

Markus 1/29/03
(S)

RO314

Alameda County Health Care Services

Re: ACHCSA Site # RO0000314

Attn: Amir Gholami

Alameda County
JAN 21 2003
Environmental Health

Here are copies of correspondence since May 10, 2001 as per your request.

As per Barney Chan's recommendation Blymer Engineers has been contracted and as you can see has issued a quotation for St. Water Res. Control Board Tank Clean up Fund. to pre-approve.

A copy of MARK DETERMAN'S card is copied on Blymer Eng. Inc. facing page.

I am going to be in the Bay Area Wed JAN 15th and I hope to contact MARK to tell him of our project's re assignment to your files.

I also finally have gotten a response from The Tank Clean up fund stating they will reimburse me for cost incurred in year 2000. Hopefully reimbursement for 2001 will also come shortly. As you can see they are very slow.

I'm confident Blymer will take up the project after my other company went out of business. We just need to get all costs pre-approved by the fund or they will not help pay costs. TED WATSEY

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

May 22, 2001
StID #4241

Mr. Ted Walbey
Fiesta Beverage
2871 Friar Rock Ct.
Sparks, NV 89436

Re: Former Fiesta Beverage, 966 89th Ave., Oakland CA 94621

Dear Mr. Walbey:

Our office has received and reviewed the May 10, 2001 ALLCAL Environmental report detailing the addition of hydrogen peroxide and sampling of the three monitoring wells at this site. The results of the chemical addition was somewhat successful, with two of the three wells showing decrease in gasoline and benzene concentrations. Our office agrees with the recommendation to continue monitoring these wells to see if the trends observed in the first post-application monitoring event continue. We also concur with the recommendation to remove the accumulated sediment observed in MW-1.

You may contact me at (510) 567-6765 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files
Mr. J. Mrakovich, ALLCAL Environmental, P.O. Box 1652, Twain Harte, CA 95383
966 89th Ave

Alameda County
JAN 21 2003
Environmental Health



Winston H. Hickox
Secretary for
Environmental
Protection

State Water Resources Control Board

Division of Clean Water Programs

1001 I Street • Sacramento, California 95814
P.O. Box 944212 • Sacramento, California • 94244-2120
(916) 341-5661 • FAX (916) 341-5806 • www.swrcb.ca.gov/cwphome/ustcf



Gray Davis
Governor

*The energy challenge facing California is real. Every Californian needs to take immediate action to reduce energy consumption.
For a list of simple ways you can reduce demand and cut your energy costs, see our website at www.swrcb.ca.gov*

June 20, 2001

UPDATED COST GUIDELINES

Alameda County
JAN 21 2003
Environmental Health

Dear Interested Party:

The Underground Storage Tank Cleanup Fund (Fund) is pleased to announce the publication of a draft update of our cost guidelines. The guidelines are available for download from our website at <http://www.swrcb.ca.gov/cwphome/ustcf/download.htm>. Comments on the updated cost guidelines are requested and will be accepted through August 15, 2001. Comments can be submitted directly from the website or by letter to:

Bob Trommer
SWRCB Underground Storage Tank Cleanup Fund
1001 I Street, 17th Floor
Sacramento, CA 95814

If you have any questions please contact Bob Trommer at (916)-341-5684.

Sincerely,

Allan Patton, Manager
Underground Storage Tank Cleanup Fund

California Environmental Protection Agency

 Recycled Paper

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



August 6, 2002

Mr. Ted Walbey
Fiesta Beverage
2871 Friar Rock Ct.
Sparks, NV 89436

*Rec. in Mail Aug 26th
Envelope Torn - Accidental*

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

Dear Mr. Walbey:

**Subject: Fuel Leak Case RO0000314, Former Fiesta Beverage, 966 89th Ave.,
Oakland CA 94621**

Alameda County Environmental Health, Local Oversight Program (LOP), has recently reviewed the case file for the subject site and determined that additional information is required to progress your site towards closure. Please address the following technical comments listed below.

Technical Comments

1. Our office reviewed the May 10, 2001 ALLCAL Environmental report detailing the addition of hydrogen peroxide and sampling of the three monitoring wells at this site. Our office agreed with the recommendation to continue monitoring these wells to see if the trends observed in the first post-application monitoring event continue. We also concurred with the recommendation to remove the accumulated sediment observed in MW-1. Please resume monitoring of the three wells and clean and redevelop MW-1. The wells should be monitored for TPHg and for BTEX, MTBE, TAME, ETBE, DIPE, TBA, EDB and EDC by EPA Method 8260.

Technical Report Request

- Please submit your monitoring report to our office within 45 days or no later than September 17, 2002. Quarterly monitoring of the wells should then continue with reports submitted by December 17, 2002, March 17, 2003 and June 17, 2003 etc. until site closure is under consideration by our office.

It appears that no activity at your site has occurred since 4/01. The failure to perform the requested work and submit the appropriate reports may cause your site to lose eligibility to the SWRCB Cleanup Fund as well as being referred to the Water Board or District Attorney office for enforcement. You may contact me at (510) 567-6765 if you have any questions.

Sincerely,

Barney M. Chan
Hazardous Materials Specialist

C: B. Chan, files

Rqrep966 89thAve

Fiesta Beverages

2178 Friar Rock Ct. Sparks, NV 89436
775-626-3623

August 29, 2002

Mr. Barney M.Chan
Alameda Cty. Health Care Services
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502

Dear Mr. Chan:

Please find enclosed a ground water monitoring event that has occurred since the last report in your files.

Allcal Environmental is no longer in business to do our sampling. Mr. Mrakovich referred to a new law requiring all computerized reporting in the future. Since that was not a feasible option for him, he was closing his business.

I have acquired a new contact to pursue and to possibly take over in the future. I have spoken to this man only briefly however he has agreed to get back to me when he returns from a trip.

I would appreciate you sending me a list of other possible resources to take over our site. So far I have been unsuccessful in locating any interested parties other than this one.

Thank you in advance for you help.

Very truly yours,

Ted Walbey,

FIESTA BEVERAGES



September 12, 2001

Mr. Ted Walbey
Fiesta Beverage
2871 Friar Rock Court
Sparks, NV 89436

RE: August 23, 2001 Groundwater Monitoring Event, Former Fiesta Beverage, 966 89th Avenue, Oakland, CA 94621, StID#4241

Dear Mr. Walbey:

Thank you for contracting with ALLCAL Environmental (ALLCAL) to sample groundwater monitoring wells MW-1 through MW-3 at the above referenced property. Groundwater from all wells was analyzed for total petroleum hydrocarbons as gasoline (TPHG); benzene, toluene, ethylbenzene, and xylenes (BTEX); and Methyl tert-Butyl Ether (MTBE).

This is the second sampling event following the application of hydrogen peroxide into the wells, on March 7, 2001, as an attempt to remediate dissolved gasoline contamination. The application of hydrogen peroxide was approved by the Alameda County Health Care Services Agency (ACHCSA) in their January 29, 2001, letter to you. The ACHCSA feels that the remediation, in combination with on-going groundwater monitoring may allow the site to be considered for closure as a "low risk" site. The application of hydrogen peroxide and the initial sampling event were documented by ALLCAL in their May 10, 2001, letter report.

See Attachments A, B, C, and D for ALLCAL's protocol relative to groundwater sampling, sample handling, quality assurance and quality control, and waste handling and decontamination procedures.

DOCUMENTATION AND RESULTS OF GROUNDWATER SAMPLING

Methodology

ALLCAL sampled wells MW-1 through MW-3 on August 23, 2001. Prior to sampling, the depth to groundwater and total well depth were measured in each well with an electronic water level meter. The measured depths are recorded on the attached **Records of Water Sampling**. The resultant groundwater elevations, relative to mean sea level, are recorded in attached Table 1. Measured total well depth and well construction information indicate that about 7 feet of sediment has accumulated in the casing of well MW-1. It is recommended that well MW-1 be

re-developed (remove sediment from within well) prior to the next sampling event since the sediment may effect the quality of the water sampled from the well.

Before collecting water samples, each well was observed for floating product and purged of at least 3 well volumes with a clean, disposable, dedicated, bailer. Four gallons of water were purged from well MW-1 and 8 gallons of water were purged from (each) wells MW-2 and MW-3; no floating product was observed in any of the wells. The purge water was monitored for temperature, pH, and electrical conductivity with a Hydac meter (see attached Records of Water Sampling). Initially, the purge water was clear in all wells. As they were purged, the water became turbid. The purge water from wells MW-1 and MW-3 had a gasoline odor. No odor was detected in the purge water from well MW-2. All purge water was stored on site in a labeled, 55-gallon, steel drum.

After purging, a groundwater sample was collected from each well with its dedicated bailer and decanted into two, 40-milliliter, HCL-preserved, VOA bottles having Teflon-lined caps. All bottles were labeled to show site address, sample and sampler name, date and time sampled, and placed in an iced-cooler for delivery, under chain-of-custody (attached), to Department of Health Services certified McCampbell Analytical Inc. (McCampbell) laboratory located in Pacheco, California. A trip blank sample was also stored as above and delivered to McCampbell for analysis as a test for cross-contamination. The samples were analyzed for TPHG, BTEX, and MTBE by EPA methods 5030/8015 modified, 8020, and 8020, respectively.

Results of Groundwater Gradient Determination

For August 23, 2001, groundwater gradient was calculated to be about .029 ft./ft. in the northwest direction (see attached GROUNDWATER GRADIENT MAP). This direction of groundwater flow is consistent with the range of historical data accumulated for the site.

Results of Chemical Analyses

TPHG was detected in wells MW-1 and MW-3 at concentrations of 7500 parts per billion (ug/l) and 4500 ug/l, respectively. The laboratory noted that the TPH chromatogram indicated that unmodified or weakly modified gasoline was significant in the samples. No TPHG was detected in well MW-2.

Benzene was detected in wells MW-1, MW-2, and MW-3 at concentrations of 1000 ug/l, 5.9 ug/l, and 180 ug/l, respectively.

MTBE was not detected in any of the wells. Well MW-1 had an elevated Reporting Limit of <20 ug/l for MTBE.

All analytes were non-detectable for the trip blank sample.

The above analytical results are summarized in attached Table 2 and documented in the attached certified analytical report. The reader is referred to Table 2 for analytical results of toluene, ethylbenzene, and xylenes.

COMMENTS

For the prior sampling event of April 25, 2001, application of the hydrogen peroxide solution apparently resulted in a significant decrease in dissolved gasoline concentration in wells MW-1 and MW-2. For the subject sampling event, the significant decrease in dissolved gasoline concentration continues to be observed in well MW-2, but is less apparent in well MW-1 in which TPHG and benzene concentrations have increased from 2100 ppb and 270 ppb to 7500 ppb and 1000 ppb, respectively. However, these concentrations (well MW-1) are less than detected in most of the historical sampling events. In well MW-3, TPHG and benzene concentrations have decreased, relative to the prior sampling event from 8300 ppb and 300 ppb to 4500 ppb and 180 ppb, respectively. However, gasoline concentrations in this well (MW-3) appear to be similar to historical results, which suggest that the hydrogen peroxide treatment may not have been effective in this well.

TABLE 1 shows that the average water level in the three wells has dropped in elevation about .91 feet. This is the deepest the groundwater has been since measured on December 15, 1998.

RECOMMENDATION

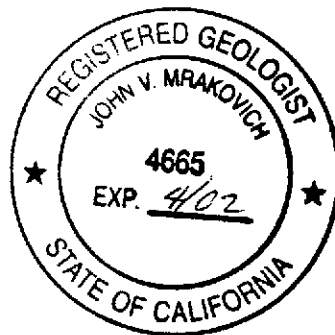
ALLCAL recommends that the sediment that has accumulated in well MW-1 be removed and that hydrogen peroxide solution be re-applied to well MW-1 and MW-3. ALLCAL also recommends that the solution be applied under slight pressure in well MW-3 since this well appeared to have low permeability during the first application of the solution.

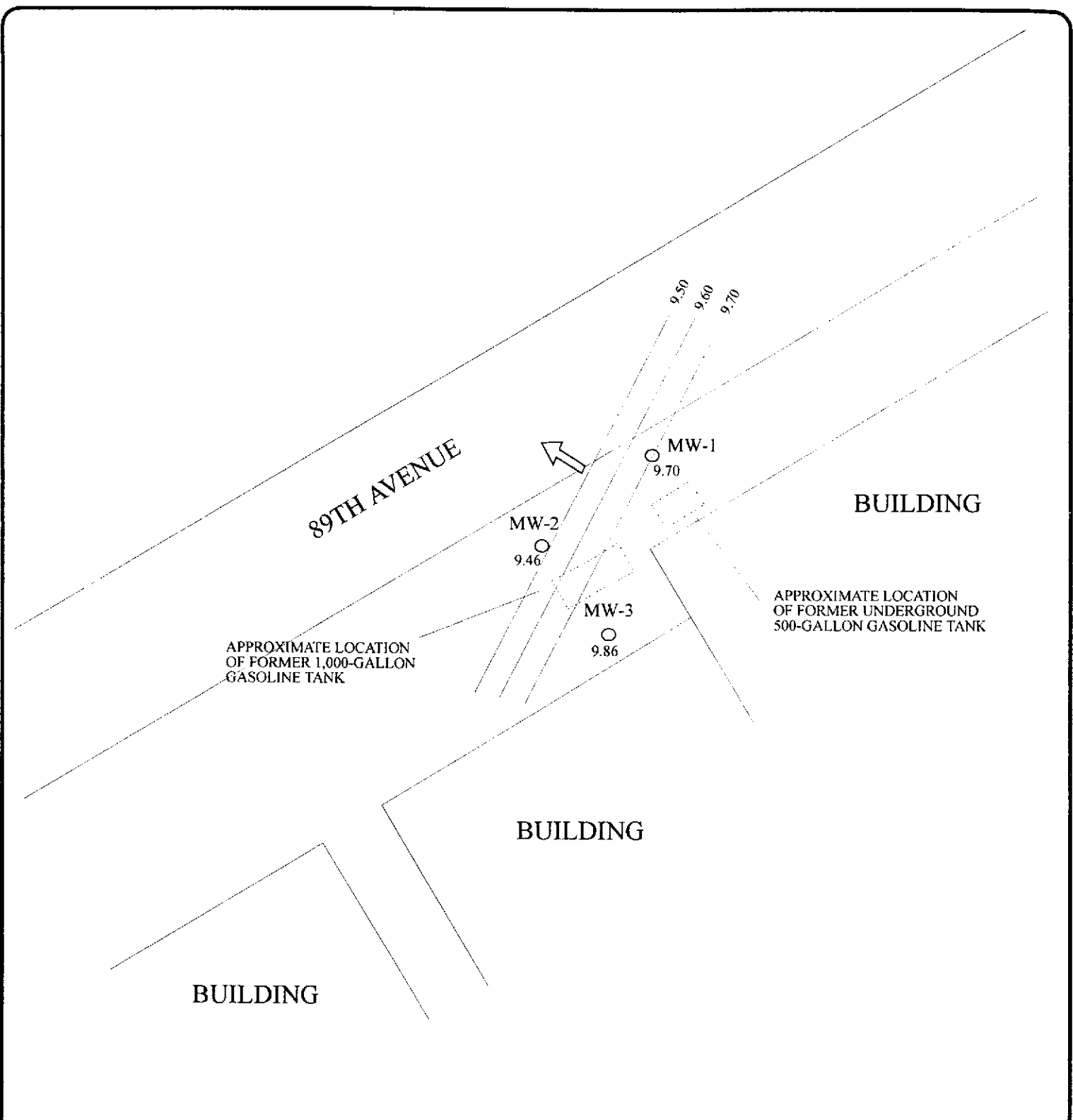
ALLCAL recommends you provide a copy of this report to the ACHCSA. If you have any questions, please call me at (209) 586-6464.

Sincerely,



ALLCAL Environmental
John V. Mrakovich, Ph.D.
Registered Geologist No. 4665





Legend

- MW-1 ○ Name and Location of Groundwater Monitoring Well
- 9.70 Potentiometric Elevation
- 9.70 - - - Potentiometric Contour (08/23/01)
- ↗ Groundwater Flow Direction

N

0 20
 Approximate Scale (ft)

ALLCAL ENVIRONMENTAL

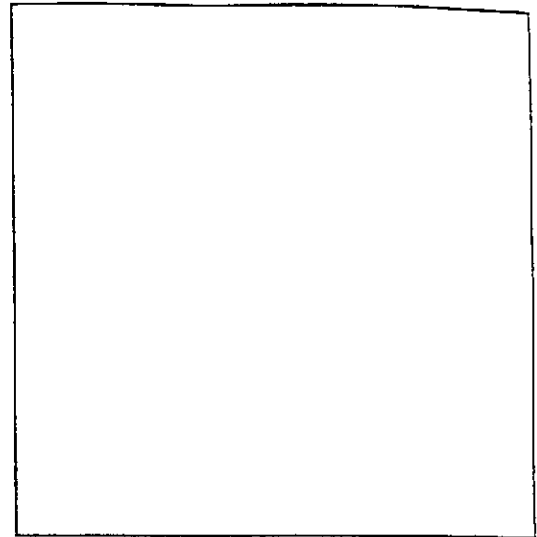
FIESTA BEVERAGE
 GROUNDWATER GRADIENT MAP
 08/23/01
 966 89TH AVENUE
 OAKLAND, CA 94621

RECORD OF WATER SAMPLING

PROJECT NO.: 133 DATE: 8/23/01
 PROJECT NAME: FIESTA BEVOLAJE
 PROJECT LOCATION: 966 80th AVE., OAKLAND
 SAMPLER: J. MALDONADO/ALCOA
 ANALYSES: TAH. STX. METALS

WELL NO.: MUJ-1
 WELL DIAMETER: 2"
 TOC ELEV: 18.72
 LOCK NO.: _____

WELL DEPTH (from construction detail): 25'
 WELL DEPTH (measured): 17.43 SOFT BOTTOM?: YES
 DEPTH TO WATER: 9.02 TIME: 8:27
 PRESSURE (circle one)? YES OR NO
 IF YES, WAS PRESSURE (circle one): POSITIVE OR NEGATIVE?



LOCATION MAP

WATER VOLUME IN WELL: 1.35
 [2-INCH CASING = 0.16 GAL/FT] [4-INCH CASING = 0.65 GAL/FT]
 [6-INCH CASING = 1.47 GAL/FT] [1 GAL = 3.78 L]

CALCULATED PURGE VOL. (GAL): 4 (L): _____ ACTUAL PURGE VOL. (GAL): 4 (L): _____
 PURGE METHOD: DISPOSABLE BAILEY SAMPLE METHOD: DISPOSABLE BAILEY

FIELD MEASUREMENTS

Time	Depth to Water (FT)	Vol (L)	Temp (Deg. F)	pH	EC (µmhos)	Clarity	Turbidity (NTU)	Remarks
9:50		1	67.2	7.37	99			CLEAR, Slightly odor
9:54		2	66.9	7.73	79			GREY MUD TO TURBID
9:57		3	66.8	7.32	90			↓
10:00		4	66.8	7.06	87			
10:10	SAMPLE							

SIGNATURE: J. Maldonado

WATER VOL. IN DRUM: _____
 NEED NEW DRUM?: _____

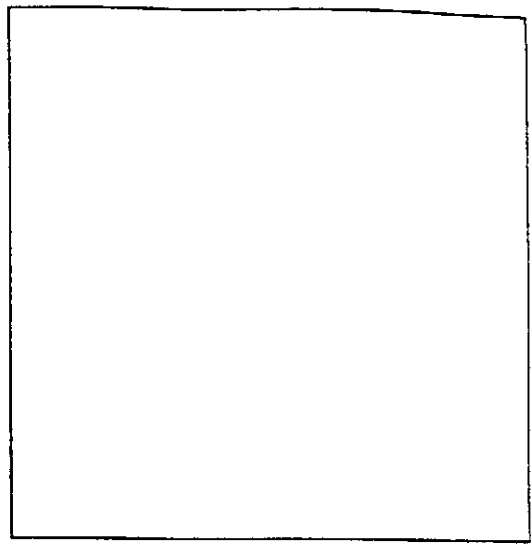
RECORD OF WATER SAMPLING

PROJECT NO.: 133 DATE: 8/23/01
 PROJECT NAME: FIESTA BEVERAGE
 PROJECT LOCATION: 966 39th AVE. OMAHA
 SAMPLER: J. MRAKOVICH/ALICAL
 ANALYSES: TPHS, PTEX, MTRE

WELL NO.: MU-2
 WELL DIAMETER: 2'
 TOC ELEV: 19.44
 LOCK NO.: _____

WELL DEPTH (from construction detail): 25'
 WELL DEPTH (measured): 24.48 SOFT BOTTOM?: NO
 DEPTH TO WATER: 8.98 TIME: 8:26
 PRESSURE (circle one?): YES OR NO
 IF YES, WAS PRESSURE (circle one): POSITIVE OR NEGATIVE?

WATER VOLUME IN WELL: 2.48
 [2-INCH CASING = 0.16 GAL/FT] [4-INCH CASING = 0.65 GAL/FT]
 [6-INCH CASING = 1.47 GAL/FT] [1 GAL = 3.78 L]



LOCATION MAP

CALCULATED PURGE VOL. (GAL): 7.4 (L): _____ ACTUAL PURGE VOL. (GAL): 8 (L): _____
 PURGE METHOD: DISPOSABLE BAILEY SAMPLE METHOD: DISPOSABLE BAILEY

FIELD MEASUREMENTS

Time	Depth to Water (FT)	Vol (L)	Temp (Deg. F)	pH	EC (x100)	Clarity	Turbidity (NTU)	Remarks
915		2	67.9	9.40	.88			FIRST BAILEY CLEAR, THEN TURBID, NO STOP
920		3	67.3	9.31	.84			↑ CROWN: (
922		4	66.7	9.18	.83)
925		5	66.2	9.03	.80)
928		6	65.9	8.90	.83)
931		7	65.3	8.71	.98)
937		8	65.3	8.5	.91			WELL GOING DRY
945	SAMPLE							

SIGNATURE: J. Mrazovich

WATER VOL. IN DRUM: _____
 NEED NEW DRUM?: NO

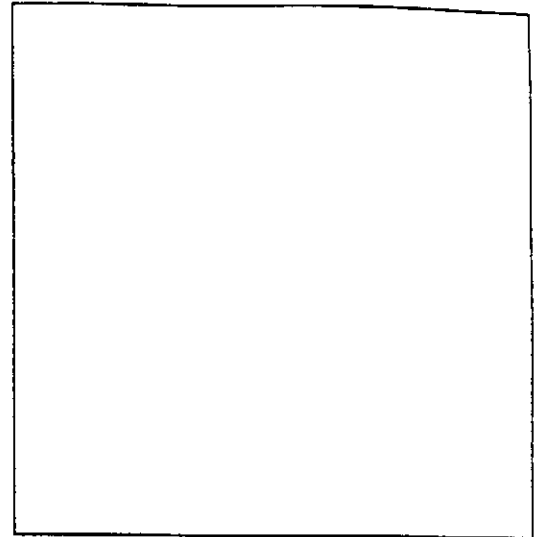
RECORD OF WATER SAMPLING

PROJECT NO.: 133 DATE: 8/23/01
 PROJECT NAME: FIESTA BEVERAGE
 PROJECT LOCATION: 966 89th AVE., OAKLAND
 SAMPLER: J. MRAKOVICH/ALCAL
 ANALYSES: TPHS, BTEX, MTBE

WELL NO.: MW-3
 WELL DIAMETER: 2"
 TOC ELEV: 19.01
 LOCK NO.: _____

WELL DEPTH (from construction detail): 25'
 WELL DEPTH (measured): 25' SOFT BOTTOM?: NO
 DEPTH TO WATER: 9.15 TIME: 8:24
 PRESSURE (circle one): YES OR NO
 IF YES, WAS PRESSURE (circle one): POSITIVE OR NEGATIVE?

WATER VOLUME IN WELL: 2.5 GAL
 [2-INCH CASING = 0.16 GAL/FT] [4-INCH CASING = 0.65 GAL/FT]
 [6-INCH CASING = 1.47 GAL/FT] [1 GAL = 3.78 L]



LOCATION MAP

CALCULATED PURGE VOL. (GAL): 7.6 (L): _____ ACTUAL PURGE VOL. (GAL): 8 (L): _____
 PURGE METHOD: DISPOSABLE BAILER SAMPLE METHOD: DISPOSABLE BAILER

FIELD MEASUREMENTS

Time	Depth to Water (FT)	Vol (G/L)	Temp (Deg. F)	pH	EC <small>< 1500</small>	Clarity	Turbidity (NTU)	Remarks
840		2	66.8	11.70	1.42			FIRST BAILED CLEAR, THEN CLOUDY, IS A SOLID OOR
845		3	66.7	11.53	.80			TURBID-BROWN
847		4	66.0	11.23	.72			
850		5	65.8	10.97	.72			
852		6	65.3	10.76	.70			
855		7	65.3	10.50	.71			
859		8	65.5	10.31	.70			
905	SAMPLE							

SIGNATURE: J. Mrakovich

WATER VOL. IN DRUM: _____
 NEED NEW DRUM?: NO

**TABLE I
GROUNDWATER ELEVATION**

Well Name	Date	Elevation TOC ¹ (feet MSL ²)	Depth to Water from TOC (feet)	Groundwater Elevation (feet MSL)
MW-1	12/15/98	18.72	8.38	10.34
	01/18/01		8.49	10.23
	04/25/01		8.24	10.48
	08/23/01		9.02	9.70
MW-2	12/15/98	18.44	8.05	10.39
	01/18/01		8.24	10.20
	04/25/01		7.88	10.56
	08/23/01		8.98	9.46
MW-3	12/15/98	19.01	8.45	10.56
	10/18/01		8.57	10.44
	04/25/01		8.29	10.72
	08/23/01		9.15	9.86

¹ Top of Casing; ² Mean Sea Level

TABLE 2
SUMMARY OF GROUNDWATER ANALYTICAL RESULTS
GASOLINE RANGE VOLATILE HYDROCARBONS AS GASOLINE
WITH METHYL TERT-BUTYL ETHER AND BTEX
(all concentrations in ug/l)

Sample ID Name	Date	TPHG ¹	Benzene	Toluene	Ethylbenzene	Xylenes	MTBE ²
MW-1	08/06/93	17000	7.1	8.4	9.2	53	NA ³
	01/12/96	12000	1900	840	370	1100	NA
	04/16/96	3500	700	55	100	180	NA
	07/15/96	11000	2300	450	350	910	NA
	10/16/96	21000	4200	2200	650	2600	NA
	12/15/98	10000	1800	520	270	1100	<350
	01/18/01	11000,a	2000	320	320	1100	<120
	04/25/01	2100,a	270	46	59	130	<5.0
	08/23/01	7500,a	1000	37	180	120	<20
MW-2	08/06/93	2700	1.3	1.7	2.0	8.1	NA
	01/12/96	2700	600	310	94	220	NA
	04/16/96	190	39	11	10	14	NA
	07/15/96	700	160	33	34	48	NA
	10/16/96	190	48	8.2	10	13	NA
	12/15/98	200	62	17	4.9	14	4.4 ⁴
	01/18/01	300,a	74	26	7.3	21	7.3
	04/25/01	<50	4.5	2.2	0.57	1.9	<5.0
	08/23/01	<50	5.9	<0.5	<0.5	<0.5	<5.0
MW-3	08/06/93	5200	2.1	2.9	3.6	17	NA
	01/12/96	4500	280	180	120	470	NA
	04/16/96	5400	370	340	160	580	NA
	07/15/96	1800	200	220	66	250	NA
	10/16/96	2000	340	140	100	300	NA
	12/15/98	1400	200	39	72	150	<22
	01/18/01	1800,a	240	41	86	120	<10
	04/25/01	8300,a	300	330	200	1100	<20
	08/23/01	4500,a	180	160	180	650	<5.0

¹Total Petroleum Hydrocarbons as Gasoline; ²Methyl tert-Butyl Ether; ³Not Analyzed; ⁴Confirmed by EPA Method 8260 Modified; a=The TPH chromatogram indicates unmodified or weakly modified gasoline is significant.



McCAMPBELL ANALYTICAL INC.

110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
<http://www.mccampbell.com> E-mail: main@mccampbell.com

ALLCAL Environmental P.O. Box 1652 Twain Harte, CA 95383	Client Project ID: #133; Fiesta Beverage	Date Sampled: 08/23/01
		Date Received: 08/23/01
	Client Contact: John Mrakovich	Date Extracted: 08/23/01
	Client P.O:	Date Analyzed: 08/23/01

08/30/01

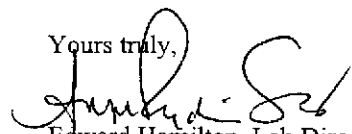
Dear John:

Enclosed are:

- 1). the results of 4 samples from your #133; **Fiesta Beverag** project,
- 2). a QC report for the above samples
- 3). a copy of the chain of custody, and
- 4). a bill for analytical services.

All analyses were completed satisfactorily and all QC samples were found to be within our control limits. If you have any questions please contact me. McCampbell Analytical Laboratories strives for excellence in quality, service and cost. Thank you for your business and I look forward to working with you again.

Yours truly,


Edward Hamilton, Lab Director



McCAMPBELL ANALYTICAL INC.

110 2nd Avenue South, #D7, Pacheco, CA 94553-5560
Telephone : 925-798-1620 Fax : 925-798-1622
<http://www.mccampbell.com> E-mail: main@mccampbell.com

ALLCAL Environmental P.O. Box 1652 Twain Harte, CA 95383	Client Project ID: #133; Fiesta Beverage	Date Sampled: 08/23/01
		Date Received: 08/23/01
	Client Contact: John Mrakovich	Date Extracted: 08/24-08/27/01
	Client P.O.:	Date Analyzed: 08/24-08/27/01

Gasoline Range (C6-C12) Volatile Hydrocarbons as Gasoline*, with Methyl tert-Butyl Ether* & BTEX*

EPA methods 5030, modified 8015, and 8020 or 602; California RWQCB (SF Bay Region) method GCFID(5030)


Lab ID	Client ID	Matrix	TPH(g) [†]	MTBE	Benzene	Toluene	Ethyl-benzene	Xylenes	% Recovery Surrogate
75704	Trip Blank	W	ND	ND	ND	ND	ND	ND	105
75705	MW-1	W	7500,a	ND<20	1000	37	180	120	---#
75706	MW-2	W	ND	ND	5.9	ND	ND	ND	102
75707	MW-3	W	4500,a	ND	180	160	180	650	105
Reporting Limit unless otherwise stated; ND means not detected above the reporting limit	W		50 ug/L	5.0	0.5	0.5	0.5	0.5	
	S		1.0 mg/kg	0.05	0.005	0.005	0.005	0.005	

* water and vapor samples are reported in ug/L, wipe samples in ug/wipe, soil and sludge samples in mg/kg, and all TCLP and SPLP extracts in ug/L

cluttered chromatogram; sample peak coelutes with surrogate peak

*The following descriptions of the TPH chromatogram are cursory in nature and McCampbell Analytical is not responsible for their interpretation: a) unmodified or weakly modified gasoline is significant; b) heavier gasoline range compounds are significant(aged gasoline?); c) lighter gasoline range compounds (the most mobile fraction) are significant; d) gasoline range compounds having broad chromatographic peaks are significant; biologically altered gasoline?; e) TPH pattern that does not appear to be derived from gasoline (?); f) one to a few isolated peaks present; g) strongly aged gasoline or diesel range compounds are significant; h) lighter than water immiscible sheen is present; i) liquid sample that contains greater than ~5 vol. % sediment; j) no recognizable pattern.

DHS Certification No. 1644

 Edward Hamilton, Lab Director



QC REPORT

EPA 8015m + 8020

Date: 08/26/01-08/27/01

Extraction: TTLC

Matrix: Water

Compound	Concentration: ug/L			Amount Spiked	%Recovery		RPD
	Sample	MS	MSD		MS	MSD	
<u>SampleID:</u> 82401				<u>Instrument:</u> GC-7			
Surrogate1	ND	105.0	106.0	100.00	105	106	0.9
Xylenes	ND	32.5	33.1	30.00	108	110	1.8
Ethylbenzene	ND	10.7	10.9	10.00	107	109	1.9
Toluene	ND	10.8	10.9	10.00	108	109	0.9
Benzene	ND	10.3	10.4	10.00	103	104	1.0
MTBE	ND	9.2	9.9	10.00	92	99	7.3
TPH (gas)	ND	103.7	108.5	100.00	104	109	4.6

$$\% \text{ Recovery} = \frac{(MS - \text{Sample})}{\text{Amount Spiked}} \cdot 100$$

$$RPD = \frac{(MS - MSD)}{(MS + MSD)} \cdot 2 \cdot 100$$

RPD means Relative Percent Deviation

27417zac43

McCAMBELL ANALYTICAL INC.

110 2nd AVENUE SOUTH, #D7
PACHECO, CA 94553

Telephone: (510) 798-1620

Fax: (510) 798-1622

CHAIN OF CUSTODY RECORD
TURN AROUND TIME

RUSH 24 HOUR 48 HOUR 5 DAY

Report To: JOHN MRAKOVICH Bill To: SAME
 Company: ALLCAL ENVIRONMENTAL
P.O. BOX 1652
TUJAIN HART, CA 95383
 Tele: (209) 5866404 Fax: () SAME-CALL FIRST
 Project #: 133 Project Name: FIESTA BEVERAGE
 Project Location: 906 89th AVE, OAKLAND, CA
 Sampler Signature: J. Markovitch

Analysis Request

Other

Comments

SAMPLE ID	LOCATION	SAMPLING		# Containers	Type Containers	MATRIX					METHOD PRESERVED				BTEX & TPH as Gas (602/8020 + 8015) MTBE	TPH as Diesel (8015)	Total Petroleum Oil & Grease (5520 E&F/B&F)	Total Petroleum Hydrocarbons (418.1)	EPA 601 / 8010	BTEX ONLY (EPA 602 / 8020)	EPA 608 / 8080	EPA 608 / 8080 PCB's ONLY	EPA 624 / 8240 / 8260	EPA 625 / 8270	PAH's / PNA's by EPA 625 / 8270 / 8310	CAM-17 Metals	LUFT 5 Metals	Lead (7240/7421/239.2/6010)	RCI							
		Date	Time			Water	Soil	Air	Sludge	Other	Ice	HCl	HNO ₃	Other																						
✓ TRIP BLANK	---	8/13/01	800	2	40ML VOA	X						X																								
+ MW-1	MW-1	↓	1010	↓	↓	↓																														75704
+ MW-2	MW-2	↓	945	↓	↓	↓																														75705
+ MW-3	MW-3	↓	905	↓	↓	↓																														75706
																																				75707

Relinquished By: <u>J. Markovitch</u>	Date: <u>8-23</u>	Time: <u>11:15</u>	Received By: <u>B. Brutto</u>
Relinquished By: <u>B. Brutto</u>	Date: <u>8-23</u>	Time: <u>12:43</u>	Received By: <u>Maria V...</u>
Relinquished By:	Date:	Time:	Received By:

Remarks: CALL BEFORE FAXING

ATTACHMENT A

GROUNDWATER SAMPLING PROCEDURES

Groundwater monitoring wells will not be sampled until at least 48 hours after well development. Groundwater samples will be obtained using either a bladder pump, clear Teflon bailer, or polyethylene bailer. Prior to sampling, sampling equipment will be thoroughly decontaminated to prevent introduction of contaminants into the well and to avoid cross-contamination. Monitoring wells will be sampled after three to five wetted casing volumes of groundwater have been evacuated and after the Allcal sampling team leader determines that water representative of the formation is being obtained. The well will be purged until conductivity has been stabilized (three consecutive conductivity reading within 15% of one another). If the well is emptied before four to ten well volumes are removed, the sample shall be taken when the water level in the well recovers to 80% of its initial water level or better.

ALLCAL will also measure the thickness of any floating product in the monitoring wells using a probe or clear Teflon bailer. The floating product will be measured after well development but prior to the collection of groundwater samples. If floating product is present in the well, ALLCAL will recommend to the client that product removal be commenced immediately and reported to the appropriate regulatory agency.

Unless specifically waived or changed by the local, prevailing regulatory agency, water samples shall be handled and preserved according to the latest EPA methods as described in the Federal Register (Volume 44, No.233, Page 69544, Table II) for the type of analysis to be performed.

MEASUREMENTS

Purged Water Parameter: During purging, discharged water will be measured for the following parameters.

<u>Parameter</u>	<u>Units of Measurement</u>
pH	Units
Electrical conductivity	Umhos
Temperature	Degrees F or C
Depth to Water	Feet/Tenths
Volume of Water Discharged	Liters

Documentation: All parameter measurements shall be documented in writing on ALLCAL development logs.

ATTACHMENT B

SAMPLE HANDLING PROCEDURES

Soil and groundwater samples will be packaged carefully to avoid breakage or contamination and will be delivered to the laboratory in an iced-cooler. Sample bottle/sleeve lids will not be mixed. All sample lids will stay with the original containers.

Samples will be stored in iced-coolers to maintain custody, control temperature, and prevent breakage during transportation to the laboratory. Ice, blue ice, or dry ice (dry ice will be used for preserving soil samples collected for the Alameda County Water District) will be used to cool samples during transport to the laboratory. Water samples will be cooled with crushed ice. In the Alameda County Water District, water samples will be buried in the crushed ice with a thermometer, and the laboratory will be requested to record thermometer temperature at the time of receipt.

Each sample will be identified by affixing a label on the container(s). This label will contain the site identification, sample identification number, date and time of sample collection, and the collector's initials.

Soil samples collected in brass or stainless-steel tubes will be preserved by covering the ends with Teflon tape and capping with plastic end-caps. The tubes will be labeled, sealed in quart-size bags, and placed in an iced-cooler for transport to the laboratory.

All groundwater sample containers will be pre-cleaned and will be obtained from a State Department of Health Services certified analytical laboratory.

A chain-of-custody form will be completed for all samples and accompany the sample cooler to the laboratory. All sample transfers will be documented in the chain-of-custody. All field personnel are personally responsible for sample collection and the care and custody of collected samples until the samples are transferred or properly dispatched.

The custody record will be completed by the field technician or professional who has been designated as being responsible for sample shipment to the appropriate laboratory. The custody record will include the following information: site identification, name of person collecting the sample(s), date and time sample(s) were collected, type of sampling conducted (composite/grab), location of sampling station, number and type of containers used, and signature of the person relinquishing samples to another person with the date and time of transfer noted.

ATTACHMENT C

QUALITY ASSURANCE AND QUALITY CONTROL PROCEDURES

The overall objectives of the field sampling program include generation of reliable data that will support development of a remedial action plan. Sample quality will be checked by the use of proper sampling, handling, and testing methods. Additional sample quality control methods may include the use of background samples, equipment rinsate samples, and trip and field blanks. Chain-of-custody forms, use of a qualified laboratory, acceptable detection limits, and proper sample preservation and holding times also provide assurance of accurate analytical data.

A quality assurance and quality control (QA/QC) program may be conducted in the field to ensure that all samples collected and field measurements taken are representative of actual field and environmental conditions and that data obtained are accurate and reproducible. These activities and laboratory QA/QC procedures are described below.

Field Samples: Additional samples may be taken in the field to evaluate both sampling and analytical methods. Three basic categories of QA/QC samples that may be collected are trip blanks, field blanks, and duplicate samples.

Trip blanks are a check for cross-contamination during sample collection, shipment, and laboratory analysis. They are water samples that remain with the collected samples during transportation and are analyzed along with the field samples to check for residual contamination. Analytically confirmed organic-free water will be used for organic parameters and deionized water for metal parameters. Blanks will be prepared by the laboratory supplying the sample containers. The blanks will be numbered, packaged, and sealed in the same manner as the other samples. One trip blank will be used for each sample set of less than 20 samples. At least 5% blanks will be used for sets greater than 20 samples. The trip blank is not to be opened by either the sample collectors or the handlers.

The field blank is a water sample that is taken into the field and is opened and exposed at the sampling point to detect contamination from air exposure. The water sample is poured into appropriate containers to simulate actual sampling conditions. Contamination due to air exposure can vary considerably from site to site.

Duplicate samples are identical sample pairs (collected in the same place and at the same time), placed in identical containers. For soils, adjacent sample liners will be analyzed. For the purpose of data reporting, one is arbitrarily designated the sample, and the other is designated as a duplicate sample. Both sets of results are reported to give an indication of the precision of sampling and analytical methods.

The laboratory's precision will be assessed without the laboratory's knowledge by labeling one of the duplicates with false identifying information. Data quality will be evaluated on the basis of the duplicate results.

Laboratory QA/QC: Execution of a strict QA/QC program is an essential ingredient in high-quality analytical results. By using accredited laboratory techniques and analytical procedures, estimates of the experimental values can be very close to the actual value of the environmental sample. The experimental value is monitored for its precision and accuracy by performing QC tests designed to measure the amount of random and systematic errors and to signal when correction of these errors is needed.

The QA/QC program describes methods for performing QC tests. These methods involve analyzing method blanks, calibration standards, check standards (both independent and the United States Environmental Protection Agency-certified standards), duplicates, replicates, and sample spikes. Internal QC also requires adherence to written methods, procedural documentation, and the observance of good laboratory practices.

ATTACHMENT D

WASTE HANDLING AND DECONTAMINATION PROCEDURES

Decontamination: Any drilling, sampling, or field equipment that comes into contact with soil or groundwater will be decontaminated prior to its use at the site and after each incident of contact with the soil or groundwater being investigated. Decontamination is essential to obtain samples that are representative of environmental conditions and to accurately characterize the extent of soil and groundwater contamination. Hollow-stem auger flights, the drill bit, and all other soil boring devices will be steam-cleaned between the drilling of each boring.

All sample equipment, including the split-spoon sampler and brass or stainless-steel tubes, will be cleaned by washing with trisodium phosphate or Alconox detergent, followed by rinsing with tap water. Where required by specific regulatory guidelines, a nonphosphate detergent will be used.

Waste Handling: Waste materials generated during site characterization activities will be handled and stored as hazardous waste and will be stored on site in appropriately labeled containers. Waste materials anticipated include: excavated soil, drill cuttings, development and purge water, water generated during aquifer testing, water generated during decontamination, and used personnel protection equipment such as gloves and Tyvek. The site owner will be responsible for providing the storage containers and will be responsible for the disposal of the waste materials. Drill cuttings from individual borings will be stored separately in drums or covered by plastic sheeting, and the appropriate disposal procedure will be determined by the site owner following receipt of the soil sample analytical results. Storage containers will be labeled to show material stored, known or suspected contaminant, date stored, expected removal date, company name, contact, and telephone number.



BLYMYER
ENGINEERS, INC.

10000



BLYMYER
ENGINEERS, INC.

MARK D'ETERNA

Michael S. Lewis, R.E.A.
Vice President, Technical Services

PHONE
510-521-3773
FAX
510-865-2594

mlewis@blymyer.com

1829 CLEMENT AVENUE ALAMEDA, CA 94501-1395

Mr. Ted Walbey
Fiesta Beverage
2871 Friar Rock Ct.
Sparks, NV 89436

Subject: Cost Estimate: Groundwater Monitoring and Case Review
Former Fiesta Beverage
966 89th Avenue
Oakland, California
ACHCSA Site # RO0000314

Dear Mr. Walbey:

Blymyer Engineers, Inc. is pleased to forward this cost estimate to conduct quarterly groundwater monitoring at the subject site, and to generate a report, inclusive of a groundwater contour map, for each event. Based on a review of the AllCal December 20, 1999 *Offsite Groundwater Investigation*, two quarterly groundwater monitoring reports by AllCal Environmental (Second and Third Quarters 2001), and the January 29, 2001 and September 12, 2001 letters from the Alameda County Health Care Services Agency (ACHCSA) which you provided, Blymyer Engineers has a preliminary understanding of the site. According to the September 12, 2001 letter, Mr. Barney Chan requested that quarterly groundwater monitoring continue in order to determine if the application of hydrogen peroxide in March 2001 would have a continuing effect on contaminant concentrations in groundwater at the site. We have also included estimated costs to review several additional case reports in order to help determine appropriate future actions for the site.

Scope of Work

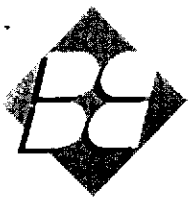
Task 1 Redevelop Well MW-1

This groundwater monitoring well will be redeveloped in order to remove or significantly reduce the volume of accumulated sediment observed in the well. This well will be redeveloped prior to resuming groundwater sampling at the site.

Task 2 Quarterly Groundwater Sampling

- **Collect groundwater samples from existing three monitoring wells**

Collect groundwater samples from three existing monitoring wells using standard groundwater sampling protocols. After each purge volume, the time, temperature, pH, conductivity, turbidity, and volume removed will be recorded. The groundwater samples



Mr. Ted Walbey
October 22, 2002
Page 2

will be placed in a chilled ice chest for delivery to the laboratory. Purge water will be stored in Department of Transportation (DOT)-approved 55-gallon drums pending analysis and selection of an appropriate disposal method. Disposal costs are not included in this estimate.

- **Submit groundwater samples for laboratory analysis**

Groundwater samples from each monitoring well will be analyzed for Total Petroleum Hydrocarbons (TPH) as gasoline by modified EPA Method 8015; and benzene, toluene, ethylbenzene, total xylenes (BTEX), and the fuel oxygenates methyl tert-butyl ether (MTBE), TAME, ETBE, DIPE, TBA, EDB, and EDC by EPA Method 8260. The groundwater samples will be submitted to a California-certified laboratory on a standard 5-day turnaround. If no detectable concentrations of fuel oxygenates are present, future testing for fuel oxygenates will be eliminated.

- **Prepare a groundwater monitoring report**

A groundwater monitoring report will be prepared after each round of groundwater monitoring. The report will tabulate the depth to groundwater and analytical results of interest, and will include a groundwater gradient map. Each report will be given to you for review prior to release, and the final report will be suitable for submission to the ACHCSA.

Task 3 Review ACHCSA Case File

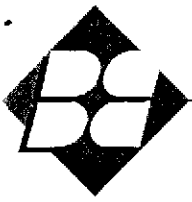
In order to determine the appropriate future actions suggested by the ACHCSA, Blymyer Engineers will conduct a one time review of reports made available to Blymyer Engineers.

Remuneration

The above-described scope of work will be performed on a time and materials basis as follows:

Task 1 Redevelop Well MW-1

<i>Blymyer Engineers Labor</i>	
2 hrs. @ \$95/hr. (administration)	\$ 190
<i>Blymyer Engineers Expenses</i>	
Subcontractor - Sampling (with 15% markup)	<u>\$230</u>
Subtotal	\$420



Task 2 Quarterly Groundwater Sampling

- **Collect groundwater samples from three existing monitoring wells**

<i>Blymyer Engineers Labor</i>	
4 hrs. @ \$95/hr. (administration)	\$ 380
<i>Blymyer Engineers Expenses</i>	
Subcontractor - Sampling (with 15% markup)	<u>\$555</u>
Subtotal	\$935

- **Submit groundwater samples for laboratory analysis**

<i>Blymyer Engineers Expenses</i>	
Subcontractor - Laboratory (with 15% markup)	
3 water samples	
(EDF format, TPH as gasoline, BTEX, Fuel Oxygenates)	<u>\$650</u>
Subtotal	\$650

- **Prepare a groundwater monitoring report**

<i>Blymyer Engineers Labor</i>	
4 hrs. @ \$95/hr. (one time data compilation)	\$380
6 hrs. @ \$95/hr. (generation, review, administration)	\$570
2 hrs. @ \$70/hr. (graphics)	<u>\$140</u>
Subtotal	\$1,090

Subtotal (1 Event)	\$2,675
Total (4 Events; 1 year; less one time charges for data compilation)	\$9,560

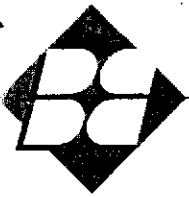
Task 3.0 Review ACHCSA Case File

<i>Blymyer Engineers Labor</i>	
5 hrs. @ \$95/hr. (review)	<u>\$475</u>
Subtotal	\$475

Communication Charge (5.25% of Labor)	\$284
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Grand Total Estimated Cost	\$10,739
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All work will be completed in accordance with standard industry operating procedures. This estimated budget will not be exceeded without the prior consent of the client. This work shall be invoiced each month in which work is performed at Blymyer Engineers' standard rates. Each invoice shall be due and payable within 10 days of receipt.



Mr. Ted Walbey
October 22, 2002
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Qualifications

- All work will be conducted in accordance with Blymyer Engineers' *Standard Provisions of Agreement* and *Environmental Rate Schedule*, attached.
- Blymyer Engineers can arrange for the disposal of groundwater upon receipt of analytical data at an additional cost.


Assumptions

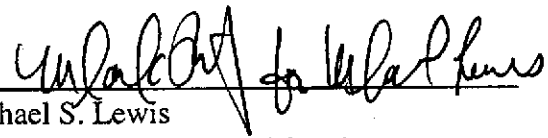
- This cost estimate assumes that the well locations will not have access impediments and can be approached by a standard drive vehicle in order that purge water may be collected.
- Outside contractor costs remain constant from quoted prices.
- Standard work day hours are maintained to complete the tasks.

Should you have any questions about this proposal, please call Mark Detterman at (510) 521-3773.

Sincerely,

Blymyer Engineers, Inc.

By: 
Mark E. Detterman, C.E.G.
Senior Geologist

By: 
Michael S. Lewis
Vice President, Technical Services

Enclosures