RO-2609

WORKPLAN FOR LIMITED FOCUSED SITE ASSESSMENT

Site:
SBC (formerly Pacific Bell)
SBC PE171 Facility
7240 Johnson Drive
Pleasanton, CA 94566

Prepared for:

SBC Communications Inc.
SBC Services Inc.
Attn: Cheryl Allen
308 S Akard St Three SBC Plaza
Environmental Mgmt Room No.: 900
Dallas, TX 75202-5399

March 4, 2005

Project No. 3033-00

Prepared By:

Seyed Morteza Mortazavi, Ph.D.
Principal Hydrogeologist/Engineer
C.HG. No. 516

hydrologue, Inc.
Consulting Engineers & Geologists
www.hydrologue.com

2793 East Foothill Boulevard • Pasadena, CA 91107 • Phone (626) 585-9696 • Fax (626) 585-0046

TABLE OF CONTENTS

1.0 INTRODUCTION 1
1.2 Site Description 1
2.0 BACKGROUND 1
2.1 Previous Work 1
3.0 FIELD INVESTIGATION 3
3.1 Pre Drilling 3
3.2 Well Construction Permits 3
3.3 Drilling 3
7.5 Well Construction 4
7.6 Well Head Elevation Survey 4
7.7 Groundwater Monitoring Well Development 4
7.8 Groundwater Elevation Measurements 5
7.10 Equipment Decontamination 6
7.11 QA/QC 6
7.12 Waste Handling 6
4.0 LABORATORY ANALYSIS 7
5.0 PROPOSED WORK SCHEDULE 7
6.0 REPORTING 7
7. 0 LIMITATIONS 7
8.0 REPORTING REQUIREMENTS 8

FIGURES

Figure 1 Site Location Map
Figure 2 Site Plan
Figure 3 Well Construction Details

APPENDICES

Appendix A Previous County Closure
Appendix B Current County Correspondence
Appendix C Excerpts from Shaw UST Removal Report

1.0 INTRODUCTION

Hydrologue Inc. (HI) has been retained by SBC Communications Inc. to prepare a workplan for a limited Focused Site Assessment at 7240 Johnson Drive, Pleasanton, CA 94566 (hereinafter referred to as Site). This workplan is prepared based on Alameda County Environmental Health Services -Local oversight Program (LOP) requirement to conduct a preliminary site assessment in the proximity of the former underground storage tanks (USTs).

1.2 Site Description

The SBC property is located in a predominantly commercial area of Pleasanton, California. The Site consists of a main building used for office space and a building utilized for equipment storage and vehicle maintenance. The remainder of the Site is used for parking of SBC fleet and personal vehicles.

2.0 BACKGROUND

2.1 Previous Work

In September 1993, Reidel Environmental Services (RES) removed one 8000-gallon diesel and one 8000-gallon gasoline underground storage tank (UST) from the Site (*TANK REMOVAL REPORT, RES, October 19, 1993 and revised November 7, 1994*.) RES reported that there was no evidence of leaks or holes in the USTs that were removed. Soil samples were collected from the bottom of the UST pit excavation and tested using an onsite mobile laboratory. Six soil samples, three composite stockpile samples and one water sample were analytically tested onsite for Benzene, Toluene, Ethlybenzene, total xylenes using EPA Method 8020 (BTEX); for total petroleum hydrocarbons as gasoline using EPA Method 8015M (TPH-g); and for total extractable petroleum hydrocarbons as diesel using EPA Method 8015M (TPH-d). RES concluded that there was no evidence of petroleum hydrocarbons in the soil since the analytical testing results of the soil samples did not contain any detectable concentrations of TPH-g, TPH-d, or BTEX. Water sample EPW-1 contained 670 parts per billion (ppb) TPH-g, 68 ppb of Benzene, 29 ppb of Toluene, 18 ppb of total Xylenes, 2.2 ppb of Ethylbenzene and 1000 ppb of TPH-d. On March 10, 1997, the LOP granted closure in a letter dated March 10, 1997 (See Appendix A).

In October 2003, Shaw Environmental Inc (Shaw) was retained by SBC to remove one 12,000-gallon dual compartment diesel and gasoline UST. Shaw reported that water ponded in the UST excavation during removal activities after a rainstorm (*UNDERGROUND STORAGE TANK REMOVAL REPORT, Shaw December 2003*). Shaw also reported that it was determined that the ponded water was not perched groundwater and that the County inspector did not require that the water sample be collected. Due to excessive pea gravel only one soil sample SBCP-TP1 could be collected from the UST excavation. MTBE and lead were detected in the soil sample at 0.0066 ppm and 14 ppm, respectively. Stockpile soil samples contained concentrations of TPH-d ranging from 1.2 ppm to 43 ppm. Lead was detected at concentrations ranging from 6.1 ppm to

11 ppm. The excavation was subsequently backfilled with the stockpiled soil and imported clean fill material.

Shaw subsequently drilled three soil borings using a direct-push drilling rig to a depth of 16-17 feet below ground surface (bgs) and one soil boring to a depth of 16 feet bgs below the area of the former fuel dispenser island. Soil samples were collected at the termination depth of each of the borings. Shaw did not find any evidence of groundwater or any soil discoloration or petroleum odors during the drilling activities. TPH-d was encountered in soil sample SB-2 at 15 ppm. MTBE was encountered in soil sample SB-1-16 at a concentration of 0.025 ppm. Lead was detected in all four soil boring samples ranging in concentration from 6.1 ppm to 15 ppm. Shaw recommended that no additional action is warranted for the Site.

However the LOP directed SBC to prepare a workplan to investigate the groundwater beneath the Site.

2.2 Scope of Work

The scope of work as discussed between the LOP, SBC and HI is as follows:

- Preparation of a workplan and a Site-specific Health and Safety Plan,
- Mark the location of the proposed soil borings and inform US Alert 48 hours prior to initiating field activity
- Drill three soil borings to a depth of 30 feet bgs using a hollow stem auger drilling rig
- Collect soil samples from each boring at 5 feet intervals to the termination depth of each soil boring
- Conversion of the soil borings into 2-inch groundwater monitoring wells
- Subsequent well development, survey, purging
- Preparation of the site assessment report.

3.0 FIELD INVESTIGATION

3.1 Pre Drilling

Prior to drilling activities, a Site visit will be conducted by a Hydrologue Senior Geologist. The locations of proposed borings/groundwater monitoring wells will be marked on the ground. Underground Service Alert (USA) will be notified. A Site-Specific Health and Safety Plan will be prepared and followed during field activities. HI will contact the LOP and Client a minimum of 5 working days prior to any drilling and sampling work in order to allow a LOP representative to be on-site during the drilling and sampling operations. Prior to drilling, a Health and Safety meeting will be held, and health and safety issues related to the Site conditions and drilling activities will be discussed with the drilling crew.

3.2 Well Construction Permits

Well construction permits will be obtained from Zone 7 Water Agency (*Contact: Wyman Hong 925-454-5000*).

3.3 Drilling

Three soil borings associated with the proposed groundwater monitoring wells will be drilled to a termination depth of 25 feet bgs using a drilling rig equipped with an 8-inch or 10-inch diameter continuous flight HSA under the direct supervision of a Hydrologue California Registered Geologist. The proposed soil borings will be converted into permanent 2-inch diameter groundwater monitoring wells.

Soil samples will be collected from each boring beginning at approximately 5 feet bgs and at approximately 5-foot intervals thereafter until the termination depth of each boring or groundwater is reached, whichever comes first. One soil sample will also be collected at or immediately above the soil/groundwater interface. Currently it is estimated that only the 5, 10 and 15-foot sample will be collected.

Soil samples will be obtained using a split-spoon modified California sampler lined with brass rings. The ends of the brass ring will be covered with Teflon sheet tape and plastic caps and taped with silicon tape over the ends. All samples will be labeled with sample identification, date and time of sampling and the HI project number, and sealed in Ziploc™ plastic bags. The samples then will be immediately placed into an ice chest chilled using frozen blue and/or crushed ice. Prior to use, all the tubes will be washed in a non-phosphate cleanser solution, rinsed with tap water and then distilled water.

Prior to use, all the tubes will be washed in a non-phosphate cleanser solution rinsed with tap water and then distilled water. The sampler will be attached to a down-hole hammer, lowered to the specific sampling depth, and then be driven 18-inches into the formation. All borings will be logged in the field in accordance with the Unified Soil Classification System according to ASTM Standards.

The presence of any volatile hydrocarbons emanating from the soil will be determined using a handheld Photovac Microtip Photoionizer Detector (PID) Model MP-1000. The soil contained in the second tube from the bottom of the cutting shoe of the split-spoon sampler at each sampling interval will be placed in a sealed Ziploc™ plastic bag and allowed to sit in the sun for approximately 5 minutes. The headspace in the bags will then be analyzed using the PID. The PID measurements will be recorded on the boring logs.

7.5 Well Construction

The soil borings will be converted into groundwater monitoring wells which will be constructed of a 20-foot long section of flush threaded 2-inch diameter Schedule 40 PVC screen with 0.01-inch slots connected to 5-foot flush threaded 2-inch diameter Schedule 40 PVC casing extending to the surface. The annular space between the borehole and the well screen will be backfilled with # 2/12 Monterey Sand to approximately 1 feet above the well screen using a tremie pipe followed by 1.5-2 feet of ¼-inch hydrated bentonite pellets. The remaining annular space will be sealed using a 1:10 ratio of Portland cement to water with 5% bentonite via a tremie pipe. The groundwater monitoring wells will be completed at the surface by installation of an 8-inch diameter well box with a traffic rated well cover. The well casing will be equipped with a water tight lockable cap. All well string materials will be steam-cleaned prior to installation.

7.6 Well Head Elevation Survey

A California Board for Professional Engineers and Land Surveyors licensed surveyor will survey the TOC elevations for the groundwater monitoring well(s). The TOC elevations of the Site's groundwater monitoring well will be surveyed to an accurate datum or established benchmark.

7.7 Groundwater Monitoring Well Development

Immediately after installation of the screen and sand-pack but before installation of the well seal, each groundwater monitoring wells will be developed by the drilling rig under the supervision of a HI geologist. A surge block will be used to force water through the well screen and a bailer will be used to remove large volumes of water from the well and to move water through the well screen.

Surging and bailing will continue until the produced water is free of visible sediment and the pH, temperature, and specific conductance of the produced water have stabilized. Stabilization of the physical parameters indicates that water in the groundwater monitoring well is representative of the water in the formation. Development will continue until sediment is reasonably cleared from the well, and the turbidity of the development water is low. HI will handle and dispose of produced water.

The groundwater monitoring wells will be then once again by developed not less than 72 hours hence by pumping a minimum of 5 well volumes of groundwater using a Whale Supersub 921 submersible pumping system.

After installation and development, the groundwater monitoring wells will be allowed to stabilize 72 hours prior to sampling.

7.8 Groundwater Elevation Measurements

Depth to groundwater will be obtained in each groundwater monitoring well prior to groundwater sampling of the proposed groundwater monitoring wells. After noting the time and date, the static water level in the groundwater monitoring wells will be measured with respect to the TOC using an interface probe marked with divisions allowing measurements to the nearest 0.01 feet. The interface probe and associated measuring tape will be washed in a solution of warm tap water and a non-phosphate detergent and rinsed with de-ionized water prior to use in order to reduce the possibility of cross-contamination. Results are reported in feet below TOC (depth to water) which will be used to calculate the groundwater surface elevation in feet. All the aforementioned data will be used to prepare a groundwater elevation map for the Site.

7.9 Groundwater Sampling

Prior to groundwater sampling, approximately three well borehole volumes of groundwater will be purged from the proposed groundwater monitoring wells using a Whale Supersub 921 submersible pump (Pumping System). During purging, temperature, conductivity, and pH of the purged groundwater will be monitored over time and noted on groundwater purging and sampling logs. A groundwater sample will be collected after the water column in the wells is recovered to more than 80 % of its static condition/initial height.

Groundwater sampling will be accomplished by lowering a pre-cleaned disposable polyethylene bailer approximately 2 feet into the water column of the well. Groundwater samples will be collected in five 40 milliliter Volatile Organic Analysis (VOA) vials via a flow control device inserted into the bottom of the bailer for VOC analysis. All sample containers will be examined to ensure that no head space remained after sampling. The pre-cleaned sample containers containing appropriate preservatives for analytical testing will be supplied by the laboratory, a Department of Health Services certified laboratory for hazardous waste testing. The samples will be sealed, labeled with the sample identification, date, time of sampling and the HI project number. They will be then placed in bubble wrap and immediately placed into a chilled ice chest containing frozen blue and crushed ice.

The pumping system and its associated water hose will be decontaminated prior to purging of the groundwater monitoring wells by placing the pump in a 5-gallon bucket containing tap water and a non-phosphate cleanser, followed by a 5-gallon bucket containing distilled water. Once the submersible pump has displaced the water from the bucket, the exterior of the tubing and the reel will be also rinsed with distilled water. The pump, its associated water hose, and electrical cables will be also rinsed with deionized water. This procedure will be performed to ensure that the interior and exterior of the tubing attached to the pump are properly decontaminated.

7.10 Equipment Decontamination

All HSAs and drilling rods will be steamed cleaned prior to drilling at each boring location. Following sample collection, all sampling equipment, including the brass rings, will be brushed clean in a solution of non-phosphate cleanser and rinsed with tap and distilled water and then will be shaken to remove excess moisture.

7.11 QA/QC

Chain-of-custody (COC) records will be used to document sample collection and shipment to laboratory for analysis. All sample shipments for analyses will be sent to or picked up by the analytical laboratory at the end of each sampling day and will be accompanied by a COC record. COC forms will be completed and sent with the samples for each laboratory and each shipment. The COC records identify the contents of each shipment and maintain the custodial integrity of the samples. Generally, a sample is considered to be in someone's custody if it is either in someone's physical possession, in their view, locked up, or kept in a secured area that is restricted to authorized personnel.

For field quality assurance/quality control (QA/QC) purposes, a field/equipment blank will be prepared, along with the collected groundwater samples. The field/equipment blank will be used to demonstrate whether the sampling procedures have any positive interference on the analytical results. The field/equipment blank will be collected, employing the equipment used to purge the groundwater monitoring well and obtain the groundwater sample. The trip blank will be supplied by the laboratory and will be used to provide a measure of the potential positive interference introduced by sample preservation, transportation, storage, and analysis. The aforementioned QA/QC blanks will be handled and processed in exactly the same manner as other samples, as described above. Additionally, the laboratory will perform matrix spikes, matrix spike duplicates, method blanks, check samples and standards in accordance with the Regional Water Quality Control Board (RWQCB) guidelines to provide a measure of the potential positive interference introduced by the laboratory procedure and analytical testing methods.

The containers will be handled in the same fashion as other samples (i.e. placed in a cooler with ice and identified on the COC) and delivered to the Laboratory for analysis with other samples collected the same day.

7.12 Waste Handling

All waste and effluent generated during this investigation (soil cuttings, development, purge, and decontamination fluids) will be sealed in 55-gallon steel drums that meet Department of Transportation standards for hazardous material transport. Each drum will be labeled with the boring/well number, date of waste generation, type of waste, Site and project name, and the name and phone number of the Site owner.

Based on the analytical results of the soil and groundwater samples, the client will arrange for appropriate disposal of the decontamination fluid.

4.0 LABORATORY ANALYSIS

All soil and groundwater samples will be logged on requisite Chain-of-Custody record forms and delivered to Kiff Analytical (Certification No. 2236), Davis California, a State certified laboratory for hazardous waste testing.

The soil samples and groundwater samples will be analytically tested as follows:

- Total extractable petroleum hydrocarbons as Diesel (TPH-d) using EPA Method 8015(m).
- Total petroleum hydrocarbons as gasoline (TPH-g) using EPA Method 8015(m).
- Benzene (B), Toluene (T), Ethylbenzene (E), and Total Xylenes (X) using EPA Method 8260B (collectively BTEX).
- 5 Oxygenates: Methyl-t-butyl ether (MtBE), Di-isopropyl ether (DIPE), Ethyl-t-butyl ether (EtBE), Tert-amyl methyl ether (TAME), and Tert-butanol (TBA) using EPA Method 8260B.
- 1, 2-Dibromoethane (EDB), and 1,2-Dichloroethane (EDC) using EPA Method 8260B (Lead Scavengers).
- The six soil samples at the 10 feet and 15 feet bgs level will also be analytically tested for total lead using EPA Method 6010C and organic lead using CA T22.
- Only one soil sample from one soil boring at the 5 feet bgs level will be tested for total lead using EPA Method 6010C and organic lead using CA T22.
- The County does not require the collection and preservation of soil samples using EPA Method SW5035.

The field/equipment (QA/QC) samples will be analyzed for BTEX/MTBE/Fuel Oxygenates using EPA Method 8260B.

5.0 PROPOSED WORK SCHEDULE

The field investigation is on a priority schedule per SBC's priority matrix and field work should begin within 2-3 weeks of written authorization of workplan.

6.0 REPORTING

All work will be completed under the supervision of a Hydrologue California Registered Civil Engineer or Registered Geologist experienced in completing subsurface soil and groundwater contaminant investigations. A written report of the data collected during the field investigations will be prepared and incorporated into a final report. It is anticipated that the report will be completed within 10 working days after receipt of the final laboratory reports.

7. 0 LIMITATIONS

Our professional services have been performed using that degree of care and skill ordinarily exercised, under similar circumstances, by reputable environmental consultants practicing in this or similar localities. This report has been prepared for SBC. The conclusions and

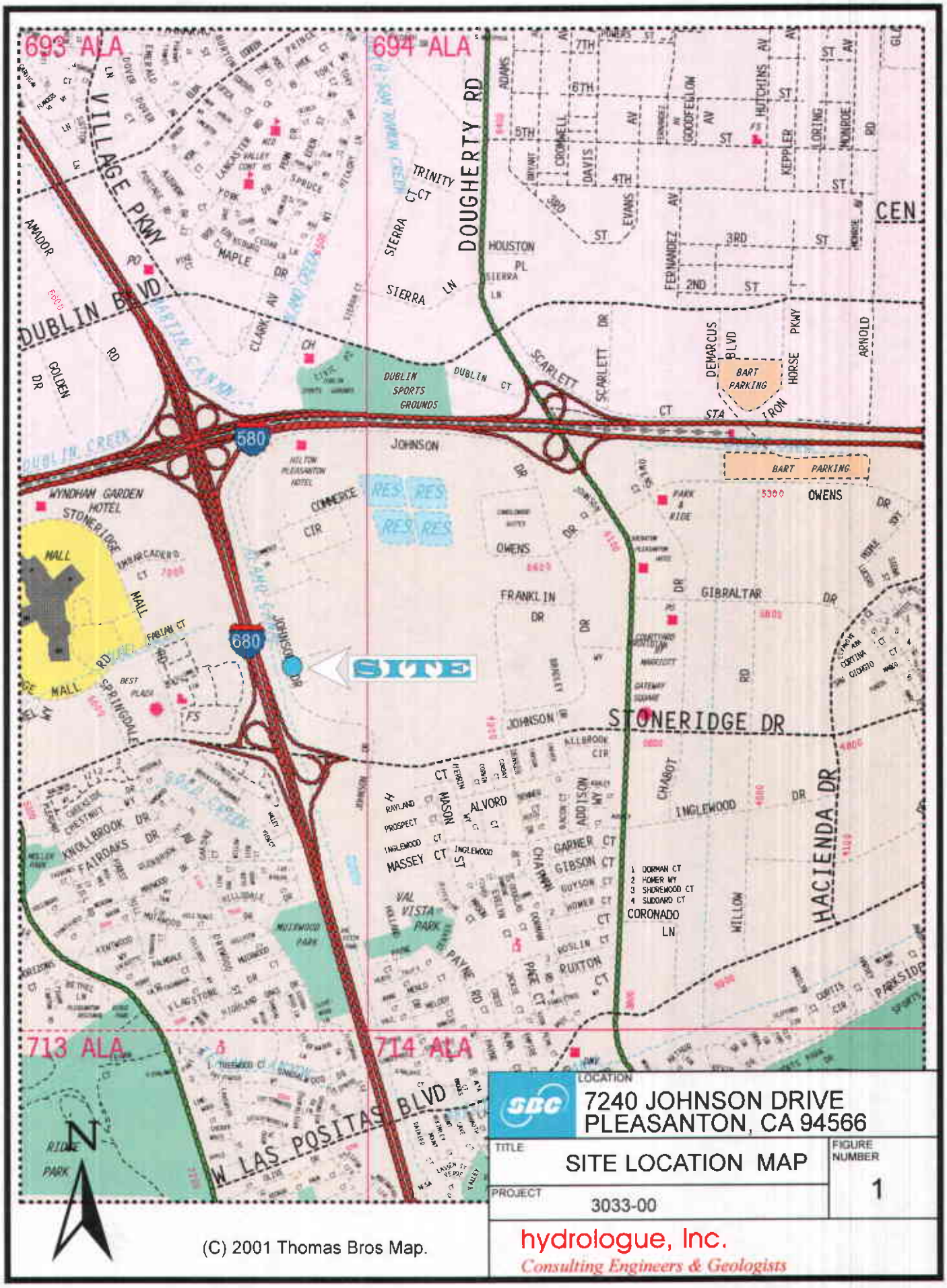
recommendations included in this report are based on information contained or referenced herein, and our best judgment. No other warranty, expressed or implied, is made as to the professional advice contained in this report.

8.0 REPORTING REQUIREMENTS

This report entitled *WORKPLAN FOR LIMITED FOCUSED SITE ASSESSMENT* dated March 4, 2005 should be submitted by SBC to the following agencies.

Robert W. Schultz, R.G.
Hazardous Materials Specialist
Alameda County Environmental Health
1131 Harbor Bay Parkway Ste 250
Alameda, CA 94502
510-567-6719 (direct)

\\triton\projects\REPORTS\SBC\Pleasanton\workplan wells.doc



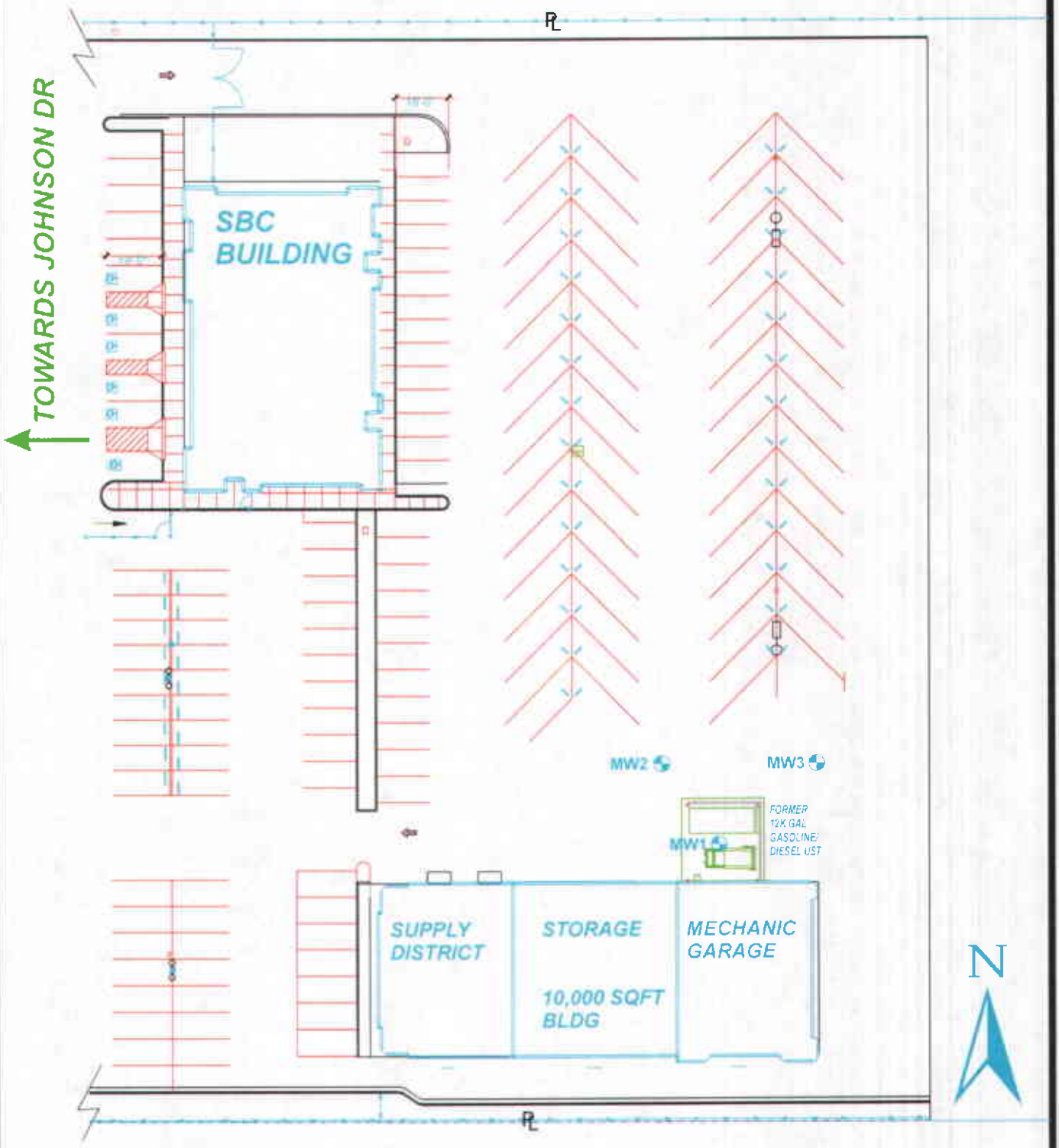
LOCATION
7240 JOHNSON DRIVE
PLEASANTON, CA 94566

TITLE
SITE LOCATION MAP

FIGURE NUMBER
1

PROJECT
3033-00

hydrologue, Inc.
Consulting Engineers & Geologists



SCALE

0 50 feet

MW3 PROPOSED GROUNDWATER MONITORING WELL

CLIENT SBC

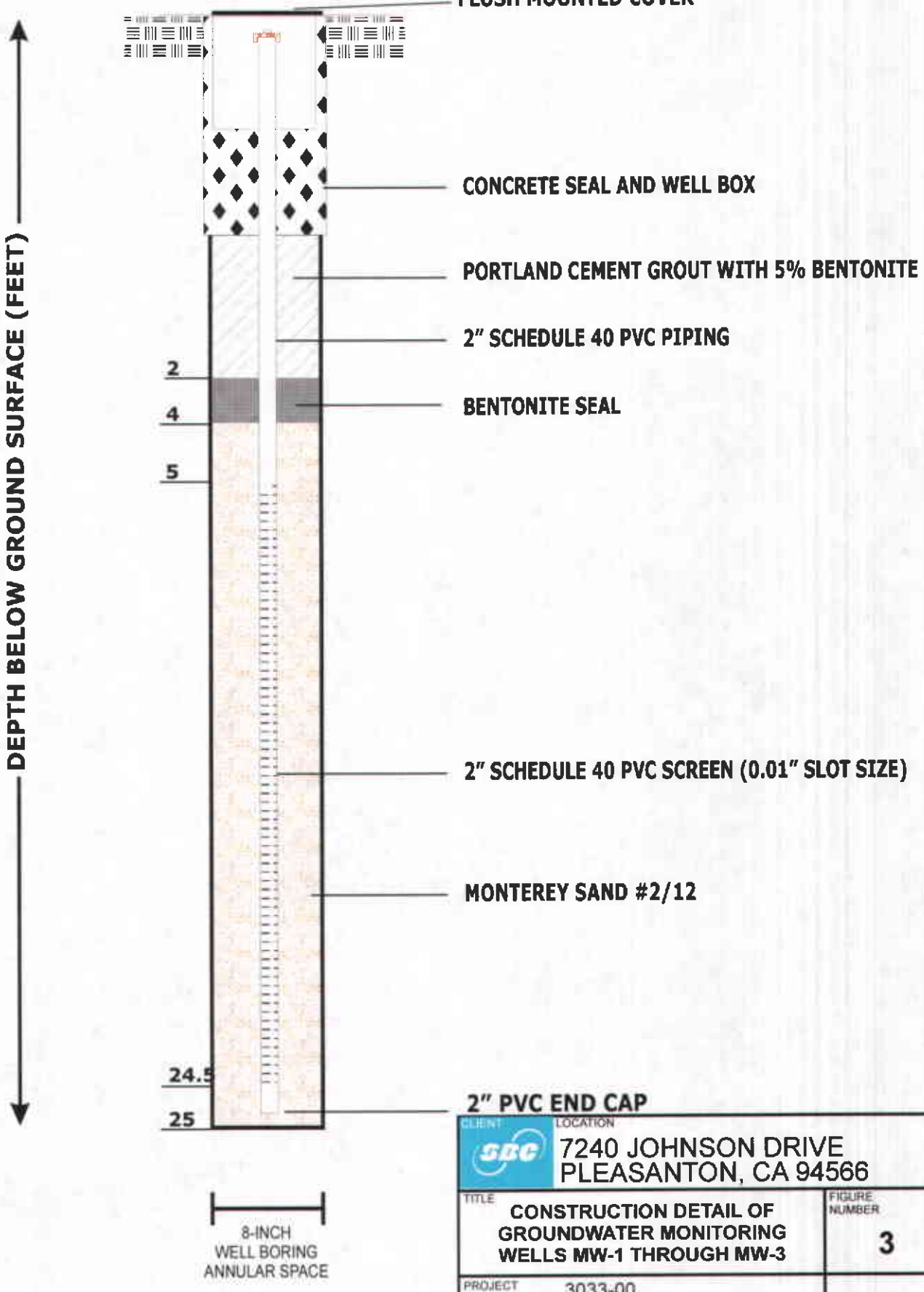
LOCATION
7240 JOHNSON DRIVE
PLEASANTON, CA 94566

TITLE
SITE PLAN

FIGURE NUMBER
2

PROJECT 3033-00

hydrologue, Inc.
Consulting Engineers & Geologists



CLIENT SBC

LOCATION
7240 JOHNSON DRIVE
PLEASANTON, CA 94566

TITLE
CONSTRUCTION DETAIL OF GROUNDWATER MONITORING WELLS MW-1 THROUGH MW-3

FIGURE NUMBER
3

PROJECT 3033-00

hydrologue, inc.
Consulting Engineers & Geologists

RECEIVED MAR 2 4 1997

file

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY
DAVID J. KEARS, Agency Director

March 10, 1997

STID 5852

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

REMEDIAL ACTION COMPLETION CERTIFICATION

Pacific Bell, Environmental Management
P.O. Box 5095, Rm. 1N201
San Ramon, CA 94583-0995
Attn: Nancy Clancy

RE: PACIFIC BELL, 7240 JOHNSON DRIVE, PLEASANTON

Dear Ms. Clancy:

This letter confirms the completion of a site investigation and remedial action for the underground storage tanks formerly located at the above-described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tanks are greatly appreciated.

Based on information in the above-referenced file and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the underground tank release is required.

This notice is issued pursuant to a regulation contained in Section 2721(e) of Title 23 of the California Code of Regulations.

Please contact our office if you have any questions regarding this matter.

Sincerely,

Mee Ling Tung
Director, Environmental Health Services

enclosure

c: Gordon Coleman, Acting Chief, Env. Protection Division
Kevin Graves, RWQCB
Lori Casias, SWRCB (w/enclosure)
Chris Boykin, Pleasanton Fire Department (w/enclosure)
SOS/files

cc: Esola, Stanley (A.) 3/25/97

- SIGNED COPY -

ENVIRONMENTAL PROTECTION

CASE CLOSURE SUMMARY
Leaking Underground Fuel Storage Tank Program

97 MAR 3 PM 3:48

I. AGENCY INFORMATION Date: 01/03/97

Agency name: **Alameda County-EPD** Address: **1131 Harbor Bay Pkwy #250**
City/State/Zip: **Alameda, CA 94502** Phone: **(510) 567-6700**
Responsible staff person: **Scott Seery** Title: **Sr. Haz. Materials Spec.**

II. CASE INFORMATION

Site facility name: **Pacific Bell**
Site facility address: **7240 Johnson Drive, Pleasanton 94566**
RB LUSTIS Case No: **N/A** Local Case No./LOP Case No.: **5852**
URF filing date: NA SWEEPS No: **N/A**

Responsible Parties:	Addresses:	Phone Numbers:
Pacific Bell, Env Mgmt Attn: Nancy Clancy	P.O. Box 5095, Rm. 1N201 San Ramon, CA 94583-0995	

Tank No:	Size in gal.:	Contents:	Closed in-place or removed?:	Date:
1	8000 gal	diesel	removed	09/07/93
2	8000 "	gasoline	"	"

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: UNK

Site characterization complete? YES

Date approved by oversight agency:

Monitoring Wells installed? NO Number: NA

Proper screened interval? NA

Highest GW depth below ground surface: UNK Lowest depth: UNK

Flow direction: UNK (presumed west)

Most sensitive current use: light industrial

Are drinking water wells affected? NO Aquifer name: Dublin Subbasin

Is surface water affected? NO Nearest affected SW name: NA

Off-site beneficial use impacts (addresses/locations): NONE

Leaking Underground Fuel Storage Tank Program

III. RELEASE AND SITE CHARACTERIZATION INFORMATION (Continued)

Report(s) on file? YES Where is report filed? Alameda County
1131 Harbor Bay Pkwy
Alameda CA 94502

Treatment and Disposal of Affected Material:

Material	Amount (include units)	Action (Treatment of Disposal w/destination)	Date
Tank	2 x 8000 gal	Disposal - Erickson, Inc. Richmond, CA	09/08/93
Piping	UNK	Disposal - as above	09/08/93
Free Product	NA		
Soil	UNK		
Groundwater	NA		
Barrels	"		

Maximum Documented Contaminant Concentrations - - Before and After Cleanup

Contaminant	Soil (ppm) Before	Soil (ppm) After	Water (ppb) Before*	Water (ppb) After
TPH (Gas)	ND	NA	670	NA
TPH (Diesel)	"	"	1000	"
Benzene	"	"	68	"
Toluene	"	"	29	"
Xylene	"	"	18	"
Ethylbenzene	"	"	2.2	"

* "ponded" water collected at base of UST excavation

Comments (Depth of Remediation, etc.):

Two (2) fuel (diesel, gasoline) single-wall fiberglass USTs were removed from this site, along with an oil/water separator, during September 1993. The project was performed under Pleasanton Fire Department oversight.

Inspection of the tanks after removal reportedly failed to reveal signs of leaks or holes. The pit was subsequently excavated to remove backfill to a depth of 11' BG, where a concrete ballast pad was discovered. Soil samples (4) were collected from the pit bottom at the edge of the concrete pad, and from below the piping trench. "Ponded" water was also noted in the excavation and sampled, although it is unclear whether the water had collected atop the pad or along side it (i.e., infiltrated vs. formation water).

No detectable fuel compounds were identified in any of the UST pit/trench soil samples or composite samples collected from excavated backfill materials. Although not documented, it is presumed that, due to nondetectable concentrations of fuel compounds, backfill material was likely returned to the excavation.

Leaking Underground Fuel Storage Tank Program

Water sample EPW-1 contained 670 ug/l TPH-G, 1000 ug/l TPH-D, 68 ug/l benzene, and detectable concentrations of TEX. Ponded water was subsequently pumped from the excavation and discharged to the sanitary sewer system.

IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? Undetermined

Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? Undetermined

Does corrective action protect public health for current land use? YES
Site management requirements: NA

Should corrective action be reviewed if land use changes? YES

Monitoring wells Decommisioned: NA

Number Decommisioned: NA Number Retained: NA

List enforcement actions taken: NONE

List enforcement actions rescinded: NA

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: Scott Seery Title: Sr. Haz Mat Specialist
Signature: Date: 1-30-97

Reviewed by
Name: Tom Peacock Title: Supervising Haz Mat Specialist
Signature: Date: 1-30-97

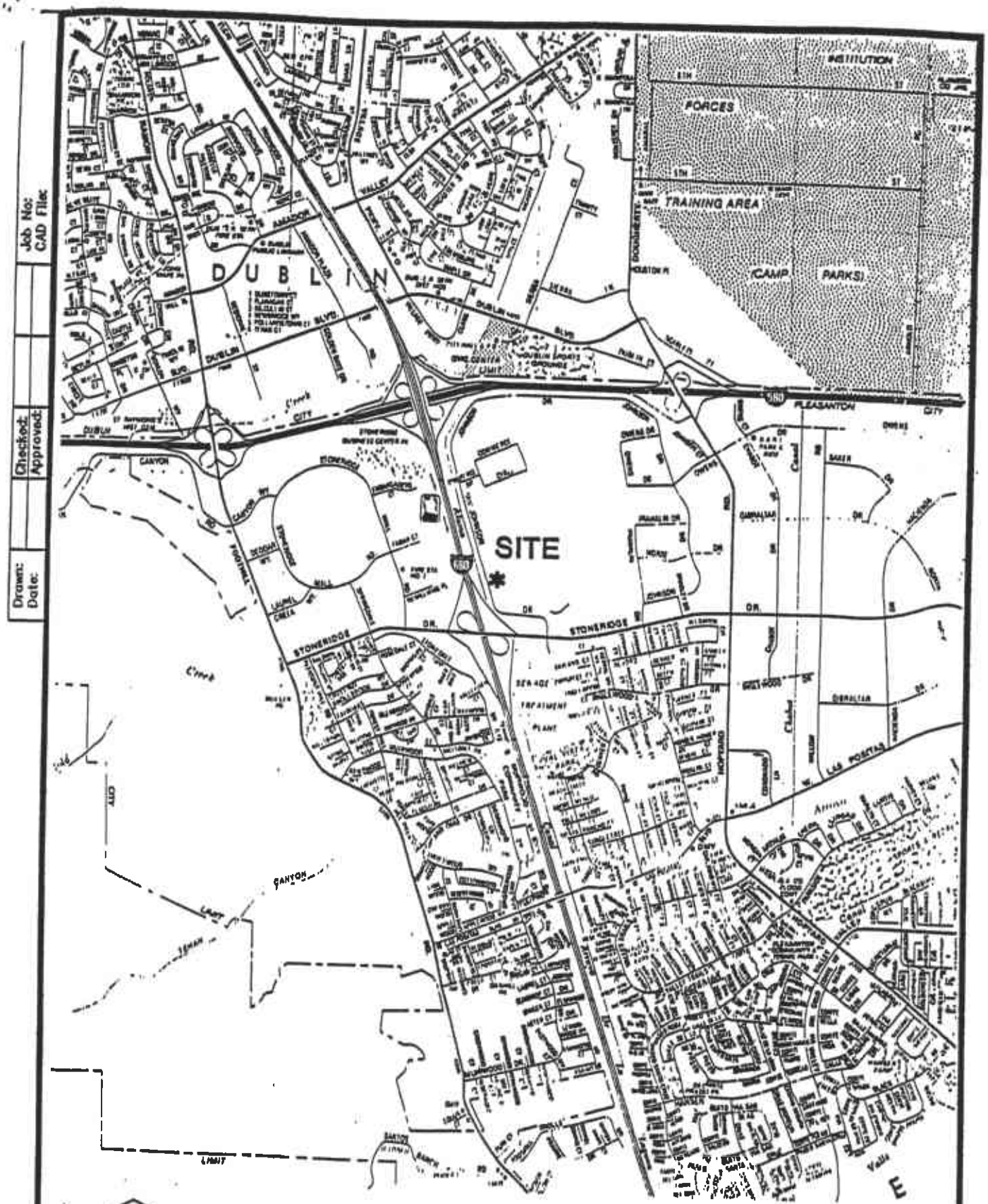
Name: Eva Chu Title: Haz Mat Specialist
Signature: Date: 1/7/97

VI. RWQCB NOTIFICATION

Date Submitted to RB: 1-30-97 RB Response: Approved
RWQCB Staff Name: Kevin Graves Title: Sen. Eng. Assoc, Date: 3/3/97

VII. ADDITIONAL COMMENTS, DATA, ETC.

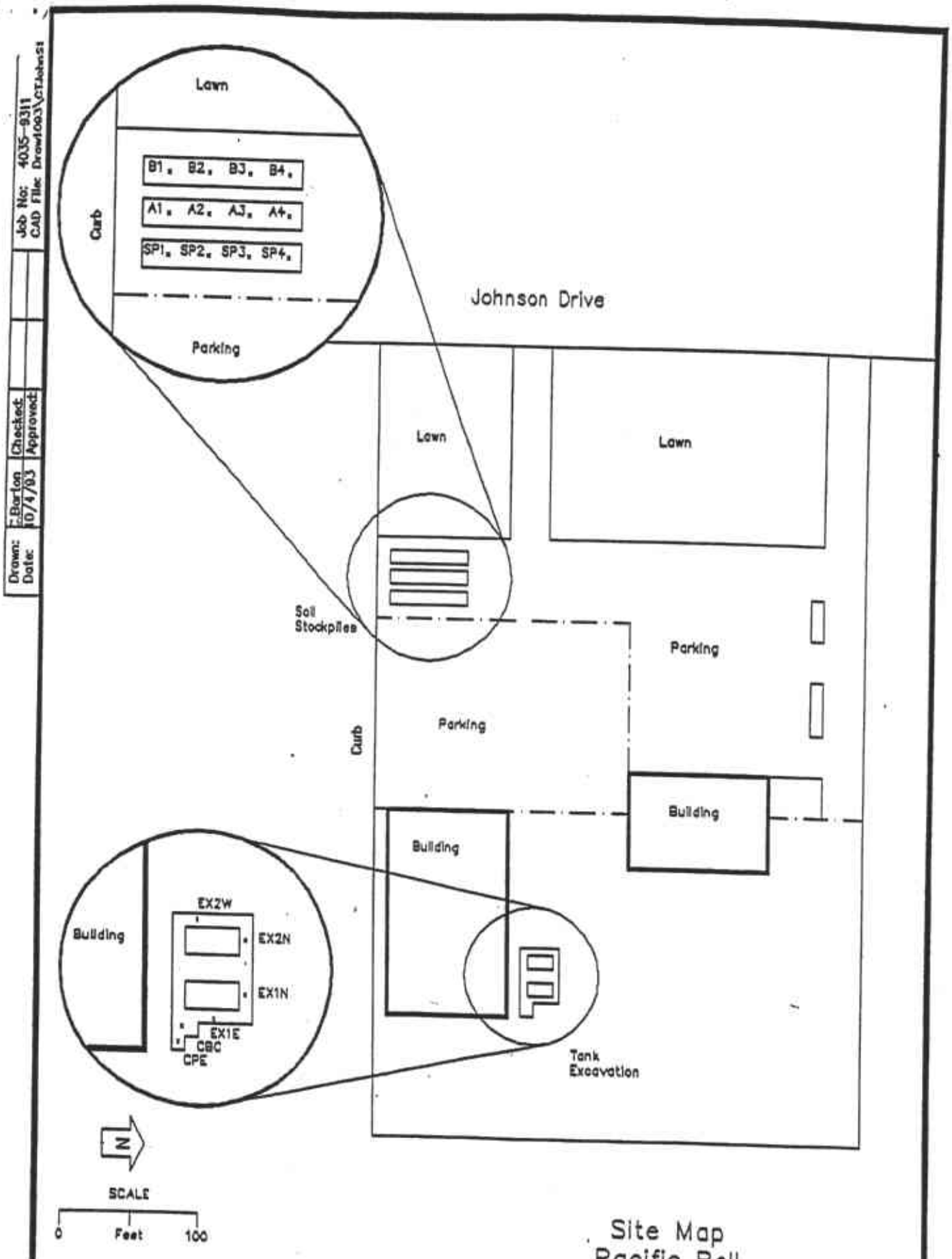
Although the "ponded" water showed detectable concentrations of fuel compounds, no other evidence supports that a release occurred. To wit: 1) <u>all</u> soil and backfill samples were void of detectable fuel components; and, 2) the USTs showed no sign of leaks or holes. The "ponded" water was likely <u>not</u> representative of formation water, but was nonetheless removed.



RIEDEL ENVIRONMENTAL SERVICES, INC RICHMOND, CALIFORNIA

Site Location Map
Pacific Bell
7240 Johnson Drive
Pleasanton, CA
RES Project 4035-9311

FIGURE 1



RIEDEL ENVIRONMENTAL SERVICES, INC RICHMOND, CALIFORNIA

Site Map
Pacific Bell
7240 Johnson Drive
Pleasanton, CA
RES Project 4035-9311

FIGURE 2

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY
DAVID J. KEARS, Agency Director

Alameda County CC4580
Environmental Protection Division
1131 Harbor Bay Parkway, Room 250
Alameda CA 94502-6577

August 16, 1996

STID 5852

Ms. Nancy Clancy
Pacific Bell, Environmental Management
P.O. Box 5095, Rm. 1N201
San Ramon, CA 94583-0995

RE: PACIFIC BELL, 7240 JOHNSON DRIVE, PLEASANTON

Dear Ms. Clancy:

The Alameda County Department of Environmental Health (ACDEH), Environmental Protection Division, recently contracted with the City of Pleasanton ("City") for oversight of environmental investigations associated with leaking underground storage tank (UST) sites in the City. We are currently evaluating several outstanding UST cases to determine their status.

For your information, your case has been transferred into the ACDEH Local Oversight Program (LOP). LOP agencies are contracted by the State Water Resources Control Board and funded by the Federal Trust Fund, established to reimburse local agencies for oversight of UST leak cases, among other purposes. You will soon be receiving a notice advising you of this process.

ACDEH has become aware that an apparent release from one or more USTs was discovered during the removal of tanks during September 1993. The City is not aware whether any additional assessment work (e.g., installation of ground water monitoring wells, etc.) occurred subsequent to tank removals. The City, consequently, has requested ACDEH to evaluate this case.

We will be reviewing your case with the Regional Water Quality Control Board, San Francisco Bay region, to determine what, if any, additional environmental work may be necessary before "case closure" may be granted.

Please call me at 510/567-6783 should you have any questions.

Sincerely,

Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Mee Ling Tung, Director, Environmental Health
William Halvorsen, Pleasanton Fire Department
Kevin Graves, RWQCB

8/26/96 L. STUCK, I. SOTO (NC)

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY
DAVID J. KEARS, Agency Director

Certified Mail # 7002 2030 0006 9574 0740
September 8, 2004

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

Notice of Responsibility

Record ID: RO0002609
SBC (PE171)
7240 Johnson Dr.
Pleasanton, CA 94566

SITE

Date First Reported: 12/1/03
Substance: Gasoline
Funding (Federal or State): F
Multiple RPs?: N

James Stehr
SBC
2600 Camino Ramon, Room 3E000P
San Ramon, CA 94583

Responsible Party (RP)
Property Owner

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified SBC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5700.

Pursuant to section 25299.37(c) (7) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact Robert Schultz, Hazardous Materials Specialist, at this office at (510) 567-6719 for further information about the site designation process.

Robert.Schultz@acgov.org

Date: 9/3/04

Please Circle One (Add) Delete Change

Reason: new case

Ariu Levi, Chief
Contract Project Director

2004 SEP 13 PM 2:11

c: Jennifer Jordan, SWRCB
Robert Schultz, Hazardous Materials Specialist

Chris d'Sa

From: Schultz, Robert, Env. Health [robert.schultz@acgov.org]
Sent: Tuesday, February 01, 2005 5:47 PM
To: 'Chris d'Sa'
Subject: RE: SBC 7240 Johnson Dr, Pleasanton

Chris:
The case transfer letter from Livermore-Pleasanton Fire Dept. indicates that water was observed in the tank pit. I will fax you a copy of the letter however you may want to come in for a file review. There was a previouse case at this address, so it seems like a a file review to get the historical info would be warranted and could help you in your assessment. In your workplan please evaluate whether one or two groundwater samples are necessary. Based on my review of Shaw's tank pull report it looks like there were detections at both the dispenser and the UST and these two features were separated by about 20 ft. As you stated, the detected soil concentrations do not appear to warrant further soil investigation; however, it is recommended that you perform soil analyses as this additional incremental cost could provide valuable data should groundwater contamination be detected. Should you detect hydrocarbons or MTBE in your groundwater samples, sampling of a boring through the excavation with analysis of samples collected from within native soil beneath the excavation fill will likely be required. So a conservative scope of work could include review of the previous case file, a workplan, two borings (dispenser and UST) to groundwater, analysis for TPHg, TPHd, BTEX, MTBE, DIPE, EDBE, TAME, TBA, 1,2-DCA, and EDB, and a final report. If groundwater contamination is detected further investigation and site characterization (including a well/conduit survey) will be necessary; I'm not certain what you mean by "non-problematic." Please submit your workplan no later than 4/1/05.
Sincerely,
Bob

****

Robert W. Schultz, R.G.
Hazardous Materials Specialist
Alameda County Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502
510-567-6719 (direct)
510-337-9335 (facsimile)

-----Original Message-----
From: Chris d'Sa [mailto:chris@hydrologue.com]
Sent: Tuesday, February 01, 2005 3:16 PM
To: Schultz, Robert, Env. Health
Subject: SBC 7240 Johnson Dr, Pleasanton
Importance: High

Dear Mr. Schultz: This email memorializes our conversation a few minutes ago regarding the above Site. You have concurred with our assessment of the December 2003 Shaw Report that the reported concentrations are relatively minor and non-problematic. However, you have stated that before you grant closure, you would need at least one Geoprobe/ Hydropunch groundwater sample. This is due to the fact that the case was transferred to Alameda County from the L/P Fire Department and that minor MTBE was detected in some soil samples.

After concurrence with the Client- SBC, Hydrologue will prepare and submit a workplan no later than 45 days from the date of this email proposing to collect one to two groundwater sample using either direct push techniques or hollow-stem techniques. Please note that Shaw drilled to 17 feet bgs without encountering groundwater. Usually direct push cannot drill much deeper than 30 feet.

You have also indicated that soil samples only need be collected if warranted by field conditions. You have further indicated that if the groundwater samples are non-problematic, the County will have no objections to granting closure or no-further action for this Site.

If the above does not reflect your understanding of our conversation, please contact me as soon as possible. Thank you once again for your valuable time this afternoon.

UNDERGROUND STORAGE TANK REMOVAL REPORT SBC FACILITY 7240 JOHNSON DRIVE PLEASANTON, CALIFORNIA

Prepared for:

SBC
P.O. Box 5095
2600 Camino Ramon, Room 3E400GG
San Ramon, California 94583

Prepared by:

Shaw Environmental, Inc.
4005 Port Chicago Highway
Concord, California 94520

Megan Curran
Project Scientist

Sydney Geels
Project Manager/Quality Assurance

Shaw Project No. 844915.31

December 2003

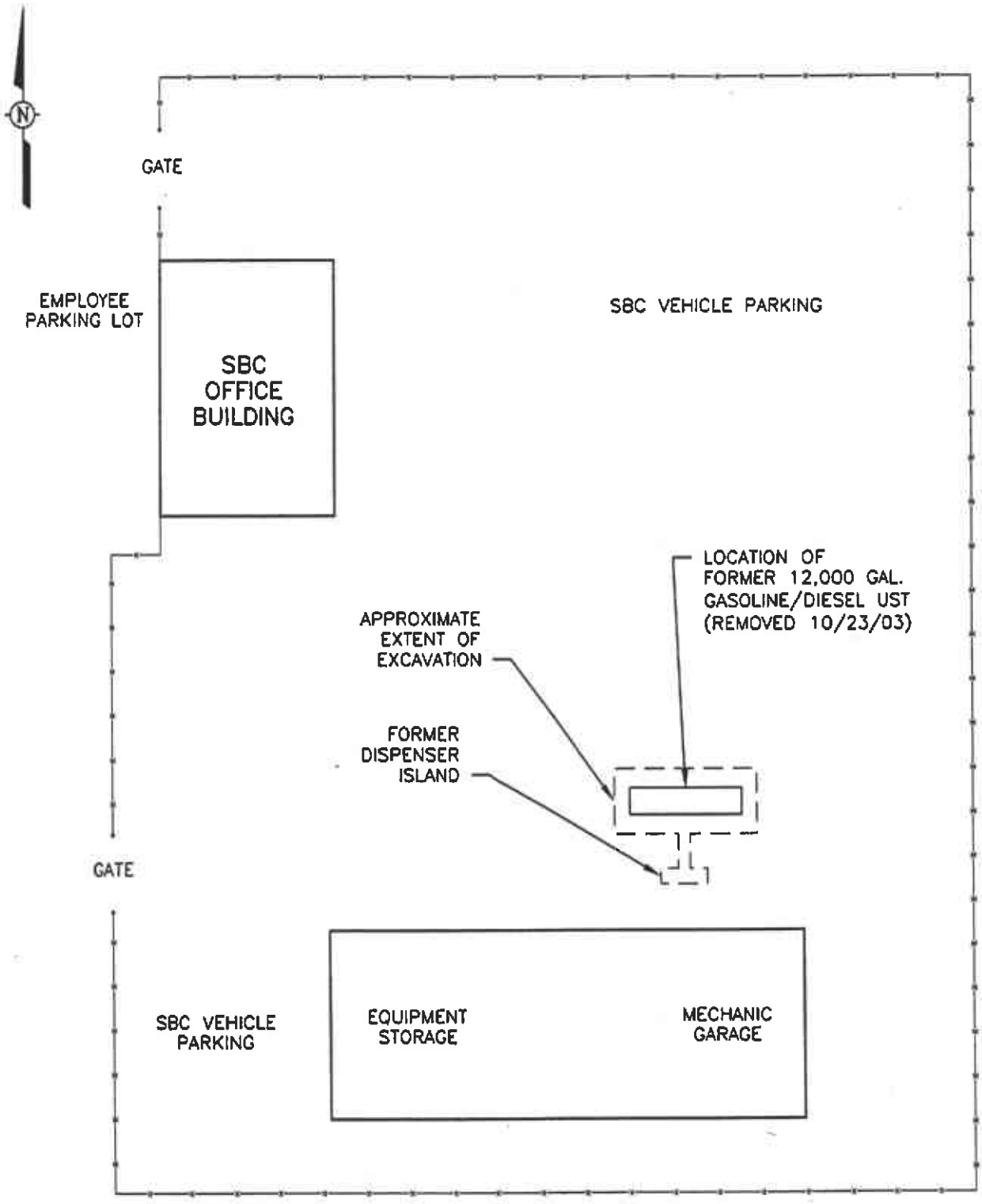
TABLE 1
Soil Sample Analytical Results
SBC Facility
7240 Johnson Drive
Pleasanton, California

Sample I.D.	Sample Location	Sample Depth (bsg)	Date Collected	TPH-D	TPH-G	BTEX	MTBE	Four Fuel Oxygenates	Semi-Volatile Organic Compounds	Lead
				(all results reported in parts per million)						
SCA-(1-4)	Soil Stockpile	---	10/23/03	43	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{1.6\text{-}8.0}$	7.2
SCB-(1-4)	Soil Stockpile	---	10/23/03	4.2	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.66\text{-}3.2}$	7.7
SCC-(1-4)	Soil Stockpile	---	10/23/03	1.7	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	8.3
SCD-(1-4)	Soil Stockpile	---	10/23/03	6.2	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{1.6\text{-}8.0}$	7.2
SCE-(1-4)	Soil Stockpile	---	10/23/03	14	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	$ND_{5.0}$
SCF-(1-4)	Soil Stockpile	---	10/23/03	4.1	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.66\text{-}3.2}$	11
SCG-(1-4)	Soil Stockpile	---	10/23/03	1.8	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	7.5
SCH-(1-4)	Soil Stockpile	---	10/23/03	1.2	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	6.1
SBCP-TP1	Tank Excavation	13 feet	10/28/03	$ND_{1.0}$	$ND_{1.0}$	$ND_{0.005}$	0.0066	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	14

TABLE 1 (continued)
Soil Sample Analytical Results
SBC Facility
7240 Johnson Drive
Pleasanton, California

Sample I.D.	Sample Location	Sample Depth (bsg)	Date Collected	TPH-D	TPH-G	BTEX	MTBE	Four Fuel Oxygenates	Semi-Volatile Organic Compounds	Lead
				(all results reported in parts per million)						
SB-1-16	West end of excavation	16 feet	11/10/03	$ND_{1.0}$	$ND_{1.0}$	$ND_{0.005}$	0.025	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	12
SB-2-16	Dispenser Island	16 feet	11/10/03	15	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	6.1
SB-3-17	Center of excavation	17 feet	11/10/03	$ND_{1.0}$	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	12
SB-4-17	East end of excavation	17 feet	11/10/03	$ND_{1.0}$	$ND_{1.0}$	$ND_{0.005}$	$ND_{0.005}$	$ND_{0.005\text{-}0.025}$	$ND_{0.33\text{-}1.6}$	15

Notes:
bsg – below surface grade
TPH-D – total petroleum hydrocarbons as diesel
TPH-G – total petroleum hydrocarbons as gasoline
BTEX- benzene, toluene, ethylbenzene, and xylenes
MTBE- methyl tertiary butyl ether
Four Fuel Oxygenates- ethyl tert-butyl ether, di-isopropyl ether, tert-amyl methyl ether, and tertiary butyl alcohol
ND_x – not detected above "x" laboratory detection limits



SCALE

0 40 80 FEET

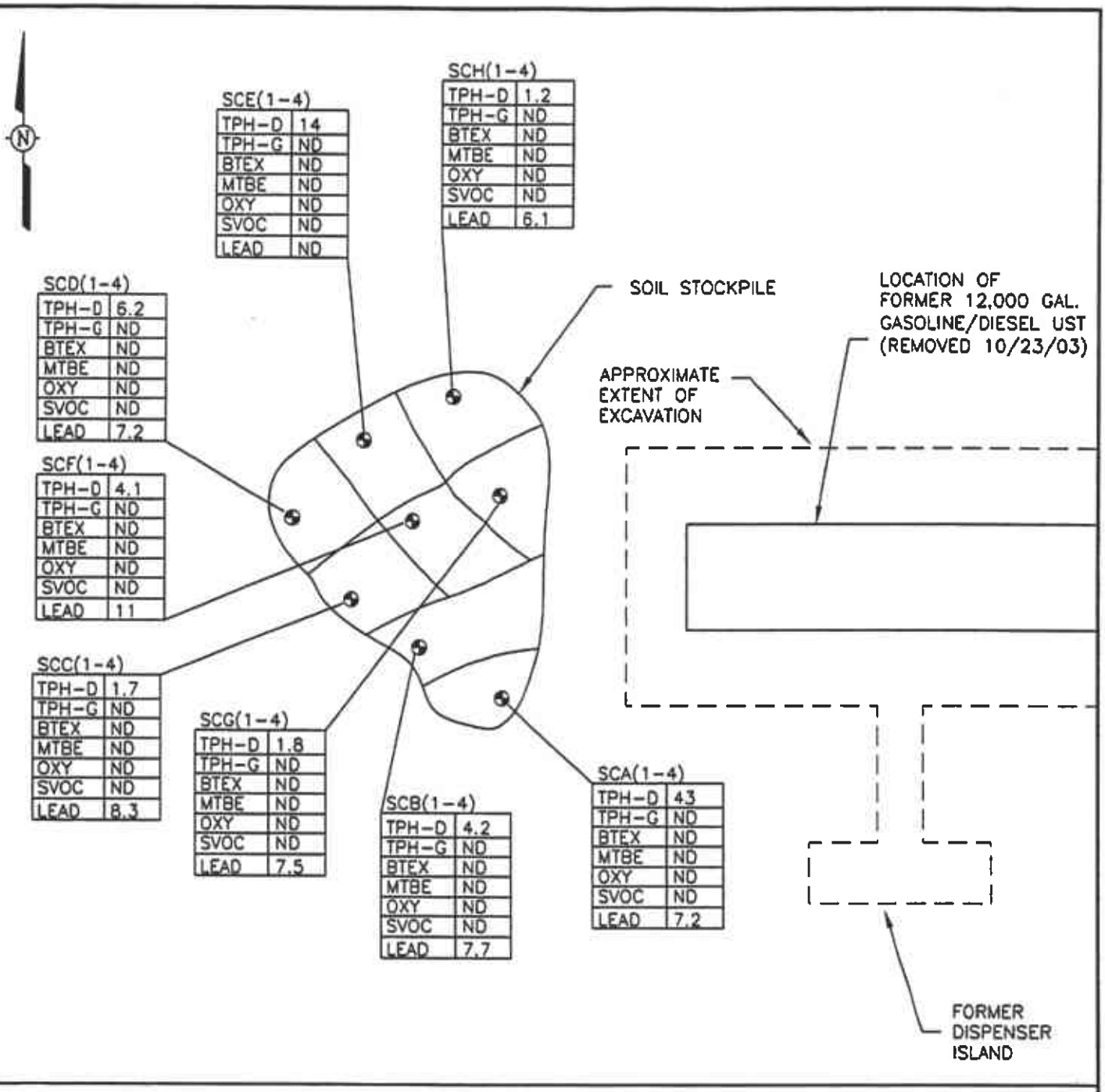
Shaw™
Shaw E&I, Inc.

SBC
SAN RAMON, CALIFORNIA

FIGURE 2

SITE PLAN
SBC FACILITY
7240 JOHNSON DRIVE
PLEASANTON, CALIFORNIA

DRAWING NUMBER	APPROVED BY	CHECKED BY	DRAWN BY	OFFICE	X-REF	IMAGE
844915-A91			SCHAEFFER 12/18/03	Concord	---	---



DRAWING NUMBER 844915-A92
APPROVED BY
CHECKED BY
DRAWN BY MW 12/18/03
OFFICE Concord
X-REF ---
IMAGE ---

SCALE
0 10 20 FEET

LEGEND

- SOIL SAMPLE LOCATION
- TPH-G TOTAL PETROLEUM HYDROCARBONS AS GASOLINE
- TPH-D TOTAL PETROLEUM HYDROCARBONS AS DIESEL
- BTEX BENZENE, TOLUENE, ETHYL BENZENE, XYLENES
- MTBE METHYL TERTIARY BUTYL ETHER
- OXY TERT-AMYLMETHYL ETHER, DI-ISOPROPYL ETHER
- ETHYL TERT-BUTYL ETHER, AND TERT-BUTANOL
- SVOC SEMIVOLATILE ORGANIC COMPOUNDS
- ND NOT DETECTED

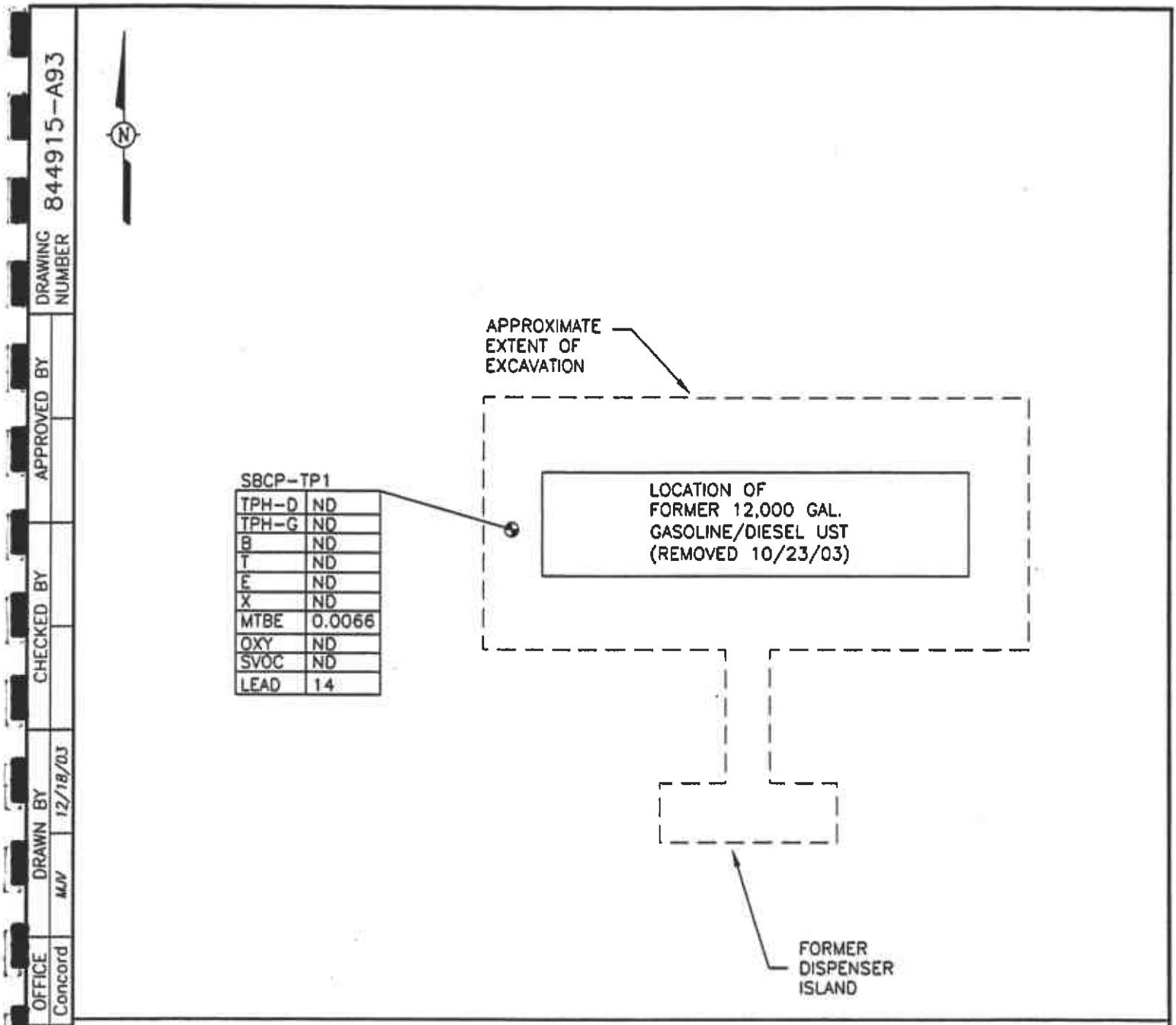
ALL RESULTS PREPORTED IN PARTS PER MILLION-ppm

Shaw
Shaw E&I, Inc.

SBC
SAN RAMON, CALIFORNIA

FIGURE 3
SOIL SAMPLE ANALYTICAL RESULTS (OCTOBER 23, 2003)

SBC FACILITY
7240 JOHNSON DRIVE
PLEASANTON, CALIFORNIA



DRAWING NUMBER 844915-A93
APPROVED BY
CHECKED BY
DRAWN BY MJV 12/18/03
OFFICE Concord
X-REF ---
IMAGE ---

SCALE
0 10 20 FEET

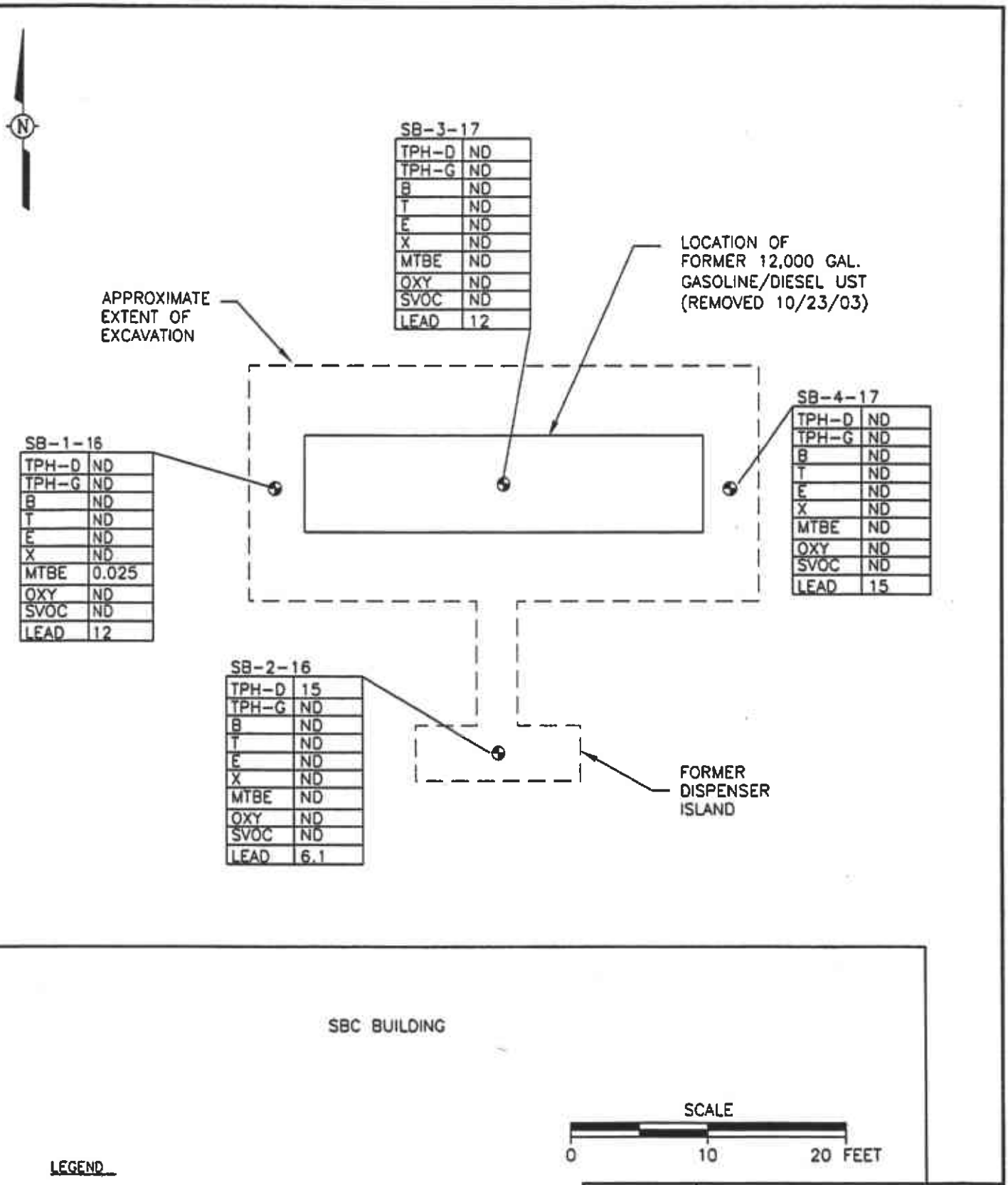
LEGEND

- SOIL SAMPLE LOCATION
- TPH-G TOTAL PETROLEUM HYDROCARBONS AS GASOLINE
- TPH-D TOTAL PETROLEUM HYDROCARBONS AS DIESEL
- B BENZENE
- T TOLUENE
- E ETHYLBENZENE
- X XYLENES
- MTBE METHYL TERTIARY BUTYL ETHER
- OXY TERT-AMYLMETHYL ETHER, DI-ISOPROPYL ETHER
- ETHYL TERT-BUTYL ETHER, AND TERT-BUTANOL
- SVOC SEMIVOLATILE ORGANIC COMPOUNDS
- ND NOT DETECTED
- ALL RESULTS PREPORTED IN PARTS PER MILLION-ppm

Shaw
Shaw E & I, Inc.

SBC
SAN RAMON, CALIFORNIA

FIGURE 4
SOIL SAMPLE ANALYTICAL RESULTS
(OCTOBER 28, 2003)
SBC FACILITY
7240 JOHNSON DRIVE
PLEASANTON, CALIFORNIA



DRAWING NUMBER 844915-A94
APPROVED BY
CHECKED BY
DRAWN BY MJV 12/18/03
OFFICE Concord
X-REF ---
IMAGE ---

LEGEND

- SOIL BORING SAMPLE LOCATION
- TPH-G TOTAL PETROLEUM HYDROCARBONS AS GASOLINE
- TPH-D TOTAL PETROLEUM HYDROCARBONS AS DIESEL
- B BENZENE
- T TOLUENE
- E ETHYLBENZENE
- X XYLENES
- MTBE METHYL TERTIARY BUTYL ETHER
- OXY TERT-AMYLMETHYL ETHER, DI-ISOPROPYL ETHER
- ETHYL TERT-BUTYL ETHER, AND TERT-BUTANOL
- SVOC SEMIVOLATILE ORGANIC COMPOUNDS
- ND NOT DETECTED
- ALL RESULTS PREPORTED IN PARTS PER MILLION-ppm

Shaw
Shaw E & I, Inc.

SBC
SAN RAMON, CALIFORNIA

FIGURE 5
SOIL BORING SAMPLE ANALYTICAL RESULTS
(NOVEMBER 10, 2003)
SBC FACILITY
7240 JOHNSON DRIVE
PLEASANTON, CALIFORNIA

Appendix A

Tank Removal Permit and State Forms

BORING NO. SB-1-16

FIELD GEOLOGIST D. Collins
CHECKED BY M. Curran
APPROVED BY D. Wynne
TOTAL DEPTH 16 ft.

DATE BEGAN 11/10/03
DATE FINISHED 11/10/03

DEPTH IN FEET	SAMPLE TYPE	BLOW COUNT	RECOVERY (%)	DRILLING REMARKS	ASTM D2488-00	PROFILE	
0					fill		Pea Gravel; fill.
14.0'					cl		CLAY; dark gray, moderate plasticity, moist.
15	SB-1 16						
16							TOTAL DEPTH OF BORING IS 16.0 FEET
17							

DRILLER : -
DRILLING CO. : Vironex
DRILLING METHOD : Direct Push, 5-1/4" Hollow Stem Auger
SAMPLING METHOD :
PROJECT : SBC Pleasanton
LOCATION : Pleasanton, California
PROJECT NO. : 844915.31000000

DRAWN BY	T.R.S.	CHECKED BY		DRAWING NO. : 844915-A86
DATE	10/18/03	APPROVED BY		

Shaw™

Shaw E & I, Inc.

BORING NO. SB-2-16

FIELD GEOLOGIST D. Collins
CHECKED BY M. Curran
APPROVED BY D. Wynne
TOTAL DEPTH 16 ft.

DATE BEGAN 11/10/03
DATE FINISHED 11/10/03

DEPTH IN FEET	SAMPLE TYPE	BLOW COUNT	RECOVERY (%)	DRILLING REMARKS	ASTM D2488-00	PROFILE	
0					fill		Pea Gravel; fill.
14.0'					cl		CLAY; dark gray, moderate plasticity, moist.
15	SB-2 16						
16							TOTAL DEPTH OF BORING IS 16.0 FEET
17							

DRILLER : –
DRILLING CO. : Vironex
DRILLING METHOD : Direct Push, 5-1/4" Hollow Stem Auger
SAMPLING METHOD :
PROJECT : SBC Pleasanton
LOCATION : Pleasanton, California
PROJECT NO. : 844915.31000000

DRAWN BY	T.R.S.	CHECKED BY		DRAWING NO. : 844915-A87
DATE	10/18/03	APPROVED BY		

Shaw™

Shaw E & I, Inc.

BORING NO. SB-3-17

FIELD GEOLOGIST D. Collins
CHECKED BY M. Curran
APPROVED BY D. Wynne
TOTAL DEPTH 17 ft.

DATE BEGAN 11/10/03
DATE FINISHED 11/10/03

DEPTH IN FEET	SAMPLE TYPE	BLOW COUNT	RECOVERY (%)	DRILLING REMARKS	ASTM D2488-00	PROFILE	
0					fill		Pea Gravel; fill.
15.0'					cl		CLAY; dark gray, moderate plasticity, moist.
16	SB-3 17						
17							

PAGE 1 OF 1

DRILLER : -
DRILLING CO. : Vironex
DRILLING METHOD : Direct Push, 5-1/4" Hollow Stem Auger
SAMPLING METHOD :
PROJECT : SBC Pleasanton
LOCATION : Pleasanton, California
PROJECT NO. : 844915.31000000

DRAWN BY	T.R.S.	CHECKED BY		DRAWING NO. : 844915-A86
DATE	10/18/03	APPROVED BY		

Shaw™

Shaw E & I, Inc.

BORING NO. SB-4-17

FIELD GEOLOGIST D. Collins
CHECKED BY M. Curran
APPROVED BY D. Wynne
TOTAL DEPTH 17 ft.

DATE BEGAN 11/10/03
DATE FINISHED 11/10/03

DEPTH IN FEET	SAMPLE TYPE	BLOW COUNT	RECOVERY (%)	DRILLING REMARKS	ASTM D2488-00	PROFILE	
0					fill		Pea Gravel; fill.
15					cl		15.0' CLAY; dark gray, moderate plasticity, moist.
16	SB-4 17						
17							

PAGE 1 OF 1

DRILLER : -
DRILLING CO. : Vironex
DRILLING METHOD : Direct Push, 5-1/4" Hollow Stem Auger
SAMPLING METHOD :
PROJECT : SBC Pleasanton
LOCATION : Pleasanton, California
PROJECT NO. : 844915.31000000

DRAWN BY	T.R.S.	CHECKED BY		DRAWING NO. : 844915-A89
DATE	10/18/03	APPROVED BY		

Shaw™

Shaw E & I, Inc.