



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

August 27, 2014

Megan Lambert  
Volkswagen Group of America  
3800 Hamlin Road  
Auburn Hills, MI 48326  
(Sent via E-mail to: [megan.lambert@cbre.com](mailto:megan.lambert@cbre.com))

Eric S. Carlson  
Volkswagen Group of America  
2200 Ferdinand Porsche Drive  
Herndon, VA 20171  
(Sent via E-mail to: [eric.carlson@vw.com](mailto:eric.carlson@vw.com))

Subject: Landowner and Public Notification for Fuel Leak Case No. RO0000400 and GeoTracker Global ID T0600100227, Broadway Volkswagen, 2740 Broadway, Oakland, CA 94612

Dear Ms. Lambert and Mr. Carlson:

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

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

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

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

## **Public Participation**

Public participation is a requirement for the case closure process. In order to notify potentially affected members of the public of the potential fuel leak case closure, ACEH has distributed the attached *Invitation to Comment - Potential Case Closure* to the addresses shown on attached mailing list. If you are aware of any other residents, landowners, or other interested persons, corporations, or government agencies that are not on the mailing list but may have an interest in this fuel leak case, please provide their names and addresses as soon as possible. The attached *Invitation to Comment - Potential Case Closure* requests that landowners or residents submit any comments or questions to ACEH regarding potential case closure. ACEH will consider all comments from the public prior to potential case closure.

All investigation activities and groundwater monitoring may be suspended at this time. In order to expedite the closure process, you may schedule well decommissioning for one to two weeks after the end of the public comment period. If public comments require a longer period of time for responses, it may be necessary to postpone well decommissioning. Well destruction permits may be obtained from the Alameda County Public Works Agency (<http://www.acgov.org/pwa/wells/index.shtml>).

## **TECHNICAL REPORT REQUEST**

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

- **September 27, 2014** – List of Landowners Form  
File to be named: LNDOWNR\_F\_yyyy-mm-dd RO400
- **October 9, 2014** – End of Public Comment Period

If you have any questions, please call me at (510) 567-6791 or send me an electronic mail message at [jerry.wickham@acgov.org](mailto:jerry.wickham@acgov.org). Online case files are available for review at the following website: <http://www.acgov.org/aceh/index.htm>. If your email address does not appear on the cover page of this notification, ACEH is requesting you provide your email address so that we can correspond with you quickly and efficiently regarding your case.

Sincerely,

Jerry Wickham, California PG 3766, CEG 1177, and CHG 297  
Senior Hazardous Materials Specialist

Attachments: Invitation to Comment - Potential Case Closure  
Mailing List  
List of Landowners Form

Responsible Parties  
RO0000400  
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cc: Leroy Griffin, Oakland Fire Department, 250 Frank H. Ogawa Plaza, Ste. 3341, Oakland, CA 94612-2032  
(Sent via E-mail to: [lgriffin@oaklandnet.com](mailto:lgriffin@oaklandnet.com))

Dan Fernandes, Jones Lang LaSalle Corporate Solutions, 3800 Hamlin Road, Suite 100, Auburn Hills, MI 48326 (Sent via E-mail to: [Dan.Fernandes@am.jll.com](mailto:Dan.Fernandes@am.jll.com))

James Bryson, ARCADIS, 855 Route 146, Suite 210, Clifton Park, NY 12065 (Sent via E-mail to: [James.Byrson@arcadis-us.com](mailto:James.Byrson@arcadis-us.com))

Caitlin Bell, ARCADIS, 1900 Powell Street, Suite 1200, Emeryville, CA 94608 (Sent via E-mail to: [Caitlan.Bell@arcadis-us.com](mailto:Caitlan.Bell@arcadis-us.com))

Jerry Wickham, ACEH (Sent via E-mail to: [jerry.wickham@acgov.org](mailto:jerry.wickham@acgov.org))

GeoTracker, eFile

**MAILING LIST FOR FACT SHEET (3 PAGES)**

Thomas Francis  
East Bay Municipal Utility District  
375 11<sup>th</sup> Street, M.S.407  
Oakland, CA 94607-1055

Leroy Griffin  
Oakland Fire Department  
250 Frank H. Ogawa Plaza, Ste. 3341  
Oakland, CA 94612-2032 2032  
(Sent via E-mail to: [lgriffin@oaklandnet.com](mailto:lgriffin@oaklandnet.com))

Cherie McCaulou  
San Francisco Bay Regional Water Quality Control Board  
1515 Clay Street, Suite 1400  
Oakland, CA 94612  
San Francisco Bay Regional Water Quality  
(Sent via E-mail to: [cmccaulou@waterboards.ca.gov](mailto:cmccaulou@waterboards.ca.gov))

300 27TH STREET LLC  
Parcel #: 9-685-29-1  
5627 COWELL BLVD  
DAVIS CA 95618-7212

EVA ANN LEE II LP  
Parcel #: 10-798-3-7  
15 25TH AVE N  
SAN FRANCISCO CA 94121-1104

FIRST HEBREW CONGREGATION OAKLAND  
Parcel #: 9-687-28  
PO BOX 13115 #408  
OAKLAND CA 94661-0115

FIRST PRESBYTERIAN CHURCH OF OAKLAND  
Parcel #: 9-684-3-2  
2619 BROADWAY  
OAKLAND CA 94612-3107

H MARSHALL PROPERTIES LLC  
Parcel #: 9-685-70  
300 24TH ST  
OAKLAND CA 94612-3710

M & M PROPERTIES LLC  
Parcel #: 9-686-3  
2740 BROADWAY  
OAKLAND CA 94612-3110

M & M PROPERTY CO LLC  
Parcel #: 9-685-69-1  
2740 BROADWAY  
OAKLAND CA 94612-3110

M & M PROPERTY CO LLC  
Parcel #: 9-685-18-4  
2740 BROADWAY  
OAKLAND CA 94612-3110

M & M PROPERTY COMPANY LLC  
Parcel #: 9-685-68  
2740 BROADWAY  
OAKLAND CA 94612-3110

OCCUPANT  
Parcel #: 9-685-70  
2840 BROADWAY  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 9-685-69-1  
2820 BROADWAY  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 10-798-3-7  
296 27TH ST  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-685-11-1  
314 27TH ST  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-685-29-1  
300 27TH ST  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-685-27  
VALDEZ ST  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-685-68  
2800 BROADWAY  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 9-685-18-4  
2710 BROADWAY  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-685-67  
288 28TH ST  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 9-685-66-2  
280 28TH ST  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 10-798-1-5  
251 28TH ST  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 9-685-18-6  
2630 BROADWAY  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-685-28  
VALDEZ ST  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-684-1  
2735 WEBSTER ST  
OAKLAND CA 94612

OCCUPANT  
Parcel #: 9-686-4  
2819 BROADWAY  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 9-686-3  
2855 BROADWAY  
OAKLAND CA 94611

OCCUPANT  
Parcel #: 9-687-28  
2820 SUMMIT ST  
OAKLAND CA 94609

REYES KRISTIAN R & MUHLER TAMARA C TRS  
Parcel #: 9-685-11-1  
67 MANDALAY RD  
OAKLAND CA 94618-2221

SATELLITE SENIOR HOMES II INC  
Parcel #: 9-685-66-2  
1521 UNIVERSITY AVE  
BERKELEY CA 94703-1422

SIMI STEVE & CECILIA A TRS  
Parcel #: 9-686-4  
2800 HILLCREST DR  
NAPA CA 94558-1568

SIMI STEVE & CECILIA TRS  
Parcel #: 9-685-18-6  
2800 HILLCREST DR  
NAPA CA 94558-1568

SIMI STEVE & CECILIA TRS  
Parcel #: 9-684-1  
2800 HILLCREST DR  
NAPA CA 94558-1568

TAM ARTHUR S & PATRICIA L TRS  
Parcel #: 9-685-27  
7253 CUTTING BLVD  
EL CERRITO CA 94530-1825

TAM ARTHUR S & PATRICIA L TRS  
Parcel #: 9-685-28  
7253 CUTTING BLVD  
EL CERRITO CA 94530-1825

WESTLAKE CHRISTIAN TERRACE EAST LP  
Parcel #: 10-798-1-5  
303 HEGENBERGER RD #201  
OAKLAND CA 94621-1419

WESTLAKE CHRISTIAN TERRACE WEST LLC  
Parcel #: 9-685-26-2  
275 28TH ST  
OAKLAND CA 94611-6064

ZOLFAGHARI MUHAMMAD & ANNE M  
Parcel #: 9-685-67  
1052 VENTURA AVE  
ALBANY CA 94706-2532



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FAX (510) 337-9335

**INVITATION TO COMMENT – POTENTIAL CASE CLOSURE**

**BROADWAY VOLKSWAGEN  
2740 BROADWAY, OAKLAND, CA 94612  
FUEL LEAK CASE RO0000400  
GEOTRACKER GLOBAL ID T0600100227**

**AUGUST 6, 2014**

The above referenced site is a fuel leak case that is under the regulatory oversight of the Alameda County Environmental Health (ACEH) Local Oversight Program for the investigation and cleanup of a release of petroleum hydrocarbons from an underground storage tank system. Site investigation and cleanup activities have been completed and the site has been evaluated in accordance with the State Water Resources Control Board Low-Threat Closure Policy. The site appears to meet all of the criteria in the Low-Threat Closure Policy. Therefore, ACEH is considering closure of the fuel leak case.

The public is invited to review and comment on the potential closure of the fuel leak case. This notice is being sent to the current occupants and landowners of the site and adjacent properties and other known interested parties. The entire case file can be viewed over the Internet on the ACEH website (<http://www.acgov.org/aceh/lop/ust.htm>) or the State of California Water Resources Control Board GeoTracker website (<http://geotracker.waterboards.ca.gov>). Please send written comments to Jerry Wickham at the address below; all comments will be forwarded to the responsible parties. Comments **received by October 9, 2014** will be considered and responded to prior to a final determination on the proposed case closure.

If you have comments or questions regarding this site, please contact the ACEH caseworker, Jerry Wickham at 510-567-6791 or by email at [jerry.wickham@acgov.org](mailto:jerry.wickham@acgov.org). Please refer to ACEH case RO0000400 in any correspondence.

## LIST OF LANDOWNERS FORM

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

### CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR:

Site Name: Broadway Volkswagen

Address: 2749 Broadway

City, State, Zip: Oakland, CA 94612

Record ID #: RO0000400

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

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

Name: Megan Lambert, Volkswagen Group of America

Address: 3800 Hamlin Road

City, State, Zip: Auburn Hills, MI 48326

E-mail Address: [megan.lambert@cbre.com](mailto:megan.lambert@cbre.com)

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

E-mail Address: \_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

E-mail Address: \_\_\_\_\_

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

Sincerely,

\_\_\_\_\_  
Signature of Primary Responsible Party

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
E-mail Address