

## Wickham, Jerry, Env. Health

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**From:** Sara May [smay@metrovation.com]  
**Sent:** Wednesday, April 25, 2012 11:46 AM  
**To:** Wickham, Jerry, Env. Health  
**Cc:** Brian Gwinn; Markus Niebanck  
**Subject:** RE: ACEH Correspondence for RO3001  
**Attachments:** 645 4th Street Public Notice - April 2012.pdf

Hi Jerry,

As requested, here is the Draft Fact Sheet. We will send it to all the occupants on the block (between 3<sup>rd</sup> & 4<sup>th</sup> and MLK & Jefferson). I believe Brian Gwinn has already sent you the Action Plan. We appreciate you visiting the site and look forward to starting the work as soon as possible. Please let me know if you have any questions.

Thanks,

Sara

Sara May  
Metrovation  
580 Second St., Suite 260  
Oakland, CA 94607  
(510) 839-4000 ext. 1  
[smay@metrovation.com](mailto:smay@metrovation.com)

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**From:** Wickham, Jerry, Env. Health [<mailto:jerry.wickham@acgov.org>]  
**Sent:** Tuesday, April 24, 2012 8:48 AM  
**To:** Sara May  
**Subject:** RE: ACEH Correspondence for RO3001

Sara,

The Fact Sheet cannot be delayed. The purpose is public notification which should not be put off.

Regards,

Jerry Wickham  
Alameda County Environmental Health  
1131 Harbor Bay Parkway  
Alameda, CA 94502-6577  
phone: 510-567-6791  
[jerry.wickham@acgov.org](mailto:jerry.wickham@acgov.org)

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**From:** Sara May [<mailto:smay@metrovation.com>]  
**Sent:** Thursday, April 19, 2012 9:10 AM  
**To:** Wickham, Jerry, Env. Health  
**Subject:** RE: ACEH Correspondence for RO3001

Hi Jerry,

We will have an action plan to you by the 23<sup>rd</sup>. We are preparing to do the vapor work immediately. Would it be possible to do the Fact Sheet after we have the vapor data?

Thanks,

Sara

Sara May

Metrovation  
580 Second St., Suite 260  
Oakland, CA 94607  
(510) 839-4000 ext. 1  
[smay@metrovation.com](mailto:smay@metrovation.com)

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**From:** dehloptoxic, Env. Health [<mailto:deh.loptoxic@acgov.org>]  
**Sent:** Thursday, March 22, 2012 10:57 AM  
**To:** Sara May  
**Cc:** [lgriffin@oaklandnet.com](mailto:lgriffin@oaklandnet.com); 'Markus Niebanck'; [BRIAN@BLUEROCKENV.COM](mailto:BRIAN@BLUEROCKENV.COM); Drogos, Donna, Env. Health; Wickham, Jerry, Env. Health  
**Subject:** ACEH Correspondence for RO3001

Dear Interested Parties,

Attached is Alameda County Environmental Health's (ACEH) correspondence for your case, RO0003001.

Please add our e-mail address to your address book to prevent future e-mails from being filtered as spam.

Sincerely,

ACEH

# Update on Site Cleanup Activities

Historic Underground Storage Tank  
645 4<sup>th</sup> Street, Oakland

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## Introduction

Terradev Jefferson LLC, owner of 645 4<sup>th</sup> Street, is conducting a voluntary environmental cleanup associated with the historic operation of an underground fuel storage tank (UST) located beneath the sidewalk (see Figure below).

The purpose of this notification is to communicate information about the project and answer questions you may have when you see our contractors conducting their work.



## Site Location

The figure shown here depicts 645 4<sup>th</sup> Street and the location of the historic tank.

## Background

An underground storage tank was discovered in 2006 during a property inspection. Review of historical documents suggests that this tank was used many years ago, as is common with buildings of its type in this area. The UST was cleaned and abandoned in place (filled with concrete) in 2006 under the oversight of the Oakland Fire

Department, the local agency with jurisdiction over USTs.

Sampling conducted at the time of tank cleaning and abandonment indicated the presence of residual hydrocarbons in soil and groundwater in the vicinity of the tank.

## Planned Activities

Terradev retained Bluerock Environmental to assist it in evaluating and remediating the residual hydrocarbons detected during UST abandonment activities. Bluerock personnel are familiar with the property and the area, having once had an office at 520 Third Street and involved in site investigations at numerous nearby properties.

Under the oversight of the Alameda County Environmental Health Services (ACEH) department, Bluerock installed access points adjacent to the tank and conducted a soil vapor and groundwater extraction event in October 2010. The work was carried out over the course of a week, with the intention being the initial recovery of residual hydrocarbons and post-recovery monitoring for the purposes of evaluating what additional steps, if any, would be required.

Results of monitoring indicated the extraction event, while successful in removing a quantity of the residual hydrocarbons from soil and groundwater, had not removed all potentially recoverable material. A proposal describing recommended additional mitigative measures was submitted to the ACEH and subsequently approved by the agency.

# Update on Site Cleanup Activities

Historic Underground Storage Tank  
645 4<sup>th</sup> Street, Oakland

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then "Business Name", and then enter "Terradev" in the space provided.

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Bluerock will be conducting an additional extraction event in May 2012. Building occupants will be notified of the planned activity at least a week before extraction equipment is mobilized to the property. Bluerock will also be conducting in-building tests to evaluate conditions beneath the structure itself. These tests will involve introducing a small opening in the floor of the building for the purposes of collecting a vapor sample from beneath the building slab. The results of sample analysis and a description of the progress made by cleanup activities will be documented in a technical report prepared by Bluerock approximately 60 days following completion of the pending activities.

## Project Documents

Project documents are available for review at the Metrovation office:

Metrovation LLC  
580 Second Street  
Suite 260  
Oakland, CA 94607

Reports can be viewed during normal business hours or by appointment. Documents can also be accessed by the Internet, on the electronic database maintained by the ACEH. The web address for the ACEH site is:

<http://ehgis.acgov.org/dehpublic/dehpublic.jsp>

To access the on-line file, click the "Search" button. In the Query box that opens, pull down "LOP Document Search",

Environmental Project Update  
April 24, 2012

## Public Participation

Terradev Jefferson and the ACEH invite you to ask any questions or offer comments with regard to the upcoming (or historic) environmental cleanup work. Company and agency contact names and contact information is provided below.

Terradev Jefferson LLC  
Sara May, Property Manager  
510 839-4000  
[smay@metrovation.com](mailto:smay@metrovation.com)

ACEH  
Jerry Wickham, PG  
Senior Hazardous Materials Specialist  
510 567-6791  
[jerry.wickham@acgov.org](mailto:jerry.wickham@acgov.org)