

ALAMEDA COUNTY
**HEALTH CARE SERVICE
AGENCY**

COLLEEN CHAWLA, Agency Director



DEPARTMENT OF ENVIRONMENTAL HEALTH
LOCAL OVERSIGHT PROGRAM (LOP)
For Hazardous Materials Releases
1131 HARBOR BAY PARKWAY, SUITE 250
ALAMEDA, CA 94502
(510) 567-6700
FAX (510) 337-9335

January 26, 2018

Mr. and Mrs. Neil and Mary Cotter
2847 Arguello Drive
Burlingame, CA 94010-5817
(Sent via E-mail to: neil.cotter@comcast.net and
mary.cotter@comcast.net)

Mr. and Mrs. John and Antoinette Coyle
2193 Trafalgar Place
Oakland, CA 94611
(Sent via E-mail to: trisargil@aol.com)

Subject: Expedited Claim Account Pilot Program (ECAP), UST Claim #13712, Fuel Leak Case No. RO000027 and GeoTracker Global ID T06000102106, Grove Street Wash Rack, 3884 Martin Luther King, Jr. Way, Oakland, CA 94609

Ladies and Gentlemen:

Alameda County Environmental Health (ACDEH) is considering the above referenced site for potential case closure. As you are aware, numerous site investigations and groundwater monitoring events for underground storage tank leaks have been performed at the subject property to which you are named as the primary or active responsible party. Thank you for submitting the completed *List of Landowners Form* requested in ACDEH's December 1, 2017 Directive Letter.

Due to the residual contamination on site, the site would be closed to existing use as an empty lot with site management requirements that require further evaluation if the site is to be redeveloped in the future.

Public Participation

Public participation is a requirement for the case closure process. In order to notify potentially affected members of the public of the potential fuel leak case closure, ACDEH will distribute the *Notification of Potential Case Closure* to addresses in the immediate vicinity. The *Notification of Potential Case Closure* requests that landowners or residents submit any comments or questions to ACDEH regarding potential case closure. ACDEH will consider all comments from the public prior to potential case closure. ACDEH will provide you with written notification if any comments are received during the following Public Comment Period:

- **January 30, 2018** – Public Comment Period Begins
- **March 31, 2018** – Public Comment Period Ends

Prior to distribution of the notification, please return the List of Landowner form to ensure that the current landowner is included in this process.

Monitoring Well Destruction and Waste Removal Activities

After public comments have been addressed you will be requested to destroy site monitoring wells and remove any remaining investigation, remediation, and well destruction derived waste from the site. ACDEH will request the well destruction in a separate letter following the conclusion of the public notification period.

Thank you for your cooperation. Should you have any questions or concerns regarding this correspondence or your case, please send me an e-mail message at karel.detterman@acgov.org or call me at (510) 567-6708.

Sincerely,

Karel Detterman, PG
Senior Hazardous Materials Specialist

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

Attachment 2 - *Invitation to Comment - Potential Case Closure* and Address List

cc: Giorgio Molinario, ERM, 1277 Treat Boulevard, Suite 500, Walnut Creek, CA 94597 (Sent via e-mail to: Giorgio.Molinario@erm.com)
Belinda Butler-Veytia, ERM, (Sent via e-mail to: Belinda.Butler-Veytia@erm.com)
Alexandra Foote, Law Offices, (Sent via e-mail to: alexandra@weinberg-gonser.com)

Kyle Cockerham, SWRCB, (Sent via e-mail to: Kyle.Cockerham@waterboards.ca.gov)
Karel Detterman, ACDEH, (Sent via e-mail to: karel.detterman@acgov.org)
Dilan Roe, ACDEH, (Sent via e-mail to: dilan.roe@acgov.org)
Paresh Khatri, ACDEH, (Sent via e-mail to: paresh.khatri@acgov.org)
Electronic File, GeoTracker

ATTACHMENT 1

Alameda County Environmental Cleanup Oversight Programs (LOP and SCP)	REVISION DATE: December 14, 2017
	ISSUE DATE: July 25, 2012
	PREVIOUS REVISIONS: September 17, 2013, May 15, 2014, December 12, 2016
SECTION: ACDEH Procedures	SUBJECT: Responsible Party(ies) Legal Requirements / Obligations

REPORT & DELIVERABLE REQUESTS

Alameda County Department of Environmental Health (ACDEH) Cleanup Oversight Programs, Local Oversight Program (LOP) and Site Cleanup Program (SCP) require submission of all reports in electronic form to the State Water Board's (SWB) GeoTracker website in accordance with California Code of Regulations, Chapter 30, Division 3, Title 23 and Division 3, Title 27.

Leaking Underground Fuel Tank (LUFT) Cases

Reports and deliverable requests are 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 (RP) in conjunction with an unauthorized release from a petroleum underground storage tank (UST) system.

Site Cleanup Program (SCP) Cases

For non-petroleum UST cases, reports and deliverables requests are pursuant to California Health and Safety Code Section 101480.

ELECTRONIC SUBMITTAL OF REPORTS

A complete report submittal includes the PDF report and all associated electronic data files, including but not limited to GEO_MAP, GEO_XY, GEO_Z, GEO_BORE, GEO_WELL, and laboratory analytical data in Electronic Deliverable Format™ (EDF). Additional information on these requirements is available on the State Water Board's website (http://www.waterboards.ca.gov/water_issues/programs/ust/electronic_submittal/)

- Do not upload draft reports to GeoTracker
- Rotate each page in the PDF document in the direction that will make it easiest to read on a computer monitor.

GEOTRACKER UPLOAD CERTIFICATION

Each report submittal is to include a GeoTracker Upload Summary Table with GeoTracker valid values¹ as illustrated in the example below to facilitate ACDEH review and verify compliance with GeoTracker requirements.

GeoTracker Upload Table Example

Report Title	Sample Period	PDF Report	GEO_MAPS	Sample ID	Matrix	GEO_Z	GEO_XY	GEO_BORE	GEO_WELL	EDF
2016 Subsurface Investigation Report	2016 S1	✓	✓	Effluent	SO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	✓
2012 Site Assessment Work Plan	2012	✓	✓			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2010 GW Investigation Report	2008 Q4	✓	✓	SB-10	W	✓	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	✓
				SB-10-6	SO	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	✓
				MW-1	WG	✓	✓	✓	✓	✓
				SW-1	W	✓	✓	✓	✓	✓

¹ GeoTracker Survey XYZ, Well Data, and Site Map Guidelines & Restrictions, CA State Water Resources Control Board, April 2005

Alameda County Environmental Cleanup Oversight Programs (LOP and SCP)	REVISION DATE: NA
	ISSUE DATE: December 14, 2017
	PREVIOUS REVISIONS: September 17, 2013, May 15, 2014, December 12, 2016
SECTION: ACDEH Procedures	SUBJECT: Responsible Party(ies) Legal Requirements / Obligations

ACKNOWLEDGEMENT STATEMENT

All work plans, technical reports, or technical documents submitted to ACDEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I have read and acknowledge the content, recommendations and/or conclusions contained in the attached document or report submitted on my behalf to the State Water Board's GeoTracker website." This letter must be signed by the Responsible Party, or legally authorized representative of the Responsible Party.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6731, 6735, and 7835) 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 licensed or certified professional and include the professional registration stamp, signature, and statement of professional certification. Additional information is available on the Board of Professional Engineers, Land Surveyors, and Geologists website at: <http://www.bpelsg.ca.gov/laws/index.shtml>.

UNDERGROUND STORAGE TANK CLEANUP FUND

For LUFT cases, RP's non-compliance with these regulations may result in ineligibility to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse the cost of cleanup. Additional information is available on the internet at: https://www.waterboards.ca.gov/water_issues/programs/ustcf/

AGENCY OVERSIGHT

Significant delays in conducting site assessment/cleanup or report submittals may result in referral of the case to the Regional Water 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.

ATTACHMENT 2



INVITATION TO COMMENT – POTENTIAL CASE CLOSURE

**Grove Street Wash Rack
3884 Martin Luther King, Jr. Way
Oakland, CA 94609
FUEL LEAK CASE RO000027
GEOTRACKER GLOBAL ID T06000102106**

January 30, 2018

The above referenced site is a fuel leak case that is under the regulatory oversight of the Alameda County Department of Environmental Health (ACDEH) Local Oversight Program for the investigation and cleanup of a release of petroleum hydrocarbons from an underground storage tank system. Site investigation and cleanup activities have been completed and the site has been evaluated in accordance with the State Water Resources Control Board Low-Threat Closure Policy. The site appears to meet all of the criteria in the Low-Threat Closure Policy. Therefore, ACDEH is considering closure of the fuel leak case. Due to the residual contamination on site, the site would be closed to existing use as an empty lot with site management requirements that require further evaluation if the site is to be redeveloped in the future.

This notice is being sent to the current landowner in compliance with Health and Safety Code Section 25295.40. It is also being sent to the current occupants and landowners of adjacent properties and known interested parties for this site.

The public is invited to review and comment on the potential closure of the fuel leak case. The entire case file can be viewed over the Internet on the ACDEH website (<http://www.acgov.org/aceh/lop/ust.htm>) or the State of California Water Resources Control Board GeoTracker website (<http://geotracker.waterboards.ca.gov>). Please send written comments to Ms. Karel Detterman at the address below; all comments will be forwarded to the responsible parties. Comments **received by March 31, 2018** will be considered and responded to prior to a final determination on the proposed case closure.

If you have comments or questions regarding this site, please contact the ACDEH caseworker, Karel Detterman at 510-567-6708 or by email at karel.detterman@acgov.org. Please refer to ACDEH case RO0000027 in any correspondence.



Legend

- Parcels
- BART Station
- BART Tracks
- Railroads
- Freeway_Single 25k to 100
- Freeways 25k to 100
- <all other values>
- 1
- 3
- Streets 0 to 10k
- Ramps 25k to 100
- Unnamed Streets
- Waterbodies**
 - Lake/Pond
 - Swamp/Marsh
- Bay
- Rivers
- Parks
- East Bay Parks
- Planning Areas
- Cities**
 - Alameda
 - Albany
 - Berkeley
 - Dublin
 - Emeryville

Notes

Notes

RO27 Public Notification

188.0 0 94.00 188.0 Feet

WGS_1984_Web_Mercator_Auxiliary_Sphere
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This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.
THIS MAP IS NOT TO BE USED FOR NAVIGATION

1: 1,128

Sort_APN	Parcel_APN	Name	StreetAddress	Unit	City	Zip	Zip_4
012 096200202	12-962-2-2	SAWYER LAVERNE R TR	2137 HAVENSCOURT BLVD		OAKLAND CA	94621	3641
012 096200202	12-962-2-2	OCCUPANT	3901 M L KING JR WAY		OAKLAND CA	94609	
012 096200300	12-962-3	BINDER MAX A	656 39TH ST		OAKLAND CA	94609	2375
012 096200400	12-962-4	SEIDMAN JENNIFER	660 39TH ST		OAKLAND CA	94609	2375
012 096200500	12-962-5	REO HOMES 2 LLC	510 3RD ST	102	OAKLAND CA	94607	3528
012 096200500	12-962-5	OCCUPANT	664 39TH ST		OAKLAND CA	94609	
012 096300100	12-963-1	PHILIPOS YOSIEF & GHEBRMICAEL ASMEROM	1825 POGGI ST	311A	ALAMEDA CA	94501	1872
012 096300100	12-963-1	OCCUPANT	3881 M L KING JR WAY		OAKLAND CA	94609	
012 096300200	12-963-2	CLEMENTS LILLIE M & JOSEPH A TRS	3869 M L KING JR WAY		OAKLAND CA	94609	2343
012 096300300	12-963-3	GHEBREMICAEL ASMEROM	1538 HAIGHT ST		SAN FRANCISCO CA	94117	2913
012 096300300	12-963-3	OCCUPANT	3867 M L KING JR WAY		OAKLAND CA	94609	
012 096303800	12-963-38	BERNSTEIN MICHAEL	2865 CLAY ST	2	SAN FRANCISCO CA	94115	1716
012 096303800	12-963-38	OCCUPANT	665 39TH ST		OAKLAND CA	94609	
012 096303900	12-963-39	NEMARIAM FRIE	13315 TWILIGHT TRAIL PL N		ALBUQUERQUE NM	87111	8247
012 096303900	12-963-39	OCCUPANT	659 39TH ST		OAKLAND CA	94609	
012 096803003	12-968-30-3	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 096803003	12-968-30-3	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 096803100	12-968-31	COTTER NEIL & MARY ETAL	2847 ARGUELLO ST		BURLINGAME CA	94010	5817
012 096803100	12-968-31	OCCUPANT	3884 M L KING JR WAY		OAKLAND CA	94609	
012 096902602	12-969-26-2	RICHARDSON BLANCHE A	3900 M L KING JR WAY		OAKLAND CA	94609	2316
012 096902602	12-969-26-2	OCCUPANT	632 39TH ST		OAKLAND CA	94609	
012 096902700	12-969-27	RICHARDSON BLANCHE A	3900 M L KING JR WAY		OAKLAND CA	94609	2316
012 102600100	12-1026-1	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600100	12-1026-1	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600200	12-1026-2	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600200	12-1026-2	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600300	12-1026-3	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600300	12-1026-3	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600400	12-1026-4	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600400	12-1026-4	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600500	12-1026-5	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
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012 102600600	12-1026-6	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600600	12-1026-6	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600700	12-1026-7	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600700	12-1026-7	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600800	12-1026-8	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600800	12-1026-8	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102600900	12-1026-9	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102600900	12-1026-9	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601000	12-1026-10	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601000	12-1026-10	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601100	12-1026-11	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601100	12-1026-11	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601200	12-1026-12	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601200	12-1026-12	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601300	12-1026-13	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601300	12-1026-13	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601400	12-1026-14	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601400	12-1026-14	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601500	12-1026-15	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601500	12-1026-15	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601600	12-1026-16	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601600	12-1026-16	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601700	12-1026-17	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601700	12-1026-17	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601800	12-1026-18	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102601800	12-1026-18	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102601900	12-1026-19	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
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012 102602000	12-1026-20	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102602000	12-1026-20	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102602100	12-1026-21	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102602100	12-1026-21	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102602200	12-1026-22	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
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012 102602400	12-1026-24	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817
012 102602400	12-1026-24	OCCUPANT	3860 M L KING JR WAY		OAKLAND CA	94609	
012 102602500	12-1026-25	COTTER & COYLE LLC	2847 ARGUELLO DR		BURLINGAME CA	94010	5817

012 102602500	12-1026-25	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102602600	12-1026-26	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102602600	12-1026-26	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102602700	12-1026-27	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102602700	12-1026-27	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102602800	12-1026-28	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102602800	12-1026-28	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102602900	12-1026-29	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102602900	12-1026-29	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102603000	12-1026-30	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102603000	12-1026-30	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102603100	12-1026-31	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102603100	12-1026-31	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102603200	12-1026-32	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
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012 102603300	12-1026-33	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
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012 102603400	12-1026-34	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
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012 102603500	12-1026-35	COTTER & COYLE LLC	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102603500	12-1026-35	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	
012 102603600	12-1026-36	COMMON AREA PM 9791	2847 ARGUELLO DR	BURLINGAME CA	94010	5817
012 102603600	12-1026-36	OCCUPANT	3860 M L KING JR WAY	OAKLAND CA	94609	

SAN FRANCISCO BAY REGIONAL WATER QUALITY CONTROL BOARD	1515 CLAY STREET	SUITE 1400	OAKAND CA	94612	CHERIE MCCAULOU	CMCCAULOU@WATERBOARDS.CA.GOV
EAST BAY MUNICIPAL UTILITY DISTRICT INDUSTRIAL DISCHARGE SECTION	P.O. BOX 24055	MS 702	OAKLAND CA	94623 1055	CHANDRA JOHANNESSON	cjohanne@ebmud.com
CITY OF OAKLAND PUBLIC WORKS ENVIRONMENTAL SERVICES	250 FRANK H. OGAWA PLAZA	SUITE 5301	OAKLAND CA	94612	MARK JOHANNES ARNIOLA	MArniola@oaklandnet.com
ALAMEDA COUNTY DEPT OF ENVIRONMENTAL HEALTH CUPA					SUSAN HUGO	SUSAN.HUGO@ACGOV.ORG