

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



SEW
01-23-06

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

January 19, 2006

Thomas H. Kosel, Site Manager, Risk Management and Remediation
ConocoPhillips
76 Broadway
Sacramento, CA 95818

Dear Mr. Kosel,

Subject: Fuel Leak Case No. RO0000371, Unocal Service Station No. 7004,
15599 Hesperian Boulevard, San Leandro, CA

Alameda County Environmental Health (ACEH) staff has reviewed "Work Plan for Additional " dated October 14, 2005, prepared by SECOR International Incorporated. We approve of the Work Plan. We request that you perform the proposed work and send us the technical reports requested below.

TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Don Hwang), according to the following schedule:

- January 31, 2006 - 4th Quarter 2005 Groundwater Monitoring Report
- March 19, 2006 – Soil, Groundwater Investigation Report

These reports are being requested pursuant to the Regional Water Quality Control Board's (Regional Board) authority under Section 13267 of the California Water Code.

ELECTRONIC SUBMITTAL OF REPORTS

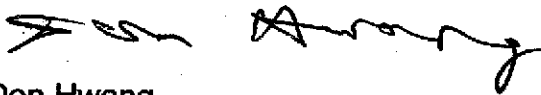
The Alameda County Environmental Cleanup Oversight Programs (LOP and Toxics) now request submission of reports in electronic form. The electronic copy is intended to replace the need for a paper copy and is expected to be relied upon for all public information requests, regulatory review, and compliance/enforcement 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 separate from and in 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 groundwater cleanup programs. For several

Mr. Kosel
January 19, 2006
Page 2 of 2

years, parties responsible for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitor wells, and other data to the Geotracker database over the Internet. Beginning July 1, 2005, electronic submittal of a complete copy of all necessary reports is required in Geotracker (in PDF format). Please visit the State Water Resources Control Board for more information on these requirements (http://www.swrcb.ca.gov/ust/cleanup/electronic_reporting).

If you have any questions, I may be reached at (510) 567-6746.

Sincerely,



Don Hwang
Hazardous Materials Specialist
Local Oversight Program

C: M. Gavan Heinrich, SECOR International Incorporated, 3017 Kilgore Rd.,
Rancho Cordova, CA 95670

Alan Guttenberg, Esq., Guttenberg, Rapson & Colvin LLP,
101 Lucas Valley Rd. #216, San Rafael, CA 94903

Gary Raghianti, Esq., Raghianti Freitas et al., 874 Fourth Street, Ste. D,
San Rafael, CA 94901-3246

Donna Drogos
File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



SCW
6-29-05

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

June 28, 2005

Thomas H. Kosel, Site Manager, Risk Management and Remediation
ConocoPhillips
76 Broadway
Sacramento, CA 95818

Dear Mr. Kosel,

Subject: Fuel Leak Case No. RO0000371, Unocal Service Station No. 7004,
15599 Hesperian Boulevard, San Leandro, CA

Alameda County Environmental Health (ACEH) staff has reviewed the June 14, 2005 revision to the "Addendum to October 14, 2004 Work Plan for Additional Off-Site Monitoring Well Installation" dated May 12, 2005, prepared by SECOR International Incorporated. We approve of the Work Plan, Addendum to the Work Plan, with the revision, provided that the middle samples of the former eastern dispenser island include both soil and groundwater.

TECHNICAL REPORT REQUEST

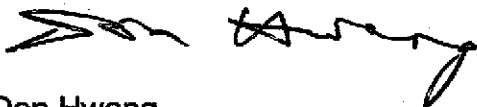
Please submit technical reports to Alameda County Environmental Health (Attention: Don Hwang), according to the following schedule:

August 28, 2005 – Soil, groundwater investigation

Mr. Kosel
June 28, 2005
Page 2 of 2

If you have any questions, I may be reached at (510) 567-6746.

~~_____~~
Sincerely,

A handwritten signature in black ink, appearing to read "Don Hwang". The signature is stylized and cursive.

Don Hwang
Hazardous Materials Specialist
Local Oversight Program

C: M. Gavan Heinrich, SECOR International Incorporated, 3017 Kilgore Rd.,
Rancho Cordova, CA 95670

Alan Guttenberg, Esq., Guttenberg, Rapson & Colvin LLP,
101 Lucas Valley Rd. #216, San Rafael, CA 94903

Gary Raghianti, Esq., Raghianti Freitas et al., 874 Fourth Street, Ste. D,
San Rafael, CA 94901-3246

Donna Drogos
File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



SENT
02-17-05

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

February 16, 2005

Thomas H. Kosel, Site Manager, Risk Management and Remediation
ConocoPhillips
76 Broadway
Sacramento, CA 95818

Dear Mr. Kosel,

Subject: Fuel Leak Case No. RO0000371, Unocal Service Station No. 7004,
15599 Hesperian Boulevard, San Leandro, CA

Alameda County Environmental Health (ACEH) staff has reviewed "Work Plan for Workplan for Additional Off-Site Monitoring Well Installation Limited Subsurface Investigation" dated October 14, 2004, prepared by SECOR International Incorporated. We disapprove the Work Plan. We request that you address the following technical comments and send us the technical reports requested below.

TECHNICAL COMMENTS

- 1) Groundwater Monitoring Wells - We do not agree with the proposed monitoring wells. We feel that it would be premature to install more monitoring wells without additional groundwater sampling to determine the location of the plume for optimal well locations. Please submit a Work Plan for groundwater sampling, which will determine the optimal locations for additional monitoring wells.
- 2) Preferential Pathway Survey - We request that you perform a preferential pathway study that details the potential migration pathways and potential conduits (wells, utilities, pipelines, etc.) for horizontal and vertical migration that may be present in the vicinity of the site.
 - a) Utility Survey - Please submit map(s) and cross-sections showing the location and depth of all utility lines and trenches (including sewers, storm drains, pipelines, trench backfill, etc.) within and near the site and plume area(s). Evaluate the probability of the contaminant plumes encountering preferential pathways and conduits that could spread the contamination, particularly in the vertical direction to deeper water aquifers. Please submit with the Work Plan requested below.

- 3) Historical Hydraulic Gradients – Please show using a rose diagram with magnitude and direction; include cumulative groundwater gradients in all future reports submitted for this site. Please submit with the Work Plan requested below.
- 4) Source Characterization – 1,000 mg/kg TPHg, and 8.4 mg/kg benzene were detected in the deepest soil sample collected from MW-3, at 17.5 ft. below ground surface (bgs). Please propose soil sampling to define the vertical extent of soil contamination in the Work Plan requested below.
- 5) Proposed Monitoring Well Screen Length - The monitoring well screen lengths proposed are 15 feet. We request that your monitoring network be depth discrete, generally, screened intervals of 3 to 5 feet in length.
- 6) Proposed Soil Samples from Borings – Sample at changes of lithology, at the soil/groundwater interface, and at areas of obvious contamination, instead of at the 5 ft. intervals proposed.

OTHER COMMENTS

- 7) Landowner Notification Requirement - Pursuant to California Health & Safety Code Section 25297.15, the active or primary responsible party for a fuel leak case must inform all current property owners of the site of cleanup actions or requests for closure. Furthermore, ACEH may not consider any cleanup proposals or requests for case closure without assurance that this notification requirement has been met. Additionally, the active or primary responsible party is required to forward to ACEH a complete mailing list of all record fee titleholders to the site.

At this time we require that you submit an updated mailing list of all record fee title owners of the site, which states, at a minimum, the following:

A. *In accordance with section 25297.15(a) of Chapter 6.7 of the 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:*

- OR -

B. *In accordance with section 25297.15(a) of Chapter 6.7 of the Health & Safety Code, I, (name of primary responsible party), certify that I am the sole landowner for the above site.*

(Note: Complete item A if there are multiple site landowners. If you are the sole site landowner, skip item A and complete item B.)

In the future, for you to meet these requirements when submitting cleanup proposals or requests for case closure, ACEH requires that you:

1. Notify all current record owners of fee title to the site of any cleanup proposals or requests for case closure;
2. Submit a letter to ACEH which certifies that the notification requirement in 25297.15(a) of the Health and Safety Code has been met;
3. Forward to ACEH a copy of your complete mailing list of all record fee title holders to the site; and
4. Update your mailing list of all record fee titleholders, and repeat the process outlined above prior to submittal of any additional *Corrective Action Plan* or your *Request for Case Closure*.

Your written certification to ACEH (Item 2 above) must state, at a minimum, the following:

A. In accordance with Section 25297.15(a) of the Health & Safety Code, I, (name of primary responsible party), certify that I have notified all responsible landowners of the enclosed proposed action. (Check space for applicable proposed action(s)):

cleanup proposal (Corrective Action Plan)

request for case closure

local agency intention to make a determination that no further action is required

local agency intention to issue a closure letter

- OR -

B. In accordance with section 25297.15(a) of Chapter 6.7 of the Health & Safety Code, I, (name of primary responsible party), certify that I am the sole landowner for the above site.

(Note: Complete item A if there are multiple site landowners. If you are the sole site landowner, skip item A and complete item B.)

TECHNICAL REPORT REQUEST

Please submit technical reports to Alameda County Environmental Health (Attention: Don Hwang), according to the following schedule:

April 16, 2005 - Work Plan

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

Mr. Kosel
February 16, 2005
Page 4 of 4

from a petroleum UST system, and require your compliance with this request.

OTHER REPORT REQUEST

April 16, 2005 - List of Record Fee Title Owners

If you have any questions, I may be reached at (510) 567-6746.

Sincerely,



Don Hwang
Hazardous Materials Specialist
Local Oversight Program

C: M. Gavan Heinrich, SECOR International Incorporated, 3017 Kilgore Rd.,
Rancho Cordova, CA 95670

Alan Guttenberg, Esq., Guttenberg, Rapson & Colvin LLP,
101 Lucas Valley Rd. #216, San Rafael, CA 94903

Gary Ragghianti, Esq., Ragghianti Freitas et al., 874 Fourth Street, Ste. D,
San Rafael, CA 94901-3246

Donna Drogos
File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



9-30-02

September 27, 2002

RO 371

Mr. David B. DeWitt
Phillips 66 Company
2000 Crow Canyon Place, Ste. 400
San Ramon, CA 94583

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

RE: (former) Tosco Station #7004, 15599 Hesperian Blvd., San Leandro

Dear Mr. DeWitt:

We are in receipt of the September 9, 2002 Gettler-Ryan Inc. (GRI) *Work Plan for Subsurface Investigation*, as submitted under GRI cover of the same date. This plan proposes the advance of five (5) GeoProbe[®] soil borings in the area of existing well MW-3. One boring is proposed to be advanced through the floor of the former Kragen Auto Parts store. Both soil and water samples will be collected from each boring for eventual laboratory analyses.

We have been informed that field work occurred on September 20, 2002. We also understand that all samples will be analyzed for fuel compounds and total oxygenates using EPA Method 8260, a departure from the methodologies proposed in the cited work plan.

The cited GRI work plan, as modified, is acceptable to this office.

Please call me at (510) 567-6783 should you have any questions.

Sincerely,

Scott C. Seery, CHMM
Hazardous Materials Specialist

c: Chuck Headlee, RWQCB
Mike Bakaldin, San Leandro Hazardous Materials Program
Doug Lee, Gettler-Ryan Inc., 6747 Sierra Ct., Ste. J, Dublin, CA 94568

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



8-28-02

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

August 27, 2002

RO 371

Mr. David B. DeWitt
Phillips 66 Company
2000 Crow Canyon Place, Ste. 400
San Ramon, CA 94583

RE: (former) Tosco Station #7004, 15599 Hesperian Blvd., San Leandro

Dear Mr. DeWitt:

This letter is sent following review of the January 3, 2002 SECOR *Dual-Phase Extraction Summary Report*, the subsequent Gettler-Ryan Inc. (GRI) sampling reports dated March 7 and May 31, 2002, as well as tabulated (unpublished) GRI sampling data from events occurring May 24 and June 21, 2002. In addition, I have discussed this case at length with Mr. Chuck Headlee, California Regional Water Quality Control Board (RWQCB). This letter is also sent in follow-up to our recent telephone conversations in March and August 2002, and those you shared with my immediate supervisor, Ms. Donna Drogos, in July 2002.

As we discussed, this office has considered your request for case closure, absent the need for a deed notification due to elevated concentrations of residual petroleum hydrocarbons (HC) in groundwater in the vicinity to well MW-3. We have determined that further assessment of this "pocket" of contamination is needed to consider your request further.

At this time, please have your consultant submit a workplan for further assessment of the area proximal to well MW-3 to assess the extent, and estimate the mass, of residual HC in soil and groundwater. This workplan is expected within 60 days of the date of this letter.

Please call me at (510) 567-6783 should you have any questions.

Sincerely,



Scott O. Seery, CHMM
Hazardous Materials Specialist

c: Chuck Headlee, RWQCB
Mike Bakaldin, San Leandro Hazardous Materials Program

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



R0371

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

May 6, 1999

STID 4438

Mr. David DeWitt
Tosco Marketing Company
2000 Crow Canyon Place, Ste. 400
San Ramon, CA 94583

RE: UNOCAL Station #7004, 15599 Hesperian Boulevard, San Leandro

LANDOWNER NOTIFICATION AND PARTICIPATION REQUIREMENTS

Dear Mr. DeWitt:

This letter is to inform you of new legislative requirements pertaining to cleanup and closure of sites where an unauthorized release of hazardous substance, including petroleum, has occurred from an underground storage tank (UST). Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code requires the primary or active responsible party to notify all current record owners of fee title to the site of: 1) a site cleanup proposal, 2) a site closure proposal, 3) a local agency intention to make a determination that no further action is required, and 4) a local agency intention to issue a closure letter. Section 25297.15(b) requires the local agency to take all reasonable steps to accommodate responsible landowners' participation in the cleanup or site closure process and to consider their input and recommendations.

For purposes of implementing these sections, you have been identified as the primary or active responsible party. Please provide to this agency, within twenty (20) calendar days of receipt of this notice, a complete mailing list of all current record owners of fee title to the site. You may use the enclosed "list of landowners" form (sample letter 2) as a template to comply with this requirement. If the list of current record owners of fee title to the site changes, you must notify the local agency of the change within 20 calendar days from when you are notified of the change.

If you are the sole landowner, please indicate that on the landowner list form. The following notice requirements do not apply to responsible parties who are the sole landowner for the site.

LANDOWNER NOTIFICATION

Re: 15599 Hesperian Blvd., San Leandro

May 6, 1999

Page 2 of 2

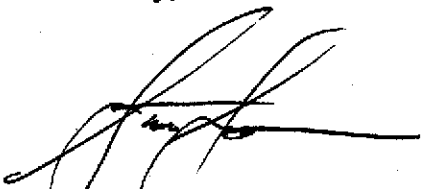
In accordance with Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code, you must certify to the local agency that all current record owners of fee title to the site have been informed of the proposed action before the local agency may do any of the following:

- 1) consider a cleanup proposal (corrective action plan)
- 2) consider a site closure proposal
- 3) make a determination that no further action is required
- 4) issue a closure letter

You may use the enclosed "notice of proposed action" form (sample letter 3) as a template to comply with this requirement. Before approving a cleanup proposal or site closure proposal, determining that no further action is required, or issuing a closure letter, the local agency will take all reasonable steps necessary to accommodate responsible landowner participation in the cleanup and site closure process and will consider all input and recommendations from any responsible landowner.

Please call me at (510) 567-6783 should you have any questions about the content of this letter.

Sincerely,



Scott O. Seery, CHMM
Hazardous Materials Specialist

Attachments

cc: Chuck Headlee, RWQCB
Mike Bakaldin, San Leandro Hazardous Materials Program

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R0371

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
State Water Resources Control Board
Division of Clean Water Programs
UST Local Oversight Program
80 Swan Way, Rm 200
Oakland, CA 94621
(510) 271-4530

STID 4438

March 29, 1993

Mr. Robert Boust
Unocal Corporation
2000 Crow canyon Place, Ste. 400
P.O. Box 5155
San Ramon, CA 94583

RE: UNOCAL STATION #7004, 15599 HESPERIAN BLVD., SAN LEANDRO

Dear Mr. Boust:

This letter follows the review of the case file for this site, in addition to the review of the most recent Kaprealian Engineering, Inc. (KEI) monitoring report dated February 9, 1993. This report documents the results of sampling and monitoring activities occurring at the referenced site between November 1992 and January 1993.

Review of the cited case history and monitoring reports uncovered areas of the investigation which, in our opinion, require some additional information to more fully substantiate the presented data. Please comply with the following list of points or requests for additional information:

- 1) Please submit copies of chromatograms for the TPH analyses performed on water samples collected 4/14/92 from wells MW-1, -2, and -5. Please also submit the chromatograms for MTBE analyses performed on water samples collected 7/19/92 from these same wells. Include the GC temperature programs for each GC run.
- 2) Analyze all monitoring wells for MTBE during the next two **quarterly** sampling events. Submit TPH and MTBE chromatograms for each event.
- 3) The frequency and duration of site monitoring is determined by the RWQCB or designee. The designee, in this case, is the Alameda County Environmental Health Department. Frequency reduction must be with concurrence from one or both of these agencies. Upon review of the data acquired through completion of items 1 and 2, above, the monitoring and sampling frequency reduction already implemented at this site will be evaluated for appropriateness.

Mr. Robert Boust
RE: Unocal Station #7004, 15599 Hesperian Blvd.
March 29, 1993
Page 2 of 2

Thank you for your prompt attention to these issues. Please call me at 510/271-4320 should you have any questions.

Sincerely,



Scott O. Seery, CHMM
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Env. Health
Gil Jensen, Alameda County District Attorney's Office
John Jang, RWQCB
Mike Bakaldin, San Leandro Fire Department
Aram Kaloustian, Kaprealian Engineering
Ed Howell - files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO371

December 26, 1991

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program (5)
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

Mr. Ron Bock
Unocal Corporation
2000 Crow Canyon Road, Ste. 400
San Ramon, CA 94583

RE: CAL-EPA REGIONAL HYDROGEOLOGY AND CONTAMINATION STUDY, CENTRAL
SAN LEANDRO

Dear Mr. Bock:

The California Environmental Protection Agency (Cal-EPA), Department of Toxic Substance Control (DTSC), has been investigating the presence of several priority pollutants, primarily volatile organic compounds (VOC), heavy metals, and nitrates, in soil and ground water occurring in the central San Leandro area since approximately 1986. Currently, six sites are being investigated with Cal-EPA lead or oversight, as follows:

- o 139th Avenue site (Cal-EPA lead)
- o Factor Avenue site (Cal-EPA lead)
- o Singer-Friden site (Cal-EPA lead)
- o Caterpillar site (Cal-EPA oversight)
- o Hudson ICS (Cal-EPA oversight)
- o Staefa Control System Inc./2481 Washington Avenue (Cal-EPA oversight)

Because of similar contamination found at these sites, DTSC suspects that a larger, regional contamination problem exists that requires further investigation. Presently, DTSC is conducting a Regional Hydrology and Contamination Study in Central San Leandro. The purposes of this study include, among other elements:

- o defining as far as possible the known vertical and horizontal extent of contamination in the area;
- o identifying existing public and/or private wells that can be used by DTSC for monitoring purposes;
- o instituting coordinated sampling; and,
- o defining the hydrogeology of the area.

Mr. Bock
RE: Cal-EPA VOC Study
December 26, 1991
Page 2 of 3

The intent of the DTSC study is to develop the best possible data on the extent of contamination while realizing no unnecessary expenditure of public funds. Following the presentation of the study's final report, DTSC will develop a work plan for conducting further study, targeting potential source areas and "hot spots" identified during the course of this phase of the investigation.

The DTSC has requested Alameda County's assistance in developing this study and report by coordinating ground water sampling efforts for those sites under county lead. To meet this goal, you are requested, on a volunteer basis, to supplement the sampling slated to occur at your site(s), listed below, during **January - March 1992**, in addition to those sampling/monitoring activities already required, as follows:

- 1) Collect and analyze ground water samples from at least one well for VOCs (EPA Method 624, or 601/602). The well sampled for this task is to be chosen based upon its potential for detection of VOCs relative to other wells on-site, i.e., its proximity downgradient of a former waste oil or solvent underground storage tank, VOCs identified in prior analyses, etc.
- 2) Present this data, along with other requisite sampling/monitoring data, in the 1992 first quarter report. Submit a copy of this report directly to the DTSC, at the following address:

California Environmental Protection Agency
Department of Toxic Substance Control
700 Heinz Avenue, Suite 200
Berkeley, CA 94710
Attn: Eileen Hughes

The sites affected by this request are as follow:

- (R0371) o [REDACTED]
- (R0300) o [REDACTED]
- (R0366) o [REDACTED]
- (R01039) o [REDACTED]
- (R0877) o [REDACTED]

Mr. Bock
RE: Cal-EPA VOC study
December 26, 1991
Page 3 of 3

Thank you in advance for your cooperation in this matter. Please feel free to contact Mr. Scott Seery of this Division at 510/271-4320, or Ms. Eileen Hughes of DTSC at 510/540-3848, should you have any questions.

Sincerely,



Edgar B. Howell, III
Chief, Hazardous Materials Division

cc: Rafat A. Shahid, Assistant Agency Director, Environmental Health
Gil Jensen, Alameda County District Attorney's Office
Lester Feldman, RWQCB
Eileen Hughes, DTSC
Mike Bakaldin, San Leandro Fire Department
Jim Ferdinand, Eden Consolidated Fire District

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Director



RO371

Telephone Number: (415)

October 9, 1991

Mr. Rick Sisk
Unocal Corporation
2000 Crow Canyon Road, Suite 400
San Ramon, CA 94583

RE: PHASE II WORK PLAN PROPOSAL; UNOCAL #7004, 15599 HESPERIAN
BOULEVARD., SAN LEANDRO

Dear Mr. Bock:

This Department is in receipt and has completed review of the May 31, 1991 Kaprealian Engineering, Inc. (KEI) preliminary ground water report and Phase II work plan proposal for the referenced site, as submitted under KEI cover dated June 13, 1991. The noted report documents the April 22, 1991 installation of three (3) ground water monitoring wells, and the results of laboratory analyses of soil and ground water samples collected during boring advancement and after well development, respectively. The noted work plan outlines plans for the installation of three (3) additional on-site ground water monitoring wells in areas determined from ground water elevation data collected May 4, 1991 to be down- and cross-gradient from the tank pit.


The current scope of the noted May 31 well installation work plan has been accepted by this Department.

Be advised, however, that, based upon the apparent severity of contamination discovered in both soil and ground water associated with well MW-3, Unocal must begin developing a viable remediation plan for this site. During the interim, subjective monthly monitoring of well MW-3 for the presence of sheen or floating product shall begin and continue until further notice. Further, should proposed wells MW-4, -5, and -6 exhibit sheen or free phase hydrocarbons during the initial round of sampling, these wells must also be checked subjectively on a monthly basis until further notice. Those wells exhibiting free phase hydrocarbons shall be purged monthly. Ground water levels shall be measured in each well on a monthly basis, and contour maps generated, until data from 12 consecutive months have been collected for each. Geologic cross sections of the site shall be generated.

Mr. Rick Sisk
RE: Unocal #7004, 15599 Hesperian Blvd.
October 9, 1991
Page 2 of 2

Please submit the 1991 3rd quarter sampling report no later than November 1. Please call me at 510/271-4320 should you have any questions.

Sincerely,



Scott O. Seery, CHMM
Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director, Environmental Health
Gil Jensen, Alameda County District Attorney's Office
Lester Feldman, RWQCB
Howard Hatayama, TSCD
Mike Bakaldin, San Leandro Fire Department
Timothy Ross, KEI

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0371

August 20, 1991

Mr. Rick Sisk
Unocal Corporation
2000 Crow Canyon Road, Ste. 400
P.O. Box 5155
San Ramon, CA 94583

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

RE: UNOCAL STATION #7004, 15599 HESPERIAN BOULEVARD, SAN LEANDRO,
ALAMEDA COUNTY

Dear Mr. Sisk:

The Department is in receipt of the November 27, 1990 and May 31, 1991 Kaprealian Engineering, Inc. (KEI) preliminary site assessment (PSA) Phase I work plan and Phase I report, as submitted under KEI covers dated March 22 and June 13, 1991, respectively. The referenced proposal and report focus on the current status of investigations into the extent of subsurface contamination at the subject Unocal facility.

The PSA was required as a result of laboratory analyses of soil samples collected October 12, 1990 following closure of three fuel tanks. Elevated concentrations of fuel hydrocarbons in these samples identify that a confirmed release had occurred at this site. A cursory review of the May 31 Phase I report also indicates that there has been a substantial impact to ground water underlying this site.

As you are aware, such projects require the remittance of a deposit to offset expenses incurred by the Department during oversight of this work. The Department will not be able to begin review of the referenced report/proposals until such time as a deposit has been received. At this time, the required initial deposit for this phase of the investigation is \$855. (Note: A request for oversight funds were previously requested in correspondence dated November 13, 1990, addressed to Mr. Kenneth Ambrose, Unocal Station #7004, a copy of which was provided you at that time.)

Please remit your deposit in the form of a check made payable to Alameda County, addressed to the letterhead office. Please remit this deposit within 15 days of the date of this letter.

Please call me at 415/271-4320 should you have any questions.

Sincerely,


Scott O. Seery, CHMM
Hazardous Materials Specialist

Mr. Rick Sisk
RE: Unocal #7004, 15599 Hesperian Blvd.
August 20, 1991
Page 2 of 2

cc: Rafat A. Shahid, Assistant Agency Director, Environmental Health
Edgar Howell, Chief, Hazardous Materials Division
Gil Jensen, Alameda County District Attorney's Office
Lester Feldman, RWQCB
Howard Hatayama, DHS
Mike Bakaldin, San Leandro Fire Dept.
files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0371

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Program
80 Swan Way, Rm. 200
Oakland, CA 94621
(415)

November 13, 1990

Mr. Kenneth Ambrose, Unocal Service Station #7004
15599 Hesperian Blvd.
San Leandro, CA 94579

re: Replacement of Underground Tank(s)

Dear Mr. Ambrose

We have been informed by the City of San Leandro that on or about October 16th, 1990 an underground storage tank or tanks were removed from your facility at 15599 Hesperian Blvd., San Leandro, and that soil and ground water near the tank(s) may have been contaminated by gasoline or other petroleum products leaking from the tank(s).

Our agency is responsible for carrying out the mandates of California laws and regulations pertaining to protection of soil and groundwater. Please provide us with the following information:

A drawing or map of your facility showing the former location of the tank(s).

Documentation of proper disposal of the tank(s), tank contents, and of any soil shipped off site.

Records of soil samples and ground water samples taken in conjunction with removal of the tank(s). (Locations of soil and ground water samples should be marked the drawing or map of your facility.)

The company names, addresses and phone numbers of all contractors and consultants involved in the tank removal.

If our agency determines that your site could have experienced an unauthorized release of petroleum hydrocarbons impacting soil and/or ground water, we will require you to submit a proposal for determining the vertical and horizontal extent of soil and groundwater contamination, and a proposal for soil and groundwater remediation.

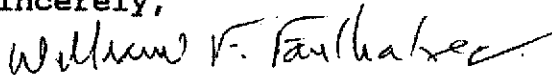
This is a formal request for documentation pursuant to California Water Code, section 13267 (b).

Unocal S/S #7004
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We also require a "deposit-refund" of \$300.00, paid by check made out to Alameda County, to cover our costs while reviewing the documents you send us and overseeing site remediation, if that should be necessary. Any amount remaining when remediation is complete will be returned to you. Our cost is \$60.00/hour.

Please contact me at 271-4320 if you have any questions.

Sincerely,



William F. Faulhaber

cc: Rafat Shahid, Agency Director
Edgar B. Howell, Chief, Hazardous Materials Division
SFRWQCB
Mike Bakaldin, HazMat Coordinator, City of San Leandro,
835 E. 14th St., San Leandro, CA 94577
Mr. Rick Sisk, Unocal Corporation, 2000 Crow Canyon Place, Suite
400, San Ramon, CA 94583

