

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



2059

Alameda County
Environmental Health
1131 Harbor Bay Pkwy., #250
Alameda CA 94502-6577
(510)567-6700 FAX(510)337-9335

STID 5801

July 10, 1996

Port of Oakland
530 Water Street,
Oakland, CA 94607
Attn: John Prah

RE: 2700 7TH STREET, OAKLAND, CA 94607

Dear Mr. Prah,

This office recently completed a review of the case file for the above referenced Oakland site up to and including the Innovative Technical Solutions, Inc. (ITSI) "Workplan for Soil and Water Investigation" dated June 17, 1996.

This work plan is approved. Please notify this office a minimum of 48 hours before commencing field operations.

Please call me directly at 510/567-6880 should you have any questions.

Sincerely,

Dale Klettke, CHMM
Hazardous Materials Specialist

c: Tom Peacock, LOP Manager--files
Jeffery D. Hess, c/o ITSI, 1330 Broadway, Suite 1625, Oakland, CA 94612
5801wpok.swi

bc

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO# 59

RAFAT A. SHAHID, DIRECTOR

STID 5801

March 19, 1996

Port of Oakland
530 Water Street,
Oakland, CA 94607
Attn: John Prah

DEPARTMENT OF ENVIRONMENTAL HEALTH
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6777

RE: 2700 7TH STREET, OAKLAND, CA 94607

Dear Mr. Prah,

The above referenced site was transferred into the Local Oversight Program on December 6, 1995. However, the enclosed "Notice of Requirement to Reimburse" (NOR) was not sent to your attention at that time. I apologize for any inconvenience that the delay in receiving this document may have caused you.

As referenced in the Baseline Environmental Consulting "Report on Underground Tank Removal and Remedial Activities" dated March 1989, 220 mg/kg of an unspecified petroleum hydrocarbon was detected in confirmation soil sample "South End" (SE). This sample was collected in the native soil in the southern wall of the tank excavation, after removal of approximately 35 cubic yards of soil. It is not clear in the March 1989 Baseline report whether the additional excavation was performed in the vicinity of previous soil sample TA-1 which was collected by Aqua Science Engineers during November 1988. Soil sample TA-1 was analyzed to contain 3,800 ppm-TPHg and 2,600 ppm-TPHd, 1.1 ppm-benzene, 7.4 ppm-toluene, 2.5 ppm-ethyl benzene and 116 ppm-total xylenes.

The extent of petroleum hydrocarbon contamination is not sufficiently defined. In order to obtain closure from the Regional Water Quality Control Board (RWQCB), additional information which documents that the shallow groundwater underlying the site has not been degraded by the unauthorized release is required.

Therefore, pursuant to provisions of Article 11, Title 23, California Code of Regulations you are required to perform a soil and water investigation (SWI) to define the extent of both soil and groundwater contamination. In order to pursue the SWI in a more cost-effective fashion, this office has suggested that you first employ rapid site assessment tools (e.g. CPT, Geo Probe, Hydropunch, etc.) to qualitatively assess impacts and to define the extent of any contaminant plume. At this time, it **does not** appear that permanent monitoring wells will be required.


To facilitate this task, a SWI work plan must be submitted for review. **This work plan is due within 90 days of the date of this letter or no later than June 18, 1996.**

John Prah
RE: 2700 7th Street, Oakland
March 19, 1996
Page 2 of 2

As you are already probably aware, water quality objectives with specific application to your site can be found in the State Water Resources Control Board (SWRCB) "Water Quality Control Plan for Enclosed Bays and Estuaries of California 93-5WQ" dated May 1993.

If you have any questions, please feel free to call me directly at (510)567-6880.

Sincerely,

A handwritten signature in cursive script that reads "Dale Klettke". The signature is written in black ink and is positioned above the typed name and title.

Dale Klettke, CHMM
Hazardous Materials Specialist

enclosure

c: Tom Peacock, LOP Manager--files

5801nor.dkt

ALAMEDA COUNTY
HEALTH CARE SERVICES

DAVID J. KEARS AGENCY
~~CAROL KESTER~~ Agency Director



Department of Environmental Health
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621

R059

Certified Mailer #: P 833 981 219

Telephone Number: (415) 271-4320

January 11, 1989

Port of Oakland
66 Jack London Square
Oakland, CA 94607
Attn: Ms. Michele Heffes

RE: Underground tank closure, Port of Oakland, 2700 7th St.

Dear Ms. Heffes:

We have received the report of analytical results from the soil sampling that was performed at your facility, Port of Oakland, 2700 7th St., Oakland, CA, during the removal of the tank on November 28, 1988. The samples were analyzed for total petroleum hydrocarbons (TPH), and BTXE, and were found to contain up to 3800 parts per million (ppm) TPH, and 1.1, 7.4, 2.5, and 116 ppm benzene, toluene, ethyl benzene, and total xylenes respectively. You are required to excavate all soil contaminated above 1000ppm, and dispose of as Hazardous Waste to an approved disposal facility, with manifests retained, and copies sent to our department.

A. You will need to obtain professional services from a reputable engineering/consulting firm.

The responsibility of your consultant will be to establish the extent of contamination and provide professional judgment/recommendations, based on scientific data, of the necessary remedial actions needed. A plan and time schedule for investigation should be submitted to this agency within thirty (30) days.

The following is a summary of the steps your consultant should take to evaluate the problem.

Preliminary Assessment

1. Determination of the extent and magnitude of soil contamination.

- results of initial work done
- proposal for the delineation of the site's contamination
- site history

Site Investigation

2. Definition of the horizontal and vertical extent of the ground water plume/contamination, both on- and off-site.

- site geology and hydrogeology
- definition of lateral and vertical extent of contamination including soil and groundwater

Port of Oakland
January 11, 1989
Page 2 of 3

- ground water monitoring wells are required to define the horizontal and vertical extent of groundwater contamination.
- construction of monitoring and extraction wells should be consistent with Guideline of the RWQCB.
- monitoring wells should be sampled for free product, dissolved constituents and water levels. In no case should the monitoring be less frequent than quarterly.
- definition of groundwater contamination should be presented in plume maps of each constituent.

3. Interpretation of Hydrogeologic Data

- water levels should be monitored on all wells quarterly. Water level records, contour maps and gradient determinations should be submitted with other sampling results.
- the geologic characteristics of the aquifer must be adequately described.

4. Determination of the Potential Short- and Long-Term Impacts of the Pollution Plume on the Beneficial Uses of Ground and Surface Water.

- beneficial uses include municipal water supply, ground water recharge, fresh water habitat, wildlife habitat, contact and noncontact recreation, and fish migration.

Remediation Action

5. Development of Final Remediation Plan

In addition to the above investigative work, a remediation plan for the site should be developed. The plan must include a time schedule and address the following items:

- plans for the removal of soil contaminants and recovery of fuel product and removal of dissolved constituents from the groundwater, if necessary.
- all free product must be removed by an appropriate remediation system.
- evaluation of mitigation alternatives
- the design of remedial action systems should be based on appropriate review of hydrogeologic and water quality data.
- the overall effectiveness of the remedial program should be verified by an appropriate monitoring program.

Port of Oakland
January 11, 1989
Page 3 of 3

B. Submit \$500.00 deposit for additional Health Agency costs.
The information requested must be submitted to this office within
thirty (30) days, on or before February 14, 1989.

Should you have any questions concerning this matter, please
contact Ms. Mary Jo Meyers-Barnes, Hazardous Materials Specialist
at 271-4320.

Sincerely,



Rafat A. Shahid, Chief
Hazardous Materials Division

RAS:MJM-B

Enclosure

- cc: Yane Nordhav, Baseline Environmental Consulting
- Gil Jensen, District Attorney, Alameda County Consumer and
Environmental Protection
- Lisa McCann, RWQCB
- Dwight Hoenig, DOHS
- Mary Jo Meyers-Barnes, HazMat
- Files