PERJURY STATEMENT

Subject: **1395 MacArthur Boulevard, San Leandro, California**
Off-site Assessment Report

I certify, under penalty of law, that I have personally examined and am familiar with the information submitted in this document and all attachments, and that, based on my inquiry of those individuals immediately responsible for obtaining the information, I believe the information is true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment.

Mr. Sayed Hussain, agent for
ESC PARTNERS, L. P. and
Mr. William Matthew Brooks
4725 Thornton Avenue
Fremont, CA, 94536

RECEIVED
By Alameda County Environmental Health 9:14 am, Aug 22, 2016

Off-site Assessment Report
SWISS VALLEY CLEANERS
1395 MacArthur Boulevard, San Leandro, California

11 August 2016
AGE-Project No. 12-2461

PREPARED FOR:

Mr. William Mathew Brooks
ARDENBROOK

***PREPARED BY*:**

Advanced GeoEnvironmental, Inc.
Environmental • Industrial Hygiene • Geotechnical • Contracting
(800) 511-9300
www.advgeoenv.com

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California Professional Geologist No. 7473

Off-site Assessment Report
SWISS VALLEY CLEANERS
1395 MacArthur Boulevard, San Leandro, California

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Off-site Assessment Report
SWISS VALLEY CLEANERS
1395 MacArthur Boulevard, San Leandro, California

1.0. INTRODUCTION

Advanced GeoEnvironmental, Inc. (AGE) has prepared this, Off-s*ite Assessment Report,* for the site located at 1395 MacArthur Boulevard, San Leandro, California (site). The scope of work included the advancement of six (6) soil borings for collection of soil-vapor samples off-site on the St James Lutheran Church property. The location of the site and the surrounding area are illustrated in Figure 1; detailed maps of boring and soil-vapor sampling locations are included as Figures 2, 3 and 4.

2.0. PROCEDURES

Soil boring advancement and sampling procedures were outlined in the AGE-prepared, *Offsite Assessment Work Plan,* dated 29 October 2015, which was subsequently approved by the Alameda County Environmental Health Services (ACEHS) letter, dated 30 December 2015 (Appendix A). Borings were advanced at the site under Alameda County Public Works Agency - Water Resources permit, which has been included in Appendix B.

2.1. SOIL PROBE BORING ADVANCEMENT

On 22 June 2016, AGE advanced six (6) soil probe borings (VP-53 through VP-58) at the site for collection of soil-vapor samples utilizing a hand auger. All borings were advanced to a depth of five feet below surface grade (bsg) for the collection of soil-vapor samples.

The locations of the soil-vapor borings are illustrated in Figures 4.

2.2. SOIL-VAPOR SAMPLE COLLECTION

Soil-vapor samples were collected from borings VP-53, VP-54, VP-56, VP-57 and VP-58 at a depth of five feet bsg by installing temporary vapor points using disposable vapor implants; a soil-vapor sample was collected from VP-55 but was noted as containing water in the sample. Temporary soil-vapor points were installed utilizing a hand auger.

Once total depth was reached, vapor implants with ¼-inch Teflon tubing were used to create a temporary vapor sampling points. Once the sampling implant was in place, clean #2/12 sand was used to fill the void of the area surrounding the implant to a depth

of approximately 4 feet bsg. The void space between three and four feet was thin filled with dry granular bentonite. Thereafter, the remaining void space between 3 feet bsg and ground surface was then filled with granular bentonite and hydrated in order to prevent ambient air and tracer gas from intruding into the subsurface sampling points.

On 23 June 2016, soil-vapor samples VP-53, VP-54, VP-56, VP-57 and VP-58 were collected by a representative of TEG Northern California (TEG) and analyzed at the site in a mobile laboratory to provide real time results of subsurface conditions at the site. All soil-vapor samples collected were analyzed for volatile organic compounds by EPA method 8260B and leak check compound 1,1-difluroethane (1,1-DFA).

All samples were collected following three purge volumes, which was determined by the mobile laboratory representative.

2.3. EQUIPMENT DECONTAMINATION

Prior to use, all subsurface tools for sample collection were thoroughly rinsed with clean tap water after being washed with a solution of Alconox. All probing rods were cleaned prior to advancement at each probe boring location.

2.4. BOREHOLE ABANDONMENT

Following soil boring activities each borehole was permanently sealed to prevent the vertical migration of contaminants. Under Alameda County oversight, the boreholes were backfilled with Portland type II cement slurry from the total depth to surface grade.

3.0. FINDINGS

Chlorinated hydrocarbon and VOC impact was quantified based on laboratory analysis of soil-vapor collected at the site during the June 2016 investigation.

3.1. ANALYTICAL RESULTS OF SOIL-VAPOR SAMPLES

A total of five (5) soil-vapor samples were collected from borings advanced on 23 June 2016; duplicate analysis was conducted from boring VP-57, as part of the laboratory QA/QC protocol. All soil-vapor samples were analyzed for volatile organic compounds and leak check compound 1,1-DFA by EPA method 8260B or TO-15. Constituents of concern and leak detection compound 1,1-DFA were not detected in any of the samples collected during the investigation.

Analytical results of soil-vapor samples are summarized in Table 1. The laboratory report (TEG Project #60623F), QA/QC reports and chain of custody forms are included in Appendix C. Laboratory results were uploaded to the State Geotracker database under confirmation number 2733695685.

4.0. SUMMARY/CONCLUSIONS

Based upon the findings of this investigation, AGE concludes:

- A total of six (6) borings were advanced in the St. James Lutheran Church parking lot, surrounding the perimeter of the building. All borings were advanced to a total depth of five feet bsg. A total of five soil-vapor samples were collected during the investigation, with water being reported in the boring for VP-55.
- Constituents of concern were not detected in any of the five samples collected during the investigation. Based on samples collected during this phase of the investigation the soil-vapor plume is now defined to the west of the subject site.
- Based on the results of this investigation, additional subsurface assessment of soil and soil-vapor do not appear to be further warranted.

5.0. RECOMMENDATIONS

Based on results from the June 2016 investigation, AGE does not recommend any additional assessment of soil or soil-vapor for the subject site. AGE is still in the process of installing the onsite soil-vapor extraction system and anticipates starting up the system by the end of August or early September 2016.

6.0. LIMITATIONS

Our professional services were performed using the degree of care and skill ordinarily exercised by environmental consultants practicing in this or similar localities. The findings were based mainly upon analytical results provided by an independent laboratory. Evaluations of the geologic/ hydrogeologic conditions at the site for the purpose of this investigation are made from a limited number of available data points (i.e. soil borings and soil-vapor samples) and subsurface conditions may vary away from these data points. No other warranty, expressed or implied, is made as to the professional recommendations contained in this report.

FIGURES

SAN LEANDRO QUADRANGLE, CALIFORNIA
7.5 MINUTE SERIES (U.S. GEOLOGICAL SURVEY)

N

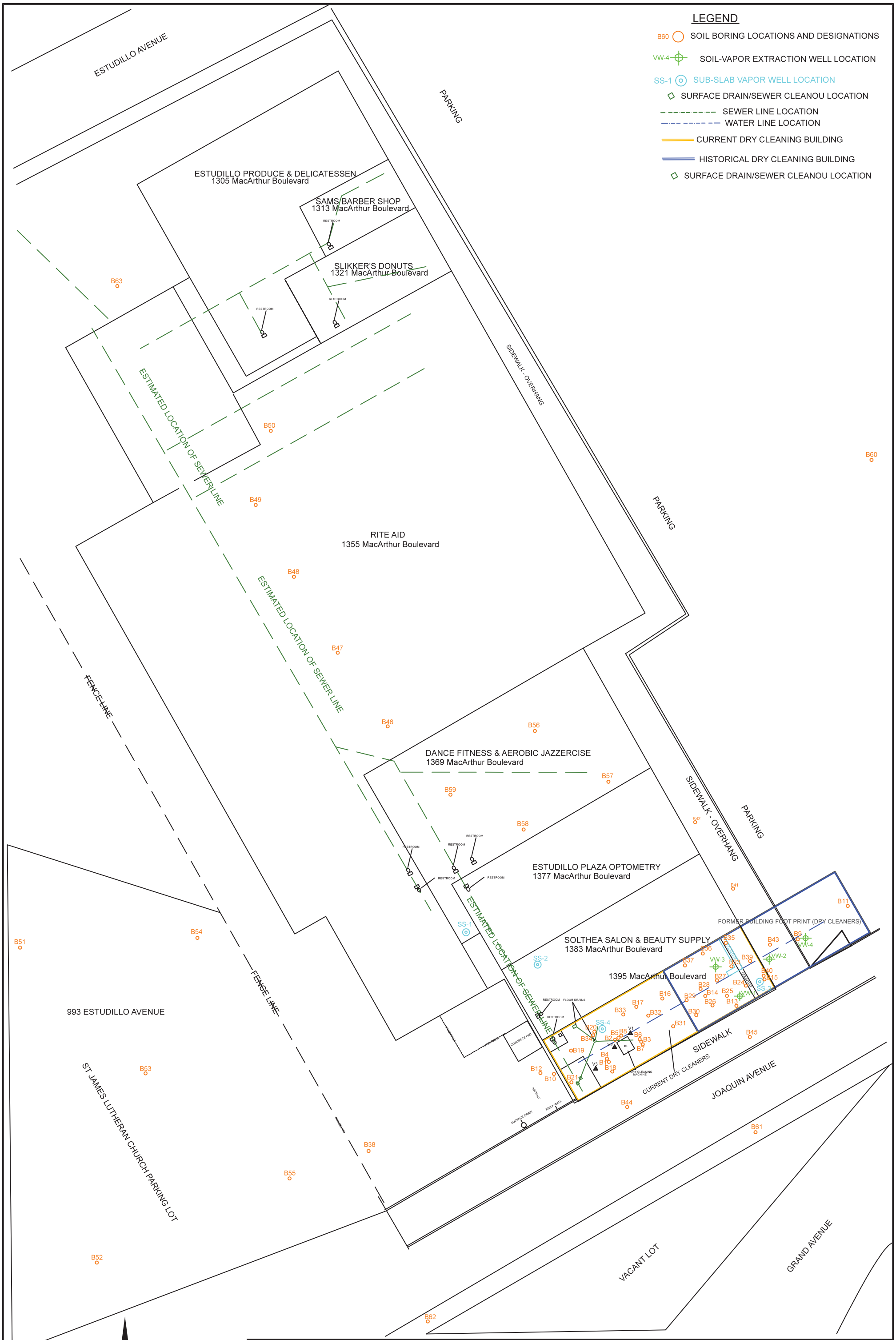
SCALE
0 2000 4000
FEET

LOCATION MAP

SWISS VALLEY CLEANERS
1395 MacArthur Boulevard
SAN LEANDRO, CALIFORNIA

Advanced GeoEnvironmental, Inc.
www.advgeoenv.com

PROJECT NO. AGE-NC-12-2461	FILE: LOCATION	FIGURE: 1
DATE: 21 MAY, 2013	DRAWN BY: MAC	

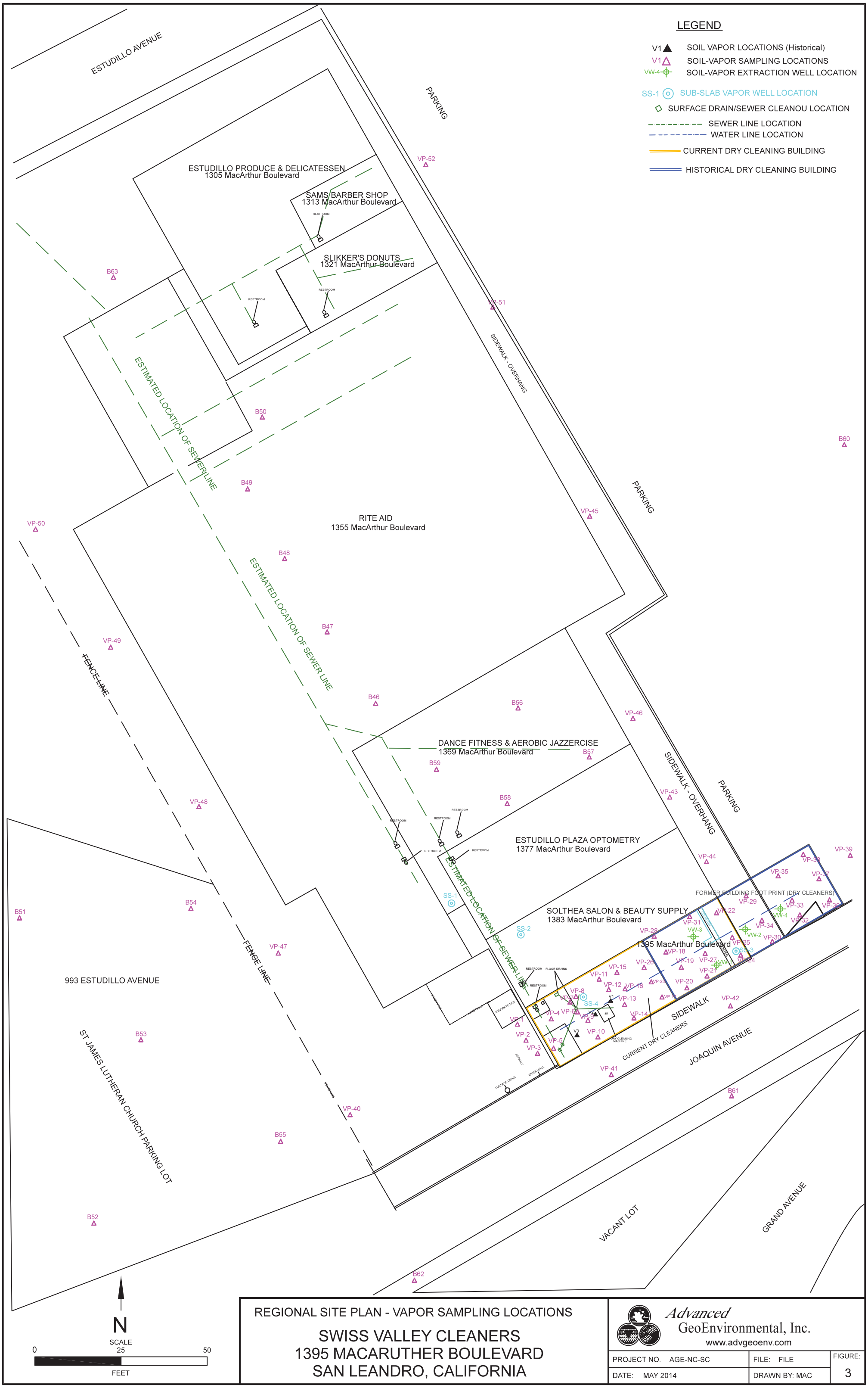


REGIONAL SITE PLAN - SOIL BORING LOCATIONS

SWISS VALLEY CLEANERS
1395 MACARUTHER BOULEVARD
SAN LEANDRO, CALIFORNIA

Advanced GeoEnvironmental, Inc.
www.advgeoenv.com

PROJECT NO. AGE-NC-SC	FILE: FILE	FIGURE: 2
DATE: MAY 2014	DRAWN BY: MAC	



REGIONAL SITE PLAN - VAPOR SAMPLING LOCATIONS

SWISS VALLEY CLEANERS
1395 MACARUTHER BOULEVARD
SAN LEANDRO, CALIFORNIA

Advanced GeoEnvironmental, Inc.
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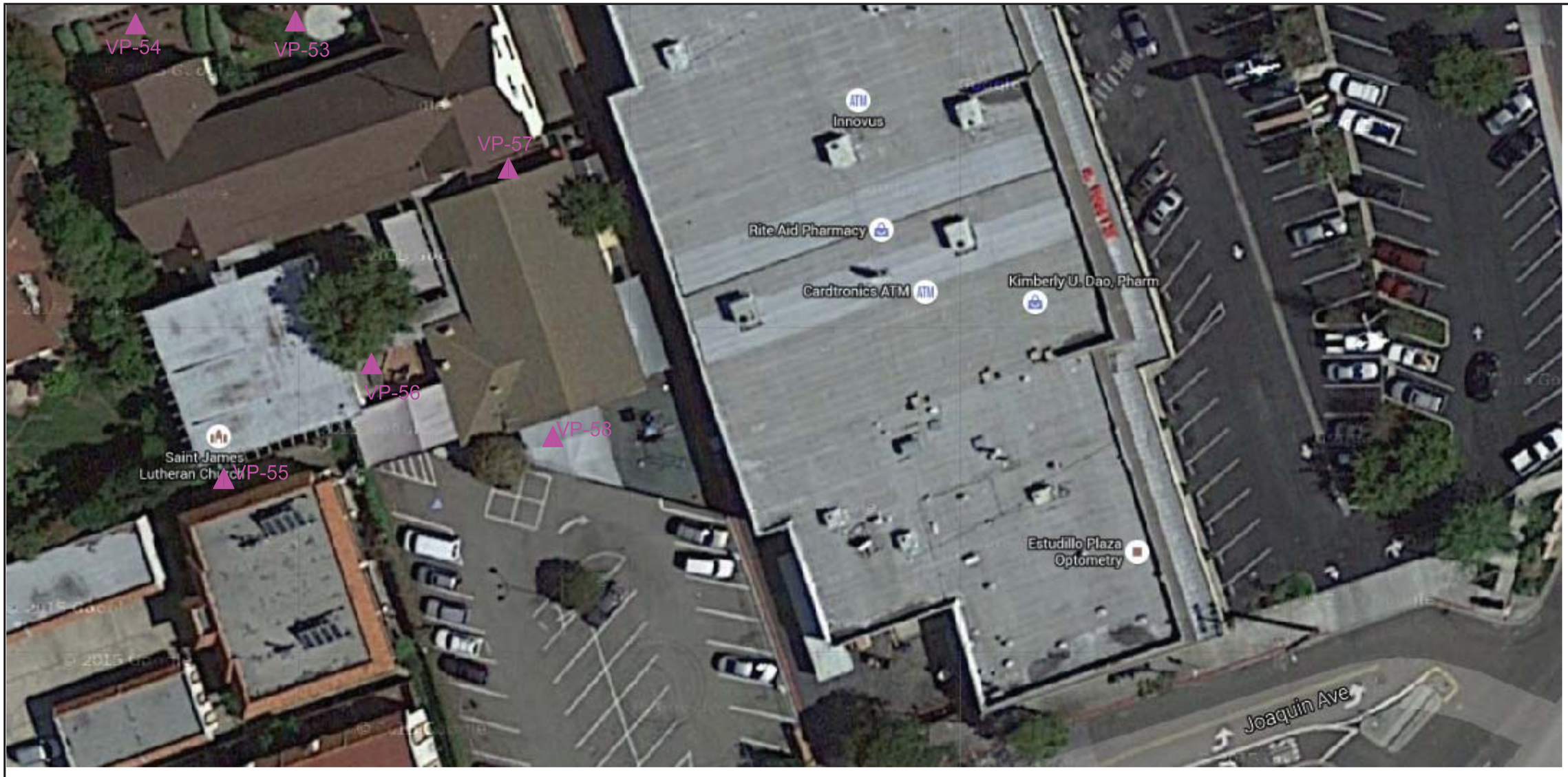
PROJECT NO. AGE-NC-SC	FILE: FILE	FIGURE: 3
DATE: MAY 2014	DRAWN BY: MAC	



LEGEND

VP-53
▲ OFFSITE SOIL-VAPOR SAMPLING LOCATIONS

OFFSITE SOIL-VAPOR SAMPLING LOCATIONS
SWISS VALLEY CLEANERS
1395 MacArthur Boulebard
SAN LEANDRO, CALIFORNIA

Advanced GeoEnvironmental, Inc.
www.advgeoenv.com

PROJECT NO.	AGE 12-2461	FILE:	FIGURE: 4
DATE:	AUGUST 2016	DRAWN BY:	MAC

TABLES

TABLE 1

ANALYTICAL RESULTS OF SOIL-VAPOR SAMPLES
Swiss Valley Cleaners
1395 MacArthur Boulevard, San Leandro, California
(micrograms per cubic meter)

Sample ID	Date	Depth (feet bsg)	EPA Method 8260B						
			PCE	TCE	1,1-DCE	Trans 1,2-DCE	Cis 1,2-DCE	VC	Chloroform
V-1	05-08-2013	5	**29,000**	<2	<2	<2	<2	<2	<1
V-2	05-08-2013	5	**23,000**	<2	<2	<2	<2	<2	<1
V-3	05-08-2013	5	**15,000**	<2	<2	<2	<2	<2	<1
VP-1 (1 puge volume)	10-15-2013	5	**33,000**	<100	<100	<100	<100	<100	<100
VP-1 (3 purge volumes)	10-15-2013	5	**33,000**	<100	<100	<100	<100	<100	<100
VP-1 (10 purge volumes)	10-15-2013	5	**33,000**	<100	<100	<100	<100	<100	<100
VP-2	10-15-2013	5	**27,000**	<100	<100	<100	<100	<100	<100
VP-3	10-15-2013	3	**13,000**	<100	<100	<100	<100	<100	<100
VP-4	10-15-2013	5	**43,000**	<100	<100	<100	<100	<100	<100
VP-5	10-15-2013	5	**4,400**	<100	<100	<100	<100	<100	**240**
VP-6	10-15-2013	5	**36,000**	<100	<100	<100	<100	<100	<100
VP-7	10-15-2013	5	**39,000**	<100	<100	<100	<100	<100	<100
VP-7 (dup)	10-15-2013	5	**37,000**	<100	<100	<100	<100	<100	<100
VP-8	10-15-2013	5	**67,000***	<100	<100	<100	<100	<100	<100
VP-9	10-16-2013	5	**42,000**	<100	<100	<100	<100	<100	<100
VP-10	10-16-2013	5	**54,000***	<100	<100	<100	<100	<100	<100
VP-11	10-16-2013	5	**110,000**	<100	<100	<100	<100	<100	<100
VP-12	10-16-2013	5	**95,000**	<100	<100	<100	<100	<100	<100

TABLE 1

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1395 MacArthur Boulevard, San Leandro, California
(micrograms per cubic meter)

Sample ID	Date	Depth (feet bsg)	EPA Method 8260B						
			PCE	TCE	1,1-DCE	Trans 1,2-DCE	Cis 1,2-DCE	VC	Chloroform
VP-13	10-16-2013	5	**80,000**	<100	<100	<100	<100	<100	<100
VP-14	10-16-2013	5	**55,000**	<100	<100	<100	<100	<100	<100
VP-14 (dup)	10-16-2013	5	**57,000**	<100	<100	<100	<100	<100	<100
VP-15	10-16-2013	5	**83,000**	<100	<100	<100	<100	<100	<100
VP-16	10-16-2013	5	**110,000**	<100	<100	<100	<100	<100	<100
VP-17	10-16-2013	5	**80,000**	<100	<100	<100	<100	<100	<100
VP-18	10-16-2013	5	**95,000**	<100	<100	<100	<100	<100	<100
VP-19	10-16-2013	5	**76,000**	<100	<100	<100	<100	<100	<100
VP-20	not completed								
VP-21	10-17-2013	5	**100,000**	<100	<100	<100	<100	<100	<100
VP-22	10-17-2013	5	**110,000**	<100	<100	<100	<100	<100	<100
VP-23	10-17-2013	5	**77,000**	<100	<100	<100	<100	<100	<100
VP-24	10-17-2013	3	**400,000**	<100	<100	<100	<100	<100	<100
VP-25	10-17-2013	5	**190,000**	<100	<100	<100	<100	<100	<100
VP-26	10-17-2013	5	**84,000**	<100	<100	<100	<100	<100	<100
VP-27	10-17-2013	5	**100,000**	<100	<100	<100	<100	<100	<100
VP-28	10-17-2013	5	**110,000**	<100	<100	<100	<100	<100	<100
VP-29	10-17-2013	5	**50,000**	<100	<100	<100	<100	<100	<100

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1395 MacArthur Boulevard, San Leandro, California
(micrograms per cubic meter)

Sample ID	Date	Depth (feet bsg)	EPA Method 8260B						
			PCE	TCE	1,1-DCE	Trans 1,2-DCE	Cis 1,2-DCE	VC	Chloroform
VP-30	10-17-2013	5	**1,200**	<100	<100	<100	<100	<100	<100
VP-31	10-18-2013	5	**100,000**	<100	<100	<100	<100	<100	<100
VP-32	10-18-2013	5	**2,500**	<100	<100	<100	<100	<100	<100
VP-32 (dup)	10-18-2013	5	**2,100**	<100	<100	<100	<100	<100	<100
VP-33	10-18-2013	5	**18,000**	<100	<100	<100	<100	<100	<100
VP-34	10-18-2013	5	**20,000**	<100	<100	<100	<100	<100	<100
VP-35	10-18-2013	5	**14,000**	<100	<100	<100	<100	<100	<100
VP-36	10-18-2013	5	**5,900**	<100	<100	<100	<100	<100	<100
VP-37	10-18-2013	5	**14,000**	<100	<100	<100	<100	<100	<100
VP-38	10-18-2013	5	**37,000**	<100	<100	<100	<100	<100	<100
VP-39	10-18-2013	5	**24,000**	<100	<100	<100	<100	<100	<100
VP-40	10-18-2013	5	**17,000**	**220**	<100	<100	<100	<100	<100
VP-41	05-05-2014	5	**7,300**	<100	<100	<100	<100	<100	<100
VP-42	05-05-2014	5	**14,000**	<100	<100	<100	<100	<100	<100
VP-43	05-05-2014	5	**32,000**	<100	<100	<100	<100	<100	<100
VP-43 (dup)	05-05-2014	5	**30,000**	<100	<100	<100	<100	<100	<100
VP-44	05-05-2014	5	**38,000**	<100	<100	<100	<100	<100	<100
VP-45	05-06-2014	5	**1,200**	<100	<100	<100	<100	<100	<100

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(micrograms per cubic meter)

Sample ID	Date	Depth (feet bsg)	EPA Method 8260B						
			PCE	TCE	1,1-DCE	Trans 1,2-DCE	Cis 1,2-DCE	VC	Chloroform
VP-46	05-06-2014	5	**24,000**	<100	<100	<100	<100	<100	<100
VP-46 (dup)	05-06-2014	5	**21,000**	<100	<100	<100	<100	<100	<100
VP-47	05-07-2014	5	**1,400**	<100	<100	<100	<100	<100	<100
VP-48	05-07-2014	5	**3,400**	<100	<100	<100	<100	<100	<100
VP-49	05-07-2014	5	**3,000**	<100	<100	<100	<100	<100	<100
VP-50	05-07-2014	5	**570**	<100	<100	<100	<100	<100	<100
VP-51	05-07-2014	5	**2,100**	<100	<100	<100	<100	<100	<100
VP-52	05-07-2014	5	**1,300**	<100	<100	<100	<100	<100	<100
VP-52 (dup)	05-07-2014	5	**1,500**	<100	<100	<100	<100	<100	<100
B46-Vapor	02-10-2015	3	**1,400**	<250	<250	<250	<250	<250	<250
B47-Vapor	02-10-2015	3	**800**	<250	<250	<250	<250	<250	<250
B48-Vapor	02-10-2015	3	**410**	<250	<250	<250	<250	<250	<250
B49-Vapor	02-10-2015	3	**440**	<250	<250	<250	<250	<250	<250
B50-Vapor	02-10-2015	3	**1,500**	<250	<250	<250	<250	<250	<250
B51-Vapor	02-26-2015	5	**170**	<100	<100	<100	<100	<100	<100
B52-Vapor	02-26-2015	5	**260**	<100	<100	<100	<100	<100	<100
B53-Vapor	02-26-2015	5	**350**	<100	<100	<100	<100	<100	<100
B54-Vapor	02-26-2015	5	**1,300**	<100	<100	<100	<100	<100	<100

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Sample ID	Date	Depth (feet bsg)	EPA Method 8260B						
			PCE	TCE	1,1-DCE	Trans 1,2-DCE	Cis 1,2-DCE	VC	Chloroform
B55-Vapor	02-26-2015	5	**1,700**	<100	<100	<100	<100	<100	<100
B55-Vapor (dup.)	02-26-2015	5	**1,700**	<100	<100	<100	<100	<100	<100
B56-Vapor	02-27-2015	5	**36,000**	<100	<100	<100	<100	<100	<100
B58-Vapor	02-27-2015	5	**68,000**	<100	<100	<100	<100	<100	<100
B58-Vapor (dup.)	02-27-2015	5	**70,000**	<100	<100	<100	<100	<100	<100
B59-Vapor	02-27-2015	5	**18,000**	<100	**140**	<100	<100	<100	<100
B60-Vapor	03-10-2015	5	<100	<100	<100	<100	<100	<100	<100
B61-Vapor	03-10-2015	5	**210**	<100	<100	<100	<100	<100	<100
B62-Vapor	03-10-2015	5	<100	<100	<100	<100	<100	<100	<100
B63-Vapor	03-10-2015	5	<100	<100	<100	<100	<100	<100	<100
VP-53	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100
VP-54	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100
VP-55	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100
VP-56	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100

TABLE 1

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Swiss Valley Cleaners
1395 MacArthur Boulevard, San Leandro, California
(micrograms per cubic meter)

Sample ID	Date	Depth (feet bsg)	EPA Method 8260B						
			PCE	TCE	1,1-DCE	Trans 1,2-DCE	Cis 1,2-DCE	VC	Chloroform
VP-57	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100
VP-57 (dup.)	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100
VP-58	06-23-2016	5	<100	<100	<100	<100	<100	<100	<100
CHHSLs (Residential)			180	528	-	31,900	15,900	13.3	-
SFBRWCB ESL Shallow Soil Gas (Commercial)			2,100	3,000	100,000	260,000	-	16	230
SFBRWCB ESL Shallow Soil Gas (Residential)			210	300	880,000	31,000	-	160	2,300

Notes:
SFBRWCB ESL: San Francisco Bay Regional Water Quality Control Board Environmental Screening Level for shallow soil gas
<: Indicates constituents were not detected at a concentration greater than the reporting limit shown.
CHHSLs: California Human Health Screening Levels
PCE: Tetrachloroethene
TCE: Trichloroethene
1,1-DCE: 1,1-Dichloroethene
Trans 1,2-DCE: Trans 1,2-Dichloroethene
Cis 1,2-DCE: Cis 1,2-Dichloroethene
VC: Vinyl Chloride
bsg: below surface grade
* : notation for detection above the liner range of calibration

APPENDIX A

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY
ALEX BRISCOE, Agency Director

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

December 30, 2015

Mr. William Mathews Brooks
4725 Thornton Avenue
Fremont, CA 94536
(Sent via electronic mail to REWMB@aol.com)

Subject: Contingent Approval of Remedial Action Work Plan, and Offsite Vapor Investigation; Site Cleanup Program (SCP) Case No. RO0003120 and GeoTracker Global ID T10000005063, Swiss Valley Cleaners, 1395 MacArthur Blvd, San Leandro, CA 94577

Dear Mr. Brooks:

Alameda County Environmental Health (ACEH) has reviewed the *Corrective Action Plan,* (CAP) dated October 16, 2015, the *Off-Site Soil-Vapor Assessment Work Plan,* dated October 29, 2015, and the *Indoor Air & Sub-Slab Monitoring Report,* dated December 11, 2015. Each was prepared and submitted on your behalf by Advanced GeoEnvironmental, Inc, (AGE). The CAP also included a *Remedial Action Work Plan* as an appendix to the report. Thank you for submitting the reports.

The CAP proposed soil vapor extraction (SVE), excavation, or natural attenuation as corrective actions, but selected SVE as the preferred corrective action at the site. The *Remedial Action Work Plan,* contained as an appendix in the CAP, recommended the installation of 17 SVE wells at the site, and the installation of a temporary SVE system compound at the rear of the dry cleaner unit. Piping from each SVE well will initially be installed in a shallow trench below the slab floor grade. Per subsequent communications, piping will exit the slab floor and will be fastened to structural supports (columns, walls, etc.) and will be plumbed to the SVE compound with PVC piping.

The *Off-Site Soil-Vapor Assessment Work Plan* proposes the installation of eight shallow, temporary, offsite vapor sampling locations in order to define the extent of offsite tetrachlorethene (PCE) vapor concentrations at a gap in the delineated extent of contamination.

The *Indoor Air & Sub-Slab Monitoring Report* documents the first concurrent collection of indoor air and sub-slab vapor concentrations after modifications to the ventilation system of three adjacent commercial suites at the subject site. Indoor air PCE concentrations were documented to have been reduced to below commercial Environmental Screening Levels (ESLs), promulgated by the San Francisco Bay Regional Water Quality Control Board (RWQCB) in the currently unoccupied dry cleaner suite. Indoor air PCE concentrations in the adjacent two suites were substantially reduced (reduced from a maximum of 19 $\mu g/m^3$ to maximum of 3.5 $\mu g/m^3$); however, remain above the commercial indoor ESL for PCE (2.1 $\mu g/m^3$).

Based on ACEH staff review of the work plan, the proposed scope of work is conditionally approved for implementation provided that the technical comments below are incorporated during the proposed work. Submittal of a revised work plan or a work plan addendum is not required unless an alternate scope of work outside that described in the work plan or these technical comments is proposed. We request that you address the following technical comments, perform the proposed work, and send us the report described below. Please provide 72-hour advance written notification to this office (e-mail preferred to: mark.detterman@acgov.org) prior to the start of field activities.

TECHNICAL COMMENTS

1. **Contingent Remedial Action Work Plan Approval –** The referenced site assessment work plan proposes a series of actions with which ACEH is in general agreement of undertaking; however, ACEH requests several modifications to the approach.

    a. **Interim Mitigation Measure Approval -** As noted in the previous directive letter, final approval of the system cannot be provided until members of the public have been given the opportunity to provide comments to the proposed operation of the SVE system as public comments have, at a minimum, the potential to affect system operations. Due to elevated indoor air concentrations in two commercial suites, this letter provides system approval on an interim basis in order to provide additional mitigation of indoor air concentrations. Please submit a remediation progress (system startup) report by the date specified below.

    b. **Amended Remedial Action Work Plan –** During telephone conversations on December 23, 2015, ACEH requested the submittal of an Amended Remedial Action Work Plan for the intended purpose of providing a single document for public review of proposed site activities. Please submit the amended report by the date identified below.

    c. **Remedial Design Implementation Plan –** In accordance with the December 23, 2015 telephone conversation, please submit a Remedial Design Implementation Plan that in addition to other items, proposes a baseline vapor sampling event prior to system startup for the collection of concurrent indoor air and sub-slab vapor concentrations. Please submit the report by the date identified below.

2. **Conditional Approval of Off-Site Vapor Plume Delineation –** The referenced site assessment work plan proposes a series of actions with which ACEH is in general agreement of undertaking; however, ACEH requests several modifications to the approach. Please submit the results of the investigation in a soil vapor investigation report by the date identified below.

    a. **Flexibility in Plume Delineation -** Delineation of the lateral extent of the PCE vapor plume was proposed offsite at the residential properties north of 993 Estudillo Avenue with the installation of eight temporary vapor wells and the use of a mobile laboratory. Existing investigation protocols will be used. While specific bore locations were identified, ACEH requests flexibility in bore placement, potentially including the installation of additional bores, in order to quickly define the vapor plume to appropriate goals. ACEH presumes the use of a mobile laboratory is intended to provide this flexibility.

3. **Public Notification –** The 30-day public comment period is anticipated to start about January 8, 2016. Previously forwarded draft documents have been reviewed and require modifications in the remaining time. ACEH requests that a list of interested parties, including any more recently identified parties, be submitted to ACEH in spreadsheet form in the interim period of time, and by the date identified below.

TECHNICAL REPORT REQUEST

Please upload technical reports to the ACEH ftp site (Attention: Mark Detterman), and to the State Water Resources Control Board's Geotracker website, in accordance with Attachment 1 and the specified file naming convention below, according to the following schedule:

- **January 6, 2016 –** Updated Interested Party List (spreadsheet form)
  Email notification of case worker is preferred.

- **January 8, 2016 –** Amended Remedial Action Work Plan
  File to be named: RO3120_CAP_ADEND_R_yyyy-mm-dd

- **January 22, 2016 –** Remedial Design Implementation Plan
  File to be named: RO3120_RDIP_R_yyyy-mm-dd

- **March 11, 2016 –** Offsite Investigation Report
  File to be named: RO3120_SWI_R_yyyy-mm-dd

- **April 8, 2016 –** Remediation Progress Report
  File to be named: RO3120_REM_R_yyyy-mm-dd

Online case files are available for review at the following website: http://www.acgov.org/aceh/index.htm. If your email address does not appear on the cover page of this notification, ACEH is requesting you provide your email address so that we can correspond with you quickly and efficiently regarding your case.

Should you have any questions, please contact me at (510) 567--6876 or send me an electronic mail message at mark.detterman@acgov.org.

Sincerely,

Mark E. Detterman, P.G., C.E.G.
Senior Hazardous Materials Specialist

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

cc: Daniel Villanueva, Advanced GeoEnvironmental, Inc, 837 Shaw Road, Stockton, CA 95215
(sent via electronic mail to DVillanueva@advgeoenv.com)

William Little, Advanced GeoEnvironmental, Inc, 837 Shaw Road, Stockton, CA 95215
(sent via electronic mail to WLittle@advgeoenv.com)

Dilan Roe (sent via electronic mail to dilan.roe@acgov.org)
Mark Detterman, ACEH, (sent via electronic mail to mark.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.

APPENDIX B

Alameda County Public Works Agency - Water Resources Well Permit

Public Works Agency
Alameda County

399 Elmhurst Street
Hayward, CA 94544-1395
Telephone: (510)670-6633 Fax:(510)782-1939

Application Approved on: 06/15/2016 By jamesy

Permit Numbers: W2016-0421
Permits Valid from 06/22/2016 to 06/24/2016

Application Id:	1464885697280	**City of Project Site:** San Leandro
Site Location:	993 Estudillo Avenue	
Project Start Date:	06/22/2016	**Completion Date:** 06/24/2016
Assigned Inspector:	Contact Lindsay Furuyama at (925) 956-2311 or Lfuruyama@groundzonees.com	
Applicant:	Advanced GeoEnvironmental Inc. - Daniel Villanueva 837 Shaw Road, Stockton, CA 95215	**Phone:** 209-467-1006
Property Owner:	Donna Nunes 993 Estudillo Avenue, San Leandro, CA 94577	**Phone:** 510-895-2286
Client:	William Brooks 4725 Thornton Avenue, Fremont, CA 94536	**Phone:** 510-797-7980
Contact:	Daniel Villanueva	**Phone:** 209-467-1006 **Cell:** 209-601-3541

	Total Due:	$265.00
Receipt Number: WR2016-0293	**Total Amount Paid:**	$265.00
Payer Name : Robert Marty	Paid By: VISA	**PAID IN FULL**

Works Requesting Permits:

Borehole(s) for Geo Probes-Sampling 24 to 72 hours only - 8 Boreholes
Driller: Advanced GeoEnvironmental Inc. - Lic #: 680227 - Method: DP **Work Total: $265.00**

Specifications

Permit Number	Issued Dt	Expire Dt	# Boreholes	Hole Diam	Max Depth
W2016-0421	06/15/2016	09/20/2016	8	1.25 in.	5.00 ft

Specific Work Permit Conditions

1. Backfill bore hole by tremie with cement grout or cement grout/sand mixture. Upper two-three feet replaced in kind or with compacted cuttings. All cuttings remaining or unused shall be containerized and hauled off site. The containers shall be clearly labeled to the ownership of the container and labeled hazardous or non-hazardous.

2. Boreholes shall not be left open for a period of more than 24 hours. All boreholes left open more than 24 hours will need approval from Alameda County Public Works Agency, Water Resources Section. All boreholes shall be backfilled according to permit destruction requirements and all concrete material and asphalt material shall be to Caltrans Spec or County/City Codes. No borehole(s) shall be left in a manner to act as a conduit at any time.

3. Permittee shall assume entire responsibility for all activities and uses under this permit and shall indemnify, defend and save the Alameda County Public Works Agency, its officers, agents, and employees free and harmless from any and all expense, cost, liability in connection with or resulting from the exercise of this Permit including, but not limited to, properly damage, personal injury and wrongful death.

4. Applicant shall contact assigned inspector listed on the top of the permit at least five (5) working days prior to starting, once the permit has been approved. Confirm the scheduled date(s) at least 24 hours prior to drilling.

5. Permittee, permittee's contractors, consultants or agents shall be responsible to assure that all material or waters generated during drilling, boring destruction, and/or other activities associated with this Permit will be safely handled,

properly managed, and disposed of according to all applicable federal, state, and local statutes regulating such. In no case shall these materials and/or waters be allowed to enter, or potentially enter, on or off-site storm sewers, dry wells, or waterways or be allowed to move off the property where work is being completed.

6. Copy of approved drilling permit must be on site at all times. Failure to present or show proof of the approved permit application on site shall result in a fine of $500.00.

7. NOTE:
Under California laws, the owner/operator are responsible for reporting the contamination to the governmental regulatory agencies under Section 25295(a). The owner/operator is liable for civil penalties under Section 25299(a)(4) and criminal penalties under Section 25299(d) for failure to report a leak. The owner/operator is liable for civil penalties under Section 25299(b)(4) for knowing failure to ensure compliance with the law by the operator. These penalty provisions do not apply to a potential buyer.

8. Prior to any drilling activities onto any public right-of-ways, it shall be the applicants responsibilities to contact and coordinate a Underground Service Alert (USA), obtain encroachment permit(s), excavation permit(s) or any other permits required for that City or to the County and follow all City or County Ordinances. It shall also be the applicants responsibilities to provide to the Cities or to Alameda County a Traffic Safety Plan for any lane closures or detours planned. No work shall begin until all the permits and requirements have been approved or obtained.

9. Permit is valid only for the purpose specified herein. No changes in construction procedures, as described on this permit application. Boreholes shall not be converted to monitoring wells, without a permit application process.

APPENDIX C

7 July 2016

Mr. Daniel Villanueva
Advanced GeoEnvironmental, Inc.
837 Shaw Road
Stockton, CA 95215

SUBJECT: DATA REPORT - Advanced GeoEnvironmental, Inc. Project # 12-2461
Swiss Valley Cleaners
1395 MacArthur Boulevard, San Leandro, California

TEG Project # 60623F

Mr. Villanueva:

Please find enclosed a data report for the samples analyzed from the above referenced project for Advanced GeoEnvironmental, Inc. The samples were analyzed on site in TEG's mobile laboratory. TEG conducted a total of 6 analyses on 6 soil vapor samples.

-- 6 analyses on soil vapors for volatile organic hydrocarbons by EPA method 8260B.

The results of the analyses are summarized in the enclosed tables. Applicable detection limits and calibration data are included in the tables.

TEG appreciates the opportunity to have provided analytical services to Advanced GeoEnvironmental, Inc. on this project. If you have any further questions relating to these data or report, please do not hesitate to contact us.

Sincerely,

Mark Jerpbak
Director, TEG-Northern California

teg

Advanced GeoEnvironmental, Inc.
Project # 12-2461
Swiss Valley Cleaners
1395 MacArthur Boulevard
San Leandro, California

TEG Project #60623F

EPA Method 8260B VOC Analyses of SOIL VAPOR in micrograms per cubic meter of Vapor

SAMPLE NUMBER:		Syringe Blank	VP-53	VP-54	VP-56	VP-57	VP-57 dup	VP-58
SAMPLE DEPTH (feet):			5.0	5.0	5.0	5.0	5.0	5.0
PURGE VOLUME:			3	3	3	3	3	3
COLLECTION DATE:		6/23/16	6/23/16	6/23/16	6/23/16	6/23/16	6/23/16	6/23/16
COLLECTION TIME:		10:00	10:29	10:57	12:20	12:47	12:47	13:37
DILUTION FACTOR:	RL	1	1	1	1	1	1	1
Dichlorodifluoromethane	100	nd	nd	nd	nd	nd	nd	nd
Vinyl Chloride	100	nd	nd	nd	nd	nd	nd	nd
Chloroethane	100	nd	nd	nd	nd	nd	nd	nd
Trichlorofluoromethane	100	nd	nd	nd	nd	nd	nd	nd
1,1-Dichloroethene	100	nd	nd	nd	nd	nd	nd	nd
1,1,2-Trichloro-trifluoroethane	100	nd	nd	nd	nd	nd	nd	nd
Methylene Chloride	100	nd	nd	nd	nd	nd	nd	nd
trans-1,2-Dichloroethene	100	nd	nd	nd	nd	nd	nd	nd
1,1-Dichloroethane	100	nd	nd	nd	nd	nd	nd	nd
cis-1,2-Dichloroethene	100	nd	nd	nd	nd	nd	nd	nd
Chloroform	100	nd	nd	nd	nd	nd	nd	nd
1,1,1-Trichloroethane	100	nd	nd	nd	nd	nd	nd	nd
Carbon Tetrachloride	100	nd	nd	nd	nd	nd	nd	nd
1,2-Dichloroethane	100	nd	nd	nd	nd	nd	nd	nd
Benzene	80	nd	nd	nd	nd	nd	nd	nd
Trichloroethene	100	nd	nd	nd	nd	nd	nd	nd
Toluene	200	nd	nd	nd	nd	nd	nd	nd
1,1,2-Trichloroethane	100	nd	nd	nd	nd	nd	nd	nd
Tetrachloroethene	100	nd	nd	nd	nd	nd	nd	nd
Ethylbenzene	100	nd	nd	nd	nd	nd	nd	nd
1,1,1,2-Tetrachloroethane	100	nd	nd	nd	nd	nd	nd	nd
m,p-Xylene	200	nd	nd	nd	nd	nd	nd	nd
o-Xylene	100	nd	nd	nd	nd	nd	nd	nd
1,1,2,2-Tetrachloroethane	100	nd	nd	nd	nd	nd	nd	nd
1,1 Difluoroethane (leak check)	10000	nd	nd	nd	nd	nd	nd	nd
Surrogate Recovery (DBFM)		87%	84%	90%	89%	86%	85%	89%
Surrogate Recovery (Toluene-d8)		94%	92%	95%	95%	93%	93%	94%
Surrogate Recovery (1,4-BFB)		89%	85%	86%	85%	84%	82%	89%

'RL' Indicates reporting limit at a dilution factor of 1
'nd' Indicates not detected at listed reporting limits

Analyses performed in TEG-Northern California's lab
Analyses performed by: Mr. Leif Jonsson

teg

Advanced GeoEnvironmental, Inc.
Project # 12-2461
Swiss Valley Cleaners
1395 MacArthur Boulevard
San Leandro, California

TEG Project #60623F

CALIBRATION DATA - Calibration Check Compounds

	Vinyl Chloride	1,1 DCE	Chloroform	1,2 DCP	Toluene	Ethylbenzene
Midpoint	10.0	10.0	10.0	10.0	10.0	10.0
Continuing Calibration - Midpoint						
6/23/16	9.2	10.0	8.5	10.5	9.2	9.4
	92%	100%	85%	105%	92%	94%