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

REMEDIAL ACTION COMPLETION CERTIFICATION

StID 4355 - 9801 San Leandro Street, Oakland, CA (3-12K gallon gasoline tanks removed in September 1988)

April 2, 1997

Mr. Andrew Clark-Clough City of Oakland 1333 Broadway, Suite 333 Oakland, CA 94612

Dear Mr. Clark-Clough:

This letter confirms the completion of site investigation and remedial action for the underground storage tanks formerly located at the above-described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tanks are greatly appreciated.

Based on information in the above-referenced file and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the underground tank release is required.

This notice is issued pursuant to a regulation contained in Title 23, Section 2721(e) of the California Code of Regulations.

Please contact our office if you have any questions regarding this matter.

Sincerely,

Mee Ling Tung, Director

cc: Chief, Division of Environmental Protection

Kevin Graves, RWQCB

Lori Casias, SWRCB (with attachment-case closure summary)

Cheryl Gordon, UST Cleanup Fund

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Department of Environmental Health

CASE CLOSURE SUMMARY Leaking Underground Fuel Storage Tank Program \$1 897

I. AGENCY INFORMATION

Date: January 21, 19

Agency name: Alameda County-HazMat Address: 1131 Harbor Bay Pkwy

City/State/Zip: Alameda, CA 94502 Phone: (510) 567-6700

Responsible staff person: Eva Chu Title: Hazardous Materials Spec.

II. CASE INFORMATION

Site facility name: Former Thrifty Station

Site facility address: 9801 San Leandro St, Oakland, CA 94603

RB LUSTIS Case No: N/A Local Case No./LOP Case No.: 4355

URF filing date: SWEEPS No: N/A

Responsible Parties: Addresses: Phone Numbers:

City of Oakland 1333 Broadway, Suite 333 510/238-6361

c/o Andrew Clark-Clough Oakland, CA 94612

Tank No:	Size in gal.:	<u>Contents:</u>	<pre>Closed in-place or removed?:</pre>	<u>Date:</u>
1	12,000	Gasoline	Removed	Sep 1988
2	12,000	Gasoline	Removed	Sep 1988
3	12,000	Gasoline	Removed	Sep 1988

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

Cause and type of release: Unknown Site characterization complete? YES

Date approved by oversight agency: 12/2/96

Monitoring Wells installed? Yes Number: 7

Proper screened interval? Yes

Highest GW depth below ground surface: 9.78' Lowest depth: 11.12' in MW-1

Flow direction: West, southwest

Most sensitive current use: Commercial

Are drinking water wells affected? No Aquifer name: Unknown Is surface water affected? No Nearest affected SW name: NA Off-site beneficial use impacts (addresses/locations): None

Report(s) on file? YES Where is report(s) filed? Alameda County

1131 Harbor Bay Pkwy Alameda, CA 94502

Treatment and Disposal of Affected Material:

<u>Material</u>	<u>Amount</u> (include units)	Action (Treatment or Disposal w/destination)	<u>Date</u>	
Tank	3 USTs	H & H in San Francisco	Sep 1988	
Piping Soil	~100 cy	Aerated and reused onsite	Unknown	

Maximum Documented Contaminant Concentrations - - Before and After Cleanup Soil (ppm) Water (ppb) Contaminant Before After2 Before³ After⁴ 55,000 5,600 35 ND TPH (Gas) 135 NA TPH (Diesel) ND NA Benzene NA NA 1,500 ND 6,100 Toluene ANNA NDNA 750 ND Ethylbenzene NA 7,500 NA NA ND Xylenes Oil & Grease 167 ND Heavy metals Other 2.1 ND HVOCs

NOTE: 1 soil from soil borings installed around USTs before their removal

2 soil collected after tank removal and overexcavation

3 grab water sample from borings advanced around USTs before their removal

4 from well MW-1 (10/90 and 1/91)

Comments (Depth of Remediation, etc.):

See Section VII, Additional Comments, etc...

IV. CLOSURE

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? **Undetermined**Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? **Undetermined**Does corrective action protect public health for current land use? **YES**Site management requirements: **None**

Should corrective action be reviewed if land use changes? YES Monitoring wells Decommissioned: None, pending site closure

Number Decommissioned: 0 Number Retained: 7

List enforcement actions taken: None

List enforcement actions rescinded: NA

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: Eva Chu

Title: Haz Mat Specialist

Signature:

Date: 1/22/95

Reviewed by

Name: Dale Klettke

Title: Haz Mat Specialist

Signature: / Sele Little

Date: 122/97

Name: Thomas Peacock

Title: Supervisor

Signature:

Date: 1-21-9/

VI. RWQCB NOTIFICATION

Date Submitted to RB: 1/22/97

RB Response: Approved

RWQCB Staff Name: Keyin Graves

Title: AWRCE

Signature: Vein

Date: 1/27/97

VII. ADDITIONAL COMMENTS, DATA, ETC.

When the City of Oakland was in the process of acquiring the property, the City had a subsurface investigation conducted to determine if soil and groundwater contamination existed on the property. Seven soil borings (B-1 through B-7) were drilled adjacent to the then existing USTs and pump islands to a depth of 18' bgs. Soil and "grab" groundwater samples were collected from each boring and analyzed for TPHg. Groundwater was also analyzed for BTEX (See Fig 1).

Hydrocarbon odors were noted in all the borings, strongest at or near the water table (~11.5' to 13.8' bgs). Laboratory analytical results confirmed elevated TPHq and BTEX in all samples. (See Table 1)

Three 12K gallon gasoline USTs were removed in September 1988. Soil samples were collected from beneath the USTs and from the excavation sidewalls. Based on analytical results of soil collected from the previous soil borings, the northwest and southwest sides of the original tank excavation were also overexcavated. Final confirmatory soil samples did not contain levels of TPH in excess of 100 ppm.

Groundwater was encountered in the excavation. Most of the water was pumped out and loose soil was removed from the excavation bottom before a 1.5 foot-thick layer of granular soil was placed in the excavation to "bridge" the wet soil beneath and to provide a firm base over which to compact the excavation backfill. Excavated soil was aerated and

subsequently re-used to backfill the pit. Soil with TOG levels >100 ppm was not used.

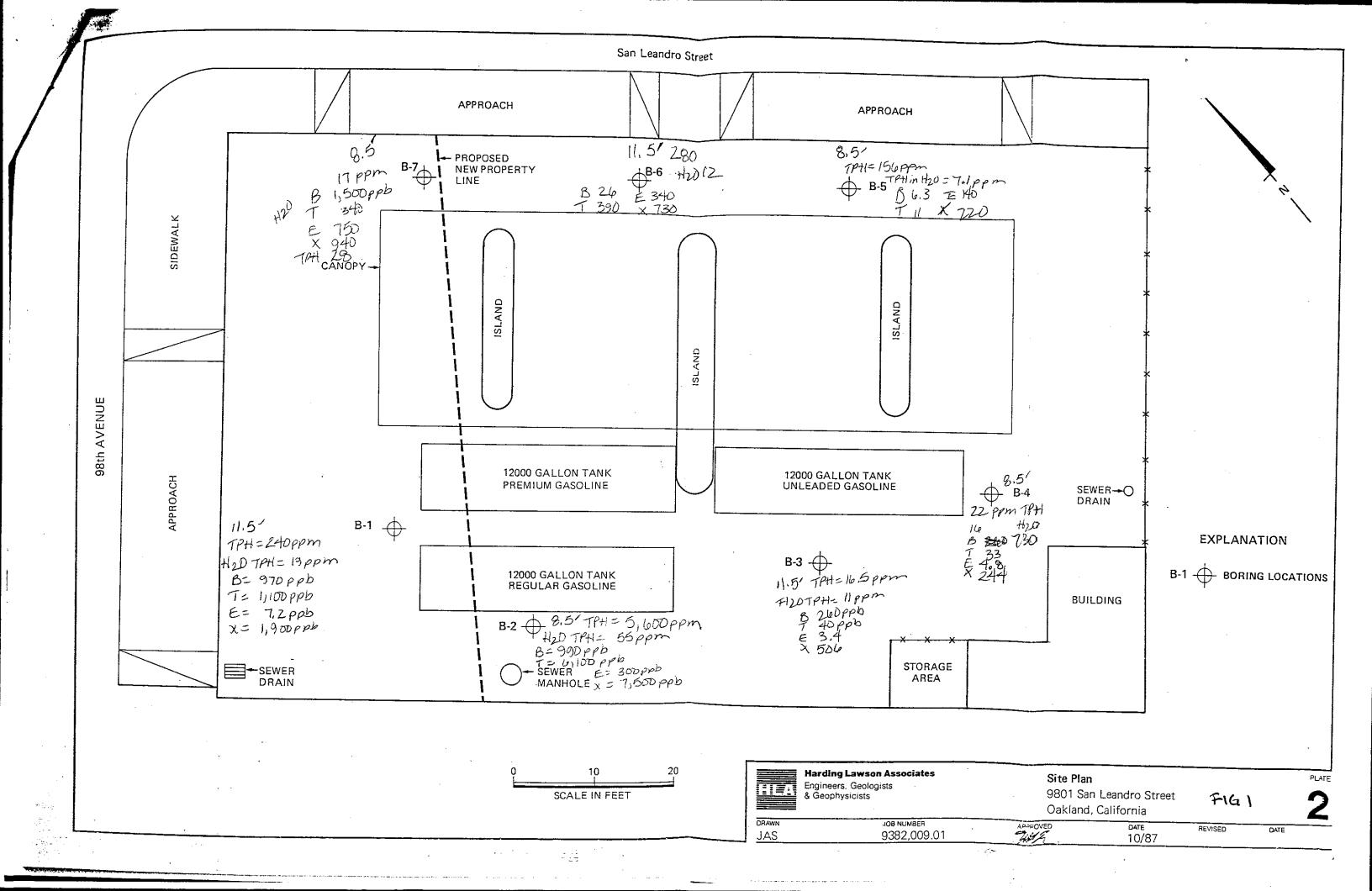
Monitoring wells were installed at the site and at an adjacent site (816 98th Ave). Four of the wells (MW-1, MW-2, MW-3, and MW-7) are located onsite and offsite, immediately up- and down-gradient of the former tank excavation. Soil samples collected from the borings did not contain remarkable levels of TPHg or BTEX (See Table 3).

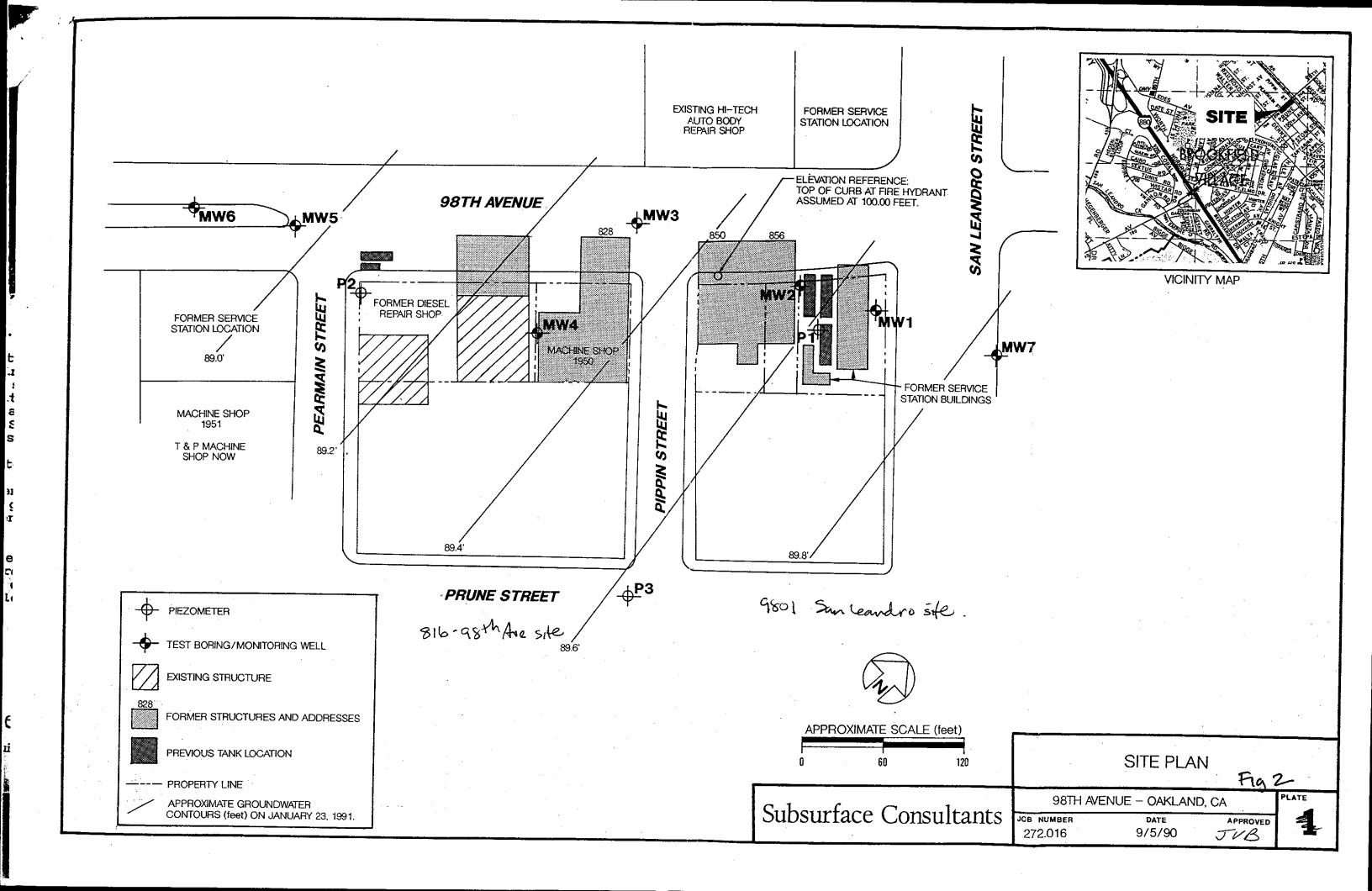
Initial groundwater sampling (11/29/89) identified up to 6,200 ppb TPHg and 1,500 ppb benzene in well MW-1 (See Table 4 and 5). The last two sampling events (10/90 and 1/91) did not identify TPHg, BTEX, or VOCs from well MW-1. Well MW-3, located offsite and downgradient of the former tank excavation, continued to show low levels of TPHg and BTEX (See Table 6). However, the levels would not pose a risk to human health or the environment, based on ASTM's RBCA Tier 1 Look-Up Table.

In summary, case closure is recommended because:

- the leak and ongoing sources have been removed;
- the site has been adequately characterized;
- the dissolved plume is not migrating;
- on o water wells, surface water, or other sensitive receptors are likely to be impacted; and,
- o the site presents no significant risk to human health or the environment.

thrifty.2





Ground water was observed at depths ranging from 11.5 to 13.8 feet.

During ground-water sampling activities, petroleum hydrocarbon sheens were observed on ground-water surfaces from Borings B-2, B-3, B-5, and B-7.

LABORATORY RESULTS

One ground-water sample and one soil sample were submitted for laboratory analyses from each boring. The criteria used in selecting soil samples for testing was based upon evaluating a worst-case situation.

Soil samples were analyzed for total petroleum hydrocarbons as gasoline (TPH) and ground-water samples were analyzed for TPH and for benzene, ethyl benzene, toluene, and xylenes (BETX). Analytical methods used are approved by the Environmental Protection Agency (EPA) and California Regional Water Quality Control Board, San Francisco Bay Region (RWQCB).

Copies of the original laboratory reports are included in the Appendix. These results are summarized in the table below.

TABUE 1

	Concentration of Analytes (ppb)									
		Soil	Ground Water							
Boring No.	Sample Depth (feet)	TPH (as gasoline)	Benzene	Toluene	Ethyl Benzene	Xylenes	TPH (as gasoline)			
B-1	11.5	240,000	970	1,100	7.2	1,900	19,000			
B - 2	8.5	5,600,000	990	6,100	300	7,500	55,000			
B-3	11.5	16,500	260	40	3.4	506	11,000			
B-4	8.5	22,000	730	33	4.8	244	16,000			
B - 5	8.5	156,000	6.3	11	140	220	7,100			
B - 6	11.5	280,000	26	390	340	730	12,000			
B - 7	8.5	17,000	1,500	340	750	940	28,000			

Table 0.7 ANALYTICAL TEST RESULT SUMMARY

*	Sample Designation	The state of the s				
Location	and Depth	(ppm)	Gasoline	Diesel	Oil	
Thrifty Site: Beneath Tanks	<u>5</u>					
	T1NW @ 12'	ND	ND	ND	ND	
	T1SE @ 12'	ND	ND	ND	ND	
	T2NW @ 12'	ND	ND	ND	ND	
	T2SE @ 12'	44	44	ND	ND	
	T2W @ 11'	ND	ND	ND	ND	
	T3NW @ 13'	ND	ND	ND	ND	
	T3SE @ 13'	ND	ND	ND	ND	
Excavation Sid Original Exca						
	TNE @ 8'	ND	ND	ND	ND	
	TNE @ 12'	54	54	ND	ND	
	TNW @ 8'	ND	ND	ND	ND	
	TNW @ 12'	763	461	135	167	
	TSE @ 8'	ND	ND	ND	ND	
	TSE @ 12'	16	16	ND	ND	
	TSW @ 8'	ND	ND	ND	ND	
	TSW @ 12'	4 8	48	ND	ND	
After Additio	nal Excavation					
	2TNW @ 8'	0.223	_1		_	
	2TNW @ 12'	0.155	_1	-	-	
	2TSW @ 8'	16	16	ND	ND	
	2TSW @ 12'	35	35	ND	ND	

Table 2.3
Summary of Analytical Tests for Fuel Constituents in Soil

Samı	ole	2	TVH (ppm)1	TEH (ppm)	TOG (ppm)	Benzene (ppm)	Toluene (ppm)	Total Xylenes (ppm)	Ethyl- benzene (ppm)
MW1 MW1	<u>@</u>	4' 9'	ND ² 100	3 		ND 0.53	ND 0.85	ND 16.0	ND 2.5
MW2 MW2	<u>@</u>	6' 11'	ND ND	- -		ND 0.027	ND ND	ND 0.041	ND 0.015
EWM EWM	@ @	6' 11'	ND 31			ND 0.66	ND 0.35	0.012 4.5	ND 0.74
MW4 MW4	_	5' 10'	ND ND	ND ND	72 72	ND 0.02	ND ND	ND 0.01	ND ND
MW5 MW5	_	6' 11'	ND 46	ND ND	75 920	ND 0.58	ND 0.073	0.014 4.5	ND 0.96
MW6 MW6	@	6' 11'	ND ND	ND ND	62 51	0.025 ND	0.039 ND	ND	ND ND

Table 4.4
Summary of Analytical Tests for Fuel Constituents in Groundwater

Sample	TVH (ppb)4	TEH (ppb)	TOG (ppb)	Benzene (ppb)	Toluene (ppb)	Total Xylenes (ppb)	Ethyl- benzene (ppb)
MW1	6200			1500	260	1300	350
MW2	110			ND	ND	ND	ND
EWM	110		ب	6.4	1.4	ND	3.2
MW4	ND	ND	ND	ND	ND	ND	ND
MW5	ND	ND	ND	6.1	4.2	1.4	ND
MW6	ND	ND	ND	ND	ND	ND	ND
						-	

Parts per million (mg/kg)

None detected, see test data sheets in Appendix for detection limits

Not tested for the materials listed

⁴ Parts per billion (ug/L)

Table & Summary of Analytical Tests for Volatile Organic Compounds in Groundwater

Sample	1,2-dichloroethane (ppb)1	Other VOC's
MW1	2.1	ND ²
MW2	ND	ND
MW3	ND	ND
MW4	ŇD	ND
MW5	ND	ND
MW6	ND	ND

Parts per billion (ug/L)

None detected, see test data sheets in Appendix for detection limits

Table 🌬 💪 TVH, TEH, BTXE and VOC Concentrations in Groundwater

Sample	Sample <u>Date</u>	TVH (ppb)2	TEH (ppm) ³	Benzene (ppb)	Toluene (ppb)	Ethyl- Benzene (ppb)	Total Xylenes (ppb)	VOC1
MW 1	11/29/89	6,200	4	1,500	260	350	1,300	2.15
	07/02/90	990		140	2.2	17	39	ND
	10/04/90	ND		ND	ND^6	ND	ND	ND
	01/24/91	ND		ND	ND	ND	ND	ND
MW 2	11/29/89	110		ND	ND	ND	ND	
	07/02/90	ND		ND	ND	ND	ND	ND
	10/04/90	ND		ND	ND	ND	ND	ND
	01/24/91	ND		ND	ND	ND	ND	ND
MW 3	11/29/89	110		6.4	1.4	3.2	ND	ND
	07/02/90	ND		ND	ND	ND	ND	ND
	10/04/90	ND		ND	ND	ND	ND	ND
	01/24/91	404		ND	4.3	ND	47.8	ND
	02/27/91	120		1.4	ND	1.2	7.8	
MW 7	08/27/90	ND	ND	ND	ND	ND	ND	ND
	10/04/90	ND		ND	ND	ND	ND	ND
	01/24/91	ND		ND	ND	ND	ND	1.17

¹ Volatile organic compounds

²

Parts per billion (ug/L) Parts per million (mg/L) 3

⁴ Test not requested

⁵

^{1,2-}Dichloroethane. All others: none detected
None detected, see analytical test reports for detection limits
1,1-Dichloroethane. All others: none detected 6 7

LOG OF TEST BORING MW-1 EQUIPMENT 8" Hollow Stem Auger BLOWS PER FOOT DATE DRILLED 10/30/89 COVER Mod (mdd ELEVATION 100.86 feet* DARK OLIVE BROWN SILTY CLAY (CL) LOCKING CAP medium stiff, moist with gravel VALVE BOX DARK OLIVE GRAY SILTY CLAY (CL) **NEAT CEMENT GROUT** medium stiff, moist 0 12 8° DIA. BOREHOLE 5 -2° DIA, SCH.40 MOTTLED BLUE-GRAY AND BROWN SILTY PVC BLANK CASING CLAY (CL) BENTONITE SEAL medium stiff, moist, with petroleum odor 3000 13 **V** 10-GROUNDWATER LEVEL DURING DRILLING DLIVE SILTY CLAY (CL) #3 LONESTAR SAND medium stiff, moist 12 MOTTLED BROWN AND OLIVE SANDY 300 CLAY (CL) 15stiff, moist, with fine grained 2" DIA, SCH.40 sand, with gravel PVC WELL SCREEN (0.020' SLOT SIZE) 7 20-MOTTLED BROWN AND LIGHT BROWN 8 SANDY CLAY (CL) BOTTOM CAP medium stiff, wet, fine grained sand 25-30-SAMPLER TYPE: CALIFORNIA DRIVE 0.D.: 2.5 inches I.D.: 2.0 inches HAMMER WEIGHT: 140 bounds 35-HAMMER DROP: 30 inches *ELEVATION REFERENCE: TOP OF CURB AT FIRE HYDRANT ON 98TH AVENUE (SEE SITE PLAN) ASSUMED AT 100.00 FEET. PLATE 98th AVE, GROUNDWATER ASSESSMENT - OAK JOB NUMBER

Subsurface Consultants

DATE APPROVED

272.007 11/6/89 HUME & ARIVER

LOG OF TEST BORING MW-2 EQUIPMENT 8" Hollow Stem Auger BLOWS PER FOOT COVER MV G DATE DRILLED 10/30/89 ELEVATION 100.47 feet LOCKING CAP DARK OLIVE-GRAY GRAVELLY CLAY (CL) VALVE BOX medium stiff, moist (fill) 2" DIA. SCH. 40 PVC BLANK CASING **NEAT CEMENT GROUT** 8° DIA, BOREHOLE 5 0 10 BENTONITE SEAL BROWN CLAYEY GRAVEL (GC) 2" DIA, SCH, 40 10-PVC WELL SCREEN medium dense, wet (fili) 0 (0.020" SLOT SIZE) GROUNDWATER LEVEL DÜRING DRILLING OLIVE GRAY GRAVELLY CLAY (CL) medium stiff, wet with asphalt #3 LONESTAR SAND concrete fragments (fill) MOTTLED BROWN AND OLIVE SANDY 0 15-19 CLAY (CL) stiff, wet, with fine grained sand LIGHT BROWN SILTY CLAY (CL) medium stiff, wet, with gravel 7 20 **BOTTOM CAP** BENTONITE PELLETS 8 25-30-35-98th AVE, GROUNDWATER ASSESSMENT - OAK Subsurface Consultants JOB NUMBER DATE APPROVED 272,007 11/6/89 Wille IL State

LOG OF TEST BORING MW-3 EQUIPMENT 8" Hollow Stem Auger DEPTH (FT) SAMPLE BLOWS PER FOOT MAG (bbm) DATE DRILLED 10/31/89 COVER: ELEVATION 99.76 feet ASPHALTIC CONCRETE - 12" thick LOCKING CAP VALVE BOX GRAY-BROWN SILTY CLAY (CL) medium stiff, moist with roots **NEAT CEMENT GROUT** (fill) 2° DIA, SCH, 40 PVC BLANK CASING DARK BROWN CLAY (CL) medium stiff, moist, with gravel 5 BENTONITE SEAL 1000 16 MOTTLED GRAY AND BROWN SANDY 8' DIA. BOREHOLE CLAY (CL) medium stiff, wet, medium grained OLIVE GRAY SILTY CLAY (CL) #3 LONESTAR SAND medium stiff, moist, with sand and 10-14 gravel and petroleum odor 2400 MOTTLED GRAY AND BROWN SILTY CLAY (CL) 2° DIA, SCH, 40 medium stiff, moist, with PVC WELL SCREEN (0.020' SLOT SIZE) petroleum odor **Y** 15-GROUNDWATER LEVEL DURING DRILLING 200 14 LIGHT BROWN CLAYEY SAMD (SC) medium dense, wet, fine grained - BOTTOM CAP 20-BENTONITE PELLETS 10 25-30-35-PLATE 98th AVE, GROUNDWATER ASSESSMENT - OAK

JOB NUMBER

272,007

DATE

11/6/89

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