

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R02703

RAFAT A. SHAHID, Assistant Agency Director

StID 5010

December 28, 1994

Mr. Andrew Garcia
GSA - Engineering
1401 Lakeside Dr
Oakland, CA 94612

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

Re: CLOSURE OF ABOVE-GROUND STORAGE TANK

Dear Mr. Garcia:

Thank you for the analytical report concerning the removal of the above-ground storage tank, AGT-1, at **Staples Ranch on El Charro Road, Pleasanton**. That report has been reviewed and it is our opinion that this tank has been properly closed.

No further investigations or cleanup actions are required. Please be aware that further work may be required if conditions change or a water quality threat is discovered at this specific site.

If you have any further questions concerning this matter, please contact me at (510) 567-6700.

Sincerely,

eva chu
Hazardous Materials Specialist

cc: Jay Carpenter, ESE, 4090 Nelson Ave, Ste 1, Concord 94520
files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R02703

RAFAT A. SHAHID, Assistant Agency Director

StID 5010

July 14, 1994

Mr. Andrew Garcia
GSA
4400 MacArthur Blvd
Oakland, CA 94619

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

Re: CLOSURE OF UNDER- AND ABOVE-GROUND STORAGE TANK at Staples Ranch

Dear Mr. Garcia:

Thank you for the analytical report concerning the removal of the underground storage tank, UST-2, and the above ground storage tank, AGT-4, at Staples Ranch on El Charro Road, Pleasanton. That report has been reviewed and it is our opinion that these tanks have been closed in compliance with Title 23 of the California Code of Regulations.

No further investigations or cleanup actions are required. Please be aware that further work may be required if conditions change or a water quality threat is discovered at this specific site. Soil disposal records for the stockpiled soil must be provided when available.

If you have any further questions concerning this matter, please contact me at (510) 271-4320.

Sincerely,

eva chu
Hazardous Materials Specialist

cc: Jay Carpenter, ESE, 4090 Nelson Ave, Suite 1, Concord 94520
files

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6777

StID 5010

February 29, 1996

Mr. Jim DeVos
Alameda County - GSA
1401 Lakeside Dr, 11th Floor
Oakland, CA 94612

Re: Remedial Action Completion at Staples Ranch, El Charro
Road, Pleasanton, CA

Dear Mr. DeVos:

This letter confirms the completion of site investigation and remedial action for the soil contaminated with petroleum hydrocarbons as diesel from the leaking above-ground storage tank, AGT-5, at the above referenced site. Enclosed is the Case Closure Summary for your records.

Based upon the available information and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the surface contamination by diesel fuel is required.

If you have any further questions concerning this matter, please contact me at (510) 567-6762.

Sincerely,

eva chu
Hazardous Materials Specialist

cc: Sumadhu Arigala, RWQCB
files

CASE CLOSURE SUMMARY
Leaking Above-ground Fuel Storage Tank

I. AGENCY INFORMATION

Date: February 29, 1996

Agency name: Alameda County-HazMat Address: 1131 Harbor Bay Pkwy
 City/State/Zip: Alameda, CA 94502 Phone: (510) 567-6700
 Responsible staff person: Eva Chu Title: Hazardous Materials Spec.

II. CASE INFORMATION

Site facility name: Staples Ranch
 Site facility address: El Charro Road, Pleasanton
 RB LUSTIS Case No: N/A Local Case No./LOP Case No.: 5010
 URF filing date: 2/1/94 SWEEPS No: N/A

<u>Responsible Parties:</u>	<u>Addresses:</u>	<u>Phone Numbers:</u>
Alameda County - GSA Attn. Jim de Vos	1401 Lakeside Dr, 11th Floor Oakland, CA 94612	510/208-9520

<u>Tank No:</u>	<u>Size in gal.:</u>	<u>Contents:</u>	<u>Closed in-place or removed?:</u>	<u>Date:</u>
UST-2	500	Diesel	Removed	4/26/94
AGT-4	250	Heating Oil	"	"
AGT-5	250	Diesel	"	"
AGT-1	250	Heating Oil	"	10/20/94

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: Leaking supply lines
 Site characterization complete? YES
 Date approved by oversight agency: 12/1/95
 Monitoring Wells installed? Yes Number: 4
 Proper screened interval? No. Boring logs suggest first groundwater at approximately 35 to 37' bgs, but wells were screened from 40 to 60' bgs.
 Highest GW depth below ground surface: 30.6' Lowest depth: 53.9'
 Flow direction: Unknown. Wells MW-1 and MW-2 appear to be in one aquifer, and wells MW-3 and MW-4 in another aquifer. (See attached well logs.)
 Most sensitive current use: Currently agricultural land, but a community park is proposed.
 Are drinking water wells affected? No Aquifer name: Camp Subbasin
 Is surface water affected? No Nearest affected SW name: NA
 Off-site beneficial use impacts (addresses/locations): None
 Report(s) on file? YES Where is report(s) filed? Alameda County
 1131 Harbor Bay Pkwy
 Alameda, CA 94502

Treatment and Disposal of Affected Material:

<u>Material</u>	<u>Amount (include units)</u>	<u>Action (Treatment or Disposal w/destination)</u>	<u>Date</u>
Tank & Piping	3 AGTs, 1 UST	Disposed by Erickson	4/26 & 10/20/95
Soil	24.63 tons	Disposed at Port Costa Mat'ls	10/20/94

Maximum Documented Contaminant Concentrations - - Before and After Cleanup

<u>Contaminant</u>	<u>Soil (ppm)</u>		<u>Water (ppb)</u>	
	<u>Before¹</u>	<u>After</u>	<u>Before²</u>	<u>After</u>
TPH (Gas)	NA	NA	ND	NA
TPH (Diesel)	3,100	3,100	1,700	ND
Benzene	0.01	0.01	0.5	ND
Toluene	0.032	0.032	ND	ND
Ethylbenzene	0.19	0.19	ND	ND
Xylenes	0.64	0.64	7.9	ND
Other	Dieldrin³			
	DDE³			
	0.0023			
	0.0012			

NOTE
 1 From boring B2 at 20' bgs
 2 "Grab" groundwater sample from boring B2
 3 4 into 1 composite sample from exploratory borings EB-7, EB-10, EB-18, and EB-21 at 3' bgs, However, these data are only provided for the reader's information, and will not be further addressed in this report.

Comments (Depth of Remediation, etc.):

See Section VII, Additional Comments, etc...

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: **None**

Should corrective action be reviewed if land use changes? **YES**
 Monitoring wells Decommissioned: **None, pending site closure**
 Number Decommissioned: **0** Number Retained: **4**
 List enforcement actions taken: **None**
 List enforcement actions rescinded: **NA**

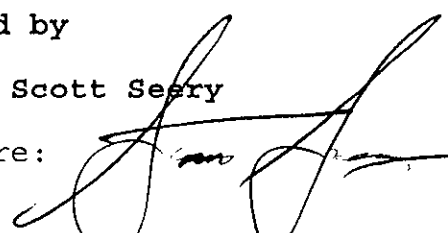
V. LOCAL AGENCY REPRESENTATIVE DATA

Name: Eva Chu Title: Haz Mat Specialist

Signature:  Date: 2/14/96

Reviewed by

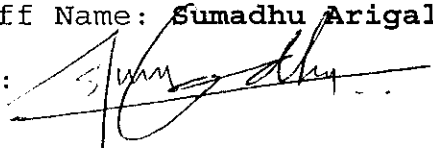
Name: Scott Seery Title: Sr Haz Mat Specialist

Signature:  Date: 2/14/96

VI. RWQCB NOTIFICATION

Date Submitted to RB: 2/15/96 RB Response:

RWQCB Staff Name: Sumadhu Arigala Title: ~~AWRCE~~ SEA

Signature:  Date: 2/26/96

VII. ADDITIONAL COMMENTS, DATA, ETC.

This closure summary addresses the investigation performed to assess the leaking above-ground diesel storage tank, AGT-5, only. The assessment of any remaining environmental issues related to past farming activities (e.g., pesticides use or storage, etc.) will be addressed separately.

The 31 acre site is located south of Interstate 580 and west of El Charro Road, in Pleasanton. It is bounded in the north and west by open fields, on the south by Arroyo Mocho, and on the east by El Charro Road. Arroyo Las Positas flows across the northern portion of the site. One underground storage tank (UST-2) and two above-ground storage tanks (AGT-1 and AGT-4) were located near the main residence, approximately 310' south of Arroyo Las Positas. Another above-ground tank (AGT-5) was located north of Arroyo Las Positas, in the area of the farm/ranch barn.

UST-2 was about 500 gallon in capacity and stored diesel fuel for vehicle use. AGT-1 and AGT-4, each about 250 gallon in capacity, were located adjacent to former guest houses and are believed to have stored heating oil. AGT-5 stored diesel for farm equipment. A water supply well is located west of the main residence. It is 350' deep and is believed to pump from approximately 100' bgs. Two pole-mounted electrical transformers are also located near the main residence. (See Fig 1.)

From August 30 to September 7, 1993, a preliminary soil testing program was performed to evaluate possible presence of fuel hydrocarbons near the fuel storage tanks, PCBs near the electrical transformers, and organochlorine pesticides throughout, since the site had historically been used for cattle grazing and dry farming. (Note: only the issues relating to the UST and

AGTs will be presented herein.) Analytical results from this preliminary study revealed the presence of elevated levels of TPH-D (up to 1,900 ppm at 15' bgs, boring EB-5) in the vicinity of AGT-5. (See Fig 2, Table 1.)

Tanks AGT-4 and UST-2 were removed on April 26, 1994. A soil sample from beneath UST-2, at 6.5' depth, did not detect TPH-G, TPH-D, or BTEX. A soil sample collected from 2' bgs, directly below the product supply line of AGT-4, exhibited up to 1,100 ppm TPH-D and 2.5 ppm TPH-G. BTEX was not detected. Approximately 15 cy of apparently contaminated soil was removed. Two soil samples from the floor of the excavation, at 6' bgs, did not exhibit detectable concentrations of TPH-G, TPH-D, or BTEX.

Tank AGT-1 was removed in October 20, 1994. A soil sample collected from 2' bgs, directly below AGT-1, did not exhibit TPH-D, or BTEX. Written case closure for tanks AGT-1, AGT-4, and UST-2 was granted by ACHCSA on July 14 and December 28, 1994.

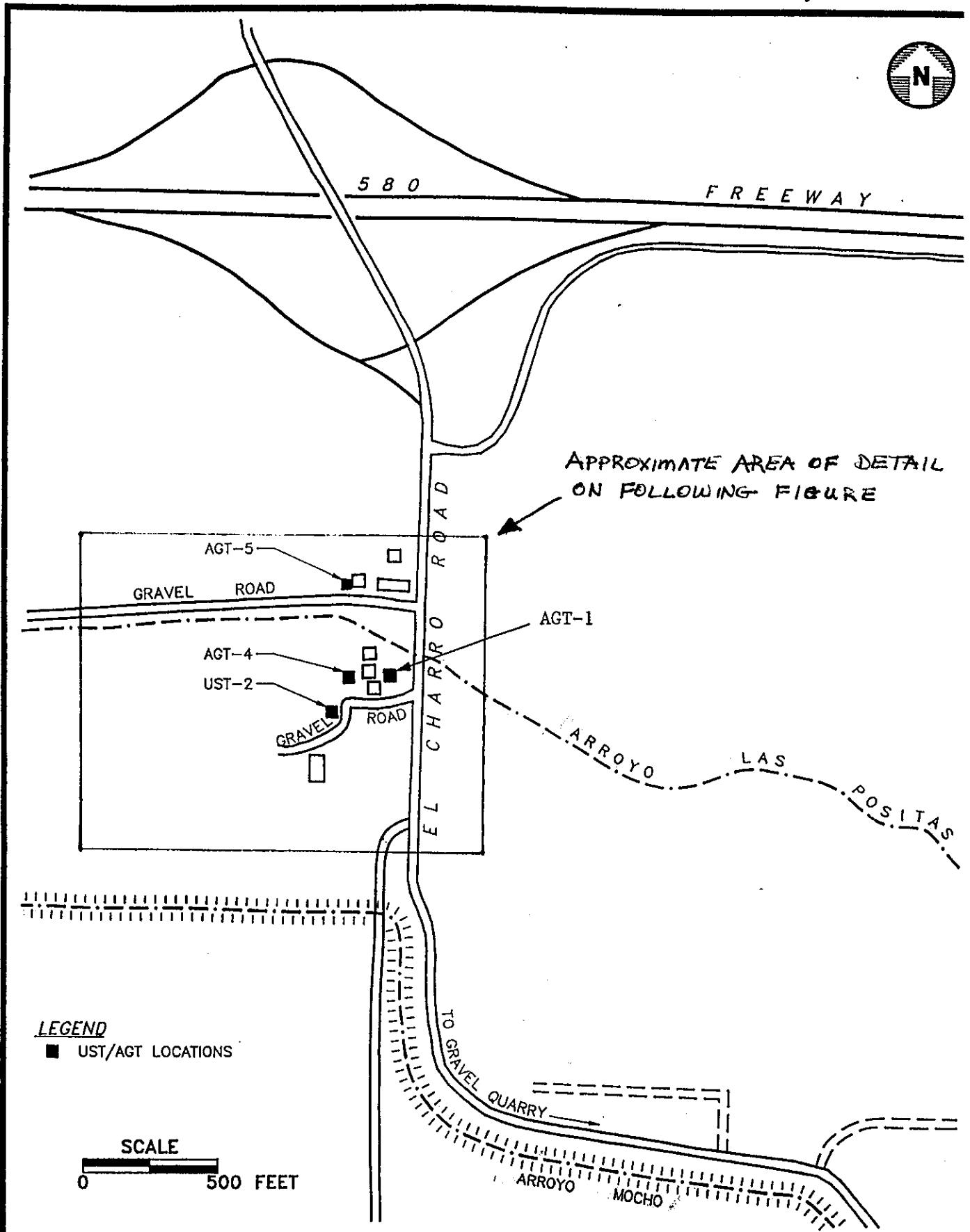
Following removal of AGT-5 in April 26, 1994, eight soil borings (B-1 through 8) were emplaced to a maximum depth of 40.5' around the former tank. Water saturation was first encountered at 35' bgs in borings B-2 through B-8. A total of 15 soil samples and one "grab" groundwater sample were collected and analyzed for TPH-D and BTEX. Only borings B-2 and B-8 revealed elevated levels of TPH-D (up to 3,100 ppm) and trace levels of BTEX in soil at 20' depth. The "grab" groundwater sample (from 35' depth) from boring B-2 exhibited up to 1,700 ppb TPH-D and trace levels of benzene and total xylenes. It appears diesel impacted soil is limited to the vicinity immediately west and northwest of the former AGT-5 to a maximum depth of 30 to 40' bgs. (See Fig 4 and Boring Log B-2).


Four groundwater monitoring wells (MW-1 through MW-4) were subsequently installed around the former AGT-5. Well logs suggest first encountered groundwater may be found in the thin layer of gravelly sand found at 35 to 36' bgs. However, the wells were screened from approximately 40 to 60' bgs in clay sediments. (See Well Logs of MW-1 through MW-4). This may account for significant differences in measured groundwater elevation in the wells. Groundwater elevation in wells MW-1 and MW-2 has ranged from 309.23 to 321.36' AMSL while groundwater elevation in wells MW-3 and MW-4 has ranged from 294.68 to 301.15' AMSL. (See Table 3). Groundwater gradient could not be determined with these four wells; however, because Arroyo Las Positas is located approximately 90' to the south of the former location of AGT-5, groundwater flow is likely influenced by its proximity. (See Fig 3)

Groundwater has been sampled for four consecutive quarters (from Dec 1994 to Sep 1995) without exhibiting TPH-D or BTEX. (See Table 4). The diesel fuel release does not appear to have significantly impacted groundwater quality beneath the site, and appears to be limited to the immediate vicinity of boring B-2. Migration of contaminants also appears limited because TPH-D and BTEX have not been detected in any of the groundwater wells around boring B-2. Thus, the potential for the diesel release to impact Arroyo Las Positas is minimal.

Residual diesel in soil does not appear to pose a potential human health risk based on the virtual absence of aromatic components in hydrocarbon-impacted soil, and the hydraulic barrier likely imposed by the location of Arroyo Las Positas between the fuel release area and production well. Continued monitoring does not appear warranted.

staples3

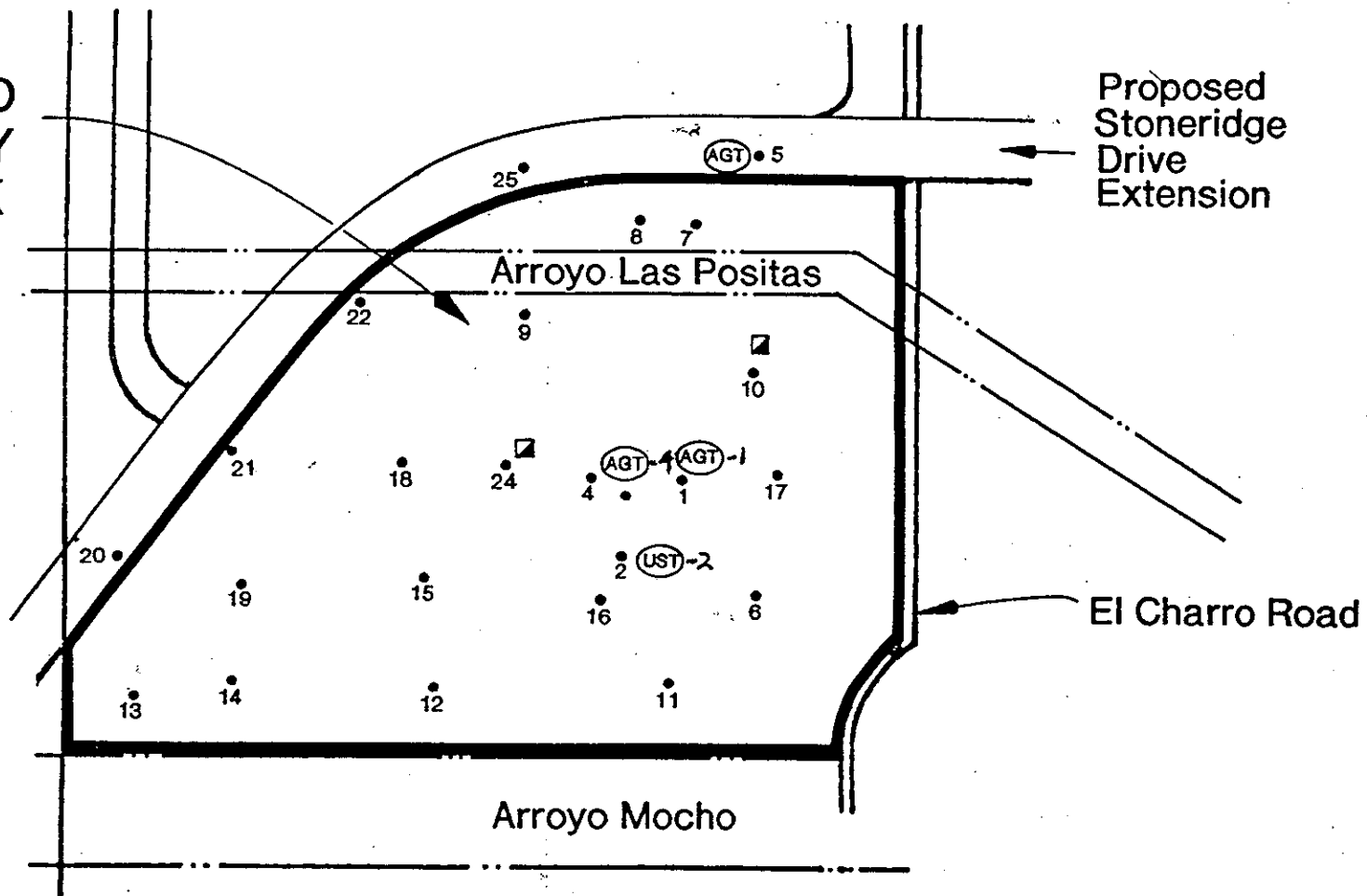


	DATE 4/94	SITE MAP	FIGURE NO. 1
	REVISED		2
4090 NELSON AVENUE, SUITE J CONCORD, CA 94520	CAD FILE 52281002	ALAMEDA COUNTY GENERAL SERVICES AGENCY STAPLES RANCH PROPERTY EL CHARRO ROAD, PLEASANTON, CALIFORNIA	PROJ. NO. 6-94-5228

PROPOSED
COMMUNITY
PARK



Proposed
Stoneridge
Drive
Extension



LEGEND

- SITE BOUNDARY
- APPROXIMATE LOCATION OF BORING EB-8
- ELECTRICAL TRANSFORMER
- ABOVE GROUND STORAGE TANK
- UNDER GROUND STORAGE TANK

APPROXIMATE SCALE IN FEET

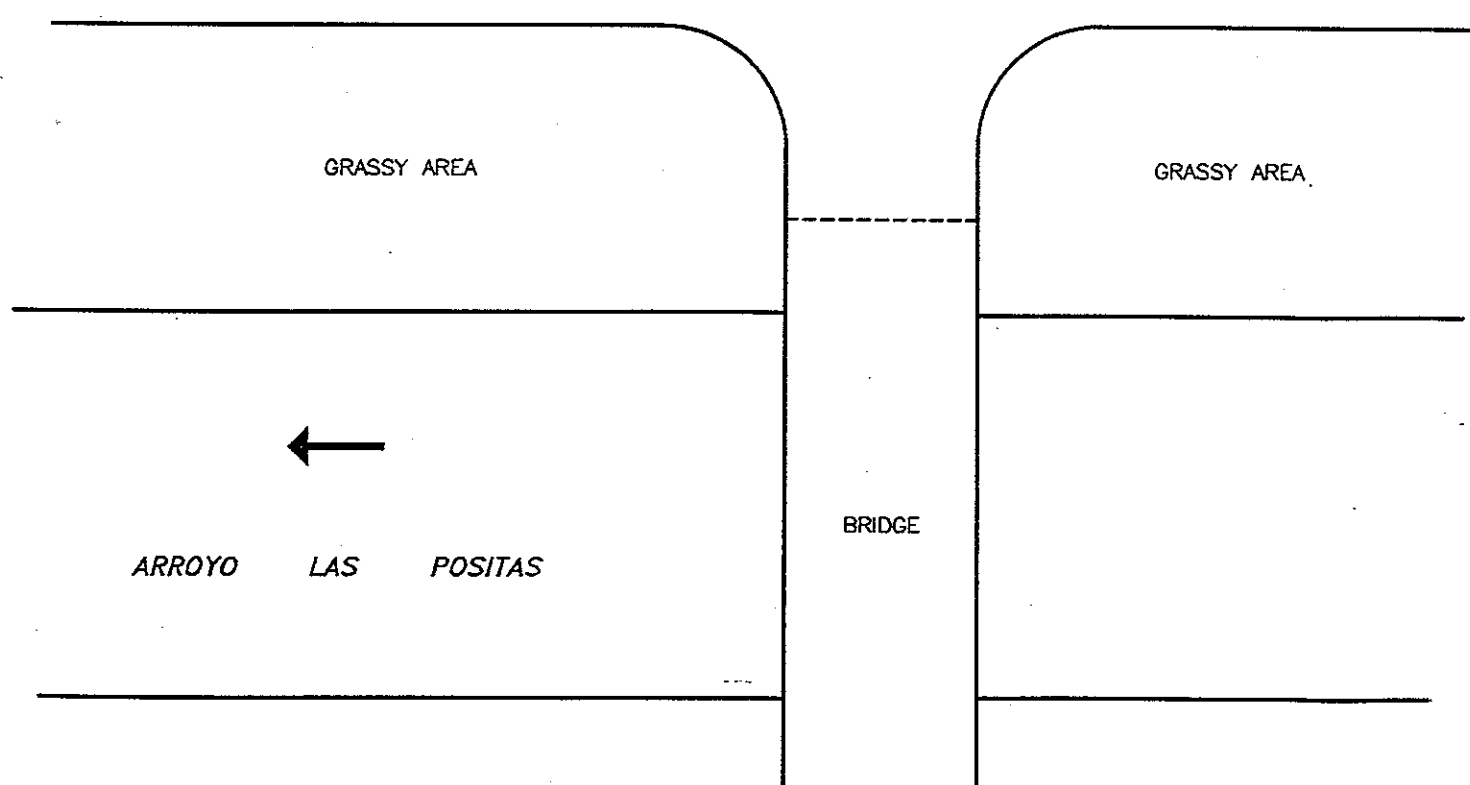
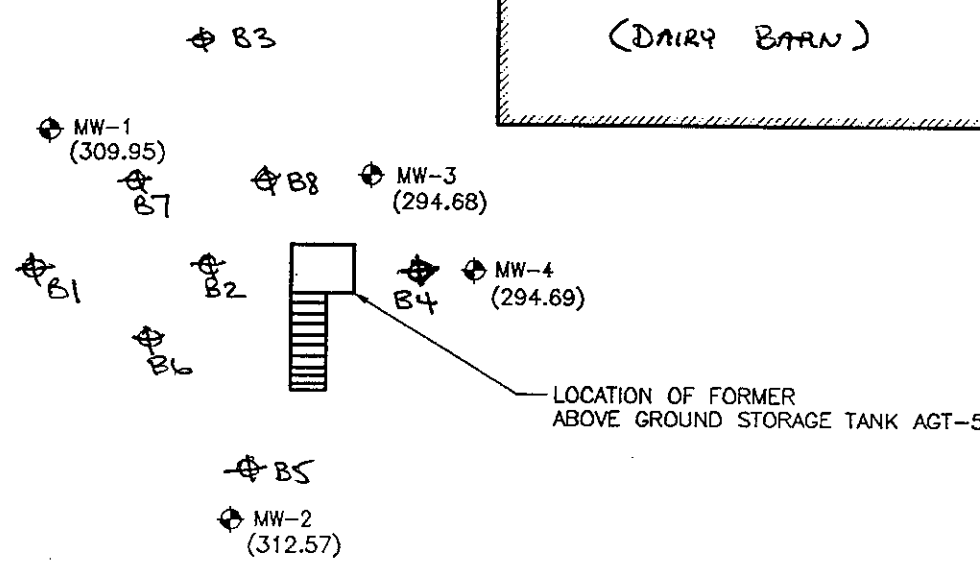
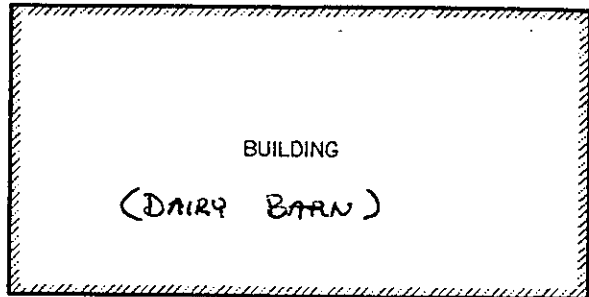


HARZA KALDVEER
Consulting Engineers

SITE EXPLORATION PLAN

PROPOSED COMMUNITY PARK
Pleasanton, California


PROJECT NO.	DATE	Figure 2
KE904-77-2015	November 1993	

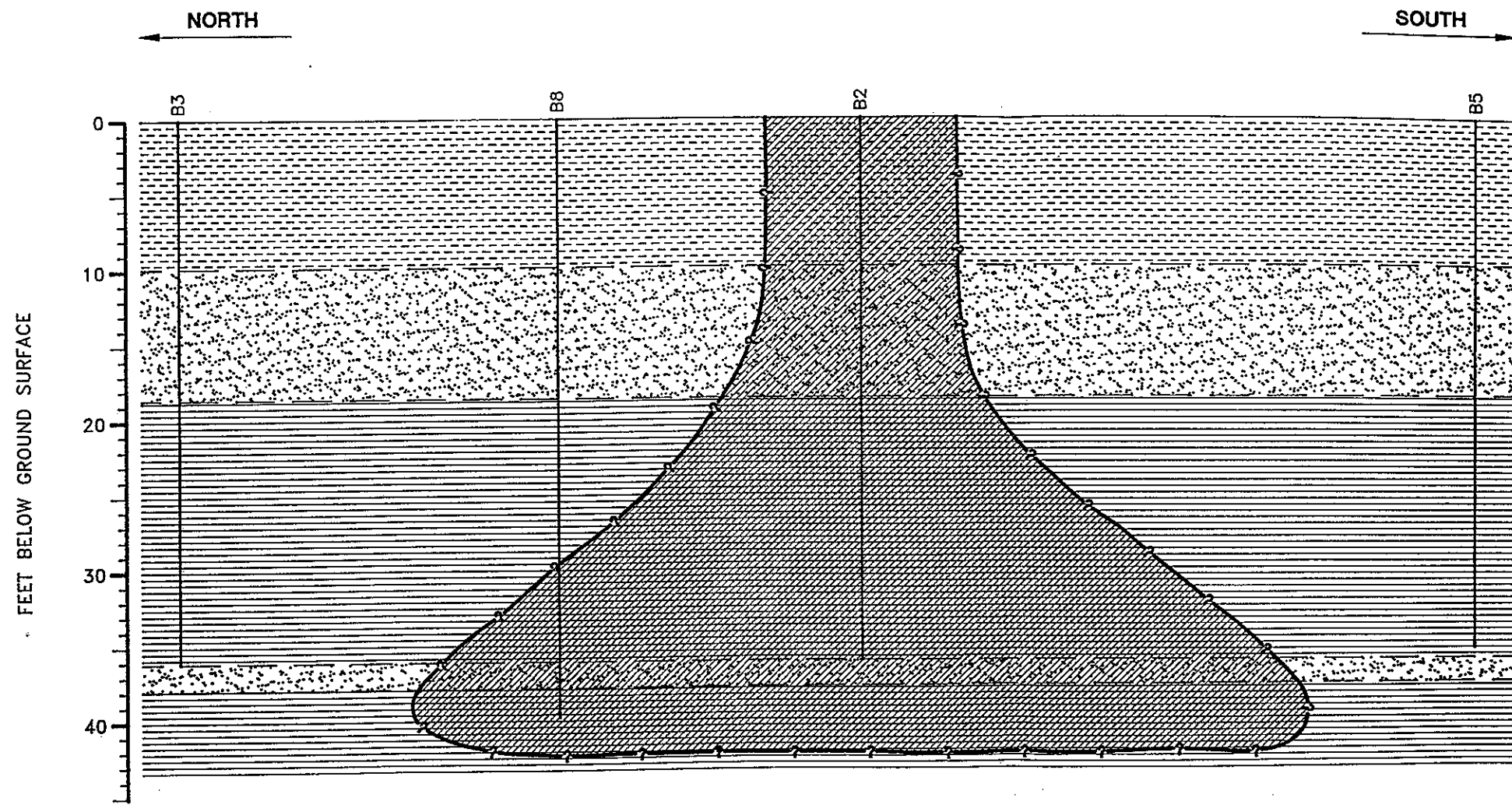


LEGEND

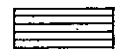

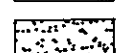
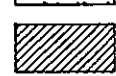
- ⊕ APPROXIMATE GROUND WATER MONITORING WELL LOCATION
- SURFACE WATER FLOW DIRECTION
- (309.95) RELATIVE GROUND WATER ELEVATION, FEET (2/1/95)
- ⊕ Soil borings (4/94)



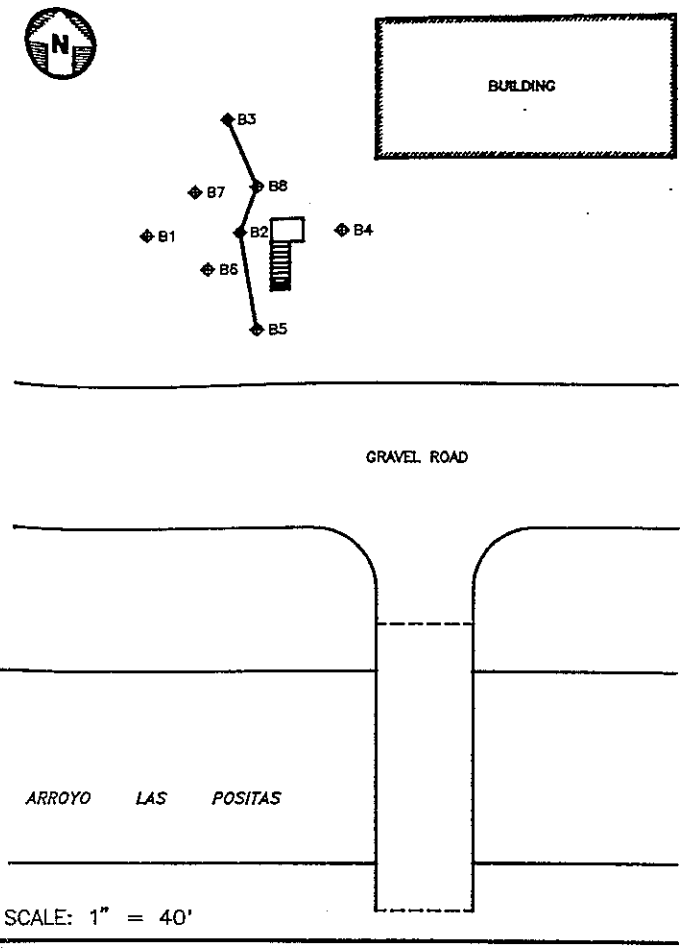
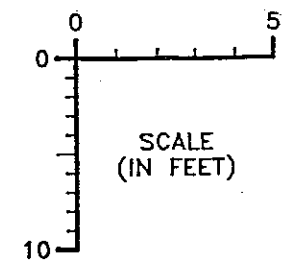
 Environmental Science & Engineering, Inc. 4090 NELSON AVENUE, SUITE J CONCORD, CA 94520	DATE 12/5/94	GROUND WATER MONITORING WELL LOCATIONS ALAMEDA COUNTY GENERAL SERVICES AGENCY STAPLES RANCH PROPERTY EL CHARRO ROAD, PLEASANTON, CALIFORNIA	FIGURE NO 3
	REVISED 2/2/95		PROJ. NO 6-9
	CAD FILE 53530001		




LEGEND

-  SANDY CLAY TO CLAY (CL)
-  GRAVELLY, SANDY SILT (ML)
-  GRAVELLY, SILTY SAND (SP)
-  ZONE OF PETROLEUM HYDROCARBON CONTAMINATION

--- APPROXIMATE BOUNDARY OF DIESEL PLUME



 Environmental Science & Engineering, Inc. <small>A CILCORP Company</small>	DATE 5/94	NORTH-SOUTH ORIENTED SCHEMATIC CROSS-SECTION ALAMEDA COUNTY GENERAL SERVICES AGENCY STAPLES RANCH PROPERTY EL CHARRO ROAD, PLEASANTON, CALIFORNIA	FIGURE 4
	REVISED		PROJ. NO. 6-94
4090 NELSON AVENUE, SUITE J CONCORD, CA 94520	CAD FILE 52281006		



Environmental Science & Engineering, Inc.
A GILCORP Company

BORING LOG AND WELL COMPLETION SUMMARY

B2

WELL COMPLETION

Completion Depth:

Size/Type From To

Casing:
Screen:
Filter: N/A
Seal:

Well Cap or Box:

Project Name: Alameda County GSA Project No: 6-94-5228

Location: Staples Ranch Property
El Charro Road
Pleasanton, California

Driller: Exploration Geoservices, Inc.
Method: Mobile B-61 Hollow-Stem Auger
Hole Diameter: 8 inches Total Depth: 36 Feet
Ref. Elevations:
Logged By: Bart Miller

Page 1 of 2

Dates:
Start: 4-28-94
Finish: 4-28-94

Depth (ft)	Lithologic Description	USC	Graphic Log			Vapor	Remarks Water, drilling/completion, summary, sample type
			Sample/Blows	Lithology	Well Installation		
0	GRAVELLY, SANDY SILT, brown, low plasticity, dry, no odor, gravel fragments average one-inch diameter.	ML					START 8:55
5			7 9 11				16.0 SAMPLE @ 5 FEET* 8:57
10	GRAVELLY, SILTY SAND, brown, friable, dry, no odor, gravel fragments average one-inch diameter.	SP	4 5 6				1.0 SAMPLE @ 10 FEET* 9:03
15	As above, becoming moist, petroleum hydrocarbon odor.		10 16 19				9.8 SAMPLE @ 15 FEET* 9:06
20	CLAY, brown, moderate plasticity, moist, petroleum hydrocarbon odor.	CL	3 3 4				457 SAMPLE @ 20 FEET* 9:11
25			4 6 8				2.8 SAMPLE @ 25 FEET* 9:18
30	SANDY CLAY, brown, moderate plasticity, moist, petroleum hydrocarbon odor.	CL	3 5 7				68.7 SAMPLE @ 30 FEET* 9:41
35			4				257 SAMPLE @ 35 FEET* 9:58



**LOG OF EXPLORATORY
BORING WITH WELL
INSTALLATION DATA**

PROJECT NO. 6-94-5353
 CLIENT: Alameda County GSA
 LOCATION: Pleasanton, CA
 LOGGED BY: H.W. Short

WELL NO. MW-1
 DATE: 12/20/94
 DRILLER: Exploration Geosvcs
 PAGE: 1 of 1

FIELD LOCATION: Staples Ranch Prop., El Charo Rd. WELL COMPLETION DEPTH: 60' SEAL TYPE: Bentonite Pellets, Grout
 BENCHMARK ELEVATION: TOTAL DEPTH: 60' WATER DEPTH FIRST: 46'
 WELL CASING ELEVATION: BORING DIAMETER: 10" WATER DEPTH COMPLETED: 38'
 WELL CASING TYPE: PVC WELL DIAMETER: 4" WATER DEPTH 24HRS:
 SCREEN PERFORATION: 0.010" FILTER PACK TYPE: 2-12 Sand

DEPTH	VAPOR CONC. (PPM)	BLOW/FT	SAMPLE TYPE	USCS SOIL TYPE	GRAPHICS LOG	DESCRIPTION	WELL DIAGRAM
0						GRAVELLY, SANDY SILT; brown, low plasticity, dry, no odor, gravel fragments average one-inch diameter	
5				ml			
10				sp		GRAVELLY, SILTY SAND; brown, friable, dry, no odor, gravel fragments average one-inch diameter	
15						As above, moist	
20				cl		CLAY; brown, moderate plasticity, moist, no odor	
25							
30						SANDY CLAY; brown, moderate plasticity; moist; no odor	
35				sp		GRAVELLY SAND; brown, friable, wet, no odor	
40				cl		CLAY; brown, moderate plasticity, moist, no odor	
45	60	18	Jar	cl		CLAY; as above	
50	100						
55							
60				gc		CLAYEY GRAVEL; brown, friable, wet, no odor	
						Total Depth: 60'	



LOG OF EXPLORATORY BORING WITH WELL INSTALLATION DATA

PROJECT NO. 6-94-5353
 CLIENT: Alameda County GSA
 LOCATION: Pleasanton, CA
 LOGGED BY: C. Valcheff

WELL NO. MW-2
 DATE: 12/12/94
 DRILLER: Exploration Geosvcs
 PAGE: 1 of 1

FIELD LOCATION: Staples Ranch Prop., El Charo Rd. WELL COMPLETION DEPTH: 60'
 BENCHMARK ELEVATION: TOTAL DEPTH: 60'
 WELL CASING ELEVATION: BORING DIAMETER: 10"
 WELL CASING TYPE: PVC WELL DIAMETER: 4"
 SCREEN PERFORATION: 0.010" FILTER PACK TYPE: 2-12 Sand
 SEAL TYPE: Bentonite Pellets, Grout
 WATER DEPTH FIRST: 49'
 WATER DEPTH COMPLETED:
 WATER DEPTH 24HRS:

DEPTH	VAPOR CONC. (PPM)	BLOW/FT	SAMPLE TYPE	USCS SOIL TYPE	GRAPHICS LOG	DESCRIPTION	WELL DIAGRAM
0						GRAVELLY, SANDY SILT; brown, low plasticity, dry, no odor, gravel fragments average one-inch diameter	<p>Grout</p> <p>#2-12 Sand Filter</p> <p>Bentonite Seal</p>
5				ml			
10				sp		GRAVELLY, SILTY SAND; brown, friable, dry, no odor, gravel fragments average one-inch diameter	
15							
20				cl		CLAY; brown, moderate plasticity, moist, no odor	
25							
30						SANDY CLAY; brown, moderate plasticity; moist; no odor	
35		5	Jar	sp		GRAVELLY SAND; brown, friable, wet, no odor	
40				cl		CLAY; brown, moderate plasticity, moist, no odor	
45		4	Jar			CLAY; as above	
50							
55							
60				gc		CLAYEY GRAVEL; brown, friable, wet, no odor Total Depth: 60'	



LOG OF EXPLORATORY BORING WITH WELL INSTALLATION DATA

PROJECT NO. 6-94-5353
 CLIENT: Alameda County GSA
 LOCATION: Pleasanton, CA
 LOGGED BY: C. Valcheff

WELL NO. MW-3
 DATE: 12/12/94
 DRILLER: Exploration Geosvcs
 PAGE: 1 of 1

ELD LOCATION: Staples Ranch Prop., El Charo Rd. WELL COMPLETION DEPTH: 60' SEAL TYPE: Bentonite Pellets, Grout
 BENCHMARK ELEVATION: TOTAL DEPTH: 60' WATER DEPTH FIRST: 49'
 LL CASING ELEVATION: BORING DIAMETER: 10" WATER DEPTH COMPLETED:
 LL CASING TYPE: PVC WELL DIAMETER: 4" WATER DEPTH 24HRS:
 SCREEN PERFORATION: 0.010" FILTER PACK TYPE: 2-12 Sand

DEPTH (FEET)	VAPOR CONC. (PPM)	BLOW/FT	SAMPLE TYPE	USCS SOIL TYPE	GRAPHICS LOG	DESCRIPTION	WELL DIAGRAM
0				ml		GRAVELLY, SANDY SILT; brown, low plasticity, dry, no odor, gravel fragments average one-inch diameter	<p>Grout</p> <p>Bentonite Seal</p> <p>#2-12 Sand Filter</p>
5				sp		GRAVELLY, SILTY SAND; brown, friable, dry, no odor, gravel fragments average one-inch diameter	
10				cl		CLAY; brown, moderate plasticity, moist, no odor	
15						SANDY CLAY; brown, moderate plasticity; moist; no odor	
20				sp		GRAVELLY SAND; brown, friable, wet, no odor	
25				cl		CLAY; brown, moderate plasticity, moist, no odor	
30						CLAY; as above	
35		8	Jar				
40				gc		CLAYEY GRAVEL; brown, friable, wet, no odor	
60						Total Depth: 60'	



LOG OF EXPLORATORY BORING WITH WELL INSTALLATION DATA

PROJECT NO. 6-84-5353
 CLIENT: Alameda County GSA
 LOCATION: Pleasanton, CA
 LOGGED BY: H.W. Short

WELL NO. 11174
 DATE: 12/21/94
 DRILLER: Exploration Geosvcs
 PAGE: 1 of 1

FIELD LOCATION: Staples Ranch Prop., El Charo Rd. WELL COMPLETION DEPTH: 65' SEAL TYPE: Bentonite Pellets, Grout
 BENCHMARK ELEVATION: TOTAL DEPTH: 65' WATER DEPTH FIRST: 46'
 WELL CASING ELEVATION: BORING DIAMETER: 10" WATER DEPTH COMPLETED:
 WELL CASING TYPE: PVC WELL DIAMETER: 4" WATER DEPTH 24HRS:
 SCREEN PERFORATION: 0.010" FILTER PACK TYPE: 2-12 Sand

DEPTH	VAPOR CONC. (PPM)	BLOW/FT	SAMPLE TYPE	USCS SOIL TYPE	GRAPHICS LOG	DESCRIPTION	WELL DIAGRAM
0				ml		GRAVELLY, SANDY SILT; brown, low plasticity, dry, no odor, gravel fragments average one-inch diameter	<p>Grout</p> <p>Bentonite Seal</p> <p>#2-12 Sand Filter</p>
5				sp		GRAVELLY, SILTY SAND; brown, friable, dry, no odor, gravel fragments average one-inch diameter	
10				cl		CLAY; brown, moderate plasticity, moist, no odor	
15							
20							
25							
30						SANDY CLAY; brown, moderate plasticity; moist; no odor	
35				sp		GRAVELLY SAND; brown, friable, wet, no odor	
40				cl		CLAY; brown, moderate plasticity, moist, no odor	
45	sat	18	Jar			CLAY; as above	
50						CLAY; as above	
55						CLAY; as above	
60				gc		CLAYEY GRAVEL; brown, friable, wet, no odor	
65						Total Depth: 65'	

TABLE 1
SOIL SAMPLE ANALYTICAL RESULTS
STORAGE TANK AND ELECTRICAL TRANSFORMER AREAS
Results Reported in parts per million

Sample Location and Depth	TPH as Diesel	TPH as Gasoline	Benzene	Toluene	Ethylbenzene	Xylene	EPA 8080 Pesticides	EPA 8080 PCBs
EB-1 5'	--	--	--	--	--	--	ND	--
10'	ND	ND	ND	ND	ND	ND	ND	--
15'	--	--	--	--	--	--	ND	--
20'	ND	ND	ND	ND	ND	ND	--	--
30'	ND	ND	ND	ND	ND	ND	--	--
35'	ND	ND	ND	ND	ND	ND	--	--
40'	ND	ND	ND	ND	ND	ND	--	--
EB-2 5'	--	--	--	--	--	--	ND	--
10'	ND	ND	ND	ND	ND	ND	ND	--
15'	--	--	--	--	--	--	ND	--
20'	ND	ND	ND	ND	ND	ND	--	--
30'	ND	ND	ND	ND	ND	ND	--	--
35'	ND	ND	ND	ND	ND	ND	--	--
40'	ND	ND	ND	ND	ND	ND	--	--
EB-3 5'	ND	ND	ND	ND	ND	ND	ND	--
10'	ND	ND	ND	ND	ND	ND	ND	--
15'	ND	ND	ND	ND	ND	ND	ND	--
20'	ND	ND	ND	ND	ND	ND	--	--
EB-4 5'	ND	ND	ND	ND	ND	ND	ND	--
10'	ND	ND	ND	ND	ND	ND	ND	--
15'	ND	ND	ND	ND	ND	ND	ND	--
20'	ND	ND	ND	ND	ND	ND	--	--
EB-5 5'	110	4.0	ND	ND	ND	ND	ND	--
10'	1200	2.0	ND	ND	ND	ND	ND	--
15'	1900	24	ND	ND	ND	ND	ND	--
20'	210	6.8	ND	ND	ND	ND	--	--
25'	26	ND	ND	ND	ND	ND	--	--
30'	1.5	ND	ND	ND	ND	ND	--	--
35'	28	5.1	ND	ND	ND	ND	--	--
40'	57	ND	ND	ND	ND	ND	--	--
EB-10 1'	--	--	--	--	--	--	--	ND
EB-24 1'	--	--	--	--	--	--	--	ND

Notes:
All results reported in parts per million
ND = Not detected
-- = Not tested

TABLES

cont. Table 1
TABLE 1
COMPOSITE SOIL SAMPLE ANALYTICAL RESULTS
 (Results Reported in Parts Per Billion)

Composite Sample	Pesticides EPA 8080
EB-7, EB-8, EB-9, EB-25/one-foot	ND
EB-18, EB-21, EB-22, EB-23/one-foot	ND
EB-13, EB-14, EB-19, EB-20/one-foot	ND
EB-6, EB-11, EB-12, EB-15/one-foot	ND
EB-10, EB-16, EB-17, EB-24/one-foot	ND
EB-7, EB-10, EB-18, EB-21/three-foot x 4	Dieldrin - $2.3 \times 4 = 9.2$ DDE - $1.2 \times 4 = 4.8$
EB-6, EB-13, EB-14, EB-16/three-foot	ND

Notes:

All results reported in parts per billion
 ND = Not Detected

As per 65 - No significant Risk Level (mg/L) *

Dieldrin .00002 = (or .02ppb)

DDE .001 = (or 1ppb)

* levels indicate concentrations of chemicals in water that correspond to the intake of 2 liters of water per day.

PRGs for residential soil ppm

dieldrin > .053 ppm or 53ppb

TABLE # 2

ANALYTICAL RESULTS OF SOIL SAMPLES COLLECTED FROM SOIL BORINGS
(04/28/94 - 04/29/94)

Alameda County General Services Agency
Staples Ranch Property, El Charro Road
Pleasanton, California

Sample No.	Depth (feet)	TPH-D (mg/Kg)	Benzene (mg/Kg)	Toluene (mg/Kg)	Ethylbenzene (mg/Kg)	Total Xylenes (mg/Kg)
B1-20'	20	ND	ND	ND	0.008	ND
B2-5'	5	300	ND	ND	ND	0.018
B2-10'	10	ND	ND	ND	ND	ND
B2-15'	15	450	ND	ND	ND	ND
B2-20'	20	3,100	0.010	0.032	0.19	0.64
B2-25'	25	28	ND	ND	ND	ND
B2-30'	30	330	0.008	ND	ND	0.055
B2-35'	35	ND	ND	ND	ND	ND
B3-35'	35	ND	ND	ND	ND	ND
B4-35'	35	ND	ND	ND	ND	ND
B5-35'	35	ND	ND	ND	ND	ND
B6-35'	35	ND	ND	ND	ND	ND
B7-35'	35	ND	ND	ND	ND	ND
B8-35'	35	100	ND	ND	0.037	ND
B8-40'	40	920	ND	ND	ND	ND

Notes:

- TPH-D (Total Petroleum Hydrocarbons as Diesel) analyzed using EPA Method 8015 (modified);
- Benzene, Toluene, Ethylbenzene, and Total Xylenes analyzed using EPA Method 8020;
- mg/Kg refers to milligrams per Kilogram;
- ND indicates not detected at method detection limit.

cont. TABLE 2

**ANALYTICAL RESULTS OF HYDROPUNCH® GROUND WATER SAMPLE
(04/28/94)**

**Alameda County General Services Agency
Staples Ranch Property, El Charro Road
Pleasanton, California**

Sample No.	TPH-D (µg/L)	TPH-G (µg/L)	1,2-DCA (µg/L)	EDB (µg/L)	Benzene (µg/L)	Toluene (µg/L)	Ethylbenzene (µg/L)	Total Xylenes (µg/L)
B2-HP	1,700	ND	ND	ND	0.5	ND	ND	7.9

Notes:

- TPH-D/TPH-G refers to Total Petroleum Hydrocarbons as Gasoline/Diesel;
- 1,2-DCA refers to 1,2-Dichloroethane
- EDB refers to Ethylene dibromide;
- All analytes analyzed using EPA Method 8260 modified;
- µg/L refers to micrograms per Liter;
- ND indicates not detected at method detection limit.

TABLE 3

**GROUND WATER ELEVATION DATA
Alameda County General Services Agency
Staples Ranch Property, El Charro Road
Pleasanton, California**

Well Number	Date	Top of Well Casing Elevation (feet AMSL)	Depth to Ground Water from Top of Casing (feet)	Ground Water Elevation (feet AMSL)
MW-1	1-Feb-95	347.6	37.65	309.95
	30-Mar-95		30.60	317.00
	28-Jun-95		38.58	311.04
	8-Sep-95		38.37	309.23
MW-2	1-Feb-95	348.34	35.77	312.57
	30-Mar-95		26.98	321.36
	28-Jun-95		34.17	314.17
	8-Sep-95		36.77	311.57
MW-3	1-Feb-95	348.37	53.69	294.68
	30-Mar-95		47.22	301.15
	28-Jun-95		50.92	297.45
	8-Sep-95		52.37	296.00
MW-4	1-Feb-95	348.59	53.90	294.69
	30-Mar-95		47.67	300.92
	28-Jun-95		51.18	297.41
	8-Sep-95		52.61	295.98

Note: (1) Elevation based on an arbitrary datum of 350 feet above Mean Sea Level (MSL)

TABLE 4

ANALYTICAL RESULTS FOR GROUND WATER SAMPLES
Alameda County General Services Agency
Staples Ranch Property, El Charro Road
Pleasanton, California

Well No.	Date Sampled	TPH-D (mg/L)	Benzene (mg/L)	Toluene (mg/L)	Ethylbenzene (mg/L)	Total Xylenes (mg/L)
MW-1 Dup	12/30/94	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	12/30/94	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	03/30/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	06/28/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
Dup	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
MW-2 Dup	12/30/94	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	03/30/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	06/28/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	06/28/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
MW-3	12/30/94	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	03/30/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	06/28/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
MW-4 Dup	12/30/94	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	03/30/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	03/30/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	06/28/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
Trip	12/30/94	NA	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	03/30/95	NA	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	06/28/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)
	09/08/95	ND (0.05)	ND (0.0005)	ND (0.0005)	ND (0.0005)	ND (0.0005)

- Notes: (1) TPH-D is total petroleum hydrocarbons as diesel analyzed using EPA Method 8015 modified per CA LUFT.
(2) Benzene, Toluene, Ethylbenzene, and Total Xylenes analyzed using EPA Method 8020.
(3) mg/L refers to milligrams per liter.
(4) ND (0.05) Indicates not detected at method detection limit of 0.05 mg/L.
(5) NA stands for not analyzed for in the sample.
(6) Analytical reports are presented in Appendix C of this report.