

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

September 18, 2008

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

Murial Blank
Blank Family Trust
1164 Solano Avenue, #406
Albany, CA 94706

Atlantic Richfield Company
(A BP Affiliated Company)
P.O. Box 1257
San Ramon, CA 94583

Subject: Fuel Leak Case, RO0002975, ARCO, 1540 Solano Avenue, Albany, CA 94706

Dear Ms. Blank & Mr. Supple:

This letter transmits the enclosed underground storage tank (UST) case closure letter in accordance with Chapter 6.75 (Article 4, Section 25299.37[h]). The State Water Resources Control Board adopted this letter on February 20, 1997. As of March 1, 1997, the Alameda County Environmental Health (ACEH) is required to use this case closure letter for all UST leak sites. We are also transmitting to you the enclosed case closure summary. These documents confirm the completion of the investigation and cleanup of the reported release at the subject site. The subject fuel leak case is closed.

SITE INVESTIGATION AND CLEANUP SUMMARY

Please be advised that the following conditions exist at the site:

- Residual pollution remaining in soil beneath the site includes TPH as gasoline, diesel, and motor oil at concentrations of up to 2.6 mg/kg, 6.8 mg/kg, and 9.1 mg/kg, respectively.
- Maximum concentrations of up to 200 µg/L TPH as diesel remain in groundwater beneath the site.

If you have any questions, please call Paresh Khatri at (510) 777-2478. Thank you.

Sincerely,

Donna L. Drogos, P.E.
LOP and Toxics Program Manager

Enclosures:

1. Remedial Action Completion Certificate
2. Case Closure Summary

cc:

Ms. Cherie McCaulou (w/enc)
SF- Regional Water Quality Control Board
1515 Clay Street, Suite 1400
Oakland, CA 94612

Closure Unit (w/enc)
State Water Resources Control Board
UST Cleanup Fund
P.O. Box 944212
Sacramento, CA 94244-2120

Paresh Khatri (w/orig enc), D. Drogos (w/enc), R. Garcia (w/enc)

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REMEDIAL ACTION COMPLETION CERTIFICATE

Subject: Fuel Leak Case, RO0002975, ARCO, 1540 Solano Avenue, Albany, CA 94706

Dear Ms. Blank & Mr. Supple:

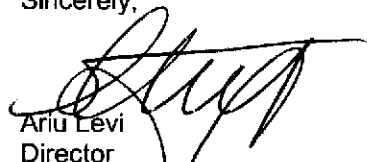
This letter confirms the completion of a site investigation and remedial action for the underground storage tanks formerly located at the above-described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tank(s) 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, this agency finds that the site investigation and corrective action carried out at your underground storage tank(s) site is in compliance with the requirements of subdivisions (a) and (b) of Section 25296.10 of the Health and Safety Code and with corrective action regulations adopted pursuant to Section 25299.3 of the Health and Safety Code and that no further action related to the petroleum release(s) at the site is required.

This notice is issued pursuant to subdivision (h) of Section 25299.37 of the Health and Safety Code.

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

Sincerely,



Ariu Levi
Director
Alameda County Environmental Health

**CASE CLOSURE SUMMARY
LEAKING UNDERGROUND FUEL STORAGE TANK - LOCAL OVERSIGHT PROGRAM**

I. AGENCY INFORMATION

Date: August 28, 2008

Agency Name: Alameda County Environmental Health	Address: 1131 Harbor Bay Parkway
City/State/Zip: Alameda, CA 94502-6577	Phone: (510) 777-2478
Responsible Staff Person: Paresh Khatri	Title: Hazardous Materials Specialist

II. CASE INFORMATION

Site Facility Name: ARCO		
Site Facility Address: 1540 Solano Avenue, Albany, California 94706		
RB Case No.: NA	Local Case No.: NA	LOP Case No.: RO0002975
URF Filing Date: --	Global ID No.: T0619747836	APN: 65-2638-3-1
Responsible Parties	Addresses	Phone Numbers
Paul Supple Atlantic Richfield Corp.	P.O. Box 1257 San Ramon, CA 94583	
Blank Family Trust c/o Mrs. Muriel T. Blank	1164 Solano Avenue #406 Albany, CA 94706 -or- 1015 Romana Avenue Albany, CA 94706	

Tank I.D. No	Size in Gallons	Contents	Closed In Place/Removed?	Date
1	Unknown	Gasoline	Removed	1960
	Piping		Removed	1960

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and Type of Release: Leaking dispenser		
Site characterization complete? Yes	Date Approved By Oversight Agency: --	
Monitoring wells installed? No	Number: 0	Proper screened interval? NA
Highest GW Depth Below Ground Surface: 18 ft bgs	Lowest Depth: 13 ft bgs	Flow Direction: Assumed West to Northwesterly
Most Sensitive Current Use: Potential drinking water source.		

Summary of Production Wells in Vicinity: A well survey was not conducted. Considering the non-migratory residual concentrations of dissolved phase petroleum hydrocarbons in the groundwater that is confined to the primary source areas at the Site, no water wells, deeper drinking water aquifers, surface water or other sensitive receptors are likely to be impacted. Therefore, since the contaminant plume likely does not extend beyond the subject property, a well survey does not appear warranted.

Are drinking water wells affected? No	Aquifer Name: East Bay Plain
Is surface water affected? No	Nearest SW Name: San Francisco Bay, located approximately 1 mile west of the site.
Off-Site Beneficial Use Impacts (Addresses/Locations): None	
Reports on file? Yes	Where are reports filed? Alameda County Environmental Health

TREATMENT AND DISPOSAL OF AFFECTED MATERIAL			
Material	Amount (Include Units)	Action (Treatment or Disposal w/Destination)	Date
Tank	Unknown	Disposal, unknown location	1960
Piping	Unknown	Disposal, unknown location	1960
Free Product	NA	---	---
Soil	NA	---	---
Groundwater	NA	---	---

MAXIMUM DOCUMENTED CONTAMINANT CONCENTRATIONS BEFORE AND AFTER CLEANUP
(Please see Attachments for additional information on contaminant locations and concentrations)

Contaminant	Soil (ppm)		Water (ppb)	
	Before	After	Before	After
TPH (Gas)	2.6 (B-5, 10 ft bgs, 12/12/07)	2.6 (B-5, 10 ft bgs, 12/12/07)	<50	<50
TPH (Diesel)	6.8 (B-5, 10 ft bgs, 12/12/07)	6.8 (B-5, 10 ft bgs, 12/12/07)	200 (B-5W, 12/12/07)	200 (B-5W, 12/12/07)
TPH (Motor Oil)/TOG	9.1 (B-5, 10 ft bgs, 12/12/07)	9.1 (B-5, 10 ft bgs, 12/12/07)	<250	<250
TRPH	NA	NA	NA	NA
Benzene	0.058 (B-2, 20 ft bgs, 12/12/07)	0.058 (B-2, 20 ft bgs, 12/12/07)	0.59 (B-5W, 12/12/07)	0.59 (B-5W, 12/12/07)
Toluene	0.011 (B-2, 15 ft bgs, 12/12/07)	0.011 (B-2, 15 ft bgs, 12/12/07)	0.67 (B-2W, 12/12/07)	0.67 (B-2W, 12/12/07)
Ethylbenzene	0.009 (2102-S1-12, 12 ft, 8/14/1991)	0.009 (2102-S1-12, 12 ft, 8/14/1991)	<0.5	<0.5
Xylenes	0.016 (B-2, 20 ft bgs, 12/12/07)	0.016 (B-2, 20 ft bgs, 12/12/07)	<0.5	<0.5
MTBE	<0.05 ^{3,4} (B-5, 10 ft bgs, 12/12/07)	<0.05 ^{3,4} (B-5, 10 ft bgs, 12/12/07)	<5.0 ^{1,2}	<5.0 ^{1,2}
Lead	14 (drum composite sample)	14 (drum composite sample)	NA	NA

¹ Other VOCs not analyzed (groundwater µg/L after cleanup): <0.5 MtBE, NA TBA, NA DIPE, NA ETBE, NA TAME, NA EDB, <1.0 1,2-DCA, NA EtOH

² Other VOCs not analyzed (groundwater µg/L before cleanup): <0.5 MtBE, NA TBA, NA DIPE, NA ETBE, NA TAME, NA EDB, <1.0 1,2-DCA, NA EtOH

³ Other VOCs (Soil mg/kg after cleanup): <0.5 MtBE, NA TBA, NA DIPE, NA ETBE, NA TAME, NA EtOH, <0.025 1,2-DCA, NA EDB

⁴ Other VOCs (Soil mg/kg before cleanup): <0.5 MtBE, NA TBA, NA TAME, < NA DIPE, NA EtOH, <0.025 1,2-DCA, NA EDB

Site History and Description of Corrective Actions:

The site is located on the east side of the city of Albany, California, and occupies the southwest corner of the intersection of Solano and Peralta Avenues. Solano Avenue slopes down to the west from the Berkeley Hills to near East Shore Highway (Interstate 80) and San Francisco Bay. Topographic maps of the area indicate generally westerly or southwesterly surface gradient in the site vicinity. The groundwater flow direction is probably also generally westerly, toward San Francisco Bay.

According to Responsible Party, the family purchased the property in 1956. In circa 1960, one underground storage tank (UST) was removed and the service station was razed. Based on the Phase I site assessment, no regulatory agency records or other evidence of appropriate and/or removal of the UST was found.

To assess subsurface conditions and to verify whether a petroleum hydrocarbon release has occurred at the site, Edd Clark and Associates (EC&A) installed six exploratory borings (B-1 through B-6) on December 12 and 13, 2007 and collected soil and grab groundwater samples from four of them for chemical analyses. Borings B-1, B-2, and B-4 were drilled to depth of 20.5 feet bgs and B-5 was drilled to 20.2 feet bgs. Boring B-3A met with auger refusal at 12 feet bgs, so another boring B-3B was advanced at a location 5 feet to the north of B-3A. Auger refusal was met at 13 feet bgs at this boring. Borings B-2 through B-5 were advanced in the area formerly occupied by the automotive service station. Soil samples were collected from each boring at a minimum of every 5 ft, at any change in lithology, any obviously contaminated soil and where possible, at the approximate soil/groundwater interface. The soil and groundwater samples were analyzed for TPH-g, TPH-d, TPH-mo, BTEX, and MtBE. TPH-g and TPH-d were detected in three of the eleven soil samples collected from the vicinity of the former service station.

Following sample collection, the borings were backfilled by tremie grouting to within 5 feet of the ground surface then filled with bentonite chips to within approximately ½ foot of the ground surface. The top ½ to 1 ft of the borings were capped with asphalt or concrete to match surrounding grade. The soil and "grab" groundwater samples collected from B-2, B-4, B-5, and the soil samples from B-3A were analyzed for TPH-g, TPH-d, TPH-mo, BTEX, and MtBE.

TPH-g, TPH-d, TPH-mo were detected in 3 of the 11 soil samples collected from the vicinity of the former service station location, at maximum concentrations of 2.6 mg/kg TPH-g, 6.8 mg/kg TPH-d, and 9.1 mg/kg TPH-mo, detected in sample B-5d10.0, collected at 10 feet bgs. Benzene was detected at 0.0058 mg/kg in soil sample B-2d20.0, collected at 20 feet bgs. TPH-d was detected in a "grab" groundwater sample boring B-5W at a concentration of 200 µg/L. Benzene and toluene were detected in samples B-2W and B-5W at maximum concentrations of 0.67 µg/L, and 0.59 µg/L, respectively.

The site concentrations were compared to applicable Regional Water Quality Control Board's (RWQCB) Environmental Screening Levels (ESLs). No concentrations of contaminants in soil were detected above the ESLs for residential land-use risk scenario where groundwater is a current or potential drinking water resource. Therefore, the residual concentrations of contaminants in soil do not appear to pose a potential risk to human health or the environment. TPH-d was detected at a concentration of 200 µg/L, slightly above its ESL of 100 µg/L. It is suspected that the elevated concentrations of diesel detected in the "grab" sample is attributed to the sampling methodology. "Grab" samples are collected by lowering a bailer in the boring to groundwater shortly after reaching total depth by the drill rig (i.e., a few feet below first encountered groundwater). In areas of a petroleum release, there is generally a zone of petroleum impacted soil at the historic top of groundwater, sometimes referred to as the "smear zone." Because of soil disturbance caused by the drill rig, the groundwater in the boring and, thus, a "grab" groundwater sample collected from the boring, would tend to contain a high amount of suspended sediment, and petroleum, if diesel is present in the soil and the "smear zone" at the boring location. The analysis of a turbid groundwater sample at the analytical laboratory would include analysis of the soil particles contained in the sample as well as the groundwater. Thus, the analytical results of the sample may reflect the presence of diesel associated with the soil particles including dissolved phase in groundwater and tend not be representative of the actual concentration of dissolved diesel in the groundwater at the excavation location. Therefore, reported concentration would tend to be higher than actual groundwater quality conditions. Therefore, it is assumed that the concentrations of residual hydrocarbons in the groundwater at the site pose no appreciable risk.

No additional subsurface investigation consisting of borings or permanent groundwater monitoring points were installed and based on the analytical data, do not appear warranted.

IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? Yes		
Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? Yes		
Does corrective action protect public health for current land use? Alameda County Environmental Health staff does not make specific determinations concerning public health risk. However, based upon the information available in our files to date, it does not appear that the release would present a significant risk to human health based upon current land use and conditions.		
Site Management Requirements: City of Albany Building Department has been notified that should excavation or development of the property be proposed that may encounter impacted soil or groundwater, Alameda County Environmental Health must be notified as required by Government Code Section 65850.2.2. The current property owner/developer must submit a soil and groundwater management plan for review prior to any construction activities. Please note that case closure for the fuel leak site is granted for commercial land use. If a change in land use to residential or other conservative scenario occurs at this property, Alameda County Environmental Health must be notified and the case needs to be re-evaluated.		
Should corrective action be reviewed if land use changes? No, Risk is below Residential Land-use Scenario.		
Was a deed restriction or deed notification filed? No		Date Recorded: --
Monitoring Wells Decommissioned: No	Number Decommissioned: 0	Number Retained: 0
List Enforcement Actions Taken: None		
List Enforcement Actions Rescinded: --		

V. ADDITIONAL COMMENTS, DATA, ETC.

Considerations and/or Variances:
 Residual concentrations of TPH-d was detected in groundwater at concentrations of up to 200 µg/L, which exceeds the ESLs where groundwater is a potential drinking water source. The concentrations of TPH-d are expected to decrease over time as a result of biodegradation and natural attenuation processes. Please note that EDB was not analyzed in soil or groundwater, however, EDC was not detected above the laboratory detection limit in soil and groundwater. A composite sample analyzed for lead detected 14 mg/kg. Please note that case closure for the fuel leak site is granted for commercial land use. If a change in land use to residential or other conservative scenario occurs at this property, Alameda County Environmental Health must be notified and the case needs to be re-evaluated.

Conclusion:
 Alameda County Environmental Health staff consider that the levels of residual contamination do not pose a significant threat to water resources, public health and safety, and the environment based upon the information available in our files to date. No further investigation or cleanup is necessary. ACEH staff recommend case closure for this site based on the current commercial use of the site.

VI. LOCAL AGENCY REPRESENTATIVE DATA

Prepared by: Pareesh Khatri	Title: Hazardous Materials Specialist
Signature: <i>Pareesh Khatri</i>	Date: August 28, 2008
Approved by: Donna L. Drogos, P.E.	Title: Supervising Hazardous Materials Specialist
Signature: <i>Donna L. Drogos</i>	Date: 08/28/08

This closure approval is based upon the available information and with the provision that the information provided to this agency was accurate and representative of site conditions.

VII. REGIONAL BOARD NOTIFICATION

Regional Board Staff Name: Cherle McCaulou	Title: Engineering Geologist
RB Response: Concur, based solely upon information contained in this case closure summary.	Date Submitted to RB: 9/3/08
Signature: <i>Cherle McCaulou</i>	Date: 9/5/08

VIII. MONITORING WELL DECOMMISSIONING

Date Requested by ACEH:	Date of Well Decommissioning Report:	
All Monitoring Wells Decommissioned:	Number Decommissioned:	Number Retained:
Reason Wells Retained: No monitoring wells installed or retained.		
Additional requirements for submittal of groundwater data from retained wells: None		
ACEH Concurrence - Signature:	Date:	

- Attachments:
1. Tables 1 & 2 (Comparison of residual contamination to applicable ESLs).
 2. Site Vicinity Map.
 3. Site Plan/Sample Location Plan.

Environmental Impacts in Soil
Former Arco Station
1540 Solano Avenue, Albany, California

Table 1. Comparison of Maximum Residual Soil Concentrations at the Site to Relevant Cleanup Standards (mg/kg)

	TPH-g (mg/kg)	TPH-d (mg/kg)	TPH-mo (mg/kg)	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl Benzene (mg/kg)	Xylenes (mg/kg)	MtBE (mg/kg)	PCE (mg/kg)	TCE (mg/kg)	1,1-DCE (mg/kg)	Vinyl Chloride (mg/kg)
Maximum Residual Soil Concentrations at Site in milligrams per kilogram	2.6	6.8	9.1	0.0058	0.011	<0.005	<0.016	<0.05	0.43	<0.025	<0.025	<0.025
RWQCB, Region 2 ESLs ¹	83 ³	83 ³	370 ²	0.044 ³	2.9 ³	2.3 ²	2.3 ³	0.023 ³	0.370 ²	0.46 ³	1.0 ³	0.022 ²

Pb: a composite drum sample yielded 14 mg/kg

¹ Environmental Screening Levels (ESLs); Shallow Soil Screening Level for residential land use where potentially impacted groundwater is current or potential drinking water resource. Shallow soils defined as soils situated <3 meters below the ground surface. Depth to water varied between 13 ft and 18 ft bgs.

² Lowest ESL value based on direct exposure scenario. Depth to water varied between 13 ft and 18 ft bgs.

³ Lowest ESL value based on groundwater protection (soil leaching). Depth to water varied between 13 ft and 18 ft bgs.

Environmental Impacts in Groundwater
Former Arco Station
1540 Solano Avenue, Albany, California

Table 2. Comparison of Maximum Residual Groundwater Concentrations at the Site to Relevant Cleanup Standards (µg/L)

	TPH-g (µg/L)	TPH-d (µg/L)	TPH-mo (µg/L)	Benzene (µg/L)	Toluene (µg/L)	Ethyl Benzene (µg/L)	Xylenes (µg/L)	MTBE (µg/L)	PCE (µg/L)	TCE (µg/L)	1,1-DCA (µg/L)	1,1-DCE (µg/L)	Vinyl Chloride (µg/L)
Maximum Residual Groundwater Concentrations at Site	<50	200	<250	0.59	0.67	<0.5	<0.5	<5.0	2.9	<0.5	<0.5	<0.5	<0.5
RWQCB Region 2 ESLs ²	100 ¹ 100 ² 210 ³ 210 ⁶	100 ¹ 100 ² 210 ³ 210 ⁶	100 ¹ 100 ² 210 ³ 210 ⁶	1.0 ¹ 170 ² 1.0 ³ 540 ⁴ 46 ⁶	40 ¹ 40 ² 150 ³ 380,000 ⁴ 130 ⁶	30 ¹ 30 ² 300 ³ 170,000 ⁴ 43 ⁶	20 ¹ 20 ² 1,800 ³ 160,000 ⁴ 100 ⁶	5 ¹ 5 ² 13 ³ 24,000 ⁴ 8,000 ⁶	5 ¹ 170 ² 5 ³ 120 ⁴ 120 ⁶	5 ¹ 310 ² 5 ³ 530 ⁴ 360 ⁶	5 ¹ 50,000 ² 5 ³ 1,000 ⁴ 47 ⁶	6 ¹ 1,500 ² 6 ³ 6,300 ⁴ 25 ⁶	0.5 ¹ 3,400 ² 0.5 ³ 3.8 ⁴ 780 ⁶
ASTM Tier 1 Standard Human Health RBSL (Benzene)	--	--	--	11,000 ⁴ 23.8 ⁵	32,800	77,500	--	--	--	--	--	--	--

¹ Environmental Screening Levels (ESLs) for impacted subsurface groundwater less than 10 feet, where groundwater IS a current or potential drinking water resource

² Final Groundwater Screening Level, based on ceiling value (taste and odor threshold)

³ Groundwater Screening Level, based on drinking water toxicity

⁴ Groundwater Volatilization to indoor air (residential) Level,

⁵ Groundwater Vapor Intrusion from groundwater to buildings (residential, chronic hazard quotient = 1)

⁶ Final Groundwater Screening Level, based on Aquatic Habitat

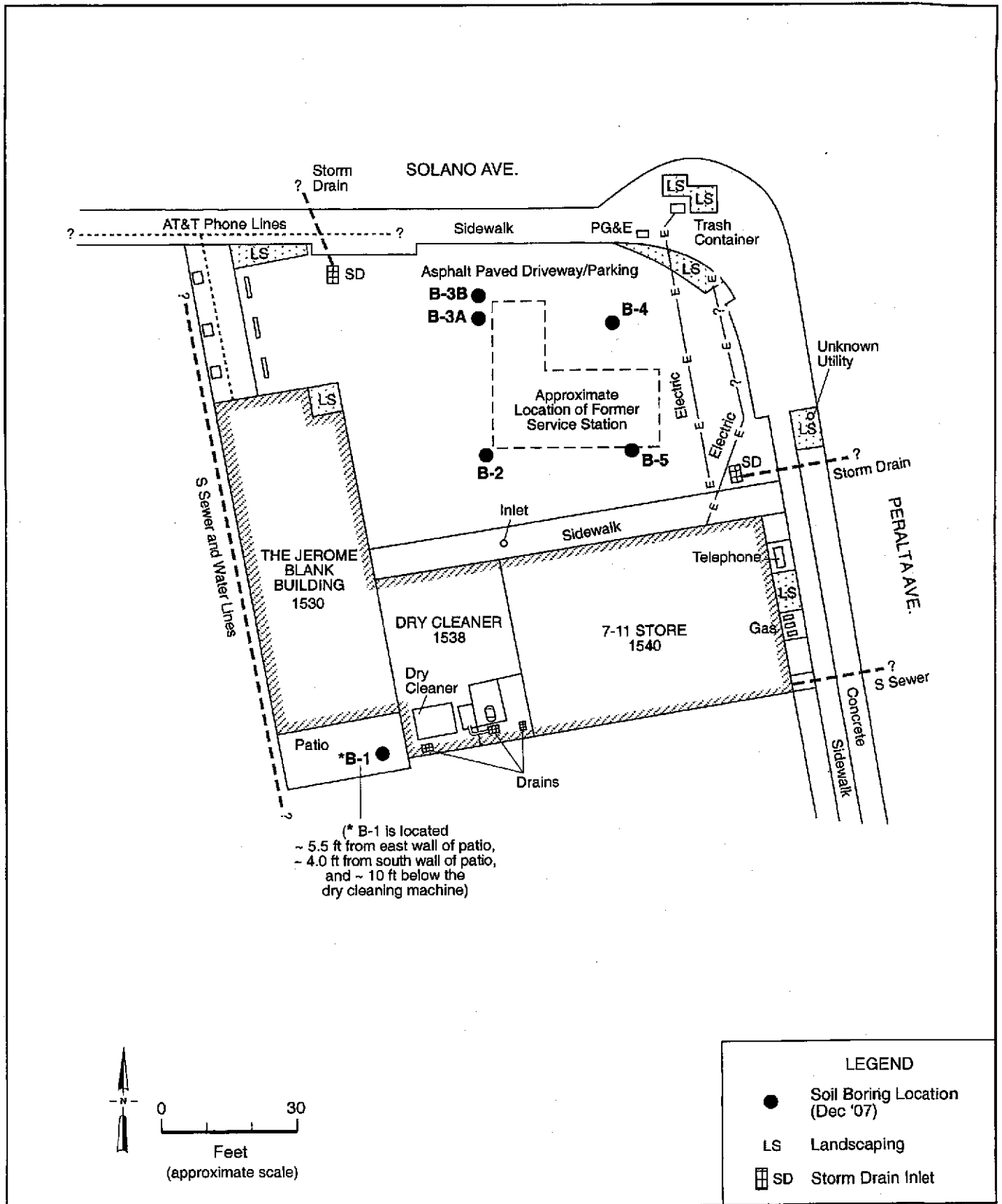


TN 15° / MN
 122°18.000' W 122°17.000' W WGS84 122°16.000' W
 0 1000 FEET 500 1000 METERS MILE
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EDD CLARK & ASSOCIATES, INC.
 ENVIRONMENTAL CONSULTANTS

Site Location Map
 1530-1540 Solano Avenue
 Albany, California

FIGURE
 1



EDD CLARK & ASSOCIATES, INC.
 ENVIRONMENTAL CONSULTANTS

SITE PLAN
 Blank Property
 1530 - 1540 Solano Avenue
 Albany, California

FIGURE

2

JOB NUMBER	0585.002.07	REVIEWED BY	EC&A, E.J. VandenBosch	DATE	October 2007	REVISED	January 2008
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TRACE #468/FIG12/Jan08

**Table 1. Analytical Results - Soil Samples from Borings
1530-1540 Solano Avenue, Albany, California**

Sample ID/Depth ft bgs	Date Sampled	TPHg mg/kg	TPHd mg/kg	TPHmo mg/kg	MTBE mg/kg	Benzene mg/kg	Toluene mg/kg	Ethyl- benzene mg/kg	Xylenes mg/kg	PCE mg/kg	Other HVOCs mg/kg
B-1d5.5	12/13/07	NA	NA	NA	NA	NA	NA	NA	NA	ND<0.005	ND<0.01 to <0.005
B-1d10.5	12/13/07	NA	NA	NA	NA	NA	NA	NA	NA	0.16	ND<0.01 to <0.005
B-1d15.0	12/13/07	NA	NA	NA	NA	NA	NA	NA	NA	0.43	ND<0.025 to ND<0.050
B-1d20.0	12/13/07	NA	NA	NA	NA	NA	NA	NA	NA	ND<0.005	ND<0.01 to <0.005
B-2d10.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-2d15.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	0.011	ND<0.005	0.0065	NA	NA
B-2d20.0	12/12/07	1.3 ^a	ND<1.0	ND<5.0	ND<0.05	0.0058	0.019	ND<0.005	0.016	NA	NA
B-3Ad6.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-3Ad10.0	12/12/07	ND<1.0	1.9 ^b	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-4d11.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-4d15.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-4d20.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-5d6.0	12/12/07	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-5d10.0	12/12/07	2.6 ^b	6.8 ^{g,k}	9.1	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
B-5d15.0	12/12/07	2.3 ^b	5.9 ^k	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005	NA	NA
DR-1-S *	12/13/07	ND<1.0	2.0 ^{g,h,f}	7.0	ND<0.05	ND<0.005	0.017	ND<0.005	0.0099	0.030	ND<0.01 to <0.005

Notes

- TPHg: Total petroleum hydrocarbons as gasoline
- TPHd: Total petroleum hydrocarbons as diesel
- TPHmo: Total petroleum hydrocarbons as motor oil
- MTBE: Methyl tert-butyl ether; analyzed by Analytical Method SW8021B
- PCE: Tetrachloroethene
- HVOCs: Halogenated volatile organics

**Table 1. Analytical Results - Soil Samples from Borings
1530-1540 Solano Avenue, Albany, California**

Notes, continued

ft bgs: Feet below ground surface
mg/kg: Milligrams per kilogram
ND: Not detected above the reporting limit
NA: Not analyzed
a: Unmodified or weakly modified gasoline is significant
b: Diesel range compounds are significant; no recognizable pattern
g: Strongly aged gasoline or diesel range compounds are significant
G: Oil range compounds are significant (Cooking oil?)
f: One to a few isolated peaks present
k: Kerosene/kerosene range
*: Composite drum sample, also analyzed for total lead; result was 14 mg/kg

**Table 2. Analytical Results - Grab-groundwater Samples from Borings
1530-1540 Solano Avenue, Albany, California**

Sample ID	Date Sampled	TPHg µg/l	TPHd µg/l	TPHmo µg/l	MTBE µg/l	Benzene µg/l	Toluene µg/l	Ethyl- benzene µg/l	Xylenes µg/l	PCE µg/l	Other HVOCs µg/l
B-1W	12/13/07	NA	NA	NA	NA	NA	NA	NA	NA	2.9	ND<0.5 to <1.0
B-2W	12/12/07	ND<50 ⁱ	ND<50 ⁱ	ND<250	ND<5.0	0.54	0.67	ND<0.5	ND<0.5	NA	NA
B-4W	12/12/07	ND<50 ⁱ	ND<50 ⁱ	ND<250	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5	NA	NA
B-5W	12/12/07	ND<50 ⁱ	200 ^{k,b,i}	ND<250	ND<5.0	0.59	0.52	ND<0.5	ND<0.5	NA	NA
DR-1-W *	12/13/07	ND<50	ND<50	ND<250	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5	ND<1.0	ND<1.0 to <2.0

TPHg: Total petroleum hydrocarbons as gasoline
 TPHd: Total petroleum hydrocarbons as diesel
 TPHmo: Total petroleum hydrocarbons as motor oil
 MTBE: Methyl tert-butyl ether; analyzed by Analytical Method SW8021B
 PCE: Tetrachloroethene
 HVOCs: Halogenated volatile organics
 µg/l: Micrograms per liter
 ND: Not detected above the reporting limit
 NA: Not analyzed
 b: Diesel range compounds are significant; no recognizable pattern
 i: Liquid sample that contains greater than ~1 vol. % sediment
 k: Kerosene/kerosene range
 *: Drum sample

BORING LOCATION		1530-1540 Solano Ave., Albany, CA (Patio, ~ 10' below dry cleaning machine)		ELEVATION AND DATUM		Ground Surface		BORING NO.		B-1									
DRILLING AGENCY			Clear Heart Drilling, Inc.			DRILLER			Chris										
DATE STARTED			13 Dec 07			DATE FINISHED			13 Dec 07										
DRILLING EQUIPMENT			Portable			COMPLETION WELL DEPTH			20.5 ft										
SAMPLER			Split Spoon																
DRILLING METHOD				Solid Flight Auger				BORING DIA.				4 inches							
NO. OF SAMPLES				4 Soil, 1 Grab Groundwater															
SIZE AND TYPE OF CASING				—				FROM		—		TO		—					
WATER LEVEL				FIRST				—				MEASURED / SAMPLED				~ 18 ft			
TYPE OF PERFORATION				—				FROM		—		TO		—					
CORE BARREL				2.0 inch ϕ				LENGTH				18 inches							
SIZE AND TYPE OF PACK				—				FROM		—		TO		—					
LOGGED BY:				EJVB				CHECKED BY:				RWE							
TYPE OF SEAL		NO. 1		Cement Grout		FROM		5.0 ft		TO		20.5 ft		COMMENTS Soil samples field screened with Photo-ionization Detector (PID), results in parts per million (ppm).					
		NO. 2		Bentonite Chips Cement		FROM		0.5 ft		TO		0.5 ft							

DEPTH (feet)	Samples	Sample ID	Blows/ft	PID (ppm)	MATERIAL DESCRIPTION	USCS	WELL CONSTRUCTION
					Approx. 4" concrete (patio).		
					SILTY CLAY (CL), very dark gray (10YR 3/1), moist.	CL	
					Color change at ~3-3.5 ft to yellowish-brown (10YR 5/6); ~ 5% - 10% very fine sand.		
5		d5.5'	82 (9")	0.2	SILTY CLAYEY SAND (SM), yellowish-brown (10YR 5/4), dry to damp; ~ 60% fine to very fine sand, ~30% clay (similar to 10 ft sample in B-5).	SM	
					Harder drilling at ~ 6 ft to 8.5 ft, some angular gravel (consolidated silty clay ?) and dry. [Clay Shale ?]	CL	
10		d10.5'	78	0.4	CLAY (CL), moist; ~ 10% weathered bedrock (similar to 15 ft sample in B-5).		
15		d15.0'	50 (2.5")	2.9	SANDY CLAY (CL), damp; ~15% small gravel (~3 mm), no odor (similar to 20 ft sample in B-2).		
					Driller noted hard layers (weathered bedrock ?)		
20		d20.0'	50 (5")	0.6	Same as above, damp to dry with weathered bedrock in shoe, no odor.		
					TD: 20.5 ft bgs		
					Note: Left hole open for ~ 1.5 hr water came up to ~18 ft bgs. Water sample collected at 1430.		

TRACE #466RG/12Jan08

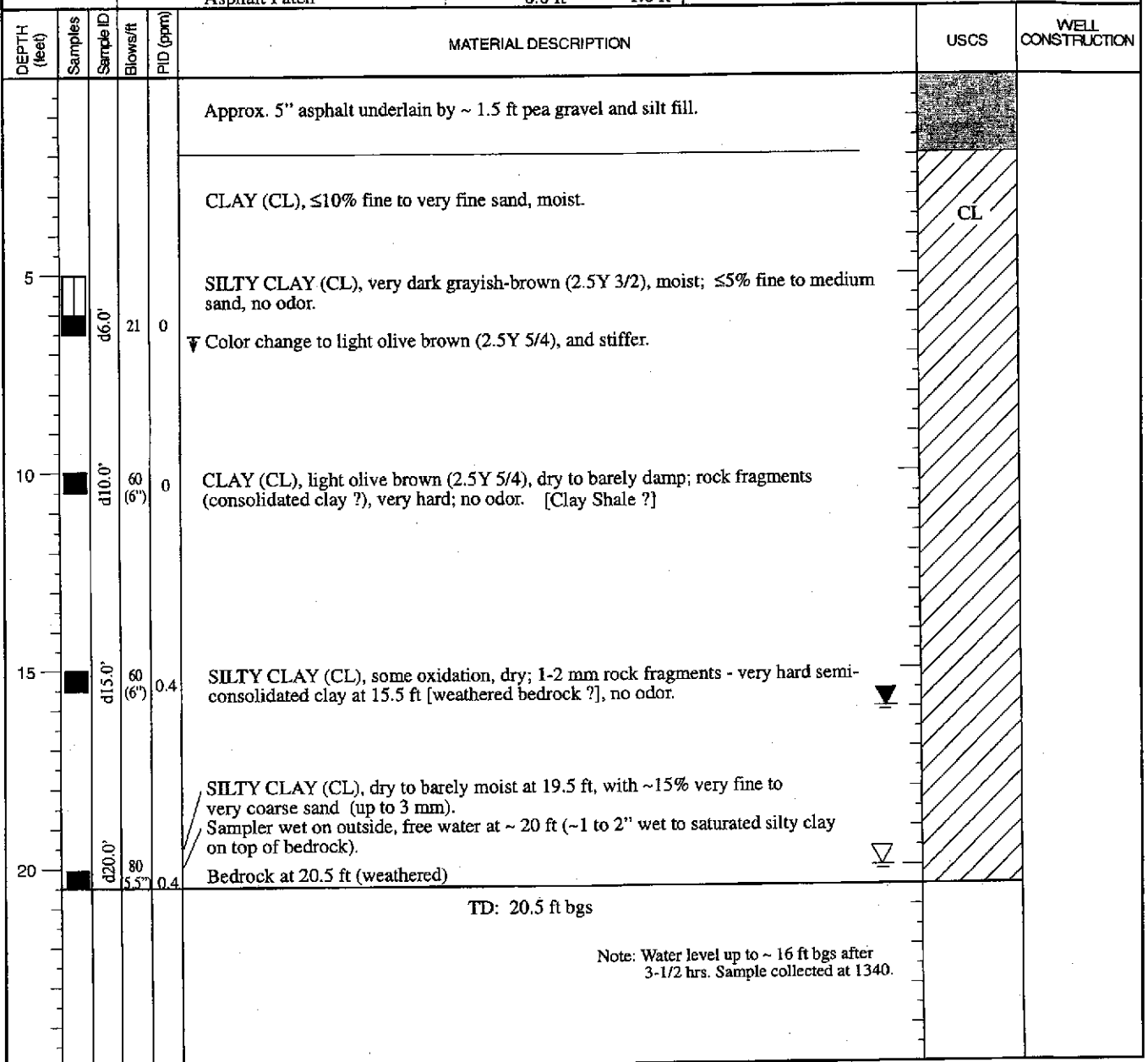
EDD CLARK & ASSOCIATES, INC.
ENVIRONMENTAL CONSULTANTS

LOG OF SOIL BORING B-1
Blank Property
1530 - 1540 Solano Avenue
Albany, California

FIGURE
3

JOB NUMBER	0585,002.07	REVIEWED BY	EC&A, E.J. VandenBosch	DATE	December 2007	REVISED		SHEET NO.	1 of 1
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BORING LOCATION		1530-1540 Solano Ave., Albany, CA (~31' E of J. Blank bldg, SW corner former service station)		ELEVATION AND DATUM		Ground Surface		BORING NO.		B-2	
DRILLING AGENCY		Clear Heart Drilling, Inc.		DRILLER		Chris		DATE STARTED		12 Dec 07	
DRILLING EQUIPMENT		DR-10K		DATE FINISHED		12 Dec 07		COMPLETION WELL DEPTH		20.5 ft	
DRILLING METHOD		Solid Flight Auger		BORING DIA.		4 inches		NO. OF SAMPLES		4 Soil, 1 Grab Groundwater	
SIZE AND TYPE OF CASING		—		FROM		— TO —		WATER LEVEL		FIRST ~20 ft bgs	
TYPE OF PERFORATION		—		FROM		— TO —		CORE BARREL		2.0 inch ϕ	
SIZE AND TYPE OF PACK		—		FROM		— TO —		LOGGED BY:		EJVB	
TYPE OF SEAL		NO. 1 Cement Grout		FROM		2.0 ft TO 20.5 ft		COMMENTS		Soil samples field screened with Photo-Ionization Detector (PID), results in parts per million (ppm).	
		NO. 2 Bentonite Chips Asphalt Patch		FROM		1.0 ft TO 2.0 ft 0.0 ft TO 1.0 ft		CHECKED BY:		RWE	



TRACE #466/RG/12.Jan08

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LOG OF SOIL BORING B-2
Blank Property
1530 - 1540 Solano Avenue
Albany, California

FIGURE
4

JOB NUMBER	0585,002.07	REVIEWED BY	EC&A, E.J. VandenBosch	DATE	December 2007	REVISED		SHEET NO.	1 of 1
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BORING LOCATION			1530-1540 Solano Ave., Albany, CA (~ 17' from sidewalk, NW corner of former station, 3B ~ 5' N of 3A)			ELEVATION AND DATUM			Ground Surface			BORING NO.			B-3A/B								
DRILLING AGENCY			Clear Heart Drilling, Inc.			DRILLER			Chris			DATE STARTED			12 Dec 07								
DRILLING EQUIPMENT			DR-10K			DATE FINISHED			12 Dec 07			COMPLETION WELL DEPTH			12.0/13.0 ft								
DRILLING METHOD			Solid Flight Auger			BORING DIA.			4 inches			SAMPLER			Split Spoon								
DRILLING METHOD			Solid Flight Auger			NO. OF SAMPLES			2 Soil, no Grab Groundwater (dry)			WATER LEVEL			FIRST — MEASURED / SAMPLED —								
TYPE OF PERFORATION			—			CORE BARREL			2.0 inch φ			LENGTH			18 inches								
TYPE OF SEAL			NO. 1 Cement Grout			FROM 6.0 ft TO 12.0 ft			COMMENTS			Soil samples field screened with Photo-ionization Detector (PID), results in parts per million (ppm). Dry holes—no water sample.			NO. 2 Bentonite Chips Asphalt Patch			FROM 1.0 ft TO 6.0 ft FROM 0.0 ft TO 1.0 ft					
SIZE AND TYPE OF PACK			—			LOGGED BY:			EJVB			CHECKED BY:			RWE								
SIZE AND TYPE OF CASING			—			FROM — TO —			WATER LEVEL			FIRST —			MEASURED / SAMPLED —								
TYPE OF SEAL			NO. 1 Cement Grout			FROM 6.0 ft TO 12.0 ft			COMMENTS			Soil samples field screened with Photo-ionization Detector (PID), results in parts per million (ppm). Dry holes—no water sample.			NO. 2 Bentonite Chips Asphalt Patch			FROM 1.0 ft TO 6.0 ft FROM 0.0 ft TO 1.0 ft					
DEPTH (feet)			Samples			Sample ID			Blows/ft			PID (ppm)			MATERIAL DESCRIPTION			USCS			WELL CONSTRUCTION		
5			X			d6.0'			25			0			Approx. 5" asphalt underlain by ~1 ft pea gravel and silt fill.								
												0.2			SILTY CLAY (CL), dark grayish-brown (10YR 4/2), damp to moist.			CL					
															SILTY CLAY (CL) with Sand, dark grayish-brown (2.5Y 4/2), moist; consolidated clay lenses.								
															SANDY SILTY CLAY (CL), yellowish-brown (10YR 5/6), moist; ≤ 35% very fine sand. Driller noted some "rock" at 7 ft and "rock" from 8 to 12 ft. [Clay Shale ?]								
															∇ Bedrock or large cobbles.			Bedrock					
10						d10.0'			50 (2")			0.1			CLAY (CL), light yellowish brown (2.5Y 6/3), dry, consolidated [Rock], largely pulverized in sample.								
															Auger refusal at 12 ft, dry; designate B-3A and move ~ 5 ft to north, redrill as B-3B.			B-3A					
15															TD: 13.0 ft bgs								
															Note: B-3A auger refused at 12 ft bgs; B-3B (~ 5 ft north of B-3A) auger refusal at 13 ft bgs. Both same rock at ~ 8 ft, no bottom samples; both dry holes, no water samples.			B-3B B-3B (~5 ft north of B-3A)					
20																							

TRACE #468/RG/12Jan08

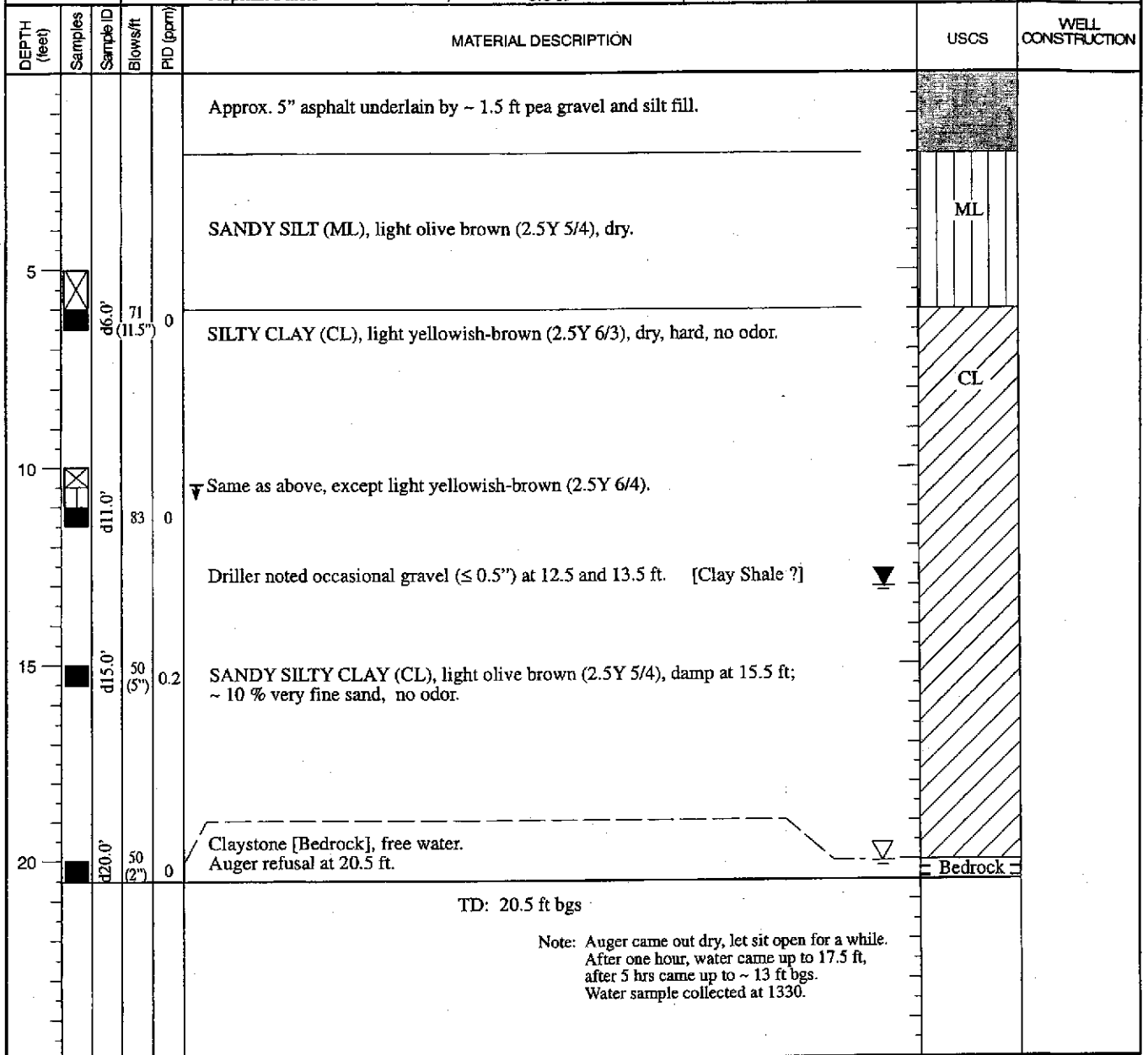
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LOG OF SOIL BORING B-3A/B
Blank Property
1530 - 1540 Solano Avenue
Albany, California

FIGURE
5

JOB NUMBER	0585,002.07	REVIEWED BY	EC&A, E.J. VandenBosch	DATE	December 2007	REVISED		SHEET NO.	1 of 1
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BORING LOCATION		1530-1540 Solano Ave., Albany, CA (~ 17' from N sidewalk ~ 24' from E sidewalk)		ELEVATION AND DATUM		Ground Surface		BORING NO.		B-4	
DRILLING AGENCY		Clear Heart Drilling, Inc.		DRILLER		Chris		DATE STARTED		12 Dec 07	
DRILLING EQUIPMENT		DR-10K		DATE FINISHED		12 Dec 07		COMPLETION WELL DEPTH		20.5 ft	
DRILLING METHOD		Solid Flight Auger		BORING DIA.		4 inches		NO. OF SAMPLES		4 Soil, 1 Grab Groundwater	
SIZE AND TYPE OF CASING		—		FROM — TO —		—		WATER LEVEL		FIRST ~ 20 ft bgs	
TYPE OF PERFORATION		—		FROM — TO —		—		CORE BARREL		2.0 inch ϕ	
SIZE AND TYPE OF PACK		—		FROM — TO —		—		LOGGED BY:		EJVB	
TYPE OF SEAL		NO. 1		Cement Grout		FROM 2.0 ft TO 20.5 ft		COMMENTS		Soil samples field screened with Photo-ionization Detector (PID), results in parts per million (ppm).	
		NO. 2		Bentonite Chips Asphalt Patch		FROM 1.0 ft TO 2.0 ft 0.0 ft TO 1.0 ft					



TRACE #468/PG/12Jan08

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LOG OF SOIL BORING B-4
Blank Property
1530 - 1540 Solano Avenue
Albany, California

FIGURE
6

JOB NUMBER	0585,002.07	REVIEWED BY	EC&A, E.J. VandenBosch	DATE	December 2007	REVISED		SHEET NO.	1 of 1
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BORING LOCATION		1530-1540 Solano Ave., Albany, CA (~ 32' W of sidewalk, ~ 32' E of B-2)		ELEVATION AND DATUM		Ground Surface		BORING NO.		B-5							
DRILLING AGENCY			Clear Heart Drilling, Inc.			DRILLER			Chris								
DATE STARTED			12 Dec 07			DATE FINISHED			12 Dec 07								
DRILLING EQUIPMENT				DR-10K				COMPLETION WELL DEPTH		20.2 ft		SAMPLER		Split Spoon			
DRILLING METHOD				Solid Flight Auger				BORING DIA.		4 inches							
NO. OF SAMPLES				3 Soil, 1 Grab Groundwater													
SIZE AND TYPE OF CASING				—				FROM — TO —		WATER LEVEL		FIRST ~ 20 ft bgs		MEASURED / SAMPLED		~ 17 ft	
TYPE OF PERFORATION				—				FROM — TO —		CORE BARREL		2.0 inch ϕ		LENGTH		18 inches	
SIZE AND TYPE OF PACK				—				FROM — TO —		LOGGED BY:		EJVB		CHECKED BY:		RWE	
TYPE OF SEAL		NO. 1		Cement Grout		FROM 6.0 ft TO 20.2 ft		COMMENTS				Soil samples field screened with Photo-ionization Detector (PID), results in parts per million (ppm).					
		NO. 2		Bentonite Chips Asphalt Patch		FROM 1.0 ft TO 6.0 ft 0.0 ft TO 1.0 ft											

DEPTH (feet)	Samples	Sample ID	Blows/ft	PID (ppm)	MATERIAL DESCRIPTION	USCS	WELL CONSTRUCTION
0					Approx. 5" asphalt and ~ 1.5 ft pea gravel and silt fill.		
5					CLAY (CL), light olive brown (2.5Y 5/6) with gray mottling, moist.	CL	
6.0		d6.0'	67 (10")	0.1	SILTY SAND (SM) with Clay, light olive brown (2.5Y 5/6), damp, hard; ~ 60% very fine sand, ~ 30% silt.	SM	
10					SANDY SILTY CLAY (CL), light gray (2.5Y 7/2) to light yellowish-brown (2.5Y 6/3), dry, mainly consolidated, very hard; ~ 40% very fine sand; mild FHC odor (aged ?). [Clay Shale ?]	CL	
15					SILTY CLAY (CL), very hard; ~ 10% fine to medium sand, less consolidation than above, but some weathered bedrock present; faint FHC odor (aged ?)	CL	
20					Tiny bit in shoe, very hard clay — CLAY (CL), dark gray (2.5Y 4/1), dry to slightly damp (bottom 2" of sampler came up wet); no odor.		
					TD: 20.2 ft bgs		
					Note: Water slow to enter boring. Collect water sample at 1350 from ~ 17 ft bgs.		

TRACE #486/RG/12Jan08

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LOG OF SOIL BORING B-5

FIGURE

Blank Property
1530 - 1540 Solano Avenue
Albany, California

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JOB NUMBER	0585,002.07	REVIEWED BY	EC&A, E.J. VandenBosch	DATE	December 2007	REVISED		SHEET NO.	1 of 1
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UNIFIED SOIL CLASSIFICATION SYSTEM

MAJOR DIVISIONS		TYPICAL NAMES		
COARSE-GRAINED SOILS MORE THAN HALF IS COARSER THAN NO. 200 SIEVE	GRAVELS MORE THAN HALF COARSE FRACTION IS LARGER THAN NO. 4 SIEVE SIZE	CLEAN GRAVELS WITH LITTLE OR NO FINES	GW	WELL GRADED GRAVELS WITH OR WITHOUT SAND, LITTLE OR NO FINES
			GP	POORLY GRADED GRAVELS WITH OR WITHOUT SAND, LITTLE OR NO FINES
		GRAVELS WITH OVER 15% FINES	GM	SILTY GRAVELS, SILTY GRAVELS WITH SAND
			GC	CLAYEY GRAVELS, CLAYEY GRAVELS WITH SAND
	SANDS MORE THAN HALF COARSE FRACTION IS LESS THAN NO. 4 SIEVE SIZE	CLEAN SANDS WITH LITTLE OR NO FINES	SW	WELL GRADED SANDS WITH OR WITHOUT GRAVEL, LITTLE OR NO FINES
			SP	POORLY GRADED SANDS WITH OR WITHOUT GRAVEL, LITTLE OR NO FINES
		SANDS WITH OVER 15% FINES	SM	SILTY SANDS WITH OR WITHOUT GRAVEL
			SC	CLAYEY SANDS WITH OR WITHOUT GRAVEL
FINE-GRAINED SOILS MORE THAN HALF IS FINER THAN NO. 200 SIEVE	SILTS AND CLAYS LIQUID LIMIT 50% OR LESS	ML	INORGANIC SILTS AND VERY FINE SANDS, ROCK FLOUR, SILTS WITH SANDS AND GRAVELS	
		CL	INORGANIC CLAYS OF LOW TO MEDIUM PLASTICITY, CLAYS WITH SANDS AND GRAVELS, LEAN CLAYS	
		OL	ORGANIC SILTS OR CLAYS OF LOW PLASTICITY	
	SILTS AND CLAYS LIQUID LIMIT GREATER THAN 50%	MH	INORGANIC SILTS, MICACEOUS OR DIATOMACEOUS, FINE SANDY OR SILTY SOILS, ELASTIC SILTS	
		CH	INORGANIC CLAYS OF HIGH PLASTICITY, FAT CLAYS	
		OH	ORGANIC SILTS OR CLAYS OF MEDIUM TO HIGH PLASTICITY	
HIGHLY ORGANIC SOILS	PT	PEAT AND OTHER HIGHLY ORGANIC SOILS		

- No Soil Sample Attempted
- Sample Observed but Not Retained
- No Recovery in Sampler
- Sample Submitted for Laboratory Analysis -- Sample Depth is Bottom of Sample
- 21 • Blows/Foot: Blows Required to Drive Sampler One Foot Using Hammer Weight of 140 Pounds Falling 30 Inches

- 2.5 YR 6/2 • Soil Color according to Munsell Soil Color Charts (2000 Edition)
- First Encountered Saturated Soil
- Measured Ground Water Level
- Estimated Boundary Between Lithologic Units
- Estimated Gradational Boundary Between Lithologic Units

TRACE #GENRGZ1NOV03

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USCS LOG SYMBOLS
Blank Property
1530-1540 Solano Avenue
Albany, California

FIGURE
8

JOB NUMBER	0585,002.07	REVIEWED BY	EJVB	DATE	January 2008	REVISED	REVISED
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