

June 20, 1996

QUARTERLY GROUNDWATER MONITORING REPORT JUNE 6, 1996 GROUNDWATER SAMPLING ASE JOB NO. 2607

at
Former Alameda Max's
1357 High Street
Alameda, California 94501

Prepared for: Mr. James A. Phillipsen 3111 Marina Drive Alameda, CA 94501

Prepared by:
AQUA SCIENCE ENGINEERS, INC.
2411 Old Crow Canyon Road, #4
San Ramon, CA 94583
(510) 820-9391

#### 1.0 INTRODUCTION

Site Location (Site), See Figure 1
Former Alameda Max's
1357 High Street
Alameda, CA 94501

Property Owner
Mr. James A. Phillipsen
3111 Marina Drive
Alameda, CA 94501

Environmental Consulting Firm
Aqua Science Engineers, Inc. (ASE)
2411 Old Crow Canyon Road, #4
San Ramon, CA 94583
Contact: Robert Kitay, Project Manager
(510) 820-9391

Agency Review
Alameda County Health Care Services Agency (ACHCSA)
1131 Harbor Bay Parkway
Alameda, CA 94502
Contact: Ms. Juliet Shin
(510) 567-6700

California Regional Water Quality Control Board (RWQCB), San Francisco Bay Region 2101 Webster Street, Suite 500 Oakland, CA 94612 Contact: Mr. Kevin Graves (510) 286-4359

The following is a report detailing the results of the June 6, 1996, quarterly groundwater sampling at the above referenced site.

#### 2.0 GROUNDWATER FLOW DIRECTION AND GRADIENT

On June 6, 1996, ASE environmental specialist Scott Ferriman measured the depth to water in each site well using an electric water level sounder. The surface of the groundwater was also checked for the presence of free-floating hydrocarbons or sheen. No free-floating hydrocarbons or sheen were present on the surface of water from monitoring wells MW-1, MW-3 or MW-4. Depth to groundwater measurements are presented in Table One.

Groundwater elevation contours are presented on Figure 2. On June 6, 1996, groundwater flowed to the southeast beneath the site at a gradient of 0.01-feet/foot, which is consistent with previous findings.

#### 3.0 GROUNDWATER SAMPLE COLLECTION AND ANALYSIS

Prior to sampling, each monitoring well was purged of four well casing volumes of water using a dedicated polyethylene bailer. The pH, temperature and conductivity of the water were monitored during the purging, and samples were not collected until these parameters stabilized. Groundwater samples were then collected using dedicated polyethylene bailers. The samples were decanted from the bailers into 40-ml volatile organic analysis (VOA) vials and 1-liter amber glass bottles. The samples were preserved with hydrochloric acid, capped, labeled and placed into an ice chest containing wet ice for transport to Chromalab, Inc. of Pleasanton, California (ELAP #1094) under chain-of-custody.

The analytical results for this and previous quarters are presented in Tables Two and Three, and the certified laboratory report and chain-of-custody form are included as Appendix A.

The well purge water was placed in 55-gallon steel DOT 17H drums, labeled, and left on-site for temporary storage.

The groundwater samples were analyzed for total petroleum hydrocarbons as gasoline (TPH-G) by modified EPA Method 5030/8015, total petroleum hydrocarbons as diesel (TPH-D) by modified EPA Method 3510/8015, total and hydrocarbon oil and grease (O&G) by Standard Method 5520 B&F, benzene, toluene, ethylbenzene and total xylenes (BTEX) and methyl t-butyl ether (MTBE) by EPA Method 8020.

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#### 4.0 CONCLUSIONS

Hydrocarbon concentrations in groundwater samples collected from monitoring well MW-1 increased slightly this quarter. Hydrocarbon concentrations in groundwater samples collected from monitoring well MW-3 decreased this quarter. Hydrocarbon concentrations in groundwater samples collected from monitoring well MW-4 increased slightly this quarter. Motor oil was detected in the groundwater samples collected from monitoring wells MW-1, MW-3 and MW-4. 17 parts per billion (ppb) MTBE was detected in groundwater samples collected from monitoring well MW-3. The benzene concentration in groundwater samples collected from monitoring well MW-3 exceeded the California Department of Toxic Substance Control (DTSC) maximum contamination level (MCL) for drinking water.

#### 5.0 RECOMMENDATIONS

The next quarterly groundwater sampling is scheduled for September 1996.

#### 6.0 REPORT LIMITATIONS

The results of this report represent the conditions at the time of the groundwater sampling at the specific locations where the groundwater samples were collected, and for the specific parameters analyzed for by the laboratory. It does not fully characterize the site for contamination resulting from sources other than the former underground storage tanks and associated plumbing at the site, or for parameters not analyzed for by the laboratory. All of the laboratory work cited in this report was prepared under the direction of independent CAL-EPA certified laboratory. The independent laboratory is solely responsible for the contents and conclusions of the chemical analysis data.

Aqua Science Engineers appreciates the opportunity to provide environmental consulting services to you, and trust that this report meets your needs. Please feel free to call us at (510) 820-9391 if you have any questions or comments.

Respectfully submitted,

AQUA SCIENCE ENGINEERS, INC.

Scott in Sim

Scott T. Ferriman

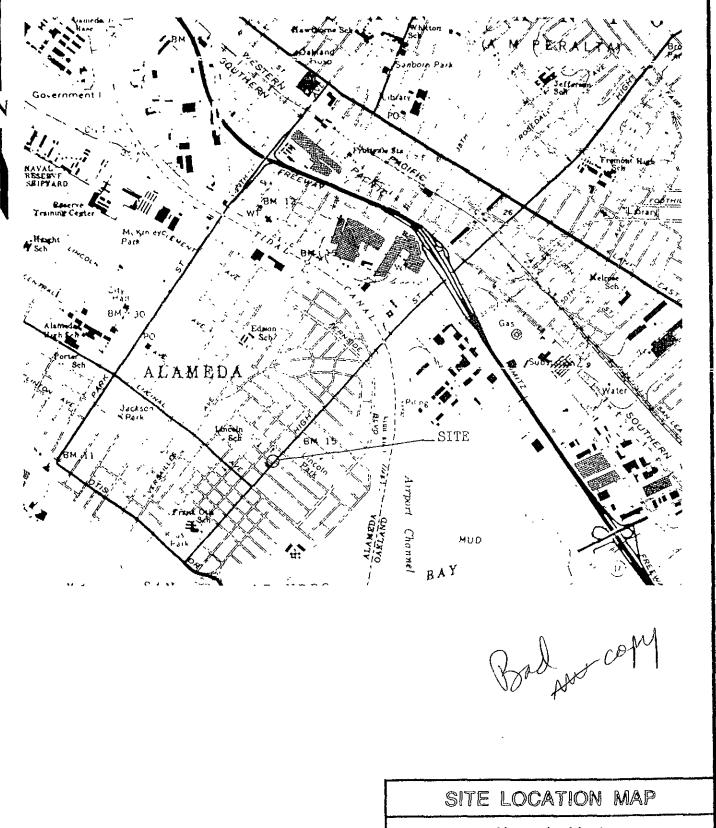
Environmental Specialist

Attachments: Figures 1 and 2

Tables 1, 2 and 3 Appendices A and B

cc: Ms. Juliet Shin, Alameda County Health Care Services Agency Mr. Kevin Graves, RWQCB, San Francisco Bay Region





Alameda Max's 1357 High Street Alameda, California

Aqua Science Engineers

Figure 1

BASE Oakland East and Oakland West 7.5 minute quadrangle lopographic map, dated 1980, scale 1.24,000

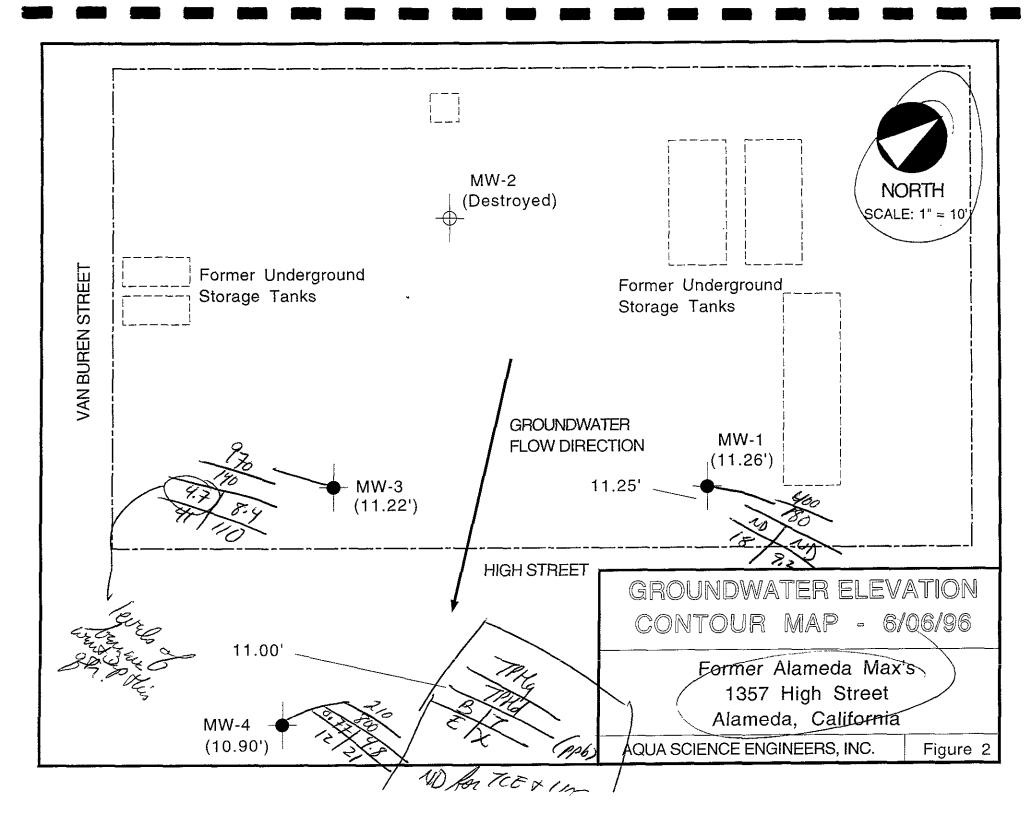




TABLE ONE
Summary of Groundwater Well Survey Data

			To	C
777 11	Date	Top of Casing Elevation	Depth to Water	Groundwater Elevation
Well	of	(relative to project datum)		(project data)
I.D.	Measurement	(relative to project datum)	(1001)	
MW-1	04-06-94	15.00	3.92	11.08
	08-02-94		4.10	10.90
	10-04-94		4.42	10.58
	12-14-94		3.42	11.58
	03-16-95		3.21	11.79
	06-06-95		3.84	11.16
	09-14-95		4.18	10.82
	12-05-95		4.28	10.72
	03-11-96		3.41	11.59
	06-06-96		3.74	11.26
MW-2	04-06-94	14.37	3.02	11.35
1V1 YY - Z	08-02-94	X 31 6 7	3.32	11.18*
	12-14-94		2.90	11.52*
	03-16-95		Unknown	Unknown
	06-06-95		Unknown	Unknown
	09-14-95		Unknown	Unknown
	12-05-95		3.49	10.88
	03-11-96		Unknown	Unknown
	Monitoria	ng well MW-2 was destroyed	on April 19,	1996
MW-3	04-06-94	14.56	3.51	11.05
	08-02-94		3.68	10.88
	10-04-94		3.97	10.59
	12-14-94		3.04	11.52
	03-16-95		2.84	11.72
	06-06-95		3.44	11.12
	09-14-95		3.76	10.80
	12-05-95		3.87	10.69
	03-11-96		3.04	11.52
	06-06-96		3.34	11.22
MW-4	10-04-94	14.70	4.31	10.39
	12-14-94		3.62	11.08
	03-16-95		3.48	11.22
	06-06-95		3.86	10.84
	09-14-95		4.10	10.60
	12-05-95		4.18	10.52
	03-11-96		3.62	11.08
	06-06-96		3.80	10.90

<sup>\*</sup> = Adjusted for the presence of free-floating oil by the equation: Adjusted Groundwater Elevation = Top of Casing Elevation - Depth to Groundwater + (0.8 x Floating Hydrocarbon Thickness)

TABLE TWO
Summary of Chemical Analysis of GROUNDWATER Samples
All results are in parts per billion

Sample & Date	TPH Gasoline	TPH Diesel	Oil & Grease	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE
							1	
<u>MW-1</u>		<b>50</b>		-0.5	-0.5	0.5	2	
04/04/94	80	<50 5.00	<500	<0.5 <0.5	<0.5 <0.5	<0.5	<b>2</b>	
08/02/94		500	<1,000 <1,000	<0.5 <0.5	<0.5 <0.5	<0.5 6	<2  ✓  ✓  ✓	
12/14/94	200	1,500	<1,000 <500	<0.5 <0.5	<0.5	3	<2  ✓2	
03/16/95	200	1,600 680	<500 <500	<0.5 <0.5	<0.5	< 0.5	₹	
06/06/95	<50	500	<500 <500	<0.5	<0.5	0.8	$\tilde{2}$	
09/14/95	<50 69	<50	<1,000	1	6	2	12	<50
12/05/95 03/11/96		380	<5,000	< 0.5	2,4	4	1.2	₹2
06/06/9		180**	<1,000	< 0.5	< 0.5	18	9.2	<5
0010019	0 400	100	1,000	10.5	10.0	10	- · -	
<u>MW-2</u>								
04/04/94	150	<50	6,200	0.6	1	2	6	
08/02/94			OUE TO FRI	EE-FLOATIN	IG HYDRO	CARBONS		
12/14/94				EE-FLOATIN				
03/16/95				EE-FLOATIN				
06/06/95				EE-FLOATIN				
09/14/95		SAMPLED I	DUE TO FRI	EE-FLOATIN	IG HYDRO	CARBONS		
12/05/95		<50	2,000*	< 0.5	< 0.5	< 0.5	<2	<50
03/11/96			DUE TO FRI	EE-FLOATIN	<b>VG HYDRO</b>	CARBONS		
						1 19, 1996		
		Ü		•	_			
<u>MW-3</u>								
04/04/94	1,200	180	<500	3	27	44	230	
08/02/94	•	<50	<1,000	6	16	70	470	
12/14/94	-	80	<1,000	9	30	78	430	
03/16/95		300	<500	4	16	38	270	
06/06/95	•	300	< 500	2	1	13	61	
09/14/95		300	<500	3	5	28	94	
12/05/95		<50	<1,000	3	5	8	33	<50
03/11/96	~ ~ ~							
		490	<5,000 <1,000	<0.5 4.7	15 <b>8.</b> 4	44 <b>41</b>	230 110	<2 17

TABLE TWO (continued) Summary of Chemical Analysis of GROUNDWATER Samples All results are in parts per billion

Sample & Date	TPH Gasoline	TPH Diesel	Oil & Grease	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE
<u>MW-4</u>								
10/04/94	500	200	<1,000	2	19	14	70	
12/14/94	1,500	200	<1,000	8	37	68	190	
03/16/95	<b>500</b>	300	< 500	3	5	23	41	
06/06/95	1,600	620	< 500	5.9	48	83	240	
09/14/95	2,900	300	600	13	79	180	450	
12/05/95	1,500	500	<1,000	9	27	72	130	< 50
03/11/90		220	< 5,000	< 0.5	2.3	13	17	<2
0610619		800**	<1,000	0.77	4.8	1 2	2 1	<5
EPA METHOD	5030/ 8015M	3510/ 8015M	5520 B&F	8020	8020	8020	8020	8020

#### Notes:

MTBE = Methyl t-butyl ether

--- = Not analyzed

\* = Hydrocarbon oil and grease; total oil and grease is 3,000 ppb

\*\* = TPH as Diesel was characterized as Motor Oil

TABLE THREE
Summary of Chemical Analysis of GROUNDWATER Samples
Volatile Organic Compounds
All results in parts per billion

Sample I.D.	Date of Sampling	TCE	Other VOCs	
MW-1	08-02-94 12-14-94 03-16-95 06-06-95 12-05-95	<0.5 <0.5 <0.5 <0.5 <0.5	<0.5 <0.5 <0.5 <0.5 <0.5	
MW-2	04-04-94 08-02-94 12-14-94 03-16-95 06-06-95 12-05-95 Monite		O FLOATING HYDR O FLOATING HYDR O FLOATING HYDR <0.5-2	OCARBONS OCARBONS OCARBONS
MW-3	08-02-94 12-14-94 03-16-95 06-06-95 12-05-95	<0.5 <0.5 <0.5 <0.5 <0.5	<0.5 <0.5 <0.5 <0.5 <0.5-2	
MW-4	10-04-94 12-14-94 03-16-95 06-06-95 12-05-95	<0.5 <0.5 <0.5 <0.5 <0.5	<0.5 <0.5 <0.5 <0.5 <0.5-2	
EPA METHOD		8010	8010	

TCE = Trichloroethene

VOCs = volatile organic compounds

#### APPENDIX A

California EPA Certified Laboratory Report of Groundwater Samples

Environmental Services (SDB)

June 14, 1996

Submission #: 9606595

AQUA SCIENCE ENGINEERS INC 2411 OLD CROW CANYON RD #4 SAN RAMON, CA 94583

Attn: SCOTT FERRIMAN

RE: Analysis for project FORMER ALAMEDA MAX, number 2607.

REPORTING INFORMATION

Samples were received cold and in good condition on June 7, 1996. They were refrigerated upon receipt and analyzed as described in the attached report. ChromaLab followed EPA or equivalent methods for all testing reported.

No discrepancies were observed or difficulties encountered with the testing.

Motor oil was found in sample MW-1. Motor oil was found in sample MW-3. Motor oil was found in sample MW-4.

Dennis Mayugba

Chemist

Semivolatiles Supervisor

Environmental Services (SDB)

June 14, 1996

Submission #: 9606595

AQUA SCIENCE ENGINEERS INC

Atten: SCOTT FERRIMAN

Project: FORMER ALAMEDA MAX

Project#: 2607

Received: June 7, 1996

re: 3 samples for TPH - Diesel analysis.

Method: EPA 3510/8015M

Matrix: WATER

Extracted: June 11, 1996

Run#: 1684 Analyzed: June 12, 1996 Sampled: June 6, 1996

REPORTING BLANK BLANK DILUTION RESULT SPIKE FACTOR DIESEL LIMIT (uq/L) (왕) (ug/L)(ug/L) Spl# CLIENT SPL ID 88.5 1 N.D. 180 50 87494 MW-1

Hydrocarbon reported is in the late Diesel range, and does not match our Note:

Diesel standard.

140 50 N.D. 88.5 87495 MW~3

Hydrocarbon reported does not match the pattern of our Diesel standard. Note: 50 N.D. 88.5 800 1 87496 MW-4

Hydrocarbon reported does not match the pattern of our Diesel standard. Note:

Dennis Mayugba

Semivolatiles Supervisor Chemist

Environmental Services (SDB)

June 13, 1996

Submission #: 9606595

AQUA SCIENCE ENGINEERS INC

Atten: SCOTT FERRIMAN

Project: FORMER ALAMEDA MAX

Project#: 2607

Received: June 7, 1996

re: 3 samples for Oil and Grease analysis.

Method: 5520 B&F

Sampled: June 6, 1996

Matrix: WATER Run#: 1692

Extracted: June 12, 1996

Analyzed: June 12, 1996

						REPORTING	BLANK	BLANK	DILUTION
				OIL &	GREASE	$ extbf{LIMIT}$	RESULT	SPIKE	FACTOR
Spl#	CLIENT	SPL	ID		(mg/L)	(mg/L)	(mg/L)	(%)	
87494	MW-1				N.D.	1.0	N.D.	92.0	1
87495	MW - 3				N.D.	1.0	N.D.	92.0	1.
87496	MW - 4				N.D.	1.0	N.D.	92.0	1

Carolyn House

Extradtions Supervisor

Chip PoalineIli

Operations Manager

**Environmental Services (SDB)** 

June 14, 1996

Submission #: 9606595

AQUA SCIENCE ENGINEERS INC

Atten: SCOTT FERRIMAN

Project: FORMER ALAMEDA MAX

Project#: 2607

Received: June 7, 1996

re: One sample for Gasoline and BTEX analysis.

Method: EPA 5030/8015M/8020

Client Sample ID: MW-1

*S*pl#: 87494

Matrix: WATER

Sampled: June 6, 1996 Run#: 1742

Analyzed: June 10, 1996

		REPORTING	BLANK	BLANK	DILUTION
	RESULT	LIMIT	RESULT	SPIKE	FACTOR
ANALYTE	(ug/L)	(ug/L)	(ug/L)	(%)	
GASOLINE	400	50	N.D.	85.2	1
BENZENE	N.D.	0.50	N.D.	98.6	1
TOLUENE	N.D.	0.50	N.D.	95.8	1
ETHYL BENZENE	18	0.50	N.D.	96.5	1
XYLENES	9.2	0.50	N.D.	97.1	1.
MTBE	N.D.	5.0	N.D.	78.9	1

June Zhao Chemist

Marianne Alexander Gas/BTEX Supervisor

Environmental Services (SDB)

June 14, 1996

Submission #: 9606595

AQUA SCIENCE ENGINEERS INC

Atten: SCOTT FERRIMAN

Project: FORMER ALAMEDA MAX

Project#: 2607

Received: June 7, 1996

re: One sample for Gasoline and BTEX analysis.

Method: EPA 5030/8015M/8020

Client Sample ID: MW-3

Spl#: 87495 Sampled: June 6, 1996 Matrix: WATER

Run#: 1742

Analyzed: June 11, 1996

		REPORTING	BLANK	BLANK	DILUTION
	$\mathtt{RESULT}$	LIMIT	RESULT	SPIKE	FACTOR
ANALYTE	(ug/L)	(ug/L)	(ug/L)	(%)	
GASOLINE	970	50	N.D.	85.2	1
BENZENE	4.7	0.50	N.D.	98.6	1
TOLUENE	8.4	0.50	N.D.	95.8	1
ETHYL BENZENE	41.	0.50	N.D.	96.5	1.
XYLENES	110	0.50	N.D.	97.1	1.
MTBE	17	5.0	N.D.	78.9	. 1

June Zhao

June Zhao Chemist Marianne Alexander

Gas/BTEX Supervisor

Environmental Services (SDB)

June 14, 1996

Submission #: 9606595

AQUA SCIENCE ENGINEERS INC

Atten: SCOTT FERRIMAN

Project: FORMER ALAMEDA MAX

Project#: 2607

Received: June 7, 1996

re: One sample for Gasoline and BTEX analysis.

Method: EPA 5030/8015M/8020

Client Sample ID: MW-4

Sampled: June 6, 1996

*S*pl#: 87496

Matrix: WATER

Run#: 1742

Analyzed: June 11, 1996

		REPORTING	BLANK	BLANK	DILUTION
	RESULT	LIMIT	RESULT	SPIKE	FACTOR
ANALYTE	(ug/L)	(ug/L)	(uq/L)	(%)	
GASOLINE	210	50	N.D.	85.2	1
BENZENE	0.77	0.50	N.D.	98.6	1
TOLUENE	4.8	0.50	N.D.	95.8	1
ETHYL BENZENE	12	0.50	N.D.	96.5	1
XYLENES	21	0.50	N.D.	97.1	1
MTBE	N.D.	5.0	N.D.	78.9	1

June Zhao Chemist

Marianne Alexander

Gas/BTEX Supervisor

.qua Science Engineers, Inc. 2411 Old Crow Canyon Road, #4, San Rainon, CA 94583 (S10) 820-9391 - FAX (510) 837-4853

# Chain of Custody

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### APPENDIX B

Well Sampling Field Logs



## WELL SAMPLING FIELD LOG

Project Name and Address: Former Alamuda Max, 1357 High Street, Alamuda	(4-
Job #: 2607 Date of sampling:6-6-96	,
Job #:         Z607         Date of sampling:         6-6-96           Well Name:         MW-1         Sampled by:         SA	
Total depth of well (feet): 18,14 Well diameter (inches): \\\frac{\psi}{2}''	
Depth to water before sampling (feet): 3.74	
Thickness of floating product if any:	
Thickness of floating product if any:	
Number of gallons per well casing volume (gallons): 9.5	
Number of well casing volumes to be removed:	
Req'd volume of groundwater to be purged before sampling (gallons): 38	
Equipment used to purge the well: <u>Individed Poly Railer</u>	
Time Evacuation Began: 13.45 Time Evacuation Finished: 14:25	
Approximate volume of groundwater purged:38	
Did the well so dw?.	
Did the well go dry?: 10 After how many gallons: 14:30	
Time samples were collected: 17:30	
Depth to water at time of sampling: 3,76	
Percent recovery at time of sampling: 99%	
Samples collected with: <u>ledicated Poly Barbor</u> Sample color: <u>Clear</u> Odor: <u>Slight HE Odor</u>	
Sample color: Odor: Olight HE Odor	
Description of sediment in sample:	
CHEMICAL DATA	
Volume Purged Temp pH Conductivity	
72.2 7.51 668	
72.1 7.39 682	
3 721 7.32 69/	
72.0 7.31 694	
SAMPLES COLLECTED	
Sample # of containers Volume & type container Pres Iced? Analysis	
MW- 3 YOM! VOAS HELL YES TOHELBREX/MIRE	
- 1 Le Ambre - 1 TPHO	
- 1 le Amber Hil " O+6 BF	



# WELL SAMPLING FIELD LOG

Project Name and Address: Former flameda, Max, 1357 High Street, flameda, C4  Job #:Z607 Date of sampling:6-6-96  Well Name:Mw - 3 Sampled by:
Description of sediment in sample:  CHEMICAL DATA
Volume Purged         Temp         pH         Conductivity           72.1         7.93         324           2         71.9         7.53         390           3         71.9         7.41         407           4         71.9         7.39         712
SAMPLES COLLECTED
Sample # of containers Volume & type container Pres Iced? Analysis  MW- 3 40 ml VOA3 HCI Yes THE Brex/MTRE  1 1 e Ambr THO  1 1 R Ambr HCI O+6 BF



# WELL SAMPLING FIELD LOG

	ress: roime	- Alameda	Max 13	357 High Sheet, Alameda, CA	-
Job #: <u>2607</u> Well Name: <u>Μω- 4</u>		Date of s	ampling: _	6-6-96	
Well Name: Mw-4		Sampled	by:	<u>s</u> /-	
Total depth of well (fe	et):	3.12	Well diam	neter (inches): 2"	
Depth to water before	sampling (	(feet):	3.80		
Thickness of floating I	product if a	iny:n	one		
Depth of well casing i	n water (fe	et):	9,3	2	
Number of gallons per	well casin	ig volume (	gallons):		
Number of well casing	g volumes t	to be remov	ved:	4	
Req'd volume of groun	ndwater to	be purged l	pefore sam	pling (gallons): 6	
Equipment used to pu	rge the we	II: <u>Redia</u>	trd Poly	Ball	
Time Evacuation Bega	n: <u>13:22</u>	Tim	ie Evacuat	ion Finished: 13:34	
Approximate volume	of groundw	ater purged	:	6	
Did the well go dry?:_	<u> 70</u>	Aft	er how ma	any gallons:	
Time samples were co	ollected:	<u>' ک ا</u> ا	. 56		
±		-			
Percent recovery at ti	me of sam	pling:	100%		
Samples collected with	h:Ue	arcaded to	ly Sa, hu	of HC Odor	
Sample color:	265	_ Oak	or:Slep	of the ador	
Description of sedime	nt in sampl	le:	_ Dons		
CHEMICAL DATA				/ .	
	<u>Temp</u>	<u>рН</u>	<u>Conductiv</u>	rity	
CHEMICAL DATA  Volume Purged	Temp 72,2	pH 7.26	33	7	
Volume Purged	Temp 72,2 72,1	<u>-</u>	33		
Volume Purged	72.2	7.26	33	<u>1</u>	
Volume Purged	72.2	7.19	337 350 367	<u>1</u>	
Volume Purged	72.2	7.19 7.15	337 350 367	<u>1</u>	
Volume Purged	72.2	7.19 7.15	337 350 367	<u>1</u>	
Volume Purged	72.2 72.1 71.9 71.9	7.19 7.15	337 350 367	<u>1</u>	
Volume Purged	72.2 72.1 71.9 71.9	7.19 7.15 7.12	337 350 367	<u>1</u>	
Volume Purged	72.2 72.1 71.9 71.9 71.9	7.26 7.19 7.15 7.12 	33 35 367 264	7 6	
Volume Purged	72,2 72,1 71,9 71,9 	7.26 7.19 7.15 7.12 	33 350 367 369	Analysis	
Volume Purged	72,2 72,1 71,9 71,9 	7.26 7.19 7.15 7.12 	33 350 367 369	Analysis	
Volume Purged	72,2 72,1 71,9 71,9 	7.26 7.19 7.15 7.12 	33 350 367 269 Yres Iced? K1 Yes	Analysis TPHO TPHO	