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

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

REMEDIAL ACTION COMPLETION CERTIFICATION

StID 6692 - 2526 Blanding Avenue, Alameda, CA
(One 280-gallon kerosene tank removed in August 28, 2000)

April 10, 2001

Mr. Saiaiga Itula
1911 Everett Street
Alameda, CA 94501

Dear Mr. Itula:

This letter confirms the completion of site investigation and remedial action for the underground storage tank formerly located at the above-described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tank are greatly appreciated.

Based on information in the above-referenced file and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the underground tank release is required.

This notice is issued pursuant to a regulation contained in Title 23, Section 2721(e) of the California Code of Regulations.

Please contact our office if you have any questions regarding this matter.

Sincerely,

Mee Ling Tung, Director

cc: Ariu Levi, Chief of Division of Environmental Protection
Chuck Headlee, RWQCB
Dave Deaner, SWRCB
Sally Richards, Pineapple Sails, 123 2nd Street, Oakland, CA 94607
files-ec (FirstSamoan-5)

CTJ

RB# 01-2521

CALIFORNIA REGIONAL WATER

APR 05 2001

QUALITY CONTROL BOARD

CASE CLOSURE SUMMARY
Leaking Underground Fuel Storage Tank Program

I. AGENCY INFORMATION

Date: December 13, 2000

Agency name: **Alameda County-HazMat** Address: **1131 Harbor Bay Pkwy**
City/State/Zip: **Alameda, CA 94502** Phone: **(510) 567-6700**
Responsible staff person: **Eva Chu** Title: **Hazardous Materials Spec.**

APR 10 2001

II. CASE INFORMATION

Site facility name: **1st Samoan Congregational Church**
Site facility address: **2526 Blanding Avenue, Alameda, CA 94501**
RB LUSTIS Case No: **N/A** 01-2521 Local Case No./LOP Case No.: **6692**
URF filing date: **10/6/2000** SWEEPS No: **N/A**

Responsible Parties:	Addresses:	Phone Numbers:
Saiaiga Itula	**1911 Everett Street, Alameda, CA 94501**	**510/ 522-6512**

Tank No:	Size in gal.:	Contents:	Closed in-place or removed?:	Date:
1	280	Kerosene	Removed	8/28/00

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: **Unknown**
Site characterization complete? **YES**
Date approved by oversight agency: **11/9/00**
Monitoring Wells installed? **No, but two grab groundwater samples were collected from direct-push boreholes.**
Proper screened interval? **NA**
Highest GW depth below ground surface: **Groundwater encountered at approximately 11 feet bgs**
Flow direction: **Unknown, but suspected to be easterly, towards the estuary**
Most sensitive current use: **Commercial**
Are drinking water wells affected? **No** Aquifer name: **NA**
Is surface water affected? **No** Nearest affected SW name: **NA**
Off-site beneficial use impacts (addresses/locations): **None**
Report(s) on file? **YES** Where is report(s) filed? **Alameda County**
1131 Harbor Bay Pkwy
Alameda, CA 94502

Treatment and Disposal of Affected Material:

Material	Amount (include units)	Action (Treatment or Disposal w/destination)	Date
Tank	1 UST	Disposed by ECI in Richmond, CA	8/28/00
Soil	9 tons	Disposed at Altamont L.F., in Livermore, CA	12/4/00

Maximum Documented Contaminant Concentrations - - Before and After Cleanup

Contaminant	Soil (ppm)		Water (ppb)	
	Before[1]	After[2]	Before[3]	After[4]
TPH (Gas)	NA	ND	72	
TPH (kerosene)	680	<1	150	
Benzene	9.9	ND	ND	
Toluene	23	ND	ND	
Ethylbenzene	8.2	ND	ND	
Xylenes	37	ND	ND	
MTBE	ND	NA	NA	

NOTE: 1 soil sample collected at time of tank removal, 8/18/2000
2 soil sample collected after overexcavation, 8/31/2000
3 grab groundwater samples collected from direct-push borehole B3, 10/2000
4 no permanent groundwater monitoring wells installed

IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? _____

Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? _____

Does corrective action protect public health for current land use? **YES**

Site management requirements: **A site safety plan must be prepared for construction workers in the event excavation/trenching is proposed in the vicinity of residual soil and groundwater contamination.**

Should corrective action be reviewed if land use changes? **YES**

Monitoring wells Decommissioned: **NA**

Number Decommissioned: **NA**

List enforcement actions taken: **NA**

List enforcement actions rescinded: **NA**

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: **Eva Chu** Title: **Haz Mat Specialist**

Signature: Eva Chu Date: 12/13/00

Reviewed by

Name: **Barney Chan** Title: **Haz Mat Specialist**

Signature: Barney Chan Date: 12/27/00

Name: **Thomas Peacock** Title: **Supervisor**

Signature: Thomas Peacock Date: 1-28-00

VI. RWQCB NOTIFICATION

Date Submitted to RB: 12/15/00 RB Response: Concur

RWQCB Staff Name: **Chuck Headlee** Title: **AEG**

Signature: Chuck Headlee Date: 4/6/01

VII. ADDITIONAL COMMENTS, DATA, ETC.

The site is currently a vacant lot (with the exception of a couple of dilapidated storage sheds). In August 28, 2000, a 280-gallon UST (initially believed to be for the storage of heating oil) was removed from the site, adjacent to the sidewalk bordering on Blanding Avenue. The bottom of the UST was at approximately 5.5 feet bgs. Strong hydrocarbon odor and green stained soil were noted in soil at 5.5 to 8.5 feet bgs. No water accumulated in the excavation, but water is believed to be near 9 to 10 feet bgs based on groundwater data from 2301 Blanding Avenue and the site's proximity to the Oakland Estuary.

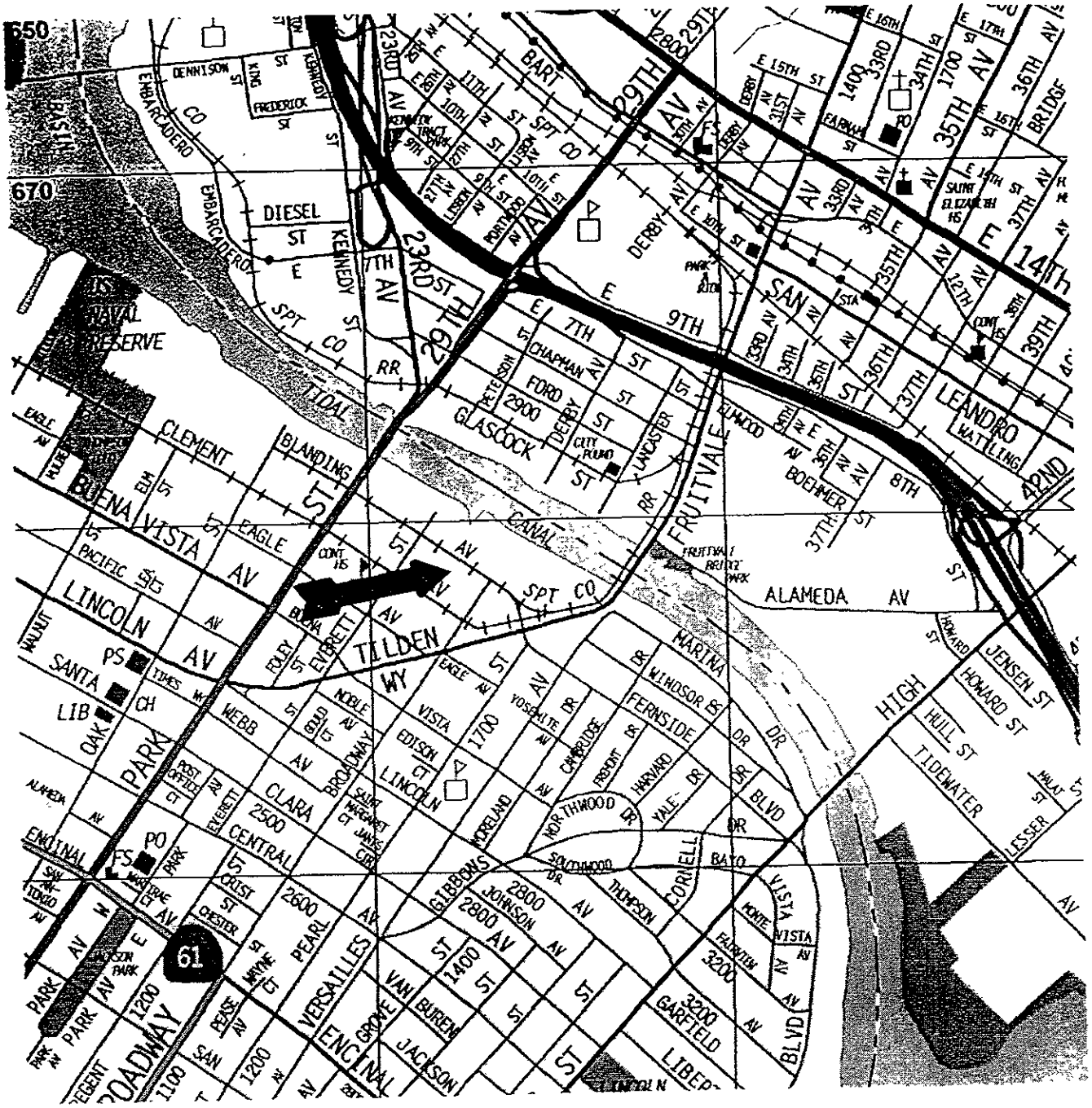
Following the removal of the UST, a total of three soil samples, T1-B1, T1-B2, and T1-B3, were collected at 6.5, 7.5, and 9.5 feet bgs, respectively, from the south end of the tank. The soil samples were analyzed for TPHd and BTEX. Up to 680ppm TPHd, and 9.9, 23, 8.2, and 27ppm BTEX, respectively were detected in sample T1-B2, at 7.5 feet bgs. MTBE was analyzed for, but not detected in the 8.5 feet bgs sample. The lab reported that the hydrocarbon detected was in the early diesel range and did not match the diesel standard. It was suspected that kerosene was actually stored in the former UST, rather than heating oil. (See Figures 1, 2 and Table 1)

In August 31, 2000, the pit was overexcavated to remove stained soil that was previously observed at 5.5 to 8.5 feet bgs. Approximately 8.5 cubic yards of impacted soil was excavated. An additional confirmation soil sample, T1-Fill-8.5, was collected from the north end of the excavation bottom. This sample did not contain TPHg, TPHk, TPHd, or BTEX above the laboratory detection limits.

In October 2000, three soil borings, B1 through B3, were advanced west, north, and east, respectively, of the former tank excavation, to depths ranging from 10 to 14 feet bgs. Soil samples were collected from boring B1 and B2 at 10and 8 feet bgs, respectively. Grab water samples were collected from borings B1 and B3. Unremarkable concentrations of analytes sought were identified. Levels of detected TPH as kerosene and gasoline in soil and groundwater were below the RWQCB's RBSLs for potential impact to surface waters (Oakland Estuary), the nearest sensitive receptor. No further action is required at the site related to the former kerosene UST. (See Fig 3, Table 2 and 3)

In summary, case closure is recommended because:

- the leak and ongoing sources have been removed;
- the site has been adequately characterized;
- the dissolved hydrocarbon plume is not migrating;
- no preferential pathways exist at the site;
- no water wells, deeper drinking water aquifers, surface water, or other sensitive receptors are likely to be impacted; and,
- the site presents no significant risk to human health or the environment.



SOURCE: Thomas Guide CD ROM, 1997

Title: **Location Map** **2526 Blanding Avenue** Alameda, California	
Figure Number 1	Scale 1" = 0.3 Mile
Project Number 6659-01.00	Drawn By NHD
A•C•C ENVIRONMENTAL CONSULTANTS [illegible]	Date 11/01/00 N W E S

SIDEWALK
BLANDING AVENUE
Sample ID | Depth | TEPH* | Benzene
T1-Fill-8.5 | 8.5' | <1.0 | <0.005
Sample ID | TEPH* | Benzene
SP(1-4) | 15 | <0.005
1
2
3
4
Sample ID | Depth | TEPH* | Benzene
T1-B1 | 6.5' | 360 | <0.62
T1-B2 | 7.5' | 680 | 9.9
T1-B3 | 9.5' | 1.7 | <0.005
LEGEND
- ACC Soil Sample Location
- Former Kerosene UST
- Approximatel Limit of Excavation
- Soil Pile
* TEPH Reported as Diesel
All Analytical Results Reported in Parts Per Million
Title: Site Plan
2526 Blanding Avenue
Alameda, California
Figure Number 2
Scale 1/8" = 1'
Project Number 6646-01.00
Drawn By NHD
Date 9/11/00
A·C·C
ENVIRONMENTAL CONSULTANTS
7977 Capwell Drive, Suite 100
Oakland, California 94621
(510) 638-8400 FAX (510) 638-8404
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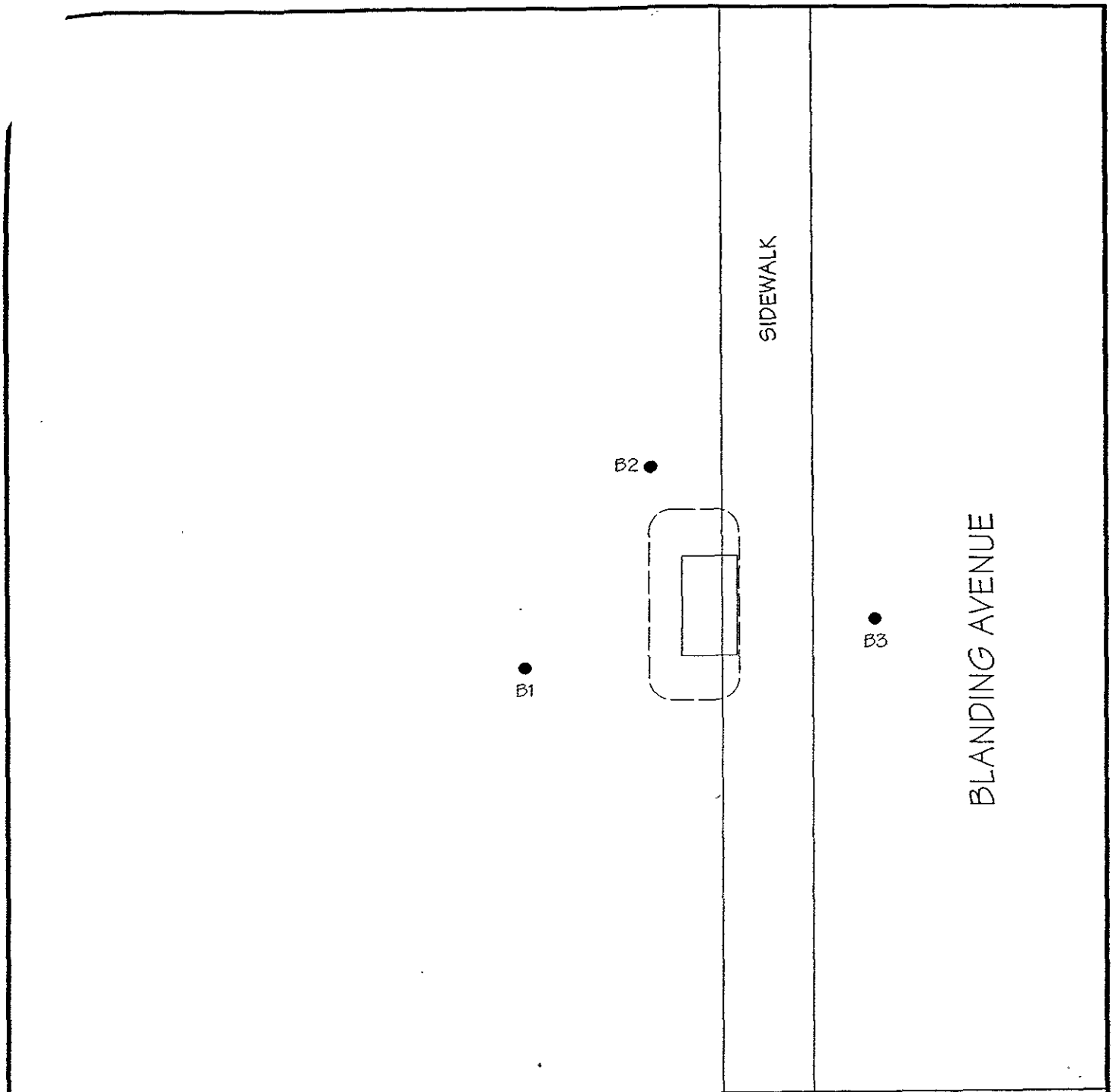
TABLE 1 – SOIL SAMPLE ANALYTICAL RESULTS

Sample No.	Date Sampled	TPHg (mg/kg)	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Total Xylenes (mg/kg)	MTBE (mg/kg)	TEPH Kerosene (mg/kg)
T1-B1	08/28/00	—	<0.62	<0.62	<0.62	1.4	—	360
T1-B2	08/28/00	—	9.9	23	8.2	37	RP	680
T1-B3	08/28/00	—	<0.005	0.012	<0.005	0.023	<0.005	1.7
T1-Fill-8.5	08/31/00	<1.0	<0.005	<0.005	0.005	0.005	—	<1
SP(A-D)	08/28/00	—	<0.005	<0.005	<0.005	0.030	—	15

Notes: *mg/kg = milligrams per kilogram = ppm = parts per million*
< Indicates the sample tested below the specified laboratory reporting limit
— Sample not analyzed
RP Indicates results pending



LEGEND

- ACC Soil Boring Location
- Former Fenzene UST
- Approximate Limits of Excavation

Title: **Site Plan**
2526 Blanding Avenue
Alameda, California

Figure Number #3	Scale 1/8" = 1'
Project Number 6659-01.00	Drawn By NHD
	Date 11/01/00

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TABLE 2 - SOIL SAMPLE ANALYTICAL RESULTS

Sample ID	TEPH as Kerosene (mg/kg)	TPHg (mg/kg)	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Total Xylenes (mg/kg)
B1-10.0	<1.0	<1.0	<0.005	<0.005	<0.005	<0.005
B2-8.0	1.7[nkp]	<1.0	<0.005	<0.005	<0.005	<0.005

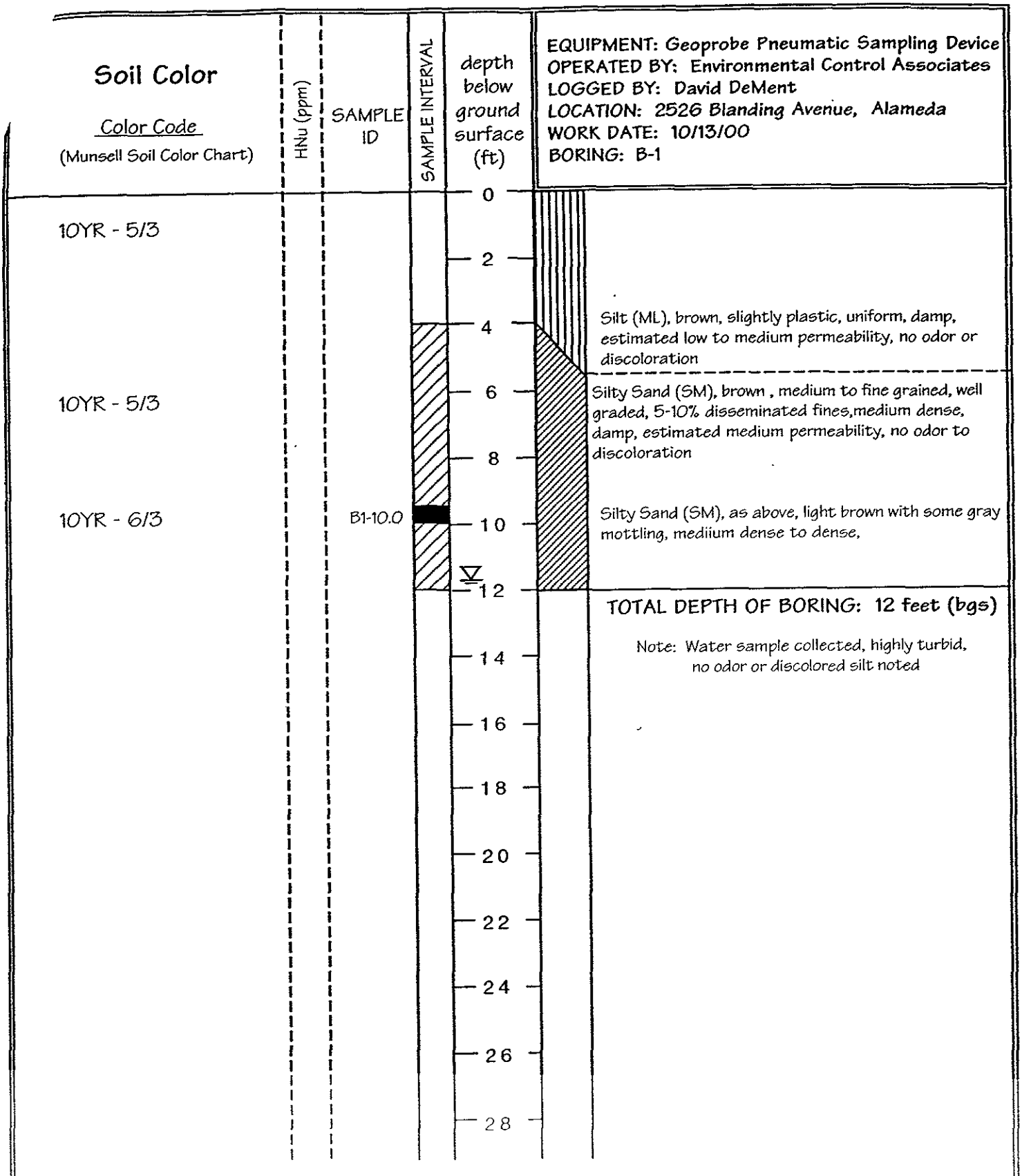
Notes: mg/kg = milligrams per kilogram (equivalent to ppm)
< Indicates sample tested below the specified laboratory detection limit
nkp Indicates that the hydrocarbon reported does not match the laboratory's kerosene standard

TABLE 3 - GRAB GROUNDWATER SAMPLE ANALYTICAL RESULTS

Sample ID	TEPH as Kerosene (µg/L)	TPHg (µg/L)	Benzene (µg/L)	Toluene (µg/L)	Ethyl-benzene (µg/L)	Total Xylenes (µg/L)
B1-W	<110	<50	<0.50	<0.50	<0 50	<0.50
B3-W	150[nkp]	72[g]	<0.50	<0.50	<0 50	<0.50

Notes µg/L = micrograms per liter (equivalent to ppb)
< Indicates sample tested below the specified laboratory detection limit
nkp Indicates that the hydrocarbon reported does not match the laboratory's kerosene standard
g Indicates that the hydrocarbon reported does not match the laboratory's gasoline standard

EQUIPMENT: Geoprobe Pneumatic Sampling Device
OPERATED BY: Environmental Control Associates
LOGGED BY: David DeMent
LOCATION: 2526 Blanding Avenue, Alameda
WORK DATE: 10/13/00
BORING: B-1



ACC Environmental Consultants, Inc.
7977 Capwell Drive, Suite 100
Oakland, California 94621
(510)638-8400 FAX: (510)638-8404

Project No 6659-001.00

Date: 10/31/00

Title: LOG OF BORING B-1

2526 Blanding Avenue
Oakland, California

EQUIPMENT: Geoprobe Pneumatic Sampling Device
OPERATED BY: Environmental Control Associates
LOGGED BY: David DeMent
LOCATION: 2526 Blanding Avenue, Alameda
WORK DATE: 10/13/00
BORING: B-2

Soil Color Color Code (Munsell Soil Color Chart)	HNu (ppm)	SAMPLE ID	SAMPLE INTERVAL	depth below ground surface (ft)	
				0	
10YR - 5/3				2	
				4	Silt (ML), brown, slightly plastic, uniform, damp, estimated low to medium permeability, no odor or discoloration
				6	Silty Sand (SM), brown , medium to fine grained, well graded, 1-5% disseminated fines,medium dense, damp, estimated medium permeability, no odor, trace green soil discoloration noted at 8 feet
10YR - 5/3		B2-8.0		8	Silty Sand (SM), as above, yellow brown to light olive green, 5-15% fines, mediium dense to dense
10YR - 5/4 2.5Y 4/4				10	TOTAL DEPTH OF BORING: 10 feet (bgs) Note: No water sample collected
				12	
				14	
				16	
				18	
				20	
				22	
				24	
				26	
				28	

ACC Environmental Consultants, Inc.
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(510)638-8400 FAX (510)638-8404

Project No: 6659-001.00

Date: 10/31/00

Title: LOG OF BORING B-2

2526 Blanding Avenue
Oakland, California