

ALAMEDA COUNTY
HEALTH CARE SERVICES



ENVIRONMENTAL HEALTH DEPARTMENT
OFFICE OF THE DIRECTOR
1131 HARBOR BAY PARKWAY
ALAMEDA, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #: 7011 3500 0003 1848 1394

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:

**SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606**

**Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756**

Responsible Party:

**ROGERS LATWUANIA S
360 17TH ST #204
OAKLAND, CA 94612-3340**

**Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes**

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified ROGERS LATWUANIA S as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5752.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker MATTHEW SOBY at this office at (510) 567-6725 if you have questions regarding your site.

 Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
Reason: ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #: 7011 3500 0003 1848 1387

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:
SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606

Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756

Responsible Party:

RGG LLC ET AL.
360 17TH ST #204
OAKLAND, CA 94612-3340

Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

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Ronald Browder

Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
Reason: ADD

Attachment A: Responsible Parties Data Sheet

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AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #: 7009 2820 0001 4359 6293

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:
SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606

Local ID:	RO0003170
Related ID:	NA
RWQCB ID:	NA
Global ID:	T10000006756

Responsible Party:

1607 2ND AVE LLC
4096 PIEDMONT AVE # 150
OAKLAND, CA 94611-5221

Date First Reported:	11/19/2014
Substance:	• 12 – Heater Fuel
Funding for Oversight:	LOPS - LOP State Fund
Multiple RPs?:	Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified 1607 2ND AVE LLC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

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Ronald Browder Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action:	ADD
Reason:	ADD

Attachment A: Responsible Parties Data Sheet

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AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #: 7011 3500 0003 1848 1370

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:
SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606

Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756

Responsible Party:

WEINSTEIN RICHARD L & LINDA M TRUST ET AL.
C/O: WEINSTEIN RICHARD
360 17TH ST #204
OAKLAND, CA 94612-3340

Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

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RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
Reason: ADD

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ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:

**SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606**

**Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756**

Responsible Party:

**USEN IME ET AL.
ADDRESS UNKNOWN**

**Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel**

**Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes**

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 Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
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Attachment A: Responsible Parties Data Sheet

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ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:

SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606

Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756

Responsible Party:

SOLOMON PRINCE
ADDRESS UNKNOWN

Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

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 Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
Reason: ADD

Attachment A: Responsible Parties Data Sheet

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AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:

**SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606**

**Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756**

Responsible Party:

**UZEGBU MARCEL
ADDRESS UNKNOWN**

**Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel**

**Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes**

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 Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
Reason: ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

<p>Site Name & Address: SECOND AVENUE UST 1607 2ND AVENUE OAKLAND, CA 94606</p>
--

<p>Local ID: RO0003170 Related ID: NA RWQCB ID: NA Global ID: T10000006756</p>

Responsible Party:

IGWEKA CHINAZAM
ADDRESS UNKNOWN

<p>Date First Reported: 11/19/2014 Substance: • 12 – Heater Fuel</p>
<p>Funding for Oversight: LOPS - LOP State Fund Multiple RPs?: Yes</p>

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Ronald Browder Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

<p>Action: ADD Reason: ADD</p>

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address:

**SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606**

**Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756**

Responsible Party:

**SMOCK CECILIA E
ADDRESS UNKNOWN**

**Date First Reported: 11/19/2014
Substance: • 12 – Heater Fuel**

**Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes**

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Date: 05-11-2015

RONALD BROWDER, Acting Director
Contract Project Director

Action: ADD
Reason: ADD

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AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address: SECOND AVENUE UST 1607 2ND AVENUE OAKLAND, CA 94606

Local ID:	RO0003170
Related ID:	NA
RWQCB ID:	NA
Global ID:	T10000006756

Responsible Party:

DELUCCHI JOHN S & DARLENE C
ADDRESS UNKNOWN

Date First Reported:	11/19/2014
Substance:	• 12 – Heater Fuel
Funding for Oversight:	LOPS - LOP State Fund
Multiple RPs?:	Yes

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RONALD BROWDER, Acting Director
Contract Project Director

Action:	ADD
Reason:	ADD

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AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address: SECOND AVENUE UST 1607 2ND AVENUE OAKLAND, CA 94606

Local ID:	RO0003170
Related ID:	NA
RWQCB ID:	NA
Global ID:	T10000006756

Responsible Party:

**EPSTEIN ELIZABETH C &
GLESSER HANNAH & ABE ESTATE
ADDRESS UNKNOWN**

Date First Reported:	11/19/2014
Substance:	• 12 – Heater Fuel
Funding for Oversight:	LOPS - LOP State Fund
Multiple RPs?:	Yes

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Action:	ADD
Reason:	ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



AGENCY

ALEX BRISCOE, Agency Director

Certified Mail #:

May 11, 2015

NOTICE OF RESPONSIBILITY

Site Name & Address: SECOND AVENUE UST 1607 2ND AVENUE OAKLAND, CA 94606

Local ID:	RO0003170
Related ID:	NA
RWQCB ID:	NA
Global ID:	T10000006756

Responsible Party:

**EPSTEIN S B + ELIZABETH C +
GLESSER A + HANNAH
ADDRESS UNKNOWN**

Date First Reported:	11/19/2014
Substance:	• 12 - Heater fuel
Funding for Oversight:	LOPS - LOP State Fund
Multiple RPs?:	Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified EPSTEIN S B + ELIZABETH C + GLESSER A + HANNAH as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5752.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker MATTHEW SOBY at this office at (510) 567-6725 if you have questions regarding your site.

 Date: **05-11-2015**

RONALD BROWDER, Acting Director
Contract Project Director

Action:	ADD
Reason:	ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

May 11, 2015

Site Name & Address:

**SECOND AVENUE UST
1607 2ND AVENUE
OAKLAND, CA 94606**

**Local ID: RO0003170
Related ID: NA
RWQCB ID: NA
Global ID: T10000006756**

All Responsible Parties

RP has been named a Primary RP – 1607 2ND AVE LLC

4096 PIEDMONT AVE # 150 | OAKLAND, CA 94611-5221 | Phone (510) 928-1026

RP has been named a Primary RP – WEINSTEIN RICHARD L & LINDA M TRUST ET AL.

**C/O: WEINSTEIN RICHARD
360 17TH ST #204 | OAKLAND, CA 94612-3340 | No Phone Number Listed**

RP has been named a Primary RP – RGG LLC ET AL.

360 17TH ST #204 | OAKLAND, CA 94612-3340 | No Phone Number Listed

RP has been named a Primary RP – ROGERS LATWUANIA S

360 17TH ST #204 | OAKLAND, CA 94612-3340 | No Phone Number Listed

RP has been named a Primary RP – USEN IME ET AL.

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – SOLOMON PRINCE

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – UZEGBU MARCEL

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – IGWEKA CHINAZAM

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – SMOCK CECILIA E

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – DELUCCHI JOHN S & DARLENE C

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – EPSTEIN ELIZABETH C & GLESSER HANNAH & ABE ESTATE

ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – EPSTEIN S B + ELIZABETH C + GLESSER A + HANNAH

ADDRESS UNKNOWN | No Phone Number Listed

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

May 11, 2015

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R. Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
 2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
 3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
 4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."
-

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

May 11, 2015

Existence of Unauthorized Release

One approximately 1,500-gallon underground storage tank (UST) and related subsurface product piping containing heating oil was excavated and removed from the site during November 2014. The UST was found to be in poor condition with visible holes. Soil discoloration and hydrocarbon odors were observed in the UST overburden soil and/or beneath the UST. Maximum petroleum hydrocarbon concentrations of 2.14 mg/kg total petroleum hydrocarbons as diesel (TPH-d), and 8.7 micrograms per kilogram ($\mu\text{g}/\text{kg}$) naphthalene were detected in the excavation samples collected during UST removal. A concentration of 307 mg/kg TPH-d and 345 $\mu\text{g}/\text{kg}$ naphthalene was documented in the 4-point stockpile soil sample. These concentrations indicate an unauthorized release has occurred from the UST system at this site.

Responsible Party Identification

1607 2nd AVENUE LLC (now known as 1607 2nd AVE LLC), acquired title of the property in July 2012. 1607 2nd AVE LLC meets the definition of a responsible party for the site because it is the current owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

WEINSTEIN RICHARD L & LINDA M TRUST ET AL., acquired title of the property in December 2011. WEINSTEIN RICHARD L & LINDA M TRUST ET AL. meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

RGG LLC ET AL., acquired title of the property in August 2005. RGG LLC ET AL. meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

ROGERS LATWUANIA S, acquired title of the property in August 2005. ROGERS LATWUANIA S meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

USEN IME (now known as USEN IME ET AL.), acquired title of the property in July 2005. USEN IME ET AL. meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

SOLOMON PRINCE acquired title of the property in April 2003. SOLOMON PRINCE meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

UZEGBU MARCEL acquired title of the property in September 2001. UZEGBU MARCEL meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

IGWEKA CHINAZAM acquired title of the property in June 2000. IGWEKA CHINAZAM meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

SMOCK CECILIA E acquired title of the property in September 1997. SMOCK CECILIA E meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

DELUCCHI JOHN S & DARLENE C (individually or jointly) acquired title of the property in December 1980. DELUCCHI JOHN S & DARLENE C (individually or together) meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

EPSTEIN ELIZABETH C & GLESSER HANNAH & ABE ESTATE acquired title of the property in November 1971. EPSTEIN ELIZABETH C & GLESSER HANNAH & ABE ESTATE meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).

EPSTEIN S B + ELIZABETH C + GLESSER A + HANNAH acquired title of the property in February 1962. EPSTEIN S B + ELIZABETH C + GLESSER A + HANNAH meets the definition of a responsible party for the site because they were owners of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred (Definition 3).