



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

June 30, 2014

Mr. Chuck Carmel  
Atlantic Richfield Company  
San Ramon, CA 94583  
(sent via electronic mail to  
[Charles.Carmel@bp.com](mailto:Charles.Carmel@bp.com))

Lois Declercq  
Lois Declercq Trust  
Address Unknown

DDJ Property Holding, Inc.  
2501 North Main Street  
Walnut Creek, CA 94597

Tosco Corporation  
Address Unknown

Ms. Shelby Lathrop  
ConocoPhillips Co.  
76 Broadway  
Sacramento, CA 95818

Mr. DeLong Liu  
DeLong Oil, Inc.  
2501 N. Main Street  
Walnut Creek, CA 94597  
(sent via electronic mail to  
[delongliu@yahoo.com](mailto:delongliu@yahoo.com))

Subject: Public Participation Notification for Case Closure Consideration for Fuel Leak Case No. RO0000281; (Global ID # T0600101651); BP #11104 1716 Webster Street, Alameda, CA 94501

Dear Ladies and Gentlemen:

Alameda County Environmental Health (ACEH) is reviewing the fuel case file for the above referenced site for potential case closure. As you are aware a site investigation and groundwater monitoring for underground storage tank leaks has been performed at the subject property to which you are named as the primary or active responsible party.

#### **List of Landowners Form**

Pursuant to Section 25297.15 (a), Alameda County Environmental Health (ACEH), the local agency, shall not consider cleanup or site closure proposals from the primary or active responsible party, issue a closure letter, or make a determination that no further action is required with respect to a site upon which there was an unauthorized release of hazardous substances from an underground storage tank subject to this chapter unless all current record owners of fee title to the site of the proposed action have been notified of the proposed action by the primary or active responsible party. ACEH is required to notify the primary or active responsible party of their requirement to certify in writing to the local agency that the notification requirement in the above-mentioned regulation has been satisfied and to provide the local agency with a complete mailing list of all record fee title owners.

To satisfy this requirement, please complete the enclosed *List of Landowners Form*, and mail or e-mail it back to ACEH by the date identified below. Also your comments, if any, must be considered prior to the proposed closure. Please respond within 30 days from the date of this letter for your comments to be considered.

#### **Site Management Requirements**

ACEH has reviewed the case for possible closure under a commercial land use scenario with the following site management requirements:

“This fuel leak case has been evaluated for closure consistent with the State Water Resource Control Board Low-Threat Underground Storage Tank Closure Policy (LTCP). Under the current land use as an active fueling station, the site is not required to meet media-specific criteria for vapor intrusion to indoor air. Therefore, case closure is granted for the current commercial land use as an active fueling station.

If a change in land use to any residential, commercial other than as a commercial fueling station, or conservative land use, or if any redevelopment occurs, Alameda County Environmental health (ACEH) must be notified as required by Government Code Section 65850.2.2. Due to the potential for vapor intrusion to indoor air for future buildings, ACEH will re-evaluate the case upon receipt of approved development/construction plans.

Excavation or construction activities in areas of residual contamination require planning and implementation of appropriate health and safety procedures by the responsible party prior to and during excavation and construction activities.”

### **Public Participation**

Public participation is a requirement for the Corrective Action Plan and case closure process. In order to notify potentially affected members of the public of the potential fuel leak case closure, ACEH has distributed the attached *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 ACEH regarding potential case closure by September 8, 2014. ACEH will consider all comments from the public prior to potential case closure.

### **Request for Waste Removal**

Local Oversight Programs are required by the State’s Low Threat Closure Policy (LTCP) to issue a uniform closure letter within 30 days from the end of the public comment period for case closures. Normally this includes well destruction and disposal of any investigation or destruction related wastes; however, because a new environmental case was recently opened to manage the discovery of additional contamination that is not associated with this environmental case and ownership of existing wells will be, or has been, recently transferred to Responsible Parties associated with the new environmental case, ACEH is limiting this request to the removal of any remaining investigation derived waste. ACEH specifically requests that the wells remain for future site investigations unrelated to the former UST.

Therefore, in order to meet the 30 day timeframe ACEH requests that waste (as defined by the LTCP) be removed from the site and appropriate documentation be submitted by the date identified below. After written ACEH concurrence (e-mail or other) that there have been no public comments, and provided ACEH receives the required List of Landowners Form and confirmation of waste removal as described above, ACEH will proceed with closure of the fuel leak case.

### **TECHNICAL REPORT REQUEST**

Please upload technical reports to the ACEH ftp site (Attention: Mark Detterman), and to the State Water Resources Control Board’s Geotracker website, in accordance with the specified file naming convention below, according to the following schedule:

- **July 7, 2014** – Public Comment Period Begins
- **September 8, 2014** – Public Comment Period Ends
- **September 1, 2014** - Waste Removal Documentation Submittal
- **4 Weeks After Completion of All Required Submittal Tasks** – Uniform Closure Letter Issued (Provided all required documents have been submitted)

Ladies & Gentlemen  
RO0000281  
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These reports are being requested 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 in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

Online case files are available for review at the following website: <http://www.acgov.org/aceh/index.htm>.

Should you have any questions, please contact me at (510) 567--6876 or send me an electronic mail message at [mark.detterman@acgov.org](mailto:mark.detterman@acgov.org).

Sincerely,

Mark E. Detterman, PG, CEG  
Senior Hazardous Materials Specialist

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

Attachment A – *Invitation to Comment – Potential Case Closure*

Attachment B – Mailing List

Attachment C – List of Landowners Form

cc: Kristene Tidwell, Broadbent, 875 Cotting Land, Suite G, Vacaville, CA 95688  
(sent via electronic mail to [Ktidwell@broadbentinc.com](mailto:Ktidwell@broadbentinc.com))

Rob Miller, Broadbent, 875 Cotting Land, Suite G, Vacaville, CA 95688  
(sent via electronic mail to [Rhmillier@broadbentinc.com](mailto:Rhmillier@broadbentinc.com))

Valentin Constantinescu, Alfa Environmental Remediation Services, Inc, 9000 Crow Canyon Road, Suite S, Danville, CA 94506; (sent via electronic mail to [Val@alfaenv.com](mailto:Val@alfaenv.com))

Dilan Roe (sent via electronic mail to [dilan.roe@acgov.org](mailto:dilan.roe@acgov.org))

Mark Detterman, ACEH, (sent via electronic mail to [mark.detterman@acgov.org](mailto:mark.detterman@acgov.org))

Geotracker, Electronic File

## Attachment 1

### Responsible Party(ies) Legal Requirements / Obligations

#### REPORT REQUESTS

These reports are being requested 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 in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

#### ELECTRONIC SUBMITTAL OF REPORTS

ACEH's Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of reports in electronic form. The electronic copy replaces paper copies and is expected to be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program FTP site are provided on the attached "Electronic Report Upload Instructions." Submission of reports to the Alameda County FTP site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) GeoTracker website. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for all groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitoring wells, and other data to the GeoTracker database over the Internet. Beginning July 1, 2005, these same reporting requirements were added to Spills, Leaks, Investigations, and Cleanup (SLIC) sites. Beginning July 1, 2005, electronic submittal of a complete copy of all reports for all sites is required in GeoTracker (in PDF format). Please visit the SWRCB website for more information on these requirements ([http://www.waterboards.ca.gov/water\\_issues/programs/ust/electronic\\_submittal/](http://www.waterboards.ca.gov/water_issues/programs/ust/electronic_submittal/)).

#### PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

#### PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) 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 registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

#### UNDERGROUND STORAGE TANK CLEANUP FUND

Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

#### AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional 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.

<b>Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC)</b>	<b>REVISION DATE:</b> May 15, 2014
	<b>ISSUE DATE:</b> July 5, 2005
	<b>PREVIOUS REVISIONS:</b> October 31, 2005; December 16, 2005; March 27, 2009; July 8, 2010, July 25, 2010
<b>SECTION:</b> Miscellaneous Administrative Topics & Procedures	<b>SUBJECT:</b> Electronic Report Upload (ftp) Instructions

The Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities.

## REQUIREMENTS

- **Please do not submit reports as attachments to electronic mail.**
- Entire report including cover letter must be submitted to the ftp site as **a single portable document format (PDF) with no password protection.**
- It is **preferable** that reports be converted to PDF format from their original format, (e.g., Microsoft Word) rather than scanned.
- **Signature pages and perjury statements must be included and have either original or electronic signature.**
- **Do not password protect the document.** Once indexed and inserted into the correct electronic case file, the document will be secured in compliance with the County's current security standards and a password. **Documents with password protection will not be accepted.**
- Each page in the PDF document should be rotated in the direction that will make it easiest to read on a computer monitor.
- Reports must be named and saved using the following naming convention:

RO#\_Report Name\_Year-Month-Date (e.g., RO#5555\_WorkPlan\_2005-06-14)

## Submission Instructions

- 1) Obtain User Name and Password
  - a) Contact the Alameda County Environmental Health Department to obtain a User Name and Password to upload files to the ftp site.
    - i) Send an e-mail to [deh.loptoxic@acgov.org](mailto:deh.loptoxic@acgov.org)
  - b) In the subject line of your request, be sure to include "**ftp PASSWORD REQUEST**" and in the body of your request, include the **Contact Information, Site Addresses,** and the **Case Numbers (RO# available in Geotracker) you will be posting for.**
- 2) Upload Files to the ftp Site
  - a) Using Internet Explorer (IE4+), go to <ftp://alcoftp1.acgov.org>
    - (i) Note: Netscape, Safari, and Firefox browsers will not open the FTP site as they are NOT being supported at this time.
  - b) Click on Page located on the Command bar on upper right side of window, and then scroll down to Open FTP Site in Windows Explorer.
  - c) Enter your User Name and Password. (Note: Both are Case Sensitive.)
  - d) Open "My Computer" on your computer and navigate to the file(s) you wish to upload to the ftp site.
  - e) With both "My Computer" and the ftp site open in separate windows, drag and drop the file(s) from "My Computer" to the ftp window.
- 3) Send E-mail Notifications to the Environmental Cleanup Oversight Programs
  - a) Send email to [deh.loptoxic@acgov.org](mailto:deh.loptoxic@acgov.org) notify us that you have placed a report on our ftp site.
  - b) Copy your Caseworker on the e-mail. Your Caseworker's e-mail address is the entire first name then a period and entire last name @acgov.org. (e.g., firstname.lastname@acgov.org)
  - c) The subject line of the e-mail must start with the RO# followed by **Report Upload.** (e.g., Subject: RO1234 Report Upload) If site is a new case without an RO#, use the street address instead.
  - d) If your document meets the above requirements and you follow the submission instructions, you will receive a notification by email indicating that your document was successfully uploaded to the ftp site.



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1131 Harbor Bay Parkway, Suite 250  
Alameda, CA 94502-6577  
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FAX (510) 337-9335

**INVITATION TO COMMENT – POTENTIAL CASE CLOSURE**

**BP #11104  
1716 WEBSTER STREET, ALAMEDA, CA  
FUEL LEAK CASE RO0000281  
GEOTRACKER GLOBAL ID TO600101651**

**June 30, 2014**

The above referenced site is a fuel leak case that is under the regulatory oversight of the Alameda County Environmental Health (ACEH) 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, ACEH is considering closure of the fuel leak case. *Due to the residual contamination on site, the site would be closed 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 ACEH 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 Jerry Wickham at the address below; all comments will be forwarded to the responsible parties. Comments **received by September 8, 2014** 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 ACEH caseworker, Mark Detterman at 510-567-6876 or by email at [mark.detterman@acgov.org](mailto:mark.detterman@acgov.org). Please refer to ACEH case RO0000281 in any correspondence.

1700 WEBSTER STREET LLC  
Parcel #: 73-417-12-1  
5145 HEAVENLY RIDGE LN  
RICHMOND CA 94803-2543

CHEVRON USA INC  
Parcel #: 73-426-7  
PO BOX 285  
HOUSTON TX 77001-0285

CHUNG TRU C & CUC T TRS  
Parcel #: 73-417-10  
1715 ARBOR ST  
ALAMEDA CA 94501-1216

DDJ PROPERTY HOLDING INC  
Parcel #: 73-417-15  
2501 NORTH MAIN ST  
WALNUT CREEK CA 94597-3122

DDJ PROPERTY HOLDING INC  
Parcel #: 73-417-1  
2501 NORTH MAIN ST  
WALNUT CREEK CA 94597-3122

DUONG HUONG & LAM DE ETAL  
Parcel #: 74-432-3  
1108 HILLERY WAY  
ALAMEDA CA 94502-7090

ELDERS INN LLC & ELDERS INN ON WEBSTER L  
Parcel #: 74-431-2-1  
1721 WEBSTER ST  
ALAMEDA CA 94501-2135

ELDERS INN LLC & ELDERS INN ON WEBSTER L  
Parcel #: 74-431-2-2  
1721 WEBSTER ST  
ALAMEDA CA 94501-2135

ELDERS INN LLC & ELDERS INN ON WEBSTER L  
Parcel #: 74-431-2-3  
1721 WEBSTER ST  
ALAMEDA CA 94501-2135

ELDERS INN LLC & ELDERS INN ON WEBSTER L  
Parcel #: 74-431-3  
1721 WEBSTER ST  
ALAMEDA CA 94501-2135

EMERZIAN LORETTA & SCOTT & JOANN TRS  
Parcel #: 74-432-6  
851 CROSSBROOK DR  
MORAGA CA 94556-1207

EMERZIAN SCOTT & JOANN TRS & LORETTA  
Parcel #: 74-432-4  
851 CROSSBROOK DR  
MORAGA CA 94556-1207

EMERZIAN SCOTT & JOANN TRS & LORETTA A  
Parcel #: 74-432-5  
851 CROSSBROOK DR  
MORAGA CA 94556-1207

FRANKLIN DAVID L & SUSAN A  
Parcel #: 73-417-2  
73155 DESERT GREENS DR N  
PALM DESERT CA 92260-1031

FRANKLIN DAVID L & SUSAN A  
Parcel #: 73-417-3  
73155 DESERT GREENS DR N  
PALM DESERT CA 92260-1031

HOUSING AUTHORITY OF THE CITY OF ALAMEDA  
Parcel #: 73-426-6  
701 ATLANTIC AVE  
ALAMEDA CA 94501-2161

LIEBERMAN ELENA L  
Parcel #: 73-426-8  
127 DIABLO VISTA CT  
CONCORD CA 94521-2366

OCCUPANT  
Parcel #: 73-417-15  
1716 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-417-1  
1720 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-417-2  
706 BUENA VISTA AVE  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-417-3  
710 BUENA VISTA AVE  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-426-6  
BUENA VISTA AVE  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-426-7  
1800 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-432-4  
1809 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-432-5  
1805 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-432-6  
1801 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-27-2  
1727 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-2-1  
1719 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-2-2  
1725 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-2-3  
1719 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-3  
1715 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-4  
1711 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-417-12-1  
1700 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-417-10  
709 PACIFIC AVE  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-27-3  
640 BUENA VISTA AVE  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-431-5  
643 PACIFIC AVE  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 73-426-8  
1812 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-432-3  
1817 WEBSTER ST  
ALAMEDA CA 94501

OCCUPANT  
Parcel #: 74-432-7  
647 BUENA VISTA AVE  
ALAMEDA CA 94501

PUCCI JOSEPH R & NAMKHAM UTUMPORN  
Parcel #: 73-417-9  
713 PACIFIC AVE  
ALAMEDA CA 94501-2128

STONEHOUSE JAMES A & MARILYN J TRS  
Parcel #: 74-432-7  
2990 NORTHWOOD DR  
ALAMEDA CA 94501-1606

TIMBER DELL PROPERTIES LLC  
Parcel #: 74-431-4  
1406 WEBSTER ST  
ALAMEDA CA 94501-3825

TIMBER DELL PROPERTIES LLC &  
Parcel #: 74-431-5  
1406 WEBSTER ST  
ALAMEDA CA 94501-3825

XING YI K & YI W  
Parcel #: 73-417-14-1  
1712 WEBSTER ST  
ALAMEDA CA 94501-2136

YOUNG LOUISE J TR  
Parcel #: 74-431-27-2  
5574 BERWIND AVE  
LIVERMORE CA 94551-1248

YOUNG LOUISE J TR  
Parcel #: 74-431-27-3  
5574 BERWIND AVE  
LIVERMORE CA 94551-1248



East Bay Municipal Utility District  
Chandra Johannesson  
P.O. Box 24055,  
Oakland, CA 94623

[cjohanne@ebmud.com](mailto:cjohanne@ebmud.com)

Cherie McCaulou  
Engineering Geologist  
Regional Water Quality Control Board  
San Francisco Bay Region  
1515 Clay St, Ste 1400  
Oakland, CA 94612

[cmccaulou@waterboards.co.gov](mailto:cmccaulou@waterboards.co.gov)

# LIST OF LANDOWNERS FORM

County of Alameda  
Environmental Health Services  
Environmental Protection  
1131 Harbor Bay Parkway, Suite 250  
Alameda, CA 94502-6577

## CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR:

Site Name: BP #11104  
Address: 1716 Webster Street  
City, State, Zip: Alameda, CA 94501  
Record ID #: RO0000281

Please fill out item 1 if there are multiple site landowners (attach an extra sheet if necessary). If you are the sole site landowner, skip item 1 and fill out item 2.

1. In accordance with Section 25297.15(a) of Chapter 6.7 of the California Health & Safety Code, I, \_\_\_\_\_ (name of primary responsible party), certify that the following is a complete list of current record fee title owners and their mailing addresses for the above site:

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
City, State, Zip: \_\_\_\_\_  
E-mail Address: \_\_\_\_\_

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
City, State, Zip: \_\_\_\_\_  
E-mail Address: \_\_\_\_\_

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
City, State, Zip: \_\_\_\_\_  
E-mail Address: \_\_\_\_\_

2. In accordance with Section 25297.15(a) of Chapter 6.7 of the California Health & Safety Code, I \_\_\_\_\_, certify that I am the sole landowner for the above site.

Sincerely,

\_\_\_\_\_  
Signature of Primary Responsible Party      Printed Name      Date      E-mail Address