

ALAMEDA COUNTY
**HEALTH CARE SERVICES
AGENCY**
COLLEEN CHAWLA, Agency Director



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

January 17, 2018

Mr. David E. Murray
PCC Flow Technologies Holdings, Inc.
4600 SE Harney Drive
Portland, OR 97206-0898
(Sent via electronic mail to:
DMurray@precastcorp.com)

Mr. Harold Mark Vignoles
9201 San Leandro LLC
9201 San Leandro Street
Oakland, CA 94603
(Sent via electronic mail to:
mark@servicewest.com)

Mr. Dallas Nelson
GP Holdings LLC
Address Unknown

Mr. Peter Serrurier
PCC Precision Castparts Corp.
4650 SW Macadam Avenue, #400
Portland, OR 97239
(Sent via electronic mail to:
pserrurier@precasetcorp.com)

Richard Padovani
& White Family Properties LLC
845 92nd Avenue
Oakland, CA 94603

Richard Padovani
& Marcia Chan, Trustees
& White et al
4000 Forrest Hill Avenue
Oakland, CA 94602

Subject: Notice of Responsibility, Fuel Leak Case RO0000320 and Geotracker Global ID T0600101592, PACO Pumps Inc, 9201 San Leandro Street, Oakland, CA 94603

Dear Ladies and Gentlemen:

In a Notice of Responsibility dated May 12 1999, Paco Pumps Inc was notified that the above referenced site had been placed in the Local Oversight Program and that they had been named as a Responsible Party for the fuel leak case. Additional parties have been named as Responsible Parties for the fuel leak case in the attached updated NOR as defined under 23 C.C.R Sec. 2720. Please see Attachment A – Responsible Parties Data Sheet, which identifies all Responsible Parties and provides background on the unauthorized release and Responsible Party Identification.

If you have any questions, please call me at (510) 567-6876 or send me an electronic mail message at mark.detterman@acgov.org.

Sincerely,

A handwritten signature in blue ink, appearing to read "Mark E. Detterman".

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 – Responsible Parties Data Sheet-Notice of Responsibility (NOR)

cc: Jake Wilcox, Apex Companies, LLC, 3478 Buskirk Avenue, Pleasant Hill, CA 94523
(Sent via electronic mail to: Jacob.Wilcox@apexcos.com)

Rob Bilotti, Service West, Inc; 9201 San Leandro Street, Oakland, CA 94603
(Sent via electronic mail to: Rob@servicewest.com)

Marc Zeppetello, Barg Coffin Lewis & Trapp, LLP, 350 California Street, 22nd Floor, San Francisco, CA 94104-1435; (Sent via electronic mail to: MAZ@bcltlaw.com)

Ladies and Gentlemen
RO0000320
January 17, 2018, Page 2

Scott Kaplan, Stoel Rives, LLP, 900 S.W. Fifth Avenue, Suite 2600, Portland, OR, 97204
(Sent via electronic mail to: SJKaplan@stoel.com)

Dilan Roe, ACDEH; (Sent via electronic mail to: dilan.roe@acgov.org)
Paresh Khatri, ACDEH; (Sent via electronic mail to: paresh.khatri@acgov.org)
Mark Detterman, ACDEH; (Sent via electronic mail to: mark.detterman@acgov.org)
Electronic File, GeoTracker

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.



Certified Mail #: 7014 2870 0001 3382 2828

January 19, 2018

NOTICE OF RESPONSIBILITY

Site Name & Address:

**PACO PUMPS INC.
9201 SAN LEANDRO STREET
OAKLAND, CA 94603**

**Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592**

Responsible Party:

**RICHARD PADOVANI AND
WHITE FAMILY PROPERTIES LLC
845 92nd AVENUE
OAKLAND, CA 94603**

Date First Reported: 10/23/1991
Substance:

- 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded
- 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)
- 12035 Waste Oil/Used Oil

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified RICHARD PADOVANI AND WHITE FAMILY PROPERTIES LLC as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5752.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for further information about the designation process.

Please contact your caseworker Mark Detterman at this office at (510) 567-6876 if you have questions regarding your site.

 Date: 01-19-2018

RONALD BROWDER, Director
Contract Project Director

Action: Update
Reason: ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



Certified Mail #:

January 17, 2018

NOTICE OF RESPONSIBILITY

Site Name & Address: PACO PUMPS INC. 9201 SAN LEANDRO STREET OAKLAND, CA 94603	Local ID: RO0000320 Related ID: NA RWQCB ID: 01-1721 Global ID: T0600101592
--	--

Responsible Party:

PACO PUMPS INC
ATTN.: DAVID MURRAY
PCC FLOW TECHNOLOGIES HOLDINGS, INC.
4600 SE HARNEY DRIVE
PORTLAND, OR 97206

Date First Reported:	10/23/1991
Substance:	<ul style="list-style-type: none">• 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded• 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)• 12035 Waste Oil/Used Oil
Funding for Oversight:	LOPS - LOP State Fund
Multiple RPs?:	Yes

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Date: 01-19-2018

RONALD BROWDER, Director
Contract Project Director

Action:	Update
Reason:	ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



Certified Mail #:

January 17, 2018

NOTICE OF RESPONSIBILITY

Site Name & Address:

**PACO PUMPS INC.
9201 SAN LEANDRO STREET
OAKLAND, CA 94603**

**Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592**

Responsible Party:

**PACO PUMPS INC
ATTN.: PETER SERRURIER
PCC PRECISION CASTPARTS CORP.
4650 SW MACADAM AVENUE #400
PORTLAND, OR 97239**

Date First Reported: 10/23/1991
Substance:

- 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded
- 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)
- 12035 Waste Oil/Used Oil

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

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Contract Project Director

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Reason: ADD

Attachment A: Responsible Parties Data Sheet

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Certified Mail #:

January 17, 2018

NOTICE OF RESPONSIBILITY

Site Name & Address:

**PACO PUMPS INC.
9201 SAN LEANDRO STREET
OAKLAND, CA 94603**

**Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592**

Responsible Party:

**GP HOLDINGS LLC
C/O DALLAS NELSON
ADDRESS UNKNOWN**

Date First Reported: 10/23/1991
Substance:

- 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded
- 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)
- 12035 Waste Oil/Used Oil


Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

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RONALD BROWDER, Director
Contract Project Director

Date: 01-19-2018

Action: Update
Reason: ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



Certified Mail #: 7014 2870 0001 3382 2804

January 17, 2018

NOTICE OF RESPONSIBILITY

Site Name & Address:
PACO PUMPS INC.
9201 SAN LEANDRO STREET
OAKLAND, CA 94603

Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592

Responsible Party:

9201 SAN LEANDRO LLC AND HAROLD VIGNOLES
C/O HAROLD MARK VIGNOLES
9201 SAN LEANDRO STREET
OAKLAND, CA 94603

Date First Reported: 10/23/1991
Substance:

- 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded
- 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)
- 12035 Waste Oil/Used Oil

Funding for Oversight: LOPS - LOP State Fund
Multiple RPs?: Yes

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Date:

01-19-2018

RONALD BROWDER, Director
Contract Project Director

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Reason: ADD

Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File



Certified Mail #: 7014 2870 0001 3382 2835

January 17, 2018

NOTICE OF RESPONSIBILITY

Site Name & Address:
PACO PUMPS INC.
9201 SAN LEANDRO STREET
OAKLAND, CA 94603

Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592

Responsible Party:

**RICHARD PADOVANI AND
MARCIA CHAN ET AL
4000 FOREST HILL AVENUE
OAKLAND, CA 94602**

Date First Reported: 10/23/1991
Substance:

- 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded
- 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)
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Certified Mail #: 7014 2870 0001 3382 2842

January 17, 2018.

NOTICE OF RESPONSIBILITY

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9201 SAN LEANDRO STREET
OAKLAND, CA 94603**

**Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592**

Responsible Party:

**RICHARD PADOVANI AND
MARCIA CHAN, TRUSTEES,
AND WHITE ET AL
4000 FOREST HILL AVENUE
OAKLAND, CA 94602**

Date First Reported: 10/23/1991
Substance:

- 8006619 Gasoline-Automotive (motor gasoline and additives), leaded & unleaded
- 12034 Diesel fuel oil & additives (Nos. 1-D, 2-D, 2-4)
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RONALD BROWDER, Director
Contract Project Director

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Attachment A: Responsible Parties Data Sheet

cc: Cindy Davis, SWRCB (email: cindy.davis@waterboards.ca.gov) | Dilan Roe (email: dilan.roe@acgov.org), File

ALAMEDA COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

January 17, 2018

Site Name & Address:

PACO PUMPS INC.
9201 SAN LEANDRO STREET
OAKLAND, CA 94603

Local ID: RO0000320
Related ID: NA
RWQCB ID: 01-1721
Global ID: T0600101592

All Responsible Parties

RP has been named a Primary RP – PACO PUMPS INC.
ATTN: DAVID MURRAY
PCC FLOW TECHNOLOGIES HOLDINGS, INC.
4600 SE HARNEY DRIVE | PORTLAND, OR 97206 | No Phone Number Listed

RP has been named a Primary RP – PACO PUMPS INC.
ATTN: PETER SERRURIER
PCC PRECISION CASTPARTS CORP.
4650 SW MACADAM AVENUE #400 | PORTLAND, OR 97239 | No Phone Number Listed

RP has been named a Primary RP – GP HOLDINGS LLC
ATTN: DALLAS NELSON
ADDRESS UNKNOWN | No Phone Number Listed

RP has been named a Primary RP – 9201 SAN LEANDRO LLC & HAROLD VIGNOLES
ATTN: HAROLD MARK VIGNOLES
9201 SAN LEANDRO STREET | OAKLAND, CA 94603 | No Phone Number Listed

RP has been named a Primary RP – RICHARD PADOVANI & WHITE FAMILY PROPERTIES LLC
845 92ND AVENUE | OAKLAND, CA 94603 | No Phone Number Listed

RP has been named a Primary RP – RICHARD PADOVANI & MARCIA CHAN ET AL
4000 FOREST HILL AVENUE | OAKLAND, CA 94602 | No Phone Number Listed

RP has been named a Primary RP – RICHARD PADOVANI & MARCIA CHAN, TRUSTEES, & WHITE ET AL
4000 FOREST HILL AVENUE | OAKLAND, CA 94602 | No Phone Number Listed

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

January 17, 2018

Responsible Party Identification Background

Alameda County Department of Environmental Health (ACDEH) names a "Responsible Party," as defined under 23 C.C.R Sec. 2720. Section 2720 defines a responsible party four ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

January 17, 2018

Existence of Unauthorized Release

On July 10, 1992, an excavation of the reported former location of a 550-gallon underground storage tank (UST) was undertaken under oversight of the Alameda County Department of Environmental Health (ACDEH). The remnants of a UST system, including piping and fill piping were removed; however, a UST was not present. One soil sample was collected at the estimated midpoint of the former UST at a depth of six feet below grade surface. A concentration of 9.2 milligrams per kilogram (mg/kg) of Total Petroleum Hydrocarbons as gasoline (TPHg), 0.043 mg/kg benzene, and 0.085 mg/kg ethylbenzene was documented. Overexcavation subsequently occurred and documented up to 11 mg/kg TPHg, 2.2 mg/kg benzene, and 0.34 mg/kg ethylbenzene. These data indicate that an unauthorized release has occurred at the site.

Responsible Party Identification

Paco Pumps Inc. purchased or received the property by August 21, 1987. Paco Pumps Inc. is a responsible party for the site because it owned the UST system used for the storage of a hazardous substance (Definition 1), owned the property associated with an unauthorized release (Definition 3).

GP Holdings LLC purchased or received the property on October 23, 1995. GP Holdings LLC is a responsible party for the site because it owned the property associated with an unauthorized release (Definition 3).

9201 San Leandro LLC & Harold Vignoles purchased or received the property on April 19, 2000. 9201 San Leandro LLC & Harold Vignoles is a responsible party for the site because it owned the property associated with an unauthorized release (Definition 3).

Richard Padovani and White Family Properties LLC purchased or received the property on March 26, 2012. Richard Padovani and White Family Properties LLC are responsible parties for the site because they owned the property associated with an unauthorized release (Definition 3).

Richard Padovani and Marcia Chan et al purchased or received the property on January 23, 2017. Richard Padovani and Marcia Chan et al are responsible parties for the site because they owned the property associated with an unauthorized release (Definition 3).

Richard Padovani & Marcia Chan, trustees, & White et al purchased or received the property on February 24, 2017. Richard Padovani & Marcia Chan, trustees, & White et al are responsible parties for the site because they owned the property associated with an unauthorized release (Definition 3).