

John M. Espinoza Consulting

4364 Ogden Drive, Fremont, California 94538 • 510-656-6325 (home-office) • 510-207-8733 (cell)

April 16, 2001

Mr. Scott Seery
Alameda County Health Care Services Agency
1131 Harbor Bay Parkway, Suite 250
Alameda, California 94502

Re: **Well Abandonment Report**
1619-1621 162nd Avenue
San Leandro, California
STID 6688

APR 18 2001

Dear Mr. Seery:

On behalf of Mr. Simon Huen, Mr. Yuen Man Lee, and Ms. In Leng Lee, John M. Espinoza Consulting is presenting this well abandonment report for the above-referenced site. The Alameda County Department of Environmental Health (ACDEH) requested this report in the July 28, 2000 letter to the current property owner, Ms. Albina F. DeLemos. The well abandonment procedures are presented below.

WELL ABANDONMENT PROCEDURE

~~One 7.5-inch diameter agricultural well (see attached site plan) was abandoned on 11/11/00.~~
Prior to beginning work, well abandonment permit W01-184 was obtained from the Alameda County Public Works Agency (ACPWA). The well abandonment activities were performed by V and W Drilling of Isleton, California and supervised by Registered Engineer John M. Espinoza.

The well head and cover were removed prior to the procedure and the casing was flush to grade. An inflatable packer pressurized by nitrogen was inserted into the well casing to ensure a pressure seal for the abandonment process. After a proper seal was obtained, the well was pressure grouted with an 8-sack cement mixed with bentonite. A copy of the ACPWA permit is included as Attachment A. A State of California Department of Water Resources (DWR) well completion report is included as Attachment B. Standard Field Procedures for Abandoning Wells are included as Attachment C.

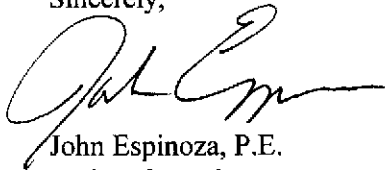
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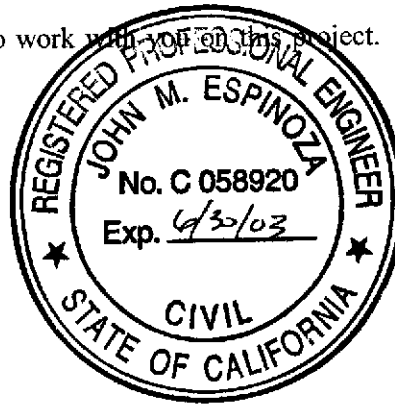
CLOSING

We appreciate this opportunity to work with you on this project. Please call us if you have any questions or comments.

Sincerely,

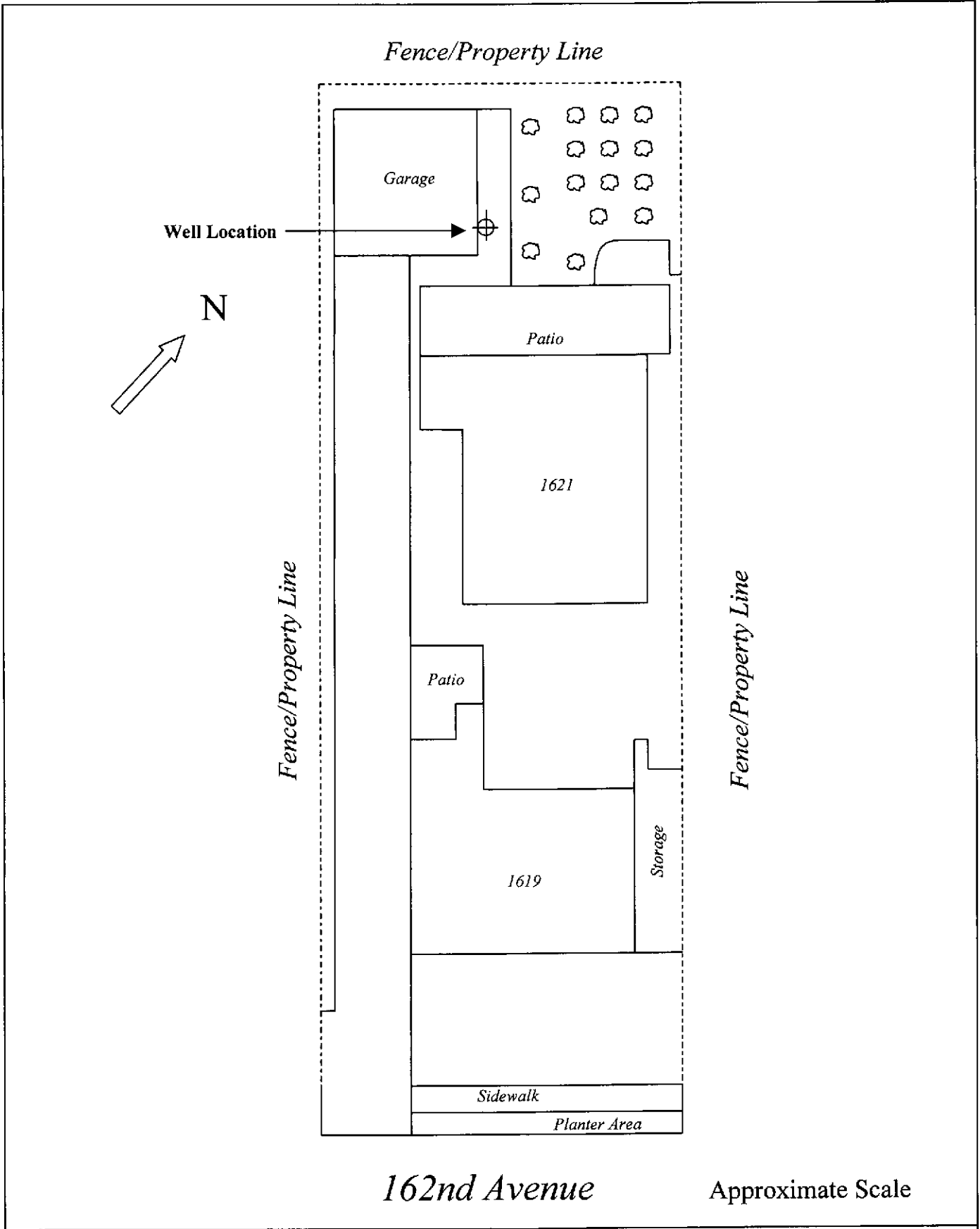


John Espinoza, P.E.
Project Consultant



cc: Mr. Simon Huen, Mr. Yuen Man Lee, Ms. In Leng Lee, 18868 Sydney Circle
Castro Valley, California 94546
Mr. Wilson Wong, Bay Area Real Estate, 21400 Mission Blvd., Hayward,
California 94541
Ms. Albina F. DeLemos, 1619 162nd Avenue, San Leandro, California 94578

Attachments: A - ACPWA Permit
B - DWR Well Completion Report
C - Standard Field Procedures for Abandoning Wells

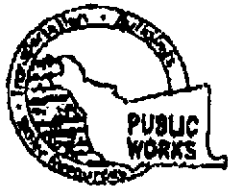


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Site Map
 1619-1621 162nd Avenue
 San Leandro, California

ATTACHMENT A

ACPWA Permit



ALAMEDA COUNTY PUBLIC WORKS AGENCY

WATER RESOURCES SECTION
 399 ELMHURST ST. HAYWARD CA. 94544-1375
 PHONE (510) 676-6584 MARLON MACAT/LANKS/FRANK CODD (510) 676-1783
 FAX (510) 763-1939

DRILLING PERMIT APPLICATION

FOR APPLICANT TO COMPLETE

FOR OFFICE USE

LOCATION OF PROJECT
1619-1621 3621st AVENUE
SAN LEANARDO, CA

PERMIT NUMBER W01-184
 WELL NUMBER _____
 AIN _____

CLIENT
 Name SIMON HVEN et al
 Address 1866 RYANWAY S.W. Phone _____
 City CASPER, WYOMING, CA Zip 82546

PERMIT CONDITIONS
 Circled Permit Requirements Apply

- A. GENERAL**
1. A permit application should be submitted so as to arrive at the ACPWA office five days prior to proposed starting date.
 2. Submit to ACPWA within 60 days after completion of permitted original Department of Water Resources Well Completion Report.
 3. Permit is void if project not begun within 90 days of approval date.
- B. WATER SUPPLY WELLS**
1. Minimum surface seal thickness is two inches of cement grout placed by tremie.
 2. Minimum seal depth is 50 feet for municipal and industrial wells or 20 feet for domestic and irrigation wells unless a lesser depth is specially approved.
- C. GROUNDWATER MONITORING WELLS INCLUDING PIEZOMETERS**
1. Minimum surface seal thickness is two inches of cement grout placed by tremie.
 2. Minimum seal depth for monitoring wells is the maximum depth practicable or 20 feet.
- D. GEOTECHNICAL**
- Backfill bore hole by tremie with cement grout or cement grout and mlators. Upper two-three feet replaced in kind or with compacted fillings.
- E. CATHODIC**
- Fill hole anode zone with concrete placed by tremie.
- F. WELL DESTRUCTION**
- See attached requirements for destruction of shallow wells. Send a map of work site. A different permit application is required for wells deeper than 45 feet.
- G. SPECIAL CONDITIONS**

APPLICANT
 Name JOHN ESPINOZA CONSULTING
 Address 924 CEDAR DRIVE Phone 510-656-6325
 City FREMONT Zip 94538
 Fax 510-881-7410
510-207-8733

TYPE OF PROJECT

Well Construction	<input type="checkbox"/>	Geotechnical Investigation	<input type="checkbox"/>
Cathodic Protection	<input type="checkbox"/>	Domest	<input type="checkbox"/>
Water Supply	<input type="checkbox"/>	Construction	<input checked="" type="checkbox"/>
Monitoring	<input type="checkbox"/>	Well Destruction	<input type="checkbox"/>

PROPOSED WATER SUPPLY WELL USE

New Domestic	<input type="checkbox"/>	Replacement Domestic	<input type="checkbox"/>
Municipal	<input type="checkbox"/>	Irrigation	<input type="checkbox"/>
Industrial	<input type="checkbox"/>	Other	<input type="checkbox"/>

DRILLING METHOD:

Mud Rotary	<input type="checkbox"/>	Air Rotary	<input type="checkbox"/>	Auger	<input type="checkbox"/>
Cable	<input type="checkbox"/>	Other	<input type="checkbox"/>		

DRILLER'S NAME VENN DRILLING
 DRILLER'S LICENSE NO. C57-720904

WELL PROJECT

Drill Hole Diameter	_____ in	Maximum	_____
Casing Diameter	<u>2.5</u> in	Depth	<u>55</u> ft
Surface Seal Depth	_____ ft	Owner's Well Number	_____

GEOTECHNICAL PROJECTS

Number of Borings	_____	Maximum	_____
Hoist Diameter	_____ in	Depth	_____ ft

ESTIMATED STARTING DATE 03/26/01
 ESTIMATED COMPLETION DATE 03/26/01

I hereby agree to comply with all requirements of this permit and Alameda County Ordinance No. 73-66.

APPLICANT'S SIGNATURE John A. Espinoza DATE 02/16/01
 PLEASE PRINT NAME JOHN A. ESPINOZA P.E.

APPROVED [Signature] DATE 3-20-01

NOTE: One application must be submitted for each well or well destruction. Multiple borings on one application are responsible for geotechnical and contamination investigations.

ATTACHMENT B

DWR Well Completion Report

CONFIDENTIAL

STATE OF CALIFORNIA DWR
WELL COMPLETION REPORT
(WELL LOGS)

REMOVED

ATTACHMENT C

Standard Field Procedures for Abandoning Wells

STANDARD FIELD PROCEDURES FOR ABANDONING WELLS

This document presents standard field methods for abandoning ground water wells. The objective of well abandonment is to destroy wells in a manner that is protective of potential water resources. The two procedures most commonly used are pressure grouting and drilling out the well. These procedures are designed to comply with Federal, State and local regulatory guidelines. Specific field procedures are summarized below.

Pressure Grouting

Pressure grouting consists of injecting neat Portland cement through a tremie pipe under pressure to the bottom of the well. The cement is composed of about five gallons of water to a 94 lb. sack of Portland I/II Cement. Once the well casing is full of grout, it remains pressurized by applying pressure with a grout pump. The well casing can also be pressurized by extending the well casing to the appropriate height and filling it with grout. In either case, the additional pressure allows the grout to be forced into the sand pack. After grouting the sand pack and casing, the well vault is removed and the area resurfaced or backfilled as required.

Well Drill Out

When well drill out is required, a hollow-stem auger drilling rig is used to drill out the well casing and pack materials. First, drill rods are dropped down the well and used to guide the augers as they drill out the well. Once the well is drilled out, the boring is filled with Portland cement injected through the augers or a tremie pipe under pressure to the bottom of the boring. The well vault is removed and the area resurfaced or backfilled as required.