

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



January 13, 1997

Ms. Florence Ann Connors  
1658 Del Dayo Drive  
Carmichael, CA 95608

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

STID 3808

Re: Destruction of monitoring wells at 914 San Pablo Ave., Albany, CA

Dear Ms. Connors,

This office and the San Francisco Bay Region- Water Quality Control Board have reviewed the case files for the above site and have determined that the site is ready for closure. However, prior to issuing a closure letter, this office is requesting that the three remaining monitoring wells be properly destroyed under permit from the Alameda County Flood Control District, Zone 7. Once closure of these wells is documented, this office will send you the Remedial Action Completion Certification letter, along with the Case Closure Summary.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

Juliet Shin  
Senior Hazardous Materials Specialist

cc: Kahlid Rahman  
BSK & Assoc.  
1181 Quarry Lane, #300  
Pleasanton, CA 94566

- Acting Chief -

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



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

December 12, 1996

Florence Ann Connors  
1658 Del Dayo Drive  
Carmichael, CA 95608

STID 3808

Re: Consideration for closure for the site located at 914 San Pablo Ave., Albany, CA

Dear Ms. Connors,

This is to notify you that the Alameda County Environmental Protection Division is preparing to recommend to the Regional Water Quality Control Board (RWQCB) that the above case be considered for closure. The closure protocol involves the following: 1) the preparation of a Case Closure Summary by this office; 2) a two-tiered review process of the Case Closure Summary by this office; 3) the Case Closure Summary then goes to the RWQCB who has 30 days to review the summary and either concur or request additional information/investigations; 4) if the RWQCB concurs, this office will request that the monitoring wells be properly removed, through permits from the Alameda County Flood Control District, Zone 7; 5) subsequent to the destruction of the wells, this office will send you a closure letter, signed by the Director of this Division, along with a copy of the Case Closure Summary.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

Juliet Shin  
Senior Hazardous Materials Specialist

cc: Kahlid Rahman  
BSK & Assoc.  
1181 Quarry Lane, #300  
Pleasanton, CA 94566

Acting Chief

# **BSK & Associates**

Quarry Lane, Building 300 - Pleasanton, CA  
 (510) 462-4000 Fax: (510) 462-6283

Post-it Fax Note	7671	Date	9/18/96	# of pages	1
To	Juliet Shin	From	Khaled Bah		
City/Dept	PLI	Co.			
Phone #		Phone #			
Fax #		Fax #			

## **FACSIMILE TRANSMITTAL**

DATE: September 18, 1996  
 TO: Joe Sio  
 COMPANY: Joe Sio Chevrolet  
 Phone (510) 559-1400  
 Facsimile (510) 559-1410  
 FROM: Khaled Rahman  
 PAGES: 1 Including Cover Sheet

**FAKED**  
 11:20

Re: Revised Schedule for Soil and Groundwater Sampling Activities  
 Joe,

As we discussed earlier this week, BSK & Associates has postponed sampling activities due to a scheduling conflict with the drilling contractor. Activities are planned for Wednesday, September 25, 1996 beginning at 8:00 am and are anticipated to last approximately 6-8 hours. As we discussed during my site visit, BSK & Associates will attempt to complete the soil and groundwater sampling and the groundwater monitoring well sampling on Wednesday.

As requested previously, BSK & Associates will need adequate access to the proposed sampling locations and wells during site activities. BSK & Associates will make reasonable efforts to minimize the impact of these activities on your business. Please give me a call with any comments at your earliest convenience.

Thank you,

Khaled

cc: Ms. Flo Ann Connors  
 Mr. Jay Labadie  
 Ms. Juliet Shin, Alameda County - via facsimile (510) 337-9335

*If you do not receive all the indicated pages, please give us a call.*

The information contained in this facsimile message may be confidential, proprietary and/or legally privileged information intended only for the use of the individual or entity named below. If the reader of this message is not the intended recipient, you are hereby notified that any copying, dissemination or distribution of confidential, proprietary or privileged information is strictly prohibited. If you have received this communication in error, please immediately notify the sender by telephone, and we will arrange for the return of the facsimile. Thank you.



ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH  
80 Swan Way, Rm. 210  
Oakland, CA 94621  
(510) 271-4300

September 4, 1996

Ms. Florence Ann Connors  
1658 Del Dayo Drive  
Carmichael, CA 95608

STID 3808

Re: Workplan for investigations at 914-916 San Pablo Ave., Albany, CA 94706

Dear Ms. Connors,

This office has reviewed BSK and Associates' workplan, dated September 4, 1996, for additional investigations at the above site. This workplan is acceptable to this office. Per the Project Schedule provided in the work plan, field work will commence within two weeks of the date of this letter and a final report documenting the work will be submitted to this office within six weeks after completing field activities. If there are any changes in the work schedule, please notify this office.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

Juliet Shin

Senior Hazardous Materials Specialist

cc: Khaled Rahman  
BSK & Associates  
1181 Quarry Lane, Building 300  
Pleasanton, CA 94566

Acting Chief-File

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH  
80 Swan Way, Rm. 210  
Oakland, CA 94621  
(510) 271-4300

July 10, 1996

Ms. Florence Ann Connors  
1658 Del Dayo Drive  
Carmichael, CA 95608

STID 3808

Re: Investigations at 914-916 San Pablo Ave., Albany, CA

Dear Ms. Connors,

Per our meeting on June 14, 1996, it was determined that several hydropunches would be placed at the above site. One hydropunch will be placed adjacent to the building in order to obtain more accurate data for the indoor inhalation exposure pathway scenario of the risk assessment which was requested in the County's February 27, 1996 letter. Another hydropunch shall be placed to the south of Well MW-1 to delineate the downgradient extent of the observed plume and to determine whether the contaminant plume is stable and limited in extent.

An additional hydropunch was also proposed adjacent to Well MW-2 to address the PCE contamination. Per our conversations at the meeting, sampling of this hydropunch will try and show that the PCE contamination is limited in extent and is coming from off site. Please be reminded that this hydropunch should be screened at lower depths, since PCE is known to sink in an aquifer due to its dense nature.

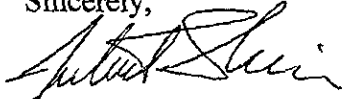
Both soil and groundwater samples should be collected from all three of the above proposed hydropunch locations. Subsequent to obtaining the analytical results of these samples, you should prepare a risk assessment addressing the following exposure pathways: 1) Vapor Intrusion from Soil to Buildings; 2) Soil Volatilization to Outdoor Air; and 3) Vapor Intrusion from Groundwater to Buildings. The risk assessment should be based on a  $10^{-5}$  risk for a commercial site.

A work plan addressing the above work should be submitted to this office for review. In the interim, quarterly groundwater sampling should continue at the site. The last monitoring event at the site was conducted in March 1996, so you are due to conduct the next round of groundwater sampling in July 1996.

If you have any questions or comments, please feel free to contact me at (510) 567-6763.

Ms. Florence Ann Connors  
Re: 914 San Pablo Ave.  
July 10, 1996  
Page 2 of 2

Sincerely,



Juliet Shin  
Senior Hazardous Materials Specialist

ATTACHMENT

cc: Acting Chief-File

## STATE WATER RESOURCES CONTROL BOARD

## DIVISION OF CLEAN WATER PROGRAMS

2014 T STREET, SUITE 130

P.O. BOX 944212

SACRAMENTO, CALIFORNIA 94244-2120

(916)227-4519

(916)227-4530 (FAX)



Post-it® Fax Note	7871	Date	4/29	# of pages	2
To	Juliet Shin		From	Christopher	
Co./Dept			Co.	Steven	
Phone #			Phone #		
Fax #			Fax #		

April 25, 1996

Mrs. Florence Ann Connors  
Estate of Josephine Dibble  
1658 Del Dayo Drive  
Carmichael, CA 95608

Dear Mrs. Connors:

**PRE-APPROVAL OF CORRECTIVE ACTION COST ESTIMATE, Claim No. 8787, 914 San Pablo Avenue, Albany, CA**

I have reviewed your request, received on April 18, 1996, for pre-approval of corrective action costs; I will place these documents in your file for future reference. I have included another copy of the "Cost Pre-Approval Request" form for future use. The "Cost Pre-Approval Request" form submitted with this request indicates that the February 27, 1996, Juliet Shin letter is included in the package, but the letter had not been included. *Please insure that a copy of this letter is included with your next reimbursement request.*

With the following provisions, the actual costs of conducting the work proposed in the Philip Environmental (PE), April 12, 1996 proposal, and approved by the Alameda County Health Care Services Agency (County), will be eligible for reimbursement. The total cost pre-approved as eligible for the RBCA Tier 2 analysis is **\$1,500**. (The total amount eligible for reimbursement through reimbursement request no. 1 for work at your site that has been directed and approved by the County has been **\$29,891**.)

*Be aware that this pre-approval does not constitute a decision on reimbursement: all reasonable and necessary corrective action costs which are directed and approved by the County will be eligible for reimbursement at costs consistent with those pre-approved in this letter.*

- The actual costs and scope of work performed must be consistent with those in the original cost estimate and the provisions of this letter.
- The work products must be acceptable to the County and the Regional Water Quality Control Board.

In addition, it is my opinion that it is unnecessary to obtain three bids for this contract; the Fund's three bid requirement is waived for this contract.

If a different scope of work or a new contract becomes necessary, then you must request pre-approval of costs on the new scope of work. I would recommend also that you request pre-approval and waiver of the bid requirement for any future change orders if they become necessary to continue this investigation.

However, let me point out that it is the Fund's policy that you must obtain at least three bids from qualified firms if soil or ground water cleanup is determined necessary. Recent changes in the

Mrs. Florence Ann Connors

-2-

legislation governing the Fund require that the Fund provide you with assistance in procuring contractor and consultant services for corrective action. If you need any assistance in contracting for corrective action services, don't hesitate to call on me.


Please remember that it is still necessary to submit the actual cost of the work as explained in the Reimbursement Request Instructions to confirm that the costs are consistent with this estimate before you will be reimbursed. To make this easier, insure that your consultant prepares his invoices to match the format of the original estimate, and provides reasonable explanations for any changes made in the scope of work or increases in the costs. When the invoices are submitted you must include copies of all:

- subcontractor invoices,
- technical reports, when available, and
- applicable correspondence from the County.

Lastly, the State Water Resources Control Board's (SWRCB) Executive Director has recommended that the Lawrence Livermore National Laboratory (LLNL) report Recommendations to Improve the Cleanup Process for California's Leaking Underground Fuel Tanks be implemented aggressively; included is a copy of his December 8, 1995 letter. You and your consultant should be aware of this guidance as you determine what work is necessary at your site in the future. I have included also a copy of the SWRCB's letter advising you that you have the right to appeal to the SWRCB any action or inaction on the part of an LOP agency.

Please call if you have any questions; I can be reached at the above number.

Sincerely,



Christopher Stevens, WRC Engineer  
Underground Storage Tank Cleanup Fund Program

Attachments (3)

cc: Ms. Juliet Shin  
by fax: (510) 337-9335



ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH  
1131 Harbor Bay Parkway  
Alameda, CA 94502-6577  
(510) 567-6777

February 27, 1996

Florence Ann Connors  
1658 Del Dayo Drive  
Carmichael, CA 95608

STID 3808

Re: Investigations at 914-916 San Pablo Ave., Albany, California

Dear Ms. Connors,

Based on the consistently attenuating concentrations of Total Petroleum Hydrocarbons as gasoline (TPHg) and benzene, toluene, ethylbenzene, and total xylenes (BTEX) observed in Well MW-1, and the consistently attenuating concentrations of tetrachloroethene (PCE) observed in Well MW-2, you may switch from quarterly to semi-annual groundwater monitoring. However, due to the fluctuating groundwater gradients observed at the site in the last year (from northeast to south to west), quarterly groundwater gradient measurements must continue. The quarterly groundwater gradient info can be incorporated into the semi-annual groundwater monitoring reports. The next groundwater monitoring event should be conducted at the site in March 1996.

Additionally, per the Tier 1 table in the American Society for Testing and Materials' Risk-Based Corrective Action (ASTM RBCA) guidelines, the levels of benzene identified in groundwater samples collected from Well MW-1 may potentially volatilize into the adjacent building, posing a potential health threat to the employees in that building. The values given in Tier 1 are fairly conservative. Therefore, this office is requesting that you submit a more site-specific human health risk discussion to confirm or refute the potential risk cited by ASTM RBCA. This human health information should be submitted to this office within 60 days of the date of this letter.

Lastly, I have attached a copy of some new interim guidelines from the Regional Water Quality Control Board.

If you have any questions or comments, please feel free to contact me at (510) 567-6763.

Sincerely,

Juliet Shin  
Senior Hazardous Materials Specialist

Florence Ann Connors  
Re: 914-916 San Pablo Ave.  
February 27, 1996  
Page 2 of 2

**ATTACHMENT**

cc: David C. Tight  
Philp Environmental  
5901 Christie Ave., Ste 501  
Emeryville, CA 94608

Acting Chief-File

ALAMEDA COUNTY  
HEALTH CARE SERVICE  
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH  
State Water Resources Control Board  
Division of Clean Water Programs  
UST Local Oversight Program  
1131 Harbor Bay Parkway  
Alameda, CA 94502-6577  
(510) 567-6700

June 29, 1995

Florence Ann Connors  
1658 Del Dayo Drive  
Carmichael, CA 95608

STID 3808

Re: Investigations at 914-916 San Pablo Ave., Albany, California

Dear Ms. Connors,

This office has reviewed the Quarterly Groundwater Monitoring Report, dated May 15, 1995, for the above site. During the last sampling event, it appears that the groundwater gradient flow has significantly shifted from west to southeast. If the flow direction continues to flow in the easterly direction, an additional well may be needed to delineate the extent of the groundwater contaminant plume to the east.

Lastly, future reports should include the actual seal of the Registered Geologist or Engineer.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

Juliet Shin  
Senior Hazardous Materials Specialist

cc: David Tight  
Philip Environmental Services Corp.  
5901 Christie Avenue, Ste 501  
Emeryville, CA 94608

Acting Chief-File

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

March 13, 1995

Florence Ann Connors  
1658 Del Dayo Dr.  
Carmichael, CA 95608

ALAMEDA COUNTY . CC 430-4510  
DEPT. OF ENVIRONMENTAL HEALTH  
ENVIRONMENTAL PROTECTION DIVISION  
1131 HARBOR BAY PKWY., RM.250  
ALAMEDA, CAL. 94502-6577

STID 3808

Re: Required investigations at 914-916 San Pablo Ave., Albany,  
California

Dear Ms. Connors,

This office has reviewed Burlington Environmental's (Burlington) February 28, 1995 Quarterly Groundwater Monitoring Report. In this report, Burlington proposes to temporarily discontinue quarterly ground water monitoring at the site while preparing a remediation feasibility study. However, per the Regional Water Quality Control Board's guidelines and Article 5 Title 23 California Code of Regulations, quarterly ground water monitoring and reporting should continue at the site. Consistent intervals of monitoring is required to identify any potential changes/flucations in contaminant concentrations, gradient, etc.

Additionally, chlorinated hydrocarbon contamination (VOCs) has been identified in on-site Well MW-2. Burlington's report states that there is no known source of VOCs on site. Currently, this office has insufficient data to confirm that no on-site source of VOCs exists. Although current site operations may not utilize VOCs, previous site activities may have. This office is requesting that you submit any/all information on historical site use/operations to provide more data to support the argument that VOCs are coming from an off-site source.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

Juliet Shin  
Senior Hazardous Materials Specialist

cc: David C. Tight  
Burlington Environmental, Inc.  
5901 Christie Ave., Ste 501  
Emeryville, CA 94608

File

Thurs. Feb. 9, 1995

Dear Juliet,

Thanks so much for your prompt attention to the reports on 914-916 San Pablo Ave. Albany - STID 3808.

I really appreciate these copies and feel they will be valuable.

Sincerely,  
Flo Ann Connors



**LETTER OF TRANSMITTAL**

**To:** Alameda County Dept  
of Env Health  
1131 Harbor Bay Pky  
Oakland, CA 94502

**Date:** January 16, 1995  
**Project:** Joe Sio Chevrolet  
SIO101/12104.2001

**ATTN:** Ms. Juliet Shin

- 1) For Review and Comment ( )
- 2) For Approval ( )
- 3) As Requested ( )
- 4) For Your Use ( x )

**We are enclosing ( x ) / Sending under separate cover ( ):**

No. of Copies	Description
1	Bound "Quarterly Groundwater Monitoring Report, Fourth Quarter 1994"

**Comments:**

8948 10 33 11 23

111 711

**By:** David C. Tight  
*DC Tight*

ALAMEDA COUNTY  
HEALTH CARE SERVICES



AGENCY  
DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, Assistant Agency Director

January 10, 1995

Florence Ann Connors  
1658 Del Dayo Dr.  
Carmichael, CA 95608

ALAMEDA COUNTY CC4580  
DEPT. OF ENVIRONMENTAL HEALTH  
ENVIRONMENTAL PROTECTION DIVISION  
1131 HARBOR BAY PKWY., #250  
ALAMEDA CA 94502-6577

STID 3808

Re: Request for field filtration of water sample for lead  
analysis, 914 San Pablo Ave., Albany, CA

Dear Ms. Connors,

This office has reviewed Burlington Environmental's (Burlington) January 9, 1995 request to filter "particulates" from future water samples collected from the site's monitoring well prior to conducting lead analysis on the sample. Burlington has argued that the remaining lead concentrations in the dissolved phase is reflective of the levels that would potentially be available for impact to any off-site domestic wells.

Filtration of the water sample is acceptable to this office. However, please be sure that the composition of the filter will not effect the lab analysis results of the other constituents of concern (Total Petroleum Hydrocarbons as gasoline and benzene, toluene, ethylbenzene, and xylenes).

It is the understanding of this office that a 0.45 um filter will be utilized, which is the standard filter size EPA applies to define "dissolved" phase.

If you have any questions or comments, please contact me at (510) 567-6763.

Sincerely,

Juliet Shin  
Senior Hazardous Materials Specialist

cc: David Tight  
Burlington Environmental  
5901 Christie Ave., Ste 501  
Emeryville, CA 94608

Edgar Howell



**BURLINGTON ENVIRONMENTAL**  
*A Philip Environmental Company*

# Fax Cover Sheet

Burlington Environmental Inc.  
5901 Christie Avenue, Suite 501  
Emeryville, CA 94608

**To:** Juliet Shin  
**Company:** Alameda County Haz. Mat. Div.  
**Phone:** (510) 567-6763  
**Fax:** (510) 337-9335

**From:** David Tight  
**Company:** Burlington Environmental  
**Phone:** (510) 420-7910  
**Fax:** (510) 658-7990

**Date:** January 9, 1995

**Pages including cover page:** 2

Original will not follow

Original will follow by:  Regular Mail  2 Day Mail  Overnight Mail

**Comments:**

Juliet - Per our conversation. Please review, and call me with comments.

Thanks.

Burlington Environmental offers a nationwide network of consulting engineering offices, recycling and treatment facilities, and waste transportation hubs which provide environmental consulting, investigation, remediation, waste recycling and treatment, and household hazardous waste programs. Environmental services include waste minimization, remediation equipment leasing, risk assessment, and expert legal testimony. For further information about Burlington Environmental's services, please call 510-420-7910.





**BURLINGTON  
ENVIRONMENTAL**  
*A Philip Environmental Company*

January 9, 1995  
SIO101/12104

Ms. Juliet Shin  
Alameda County Department of Environmental Health  
Hazardous Materials Division  
1131 Harbor Way Parkway  
Suite 250  
Alameda, California 94502-6577

**Subject: FIELD FILTRATION**  
914 San Pablo Avenue  
Albany, California

Dear Ms Shin:

As you requested in our telephone conversation on January 5, 1994, I am enclosing correspondence from the laboratory Burlington frequently uses which addresses the two issues you raised regarding field filtration.

Please review this correspondence and call me with your comments and/or approval to proceed with the field screening during the next monitoring event at the subject site.

Thank you for your attention to this matter.

Sincerely yours,

**BURLINGTON ENVIRONMENTAL INC.**

David C. Tight  
Investigation/Remediation Manager

Enclosure

cc: Ms. Florence Ann Connors



January 5, 1995

Dave Tight  
Burlington Environmental Inc.  
5901 Christie Street, Ste. 501  
Emeryville, CA 94608

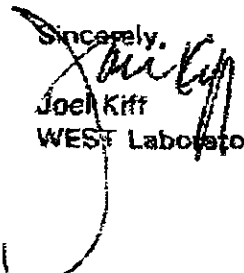
Subject : Field Filtration

Dear Dave,

Filtration is the process by which the undissolved (particulate) components of a liquid sample are removed using a filter so that only the dissolved components remain. Essentially, the EPA defines dissolved contaminants as "those contaminants that can pass through a 0.45 um filter". Therefore, dissolved metals found in a liquid sample are not removed during field filtration.

Wells that produce water for domestic consumption are designed and developed so that they produce particulate-free water. These wells filter their own water through the sand and gravel packing that is installed between the well casing and the native sediment. If the well packing fails to remove the particulates, filters are installed in the domestic supply lines prior to consumption. Therefore, liquid samples that have been field filtered are a good representation of water that would potentially be used by consumers.

If you have any questions, please call me at 916-757-0913.

Sincerely,  
  
Joel Kiff  
WEST Laboratory

## STATE WATER RESOURCES CONTROL BOARD

DIVISION OF CLEAN WATER PROGRAMS  
 2014 T STREET, SUITE 130  
 P.O. BOX 944212  
 SACRAMENTO, CALIFORNIA 94244-2120  
 (916) 227-4307  
 (916) 227-4530 FAX

ST 10380 F  
 JMS



JAN 09 1995

The Estate of J. Hackins Dibble  
 c/o: Executor F. A. Connors  
 1658 Del Dayo Drive  
 Carmichael, CA 95608

**UNDERGROUND STORAGE TANK CLEANUP FUND, CLAIM NO. 008787, FOR SITE ADDRESS: 914-916 San Pablo Ave., Albany, CA 94706**

The State Water Resources Control Board (SWRCB) takes pleasure in issuing the attached Letter of Commitment in an amount not to exceed \$30,000. This Letter of Commitment is based upon our review of the corrective action costs incurred to date and your application received on July 7, 1994 and may be modified by the SWRCB in writing by an amended Letter of Commitment.

The SWRCB will take steps to withdraw this Letter of Commitment after 90 calendar days from the date of this transmittal letter unless you proceed with due diligence with your cleanup effort. This means that you must take positive, concrete steps to ensure that corrective action is proceeding with all due speed. For example, if you have not started your cleanup effort, you must obtain three bids and sign a contract with one of these bidders within 90 calendar days. If your cleanup effort has already started and was delayed, you must resume the expenditure of funds to ensure that your cleanup is proceeding in an expeditious manner. You are reminded that you must comply with all regulatory agency time schedules and requirements. We constantly review the status of all active claims, and failure to proceed with due diligence will be grounds for withdrawal of this Letter of Commitment.

You should read the terms and conditions listed in the Letter of Commitment. Also attached you will find:

- A "Reimbursement Request Instructions" package. You should retain this package for future reimbursement requests. Among other information, the package includes instructions for completion of the "Reimbursement Request" form and the "Spreadsheet". These instructions must be followed when seeking reimbursement for corrective action costs incurred after January 1, 1988. Included in these instructions are samples of Reimbursement Request forms and completed Spreadsheets. Within the package also included are:
  - A "Bid Summary Sheet" to document data on bids received.
  - Recommended Minimum Invoice Cost Breakdown.
  - A "Certification of Non-Recovery From Other Sources" which must be returned before any reimbursements can be made.
- "Reimbursement Request" forms which you must use to request reimbursement of costs incurred.
- "Spreadsheet" forms which you must use in conjunction with your Reimbursement Request.
- "Vendor Data Record" (Std. Form 204) which must be completed and returned with your first Reimbursement Request.

If you have any questions regarding the Letter of Commitment or the Reimbursement Request package, please contact Blessy Torres at (916) 227-4535.

Sincerely,

Dave Deaner, Manager  
 Underground Storage Tank  
 Cleanup Fund Program

Attachments

cc: Steve Morse  
 California Regional Water Quality  
 Control Board, San Francisco Bay Region  
 2101 Webster Street, Suite 500  
 Oakland, CA 94612

Tom Peacock  
 Alameda County EHD  
 1131 Harbor Bay Pkwy, 2nd Floor  
 Alameda, CA 94502-6577

# LETTER OF COMMITMENT FOR REIMBURSEMENT OF COSTS

CLAIM NO: 008787

AMENDMENT NO: 0

CLAIMANT: The Estate of J. Hackins Dibble

BALANCE FORWARD: \$0

CO-PAYEE: None

THIS AMOUNT: \$30,000

c/o: Executor F. A. Connors

CLAIMANT ADDRESS: 1658 Del Dayo Drive  
Carmichael, CA 95608

NEW BALANCE: \$30,000

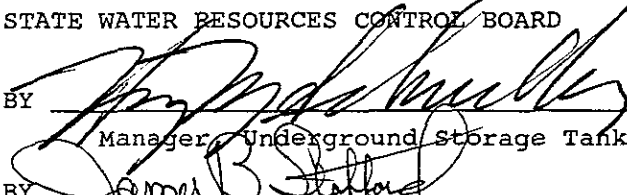
TAX ID / SSA NO.: 566-66-9582

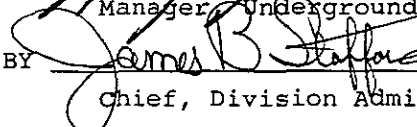
Subject to availability of funds, the State Water Resources Control Board (SWRCB) agrees to reimburse The Estate of J. Hackins Dibble (Claimant) for eligible corrective action costs at Joe Sio Chevrolet Inc. 914-916 San Pablo Ave., Albany, CA 94706 (Site). The commitment reflected by this Letter is subject to all of the following terms and conditions:

1. Reimbursement shall not exceed \$30,000 unless this amount is subsequently modified in writing by an amended Letter of Commitment.
2. The obligation to pay any sum under this Letter of Commitment is contingent upon availability of funds. In the event that sufficient funds are not available for reasons beyond the reasonable control of the SWRCB, the SWRCB shall not be obligated to make any disbursements hereunder. If any disbursements otherwise due under this Letter of Commitment are deferred because of unavailability of funds, such disbursements will promptly be made when sufficient funds do become available. Nothing herein shall be construed to provide the Claimant with a right of priority for disbursement over any other claimant who has a similar Letter of Commitment.
3. All costs for which reimbursement is sought must be eligible for reimbursement and the Claimant must be the person entitled to reimbursement thereof.
4. Claimant must at all times be in compliance with all applicable state laws, rules and regulations and with all terms, conditions, and commitments contained in the Claimant's Application and any supporting documents or in any payment requests submitted by the Claimant.
5. No disbursement under this Letter of Commitment will be made except upon receipt of acceptable Standard Form Payment Requests duly executed by or on behalf of the Claimant. All Payment Requests must be executed by the Claimant or a duly authorized representative who has been approved by the Division of Clean Water Programs.
6. Any and all disbursements payable under this Letter of Commitment may be withheld if the Claimant is not in compliance with the provisions of Paragraph 5 above.
7. Neither this Letter of Commitment nor any right thereunder is assignable by the Claimant without the written consent of the SWRCB. In the event of any such assignment, the rights of the assignee shall be subject to all terms and conditions set forth in this Letter of Commitment and the SWRCB's consent.
8. This Letter of Commitment may be withdrawn at any time by the SWRCB if completion of corrective action is not performed with reasonable diligence.

IN WITNESS WHEREOF, this Letter of Commitment has been issued by the SWRCB this 27th day of December, 1994.

STATE WATER RESOURCES CONTROL BOARD

BY   
Manager, Underground Storage Tank Cleanup Fund Program

BY   
Chief, Division Administrative Services

STATE USE :  
CALSTARS CODING :  
0550 - 569.02 - 30530

\$ \_\_\_\_\_



**BURLINGTON  
ENVIRONMENTAL**  
*A Philip Environmental Company*

RECEIVED  
SG J 10 PM 3:09

January 9, 1995  
SIO101/12104

Ms. Juliet Shin  
Alameda County Department of Environmental Health  
Hazardous Materials Division  
1131 Harbor Way Parkway  
Suite 250  
Alameda, California 94502-6577

**Subject: FIELD FILTRATION**  
914 San Pablo Avenue  
Albany, California

Dear Ms Shin:

As you requested in our telephone conversation on January 5, 1994, I am enclosing correspondence from the laboratory Burlington frequently uses which addresses the two issues you raised regarding field filtration.

Please review this correspondence and call me with your comments and/or approval to proceed with the field screening during the next monitoring event at the subject site.

Thank you for your attention to this matter.

Sincerely yours,

**BURLINGTON ENVIRONMENTAL INC.**

David C. Tight  
Investigation/Remediation Manager

Enclosure

cc: Ms. Florence Ann Connors



January 5, 1995

Dave Tight  
Burlington Environmental Inc.  
5901 Christie Street, Ste. 501  
Emeryville, CA 94608

Subject : Field Filtration

Dear Dave,

Filtration is the process by which the undissolved (particulate) components of a liquid sample are removed using a filter so that only the dissolved components remain. Essentially, the EPA defines dissolved contaminants as "those contaminants that can pass through a 0.45 um filter". Therefore, dissolved metals found in a liquid sample are not removed during field filtration.

Wells that produce water for domestic consumption are designed and developed so that they produce particulate-free water. These wells filter their own water through the sand and gravel packing that is installed between the well casing and the native sediment. If the well packing fails to remove the particulates, filters are installed in the domestic supply lines prior to consumption. Therefore, liquid samples that have been field filtered are a good representation of water that would potentially be used by consumers.

If you have any questions, please call me at 916-757-0913.

Sincerely,

  
Joel Kiff

WEST Laboratory

November 2, 1994

Florence Ann Connors  
1658 Del Dayo Dr.  
Carmichael, CA 95608

ENVIRONMENTAL HEALTH  
Hazardous Materials Division  
1500 17th Way, Rm 200  
Oakland, CA 94621  
(415) 271-4320

STID 3808

Re: Investigations at 914 San Pablo Ave., Albany, California

Dear Ms. Connors,

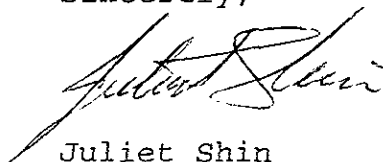
This office has reviewed Burlington Environmental's (Burlington) Third Quarter 1994 Ground Water Monitoring Report, dated September 15, 1994, for the above site. According to the lab analysis results, unknown levels of tetrachloroethene (PCE) was identified in the ground water sample collected from Well MW-2. Consequently, ground water samples shall be analyzed for halogenated volatile compounds in the next round of sampling. If none of these constituents are identified, than analysis for these constituents may be discontinued.

Per my conversation with David C. Tight, Burlington, on November 2, 1994, the fourth quarter ground water sampling event has already been conducted and the samples were not analyzed for halogenated volatiles. Therefore, you will be required to analyze the first quarter 1995 samples for these chemicals.

Additionally, although concentrations of Total Petroleum Hydrocarbons as gasoline (TPHg) and benzene, toluene, ethylbenzene, and xylenes (BTEX) were low to nondetect for samples collected from Well MW-3, concentrations of lead have exceeded the established Maximum Contaminant Level of 50 parts per billion (ppb) for lead in drinking water. If lead levels continue to exceed this MCL, further investigations may be required to delineate the downgradient extent of the lead contamination.

If you have any questions or comments, please contact me at (510) 567-6700.

Sincerely,



Juliet Shin  
Senior Hazardous Materials Specialist

Ms. Florence Ann Connors  
Re: 914 San Pablo Ave.  
November 2, 1994  
Page 2 of 2

cc: David C. Tight  
Burlington Environmental, Inc.  
5901 Christie Ave., Ste 501  
Emeryville, CA 94608

Edgar Howell



# UNDERGROUND STORAGE TANK UNAUTHORIZED RELEASE (LEAK) / CONTAMINATION SITE REPORT

<b>EMERGENCY</b> <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		<b>HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED?</b> <input type="checkbox"/> YES <input type="checkbox"/> NO		<b>FOR LOCAL AGENCY USE ONLY</b> I HEREBY CERTIFY THAT I HAVE DISTRIBUTED THIS INFORMATION ACCORDING TO THE DISTRIBUTION SHOWN ON THE INSTRUCTION SHEET ON THE BACK PAGE OF THIS FORM.		
<b>REPORT DATE</b> 9/1/94		<b>CASE #</b> STID? 3808		SIGNED: <i>Julius Shin</i> DATE: 9/1/94		
<b>REPORTED BY</b>	<b>NAME OF INDIVIDUAL FILING REPORT</b> Florence Ann Connors		<b>PHONE</b> (916) 489-7903		<b>SIGNATURE</b> <i>Florence Ann Connors, executive</i>	
	<b>REPRESENTING</b> <input checked="" type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input checked="" type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> OTHER ?		<b>COMPANY OR AGENCY NAME</b> ?			
<b>ADDRESS</b> 1658 Del Deyo Dr, Carmichael, CA 95608						
<b>RESPONSIBLE PARTY</b>	<b>NAME</b> Josephine Macken Sibble estate		<b>CONTACT PERSON</b> executive Florence Ann Connors		<b>PHONE</b> (916) 489-7903	
	<b>ADDRESS</b> 1658 Del Deyo Dr		<b>CITY</b> Carmichael		<b>STATE</b> CA	
<b>ZIP</b> 95608						
<b>SITE LOCATION</b>	<b>FACILITY NAME (IF APPLICABLE)</b> 916 San Pablo Ave - Six Chevrolet		<b>OPERATOR</b> _____		<b>PHONE</b> (570) 559-1400	
	<b>ADDRESS</b> Solano Ave					
	<b>CROSS STREET</b> Alameda County Health Care Services		<b>CITY</b> Albany		<b>COUNTY</b> Alameda	
<b>STATE</b> CA						
<b>ZIP</b> 94706						
<b>IMPLEMENTING AGENCIES</b>	<b>LOCAL AGENCY</b> Hazmat		<b>CONTACT PERSON</b> Julius Shin		<b>PHONE</b> (510) 271-4320	
	<b>REGIONAL BOARD</b> _____		<b>PHONE</b> ( )		_____	
<b>SUBSTANCES INVOLVED</b>	(1) <i>gas</i> NAME: _____ QUANTITY LOST (GALLONS): _____ <input checked="" type="checkbox"/> UNKNOWN				_____	
	(2) <i>oil</i> NAME: _____ QUANTITY LOST (GALLONS): _____ <input checked="" type="checkbox"/> UNKNOWN				_____	
<b>DISCOVERY/ABATEMENT</b>	<b>DATE DISCOVERED</b> ?		<b>HOW DISCOVERED</b> <input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS <input checked="" type="checkbox"/> TANK TEST <input checked="" type="checkbox"/> TANK REMOVAL <input type="checkbox"/> OTHER			
	<b>DATE DISCHARGE BEGAN</b> _____		<b>METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY)</b> <input type="checkbox"/> REMOVE CONTENTS <input checked="" type="checkbox"/> CLOSE TANK & REMOVE <input type="checkbox"/> REPAIR PIPING <input type="checkbox"/> REPAIR TANK <input type="checkbox"/> CLOSE TANK & FILL IN PLACE <input type="checkbox"/> CHANGE PROCEDURE <input type="checkbox"/> REPLACE TANK <input type="checkbox"/> OTHER <i>tank removal</i>			
	<b>HAS DISCHARGE BEEN STOPPED?</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO IF YES, DATE: _____					
<b>SOURCE/ CAUSE</b>	<b>SOURCE OF DISCHARGE</b> <input checked="" type="checkbox"/> TANK LEAK <input type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER		<b>CAUSE(S)</b> <input type="checkbox"/> OVERFILL <input type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input type="checkbox"/> CORROSION <input type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER			
	<b>CASE TYPE</b> <input type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input checked="" type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)					
<b>CURRENT STATUS</b>	<b>CHECK ONE ONLY</b> <input type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT WORKPLAN SUBMITTED <input type="checkbox"/> POLLUTION CHARACTERIZATION <input type="checkbox"/> LEAK BEING CONFIRMED <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT UNDERWAY <input checked="" type="checkbox"/> POST CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> REMEDIATION PLAN <input type="checkbox"/> CASE CLOSED (CLEANUP COMPLETED OR UNNECESSARY) <input type="checkbox"/> CLEANUP UNDERWAY					
	<b>REMEDIAL ACTION</b> <b>CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS)</b> <input type="checkbox"/> CAP SITE (CD) <input type="checkbox"/> EXCAVATE & DISPOSE (ED) <input type="checkbox"/> REMOVE FREE PRODUCT (FP) <input type="checkbox"/> ENHANCED BIO DEGRADATION (IT) <input type="checkbox"/> CONTAINMENT BARRIER (CB) <input type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> REPLACE SUPPLY (RS) <input type="checkbox"/> VACUUM EXTRACT (VE) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> TREATMENT AT HOOKUP (HU) <input type="checkbox"/> VENT SOIL (VS) <input type="checkbox"/> OTHER (OT) <i>Post cleanup monitoring of groundwater in progress</i>					
<b>COMMENTS</b>	I, Florence Ann Connors, have no idea when, where or by whom the report was originally filed.					

July 21, 1994

Florence Ann Connors  
1658 Del Dayo Dr.  
Carmichael, CA 95608

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY  
DEPARTMENT OF ENVIRONMENTAL HEALTH  
1131 HARBOR BAY PARKWAY, 2ND FLOOR  
ALAMEDA, CA 94602-6572

STID 3808

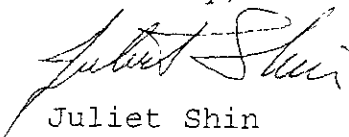
Re: Investigations at 914 San Pablo Ave., Albany, CA

Dear Ms. Connors,

Standardly, when a release is observed from an underground storage tank (UST), this office requires that an Unauthorized Release/Leak Report (ULR) Form be filled out for our records. Although a past release was observed at the above site, there are no copies of the completed ULR form in our case files. Please complete the attached ULR form and submit the completed copy to this office **within 30 days of the date of this letter.**

If you have any questions or comments, please contact me at (510) 337-2874 or 337-2864.

Sincerely,



Juliet Shin  
Hazardous Materials Specialist

cc: Edgar Howell-File(JS)

*Edgar Howell-File 7/29/94*

ALAMEDA COUNTY  
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, Assistant Agency Director

July 21, 1994

Florence Ann Connors  
1658 Del Dayo Dr.  
Carmichael, CA 95608

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY  
DEPARTMENT OF ENVIRONMENTAL HEALTH  
1131 HARBOR BAY PARKWAY, 2ND FLOOR  
ALAMEDA, CA 94502-6577

STID 3808

Re: Investigations at 914 San Pablo Ave., Albany, CA

Dear Ms. Connors,

Standardly, when a release is observed from an underground storage tank (UST), this office requires that an Unauthorized Release/Leak Report (ULR) Form be filled out for our records. Although a past release was observed at the above site, there are no copies of the completed ULR form in our case files. Please complete the attached ULR form and submit the completed copy to this office within 30 days of the date of this letter.

If you have any questions or comments, please contact me at (510) 337-2874 or 337-2864.

Sincerely,

Juliet Shin  
Hazardous Materials Specialist

cc: Edgar Howell-File(JS)

ALAMEDA COUNTY  
HEALTH CARE SERVICES  
AGENCY

DAVID J. KEARS, Agency Director



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

March 23, 1994

Florence Ann Connors  
1658 Del Dayo Dr.  
Carmichael, CA 95608

STID 3808

Re: Investigations at 914 San Pablo Avenue, Albany, California

Dear Ms. Connors,

Two steel underground storage tanks, one gasoline tank and one waste oil tank, were removed from the subject property on March 20, 1989. Soil samples collected from beneath the tanks identified up to 1,300 parts per million (ppm) Total Petroleum Hydrocarbons as gasoline (TPHg). Three ground water monitoring wells were subsequently installed at the site in July 1991. The last report submitted to this office was the Ground Water Monitoring Well Installation and Soil and Ground Water Sample Results Report, dated December 6, 1991.

In the one and only ground water sampling event at the site, upto 110 parts per billion (ppb) Total Petroleum Hydrocarbons as gasoline (TPHg) and 16 ppb benzene were identified in a ground water sample.

Guidelines established by the California Regional Water Quality Control Board (RWQCB) require that soil and ground water investigations be conducted when there is evidence to indicate that a release from an UST will impact or may have impacted the ground water.

Per Section 2652, Article 5, Title 23 California Code of Regulations, you are required to continue quarterly ground water monitoring and reporting. Such quarterly reports are due the first day of the second month of each subsequent quarter. You are required to collect water level measurements on a monthly basis for the first three months, and then quarterly thereafter. Ground water gradient determinations, corresponding to the water level measurements, are to be submitted with the quarterly reports.

The referenced initial and quarterly reports must describe the status of the investigation and must include, among others, the following elements:

- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level

Ms. Florence Ann Connors  
Re: 914 San Pablo Ave.  
March 23, 1994  
Page 2 of 2

data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.

- o Status of ground water contamination characterization.
- o Interpretations of results: water level contour maps showing gradients, free and dissolved product, plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations or plans for additional investigative work or remediation.

Ground water samples collected from all three wells shall be analyzed for TPHg and benzene, toluene, ethylbenzene, xylenes, and lead. Ground water samples collected from MW-3, will additionally be analyzed for heavy metals.

This Department will oversee the assessment and remediation of your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. The issuance of well drilling permits, however, will be through the Alameda County Flood Control and Water Conservation District, Zone 7, in Pleasanton. The RWQCB may choose to take over as lead agency if it is determined, following the completion of the initial assessment, that there has been a substantial impact to ground water.

Lastly, it is the understanding of this office that the deadline for the implementation of the next quarterly ground water monitoring event has been extended to April 20, 1994.

If you have any questions or comments, please contact me at (510) 271-4530.

Sincerely,



Juliet Shin  
Hazardous Materials Specialist

cc: /Edgar Howell-File(JS)

February 4, 1994

Re: Groundwater Monitoring Wells  
914 San Pablo Ave - Albany Ca  
(Dibble Property)

Dear Juliet Shin,

I will be succeeding my sister  
Priscilla Labadie, now deceased, as executor  
of the estate of Josephine Dibble

Because I have just entered the picture  
and have only a sketchy knowledge of the  
background, I respectfully request a complete  
and chronological review of all the work that  
has been done at the site on San Pablo Ave.

Please include tank removal, soil removal  
etc.

I would appreciate an explanation for  
your conclusion that a heavy metal analysis  
should be conducted

Thank you very much.

Very truly yours.

Florence Ann Connors

If you have any questions, please  
call me at (916) 489-7903.

My address is:

Florence Ann Connors

1658 Del Dayo Dr.

Carmichael, CA. 95608

ALCO  
HAZMAT  
94 FEB -7 PM 12:59

ALAMEDA COUNTY  
HEALTH CARE SERVICES  
AGENCY

DAVID J. KEARS, Agency Director



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

November 9, 1993

Jan Watson  
Foley, McIntosh & Foley  
P.O. Box 6247  
Albany, CA 94706

STID 3808

Re: Investigations at 914 San Pablo Avenue, Albany, California

Dear Ms. Watson,

Since our conversation on October 29, 1993, this office has contacted the former consultants for investigations at the above site in 1991. These consultants, namely Mr. Ron Block and Mr. Benjamin Berman, stated that only one round of ground water sampling was conducted from the three ground water monitoring wells installed at the site in July 1991. The last report submitted to this office was the Ground Water Monitoring Well Installation and Soil and Ground Water Sample Results Report, dated December 6, 1991.

In the one and only ground water sampling event at the site, upto 110 parts per billion (ppb) Total Petroleum Hydrocarbons as gasoline (TPHg) and 16 ppb benzene were identified in a ground water sample. Additionally, upto 1,300 parts per million (ppm) of TPHg was identified in the soil beneath the former underground storage tank at the site.

Guidelines established by the California Regional Water Quality Control Board (RWQCB) require that soil and ground water investigations be conducted when there is evidence to indicate that a release from an UST will impact or may have impacted the ground water.

Per Section 2652, Article 5, Title 23 California Code of Regulations, you are required to continue quarterly ground water monitoring and reporting. Such quarterly reports are due the first day of the second month of each subsequent quarter.

The referenced initial and quarterly reports must describe the status of the investigation and must include, among others, the following elements:

- o Details and results of all work performed during the designated period of time: records of field observations and data, boring and well construction logs, water level

Jan Watson  
Re: 914 San Pablo Ave.  
November 9, 1993  
Page 2 of 2

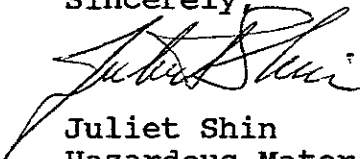
data, chain-of-custody forms, laboratory results for all samples collected and analyzed, tabulations of free product thicknesses and dissolved fractions, etc.

- o Status of ground water contamination characterization.
- o Interpretations of results: water level contour maps showing gradients, free and dissolved product, plume definition maps for each target component, geologic cross sections, etc.
- o Recommendations or plans for additional investigative work or remediation.

This Department will oversee the assessment and remediation of your site. Our oversight will include the review of and comment on work proposals and technical guidance on appropriate investigative approaches and monitoring schedules. The issuance of well drilling permits, however, will be through the Alameda County Flood Control and Water Conservation District, Zone 7, in Pleasanton. The RWQCB may choose to take over as lead agency if it is determined, following the completion of the initial assessment, that there has been a substantial impact to ground water.

If you have any questions or comments, please contact me at (510) 271-4530.

Sincerely,



Juliet Shin  
Hazardous Materials Specialist

cc: Edgar Howell-File(JS)



WATER RESOURCES CONTROL BOARD  
DIVISION OF WATER QUALITY - UST CLEANUP PROGRAM  
SITE SPECIFIC QUARTERLY REPORT  
01/01/92 THROUGH 03/31/92

AGENCY # : 10000      SOURCE OF FUNDS: F      SUBSTANCE: 8006619  
StID : 3808  
SITE NAME: Automobile Dealership Bldg.      DATE REPORTED : 03/27/89  
ADDRESS : 914 San Pablo Ave.      DATE CONFIRMED: 03/27/89  
CITY/ZIP : Albany      94706      MULTIPLE RPs : N

SITE STATUS  
-----

CASE TYPE: G	CONTRACT STATUS: 3	EMERGENCY RESP:
RP SEARCH: S		DATE COMPLETED: 03/20/92
PRELIMINARY ASMNT: U	DATE UNDERWAY: 08/07/91	DATE COMPLETED:
REM INVESTIGATION:	DATE UNDERWAY:	DATE COMPLETED:
REMEDIAL ACTION:	DATE UNDERWAY:	DATE COMPLETED:
POST REMED ACT MON:	DATE UNDERWAY:	DATE COMPLETED:

ENFORCEMENT ACTION TYPE: 1      DATE ENFORCEMENT ACTION TAKEN: 03/20/92  
LUFT FIELD MANUAL CONSID: 3, HSCAW  
CASE CLOSED:      DATE CASE CLOSED:  
DATE EXCAVATION STARTED : 03/27/89      REMEDIAL ACTIONS TAKEN: UK

RESPONSIBLE PARTY INFORMATION  
-----

RP#1-CONTACT NAME: Josephine Hackim  
COMPANY NAME:  
ADDRESS: 2739 Perch Dr.  
CITY/STATE: Napa Ca 94558

---

DATE: 3-9-92  
TO : Local Oversight Program  
FROM: BRIT JOHNSON  
SUBJ: Transfer of Eligible Oversight Case

Site name: AUTOMOBILE DEALERSHIP BLDG  
Address: 914 SAN PABLO city ALBANY zip 94706  
Closure plan attached?  Y N DepRef remaining \$ 379.25  
DepRef Project # \_\_\_\_\_ STID #(if any) 3808  
Number of Tanks: 2 removed?  Y N Date of removal 3-27-89  
Leak Report filed? Y N Date of Discovery 3-27-89  
Samples received? Y N Contamination: SOIL  
Petroleum  Y N Types: Avgas Jet ~~leaded~~ unleaded Diesel  
fuel oil waste oil kerosene solvents  
Monitoring wells on site 3 Monitoring schedule? Y N

Briefly describe the following:

Preliminary Assessment \_\_\_\_\_  
Remedial Action \_\_\_\_\_  
Post Remedial Action Monitoring \_\_\_\_\_  
Enforcement Action \_\_\_\_\_

Comments:

4/89 TPH-G 270 TO 1,30  
Oil + GRASS ND  
6/24/91 3 MWs INSTALLED  
MW-1 110 ug/L  
MW-2 ND  
MW-3 ND

Prop: Josephine Hackim  
~~#~~ 2739 Perch Dr.  
Napa 558  
Bs: same

8006619

SOIL EXCAVATION REQUIRES 3-27-89  
FRASIBUL DUE TO THE PRESENCE OF UNOCCUPIED UTILITY LINES



ST 10 3808

May 16, 1991

Mr. Rudy Dantes  
Caltrans  
Permit Department  
P.O. Box 7310  
San Francisco, CA 94120

**Subject: Encroachment Permit Application  
Alameda 123, 91-0207  
Proposed Monitoring Well Installation,  
Soil/Groundwater Investigation  
914 - 916 San Pablo Avenue  
Albany, California  
(ATT Project No. 9124)**

Aqua Terra Technologies  
Consulting Engineers  
& Scientists

Dear Mr. Dantes:

2950 Buskirk Avenue  
Suite 120  
Walnut Creek, CA  
9 4 5 9 6  
415 934-4884

Aqua Terra Technologies, Inc. (ATT) is submitting this letter in accordance with our May 15, 1991 telephone conversation. ATT has been retained, by Mr. William R. Foley of Foley, McIntosh & Foley, to conduct the subject investigation. Mr. Foley represents Ms. Josephine Dibble, the owner of the subject property. The subject investigation is a regulatory requirement of the Alameda County Health Care Services Agency (ACHCSA) and the San Francisco Bay Region of the California Regional Water Quality Control Board (RWQCB).

Mr. Foley retained the services of Clark, Paterson & Rizzo (CP & R) insurance company in Oakland to obtain a \$2,000 bond for the installation of a monitoring well in the sidewalk area adjacent to the subject property. CP & R submitted a bond application to INSCO/DICO bonding company in Lafayette; however, the application was declined due to the presence of gasoline contamination in the soil below the subject property. Numerous other bonding companies, contacted by telephone, refused to issue a bond because of the gasoline contamination.

ATT requests that a \$2,000 cash deposit be accepted, in lieu of a bond, in exemption from Caltrans policy and in accordance with our May 15, 1991 telephone conversation. The regulatory agencies, Mr. Foley, and ATT would like to complete this project as quickly as possible; therefore, in consideration that the subject investigation has already been delayed more than several months, ATT would appreciate a written response to this request at your earliest convenience.

ATT

Mr. Rudy Dantes  
Caltrans  
May 16, 1991  
Page 2

Please contact us if you have any questions or comments regarding the contents of this letter.  
Thank you for your cooperation.

Sincerely,

AQUA TERRA TECHNOLOGIES, INC.



Bruce Berman  
Project Scientist



William E. Motzer, Ph.D, R.G.  
Senior Hydrogeologist/Project Manager

BB/WEM:mp

cc: William R. Foley, Foley, McIntosh & Foley  
Dennis J. Byrne, ACHCSA

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



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

6 February 1991

Josephine Dibble  
c/o Foley, McIntosh & Foley  
1225 Solano Avenue  
Albany, CA 94706-1734

Subject: Amendment to workplan for 914 San Pablo Ave. Albany.

Dear Ms. Dibble:

This office has received a request from Aqua Terra Technologies dated 29 January 1991, to amend the environmental investigation taking place at the location listed above. Approval is granted to implement the changes described in the Aqua Terra proposal.

If you have any questions concerning this matter, please contact me at (415)271-4320.

Sincerely,

Dennis J. Byrne  
Senior Hazardous Materials Specialist

cc: Lester Feldman, SFBRWQCB  
Howard Hatayama, DOHS  
Rafat Shahid, Assistant Director, Alameda County Department of  
Environmental Health.  
Bruce Berman, Aqua Terra Technologies



January 29, 1991

Mr. Dennis J. Byrne  
Hazardous Materials Specialist  
Alameda County Health Care Services Agency  
Division of Hazardous Materials  
Department of Environmental Health  
80 Swan Way, Room 200  
Oakland, CA 94261

91 FEB -6 11:06

**Subject: Proposed Modification to the "Workplan for Soil  
Remediation and Monitoring Well Installations for the Property at  
914 San Pablo Avenue,  
Albany, CA (Project No. 9032)"  
(ATT Project No. 9124)**

Dear Mr. Byrne:

Aqua Terra Technologies, Inc. (ATT) proposes to modify the subject workplan dated August 22, 1990. This workplan modification cancels additional soil excavation as proposed in the original workplan.

Aqua Terra Technologies  
Consulting Engineers  
& Scientists

2950 Buskirk Avenue  
Suite 120  
Walnut Creek, CA  
9 4 5 9 6  
415 934-4884

ATT recommends that no additional soil be excavated because of the proximity of the existing building and underground utilities to the tank excavation. The attached sketches illustrate the existing tank excavation along San Pablo Avenue and its proximity to the existing building and underground utility lines.

Additional excavation work would threaten the structural integrity of the adjacent building, and would also pose an unacceptable health and safety risk to personnel exposed to underground high voltage electrical lines and other utilities (there may also be high pressure gas lines in the area).

Therefore, ATT proposes that additional soil excavation be eliminated from the Scope of Work. ATT proposes that all other sections of the workplan remain unchanged, including groundwater monitoring well installation and remediation of soils stockpiled onsite.

Please contact us if you have any questions or comments regarding the contents of this letter.

Sincerely,

AQUA TERRA TECHNOLOGIES, INC.

Bruce Berman  
Project Scientist

William E. Motzer, Ph.D, R.G.  
Project Manager

BB:WEM/mp  
attachments

cc: William R. Foley, Foley, McIntosh & Foley

9124/#1/WF012991.LTR

FEDERAL EXPRESS

QUESTIONS? CALL 800-238-5355 TOLL FREE.

AIRBILL PACKAGE TRACKING NUMBER

7379139810

7379139810

RECIPIENT'S COPY

Date

8-23-90

From (Your Name) Please Print

William Motzer

Your Phone Number (Very Important)

(435) 934-4344

To (Recipient's Name) Please Print

Mr. Dennis J. Byrne

Recipient's Phone Number (Very Important)

( )

Company

AQUA TERRA TECHNOLOGY

Department/Floor No.

Company

Alameda County Health Care Services Agency

Department/Floor No.

Street Address

2950 KIRK AVE STE 120

Div. of Hazardous Materials - Dept. of Environ Health

Exact Street Address (We Cannot Deliver to P.O. Boxes or P.O. Zip Codes.)

City

WALNUT CREEK

State

ZIP Required

94596

City

Oakland,

State CA

ZIP Required

94261

YOUR INTERNAL BILLING REFERENCE INFORMATION (First 24 characters will appear on invoice.)

JOB #9032

IF HOLD FOR PICK-UP, Print FEDEX Address Here

Street Address

City

State

ZIP Required

PAYMENT 1  Bill Sender 2  Bill Recipient's FedEx Acct. No. 3  Bill 3rd Party FedEx Acct. No. 4  Bill Credit Card

5  Cash

SERVICES (Check only one box)

DELIVERY AND SPECIAL HANDLING

PACKAGES WEIGHT in Pounds Only YOUR DECLARED VALUE OVER SIZE

Priority Overnight Service (Delivery by next business morning) Standard Overnight Service (Delivery by next business afternoon)

- 11  YOUR PACKAGING 51  FEDEX LETTER \* 16  FEDEX LETTER \* 56  FEDEX LETTER \* 12  FEDEX PAK \* 52  FEDEX PAK \* 13  FEDEX BOX 53  FEDEX BOX 14  FEDEX TUBE 54  FEDEX TUBE

- 1  HOLD FOR PICK-UP (Fill in Box H) 2  FRI.  DELIVER WEEKDAY 3  DELIVER SATURDAY (Extra charge) (Not available to all locations) 4  DANGEROUS GOODS (Extra charge) (CSS Not available for Dangerous Goods Shipments) 5  CONSTANT SURVEILLANCE SVC. (CSS) (Extra charge) (Release Signature Not Applicable) 6  DRY ICE Lbs. 7  OTHER SPECIAL SERVICE 8  9  SATURDAY PICK-UP (Extra charge) 10  11  DESCRIPTION 12  HOLIDAY DELIVERY (if offered) (Extra charge)

Table with 4 columns: PACKAGES, WEIGHT in Pounds Only, YOUR DECLARED VALUE, OVER SIZE. Includes Total row.

DIM SHIPMENT (Heavyweight Services Only)

Regular Stop  Drop Box  On-Call Stop  B.S.C.  Station

Received At

1  Regular Stop 3  Drop Box

2  On-Call Stop 4  B.S.C.

5  Station

FedEx Emp. No.

Emp. No. Date

- Cash Received  Return Shipment  Third Party  Chg. To Del.  Chg. To Hold

Street Address

City State Zip

Received By:

X

Date/Time Received FedEx Employee Number

Release Signature:

Date/Time

Federal Express Use Base Charges

Declared Value Charge

Other 1

Other 2

Total Charges

REVISION DATE 11/89 PART #119501 FXEM 4/90 FORMAT #014

014

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ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Director



23 January 1990

Telephone Number: (415)

Josephine Dibble  
c/o Foley, McIntosh and Foley  
1225 Solano Avenue  
Albany, CA 94706-1734

Subject: Quarantined Containers located at 914 San Pablo Avenue,  
Albany.

Dear Ms. Dibble:

This office has received and reviewed a remediation plan for the property listed above. This plan, prepared by Aqua Terra Technologies, is appropriate for the characterization and disposal of the materials quarantined by the agency. As a consequence, these materials are hereby removed from quarantine. Please ensure that an accounting of the quantities and final destinations of these materials is communicated to this office for review and inclusion into our files.

In a related matter, soil contamination of up to 300 parts per million of Total Petroleum Hydrocarbons was detected during the removal of an underground gasoline storage tank in March of 1989. This tank was located under the sidewalk on San Pablo Avenue. Guidelines established by the San Francisco Bay Regional Water Quality Control Board require that some followup action be taken whenever soil contamination which reaches or exceeds 100 parts per million is detected. Specifically, a ground water monitoring program must be initiated.

The purpose of a ground water monitoring well program is to determine whether or not, and to what extent, ground water has been impacted by the soil contamination associated with the removed tank. The Regional Board's Guidelines specify that a well must be placed within ten feet of the former tank location in a down gradient direction relative to ground water flow. Ground water flow direction is to be determined from data derived from three wells. During the installation of these wells, soil samples must be collected at five foot depth intervals until ground water is reached. This work must be performed under the direction of a registered engineer/geologist and copies of all boring logs and analytical data must be submitted to this office for review.



Josiphine Dibble  
c/o Foley, McIntosh and Foley  
1225 Solano Avenue  
Albany, CA 94706-1734  
Re. 914 San Pablo Ave, Albany  
23 January 1990  
Page 2 of 2

If you have any questions concerning this matter, please contact me at (415) 271-4320.

Sincerely,



Dennis J. Byrne  
Hazardous Materials Specialist

cc: Lester Feldman, SFBRWQCB  
Doug Krause, DOHS  
Rafat Shahid, Assistant Director, Alameda County Dept.  
Environmental Health.  
Kerstan Williams, Aqua Terra Technologies  
Don Marchant, Petroleum Engineering, Inc.

*FILES*



# LETTER OF TRANSMITTAL

## GENERAL CONTRACTORS

GENERAL CONTRACTORS • (707) 545-0360 • LICENSE NO. 224358  
 11 WEST NINTH STREET • SANTA ROSA • CALIFORNIA 95401

TO Alameda County Environmental Health  
 80 Swan Way, Room 200  
 Oakland, California 94621

DATE	4/21/89	JOB NO.	B-4647
ATTENTION	Mr. Dennis Byrne		
RE:	Automobile Dealership Building		
	914 San Pablo Avenue		
	Albany, California		
	Permit #U 528865		

WE ARE SENDING YOU  Attached  Under separate cover via \_\_\_\_\_ the following items:

- Shop drawings     
  Prints     
  Plans     
  Samples     
  Specifications  
 Copy of letter     
  Change order     
 Soil Sample Results

COPIES	DATE	NO.	DESCRIPTION
1	4/17/89		Pace Laboratories, Inc. - Laboratory Analysis

THESE ARE TRANSMITTED as checked below:

- For approval     
  Approved as submitted     
  Resubmit \_\_\_\_\_ copies for approval  
 For your use     
  Approved as noted     
  Submit \_\_\_\_\_ copies for distribution  
 As requested     
  Returned for corrections     
  Return \_\_\_\_\_ corrected prints  
 For review and comment     
 \_\_\_\_\_  
 FOR BIDS DUE \_\_\_\_\_ 19 \_\_\_\_\_  PRINTS RETURNED AFTER LOAN TO US

REMARKS Please advise the course of action.

4-24  
 ALAMEDA COUNTY  
 DEPT. OF ENVIRONMENTAL HEALTH  
 HAZARDOUS MATERIALS

COPY TO \_\_\_\_\_

SIGNED: Donald C. Marchant

If enclosures are not as noted, kindly notify us at once. Donald C. Marchant

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



Certified Mailer # P 833 981 379

DEPARTMENT OF ENVIRONMENTAL HEALTH  
Hazardous Materials Program  
80 Swan Way Rm. 20C  
Oakland, CA 94612  
(415

5 April, 1989

Josephine Dibble  
c/o Foley, McIntosh and Foley  
1225 Solano Avenue  
Albany, Ca. 94706-1734

Subject: Vacant Automobile Dealership at 914 San Pablo Ave. Albany.

\*\*\*\*NOTICE OF VIOLATION\*\*\*\*

Dear Ms. Dibble:

On the 27th of March, 1989, an inspection was conducted of your property at the above location in Albany. The following violations of the California Code of Regulations were observed.

1) Section 66508 (3)(b) of the CCR, Title 22, requires that all nonstationary containers of hazardous waste be labeled with the words HAZARDOUS WASTE, and identify the material contained. In addition, the date upon which waste material was first introduced into the container must be stated on the label. Five fifty-five gallon drums of what appeared to be waste oil and numerous smaller containers of unknown contents were observed within your facility during this inspection.

2) Section 67243 (a) of the CCR, Title 22, stipulates that all containers of a hazardous waste be kept closed at all times except when necessary to add or remove waste material. A number of five gallon, open containers of what appeared to be waste oil were observed within 914 San Pablo Avenue. Six, sixteen gallon drums of solvent tank waste, filled to various levels of capacity, were also present during this inspection.

3) One of the containers within the waste oil storage area was leaking and it's contents were meandering across the garage floor into a storm drain. This constitutes a violation of Section 25189.5 of the California Health and Safety Code, which forbids the unauthorized on-site disposal of a hazardous waste.

Josephine Dibble  
c/o Foley, McIntosh and Foley  
1225 Solano Avenue  
Albany Ca. 94706  
5 April, 1989  
Notice of Violation  
Page 2 of 4

In the lot behind this facility, bordering Adams Street, a collection of drums and assorted refuse was discovered behind a large metal drop-box belonging to Oakland Scavenger. An inventory of containers present included; twenty-four sixteen gallon containers with labels identifying the contents as lacquer thinner and having flammable warning labels, three fifty-five gallon drums, the contents of which are unknown and three five gallon containers of unknown contents. A number of the containers were uncapped and some appeared to be rusted.

In addition to Sections 66508 (3)(b) and 67243 (a) of the CCR, this situation is also deemed to be a violation of:

- 4) Section 67241 of the CCR, Title 22, which pertains to the condition of storage containers and states that if a container holding a hazardous waste is not in good condition, or if it begins to leak, the owner or operator shall transfer the hazardous waste to a container in good condition.
- 5) Section 67124 of the CCR, Title 22, which requires that a sufficient aisle space be maintained within a hazardous waste storage area to allow the unobstructed movement of personnel, fire protection equipment and spill control equipment. Various refuse items are piled between and on top of the containers within this site making many of the drums inaccessible.

The release of any of the hazardous wastes contained within these drums or the disposal of such drums as other than a hazardous waste will constitute a violation of Section 25189.5 of the California Health and Safety Code. This section forbids disposing of a hazardous waste, or knowingly causing the disposing or transportation of a hazardous waste to a site which is not a licensed hazardous waste treatment, storage and disposal facility.

These containers were quarantined in accordance with Section 25187.6 of the California Health and Safety Code. It is unlawful for anyone to transport, dispose of or tamper with these materials

Josephine Dibble  
c/o Foley, McIntosh and Foley  
1225 Solano Avenue  
Albany, Ca. 94706  
5 April, 1989  
Notice of Violation  
Page 3 of 4

in any manner without the expressed consent of this office. A lifting of this quarantine will require that a completed hazardous waste manifest be presented to this office for inspection.

A Mr. John Aiello of Jack's Auto Body Shop, presented himself to our inspector and stated that he was aware of the contents of many of these containers. Mr. Aiello stated that the sixteen gallon containers held a lacquer thinner that had been accumulating for some time while awaiting pick-up by a recycler. Mr. Aiello denied any knowledge of the contents of the three fifty-five gallon drums.

The following measures will have to be taken to address the various Code violations specified in this letter:

- 1) The leaking waste oil container within the shop area must be identified and the contents transferred to another container. All released oil must be collected, including that which has entered the storm drain.
- 2) A thorough inventory of hazardous wastes/materials within this facility must be compiled. Waste materials will require proper disposal at a licensed treatment, storage and disposal facility and must be transported to this destination by a registered hazardous waste hauler. Copies of the hazardous waste manifests must be submitted to this office.
- 3) The contents of the quarantined containers will have to be determined. Any which meet the criterion of being a hazardous waste will require proper disposal. A completed hazardous waste manifest will have to be submitted to this office for inspection before the quarantine can be lifted.

You are requested to submit to this office a Plan of Correction for 914 San Pablo Avenue in Albany, on or before the 28th of April, 1989. This letter should state the actions which you propose to take in regards to each of the violations specified in this letter. Following a review of the Plan, this office will inform

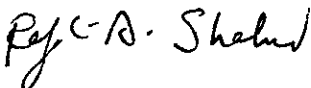
Josephine Dibble  
c/o Foley, McIntosh and Foley  
1225 Solano Avenue  
Albany, Ca. 94706  
5 April 1989  
Notice of Violation  
Page 4 of 4

you of any changes or additions required for approval.

Please give this matter your immediate attention. Sections 25189.5, 25190 and 25191 of the California Health and Safety Code provide for civil and criminal penalties of up to \$25,000.00 per day, per violation.

We in the Alameda County Department of Environmental Health, Hazardous Materials Division, are eager to see this matter resolved in an expedient and responsible manner. If you have any questions or require further clarification concerning the measures which need to be taken to address these issues, please contact, Dennis Byrne, Hazardous Materials Specialist, at (415) 271-4320.

Sincerely,



Rafat A. Shahid, Chief,  
Hazardous Materials Division

RAS:DB

cc: Gil Jensen, Alameda County District Attorney, Consumer and  
Environmental Protection Agency.  
Norm Healy, Alameda County, Consumer and Environmental  
Protection Agency.  
D. Krause DOHS  
Frank Westpal, Albany Fire Department

**SENDER:** Complete items 1 and 2 when additional services are desired, and complete items 3 and 4.  
 Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1.  Show to whom delivered, date, and addressee's address.  Restricted Delivery  
 †(Extra charge)† †(Extra charge)† (DB)

3. Article Addressed to:  
 Josephine Dibble  
 c/o Foley; McIntosh + Foley  
 1225 Solano Ave.  
 Albany, CA 94706  
 P.O. 914 San Pablo Ave., Albany

4. Article Number  
 P 833 981 379

Type of Service:  
 Registered  Insured  
 Certified  COD  
 Express Mail 27

Always obtain signature of addressee or agent and DATE DELIVERED.

5. Signature - Addressee  
 X

6. Signature - Agent  
 X Macy Williams

7. Date of Delivery  
 APR 2 - 1989

8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1987

\* U.S.G.P.O. 1987-178-268

DOMESTIC RETURN RECEIPT

P 833 981 379

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
 NOT FOR INTERNATIONAL MAIL  
 (See Reverse)

Sent to	
Street and No.	
P.O., State and ZIP Code	
Postage	S
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt showing to whom and Date Delivered	
Return Receipt showing to whom Date and Address of Delivery	
TOTAL Postage and Fees	S
Postmark or Date Joe Lambert	

PS Form 3800, June 1985

white -env.health  
 yellow -facility  
 pink -files

# ALAMEDA COUNTY, DEPARTMENT OF ENVIRONMENTAL HEALTH

80 Swan Way, #200  
 Oakland, CA 94621  
 (415) 271-4320

## Hazardous Materials Division Inspection Form

Site ID# \_\_\_\_\_ Site Name \_\_\_\_\_ Today's Date 3/27/89  
 Site Address 914 San Pablo Avenue EPA ID# \_\_\_\_\_  
 City Albany Zip 94706 Phone \_\_\_\_\_

MAX Amt. Stored > 500lbs/55g/200cf? Y N  
 Hazardous Waste generated per month? \_\_\_\_\_

- Inspection Categories:**
- I. Haz. Mat/Waste GENERATOR/TRANSPORTER
  - II. Business Plans, Acute Hazardous Materials
  - III. Underground Tanks

The marked items represent violations of the Calif. Administration Code (CAC) or the Health & Safety Code (HS&C)

- I.A GENERATOR (Title 22)**
- \_\_\_ 1. Waste ID \* 66471
  - \_\_\_ 2. EPA ID 66472
  - \_\_\_ 3. > 90 days 66508
  - \_\_\_ 4. Label dates 66508
  - \_\_\_ 5. Biennial 66493
- 
- Manifest**
- \_\_\_ 6. Records 66492
  - \_\_\_ 7. Correct 66484
  - \_\_\_ 8. Copy sent 66492
  - \_\_\_ 9. Exception 66484
  - \_\_\_ 10. Copies Rec'd 66492
- 
- Misc.**
- \_\_\_ 11. Treatment 66371
  - \_\_\_ 12. On-site Disp. (H.S.&C.) 26189.5
  - \_\_\_ 13. Ex Haz. Waste 66570
- 
- Prevention**
- \_\_\_ 14. Communications 67121
  - \_\_\_ 15. Aisle Space 67124
  - \_\_\_ 16. Local Authority 67126
  - \_\_\_ 17. Maintenance 67120
  - \_\_\_ 18. Training 67105
- 
- Cont'n. gency**
- \_\_\_ 19. Prepared 67140
  - \_\_\_ 20. Name List 67141
  - \_\_\_ 21. Copies 67141
  - \_\_\_ 22. Emg. Coord. Tmg. 67144
- 
- Containers, Tanks**
- \_\_\_ 23. Condition 67241
  - \_\_\_ 24. Compatibility 67242
  - \_\_\_ 25. Maintenance 67243
  - \_\_\_ 26. Inspection 67244
  - \_\_\_ 27. Buffer Zone 67246
  - \_\_\_ 28. Tank Inspection 67259
  - \_\_\_ 29. Containment 67245
  - \_\_\_ 30. Safe Storage 67261
  - \_\_\_ 31. Freeboard 67257
- 
- I.B TRANSPORTER (Title 22)**
- \_\_\_ 32. Applic./Insurance 66428
  - \_\_\_ 33. Comp. Cert./CHP ins. 66448
  - \_\_\_ 34. Containers 66465
- 
- Manifest**
- \_\_\_ 35. Vehicles 66465
  - \_\_\_ 36. EPA ID #s 66531
  - \_\_\_ 37. Correct 66541
  - \_\_\_ 38. HW Delivery 66543
  - \_\_\_ 39. Records 66544
- 
- Cont'n's**
- \_\_\_ 40. Name/ Covers 66545
  - \_\_\_ 41. Recyclables 66800

**Comments:**

Two UGT removals at this site  
 Rear tank - partially full of a semi solid material. Tank was very heavy but was lifted out of the hole successfully.

LEL reading 20% upon removal. 20 additional pounds of dry ice added and tank was loaded on flatbed.

One obvious hole observed in tank. Two soil samples collected, TPH-D, G, TOG, BTX+E, CHC + 8270

Tank II fill end under gas, electric and water lines other end partially imbedded under building. Holes could be seen in tank so it's integrity was not a concern. Upon consultation with fire marshal approval was given to crush tank in place to facilitate removal.

One soil sample from fill end TPH G, D, BTX+E, CHC's + 8270 + TOG

One composite collected from both backfill piles

Rev 6/88

Contact: \_\_\_\_\_  
 Title: \_\_\_\_\_ Inspector: D. Burne  
 Signature: \_\_\_\_\_ Signature: [Signature]



ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY  
DEPARTMENT OF ENVIRONMENTAL HEALTH  
HAZARDOUS MATERIALS DIVISION

470 - 27TH ST., RM. 322

OAKLAND, CA 94612  
PHONE NO. 415/874-7237

U528865  
William Foley

ACCEPTED 3/23/89  
DEPARTMENT OF ENVIRONMENTAL HEALTH  
470 - 27th Street, Third Floor  
Oakland, CA 94612  
Telephone: (415) 874-7237

These plans have been reviewed and found to be acceptable and essentially meet the requirements of State and local health laws. Changes to your plans indicated by this Department are to assure compliance with State and local laws. The project proposed herein is now released for submission of any required building permits for construction.

One copy of these accepted plans must be on the job and available to all contractors and craftsmen involved with the removal.

Any change or alterations of these plans and specifications must be submitted to this Department and to the Fire and Building Inspection Department to determine if such changes meet the requirements of State and local laws. Notify this Department at least 48 hours prior to the following required inspections:

- \_\_\_\_\_ Removal of Tank and Piping
  - \_\_\_\_\_ Sampling
  - \_\_\_\_\_ Final Inspection
- Issuance of a permit to operate is dependent on compliance with accepted plans and all applicable laws and regulations.
- THERE IS A FINANCIAL PENALTY FOR NOT OBTAINING THESE INSPECTIONS.

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

1. Business Name Automobile Dealership Building (Vacant)  
Business Owner See Land Owner
2. Site Address 914 San Pablo Avenue  
City Albany, California Zip 94706 Phone \_\_\_\_\_
3. Mailing Address Josephine Dibble c/o Foley McIntosh & Foley  
1225 Solano Avenue  
City Albany, California Zip 94706-1734 Phone (415) 524-4123
4. Land Owner Josephine H. Dibble  
Address 2759 Perch Drive City, State Napa, CA Zip 94558
5. EPA I.D. No. CAC000156989
6. Contractor Petroleum Engineering, Inc.  
Address 11 West Ninth Street  
City Santa Rosa, California 95401 Phone (707) 545-0360  
License Type A,B,C10,C61 ID# 224358
7. Other (Specify) N/A  
Address \_\_\_\_\_  
City \_\_\_\_\_ Phone \_\_\_\_\_

8. Contact Person for Investigation

Name Donald C. Marchant Title Vice President  
Phone (707) 545-0360

9. Total No. of Tanks at facility 2

10. Have permit applications for all tanks been submitted to this office? Yes  No

11. State Registered Hazardous Waste Transporters/Facilities

a) Product/Waste Tranporter

Name H & H Environmental Services TSD # 38-001-78 EPA I.D. No. CAD004771168  
Address 220 China Basin  
City San Francisco, State CA Zip 94107

b) Rinsate Transporter

Name N/A EPA I.D. No. \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

c) Tank Transporter

Name H & H Environmental Services TSD # 38-001-78 EPA I.D. No. CAD004771168  
Address 220 China Basin  
City San Francisco State CA Zip 94107

d) Contaminated Soil Transporter

Name N/A EPA I.D. No. \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

12. Sample Collector

Name T. Scott Gibson  
Company Pace Laboratories  
Address 11 Digital Drive  
City Novato State CA Zip 94949 Phone (415) 883-6100

13. Sampling Information for each tank or area

Tank or Area		Material sampled	Location & Depth
Capacity	Historic Contents (past 5 years)		
<u>Gasoline</u> Unknown 550	Unknown	To advise	To advise
<u>Waste Oil</u> Unknown 550	Unknown	To advise	To advise

14. Have tanks or pipes leaked in the past? Yes [ ] No [ ] (X) UNKNOWN

If yes, describe. \_\_\_\_\_

15. NFPA methods used for rendering tank inert? Yes [XX] No [ ]

If yes, describe. 15#-20# per 1000 gallon capacity of dry ice.

16. Laboratories

Name Pace Laboratories, Inc.

Address 11 Digital Drive

City Novato State CA Zip 94949

State Certification No. 148

17. Chemical Methods to be used for Analyzing Samples

Contaminant Sought	EPA, DHS, or Other Sample Preparation Method Number	EPA, DHS, or Other Analysis Number
<u>Gasoline Tank</u> TPH Light BTXE  <u>Waste Oil Tank</u> TPH Heavy TOG Chlorinated hydrocarbons PCB, PCP, cresote	5030/8015 Modified 8020  3550/8015 503 D+E 8240 or 8010 8270	

18. Site Safety Plan submitted?      Yes       No [ ]

19. Workman's Compensation:      Yes       No [ ]

Copy of Certificate enclosed?      Yes [ ]      No  On file

Name of Insurer Republic Indemnity

20. Plot Plan submitted?      Yes       No [ ]

21. Deposit enclosed?      Yes       No [ ]

22. Please forward to this office the following information within 60 days after receipt of sample results.

- a) Chain of Custody Sheets
- b) Original Signed Laboratory Reports
- c) TSD to Generator copies of wastes shipped and received
- d) Attachment A summarizing laboratory results

I declare that to the best of my knowledge and belief the statements and information provided above are correct and true. I understand that information in addition to that provided above may be needed in order to obtain an approval from the Department of Environmental Health and that no work is to begin on this project until this plan is approved.

I understand that any changes in design, materials or equipment will void this plan if prior approval is not obtained.

I will notify the Department of Environmental Health at least two (2) working days (48 hours) in advance to schedule any required inspections. I understand that site and worker safety are solely the responsibility of the property owner or his agent and that this responsibility is not shared nor assumed by the County of Alameda.

Signature of Contractor

Name (please type) Donald C. Marchant

Signature *Donald C. Marchant*

Date 3-15-89

Signature of Site Owner or Operator

Name (please type) Josephine H. Dibble

Signature *Josephine H. Dibble*

Date \_\_\_\_\_

NOTES:

1. Any changes in this document must be approved by this Department.
2. Any leaks discovered must be submitted to this office on an underground storage tank unauthorized leak/contamination site report form within 5 days of its discovery.
3. Three (3) copies of this plan must be submitted to this Department. One copy must be at the construction site at all times.
4. A copy of your approved plan must be sent to the landowner.

5. Triple rinse means that:

- a) final rinse must contain less than 100 ppm of Gasoline (EPA method 8020 for soil, or EPA method 602 for water) or Diesel (EPA method 418.1) Other methods for halogenated volatile organics (EPA method 8010 for soil, EPA method 601 for water) may be required. The composition of the final rinse must demonstrated by an original or facsimile report from a laboratory certified for the above analyses.
- b) tank interior is shown to be free from deposits or residues upon a visual examination of tank interior.
- c) tank should be labelled as "tripled rinsed; laboratory certified analysis available upon request" with the name and address of the contractor.

If all the above requirements cannot be met, the tank must be transported as a hazardous waste.

6. Any cutting into tanks requires local fire department approval.

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

ATTACHMENT A  
SAMPLING RESULTS

Tank or Area	Contaminant	Location & Depth	Results (specify units)

## INSTRUCTIONS

### 2. SITE ADDRESS

Address at which closure or modification is taking place.

### 5. EPA I.D. NO.

This number may be obtained from the State Department of Health Services, 916/324-1781.

### 6. CONTRACTOR

Prime contractor for the project.

### 7. OTHER

List professional consultants here.

### 12. SAMPLE COLLECTOR

Persons who are collecting samples.

### 13. SAMPLING INFORMATION

Historic contents - the principal product(s) used in the last 5 years.

Material sampled - i.e., water, oil, sludge, soil, etc.

### 16. LABORATORIES

Laboratories used for chemical and geotechnical analyses.

### 17. CHEMICAL METHODS:

All sample collection methods and analyses should conform to EPA or DHS methods.

Contaminant - Specify the chemical to be analyzed.

Sample Preparation Method Number - The means used to prepare the sample prior to analyses - i.e., digestion techniques, solvent extraction, etc. Specify number of method and reference if not an EPA or DHS method.

Analysis Method Number - The means used to analyze the sample - i.e., GC, GC-MS, AA, etc. Specify number of method and reference if not a DHS or EPA method.

### NOTE:

Method Numbers are available from certified laboratories.

### 18. SITE SAFETY PLAN

A plan outlining protective equipment and additional specialized personnel in the event that significant amount of hazardous materials are found. The plan should consider the availability of respirators, respirator cartridges, self-contained breathing apparatus (SCBA) and industrial hygienists.



19. ATTACH COPY OF WORKMAN'S COMPENSATION

20. PLOT PLAN

The plan should consists of a scaled view of the facility at which the tank(s) are located and should include the following information:

- a) Scale
- b) North Arrow
- c) Property Line
- d) Location of all Structures
- e) Location of all relevant existing equipment including tanks and piping to be removed
- f) Streets
- g) Underground conduits, sewers, water lines, utilities
- h) Existing wells (drinking, monitoring, etc.)
- i) Depth to ground water
- j) All existing tanks in addition to the ones being pulled



GENERAL CONTRACTORS  
11 WEST NINTH STREET

PHONE (707) 545-0360  
SANTA ROSA

LICENSE NO. 224358  
CALIFORNIA 95401

SITE SAFETY PLAN

I INTRODUCTION

This Health and Safety Plan has been prepared to outline the minimum standards to be applied to the site. This Health and Safety Plan will be followed by PETROLEUM ENGINEERING, INC. and their SUBCONTRACTORS during their involvement in this project.

The jobsite name and address is: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

The site contains: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

This Health and Safety Plan outlines a personnel and work site safety program to minimize the risk of endangering surrounding personnel and/or property.

II HEALTH AND SAFETY CONSIDERATIONS

A. Key Personnel

Health and Safety Officer

The designated Health and Safety Officer for this project is: \_\_\_\_\_ This person will be responsible for planning, implementing and auditing the health and safety program for this project.

B. Hazardous Substance Description

No known contamination exists at this site. However, observation of the excavated material should be made to detect any unusual odors or obvious indication that contamination may be present.

## C. Chemical Distribution

No known contamination exists at this site. However, if contamination were encountered, it would probably be constituents of gasoline (Benzene, Toluene, Xyylene and Ethylbenzene).

### 1. Benzene

- a. Characteristics:  
Clear, colorless, highly flammable liquid with characteristic odor.
- b. High exposure levels may cause:  
Acute restlessness, convulsions, depression, respiratory failure, suspected carcinogen.
- c. Permissible exposure level in air (PEL) for a time weighted average (TWA) over an eight hour period:  
10 ppm

### 2. Toluene

- a. Characteristics:  
Refractive, flammable liquid with benzene-like odor.
- b. High exposure levels may cause:  
Headache, nausea
- c. PEL for an 8-hour TWA:  
200 ppm

### 3. Xylene

- a. Characteristics:  
Clear, mobile, flammable liquid.
- b. High exposure levels may cause:  
Skin, nose and eye irritation, dizziness, ataxia, loss of consciousness and respiratory failure.
- c. PEL for an 8-hour TWA:  
100 ppm

## E. Physical Hazards

Other on-site hazards may include physical injuries due to the proximity of workers to engine-driven heavy equipment and tools. Heavy equipment used during the excavation will likely include backhoe and/or excavator, dump trucks and other equipment as part of the tank removals and backfilling operations. Only trained personnel will operate machines, tools and equipment; all of which will be kept clean and in good repair. Safety apparel required around heavy equipment will include a hard hat.

All work will be performed in accordance with OSHA guidelines.

### III EMERGENCY MEDICAL CARE

In the event of an injury or suspected chemical exposure, the first responsibility of the Health and Safety Officer will be to prevent further injury. This objective will normally require an immediate end to work until the situation is rectified. The Health and Safety Officer may order an evacuation of the work party.

The Health and Safety Officer's primary responsibility in the event of an accident will be evacuation, first aid, and decontamination of injured team members. The Health and Safety Officer will determine safe evacuation areas and begin first aid.

### IV EMERGENCY PROCEDURES

#### A. Response to Emergency

In case of an injury, the Health and Safety Officer will use the appropriate first aid kit and contact off-site medical help, if appropriate.

If medical evacuation is required, the route shown on the attached map will be followed.

#### B. Emergency Contacts

Ambulance, Fire, Police: Call 911

Hospital: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Chemical Spills: National Response Center (24 hours)  
(800) 424-9300

Environmental Protection Agency  
Emergency Response Center: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Poison Control Center (24 hour): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Cal-OSHA District Office: \_\_\_\_\_  
(Occupational Injuries) \_\_\_\_\_

Regional Water Quality Control Board: \_\_\_\_\_

C. Acute Exposure Symptoms and First Aid

<u>Exposure Route</u>	<u>Symptoms</u>	<u>First Aid</u>
Skin	Dermatitis	Wash immediately with soap and water, contact ambulance, if evacuation is necessary.
Eye	Irritated eyes	Flush eyes with water, call for ambulance.
Inhalation	Virtigo, tremor	Move person to fresh air, cover source of chemicals.
Ingestion	Nausea, vomiting	Call Poison Control Center

D. Contingency Plan

The following procedures will be used in case of an unpredictable event:

Fire: Use fire extinguisher if localized and call the Fire Department if uncontrolled.

Chemical Exposure: Follow first aid treatment specified previously.

Physical Injury: Provide first aid treatment and contact ambulance for evacuation, if appropriate.

List of Attachments:

1. Site Plan
2. Escape Route Map

Distribution:

NORTH

ADAMS STREET

Sidewalk

W.O. Tank

Parking

Parking

(Other businesses and structures)

Sidewalk

SOLANO AVENUE

Gas. Pump

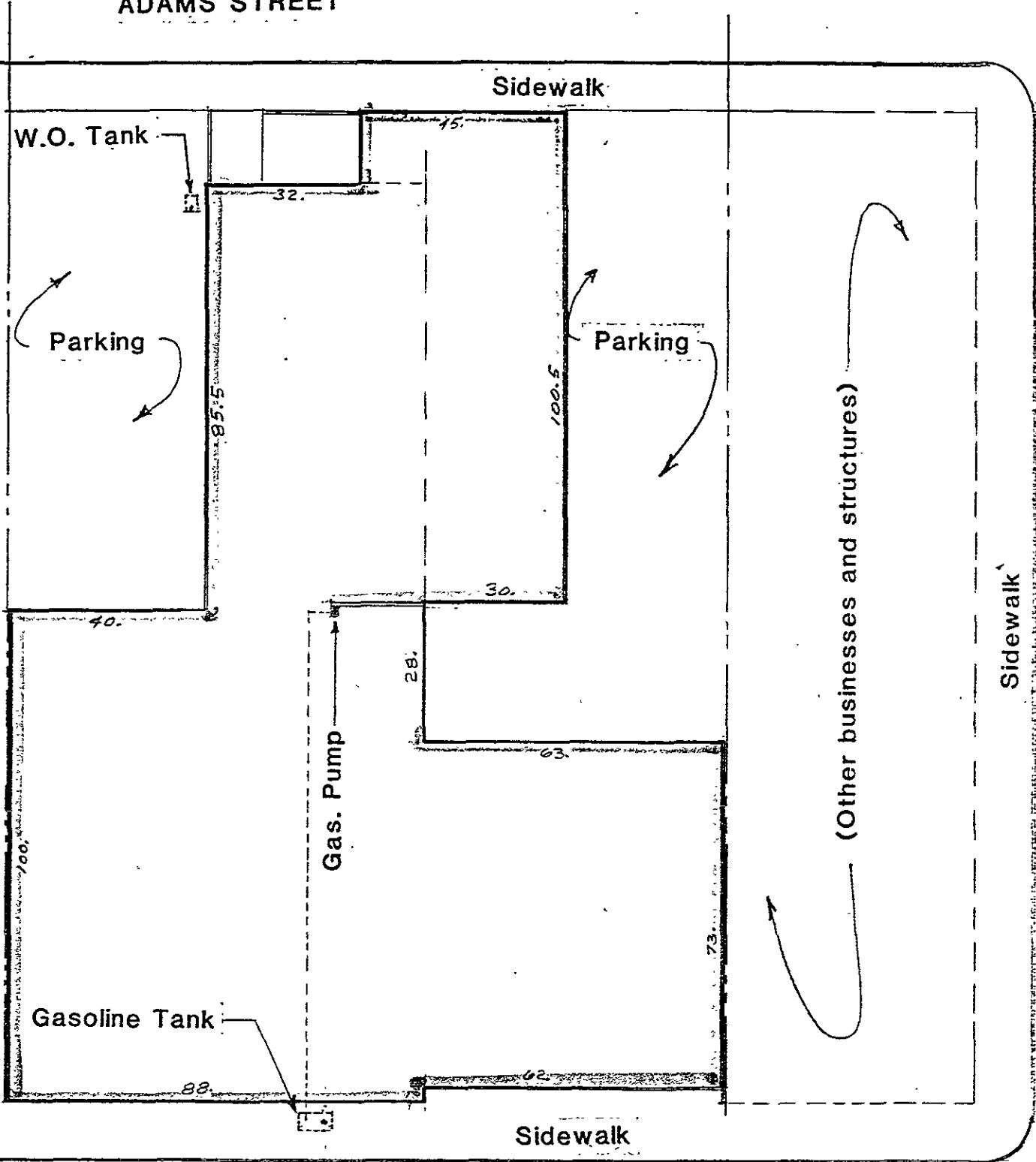
Gasoline Tank

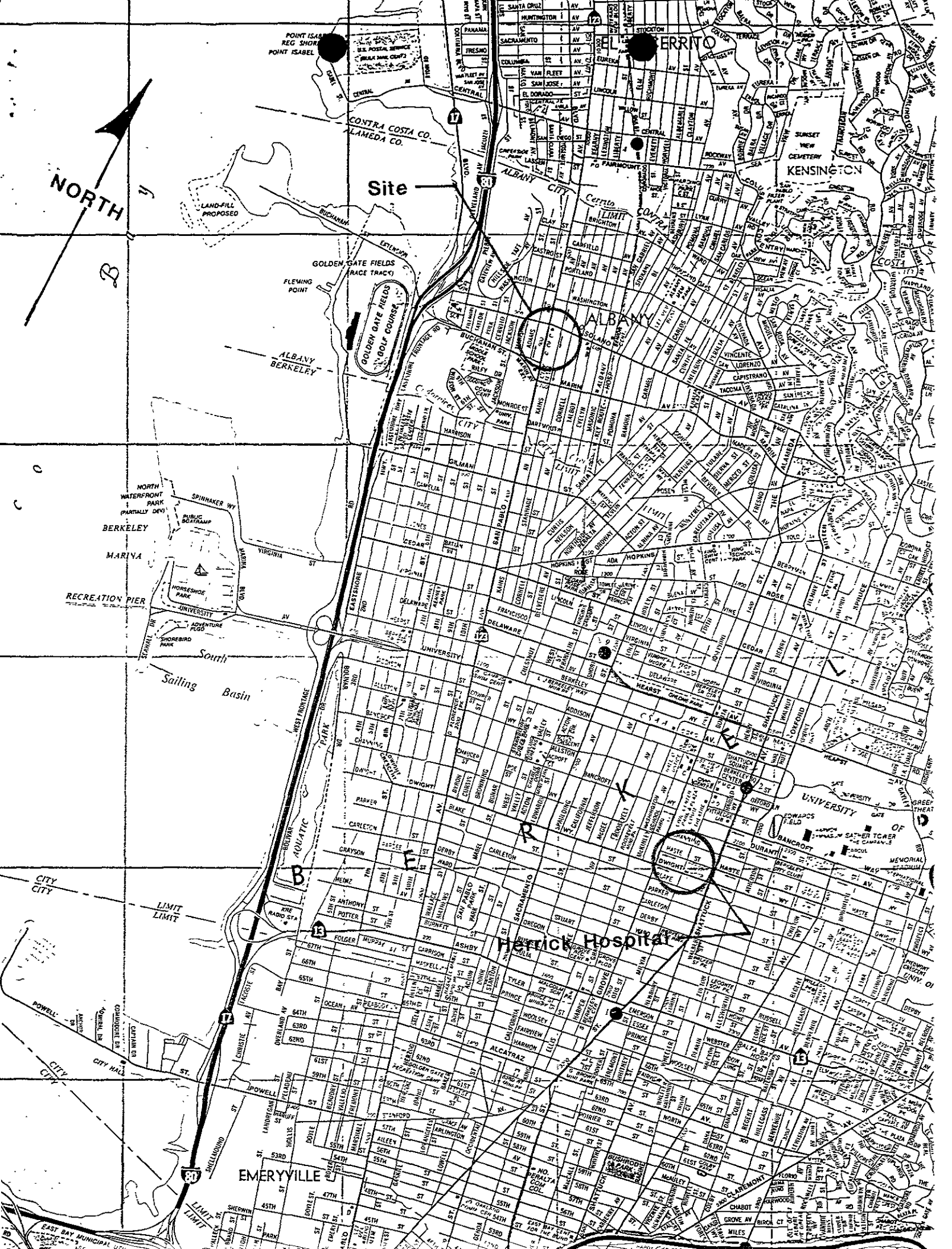
Sidewalk

SAN PABLO AVENUE

AUTO SALES & SERVICE  
914 - 916 San Pablo Avenue  
Albany, California

1" = 30'





NORTH

Site

ALBANY

GOLDEN GATE FIELDS

Herick Hospital

EMERYVILLE



# CERTIFICATE OF INSURANCE

ISSUE DATE (MM/DD/YY)

03/06/89

## PRODUCER

HOLTEMANN, ORD & SMITH, INC  
 P. O. BOX 1868  
 NOVATO CA 94948

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

## COMPANIES AFFORDING COVERAGE

COMPANY LETTER	<b>A</b>	COMCO INSURANCE COMPANY
COMPANY LETTER	<b>B</b>	REPUBLIC INDEMNITY CO
COMPANY LETTER	<b>C</b>	
COMPANY LETTER	<b>D</b>	<b>COPY</b>
COMPANY LETTER	<b>E</b>	

## INSURED

PETROLEUM ENGINEERING  
 11 WEST 9TH STREET  
 SANTA ROSA, CA 95401

## COVERAGES

THIS IS TO CERTIFY THAT POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED, NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS, AND CONDITIONS OF SUCH POLICIES.

CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	ALL LIMITS IN THOUSANDS	
A	<b>GENERAL LIABILITY</b>	100441	03/01/89	03/01/90	GENERAL AGGREGATE	\$ 2,000
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input checked="" type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCURRENCE <input checked="" type="checkbox"/> OWNER'S & CONTRACTORS PROTECTIVE				PRODUCTS-COMP/OPS AGGREGATE \$ 1,000 PERSONAL & ADVERTISING INJURY \$ 1,000 EACH OCCURRENCE \$ 1,000 FIRE DAMAGE (ANY ONE FIRE) \$ 50 MEDICAL EXPENSE (ANY ONE PERSON) \$ 5	
A	<b>AUTOMOBILE LIABILITY</b>	100441	03/01/89	03/01/90	CSL	\$ 1,000
	<input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS <input type="checkbox"/> GARAGE LIABILITY				BODILY INJURY (PER PERSON) \$ BODILY INJURY (PER ACCIDENT) \$ PROPERTY DAMAGE \$	
	<b>EXCESS LIABILITY</b>				EACH OCCURRENCE \$	AGGREGATE \$
E	<b>WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY</b>	PC988913	01/01/89	01/01/90	STATUTORY	
					\$ 1,000 (EACH ACCIDENT) \$ 1,000 (DISEASE-POLICY LIMIT) \$ 1,000 (DISEASE-EACH EMPLOYEE)	
	<b>OTHER</b>					

## DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/RESTRICTIONS/SPECIAL ITEMS

ALL OPERATIONS PERFORMED BY OR FOR THE NAMED INSURED FOR THE CERTIFICATE HOLDER

## CERTIFICATE HOLDER

ALAMEDA COUNTY DEPT.  
 OF ENVIRONMENTAL HEALTH  
 ATTN: DENNIS BYRNE  
 80 SWAN WAY RM 200  
 OAKLAND, CA 94621

## CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL 30 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE



Albany

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY  
MEMORANDUM

TO \_\_\_\_\_ FROM \_\_\_\_\_ DATE \_\_\_\_\_

SUBJECT *Tuleet*

The cleanup level for PCE came to be between 1.3 ppm to 2.5 ppm based on changing default parameter. So it is O.K. *Mattiulla Logan*

- Why was a vadose thickness of 8 feet and an "affected soil thickness" of 15 feet used in the 1<sup>st</sup> output table of RBLA? (Refer to Output Table in report for explanation).