Environmental Technical Services

92 JUN 10 PM 1:20

May 19, 1992

Gifford Property
891 Union Street
Alameda, California

ATTN: Mary & De Witt Gifford

0243

RE: The Removal of Two Underground Storage Tanks and the Subsequent Field Sampling at:

GIFFORD RESIDENCE
891 UNION STREET
ALAMEDA, CALIFORNIA

The following report documents the underground storage tank removal and subsequent field sampling at the above referenced address.

Field Sampling was performed in accordance with state and local agency approved methodology, in the presence of Mr. Steve Mc Kinnley, Hazardous Materials Specialist, for the Alameda Fire Department. Environmental Technical Services was retained by Zaccor Corporation to perform third party field sampling.

See accompanying site diagram for the tank location prior to removal, field sampling designations, and sampling depths.

TANK REMOVAL

On May 11, 1992, two-underground storage tanks were removed from the above referenced address.

Upon tank removal the following observations were noted;

Tank A was a 1,500-gallon steel single wall heating oil UST. The tank was installed in 1917. Rust and pitting were noted upon visual inspection. Multiple holes were apparent.

Tank B was a 600-gallon steel single wall diesel underground storage tank. The tank was installed in 1937.
The tank exhibited rust, pitting. No holes were noted.

TANK PIT CAVITY/SOIL SAMPLE COLLECTION

A native soil sample was collected beneath the center of the 600-gallon tank. This sample was designated as sample #TP-1.

A vadose/saturated capillary sidewall sample was collected at each end of the 1,500-gallon tank. These soil samples were designated as sample #TP-2 and #TP-3.

Soil sample collection was accomplished by the clearing of fill material and slough from the designated sample area. A backhoe bucket then obtained a sample from 12" to 18" into the native soil. The surface three-inches of soil was removed from the backhoe bucket and a clean brass sleeve driven into the remaining soil. Soil was packed into the sleeve to eliminate headspace.

STOCKPILE SAMPLE COLLECTION

Upon removal of the 1,500-gallon tank a small amount of product leaked from the holes in the tank. This soil was stockpiled on Visqueen and covered. A three point composite sample was collected to be analyzed as one sample for analysis. The samples were designated as sample #SPB1 - #SPB3.

Fill material was removed from the tank pit cavity, stockpiled on Visqueen and covered. A soil sample was collected from five locations within this stockpile. These soil samples were designated as samples #SPA1 - #SPA5. The samples were composited as one sample for analysis at a certified laboratory for analysis.

Soil sample collection was accomplished by removing two - three feet of soil from the sample location using a shovel, then clearing six-inches of soil with a clean gloved hand. A discrete clean brass sleeve was hand driven into the remaining soil. The soil was packed into the sleeve to eliminate the possibility of headspace.

SOIL SAMPLE QA/QC

Immediately upon packing each brass sleeve with collected soil the sleeve was covered with a teflon sheet, fitted with plastic caps, sealed with duct tape, labeled, and placed on ice under chain of custody to be transported to a certified hazardous waste analytical laboratory.

GROUNDWATER SAMPLE COLLECTION

A groundwater sample was collected within the tank pit cavity by lowering closed one-liter bottles below the water surface, removing the cap, allowing the bottle to fill and upon obtaining a positive meniscus capping the bottle.

The bottle was then labeled and placed on ice for transport under chain of custody to a certified laboratory.

SAMPLE ANALYSIS

Each soil sample was analyzed for Total Extractable Petroleum Hydrocarbons using EPA Method 3550/8015.

The groundwater sample was analyzed for Total Extractable Petroleum Hydrocarbons, using EPA Method 3510/8015.

Analyses were performed by Chromalab, Inc., a Certified Hazardous Waste Analytical Laboratory, Federal ID #68-0140157.

SAMPLE DATA

Sample#	Matrix	Location	Depth
TP-1	Soil	Beneath 600-gal. tank	8.5'
TP-2	Soil	Capillary sidewall 1,500-gal. tank, fill end	11.5'
TP-3	Soil	Capillary sidewall 1,500-gal. tank, opposite fill end	11.5'
TPW-1	Water	Tank Pit Groundwater	13.0'
SPA1-SPA5	Soil	Composite stockpile sample	2.5'
SPB1-SPB3	Soil	Composite stockpile sample	2.5'

ANALYTICAL RESULTS

The chain of custody and certified analytical results have been attached to this report.

Sample#	Total Extractable Petroleum Hydrocarbons results reported in ppm
TP-1	ND
TP-2	ND
TP-3	ND
SPA1 - SPA5	ND
SPB1 - SPB3	100

Sample#	Total Extractable Petroleum Hydrocarbons results reported in ppb
TPW-1	940

ND = Not detected at the lower detection limit

RECOMMENDATIONS AND CONCLUSIONS

State Water Resources Board Document, Leaking Underground Fuel Tank Field Manual (LUFT), supported by the San Francisco Regional Water Quality Control Board (SFRWQCB), defines appropriate actions in dealing with contamination related to an unauthorized fuel release from an underground storage tank.

Total Extractable Petroleum Hydrocarbons were not detected within the tank pit native soil. It is our recommendation that no further soils investigation be required.

When holes are present within the tank structure the SFRWQCB may require a monitoring well be placed down gradient and within ten-feet of the tank pit cavity.

REPORT

Please forward a copy of this report, the chain of custody, and the certified analytical report to the SFRWQCB and the Alameda County Department of Health Services, Division of Environmental Health.

Water Quality Control Board
San Francisco Region
2101 Webster Street
Room 500
Oakland, CA 94612

Alameda County Health Agency
Department of Environmental Health
Division of Hazardous Materials
80 Swan way, Room 200
Oakland, California 94612

If you have any questions, or if I may be of further assistance, please call me at (408) 267-6427.

Sincerely,

Helen Mawhinney

Helen Mawhinney
Environmental Technical Services

CHROMALAB, INC.

Environmental Laboratory (1094)

5 DAYS TURNAROUND

May 13, 1992 ChromaLab File # 0592107

Zaccor Companies, Inc.

Attn: Gary Zaccor

Re: One rush water and one rush soil composite samples for TEPH analysis

Project Number: 891 Union St.
Project Name: Gifford Property, 891 Union St., Alam, CA

Date Sampled: May 11, 1992 Date Submitted: May 11, 1992
Date Extracted: May 12, 1992 Date Analyzed: May 12, 1992

Results:

SAMPLE I.D.	TEPH (µg/l)
TPW-1	940*
BLANK	N.D.
DETECTION LIMIT	50
METHOD OF ANALYSIS	3510/8015

SAMPLE I.D.	TEPH (mg/kg)
SPB1-3	100*
BLANK	N.D.
DETECTION LIMIT	1.0
METHOD OF ANALYSIS	3550/8015

* TEPH found is fuel oil in diesel range.

ChromaLab, Inc.

Yiu Tam
Analytical Chemist

Eric Tam
Laboratory Director

CHROMALAB, INC.

Environmental Laboratory (1094)

5 DAYS TURNAROUND

May 12, 1992 ChromaLab File No.: 0592089

ZACCOR CORP.

Attn: Gary Zaccor

RE: Four rush soil samples for TEPH analysis

Project Name: 891 UNION, ALAM, CA
Project Number: 891 Union
Date Sampled: May 11, 1992 Date Submitted: May 11, 1992
Date Extracted: May 11, 1992 Date Analyzed: May 11, 1992

RESULTS:

Sample I.D.	TEPH (mg/Kg)
TP-1	N.D.
TP-2	N.D.
TP-3	N.D.
SPA1-SPA5*	N.D.

BLANK	N.D.
SPIKE RECOVERY	111%
DUPLICATE SPIKE RECOVERY	105%
DETECTION LIMIT	1.0
METHOD OF ANALYSIS	3550/8015

* Composite soil sample

ChromaLab, Inc.

Yiu Tam
Analytical Chemist

Eric Tam
Laboratory Director

2239 Omega Road, #1 • San Ramon, California 94583
510/831-1788 • Facsimile 510/831-8798
Federal ID #68-0140[illegible]

CHROMALAB, INC.

2239 Omega Road, #1 • S
510/831-1788 • Fa

6?X

Chain of Custody

DATE ______ PAGE ____ OF ____

PROJ MGR Gary Zaccor
COMPANY Zaccor Corp.
ADDRESS
SAMPLERS (SIGNATURE) (PHONE NO.)

ANALYSIS REPORT

SAMPLE ID.	DATE	TIME	MATRIX	LAB ID.	TPH - Gasoline (EPA 5030, 8015)	TPH - Gasoline (5030, 8015) w/BTeX (EPA 602, 8020)	TPH - Diesel (EPA 3510/3550, 8015)	PURGEABLE AROMATICS BTEX (EPA 602, 8020)	PURGEABLE HALOCARBONS (EPA 601, 8010)	VOLATILE ORGANICS (EPA 624, 8240, 524.2)	BASE/NEUTRALS, ACIDS (EPA 625/627, 8270, 525)	TOTAL OIL & GREASE (EPA 5520 E&F)	PESTICIDES/PCB (EPA 608, 8080)	PHENOLS (EPA 604, 8040)	TOTAL RECOVERABLE HYDROCARBONS (EPA 418.1)	TEPH	METALS: Cd, Cr, Pb, Zn, Ni	CAM METALS (17)	PRIORITY POLLUTANT METALS (13)	EXTRACTION (TCLP, STLC)					NUMBER OF CONTAINERS
SPA/1-SPA5	5-11-92		Soil													✓					composite				
TP1	↓		↓													✓									
TP2	↓		↓													✓									
TP3	↓		↓													✓									

PROJECT INFORMATION	SAMPLE RECEIPT	
PROJECT NAME: 891 Union, Alam, Ca	TOTAL NO. OF CONTAINERS	8
PROJECT NUMBER: 891 Union	CHAIN OF CUSTODY SEALS	
SHIPPING ID. NO.	REC'D GOOD CONDITION/COLD	
	CONFORMS TO RECORD	
VIA	LAB NO.	

RELINQUISHED BY 1	RELINQUISHED BY 2	RELINQUISHED BY 3
(SIGNATURE) Helen Mawhinney (TIME)	(SIGNATURE) (TIME)	(SIGNATURE) (TIME)
(PRINTED NAME) HELEN Mawhinney (DATE) 5-11-92	(PRINTED NAME) (DATE)	(PRINTED NAME) (DATE)
(COMPANY) ETS	(COMPANY)	(COMPANY)

RECEIVED BY 1	RECEIVED BY 2	RECEIVED BY (LABORATORY) 3
(SIGNATURE) (TIME)	(SIGNATURE) (TIME)	(SIGNATURE) [signature] (TIME) 10:55
(PRINTED NAME) (DATE)	(PRINTED NAME) (DATE)	(PRINTED NAME) T. MUXETTE (DATE) 5-11
(COMPANY)	(COMPANY)	(LAB) ChromaLab

SPECIAL INSTRUCTIONS/COMMENTS

composite SPA1 - SPA5 for one analysis
Immediate TAT!

ZACCOR COMPANIES, INCORPORATED

CLIENT CHAIN-OF-CUSTODY RECORD

PROJECT NUMBER: 891 Union St.

PROJECT NAME: Gifford Property 891 Union St, Alam, Ca

Send Report Attention of: Gary Zaccor

Report Due: / /

Verbal Due: / /

Type of Analysis: TPH / TEPH

Sample Number	Date	Time	Comp	Grab	Station Location	Number of Cntnrs	Type of Containers	TPH	TEPH	Condition of Samples	Initial
TPW-1	5/11/92			✓	tank pit groundwater	1 liter	liter	✓	X	24 Hr	
SPB1-SPB3	↓		✓		stockpile composite	3	BRASS SLEEVE	✓	X	24 HR	

Relinquished by: (Signature)	Date/Time	Received by: (Signature)	Date/Time
Helen Wmuliiny	5/11/92	ETS Fridge	5/11/92
Helen Wmuliiny	5/12/92 256	[signature]	5/12/92 1500

Remarks: Composite SPB-1, SPB2, SPB3

SAMPLE DISPOSAL:
Return to Client [ ]
Soil Disposal by Anametrix ($5.00 per container) [ ]

COMPANY:
ADDRESS:
PHONE :
FAX :

5025

Zaccor Corp., at Gifford Residence, 891 Union Street, Alameda, CA

TANK REMOVAL 5/11/92