

From: [Detterman, Karel, Env. Health](#)
To: ["Jeff & Vicki Jung"](#)
Cc: [Roe, Dilan, Env. Health; "LGRIFFIN@OAKLANDNET.COM"; dehloptoxic, Env. Health; "cengelhart@stratusinc.net"; Trevor Hartwell](#)
Subject: Fuel Leak Case RO3114 - Casa Amiga Apartments, Global ID T1000004795 640 Brooklyn Avenue, Oakland, CA
Date: Thursday, October 31, 2013 12:45:32 PM
Attachments: [Attachment 1 and ftpUploadInstructions 2012 07 25.pdf](#)

Hello Jeff and Vicki:

Thank you for claiming your site in Geotracker and for submitting the Soil and Groundwater Investigation Work Plan (Work Plan) dated September 27, 2013, submitted on your behalf by Stratus Environmental, Inc. (Stratus). Alameda County Environmental Health (ACEH) has reviewed the case file and the Work Plan, which proposes drilling one soil boring adjacent to underground storage tank (UST) removal confirmation sample 9325-EX-W-16 and collecting soil and grab groundwater samples from the boring.

ACEH has also evaluated available data with respect to the State Water Resources Control Board's (SWRCBs) Low Threat Underground Storage Tank Case Closure Policy (LTCP). Based on ACEH staff review, we have determined the site does not appear to meet any of the LTCP Criteria because insufficient information has been collected at the site. The initial soil and groundwater investigation phase provides an opportunity to collect as much data as possible to characterize a site under the LTCP. Please refer to the LTCP to inform data collection at appropriate depths so as to minimize additional field events and take the most efficient path to case closure.

TECHNICAL COMMENTS

- 1. Work Plan Modifications and Work Plan Addendum Request** – ACEH is in general agreement with the proposed scope of Work Plan, however, ACEH requests submittal of a Work Plan Addendum to address the following Technical Comments by the date specified below.
 - a. Define Horizontal Extent of Soil and Groundwater Contamination** – ACEH's August 13, 2013 Directive Letter requested investigation of the horizontal and vertical extent of soil and groundwater contamination to determine the extent contamination that maybe present beneath the site. It is apparent that one soil boring will not adequately address this request. In the Work Plan Addendum requested below, please submit a revised Figure 2 Site Plan indicating additional soil boring locations in the vicinity of the former UST that will address this request and a table providing the rational for the location of each proposed soil boring, proposed sample locations, and total depths.
 - b. Laboratory Analysis for Soil and Groundwater Samples** – The Work Plan proposes analyzing soil and groundwater samples for Total Petroleum Hydrocarbons as Diesel (TPHD) and benzene, toluene, ethylbenzene, and xylenes (BTEX). Because diesel was found in the UST during its removal, as per the California Leaking Underground Fuel Tank Guidance (LUFT) Manual, in addition to the proposed analyses, please analyze all soil and groundwater samples for methyl tert butyl ether (MTBE) and naphthalene. Additionally, because of the unknown age and usage of the UST, ACEH requests analysis of soil and groundwater samples for TPH as heating oil. Fuel typing during this initial investigation phase may allow elimination of multiple TPH analysis in the future if any are required.
 - c. Soil Sample Selection Protocols** - ACEH requests collection of soil samples within the 0 to 5 and the 5 to 10 foot intervals to satisfy the LTCP's Media Specific Criteria for Direct Contact and Outdoor Air Exposure, at lithology changes, photoionization detections, and other signs of contamination such as discoloration, etc. and submittal of those samples for laboratory analysis. ACEH also requests submittal of sufficient soil samples

for laboratory analysis to define the vertical extent of any potential contamination in the soil bores.

- 2. Request for Information** – Please forward copies of any other reports or correspondence related to environmental investigations for this site (including Preliminary Site Assessments, Phase 1 Environmental Reports, if available) by the date listed below.

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, in accordance with the specified file naming convention below, according to the following schedule:

- December 2, 2013 – *Soil and Groundwater Investigation Work Plan Addendum*
File to be named: RO3114_WP_ADDEN_R_yyyy-mm-dd
- December 2, 2013 – Any reports/correspondence related to environmental investigations

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.

Online case files are available for review at the following website:

<http://www.acgov.org/aceh/lop/ust.htm>

Thank you for your cooperation. Should you have any questions or concerns regarding this correspondence or your case, please call me at (510) 567-6708 or send me an e-mail message at karel.detterman@acgov.org

Sincerely,

Karel Detterman, PG
Hazardous Materials Specialist
Alameda County Environmental Health
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PDF copies of case files can be downloaded at:

<http://www.acgov.org/aceh/lop/ust.htm>

Enclosures: Responsible Party(ies) Legal Requirements/Obligations
ACEH Electronic Report Upload (ftp) Instructions