

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
ALEX BRISCOE, Director



ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

August 7, 2014

Jimmy Koo
Sunny Piedmont Cleaners
4364 Piedmont Ave.
Oakland, CA 94611
(Via electronic mail: jimmykoo9@yahoo.com)

Harvey J. and Donna J. Clar Trust
230 Moraga Way
Orinda, CA 94563-3837

Subject: Public Notification of Potential Case Closure for Site Cleanup Program Case (SCP)
RO0003013 and Geotracker Global ID T10000001597 Sunny Piedmont Cleaners, 4364
Piedmont Avenue, Oakland, CA 94611

Dear Ladies and Gentlemen:

Alameda County Environmental Health (ACEH) is reviewing the site cleanup program case file for the above referenced site for potential case closure. As you are aware site remediation for dry cleaning solvents specifically tetrachloroethene (PCE) has been performed at the subject property to which you are the primary or active responsible party. The table, *Soil Vapor Summary*, submitted to ACEH by e-mail on March 3, 2014 by Derek Wong of Innovative & Creative Environmental Solutions (ICES) indicates that corrective actions have been successful in remediating concentrations of PCE to below applicable screening levels that are protective of human health and the environment at the site.

Public Participation

Public participation is a requirement for the case closure process. In order to notify potentially affected members of the public of the potential fuel leak case closure, ACEH will distribute the *Invitation to Comment – Potential Case Closure* to landowners and residents, as well as any other interested persons. The *Invitation to Comment – Potential Case Closure* requests that landowners or residents submit any comments or questions to ACEH regarding potential case closure. ACEH will consider all comments from the public prior to potential case closure.

TECHNICAL REPORT REQUEST

Please upload technical reports to the ACEH ftp site (Attention: Karel Detterman), and to the State Water Resources Control Board's GeoTracker website according to the following schedule and file-naming convention:

- August 11, 2014 – Public Comment Period Begins
- September 10, 2014 – Public Comment Period Ends
- 30 Days After Completion of All Required Tasks – Uniform Closure Letter Issued (Provided no public comments of substance have been submitted)

Ladies and Gentlemen
August 7, 2014
RO0003013, Page 2

Case files can be reviewed online at the following website: <http://www.acgov.org/aceh/index.htm>.

If you have any questions, please call me at (510) 567-6708 or send me an electronic mail message at karel.detterman@acgov.org.

Sincerely,



Digitally signed by Karel Detterman
DN: cn=Karel Detterman, o, ou,
email=karel.detterman@acgov.org, c=US
Date: 2014.08.07 15:03:42 -07'00'

Karel Detterman, PG
Hazardous Materials Specialist

Enclosures: Attachment 1 – Responsible Party (ies) Legal Requirements/Obligations and
Electronic Report Upload (ftp) Instructions

Attachment 2 - *Invitation to Comment - Potential Case Closure* and Mailing Address List

cc: Derek Wong, ICES, 3300 Powell St. #109, Emeryville, CA 94608 (via electronic mail:
derek_ices@yahoo.com)

Dilan Roe, ACEH, (sent via e-mail to dilan.roe@acgov.org)
Karel Detterman, ACEH, (sent via e-mail karel.detterman@acgov.org)
Geotracker, Electronic File

Attachment 1

Responsible Party(ies) Legal Requirements / Obligations

REPORT REQUESTS

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

ACEH's Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of reports in electronic form. The electronic copy replaces paper copies and is expected to be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program FTP site are provided on the attached "Electronic Report Upload Instructions." Submission of reports to the Alameda County FTP site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) GeoTracker website. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for all groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitoring wells, and other data to the GeoTracker database over the Internet. Beginning July 1, 2005, these same reporting requirements were added to Spills, Leaks, Investigations, and Cleanup (SLIC) sites. Beginning July 1, 2005, electronic submittal of a complete copy of all reports for all sites is required in GeoTracker (in PDF format). Please visit the SWRCB website for more information on these requirements (http://www.waterboards.ca.gov/water_issues/programs/ust/electronic_submittal/).

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) requires that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

UNDERGROUND STORAGE TANK CLEANUP FUND

Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC)	REVISION DATE: May 15, 2014
	ISSUE DATE: July 5, 2005
	PREVIOUS REVISIONS: October 31, 2005; December 16, 2005; March 27, 2009; July 8, 2010, July 25, 2010
SECTION: Miscellaneous Administrative Topics & Procedures	SUBJECT: Electronic Report Upload (ftp) Instructions

The Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities.

REQUIREMENTS

- **Please do not submit reports as attachments to electronic mail.**
- Entire report including cover letter must be submitted to the ftp site as a **single portable document format (PDF) with no password protection.**
- It is **preferable** that reports be converted to PDF format from their original format, (e.g., Microsoft Word) rather than scanned.
- **Signature pages and perjury statements must be included and have either original or electronic signature.**
- **Do not password protect the document.** Once indexed and inserted into the correct electronic case file, the document will be secured in compliance with the County's current security standards and a password. **Documents with password protection will not be accepted.**
- Each page in the PDF document should be rotated in the direction that will make it easiest to read on a computer monitor.
- Reports must be named and saved using the following naming convention:

RO#_Report Name_Year-Month-Date (e.g., RO#5555_WorkPlan_2005-06-14)

Submission Instructions

- 1) Obtain User Name and Password
 - a) Contact the Alameda County Environmental Health Department to obtain a User Name and Password to upload files to the ftp site.
 - i) Send an e-mail to deh.loptoxic@acgov.org
 - b) In the subject line of your request, be sure to include **"ftp PASSWORD REQUEST"** and in the body of your request, include the **Contact Information, Site Addresses, and the Case Numbers (RO# available in Geotracker) you will be posting for.**
- 2) Upload Files to the ftp Site
 - a) Using Internet Explorer (IE4+), go to <ftp://alcoftp1.acgov.org>
 - (i) Note: Netscape, Safari, and Firefox browsers will not open the FTP site as they are NOT being supported at this time.
 - b) Click on Page located on the Command bar on upper right side of window, and then scroll down to Open FTP Site in Windows Explorer.
 - c) Enter your User Name and Password. (Note: Both are Case Sensitive.)
 - d) Open "My Computer" on your computer and navigate to the file(s) you wish to upload to the ftp site.
 - e) With both "My Computer" and the ftp site open in separate windows, drag and drop the file(s) from "My Computer" to the ftp window.
- 3) Send E-mail Notifications to the Environmental Cleanup Oversight Programs
 - a) Send email to deh.loptoxic@acgov.org notify us that you have placed a report on our ftp site.
 - b) Copy your Caseworker on the e-mail. Your Caseworker's e-mail address is the entire first name then a period and entire last name @acgov.org. (e.g., firstname.lastname@acgov.org)
 - c) The subject line of the e-mail must start with the RO# followed by **Report Upload.** (e.g., Subject: RO1234 Report Upload) If site is a new case without an RO#, use the street address instead.
 - d) If your document meets the above requirements and you follow the submission instructions, you will receive a notification by email indicating that your document was successfully uploaded to the ftp site.

ATTACHMENT 2



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

INVITATION TO COMMENT – POTENTIAL CASE CLOSURE

**SUNNY PIEDMONT CLEANERS
4364 PIEDMONT AVENUE, OAKLAND, CA 94611
SITE CLEANUP PROGRAM CASE RO0003013
GEOTRACKER GLOBAL ID 100000001597**

August 11, 2014

The above referenced site is a Site Cleanup Program (SCP) case that is under the regulatory oversight of the Alameda County Environmental Health (ACEH) for the investigation and cleanup of a release of tetrachloroethene (PCE) from historic uses-impacted soil located immediately adjacent to the dry cleaning machines. Site investigation and cleanup activities have been completed and it does not appear that residual contamination presents a risk to human health and the environment. Therefore, ACEH is considering closure of the case. Due to the residual contamination on site, the site would be closed with site management requirements that require further evaluation if the site is to be redeveloped in the future.

This notice is being sent to the current occupants and landowners of adjacent properties and known interested parties for this site. The public is invited to review and comment on the potential closure of the case. The entire case file can be viewed over the Internet on the ACEH website (<http://www.acgov.org/aceh/lop/ust.htm>) or the State of California Water Resources Control Board GeoTracker website (<http://geotracker.waterboards.ca.gov>). Please send written comments to Karel Detterman at ACEH, 1131 Harbor Bay Parkway, Alameda, CA 94502; all comments will be forwarded to the responsible parties. Comments **received by September 10, 2014** will be considered and responded to prior to a final determination on the proposed case closure.

If you have comments or questions regarding this site, please contact the ACEH caseworker, Karel Detterman at 510-567-6708 or by email at karel.detterman@acgov.org. Please refer to ACEH case RO0003013 in any correspondence.

BREZZO PROPERTIES I LLC &
Parcel #: 13-1116-5-1
2901 TASMAN DR #220
SANTA CLARA CA 95054-1138

CRAIG DENNIS K & SYLVIA M
Parcel #: 13-1120-5
1825 BRANDON ST
OAKLAND CA 94611-4306

CRONIN CATHERINE & RILLIE BENJAMIN
Parcel #: 13-1120-4
1833 BRANDON ST
OAKLAND CA 94611-4306

DIAMANTINE JAMES A & DARCY TRS
Parcel #: 13-1120-3
4241 PIEDMONT AVE
OAKLAND CA 94611-4713

ELIZONDO CORA M
Parcel #: 13-1120-6
1821 BRANDON ST
OAKLAND CA 94611-4306

EUDEY THEA L
Parcel #: 13-1120-48
185 HILLCREST RD
BERKELEY CA 94705-2808

GREY EMILY TR
Parcel #: 13-1116-4
750 GATEVIEW AVE
ALBANY CA 94706-1030

HIRSHBERG EDWARD L TR
Parcel #: 13-1116-8-1
5260 OLD REDWOOD RD
OAKLAND CA 94619-3147

INGEBRETSEN MARCIA TR
Parcel #: 13-1121-5-14
3105 TUXFORD LN
MODESTO CA 95350-1566

JOHNSON LORRAINE M TR
Parcel #: 13-1118-2-3
9 SOTELO AVE
PIEDMONT CA 94611-3534

MARTIN JAMES M TR & ATESHIAN ATHENA M E
Parcel #: 13-1118-2-4
11 CREST CT
ALAMO CA 94507-2642

OCCUPANT
Parcel #: 13-1116-5-1
4341 PIEDMONT AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1116-8-1
4335 PIEDMONT AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1121-5-14
4382 PIEDMONT AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1120-48
30 GLENEDEN AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1120-3
1849 BRANDON ST
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1116-4
4379 PIEDMONT AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1118-2-3
5 GLENEDEN AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1116-3
4387 PIEDMONT AVE
OAKLAND CA 94611

OCCUPANT
Parcel #: 13-1118-2-4
17 GLENEDEN AVE
OAKLAND CA 94611

REGAN JOHN L
Parcel #: 13-1116-3
940 VAL AIRE PL
WALNUT CREEK CA 94596-5814

ST. JOHN AUSTINE L
Parcel #: 13-1120-49
24 GLENEDEN AVE
OAKLAND CA 94611-4317