

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

REMEDIAL ACTION COMPLETION CERTIFICATION

August 28, 1997

Mr. Albert Blazic
12 Altamount Drive
Orinda, California 94563

**RE: STID # 4575 Blazic Industrial Balancing
1016 West MacArthur Blvd., Oakland, California 94608**

Dear Mr. Blazic:

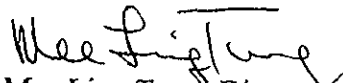
This letter confirms the completion of a site investigation and remedial action for the underground storage tanks formerly located at the above-described location. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tank 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 Section 2721 (e) of Title 23 of the California Code of Regulations.

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

Sincerely,


Mee Ling Tung, Director

- c: Gordon Coleman, Chief, Environmental Protection Division
Kevin Graves, San Francisco Bay RWQCB
Dave Deaner, SWRCB, UST Cleanup Fund Program (with enclosure)
Leroy Griffin, Oakland Fire Department
William Rudolph, SCI, 171 - 12th Street, Suite 205, Oakland, California 94607
Susan Hugo (3 copies of letter only)

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**RE: Fuel Leak Site Case Closure - Blazic Industrial Balancing (STID# 4575)
1016 West MacArthur Boulevard, Oakland, California 94609**

Dear Mr. Blazic:

This letter transmits the enclosed underground storage tank (UST) case closure letter in accordance with Chapter 6.75 (Article 4, Section 25299.37 [h]). The State Water Resources Control Board adopted this letter on February 20, 1997. As of March 1, 1997, the Alameda County Environmental Health Services, Local Oversight Program is required to use this case closure letter for all UST leak sites. We are also transmitting to you the enclosed case closure summary. These documents confirm the completion of the investigation and cleanup of the reported release at the subject site. The subject fuel leak case is closed.

Site Investigation and Cleanup Summary:

Please be advised that the following conditions exist at the site:

- * One thousand nine hundred parts per million (ppm) Total Petroleum Hydrocarbon as Gasoline, 1.6 ppm benzene, 5.2 ppm toluene, 31 ppm ethylbenzene and 120 ppm xylene remain in the soil at the site near the former tank area.

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

Sincerely,

Susan L. Hugo
Hazardous Materials Specialist

Enclosures:

1. Case Closure Letter
2. Case Closure Summary

cc: Gordon Coleman, Chief, Environmental Protection Division
Leroy Griffin, Oakland Fire Department
William Rudolph, SCI, 171 -12th Street, Suite 205, Oakland, California 94607
SH (3 copies of letter only)

Treatment and Disposal of Affected Materials:

Materials	Amount (Include Units)	Action (Treatment / or Disposal w/ Destination)	Date
Tank	Three - 550 gallon	Disposed at H & H Ship Service Co. 220 China Basin St., San Francisco, CA	8/23/93
Soil	Approx. 40 yards	Redwood Landfill, Novato, CA	2/7/94

Maximum Documented Contaminant Concentrations - - Before and After Cleanup

Contaminant	Soil (ppm)		Water (ppb)	
	Before*	After**	Before***	After****
TPH gasoline	250	1,900	7,800	ND
Benzene	0.05	1.6	29	ND
Toluene	0.33	5.2	23	ND
Ethylbenzene	1.4	31.0	130	ND
Xylene	3.6	120	210	ND
Lead	8.9	-	4.5	ND
MTBE	-	-	-	ND

* Soil samples collected from the bottom of the excavation at 10 ft bgs. following the UST removals on 8/23/93.

** Soil samples collected from the bottom of the north tank at 15 ft. bgs following limited overexcavation on 12/20/93.

*** Groundwater samples collected from borings B1 & B2 on 4/20/95.

**** Groundwater sample collected from monitoring well MW-1 on 12/6/96.

Comments (Depth of Remediation, etc.): See "Additional Comments" section.

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: **NA**

Should corrective action be reviewed if land use changes ? **YES**

Monitoring wells Decommissioned : **No, waiting for RWQCB signoff**

Number Decommissioned: **None** Number Retained: **One (1)**

List enforcement actions taken: **NA**

List enforcement actions rescinded: **NA**

V. LOCAL AGENCY REPRESENTATIVE DATA

Name: **Susan L. Hugo** Title: **Senior Hazardous Materials Specialist**

Signature: *Susan L. Hugo* Date: **7-9-97**

Reviewed by:

Name: **Kevin Tinsley** Title: **Hazardous Materials Specialist**

Signature: *Kevin Tinsley* Date: **7-9-97**

Name: **Thomas Peacock** Title: **Manager, LOP Program**

Signature: *Thomas Peacock* Date: **7-8-97**

VI. RWQCB NOTIFICATION

Date Submitted to RB: **7-9-97** RB Response: *Approved*

RWQCB Staff Name: **Kevin Graves** Title: **Water Resources Control Engineer**

Signature: *Kevin Graves* Date: **7-18-97**

VII. ADDITIONAL COMMENTS, DATA, ETC.

Three 550-gallon underground storage tanks (USTs) were removed from the site on August 23, 1993. The former tanks were reportedly filled with sand in the early 1970's with the approval from the Oakland Fire Department and had been out of service for about 35 years. Soil samples collected from the bottom of the tank excavations at approximately 10 feet below ground surface (bgs), showed petroleum hydrocarbon contamination at concentrations listed in Table 1.

Limited overexcavation was conducted on December 20, 1993 and confirmation sidewall and bottom samples indicated the presence of petroleum hydrocarbon at concentrations listed in the Table 1. On April 20, 1995, additional investigation was conducted to evaluate the presence of petroleum hydrocarbons and lead near the former USTs. Four borings were drilled and soil samples collected at 15 feet to 18 feet found petroleum hydrocarbon contamination (see Table 1). Grab groundwater samples were also collected from borings B1 and B2. The groundwater samples identified the presence of dissolved petroleum hydrocarbon contamination at the site.

On 6/19/96, further site characterization was conducted by installing a groundwater monitoring well (MW-1) within 50 feet southwest of the former tank area, in the estimated downgradient direction. The well was completed to a depth of 25 feet with a screen interval from 10 to 25 feet bgs. One soil sample was collected at 16 feet bgs and found no detectable concentration of TPH gasoline, BTEX and MTBE (see Table 1). The groundwater sample collected from the well also found non detectable concentration of TPH gasoline, BTEX and MTBE (see Table 2). Two quarters of groundwater monitoring were conducted at the site. Groundwater sampling conducted on 9/6/96 found low levels of contamination but the last sampling event conducted on 12/6/96 found no detectable concentration of TPH gasoline, BTEX and MTBE.

This site is a low risk groundwater case. The rationale for recommending case closure for the subject site are as follows:

- 1) Aggressive source removal has occurred at the site. The USTs were removed in 1993. Limited overexcavation was conducted around the former tank area and confirmation samples showed low levels of residual soil contamination left at the site. The source area and ongoing sources have been removed to the extent feasible. In addition, the USTs have not been used for approximately 35 years.
- 2) The site has been adequately characterized. The residual soil contamination appeared to be limited in the former tank area. The extent of soil and groundwater contamination is adequately defined.
- 3) No water wells, deeper drinking water wells, surface water or other sensitive receptors are likely to be impacted. Petroleum hydrocarbon contamination appears to be localized in the vicinity of the former tank area.
- 4) The site does not appear to present a significant risk to human health and the environment. Confirmation soil samples collected after overexcavation of the tank area revealed no detectable benzene concentration with the exception of one sample collected at 15 feet bgs with 1.6 ppm benzene. This concentration does not exceed the ASTM RBCA CA- modified Tier 1 RBSL value (13.25 ppm) for a 1E-04 (1 in 10,000) excess cancer risk for the exposure pathway "Soil -Volatilization to Outdoor Air", for a commercial / industrial receptor scenario. In addition, benzene was not detected in the groundwater during the entire monitoring period (6/19/96 to 12/6/96).

Table 1.
Analytical Results - Soil Samples

<u>Sample Location and Depth (feet)</u>	<u>Date Sampled</u>	<u>TVH (mg/kg)</u>	<u>Benzene (ug/kg)</u>	<u>Toluene (ug/kg)</u>	<u>Ethylbenzene (ug/kg)</u>	<u>Total Xylenes (ug/kg)</u>	<u>Lead (mg/kg)</u>	<u>MTBE (ug/kg)</u>
MW-1@16	6/19/96	>1	>5	>5	>5	>5	-	>20

SCI Test Borings Investigation April 1995

B1 @ 15.5	4/20/95	1.5	<5.0	<5.0	9.1	<5.0	10	--
B1 @ 18.0	4/20/95	51	18*	420*	190	500	13	--
B2 @ 9.0	4/20/95	<1.0	<5.0	<5.0	<5.0	<5.0	13	--
B2 @ 17.5	4/20/95	290**	<5.0	520	1,500	1,700	16	--
B3 @ 15.0	4/20/95	380	<5.0	1,100	2,400	5,800	5.1	--
B3 @ 17.0	4/20/95	22	<5.0	82	410	620	5.2	--
B4 @ 15.0	4/20/95	230	<5.0	<5.0	2,900	16,000	14	--
B4 @ 18.0	4/20/95	890	610*	2,600	8,300	15,000	13	--

Studies by Others

NT Bottom @ 15'	12/20/93	1,900	1,600	5,200	31,000	120,000	NA	--
NT N. Wall @ 13'	12/20/93	6	<5	7	12	73	NA	--
NT S. Wall @ 13'	12/20/93	45	<25	30	120	240	NA	--
NT W. Wall @ 1	12/20/93	<1	<5	<5	<5	<5	NA	--
NT E. Wall @ 13'	12/20/93	<1	<5	<5	<5	<5	NA	--
MT Bottom @ 14'	12/20/93	230	<50	180	620	1,200	NA	--
MT N. Wall @ 12	12/20/93	2	<5	5	<5	30	NA	--
MT S. Wall @ 12'	12/20/93	<1	<5	<5	<5	<5	NA	--
MT W. Wall @ 1	12/20/93	3	<5	5	<5	6	NA	--
MT E. Wall @ 12	12/20/93	<1	<5	<5	<5	<5	NA	--
NT @ 10'	8/23/93	170	<48	<52	1,400	3,600	6.6	--
MT @ 10'	8/23/93	250	52	330	<55	3,300	8.9	--
ST @ 10'	8/23/93	<0.5	<5	<5	<5	19	11	--

Notes:

TVH = Total volatile hydrocarbons

mg/kg = Milligrams per kilogram

ug/kg = Micrograms per kilogram

<5.0 = Analyte not reported above the detection limit stated

* = Presence of this compound confirmed by second column; however the confirmation concentration differed from the reported result by more than a factor of two

** = Sample chromatogram does not resemble the gasoline standard pattern

NA = Not analyzed

NT = North tank

ST = South Tank

MT = Middle Tank

Table 2
Analytical Results - Groundwater Samples

DTW

15.0 ft
 14.04 ft
 13.5 ft

<u>Boring Number</u>	<u>Date Sampled</u>	<u>TVH (ug/l)</u>	<u>Benzene (ug/l)</u>	<u>Toluene (ug/l)</u>	<u>Ethylbenzene (ug/l)</u>	<u>Xylenes (ug/l)</u>	<u>Lead (ug/l)</u>	<u>MTBE (ug/l)</u>
B1	4/20/95	3,900	8.2	15*	58	36	4.5	--
B2	4/20/95	7,800	29	23*	130	210	<3.0	--
MW-1	6/19/96	<50	<0.5	<0.5	<0.5	<0.5	--	<2.0
	9/6/96	59 z	<0.5	1.3	<0.5	1.1	--	<2.0
	12/6/96	<50	<0.5	<0.5	<0.5	<0.5	--	<2.0

Notes:

TVH = Total volatile hydrocarbons

ug/l = micrograms per liter

MTBE = Methly tertiary butyl ether

<0.5 = Analyte not detected above the stated laboratory reporting limit

z = Sample exhibits unknown single peak or peaks

* = Presence of this compound confirmed by second column; however the confirmation concentration differed from the reported result by more than a factor of two

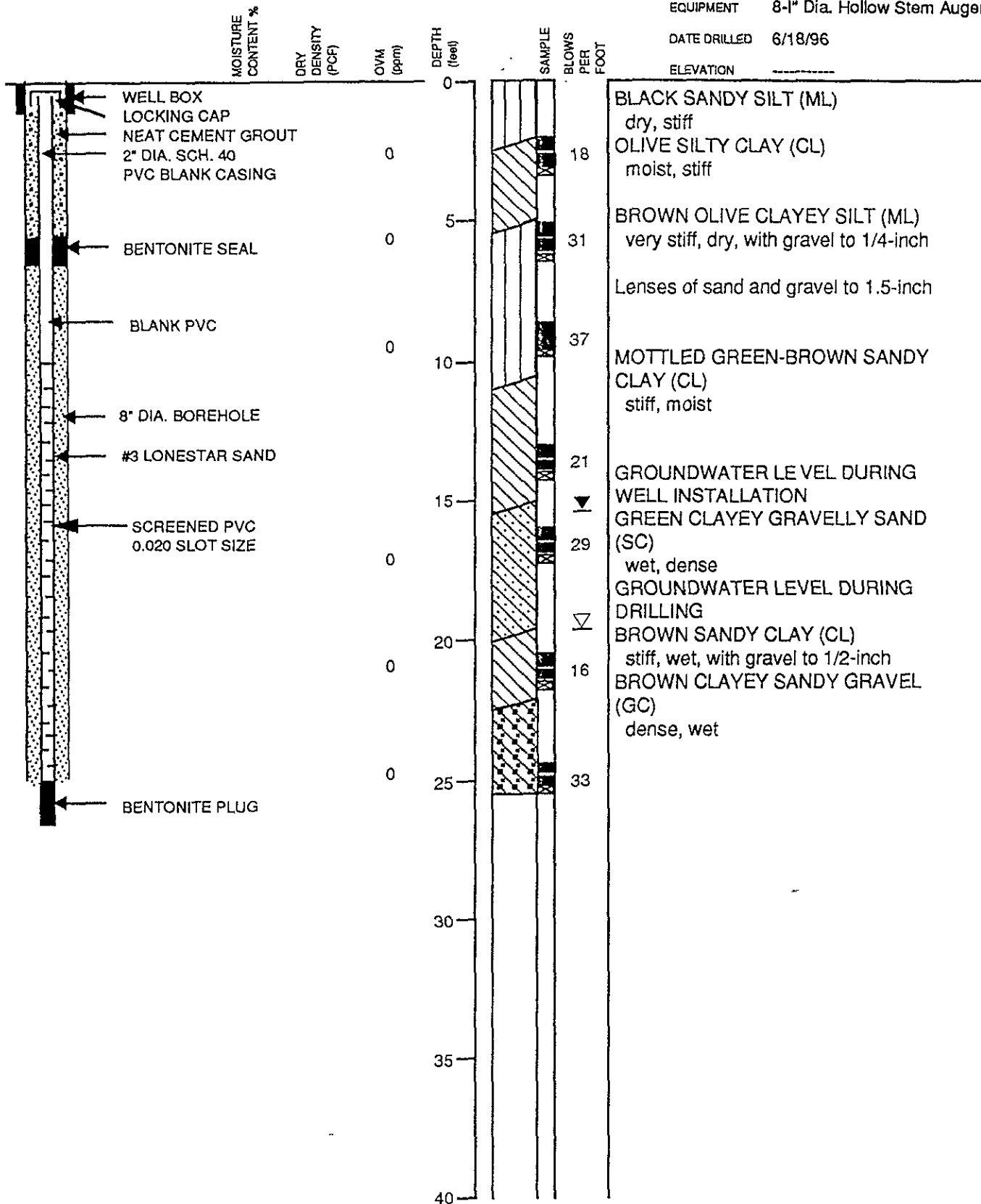
-- = Not Tested

LOG OF TEST BORING MW-1

EQUIPMENT 8-1" Dia. Hollow Stem Auger

DATE DRILLED 6/18/96

ELEVATION _____



Subsurface Consultants

BLAZIC INDUSTRIAL BALANCING - OAKLAND, CA

JOB NUMBER
955.002

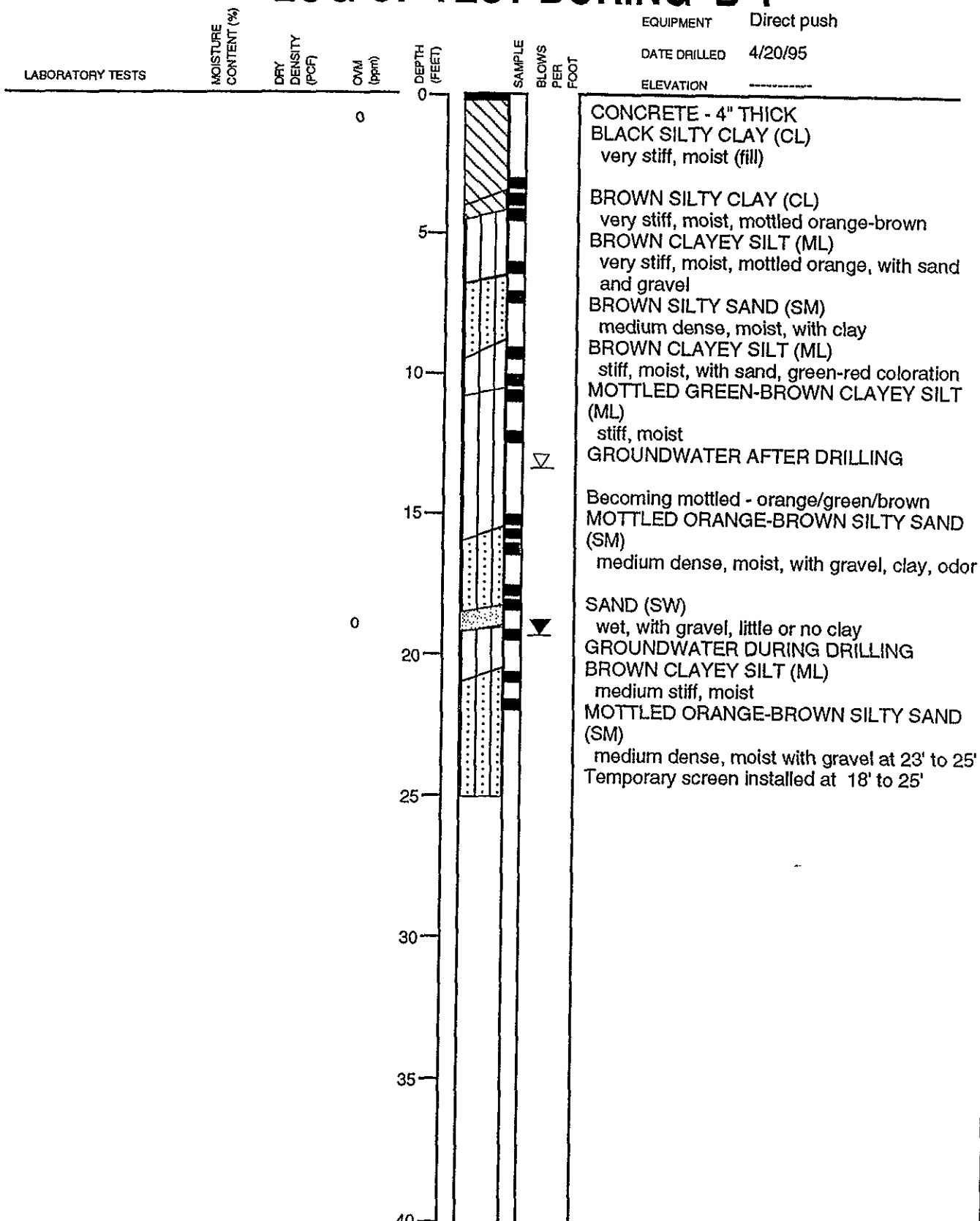
DATE
6/28/96

APPROVED

PLATE

2

LOG OF TEST BORING B-1



CONCRETE - 4" THICK
 BLACK SILTY CLAY (CL)
 very stiff, moist (fill)

BROWN SILTY CLAY (CL)
 very stiff, moist, mottled orange-brown

BROWN CLAYEY SILT (ML)
 very stiff, moist, mottled orange, with sand and gravel

BROWN SILTY SAND (SM)
 medium dense, moist, with clay

BROWN CLAYEY SILT (ML)
 stiff, moist, with sand, green-red coloration

MOTTLED GREEN-BROWN CLAYEY SILT (ML)
 stiff, moist

GROUNDWATER AFTER DRILLING

Becoming mottled - orange/green/brown

MOTTLED ORANGE-BROWN SILTY SAND (SM)
 medium dense, moist, with gravel, clay, odor

SAND (SW)
 wet, with gravel, little or no clay

GROUNDWATER DURING DRILLING

BROWN CLAYEY SILT (ML)
 medium stiff, moist

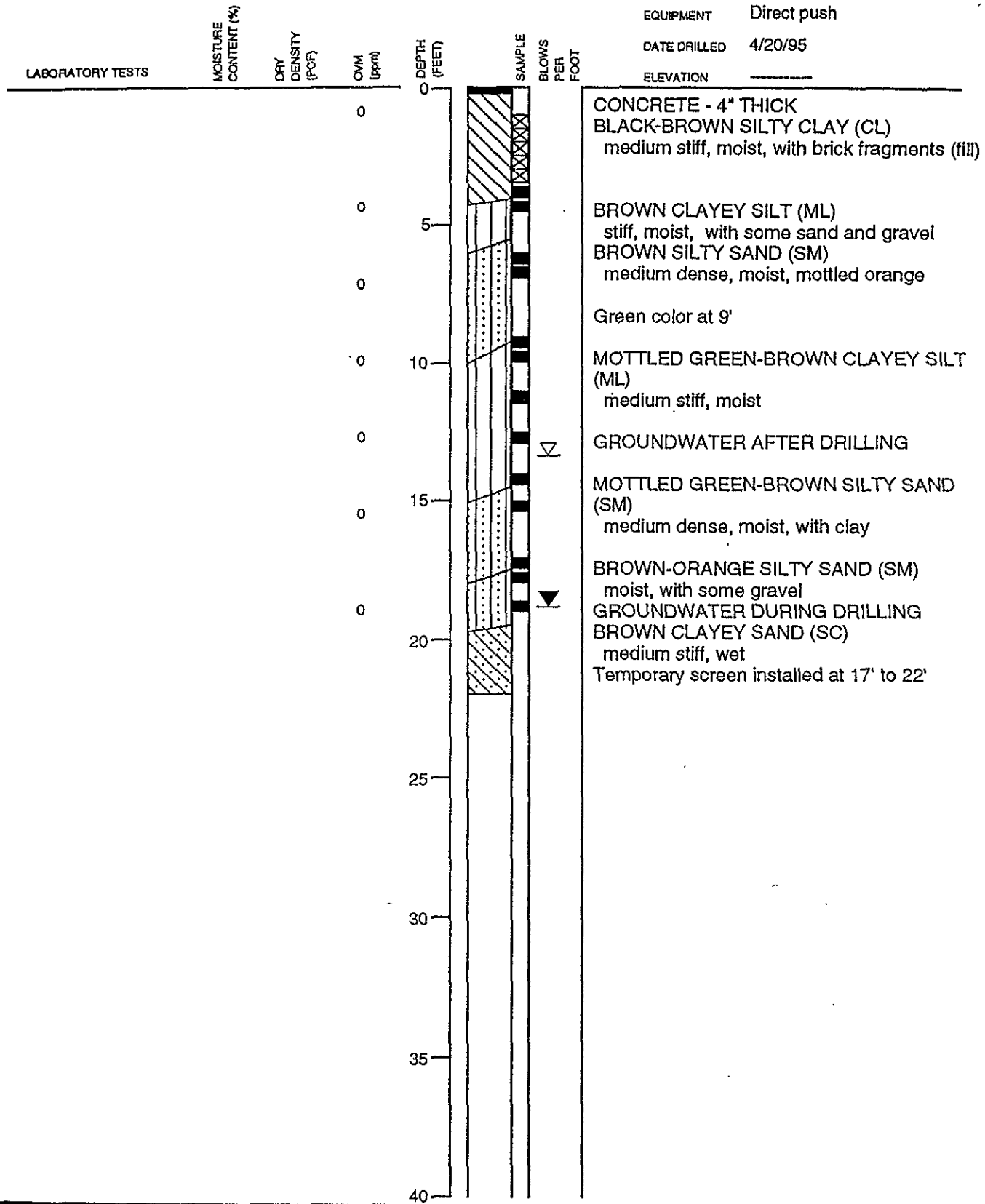
MOTTLED ORANGE-BROWN SILTY SAND (SM)
 medium dense, moist with gravel at 23' to 25'
 Temporary screen installed at 18' to 25'

Subsurface Consultants

BLAZIC INDUSTRIAL BALANCING - OAKLAND, CA
 JOB NUMBER 955.001
 DATE 5/17/95
 APPROVED *TE*

PLATE
2

LOG OF TEST BORING B-2

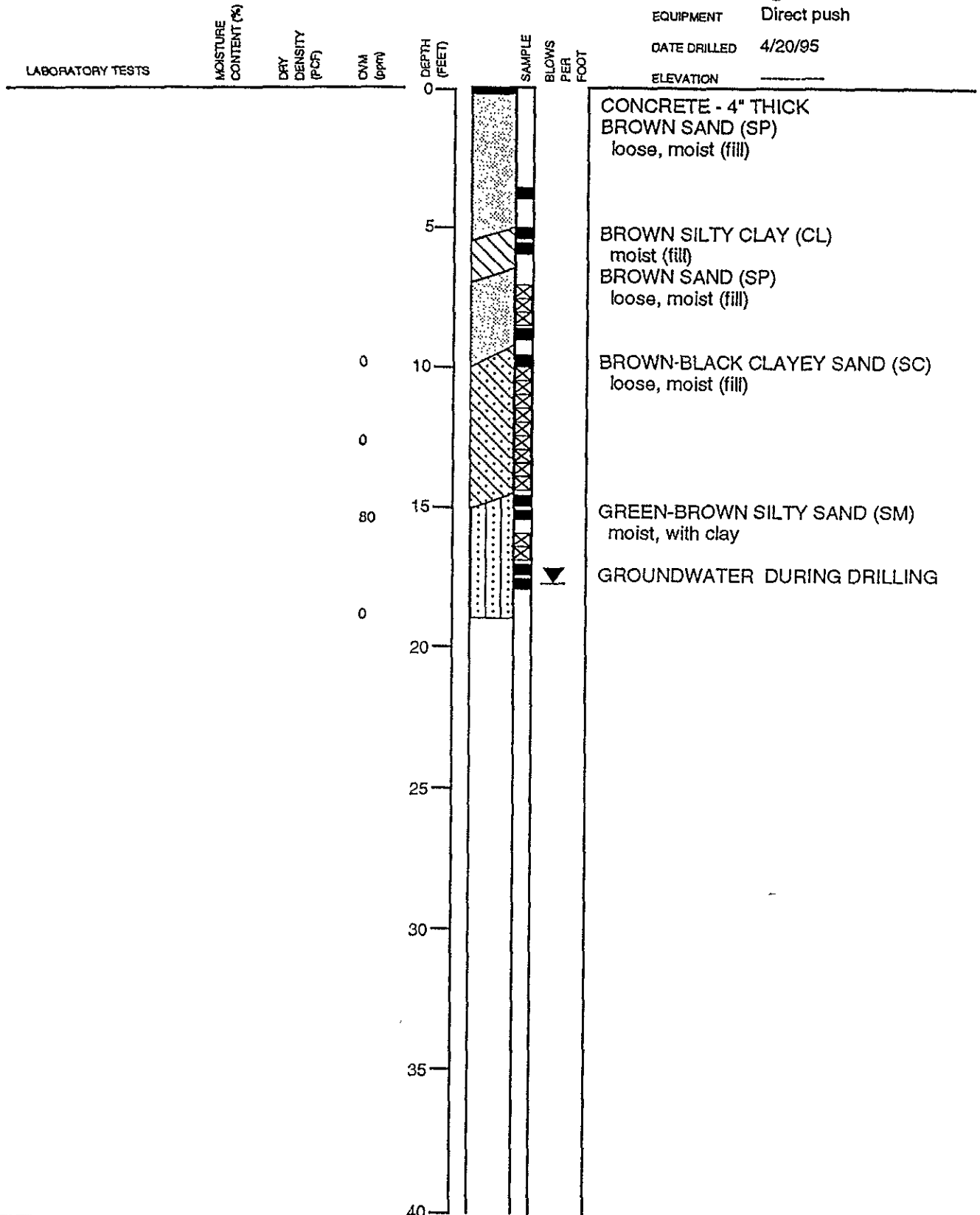


Subsurface Consultants

BLAZIC INDUSTRIAL BALANCING - OAKLAND, CA
 JOB NUMBER 955.001
 DATE 5/17/95
 APPROVED *TZ*

PLATE
3

LOG OF TEST BORING B-3



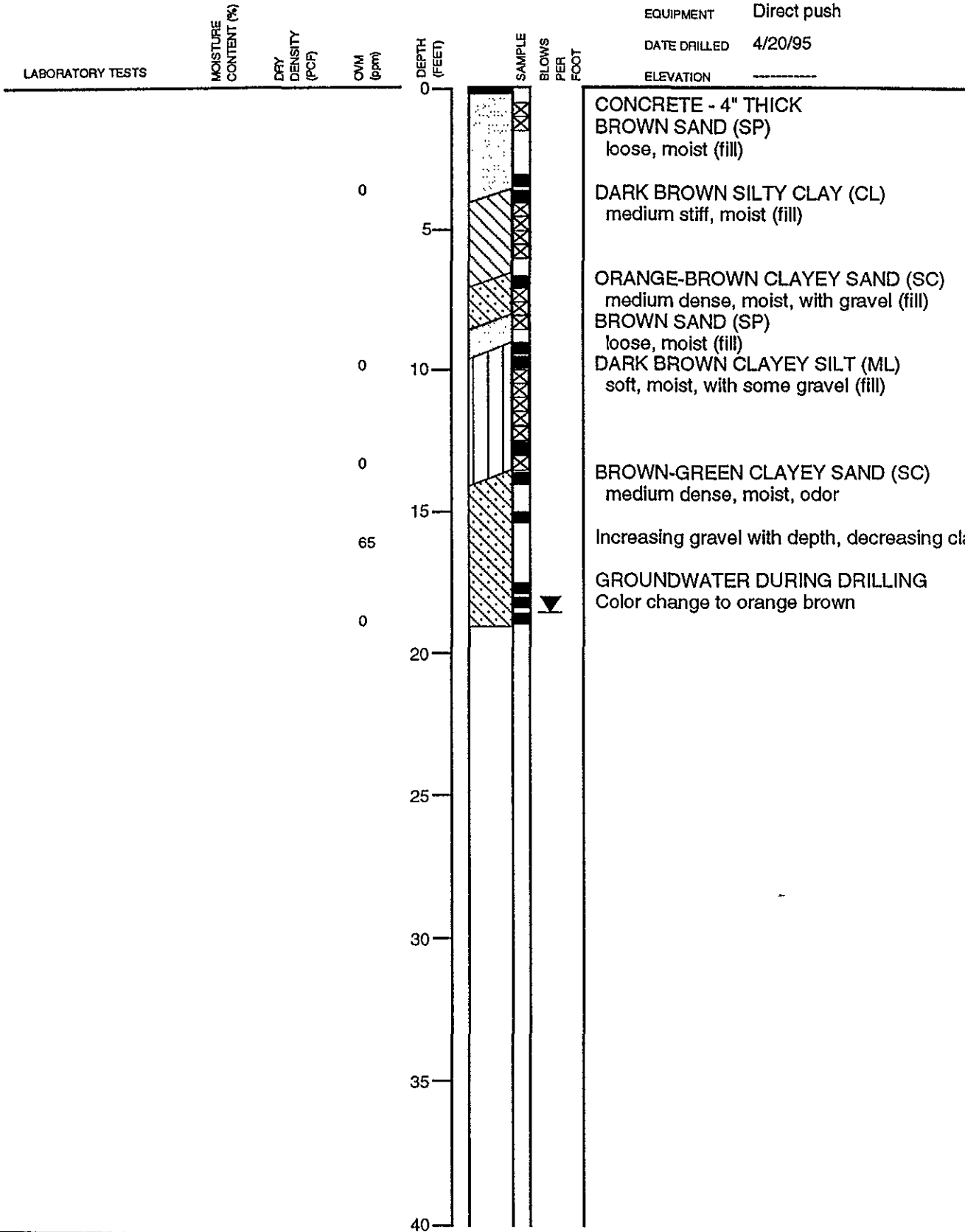
EQUIPMENT Direct push
 DATE DRILLED 4/20/95
 ELEVATION _____

Subsurface Consultants

BLAZIC INDUSTRIAL BALANCING - OAKLAND, CA
 JOB NUMBER 955.001
 DATE 5/17/95
 APPROVED *TE*

PLATE
4

LOG OF TEST BORING B-4



Subsurface Consultants

BLAZIC INDUSTRIAL BALANCING - OAKLAND, CA

PLATE

JOB NUMBER
955.001

DATE
5/17/95

APPROVED
TJ

5