

August 6, 1996

Alameda County Health Care Services
1131 Harbor Bay Parkway
Alameda, CA 94502

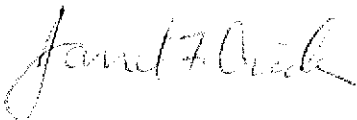
RE: Unocal Service Station #7004
15599 Hesperian Boulevard
San Leandro, California

Per the request of the Unocal Corporation Project Manager, Mr. Adadu Yemane, enclosed please find our most recent data report for the above referenced site.

Should you have any questions regarding the reporting of data, please feel free to call our office at (510) 602-5120. Any other questions may be directed to the Project Manager at (510) 277-2383.

Sincerely,

MPDS Services, Inc.



Jarrel F. Crider

/dr

Enclosure

cc: Mr. Adadu Yemane

06 AUG -9 AM 8:19
ENVIRONMENTAL
PROTECTION

ALAMEDA COUNTY HEALTH CARE SERVICES
PROJECT #7004
95 FEB 16 PM 1:55

February 13, 1996

Alameda County Health Care Services
1131 Harbor Bay Parkway
Alameda, CA 94502


RE: Unocal Service Station #7004
15599 Hesperian Boulevard
San Leandro, California

Per the request of the Unocal Corporation Project Manager, Mr. Adadu Yemane, enclosed please find our most recent data report for the above referenced site.

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Sincerely,

MPDS Services, Inc.



Jarrel F. Crider

/jfc

Enclosure

cc: Mr. Adadu Yemane



MPDS-UN7004-09
February 2, 1996

Unocal Corporation
2000 Crow Canyon Place, Suite 400
P.O. Box 5155
San Ramon, California 94583

Attention: Mr. Adadu Yemane

RE: Quarterly Data Report
Unocal Service Station #7004
15599 Hesperian Boulevard
San Leandro, California

Dear Mr. Yemane:

This data report presents the results of the most recent quarter of monitoring and sampling of the monitoring wells at the referenced site by MPDS Services, Inc.

RECENT FIELD ACTIVITIES

The monitoring wells that were monitored and sampled during this quarter are indicated in Table 1. Prior to sampling, the wells were checked for depth to water and the presence of free product or sheen. The monitoring data and the ground water elevations are summarized in Table 1. The ground water flow direction during the most recent quarter is shown on the attached Figure 1.

Ground water samples were collected on January 8, 1996. Prior to sampling, the wells were each purged of between 7 and 8.5 gallons of water. Samples were then collected using a clean Teflon bailer. The samples were decanted into clean VOA vials, which were then sealed with Teflon-lined screw caps, labeled, and stored in a cooler, on ice, until delivery to a state-certified laboratory. Trip blank, Equipment blank and Field blank samples (denoted as ES1, ES2 and ES3 respectively) were also collected for quality assurance and control. MPDS Services, Inc. transported the purged ground water to the Unocal Refinery located in Rodeo, California, for treatment and discharge to San Pablo Bay under NPDES permit.

ANALYTICAL RESULTS

The ground water samples were analyzed at Sequoia Analytical Laboratory and were accompanied by properly executed Chain of Custody documentation. The analytical results of the ground water samples collected to date are summarized in Table 2. The concentrations of Total Petroleum Hydrocarbons (TPH) as gasoline and benzene detected in the ground water samples collected this quarter are shown on the attached Figure 2.

Copies of the laboratory analytical results and the Chain of Custody documentation are attached to this report.

LIMITATIONS

Environmental changes, either naturally-occurring or artificially-induced, may cause changes in ground water levels and flow paths, thereby changing the extent and concentration of any contaminants.

DISTRIBUTION

A copy of this report should be sent to the Alameda County Health Care Services, and to Mr. Michael Bakaldin of the City of San Leandro Fire Department.

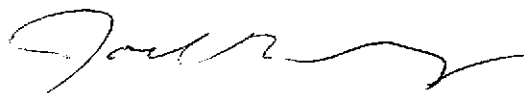
If you have any questions regarding this report, please do not hesitate to call Mr. Joel G. Greger at (510) 602-5120.

Sincerely,

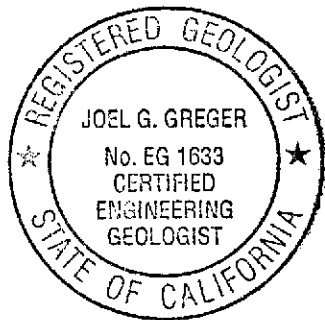
MPDS Services, Inc.



Haig (Gary) Tejririan
Senior Staff Geologist



Joel G. Greger, C.E.G.
Senior Engineering Geologist



License No. EG 1633
Exp. Date 8/31/96

/bp

Attachments: Tables 1 & 2
Location Map
Figures 1 & 2
Laboratory Analyses
Chain of Custody documentation

cc: Mr. Timothy R. Ross, Kaprealian Engineering, Inc.

TABLE 1

SUMMARY OF MONITORING DATA

Well #	Ground Water Elevation (feet)	Depth to Water (feet)◆	Total Well Depth (feet)◆	Product Thickness (feet)	Sheen	Water Purged (gallons)
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(Monitored and Sampled on January 8, 1996)

MW1	22.21	14.18	24.22	0	No	7
MW2	22.26	14.81	24.40	0	No	7
MW3	22.09	14.70	24.70	0	No	7
MW4	22.01	13.43	25.65	0	No	8.5
MW5	21.96	14.85	26.15	0	No	8
MW6	22.08	15.05	25.64	0	No	7.5

(Monitored and Sampled on October 12, 1995)

MW1*	22.10	14.29	24.17	0	--	0
MW2*	22.19	14.88	24.34	0	--	0
MW3	21.98	14.81	24.65	0	No	7
MW4*	21.85	13.59	25.60	0	--	0
MW5	21.79	15.02	26.07	0	No	8
MW6*	21.96	15.17	25.57	0	--	0

(Monitored and Sampled on July 14, 1995)

MW1	23.46	12.93	24.20	0	No	8
MW2	23.52	13.55	24.38	0	No	7.5
MW3	23.33	13.46	24.69	0	No	8
MW4	23.21	12.23	25.63	0	No	9.5
MW5	23.12	13.69	26.10	0	No	8.5
MW6	23.26	13.87	25.60	0	No	8

(Monitored and Sampled on April 5, 1995)

MW1*	24.63	11.76	24.70	0	--	0
MW2*	24.95	12.12	24.75	0	--	0
MW3	24.76	12.03	25.11	0	No	9
MW4*	24.39	11.05	25.94	0	--	0
MW5	25.09	11.72	26.25	0	No	10
MW6*	24.99	12.14	25.97	0	--	0

TABLE 1 (Continued)

SUMMARY OF MONITORING DATA

<u>Well #</u>	<u>Well Casing Elevation (feet)**</u>
MW1	36.39
MW2	37.07
MW3	36.79
MW4	35.44
MW5	36.81
MW6	37.13

◆ The depth to water level and total well depth measurements were taken from the top of the well casings.

* Monitored only.

** The elevations of the top of the well casings are relative to Mean Sea Level (MSL), based on the City of San Leandro Benchmark (elevation = 36.04 feet MSL).

-- Sheen determination was not performed.

TABLE 2

SUMMARY OF LABORATORY ANALYSES
 WATER

Well #	Date	TPH as Gasoline	Benzene	Toluene	Ethyl- benzene	Xylenes	MTBE
MW1	1/08/96	ND	ND	ND	ND	ND	--
	10/12/95	SAMPLED	SEMI-ANNUALLY				
	7/14/95	ND	0.65	2.2	ND	2.3	--
	1/05/95	ND	ND	ND	ND	ND	--
	10/06/94	SAMPLED	SEMI-ANNUALLY				
	7/08/94	ND	ND	ND	ND	ND	--
	4/06/94	SAMPLED	SEMI-ANNUALLY				
	1/11/94	ND	ND	ND	ND	ND	--
	7/22/93	ND	ND	ND	ND	ND	77
	4/20/93	--	--	--	--	--	56
	1/21/93	ND	ND	ND	ND	ND	42
	10/28/92	SAMPLED	SEMI-ANNUALLY				
	7/09/92	70*	ND	ND	ND	ND	130
	4/14/92	76*	ND	ND	ND	ND	--
	1/14/92	ND	ND	ND	ND	ND	--
	10/14/91	ND	ND	ND	ND	ND	--
	7/23/91	ND	ND	ND	ND	ND	--
	5/04/91	ND	ND	ND	ND	ND	--
	MW2	1/08/96	91*	ND	ND	ND	ND
10/12/95		SAMPLED	SEMI-ANNUALLY				
7/14/95		86*	ND	ND	ND	ND	--
1/05/95		310*	ND	ND	ND	ND	--
10/06/94		SAMPLED	SEMI-ANNUALLY				
7/08/94		140*	ND	ND	ND	ND	--
4/06/94		SAMPLED	SEMI-ANNUALLY				
1/11/94		120*	ND	ND	ND	ND	--
7/22/93		62*	ND	ND	ND	ND	42
4/20/93		--	--	--	--	--	80
1/21/93		ND	ND	ND	ND	ND	17
10/28/92		SAMPLED	SEMI-ANNUALLY				
7/09/92		ND	ND	ND	ND	ND	49
4/14/92		45*	ND	ND	ND	ND	--
1/14/92		ND	ND	ND	ND	ND	--
10/14/91		ND	ND	ND	ND	ND	--
7/23/91		ND	ND	ND	ND	ND	--
5/04/91		ND	ND	ND	ND	ND	--

TABLE 2 (Continued)

SUMMARY OF LABORATORY ANALYSES
 WATER

Well #	Date	TPH as Gasoline	Benzene	Toluene	Ethyl-benzene	Xylenes	MTBE
MW3 MTBE	1/08/96▼▼	14,000	760	ND	3,100	380	--
	10/12/95▼	17,000	1,000	ND	3,600	1,000	--
	7/14/95	21,000	1,600	ND	3,900	1,500	--
	4/05/95	18,000	2,100	ND	3,700	690	--
	1/05/95	20,000	2,100	ND	3,200	3,800	--
	10/06/94	20,000	2,100	26	3,000	900	--
	7/08/94	18,000	2,200	25	2,500	860	--
	4/06/94	24,000	3,100	ND	3,300	820	--
	1/11/94	19,000	3,300	31	3,300	890	--
	10/06/93	24,000	4,100	ND	3,600	2,000	ND
	7/22/93	16,000	4,500	17	3,600	1,900	440
	4/20/93	18,000	3,700	11	2,300	1,300	410
	1/21/93	12,000	2,800	11	1,600	590	--
	10/28/92	15,000	4,400	15	2,400	800	--
	7/09/92	13,000	3,200	12	1,900	1,100	--
	4/14/92	16,000	3,400	19	1,400	1,300	--
	1/14/92	13,000	6,600	19	2,600	1,800	--
	10/14/91	25,000	6,300	78	2,000	1,400	--
	7/23/91	17,000	5,500	26	1,800	2,800	--
5/04/91	34,000	6,100	32	1,200	6,100	--	
MW4	1/08/96▼▼	ND	ND	ND	ND	ND	--
	10/12/95	SAMPLED SEMI-ANNUALLY					
	7/14/95	ND	ND	ND	ND	ND	--
	1/05/95	ND	ND	ND	ND	ND	--
	10/06/94	SAMPLED SEMI-ANNUALLY					
	7/08/94	ND	ND	ND	ND	ND	--
	4/06/94	SAMPLED SEMI-ANNUALLY					
	1/11/94	ND	ND	ND	ND	ND	--
	7/22/93	ND	ND	ND	ND	ND	54
	4/20/93	--	--	--	--	--	65
	1/21/93	ND	ND	ND	ND	ND	--
	10/28/92	SAMPLED SEMI-ANNUALLY					
	7/09/92	ND	ND	ND	ND	ND	--
	4/14/92	ND	ND	ND	ND	ND	--
	1/14/92	ND	ND	ND	ND	ND	--
10/14/91	ND	ND	ND	ND	ND	--	
7/23/91	ND	ND	ND	ND	ND	--	

TABLE 2 (Continued)

**SUMMARY OF LABORATORY ANALYSES
 WATER**

<u>Well #</u>	<u>Date</u>	<u>TPH as Gasoline</u>	<u>Benzene</u>	<u>Toluene</u>	<u>Ethyl-benzene</u>	<u>Xylenes</u>	<u>MTBE</u>
MW5	1/08/96▼▼	ND	0.55	ND	ND	0.58	--
	10/12/95▼	310	ND	ND	31	1.2	--
	7/14/95	180	1.3	ND	7.9	ND	--
	4/05/95	ND	ND	ND	ND	ND	--
	1/05/95	85	ND	ND	ND	ND	--
	10/06/94	350	1.3	ND	ND	ND	--
	7/08/94	200	ND	ND	ND	ND	--
	4/06/94	260	1.4	ND	0.88	ND	--
	1/11/94	160	ND	0.79	0.54	ND	--
	10/06/93	150	1.1	ND	3.1	0.85	57
	7/22/93	59**	ND	ND	2.6	ND	42
	4/20/93	99*	ND	ND	ND	ND	120
	1/21/93	100*	ND	ND	ND	ND	160
	10/28/92	ND	ND	ND	ND	ND	45
	7/09/92	ND	ND	ND	ND	ND	71
	4/14/92	86*	ND	ND	ND	ND	--
	1/14/92	60*	ND	ND	ND	ND	--
	10/14/91	140	0.72	ND	1.3	0.89	--
	7/23/91	260	1.2	0.39	10	0.71	--
MW6	1/08/96	ND	ND	ND	ND	ND	--
	10/12/95	SAMPLED	SEMI-ANNUALLY				
	7/14/95	ND	ND	ND	ND	ND	--
	1/05/95	ND	ND	ND	ND	ND	--
	10/06/94	SAMPLED	SEMI-ANNUALLY				
	7/08/94	ND	ND	ND	ND	ND	--
	4/06/94	SAMPLED	SEMI-ANNUALLY				
	1/11/94	ND	ND	ND	ND	ND	--
	7/22/93	ND	ND	ND	ND	ND	ND
	4/20/93	--	--	--	--	--	ND
	1/21/93	ND	ND	ND	ND	ND	--
	10/28/92	SAMPLED	SEMI-ANNUALLY				
	7/09/92	ND	ND	ND	ND	ND	--
	4/14/92	ND	ND	ND	ND	ND	--
	1/14/92	ND	ND	ND	ND	ND	--
	10/14/91	ND	ND	ND	ND	ND	--
	7/23/91	ND	ND	ND	ND	ND	--

TABLE 2 (Continued)

SUMMARY OF LABORATORY ANALYSES
WATER

MTBE = Methyl tert butyl ether.

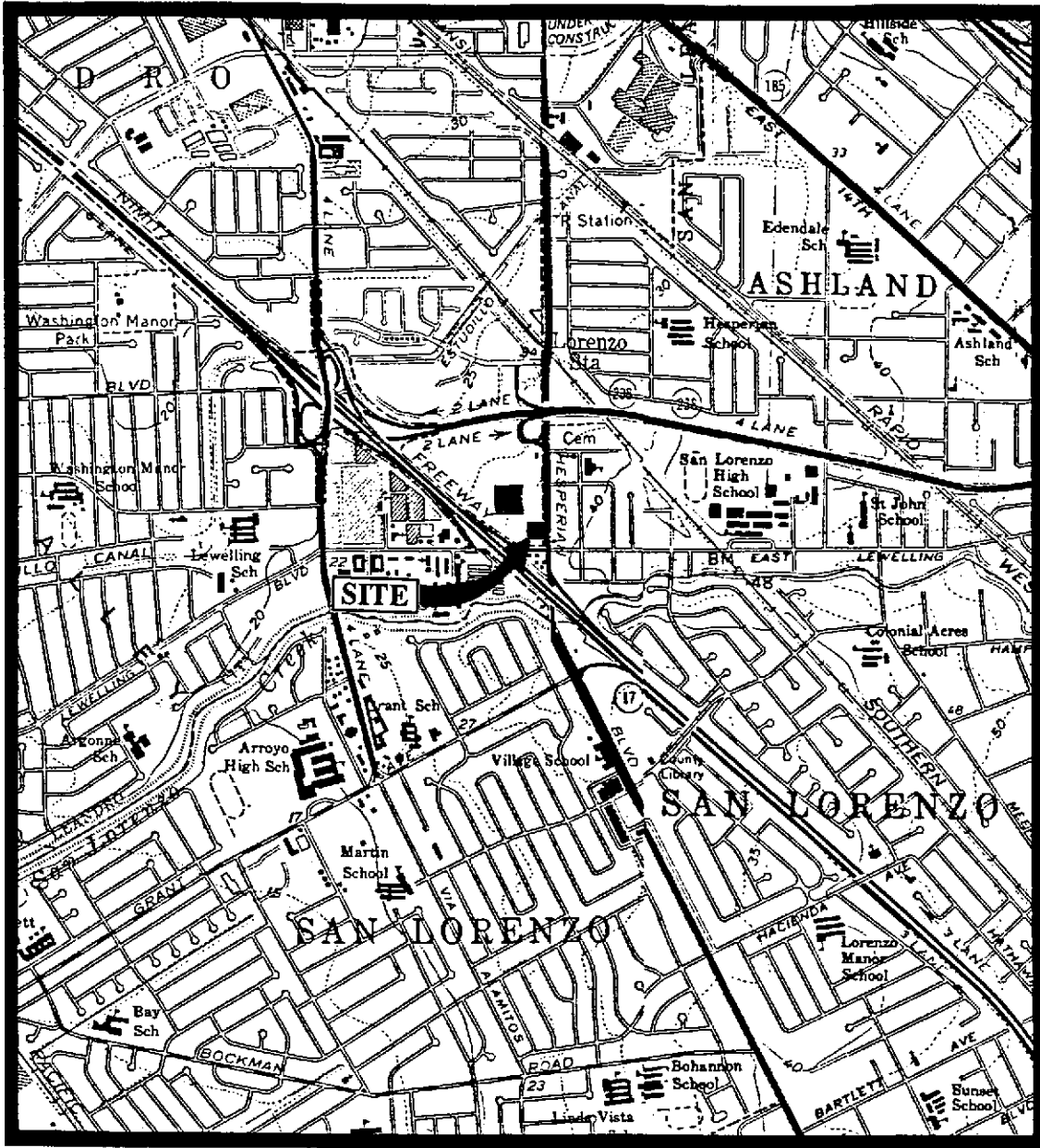
- ▼ Sequoia Analytical Laboratory has potentially identified the presence of MTBE at reportable levels in the ground water sample collected from this well.
- ▼▼ Sequoia Analytical Laboratory has identified the presence of MTBE at a level above or equal to the taste and odor threshold of 40 µg/L in the sample collected from this well.
- * Sequoia Analytical Laboratory reported that the hydrocarbons detected did not appear to be gasoline.
- ** Sequoia Analytical Laboratory reported that the hydrocarbons detected appeared to be a gasoline and non-gasoline mixture.

ND = Non-detectable.

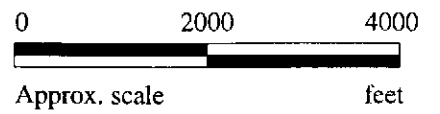
-- Indicates analysis was not performed.

Results are in micrograms per liter (µg/L), unless otherwise indicated.

Note: Laboratory analyses data prior to January 11, 1994, were provided by Kaprealian Engineering, Inc.



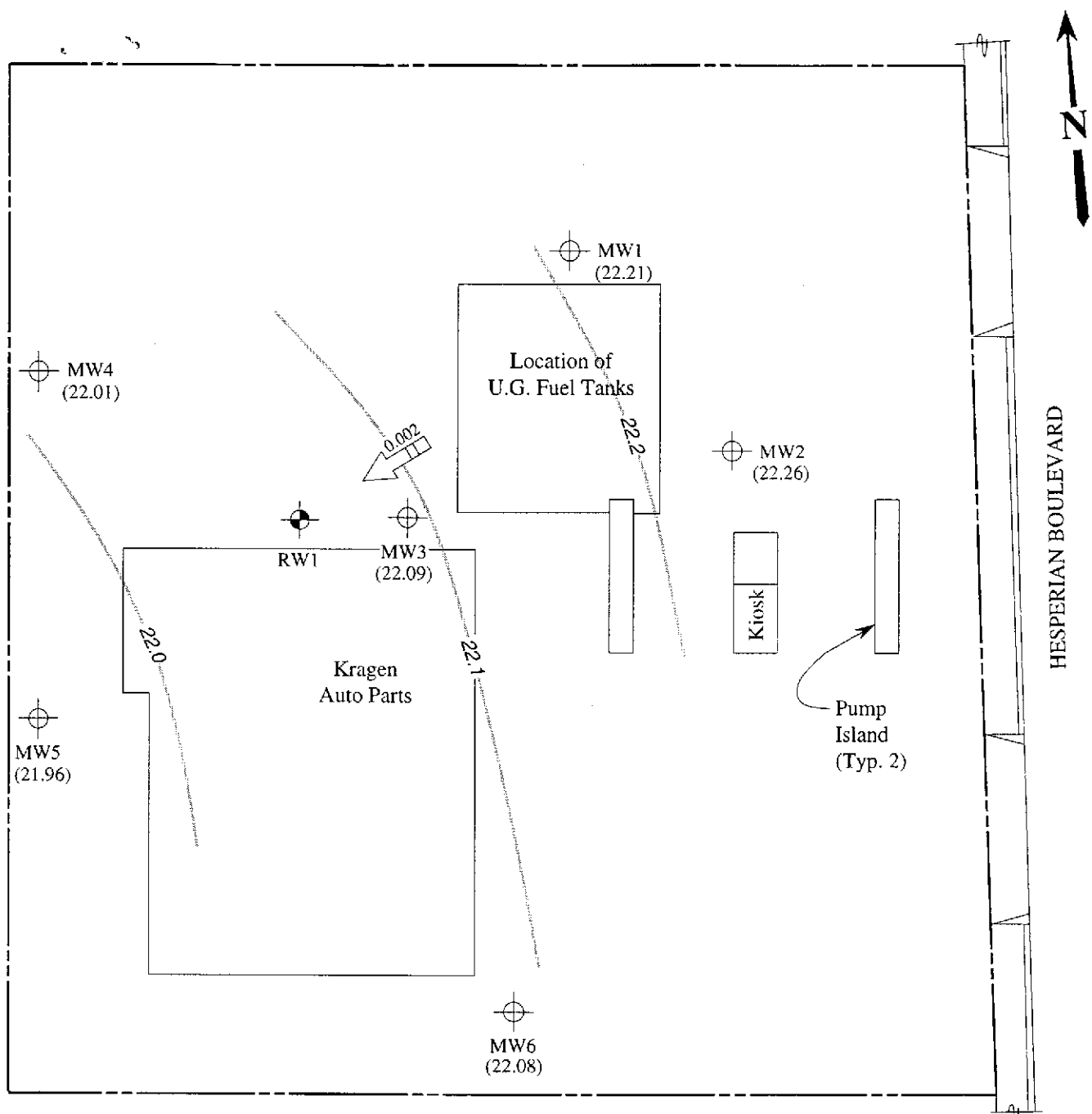
Base modified from 7.5 minute U.S.G.S. Hayward and San Leandro Quadrangles
(both photorevised 1980)







mpds SERVICES, INCORPORATED

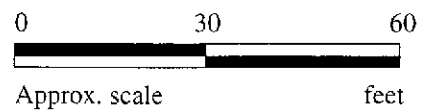
**UNOCAL SERVICE STATION #7004
15599 HESPERIAN BOULEVARD
SAN LEANDRO, CALIFORNIA**

**LOCATION
MAP**



LEGEND

-  Monitoring well
-  Aquifer testing well
- () Ground water elevation in feet above Mean Sea Level
-  Direction of ground water flow with approximate hydraulic gradient
-  Contours of ground water elevation

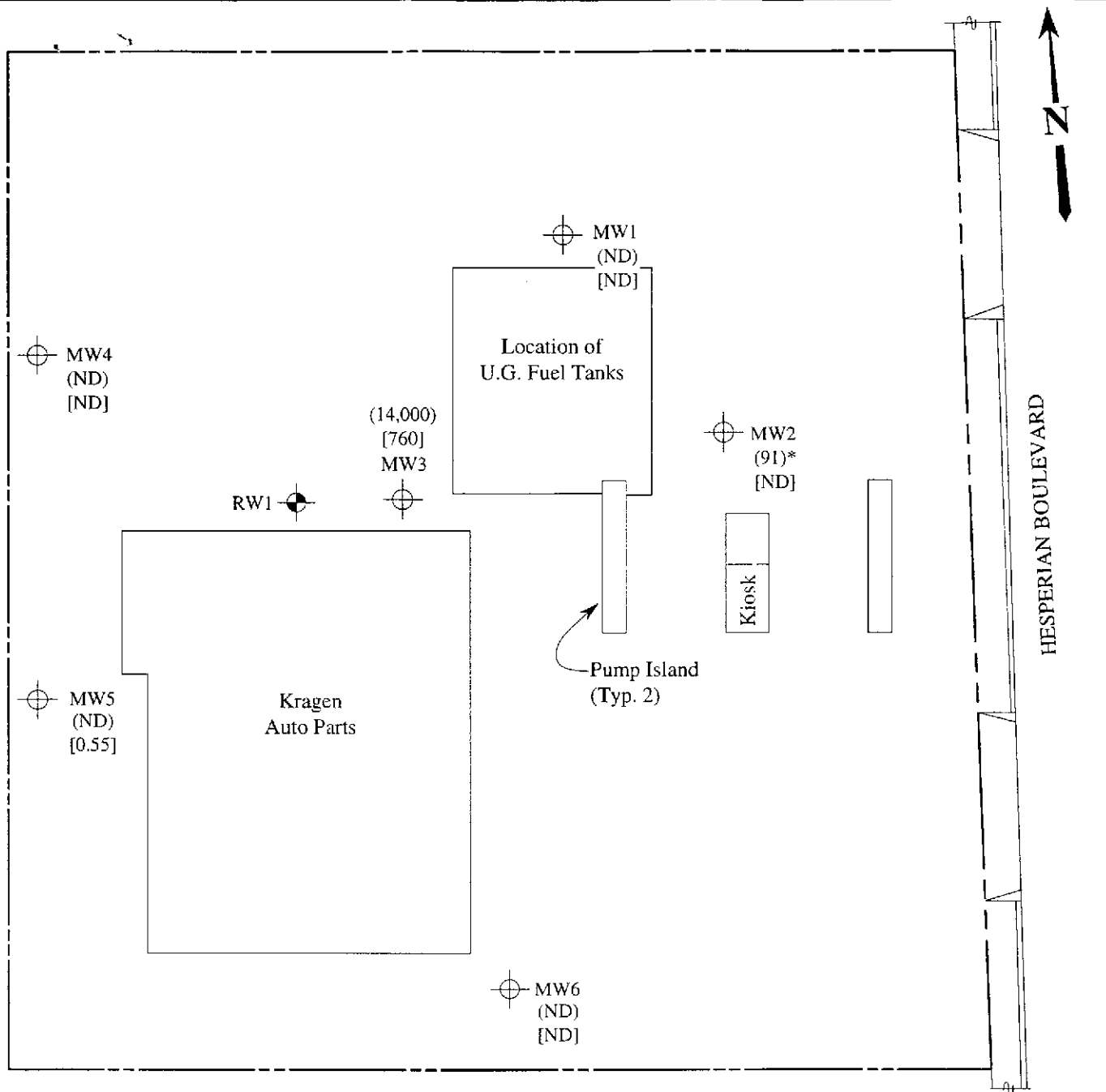


POTENTIOMETRIC SURFACE MAP FOR THE JANUARY 8, 1996 MONITORING EVENT

MPDS SERVICES, INCORPORATED

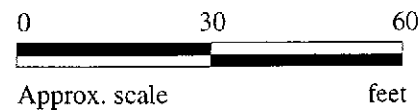
**UNOCAL SERVICE STATION #7004
15599 HESPERIAN BOULEVARD
SAN LEANDRO, CALIFORNIA**

**FIGURE
1**



LEGEND

- ⊕ Monitoring well
- ⊙ Aquifer testing well
- () Concentration of TPH as gasoline in µg/L
- [] Concentration of benzene in µg/L
- ND Non-detectable



* The lab reported that the hydrocarbons detected did not appear to be gasoline.

PETROLEUM HYDROCARBON CONCENTRATIONS IN GROUND WATER ON JANUARY 8, 1996



**UNOCAL SERVICE STATION #7004
15599 HESPERIAN BOULEVARD
SAN LEANDRO, CALIFORNIA**

**FIGURE
2**



MPDS Services	Client Project ID: Unocal #7004, 11599 Hesperian Blvd.	Sampled: Jan 8, 1996
2401 Stanwell Dr., Ste. 300	Matrix Descript: Water	Received: Jan 8, 1996
Concord, CA 94520	Analysis Method: EPA 5030/8015 Mod./8020	Reported: Jan 26, 1996
Attention: Jarrel Crider	First Sample #: 601-0509	

TOTAL PURGEABLE PETROLEUM HYDROCARBONS with BTEX DISTINCTION

Sample Number	Sample Description	Purgeable Hydrocarbons µg/L	Benzene µg/L	Toluene µg/L	Ethyl Benzene µg/L	Total Xylenes µg/L
601-0509	MW1	ND	ND	ND	ND	ND
601-0510	MW2	91*	ND	ND	ND	ND
601-0511	MW3	14,000	760	ND	3,100	380
601-0512	MW4	ND	ND	ND	ND	ND
601-0513	MW5	ND	0.55	ND	ND	0.58
601-0514	MW6	ND	ND	ND	ND	ND
601-0515	ES1	ND	ND	ND	ND	ND
601-0516	ES2	ND	ND	ND	ND	ND
601-0517	ES3	ND	ND	ND	ND	ND

* Hydrocarbons detected did not appear to be gasoline.

Detection Limits:	50	0.50	0.50	0.50	0.50
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Total Purgeable Petroleum Hydrocarbons are quantitated against a fresh gasoline standard.
Analytes reported as ND were not present above the stated limit of detection.

SEQUOIA ANALYTICAL, #1271

Signature on File

Alan B. Kemp
Project Manager





MPDS Services
2401 Stanwell Dr., Ste. 300
Concord, CA 94520
Attention: Jarrel Crider

Client Project ID: Unocal #7004, 11599 Hesperian Blvd.
Matrix Descript: Water San Leandro
Analysis Method: EPA 5030/8015 Mod./8020
First Sample #: 601-0509

Sampled: Jan 8, 1996
Received: Jan 8, 1996
Reported: Jan 26, 1996

TOTAL PURGEABLE PETROLEUM HYDROCARBONS with BTEX DISTINCTION

Sample Number	Sample Description	Chromatogram Pattern	DL Mult. Factor	Date Analyzed	Instrument ID	Surrogate Recovery, % QC Limits: 70-130
601-0509	MW1	--	1.0	1/19/96	HP-5	84
601-0510	MW2	Discrete Peaks*	1.0	1/19/96	HP-5	91
601-0511	MW3	Gasoline	200	1/22/96	HP-5	86
601-0512	MW4	--	1.0	1/19/96	HP-5	108
601-0513	MW5	--	1.0	1/19/96	HP-5	89
601-0514	MW6	--	1.0	1/19/96	HP-5	89
601-0515	ES1	--	1.0	1/19/96	HP-5	86
601-0516	ES2	--	1.0	1/19/96	HP-5	88
601-0517	ES3	--	1.0	1/19/96	HP-5	88

SEQUOIA ANALYTICAL, #1271

Signature on File

Alan B. Kemp
Project Manager

Please Note:
* "Discrete Peaks" refers to unidentified peaks in the EPA 8010 range.





MPDS Services
2401 Stanwell Dr., Ste. 300
Concord, CA 94520
Attention: Jarrel Crider

Client Project ID: Unocal #7004, 11599 Hesperian Blvd., San Leandro
Matrix: Water

QC Sample Group: 6010509-517

Reported: Jan 26, 1996

QUALITY CONTROL DATA REPORT

ANALYTE	Benzene	Toluene	Ethyl Benzene	Xylenes
Method:	EPA 8020	EPA 8020	EPA 8020	EPA 8020
Analyst:	S. Chullakorn	S. Chullakorn	S. Chullakorn	S. Chullakorn

MS/MSD Batch#:	6010613	6010613	6010613	6010613
Date Prepared:	1/19/96	1/19/96	1/19/96	1/19/96
Date Analyzed:	1/19/96	1/19/96	1/19/96	1/19/96
Instrument I.D.#:	HP-5	HP-5	HP-5	HP-5
Conc. Spiked:	20 µg/L	20 µg/L	20 µg/L	60 µg/L
Matrix Spike % Recovery:	100	95	95	95
Matrix Spike Duplicate % Recovery:	90	90	90	92
Relative % Difference:	11	5.4	5.4	3.6

LCS Batch#:	3LCS011996	3LCS011996	3LCS011996	3LCS011996
Date Prepared:	1/19/96	1/19/96	1/19/96	1/19/96
Date Analyzed:	1/19/96	1/19/96	1/19/96	1/19/96
Instrument I.D.#:	HP-5	HP-5	HP-5	HP-5
LCS % Recovery:	95	90	90	93

% Recovery Control Limits:	71-133	72-128	72-130	71-120
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Please Note:

The LCS is a control sample of known, interferent free matrix that is analyzed using the same reagents, preparation, and analytical methods employed for the samples. The matrix spike is an aliquot of sample fortified with known quantities of specific compounds and subjected to the entire analytical procedure. If the recovery of analytes from the matrix spike does not fall within specified control limits due to matrix interference, the LCS recovery is to be used to validate the batch.

SEQUOIA ANALYTICAL, #1271

Signature on File

Alan B. Kemp
Project Manager





MPDS Services 2401 Stanwell Dr., Ste. 300 Concord, CA 94520 Attention: Jarrel Crider	Client Project ID: Unocal #7004, 11599 Hesperian Blvd., San Leandro Matrix: Water QC Sample Group: 6010509-517	Reported: Jan 26, 1996
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QUALITY CONTROL DATA REPORT

ANALYTE	Benzene	Toluene	Ethyl Benzene	Xylenes
Method:	EPA 8020	EPA 8020	EPA 8020	EPA 8020
Analyst:	K. Nill	K. Nill	K. Nill	K. Nill

MS/MSD Batch#:	6010714	6010714	6010714	6010714
Date Prepared:	1/23/96	1/23/96	1/23/96	1/23/96
Date Analyzed:	1/23/96	1/23/96	1/23/96	1/23/96
Instrument I.D.#:	HP-5	HP-5	HP-5	HP-5
Conc. Spiked:	20 µg/L	20 µg/L	20 µg/L	60 µg/L
Matrix Spike % Recovery:	105	100	100	102
Matrix Spike Duplicate % Recovery:	105	100	100	103
Relative % Difference:	0.0	0.0	0.0	1.6

LCS Batch#:	3LCS012396	3LCS012396	3LCS012396	3LCS012396
Date Prepared:	1/23/96	1/23/96	1/23/96	1/23/96
Date Analyzed:	1/23/96	1/23/96	1/23/96	1/23/96
Instrument I.D.#:	HP-5	HP-5	HP-5	HP-5
LCS % Recovery:	84	96	93	94

% Recovery Control Limits:	71-133	72-128	72-130	71-120
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Please Note:

The LCS is a control sample of known, interferent free matrix that is analyzed using the same reagents, preparation, and analytical methods employed for the samples. The matrix spike is an aliquot of sample fortified with known quantities of specific compounds and subjected to the entire analytical procedure. If the recovery of analytes from the matrix spike does not fall within specified control limits due to matrix interference, the LCS recovery is to be used to validate the batch.

SEQUOIA ANALYTICAL, #1271

Signature on File

Alan B. Kemp
Project Manager





Sequoia Analytical

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(510) 988-9600
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MPDS Services
2401 Stanwell Dr., Ste. 300
Concord CA 94520
Attention: Jarrel Crider

Date: 1/29/96

Sequoia Analytical has identified the presence of MTBE at a level above or equal to the taste and odor threshold of 40 µg/L in the following site(s):

Client Project I.D. - **Unocal #7004- San Leandro**

Sequoia Work Order # - **9601136**

Sample Number:

6010511

6010512

6010513

Sample Description:

MW3

MW4

MW5

SEQUOIA ANALYTICAL, #1271


Alan B. Kemp
Project Manager



