

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



*Sent 12/29/99
Including cc's*

PO502

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700
(510) 337-9432

December 28, 1999

Ken Betts
Ken Betts, Inc.
4150 Redwood Rd.
Oakland, CA 94619-2330

Re: Chevron Service Station #9-2142, 4150 Redwood Rd., Oakland, CA 94619;
StID 1164

Dear Mr. Betts:

We are in receipt of a letter dated December 16, 1999 from Brett Hunter of Chevron in which he indicated that Chevron should not be considered a responsible party to the gasoline leak discovered during an inspection for the removal of product piping on May 22, 1997. The reason given was that Chevron was neither the owner nor the operator at the time the leak was discovered and only supplied the fuel, and you were the owner/operator at the time. If this is the case, then a change will be made of the responsible party, from Chevron to Ken Betts, Inc. Please notify our office if you feel that such a change is inappropriate.

If you have any questions, you may call me at (510) 567-6746.

Sincerely,

Don Hwang
Hazardous Materials Specialist

C: Brett Hunter, Chevron Products Co., 6001 Bollinger Canyon Rd., P.O. Box 6004,
San Ramon, CA 94583-0904
i-7.
File

Sent 12/29/99
Including cc's

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

ROSOL

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway
Alameda, CA 94502-6577
(510) 567-6700
(510) 337-9432

December 28, 1999

Brett Hunter, Project Manager Site Assessment & Remediation
Chevron Products Co.
6001 Bollinger Canyon Rd.
P.O. Box 6004
San Ramon, CA 94583-0904

Re: Chevron Service Station #9-2142, 4150 Redwood Rd., Oakland, CA 94619;
StID 1164

Dear Mr. Hunter:

We are in receipt of your letter dated December 16, 1999 in which you indicated that Chevron should not be considered a responsible party to the gasoline leak discovered during an inspection for the removal of product piping on May 22, 1997. The reason given was that Chevron was neither the owner nor the operator at the time the leak was discovered and only supplied the fuel. If this is the case, then Chevron will not be considered a responsible party and a notice to that effect will be sent once the information is verified.

If you have any questions, you may call me at (510) 567-6746.

Sincerely,

Don Hwang
Hazardous Materials Specialist

C: Ken Betts; Ken Betts, Inc.; 4150 Redwood Rd.; Oakland, CA 94619-2330
c.f.
File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



ENVIRONMENTAL HEALTH SERVICES

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

September 22, 1999

Brett Hunter
Chevron USA Inc.
Site Assessment & Remediation
Bldg. L, Rm. 1110
P.O. Box 6004
San Ramon, CA 94583-0904

Re: former Chevron Service Station #9-0517, 3900 Piedmont Ave., Oakland, CA 94611, StId 6241;
Ken Betts Redwood Chevron Service Station #9-2142, 4150 Redwood Rd., Oakland, CA 94619, StId 1164;
Chevron Service Station #9-3415, 4500 Park Blvd., Oakland, CA 94602, StId 145

LANDOWNER NOTIFICATION AND PARTICIPATION REQUIREMENTS

Dear Mr. Hunter:

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.

Mr. Hunter
Page 2 of 2
September 22, 1999

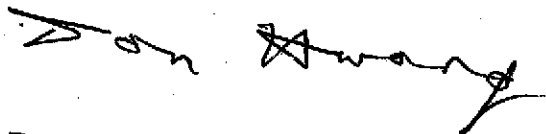
In accordance with Section 25297.15(a) of Ch. 6.7 of the Health & Safety Code, you must certify to the local agency that all current record owners of fee title to the site have been informed of the proposed action before the local agency may do any of the following:

- 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) 567-6746 should you have any questions about the content of this letter.

Sincerely,



Don Hwang
Hazardous Materials Specialist

Enclosures

C: file

SAMPLE LETTER (2): LIST OF LANDOWNERS FORM

Name of local agency
Street address
City

SUBJECT: CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR (*Site Name and Address*)

(Note: Fill out item 1 if there are multiple site landowners. 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 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:

2. 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.

Sincerely,

Signature of primary responsible party

Name of primary responsible party

SAMPLE LETTER 3: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY

Name of local agency
Street address
City

SUBJECT: NOTICE OF PROPOSED ACTION SUBMITTED TO LOCAL AGENCY
FOR *(Site Name and Address)*

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 have notified all responsible landowners of the enclosed proposed action. Check space for applicable proposed action(s):

- cleanup proposal (corrective action plan)
- site closure proposal
- local agency intention to make a determination that no further action is required
- local agency intention to issue a closure letter

Sincerely,

Signature of primary responsible party

Name of primary responsible party

cc: Names and addresses of all record fee title owners

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



20502

ENVIRONMENTAL HEALTH SERVICES

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

August 26, 1999

Brett Hunter
Chevron USA Inc.
Site Assessment & Remediation
Bldg. L, Rm. 1110
P.O. Box 6004
San Ramon, CA 94583-0904

Re: Chevron Service Station #9-2142, 4150 Redwood Rd., Oakland, CA 94619;
StID 1164

Dear Mr. Hunter:

"Product Piping Removal Soil Sampling Report" by Touchstone Developments, dated May 28, 1997, was reviewed. It indicated that a sheen was observed on the groundwater encountered in the excavation under the gasoline dispensers. At this time, a groundwater investigation is required to determine if the fuel release has impacted groundwater quality beneath the site. A workplan is due within 60 days.

If you have any questions, you may call me at (510) 567-6746.

Sincerely,

Don Hwang
Hazardous Materials Specialist

C: Touchstone Developments, P.O. Box 2554, Santa Rosa, CA 95405

File

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0502

RAFAT A. SHAHID, Assistant Agency Director

STID # 1164
December 12, 1994

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
80 Swan Way, Rm. 200
Oakland, CA 94621
(510) 271-4320

Mr. Douglas Durein,
Project Manager
Ken Betts Chevron Inc.
770 Wesley Way
Oakland, California 94610

Re: **FIVE YEAR UNDERGROUND TANK PERMIT AT KEN BETTS CHEVRON
4150 REDWOOD ROAD, OAKLAND, CA 94619**

Dear Mr. Durein:

Please find enclosed a **five year underground storage tank permit certificate**. This permit is being issued for the site noted above, contingent upon the facility's compliance with all applicable underground tank monitoring requirements. These conditions are described in the revised Title 23, California Code of Regulations (C.C.R.) which became effective May 5, 1994. In order to maintain a valid permit, any deficiencies noted on the final underground tank inspection report or subsequent inspections, must be corrected. Below is a summary of your monitoring requirements and options for your facility:

1. Sections 2645 and 2646 - Inventory Reconciliation

- a) Record the daily variation by inventory reconciliation. This is the difference between the measured inventory in the tank and the calculated inventory. The calculated inventory shall be determined by adding the fuel inputs from deliveries and subtracting the day's sales withdrawals. The deliveries are added to the gallons measured at the end of the previous day. **The number of gallons sold is calculated from the pump meter, and subtracted from the physically measured inventory of the day before.**

Meters or gauges used to measure in the tank inventory must be approved by this office. Commercial gauges and measuring devices should meet the standards in Title 4, Chapter 9, of the California Code of Regulations (C.C.R.) and be inspected by the County Department of Weights and Measures.

At facilities where the highest anticipated groundwater may rise to less than 20 feet below the bottom of the tank Statistical Inventory Reconciliation (SIR-method) is required. This method

requires the daily inventory reconciliation data to be evaluated by a third party certified statistical analyst.

For manual inventory reconciliation your daily variations shall be summed for a period of one month. If monthly variations exceed one 1% per cent of the monthly tank deliveries plus 130 gallons, a leak may be suspected. You must notify this office and investigate as to the cause of excess variations within 24 hours.

- b) Submit an annual statement to this office which states that all inventory reconciliation data are within allowable limits or list the times and corresponding variations when allowable limits were exceeded. This statement shall be executed under penalty of perjury.
- c) Weekly tank gauging is allowable for small tanks with a total system capacity of 2000 gallons or less and can be taken out of service for at least 48 to 72 continuous hours each week. Proper measurements of the tank volume must be taken at the beginning and end of the gauging period. No product shall be added to the tank for a 12 hour period preceding the gauging period. The variation between the beginning and ending measurements shall not exceed the weekly or monthly standards set forth in table 4.1 of Title 23 C.C.R..

2. Section 2643 - Non-visual Monitoring

- a) Monitoring of pressurize piping shall be conducted at least hourly, and shall be capable of alerting the operator when a leak occurs or a leak rate calculated at three gallons per hour at 10 p.s.i. exists; **and**

Annual piping system integrity testing shall be conducted which is capable of detecting a minimum release of 0.1 gallon per hour at one and a one half 1.5 times normal operating pressure.

- b) Annual tank volumetric integrity testing shall be conducted which is capable of detecting a release of 0.1 gallon per hour at or above the maximum product level of the tank. **Or**
- c) Conduct one of the following monthly automatic tank gauging

Page 3 of 5
Betts
December 1, 1994

procedures:

- 1) Once per calendar month after the tank filled to within 10% of the highest operating level with the capability of detecting a release of 0.2 gallon per hour.
- 2) Automatic tank gauge plus manual inventory reconciliation. Provided the gauge is capable of detecting a release of 0.1 gallon per hour during testing and product level in the tank is at least 3 feet.

Tank gauging equipment must have a 95% probability of detection and not more than a 5% probability of false alarm. In addition, it shall generate a hard copy of all data reported, including time and date; tank identification; fuel depth; water depth; temperature; liquid volume; the time automatic tank gauging is performed and duration of test; the calculated leak rate; leak threshold and hourly temperature corrected volume data during the automatic tank test.

Automatic Liquid Level gauging devices must be approved by the State Water Resources Control Board. All certified integrity testing procedures and monitoring equipment are listed in the Board's guidance letter LG 113-9.

3. Section 2663 - Overfill Prevention

- a) Onsite personnel or the operator's agent must ensure that the volume of product or waste oil to be transferred into the tank does not exceed the remaining tank capacity before the transfer is made. Also the transfer process must be watched to prevent overfilling and spilling.
- b) Tank systems must maintain their spill container or upgrade by Dec. 22, 1998 to provide an approved spill container in good repair. Each spill container shall meet the requirements specified in section 2635 (b).

4. Section 2643 et. seq., Non-Visual Monitoring

- b) Maintain the monitoring equipment in good repair and service in accordance with the manufacturer's instruction.

Page 4 of 5
Betts
December 1, 1994

In a written plan, describe the training needed or the operation of both the tank system and monitoring equipment. Maintain the plan on site for review.

5. Section 2712 - Permit Conditions

- a) Retain all monitoring and maintenance records on-site or at a readily available location off-site, if approved by this agency, for a period of at least 3 years. These records must be made available, upon request within 36 hours, to the local agency or the Regional Water Quality Control Board.

The above listed requirements reflect the information currently on file and may not include deficiencies disclosed during routine inspections or changes that will result from tank and piping upgrading required by December 22, 1998.

A site inspection revealed three 10,000 gallon fuel tanks on site. Reported as being single-walled fiberglass with single-wall piping. Spill basins are not present at the fill risers. Therefore your permit will expire December 22, 1998, unless secondary containment is installed and the tank system construction material is verified. There is a double walled waste oil tank on site monitored by an electronic sensor. This alarm system must be serviced and tested for proper operation, as recommended by the manufacturer's.

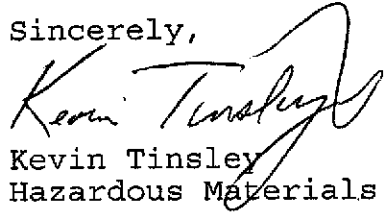
If you do not monitor by the program described above. Be advised your program must be approved and implemented as described for tanks and pipelines in the revised Title 23, C.C.R.. Please send a letter to this office notifying us of any changes in the monitoring methods.

Consult the revised Title 23, C.C.R. regarding any additional requirements. To obtain a copy of the regulations, you may contact the State Water Resources Control Board at 916-227-4303

Should you have any questions or concerns regarding the contents of this letter, please call me at 510-567-6700.

Page 5 of 5
Betts
December 1, 1994

Sincerely,



Kevin Tinsley
Hazardous Materials Specialist

cc: Edgar Howell, Chief (files - kt)
Gurmit Mann, Ken Betts Chevron Inc.

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R0502

September 19, 1990

Ken Betts
Ken Betts Redwood Chevron
4150 Redwood Rd.
Oakland, CA 94619

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

Re: Waste Minimization Assessment

Dear Ken Betts:

Your business has been selected to receive a hazardous waste minimization assessment. As you are probably aware, hazardous waste reduction has become a statewide, if not a national, issue. To address this issue at a county level, Alameda County is establishing its own Hazardous Waste Minimization Program and is planning to conduct waste minimization assessments for all hazardous waste generating facilities in the County.

We have chosen businesses in the auto repair industry to receive the first round of waste minimization assessments. It is our hope that these assessments will assist participating businesses in minimizing their hazardous wastes - and will give us further information on the best way to structure our minimization program.

One of our Hazardous Materials Specialists will be contacting you during the week of September 24 to arrange a meeting with you for an assessment of your business. During this meeting and assessment, the Specialist will work with you in examining your business's hazardous waste generating practices. The Specialist will then provide you with materials on waste reduction technology and assist you in setting up appropriate hazardous waste minimization practices.

We look forward to working with you in reducing the amount of hazardous waste your business generates. Of course, your comments and suggestions are encouraged; we need your input in order to best serve you! Please direct any comments and questions to Katherine Chesick at 415/271-4320.

Sincerely,

Edgar B. Howell, Chief,
Alameda County Hazardous Materials Division

EBH:kac

cc: Fire Department
Files