02	03-1734-03	03-1734-04	03-1734-05
Client ID	TP-N	TP-S	TP-C	SP(1-4)	DISP-2
Matrix	SO	SO	SO	SO	SO
Analyte	UG/KG	UG/KG	UG/KG	UG/KG	UG/KG
Methyl-tert-butyl ether	7060	45	167	238	1110
Ethyl tert-butyl ether	ND<10	ND<5	ND<5	ND<5	ND<5
tert-Amyl methyl ether	295	ND<5	8	12	53
Di-isopropyl ether (DIPE)	ND<10	ND<5	ND<5	ND<5	ND<5
tert-Butyl alcohol	1430	ND<250	ND<250	253	1520
1,2-Dichloroethane	ND<10	ND<5	ND<5	ND<5	ND<5
1,2-Dibromoethane	ND<10	ND<5	ND<5	ND<5	ND<5
Ethanol	ND<1000	ND<500	ND<500	ND<500	ND<500
SUR-Dibromofluoromethane	111	103	116	125	119
SUR-Toluene-d8	100	98	103	105	104
SUR-4-Bromofluorobenzene	108	104	117	116	114

Comments: