

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

RO# 647

May 2, 1996
STID # 4042

Alameda County CC4580
Environmental Health Services
1131 Harbor Bay Pkwy., #250
Alameda CA 94502-6577
(510)567-6700 FAX(510)337-9335

Mr. John Pelligrini
Pelligrini & Refrigeration
1550 Park Avenue
Emeryville, California 94608

RE: Groundwater Monitoring Well Abandonment at Pelco Distributors
1550 Park Avenue, Emeryville, California 94608

Dear Mr. Pelligrini:

On January 2, 1996, this office had advised you that the groundwater monitoring well at the site must be **properly decommissioned** before the Remedial Action Completion Certification can be issued for the subject site (see enclosure).

Following numerous telephone conversation with you including referral to the Alameda Flood Control & Water Conservation District Zone 7 which issues the permit for well abandonment, it appears that decommissioning the well has not been accomplished to date.

This office is informing you of your responsibility regarding the maintenance of the monitoring well (routine inspection) and keeping the well secured and tight so that the well will not act as a conduit for contaminants to migrate into the groundwater at the site.

The Remedial Action Completion Certification (closure letter) will be issued for the subject site.

If you have any questions concerning this letter, please contact me at (510) 567- 6780.

Sincerely,

Susan L. Hugo
Senior Hazardous Materials Specialist

enclosure

c: Mee Ling Tung, Director, Environmental Health
Gordon Coleman, Acting Chief, Environmental Protection /files
Kevin Graves, San Francisco RWQCB
Lori Casias, SWRCB (enclosure)
Wyman Hong, Alameda Flood Control (Zone 7), 5997 Parkside Dr.
Pleasanton, CA 94566 (enclosure)

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



RO#647

RAFAT A. SHAHID, DIRECTOR

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

January 2, 1996
STID # 4042

Mr. John Pelligrini
Pellegrini & Refrigeration
1550 Park Avenue
Emeryville, California 94608

RE: Case Closure - Pelco Distributors
1550 Park Avenue, Emeryville, California 94608

Dear Mr. Pelligrini:

The Alameda County Department of Environmental Health, Environmental Protection Division has recently received concurrence from the Regional Water Quality Control Board regarding this office determination that no further action is required concerning the removal of one gasoline underground storage tank at the referenced site.

Please be advised that the groundwater monitoring well at the site must be properly decommissioned before our agency will issue the **Remedial Action Completion Certification** (closure letter) for the subject site. A report must be submitted documenting the abandonment of the monitoring well.

Additionally, you will need to notify this office 72 hours in advance of the well abandonment field activities.

If you have any questions concerning this letter, please contact me at (510) 567-6780.

Sincerely,

Susan L. Hugo
Senior Hazardous Materials Specialist

c: Jun Makishima, Interim Director, Environmental Health
Gordon Coleman, Acting Chief, Environmental Protection / files
Kevin Graves, San Francisco Bay RWQCB

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



R0647

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

June 6, 1994
STID# 4042

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

Mr. John Pellegrini
Pelco Distributors
1550 Park Avenue
Emeryville, California 94608

RE: Tank Closure Report and Work Plan for Groundwater Monitoring Well Installation - Pellegrini Refrigeration & Restaurant Equipment Co., 1550 Park Avenue, Emeryville, CA 94608

Dear Mr. Pellegrini:

This office has completed review of the Tank Closure Report and Work Plan for Groundwater Monitoring Well Installation (May 9, 1994), prepared and submitted by Tank Protect Engineering for the referenced site.

Based on this review, the basic elements of the workplan is acceptable provided the following items are addressed:

- 1) During borehole advancement, soil samples must be collected at a minimum of every five feet in the unsaturated zone, significant changes in lithology and where field screening identifies the presence of contaminants. The selection of samples chosen for laboratory analysis should be based primarily on field evidence. A minimum of one sample submitted for analysis from each boring must be from the saturated/unsaturated zone interface.
- 2) A minimum of 24 hours, and preferably 72 hours should pass between well development and purging/sampling.
- 3) Wells should be surveyed to an accuracy of 0.01 foot and referenced to a common bench mark such as mean sea level (MSL).
- 4) Please submit a copy of the monitoring well construction diagrams.
- 5) Please provide this office with documentation of the disposal of the stockpiled soil.
- 6) Please notify this office at least 72 hours in advance for the start up of the work plan implementation so a site visit can be arranged by a representative from this office.

Mr. John Pellegrini
RE: 1550 Park Avenue, Emeryville, CA 94608
June 6, 1994
Page 2 of 3

- 7) Groundwater monitoring well must be installed in the verified downgradient location of the former underground storage tank. The use of groundwater data from neighboring sites to determine groundwater flow direction must be documented and the rationale must be explained.
- 8) Groundwater samples must be analyzed every quarter for the following target compounds: TPH gasoline, benzene, ethyl benzene, toluene, and xylene. Measurement of groundwater elevation must be incorporated in the quarterly monitoring program. After four quarters of sampling, the monitoring program will be evaluated and/or the site will be recommended for closure.

Response to items #4 and #5 should be included in the report to be submitted to this office following completion of this investigation. Report must be submitted within **45 days** after workplan implementation.

Until cleanup is complete, you will need to submit reports to this office every three months (or at a more frequent interval, if specified at any time by this agency). In addition, the following items must be incorporated in your future reports or workplans:

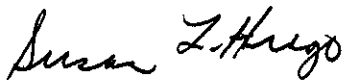
- a cover letter from the responsible party or tank owner stating the accuracy of the report and whether he/she concurs with the conclusions and recommendations in the report or workplan
- site map delineating contamination contours for soil and groundwater based on recent data should be included and the status of the investigation and cleanup must be identified
- proposed continuing or next phase of investigation / cleanup activities must be included to inform this department of the responsible party or tank owner's intention
- any changes in the groundwater flow direction and gradient based on the measured data since the last sampling event must be explained
- historical records of groundwater level in each well must be tabulated to indicate the fluctuation in water levels
- tabulate analytical results from all previous sampling events; provide laboratory reports (including quality control/quality assurance) and chain of custody documentation

Mr. John Pellegrini
RE: 1550 Park Avenue, Emeryville, CA 94608
June 6, 1994
Page 3 of 3

All reports and proposals must be submitted under seal of a California Registered Geologist or Registered Civil Engineer with a statement of qualifications for each lead professionals involved with the project.

Please contact me at (510) 271-4530 if you have any questions concerning this letter.

Sincerely,



Susan L. Hugo
Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Asst. Agency Director, Environmental Health
Gil Jensen, Alameda County District Attorney's Office
Edgar B. Howell, Chief, Hazardous Materials Division - files
John Mrakovich, Ph.D., Tank Protect Engineering
2821 Whipple Road, Union City, CA 94587

ALAMEDA COUNTY
HEALTH CARE SERVICES
AGENCY

DAVID J. KEARS, Agency Director



RO647

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

February 24, 1994
STID# 4042

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

Mr. John Pellegrini
Pelco Distributors
1550 Park Avenue
Emeryville, California 94608

**RE: Underground Storage Tank Removal at Pelco Distributors
1550 Park Avenue, Emeryville, California 94608**

Dear Mr. Pellegrini:

The Alameda County Department of Environmental Health, Hazardous Materials Division has recently reviewed the files concerning the removal of one gasoline underground storage tank (1500 gallon) in January 10, 1994 at the referenced site. We are in receipt of the analytical report submitted by Tank Protect Engineering, Inc.

Soil samples collected at the ends of the former the tank at approximately five feet depth showed no detectable level of TPH gasoline, benzene, toluene, ethyl benzene and xylene. However, the stockpiled soil detected the following contaminants: 39 ppm TPH gasoline, 51 ppb benzene, 86 ppb toluene, 61 ppb ethyl benzene and 250 ppb xylenes. In addition, the grab water sample collected from the excavation showed 2700 ppb TPH gasoline, 24 ppb benzene, 24 ppb toluene, 20 ppb ethyl benzene and 61 ppb xylene. Lead was also detected in one soil sample at concentration of 9.3 ppm. It was also noted that the tank appeared to have a pin hole.

Groundwater in the excavation was resampled in February 16, 1994 at your request and the results showed 690 ppb TPH gasoline, 5.6 ppb benzene, 5.7 ppb toluene, 1.6 ppb ethyl benzene and 18 ppb xylenes.

Because of the degree of contamination found at the site and the apparent condition of the former tank, further environmental assessment is required. A preliminary assessment should be conducted to determine the extent of soil and/or groundwater contamination that has resulted from the former leaking tank. The information gathered by this investigation will be used to assess the need for additional actions at the site.

Groundwater flow direction must be established at the site. One monitoring well should be installed within 10 feet in the verified downgradient location of the former tank excavation. Quarterly monitoring must be performed to determine extent of the groundwater contamination. Groundwater monitoring wells must be sampled and analyzed for the following target compounds: TPH gasoline, benzene, toluene, ethyl benzene, xylene and lead. Groundwater elevation readings must be incorporated in the quarterly sampling.

Mr. John Pellegrini
RE: 1550 Park Ave., Emeryville, California 94608
February 24, 1994
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Until cleanup is complete, you will need to submit reports to this office every three months (or at a more frequent interval, if specified at any time). This reports must include information pertaining to further investigative results; the methods of cleanup actions implemented to date; and the method and disposal of any contaminated material. Copies of manifests for such disposal must be sent to this office. Stockpiled soil from the pit may not be used to backfill these holes without authorization from this office. Only clean fill can be used to backfill the excavation pit. Please provide our office with documentation of the disposal of the stockpiled soil.

Your work plan must be submitted to this office no later than **April 8, 1994**. All reports and proposals must be submitted under seal of a California Registered Geologist or Registered Civil Engineer with a statement of qualifications for each lead professionals involved with the project.

This letter constitutes a formal requests for technical reports pursuant to California Water Code Section 13267(b). Any extensions of stated deadlines or changes in the workplan must be confirmed in writing and approved by this agency.

Enclosed is a copy of Appendix A (Workplan for Initial Subsurface Investigation (August 20, 1991) for your reference.

If you have any questions regarding this letter, please contact me at (510) 271-4530.

Sincerely,



Susan L. Hugo
Senior Hazardous Materials Specialist

Enclosure

cc: Rafat A. Shahid, Asst. Agency Director, Environmental Health
Rich Hiett, San Francisco Bay RWQCB
Gil Jensen, Alameda County District Attorney's Office
Edgar B. Howell, Chief, Hazardous Materials Division / file