

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

R0707

STID 3583

Alameda County CC 4580
Health Care Services Agency
Dept. Of Environmental Health
1131 Harbor Bay Pkwy 2nd Flr.
Alameda, CA 94502-6577

September 23, 1994

Johnny T. Lin
Windsor Square Auto Repair
P.O. Box 4154
San Leandro, CA 94579

RE: WINDSOR SQUARE AUTO REPAIR, 1900 LEWELLING BOULEVARD, SAN
LEANDRO

Dear Mr. Lin:

This office is in receipt and has completed review of the August 17, 1994 Century West Engineering Corporation (CWEC) *Report of Soil and Ground Water Investigation*. The cited report documents the advancement of six (6) soil borings, with the subsequent conversion of five (5) into ground water monitoring wells.

At this time please adhere to the following sampling, monitoring, and reporting schedule:

- o Ground water samples are to be collected from each well following a **quarterly** schedule, beginning the 4th quarter of 1994.

All samples are to be analyzed for total petroleum hydrocarbons as gasoline (TPH-G), and the aromatic fuel constituents benzene, toluene, ethylbenzene, and total xylene isomers (BTEX).

Samples collected from MW-2 are additionally to be analyzed for halogenated volatile organic compounds (HVOC) and semi-volatile organic compounds (SVOC). [Note: Continued sampling for HVOC and SVOC will be dependent upon subsequent analytical results.]

- o Ground water elevations are to be monitored **quarterly**.
- o Technical reports are to be submitted **quarterly** until this case qualifies for site closure.

Mr. Lin
RE: 1900 Lewelling Blvd.
September 23, 1994
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The referenced quarterly technical reports must describe the status of the investigation and include, among other elements, the following:

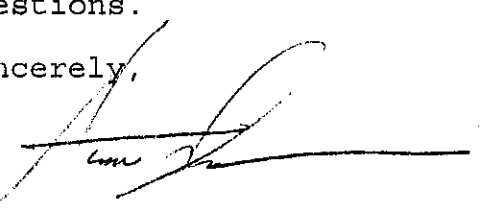
- o Details and results of all work performed during the designated reporting period: records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory results for all samples collected and analyzed (including QA/QC data), tabulations of free product thicknesses and dissolved fractions, etc.
- o Status of ground water contamination and characterization
- o Interpretation of results: water level contour maps showing gradients, free and dissolved product plume definition maps for each target compound, geologic cross sections, etc.
- o Recommendations for additional work

All reports must be submitted under seal of a California-registered geologist or civil engineer with the appropriate environmental background.

As was previously indicated in correspondence from this office dated April 11, 1994, please notify this office, by way of submittal of transport and disposal receipts, when the bio-treated soil has been properly disposed.

I may be reached at 510/567-6783, or -6700, should you have any questions.

Sincerely,



Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Director, Environmental Services
Gil Jensen, Alameda County District Attorney's Office
Mike Bakaldin, San Leandro Fire Department
Donna Turcotte, SWRCB
Robert Bogar, Centurywest Engineering Corp.
7950 Dublin Blvd., Ste. 203
Dublin, CA 94568

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY



DAVID J. KEARS, Agency Director

STID 3583

April 11, 1994

Johnny T. Lin
Windsor Square Auto Repair
P.O. Box 4154
San Leandro, CA 94579

SITE: 1900 Lewelling Blvd.
San Leandro, CA

R0707

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

RE: PRELIMINARY SITE ASSESSMENT WORK PLAN

Dear Mr. Lin:

Thank you for the recent submittal of the March 30, 1994 Century West Engineering Corporation (CWEC) *Report of Waste Oil UST Soil Excavation and Remediation, and Workplan for Soil and Ground Water Investigation*. The cited work plan proposes the advancement of five (5) soil borings, with their subsequent conversion into ground water monitoring wells. This work plan has been accepted with the following addition:

- o A period of no less than 24, and preferably 72, hours shall pass between well development and the first purge/sampling event.
- o Review of historical data reflecting the 1985 fuel UST closure reveals that no (apparent) samples were collected from below the product piping/dispenser areas. Hence, it would appear prudent at this time to evaluate the presence of fuel compounds by way of advancement of (an) additional boring(s) in these areas.

Please advise this office when field work is slated to begin. In addition, please notify this office, by way of submittal of transport and disposal receipts, when the bio-treated soil has been properly disposed.

I may be reached at 510/271-4530 should you have any questions.

Sincerely,


Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director
Gil Jensen, Alameda County District Attorney's Office
Mike Bakaldin, San Leandro Fire Department
Blessy Torres, SWRCB

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R0707

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

STID 3583

DEPARTMENT OF ENVIRONMENTAL HEALTH

State Water Resources Control Board

Division of Clean Water Programs

UST Local Oversight Program

80 Swan Way, Rm 200

Oakland, CA 94621

(510) 271-4530

March 2, 1994

Johnny T. and Amy Lin
Windsor Square Auto Repair
P.O. Box 4154
San Leandro, CA 94579

RE: SB2004 UNDERGROUND STORAGE TANK CLEANUP FUND - 1900
LEWELLING BLVD., SAN LEANDRO

Dear Mr. and Mrs. Lin:

Representatives from the State Water Resources Control Board (SWRCB), Division of Clean Water Programs, recently evaluated your request for SB2004 funding in context with the Alameda County Health Department's case file for your site. This review was conducted to determine whether or not you are in compliance with the underground storage tank (UST) Corrective Action Regulations, as codified under Article 11 of Title 23, California Code of Regulations (CCR).

The SWRCB staff review determined that you are not in compliance with the referenced regulations. This office has not been the recipient of any reports documenting work occurring at the site since submittal of the October 18, 1990 Environmental Geotechnical Consultants, Inc. (EGC) report documenting activities and sample results associated with the September 1990 waste oil UST closure.

A confirmed unauthorized release from the subject UST was reported. Century West Engineering (CWE) subsequently submitted a work plan, dated January 14, 1991, in which was presented a proposal to overexcavate the UST pit, followed by on-site "bioremediation" of the contaminated, excavated material. To date, no report documenting the results of this work has been submitted to this office.

This issue was previously discussed in correspondence from this office dated June 24, 1993. The cited correspondence requested the submittal of the report documenting the work proposed in the January 14, 1991 CWE work plan within 30 days. The cited correspondence further requested all documents relating to activities occurring at the site since January 1991. In apparent response to the county's request, both Messrs. James Gribi (CWE) and Larry Fresquez contacted me by phone. Mr. Gribi indicated that work had, in fact, been proceeding, albeit at a glacial pace. I requested a status update report. Mr. Gribi indicated that such would be submitted within two weeks. To date, no report has been submitted.

Mr. and Mrs. Lin
RE: 19000 Lewelling Blvd., San Leandro
March 2, 1994
Page 2 of 2

Currently, you are in a state of substantial noncompliance with the provisions of Article 11, 23CCR.

For cases such as yours, the SWRCB is allowing responsible parties **90 calendar days** to complete the tasks necessary to come into compliance. In your case, compliance will be reached when the requested reports are submitted, and once a work plan for a preliminary site assessment (PSA), pursuant to Section 2723 of Article 11, 23CCR, is submitted, approved, and finally implemented.

Once we are certain that compliance has been achieved, we will notify the SWRCB of this fact.

Please bear in mind that funding eligibility may require specific bidding and contracting criteria to be met (e.g., work plans require solicitation of three bids, etc.). Please contact your SWRCB UST fund representative for more case-specific information.

Please call me at 510/271-4530 should you have any additional questions.

Sincerely,



Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director
Gil Jensen, Alameda County District Attorney's Office
Mike Bakaldin, San Leandro Fire Department
Blessy Torres, SWRCB

ALAMEDA COUNTY
HEALTH CARE SERVICES
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DAVID J. KEARS, Agency Director



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RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

STID 3583

June 24, 1993

Johnny T. and Amy Lin
Windsor Square Auto Repair
P.O. Box 4154
San Leandro, CA 94579

RE: WINDSOR SQUARE AUTO REPAIR, 1900 LEWELLING BLVD., SAN
LEANDRO - UNDERGROUND STORAGE TANK LEAK AND ASSESSMENT FILE

Dear Mr. and Mrs. Lin:

This office is currently reviewing the underground storage tank (UST) leak and assessment file for the referenced site. The information presently available in this file appears incomplete. Absent are any reports documenting environmental work occurring at the site since submittal of the January 14, 1991 Century West Engineering proposal which discusses plans for the overexcavation and remediation of impacted soil from the former waste oil UST pit. We have no knowledge whether this work plan was ever implemented.

Please submit all documents relating to activities occurring at the site since January 1991. These documents are due within the next 30 days. Please be advised that this letter constitutes an official request for technical reports pursuant to California Water Code Section 13267(b).

You may contact me at 510/271-4530 should you have any questions. Thank you in advance for your timely attention to this matter.

Sincerely,


Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director
Gil Jensen, Alameda County District Attorney's Office
Mike Bakaldin, San Leandro Fire Department
files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO707

December 27, 1991

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

Mr. Johnny Lin
Johnny Lin Auto Repair
P.O. Box 4154
San Leandro, CA 94579

RE: CAL-EPA REGIONAL HYDROGEOLOGY AND CONTAMINATION STUDY, CENTRAL
SAN LEANDRO

Dear Mr. Lin:

The California Environmental Protection Agency (Cal-EPA), Department of Toxic Substance Control (DTSC), has been investigating the presence of several priority pollutants, primarily volatile organic compounds (VOC), heavy metals, and nitrates, in soil and ground water occurring in the central San Leandro area since approximately 1986. Currently, six sites are being investigated with Cal-EPA lead or oversight, as follows:

- o 139th Avenue site (Cal-EPA lead)
- o Factor Avenue site (Cal-EPA lead)
- o Singer-Friden site (Cal-EPA lead)
- o Caterpillar site (Cal-EPA oversight)
- o Hudson ICS (Cal-EPA oversight)
- o Staefa Control System Inc./2481 Washington Avenue (Cal-EPA oversight)

Because of similar contamination found at these sites, DTSC suspects that a larger, regional contamination problem exists that requires further investigation. Presently, DTSC is conducting a Regional Hydrology and Contamination Study in Central San Leandro. The purposes of this study include, among other elements:

- o defining as far as possible the known vertical and horizontal extent of contamination in the area;
- o identifying existing public and/or private wells that can be used by DTSC for monitoring purposes;
- o instituting coordinated sampling; and,
- o defining the hydrogeology of the area.

Mr. Lin
RE: Cal-EPA VOC Study
December 27, 1991
Page 2 of 3

The intent of the DTSC study is to develop the best possible data on the extent of contamination while realizing no unnecessary expenditure of public funds. Following the presentation of the study's final report, DTSC will develop a work plan for conducting further study, targeting potential source areas and "hot spots" identified during the course of this phase of the investigation.

The DTSC has requested Alameda County's assistance in developing this study and report by coordinating ground water sampling efforts for those sites under county lead. To meet this goal, you are requested, on a volunteer basis, to supplement the sampling slated to occur at your site(s), listed below, during January - March 1992, in addition to those sampling/monitoring activities already required, as follows:

- 1) Collect and analyze ground water samples from at least one well for VOCs (EPA Method 624, or 601/602). The well sampled for this task is to be chosen based upon its potential for detection of VOCs relative to other wells on-site, i.e., its proximity downgradient of a former waste oil or solvent underground storage tank, VOCs identified in prior analyses, etc.
- 2) Present this data, along with other requisite sampling/monitoring data, in the 1992 first quarter report. Submit a copy of this report directly to the DTSC, at the following address:

California Environmental Protection Agency
Department of Toxic Substance Control
700 Heinz Avenue, Suite 200
Berkeley, CA 94710
Attn: Eileen Hughes

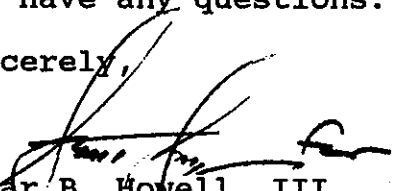
The sites affected by this request are as follow:

- o 1900 Lewelling Blvd.

Mr. Lin
RE: Cal-EPA VOC study
December 27, 1991
Page 3 of 3

Thank you in advance for your cooperation in this matter. Please feel free to contact Mr. Scott Seery of this Division at 510/271-4320, or Ms. Eileen Hughes of DTSC at 510/540-3848, should you have any questions.

Sincerely,



Edgar B. Howell, III
Chief, Hazardous Materials Division

cc: Rafat A. Shahid, Assistant Agency Director, Environmental Health
Gil Jensen, Alameda County District Attorney's Office
Lester Feldman, RWQCB
Eileen Hughes, DTSC
Mike Bakaldin, San Leandro Fire Department
Jim Ferdinand, Eden Consolidated Fire District