

93107-1 01/29/93



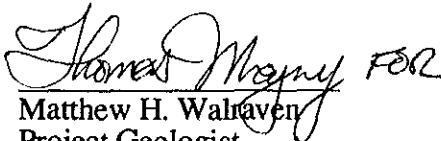
TANK REMOVAL REPORT

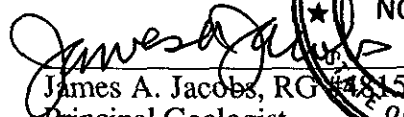
ONE ABANDONED
UNDERGROUND STORAGE TANK

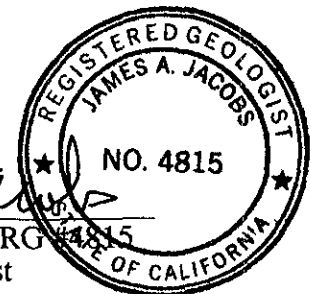
1200 SAN ANTONIO AVENUE
ALAMEDA, CALIFORNIA

January 29, 1993

Prepared for:
Mr. Peter Templeton
1200 San Antonio Avenue
Alameda, California


Matthew H. Walraven
Project Geologist


James A. Jacobs, RG #4815
Principal Geologist



TANK REMOVAL

On January 11, 1993, one underground storage tank (UST) was removed from the property at 1200 San Antonio Avenue in Alameda, California. The tank had a capacity of 550 gallons. The fuel contents were Diesel No.2, fuel oil. The original tank installation permit from 1928 is included in Appendix A.

Prior to the commencement of work, a removal plan and permits had been prepared by Artesian Environmental Consultants (Artesian) and submitted to and approved by the following agencies: Alameda County Environmental Health Department and the City of Alameda Fire Department, Hazardous Materials Division. All permits are included in Appendix A. Underground Services Alert (USA) was also notified that an excavation was planned. Bay Area Air Quality Management District does not require notification for the removal of UST's if the liquid has longer hydrocarbon chains than that of kerosene.

The tank removal was arranged by Artesian (State of California General Engineering Contractor's license with Hazardous Material Removal Certificate #624461). Mr. Doug Baarley of Baarley Backhoe Company operated the backhoe. Witnesses to the tank removal included the following: Mr. Kevin Tinsley of the Alameda Environmental Health Department, Mr. Mike Devlin of the Hazardous Materials Division of the City of Alameda Fire Department, Mr. Peter Templeton, owner, and geologists Mr. James Jacobs and Mr. Matthew Walraven of Artesian.

The tank was inerted with 30 pounds of dry ice on the day of removal. Prior to removal, the lower explosive limit (LEL) was 4% and oxygen (O₂) was 1%.

The tank was a single walled metal tank and had welded edges. No holes were observed in the tank seams. After the tank was removed from the excavation and lying on plastic sheeting, a crack in the bottom edge of the tank was created during cleaning operations. The tank was loaded after the Erickson shipping number '10458' was spray painted onto the tank. The tank was wrapped in plastic on the Erickson truck.

The tank, vent and fill pipes were disposed at the Erickson, Inc., Richmond, California facility. The Erickson facility is a state licensed disposal site, CAD 009466392. The manifest for the disposal of the tank, vent and fill pipes are included as Appendix C. The State Manifest Document Number is 92201766 and the EPA generator number is CAC00085728001766.

Air monitoring using a Gastech Tanktechtor was performed during the excavation and inerting of the tank. Photographs were taken at several times during the tank removal activities. The excavation had a measured depth of about 6.5 feet below ground surface, and the sides of the excavation were about 5.0 feet wide by about 13.0 feet long. The tank measured 3.0 feet in diameter with a length of 10.0 feet.

Groundwater was not encountered in the excavation. No soil staining, discoloration or odor was detected. After the removal of the tank, the excavation was lined with .060 mm polyethylene sheeting, backfilled with the 5 cubic yards of clean imported pea gravel, and capped with the 8 cubic yard soil stockpile.

SOIL SAMPLING

Soil sample location and depth was selected by Mr. Tinsley of Alameda County. Soil samples, T-1 and T-2, were collected in native brown sandy soil at 6.8 feet to 7.3 feet below ground surface, 0.3 foot below the base of the tank. Soil samples were collected along the vent and product pipelines. Samples P-1 through P-4 (pipeline samples) were collected approximately 0.5 feet below the product lines and at least every 20 feet along the pipeline. The depth to the pipeline samples ranged from 2.0 feet to 3.0 feet below ground surface. One soil stockpile sample (S-1) was collected for the 8 cubic yards of excavated soil.

The soil samples were collected by registered geologist, Mr. James Jacobs, in a pre-cleaned, thin-walled brass tube, six inches long and about 1.5 inch in the outside diameter. The samples were collected in a soil sampler which was driven using a 12-pound slide hammer. Each soil sample was immediately capped with both pre-cut teflon sheets at each end and plastic caps. The soil samples were then hermetically sealed in zip-lock plastic bags, labeled, stored and transported in a refrigerated environment for analysis under Chain of Custody by Chromalab of San Ramon, California, a State Certified laboratory. Sampling procedures are described in Artesian Standard Operating Procedures (SOP), Appendix B.

The samples were tested for the presence of total petroleum hydrocarbons as diesel (TPH-d) by EPA Method 3550/8015, as well as benzene, toluene, ethylbenzene and xylene (BTEX) by EPA Method 8020.

The sample results are summarized in Table 1. TPH-d was detected at 420 parts per million (ppm) in sample P-3, 64 ppm in T-1 and 58 ppm in sample T-2. Xylene was detected in the sample P-3 at 5.5 parts per billion (ppb). All other samples were below the detection limit for the analyzed compounds. The soil stockpile was sampled (S-1) with 22 ppm of TPH-d detected and all other compounds at non-detectable levels. The laboratory data sheets and chain of custody are included in Appendix D.

The compounds reported as diesel do not match the standard chromatograph patterns for diesel. The compounds present in the soil samples contain longer chain hydrocarbons than those found in diesel fuel. The longer chain hydrocarbons are consistent with those found in blends of fuel/heating oil.

CONCLUSIONS

One 550 gallon tank was removed from 1200 San Antonio Avenue in Alameda. Based on laboratory analytic results, 4 of 7 of the soil samples beneath the tank and pipelines contain reportable levels of fuel/heating oil as TPH diesel as noted in the attached test results. The tank, and associated piping was transported and destroyed by Erickson, a licensed hauler and disposal facility.

One of the samples contained a small quantity of xylene compounds. The xylene compounds from soil sample P-3 may be the result of one or more factors associated with the location of the sample. The sample location was within 6 inches of a 90° elbow. Pipe joints and elbows are areas of weakness and may leak during normal settling. In the same area, significant ground disruption has occurred due to a newly installed adjacent concrete sewer vault.

The soil samples T-1 and T-2 which were collected from underneath the tank contained low levels of TPH-d. The tank did not appear to have any holes in it, and the soil in the excavation was not stained or discolored. The impacted soil around the tank may be a result of past overfilling.

KEY POINTS:

- One 550 gallon tank was removed from 1200 San Antonio Avenue in Alameda.
- Shallow soils contain TPH-d levels above laboratory reporting levels. The extent of soil impact is not known at this time.
- Groundwater was not encountered during the tank removal activities and it is unknown whether groundwater is impacted.
- Immediate regulatory action has not been requested as of the date of this report.

LIMITATIONS

The authors and firm offer no assurance and assume no responsibility for site conditions or activities which were beyond the scope of work requested by the client and referenced in the introduction of this report. The compensation agreed to by the client and the firm corresponds to the scope of work defined, with the associated limitations which are an integral and important part of this report. This report was prepared with generally accepted standards of environmental geological practice in California at the time this investigation was performed. This investigation was conducted solely as a tool in assessing environmental conditions of the soil and/or groundwater with respect to relative hydrocarbon product contamination in the immediate vicinity of the former underground storage tank. No soil engineering or geotechnical recommendations are implied or should be inferred. Evaluation of the geologic conditions at the site for the purpose of this investigation is made from a limited number of observation points. There may be variations in subsurface conditions away from the sample points available. There are no representations, warranties, or guarantees that the points selected for sampling are in anyway representative of the entire site. Data from this report reflects the sample conditions at specific locations at a specific point in time. No other interpretations, representations, warranties, guarantees, express or implied, are included or intended by this report. Additional work, including further subsurface investigation, can reduce the inherent uncertainties associated with this type of investigation. There are no guarantees or warranties, express or implied, that undocumented, nonpermitted, illegally or improperly abandoned subsurface containers (such as underground storage tanks or drums) or other sources of contamination or contaminated soil or groundwater itself, or covered, encapsulated, inaccessible or nonobservable hazardous materials either do or do not exist on the property.

This project involved hazardous or toxic compounds and there are certain inherent risk factors involved (such as limitations on laboratory or analytical methods or equipment, variations in subsurface conditions, and risks associated with specific analysis not requested by the client), which may adversely affect the results of the project, even though the services were performed with such skill and care as are generally accepted professional standards for the environmental geology profession.

This report and all matters contained herein were prepared for the sole and exclusive benefit of the client specified herein, and is intended only for the use of the client. Neither all, nor any part of the contents of this report, or copy thereof, shall be used for any purpose by anyone but the client specified herein nor shall it be conveyed or disseminated by anyone without the express written consent of the authors. No one, except for the client specified herein, may rely on this report for any purpose. Any person or entity who obtains or reads this report, or a copy thereof, other than the client specified herein, expressly assumes all risk of damages to himself or third persons arising out of reliance thereon or use thereof and waives the right to bring any action based on this report, directly or indirectly, and the authors shall have no liability to any such person or entity.

DISTRIBUTION

Artesian recommends that the client forward copies of this complete report to all appropriate regulatory agencies and representatives. Copies of this report have been sent to the client for this purpose. Preface all reports to regulatory agencies with a cover letter on letterhead and signed by an appropriate responsible individual.

Mr. Peter K. Templeton
1200 San Antonio Avenue
Alameda, CA 94501

Mr. Richard Hiatt
Regional Water Quality Control Board
San Francisco Bay Region
2101 Webster St., 5th Floor
Oakland, CA 94612

Mr. Kevin Tinsley, Hazardous Materials Specialist
Alameda County Environmental Health Services Agency
Department of Environmental Health
Hazardous Materials Division
80 Swan Way, Room 200
Oakland, CA 94621

Captain Steve McKinley
City of Alameda Fire Department
Department of Fire Prevention
1300 Park Street
Alameda, CA 94501

931022-00 11:20

Transmittal Letter



From: Mr. Jim Jacobs

Date: 3/5/93

To: Mr. Kevin Tinsley
Haz Mat Specialist

Via: First Class
 UPS
 Fed - Ex
 Courier

Subject: Tank Removal
Report

Job: 1200 San Antonio
Alameda

As: We discussed on the telephone on _____
 You requested _____
 We believe you may be interested
 Is required

We Are Sending: Enclosed
the copy of Under Separate Cover Via _____
the Tank Removal Report

For: Your information
 Your use
 Your review & comments
 Return to you

Please: Keep this material
 Return within 2 weeks
 Acknowledge Receipt

Message:
Best Regards,
Fancali

TABLE

TABLE 1 - SUMMARY OF ANALYTICAL DATA

Sample	Date	B (ppb)	T (ppb)	E (ppb)	X (ppb)	TPH-d (ppm)
T-1	1/11/93	ND	ND	ND	ND	64 *
T-2	1/11/93	ND	ND	ND	ND	58 *
P-1	1/11/93	ND	ND	ND	ND	ND
P-2	1/11/93	ND	ND	ND	ND	ND
P-3	1/11/93	ND	ND	ND	5.5	420*
P-4	1/11/93	ND	ND	ND	ND	ND
S-1	1/11/93	ND	ND	ND	ND	22 *

ppm = parts per million

ppb = parts per billion

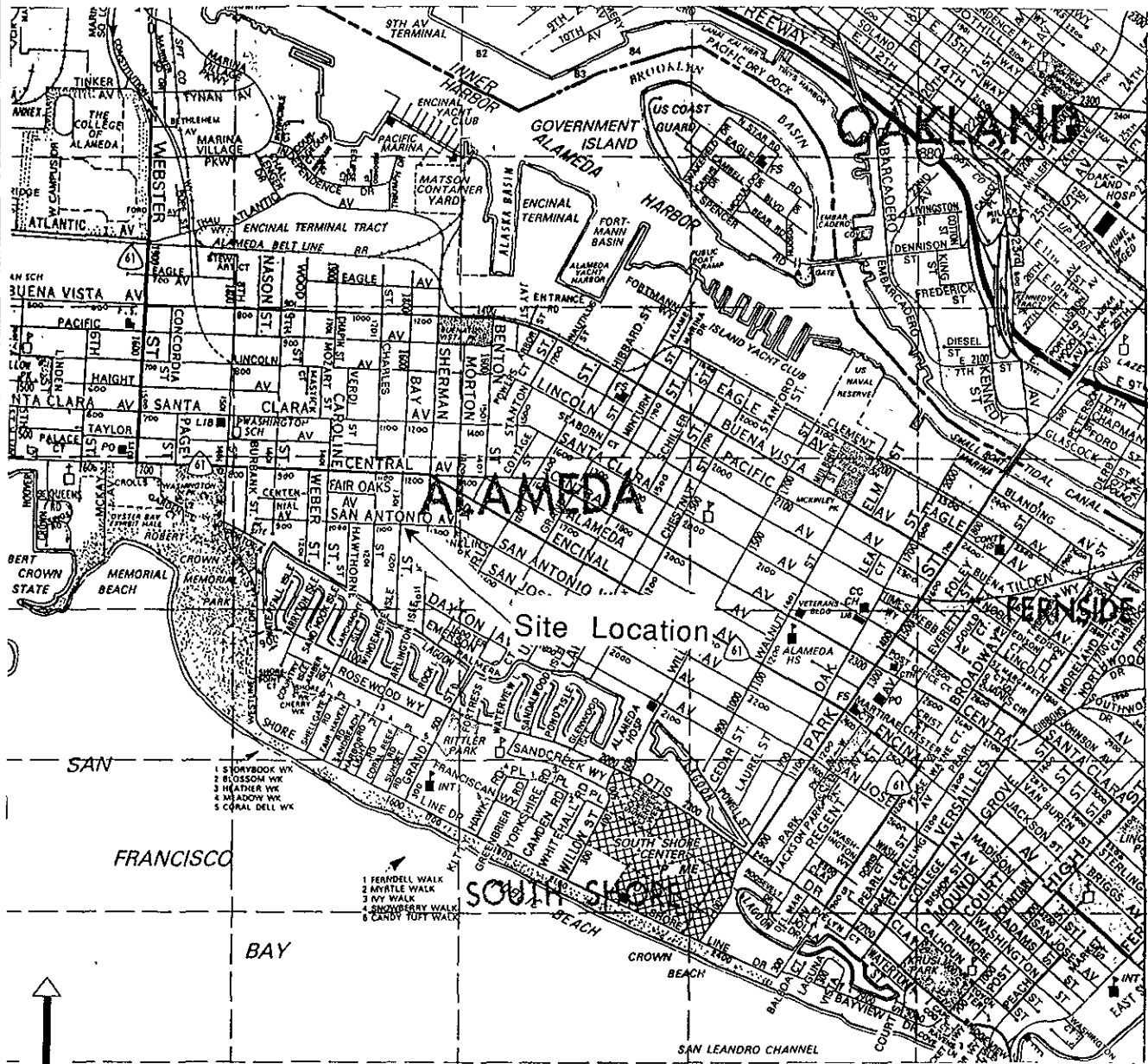
TPH-d = total petroleum hydrocarbons as diesel (EPA Method 3550/8015)

BTEX = benzene, toluene, ethylbenzene and total xylenes (EPA Method 8020)

ND = at or below the detection level

* = Unknown hydrocarbon (fuel oil) found in late diesel range quantified as diesel.

FIGURES



Taken from Thomas Bros Maps

Artesian Environmental Consultants

3175 Kerner Blvd., Suite E
 San Rafael, CA 94901
 (415) 257- 4801

Mr. Peter Templeton
 1200 San Antonio Ave.
 Alameda, CA

Project No. 061-01-01

Date: 1/21/93

Drawn by: TNM

Figure 1

SAN ANTONIO AVENUE

Garage

1200 San Antonio Ave.

House

Tank

N

SIDEWALK

BAY STREET

Artesian Environmental Consultants
3175 Kerner Blvd., Suite E
San Rafael, California 94901
415-257-4801 Fax 257-4805

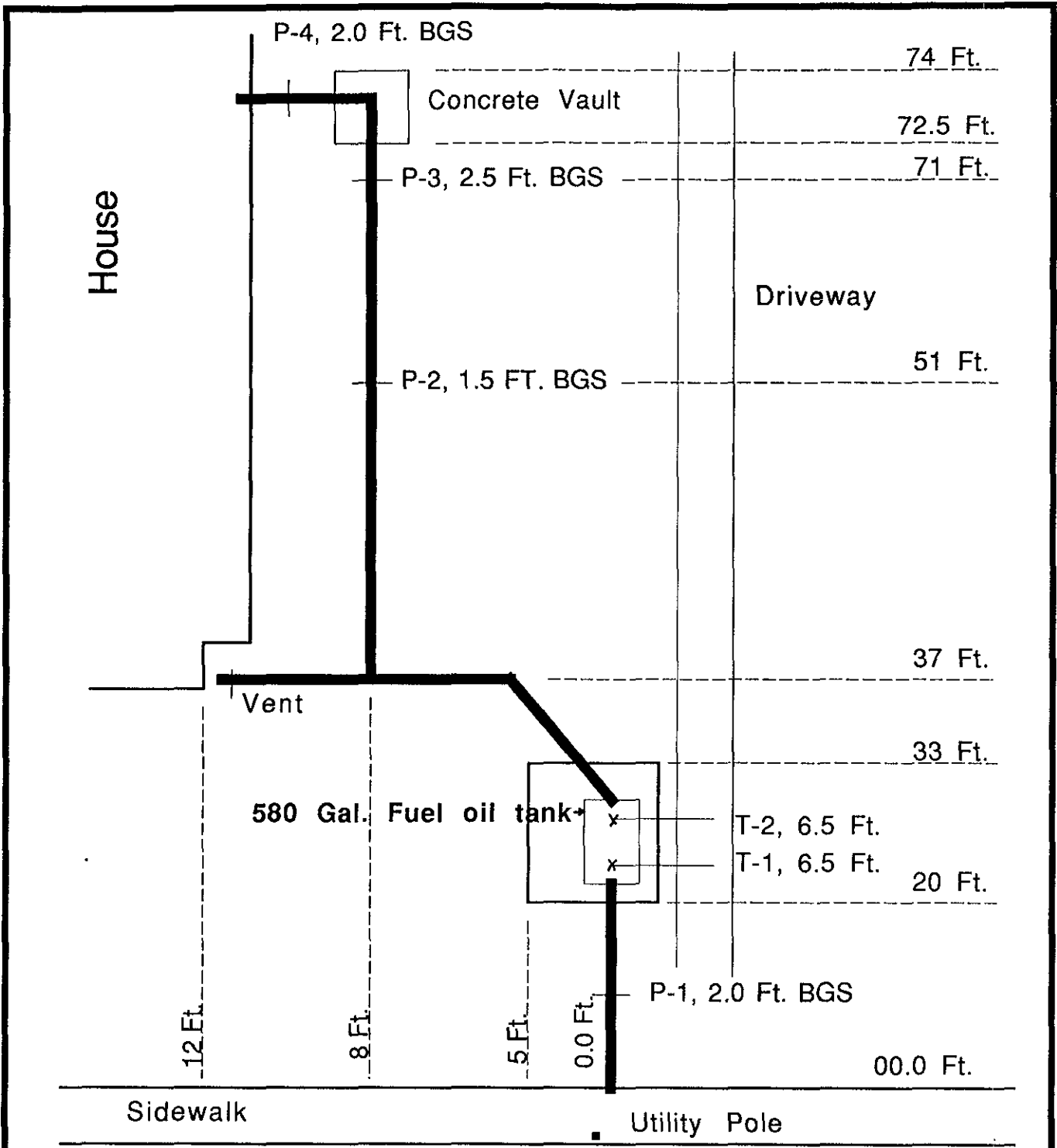
Mr. Peter Templeton
1200 San Antonio Ave.
Alameda, California

Project No. 061-01-01

Date: 1/17/93

Drawn by: OTJ

Figure No.: 2



BAY STREET (BGS= below ground surface) No Scale

Artesian Environmental Consultants
 3175 Kerner Blvd., Suite E
 San Rafael, California 94901
 415-257-4801 Fax 257-4805

Soil Sample Location Map

Peter Templeton
 1200 San Antonio Avenue
 Alameda, California

Project No. 061-01-01

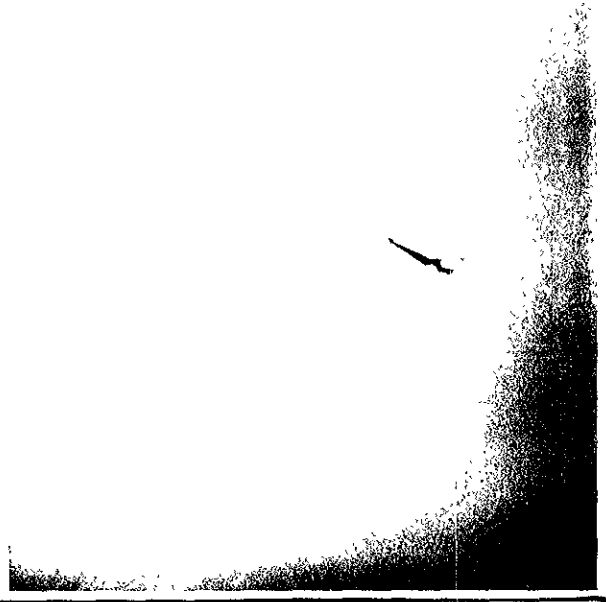
Date: 1/17/93

Drawn by: JJ

Figure No.: 3



VIEW OF PIPING
INSIDE HOUSE



VIEW OF PIPING
STUBBED OUT
INSIDE HOUSE



HEATER STAND
INSIDE BASEMENT



VENT PIPE
(center)

Artesian Environmental Consultants
3175 Kerner Blvd., Suite E
San Rafael, California 94901
415-257-4801
Fax 415-257-4805

TANK REMOVAL and OVEREXCAVATION
PETER K. TEMPLETON
Site: 1200 San Antonio Ave
Alameda, CA

Project No.: 061-01-02

Date: 1/21/93

Drawn by: MHW

Photographs



Backhoe pulling product lines from underground.



Soil beneath tank. No apparent hydrocarbon staining.



Tank resting on plastic sheeting for cleaning and inspection.



Tank being scraped clean of sand.

ARTESIAN ENVIRONMENTAL CONSULTANTS
3175 Kerner Blvd., Suite E
San Rafael, California 94901
415-257-4801 Fax 415-257-4805

TANK REMOVAL and OVEREXCAVATION
PETER K. TEMPLETON
Site: 1200 San Antonio Ave.
Alameda, CA

Project No.: 061-01-02

Date: 1/21/93

Drawn by: MHW

Photographs



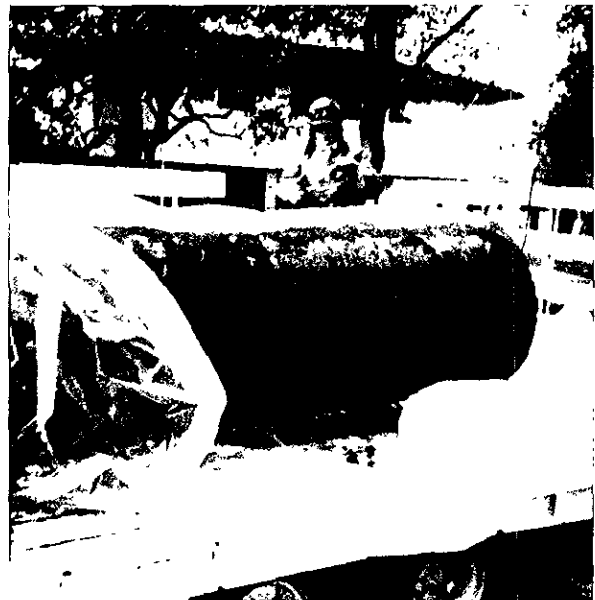
Side view of tank labeled for transportation.



End of tank labeled for transportation.



Trench and associated piping after tank removal.



Tank being wrapped in plastic sheeting prior to transporting.

ARTESIAN ENVIRONMENTAL CONSULTANTS
3175 Kerner Blvd., Suite E
San Rafael, California 94901
415-257-4801 Fax 415-257-4805

TANK REMOVAL and OVEREXCAVATION
PETER K. TEMPLETON
Site: 1200 San Antonio Ave.
Alameda, CA

Project No.: 061-01-02

Date: 1/21/93

Drawn by: MHW

Photographs

APPENDICES

APPENDIX A

**ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY
 DEPARTMENT OF ENVIRONMENTAL HEALTH
 HAZARDOUS MATERIALS DIVISION
 80 SWAN WAY, ROOM 200
 OAKLAND, CA 94621
 PHONE NO. 415/271-4320**

COPY 3

Project Specialist (print)

Fire Department must witness removal of all Under-ground tanks, and all State and County requirements must be met.

By [Signature] Date 12-16-92

ACCEPTED

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 issuance 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.

IT IS A FINANCIAL PENALTY FOR NOT OBTAINING THESE INSPECTIONS.

*Per Sample in 48 hours for approval
 will be added in 48 hours to performing work*

kl

UNDERGROUND TANK CLOSURE PLAN

* * * Complete according to attached instructions * * *

1. Business Name Residence of Mr. Peter K. Templeton
 Business Owner Mr. Peter K. Templeton
 2. Site Address 1200 San Antonio Avenue, Alameda, CA
 City Alameda Zip 94501 Phone 510-865-0287
 3. Mailing Address same as above
 City _____ Zip _____ Phone _____
 4. Land Owner same as above
 Address _____ City, State _____ Zip _____
 5. Generator name under which tank will be manifested Mr. Peter K. Templeton
- EPA I.D. No. under which tank will be manifested CAC000857280

CITY OF ALAMEDA
 GENERAL PERMITS OFFICE
 2255 Santa Clara Ave. Room 204
 Alameda, CA 94501

Permit No: 852-1770
 Status: APPROVED

Page 1 of 1
 12/18/92 14:39

JOB ADDRESS : 1200 SAN ANTONIO AVE
 PERMIT TYPE : BUILDING PERMIT - URM
 Parcel number : 072 -0371-001-00
 Owner : TEMPLETON PETER K & BONNY M
 1200 SAN ANTONIO AV
 ALAMEDA CA 94501

Applied : 12/11/92
 Approved : 12/18/92
 Finalized :
 To Expire :
 Class code : 434
 Valuation: 4,900

Applicant : ARTESIAN ENVIRONMENTAL CNSLT
 HOURS OF CONSTRUCTION
 MONDAY - FRIDAY 7 A.M. TO 7 P.M.
 SATURDAY & SUNDAY 8 A.M. TO 5 P.M.

Project Title : REMOVE UNDERGROUND TANK
 Project Desc. : REMOVE UNDERGROUND TANK

415-257-4801
 Signature *Thomas Majes*

CONTRACTOR : SRTESIAN ENVIRONMENTAL CNSLTS. Lic. C 624461 415 257-4801
 3175 KERNER BLVD., E
 SAN RAFAEL, CA 94901

Fee description	Units	Fee/Unit	Ext fee	Data
Permit Filing Fee	0		10.00	Y
Building Permit Fee	0		72.00	Y
Additional Plan Check Fees	7.20		7.20	
Assembly Bill 941	0		5.00	Y
S.M.I.P	0		.50	
Other Revenue-CPO	1.00		1.00	
Fire Dept....(Enter Amount)	167.00		167.00	
Micro-fiche Fee	10		10.00	
*** Fees Required ***		Fees Collected & Credits		***

Account No.	Receipt No.	Date	Payment
001-300-4240-3745	R006534	12/11/92	10.00
001-300-4220-3340	R006534	12/11/92	72.00
001-300-4220-3716	R006534	12/11/92	7.20
001-300-4240-3305	R006534	12/11/92	5.00
001-220-0000-2239	R006534	12/11/92	.50
001-300-4240-3790	R006534	12/11/92	1.00
310-300-9081-3726	R006534	12/11/92	167.00
001-300-4240-3792	R006534	12/11/92	10.00
Fees: 272.70			
Adjustments: .00		Total Credits:	.00
Total Fees: 272.70		Total Payments:	272.70
		Balance Due:	.00

FOR INSPECTIONS CALL: BUILDING 748-4564 (8:30-10:00 A.M.)
 PLUMBING & MECHANICAL 748-4563 (8:30-10:00 A.M.)
 ELECTRICAL 748-3995 (8:00-10:00 A.M.)
 OR 748-3996 (8:00-10:00 A.M.)

PLEASE TYPE OR PRINT

LOG NO.

COMM. COOL

PERMIT NO.

OWNER
 NAME: Mr. & Mrs. Peter Templeton
 ADDRESS: 1200 San Antonio Avenue
 Alameda, CA
 CITY STATE ZIP

ARCHT./ ENGR.
 NAME LICENSE
 ADDRESS PHONE
 CITY STATE ZIP

CONTRACTOR
 I hereby affirm that I am licensed under provisions of Chapter 9 commencing with section 7000 of Division 3 of the Business and Professions Code, and my license is in full force and effect.
 LICENSE NO. AND CLASS: 624461, A, HAZ, C-57 #
 CITY BUSINESS LICENSE NO.
 CONTRACTOR NAME: Artesian Environmental Cnslts.
 ADDRESS: 3175 Kerner Blvd., E
 CITY STATE ZIP PHONE: San Rafael, CA 94901 257-4801
 SIGNATURE

OWNER/BUILDER DECLARATION
 I hereby affirm that I am exempt from the Contractor's License Law for the following reason (Sec. 7031.5, Business and Professions Code. Any city or county which requires a permit to construct, alter, improve, demolition, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he is licensed pursuant to the provisions of the Contractor's License Law (Chapter 9 - commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).
 I, as owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professions Code. The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or through his own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner/builder will have the burden of proving that he did not build or improve for the purpose of sale).
 I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code. The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractor's License Law).
 I am exempt under Sec. _____
 B&P.C. for this reason: _____
 Owner's Signature: _____ Date: _____

WORKERS COMP INSURANCE DECLARATION
 I hereby affirm that I have a certificate of consent to self-insure, or a certificate of Worker's Compensation Insurance, or a certified copy thereof (Sec. 3800, Lab. C.)
 Policy No. 092-92 UNIT 0000088, State Fund
 Certified copy is hereby furnished.
 Certified copy is filed with the city Central Permit Office
 Applicant: Olivia Jacobs Date: 12/19/92
 (This section need not be completed if the permit is for one hundred dollars (\$100) or less).
 I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the Workers' Compensation Laws of California.
 Applicant: _____ Date: _____
NOTICE TO APPLICANT: If, after making this Certificate of Exemption, you should become subject to the Worker's Compensation provisions of the Labor Code, you must forthwith comply with such provisions or this permit shall be deemed revoked.

LENDER
 I hereby affirm that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3067, Civ. C.)
 Lender's Name: _____
 Lender's Address: _____

APPLICANT
 I certify that I have read this application and state that the information given is true and correct. I agree to comply with all local ordinance and state laws relating to building construction and I make this statement under penalty of law. I hereby authorize representatives of the city/county to enter upon the above mentioned property for inspection purposes. NOTICE! This permit will expire by limitation if work is not started in 180 days or if work is abandoned for more than 180 days. Do not conceal or cover any construction until the work is inspected and the inspection is scheduled on the Building Inspection Card. All inspection requests are required 24 hours in advance of the inspection, 740 4504, 11:30AM to 10AM.
 Contractor
 Owner
 Agent X Olivia Jacobs
 Signature of Contractor, Owner or Agent

JOB ADDRESS _____

APPLICATION FOR BUILDING PERMIT
 CITY OF ALAMEDA
 Central Permit Office
 2263 Santa Clara Avenue
 Alameda, CA 94501
 (415) 740-4504

NEW CONST _____ ADDITION _____ ALTERATION _____ REPAIR _____
 EXISTING USE: _____
 PROPOSED USE: _____

DESCRIPTION OF WORK

Removal of underground tank

SQ. FT. ADDED _____ x 1-65/27
 VALUATION OF WORK \$ 4900.00
 Including all labor, materials, and all lighting, heating, ventilating, water supply, plumbing, fire sprinklers, electric wiring, elevator equipment and all features that are affixed or a permanent part of the building

INSTALLATION OF SMOKE ALARM SYSTEM MANDATORY ON BUILDING PERMITS IN EXCESS OF \$1,000

CONTACT NAME _____
 CONTACT PHONE _____

OTHER PERMITS ARE REQUIRED FOR PLUMBING, HEATING, ELECTRICAL WORK, AND CONSTRUCTION WITHIN THE PUBLIC RIGHT OF WAY. \$105.70

BLDG. PERMIT \$ 79.00	AD 941 FEE \$ 5.00
PLAN CHECK \$ _____	FILING FEE \$ 11.00
SMIP \$.50	SEWER CONN \$ _____
DESIGN RV \$ _____	MICRO-FICHE FEE \$ 10.00
IMPROVEMENT TAX \$ _____	SCHOOL FEE \$ _____
APPLICATION RECEIVED	
DATE _____	SIGNED _____
APPROVAL	
DATE _____	SIGNED _____
ISSUED	
DATE _____	SIGNED _____

Location 1800 San Antonio Ave.

Name Dr. W.T. Lum

Oil Storage Permit WS No. 239

Liquid Fuel Oil Gallons 580

Date Issued Nov. 22, 1926 Gauge _____

Installation Tank 4' Underground

Inspected By WS

Remarks _____

THIS CARD MUST BE POSTED ON THE PREMISES AND
PLACED SO AS TO BE SEEN FROM THE STREET

City of Alameda

ELEC. PERMIT # _____

MECH. PERMIT # _____

PLBG. PERMIT # _____

DATE 12-18-92

VALUATIONS \$4900.00

BLDG. PERMIT # 92-1770

FORMS _____
REQUIRED BEFORE POURING CONCRETE

VAULT TOILET _____

PRELIMINARY GROUND PLUMBING _____

FINAL GROUND PLUMBING _____

ROUGH ELECTRIC _____

ROUGH PLUMBING _____

ROUGH HEATING & VENTILATING _____

SUB FLOOR _____

FRAME _____

INSULATION _____

JOB Underground Tank Removal

ADDRESS 1300 San Antonio Ave

OWNER Impleton, Peter

CONTRACTOR Artesian Environmental

ROBERT L. WARNICK BY J. Colon
BUILDING OFFICIAL

INTERIOR LATH _____
REQUIRED BEFORE PLASTERING OR TAPING

EXTERIOR LATH _____
REQUIRED BEFORE STUCCO

DESIGN REVIEW _____

INSULATION CERTIFICATE _____

TRACT CONDITIONS _____

P.U.D. CONDITIONS _____

FINAL ELECTRIC _____

FINAL - FIRE DEPT. _____

FINAL PLUMBING _____

FINAL HEATING & VENTILATING _____

FINAL BUILDING _____

ABOVE APPROVALS REQUIRED BEFORE INTERIOR LATHING OR COVERING

DO NOT CALL FOR FINAL INSPECTION UNTIL OTHER ITEMS HAVE BEEN ISSUED

DO NOT OCCUPY STRUCTURE UNTIL CERTIFICATION OF OCCUPANCY HAS BEEN ISSUED.
FOR CERTIFICATE OF OCCUPANCY TO BE ISSUED, A COPY OF HARD CARD WITH ALL FINALS
NEEDS TO BE FILED WITH THE CENTRAL PERMIT OFFICE.

REMARKS _____

FOR INSPECTIONS CALL 24 HOURS IN ADVANCE:

ELECTRICAL — 348-3995 OR 748-3996 (8:00-10:00 A.M.)
PLUMBING & MECHANICAL — 748-4563 (8:30-10:00 A.M.)

APPENDIX B

Artesian Environmental Consultants

Standard Operating Procedures

SOIL SAMPLING

Hand Samples: Undisturbed soil samples are obtained using a slide hammer hand sampler with a single sampling cup at the end. The sampler holds one (1), clean, six inch long by two inch diameter brass tube. The sample is obtained by hammering the cup and tube into the undisturbed soil. The sampler is removed, opened, and the brass tube containing the sample is extracted.

Electric Drive Samples: Undisturbed soil samples are obtained using a continuous coring, 0.75 inch, lined, steel sampler. The sampler is driven into the soil using an electric rotary hammer. The sampler holds one, four foot by one inch diameter, new, plastic, sampling liner. After driving the steel sampler three to four feet, the sampler is extracted and the sampling liner containing the sample is removed.

Pneumatic Drive Samples: Undisturbed soil samples are obtained using a 1.0 inch, steel, outer drive casing, fitted with a 0.5 inch, inner soil sampler, fitted with a brass liner. The casing is pneumatically driven to the desired depth, an inner plug rod is removed and the sampler is inserted into the casing. The sample is obtained by hammering the sampling cup into the undisturbed soil. After driving the sampler six inches, it is extracted and the sampling liner containing the sample is removed.

California Split-spoon Samples: Undisturbed soil samples are obtained using a California Split-spoon sampler fitted with three six inch long by two inch diameter brass tubes. The sampler is lowered down inside a hollow stem auger after the auger plug has been removed. The sampler is then driven at least eighteen inches. The sampler is usually driven using a 140 pound hammer dropping 30 inches at each blow. After driving the sampler, the sampler is extracted and the sampling liner containing the sample is removed.

Immediately after extraction the sample tube ends are sealed with Teflon tape, plastic cap plugs, and isolated in hermetically sealed locking plastic bags.

All samples are labeled and chilled to 0° C for transportation to a California State certified hazardous materials laboratory. Chain of Custody documentation accompanies all samples to the laboratory. A copy of the Chain of Custody documentation is attached to the Certificate of Analysis.

All soil samples are collected in accordance with California Regional Water Quality Control Board (RWQCB) procedures described in the *Leaking Underground Fuel Tank (LUFT) Field Manual*, the *Tri-Regional Board Staff Recommendations for Preliminary Evaluation and Investigation of Underground Tank Sites*, and local regulatory guidelines.

Standard Environmental Protection Agency (EPA), San Francisco Bay Regional Water Quality Control Board (SFBRWQCB), and Department of Health Services (DHS) methodologies for sampling and analyses are routinely utilized.

Chain of Custody documentation accompanies all samples to the laboratory. A copy of the Chain of Custody documentation is attached to the Certificate of Analysis.

Soil cuttings and excess sampling materials are properly stored and labeled on site in DOT 17-H containers pending off site disposal.

Artesian Environmental Consultants

Standard Operating Procedures

SOIL EXCAVATION AND SAMPLING

Excavated soil is screened and segregated in the field using a vapor analyzing device such as a photo-ionization detector (PID) or organic vapor analyzer (OVA). Documentation of soil removal activities include field reports and photographs. After the removal of soil having obvious staining, odor or detectable levels of organic vapors as detected on a PID or OVA, confirmatory soil samples in the walls and floor of the excavation will be selected at least every 20 feet laterally. Additional samples will be selected on the recommendation of the geologist and regulator. All sampling will be performed with a backhoe.

Soil samples for chemical analysis are collected in pre-cleaned, thin-walled tubes, typically 6-inches long and 2-inches in the outside diameter. After removing the top 2-inches of soil, the sample tube is pushed or driven with a wooden mallet into the native soil near the teeth of the backhoe bucket. The brass tube is immediately capped on both ends with Teflon tape, trimmed and hermetically sealed with plastic end caps. The samples are then labeled and placed in individual see-through zip-lock plastic storage bags. The samples are stored in an ice chest with crushed ice to maintain a constant temperature of 4 ° Celsius. A thermometer is kept in the ice chest to ensure that the proper temperature is maintained. The samples are then delivered under chain-of-custody procedures to a state-certified hazardous materials testing laboratory. The above mentioned procedures minimize the potential for cross-contamination and volatilization of volatile organic compounds (VOCs) prior to chemical analysis.

APPENDIX C

0504

UNIFORM HAZARDOUS WASTE MANIFEST

1. Generator's US EPA ID No. **CAAC10001857708D011766**

Manifest Document No.

2. Page 1 of 1

Information in the shaded areas is not required by Federal law.

3. Generator's Name and Mailing Address

**Peter Templeton
 1200 San Antonio Ave. Alameda, Ca.**

Manifest Document Number
92201766

4. Generator's Phone

(510) 865-0282

5. Transporter 1 Company Name

Erickson, Inc.

6. US EPA ID Number

CAAD009466392

Transporter 1 ID
**309194
 (510) 335-1393**

7. Transporter 2 Company Name

8. US EPA ID Number

9. Designated Facility Name and Site Address

**Erickson, Inc.
 255 Parr Blvd.
 Richmond, Ca. 94801**

10. US EPA ID Number

CAAD009466392

Transporter 2 ID
**CAAD009466392
 (510) 335-1393**

11. US DOT Description (including Proper Shipping Name, Hazard Class, and ID Number)

a. **Waste Empty Storage Tank
 NON-RCRA Hazardous Waste Solid.**

12. Containers No.	13. Total Quantity	14. Unit Wt/Vol	15. Waste Number	
			State	EPA/Other
001	TP	1550	P	NONE

Empty Storage Tank (s) **115/53**
 Tank (s) have been filled with **15 TBS**
 Dry Ice per 1000 Gal. capacity

15. Special Handling Instructions and Additional Information
 Keep away from sources of ignition. Always wear hardhats when working around
 S.T.'s 24 Hr. Contact Name **Matt** & Phone **(415) 257-4301**

16. GENERATOR'S CERTIFICATION: I hereby declare that the contents of the consignment are fully and accurately described above by proper shipping name and are classified, packed, marked, and labeled, and are in all respects in proper condition for transport by highway according to applicable federal, state and international laws.

If I am a large quantity generator, I certify that I have a program in place to reduce the volume and toxicity of waste generated to the degree I have determined to be economically practicable and that I have selected the practicable method of treatment, storage, or disposal currently available to me which minimizes the present and future threat to human health and the environment; OR, if I am a small quantity generator, I have made a good faith effort to minimize my waste generation and select the best waste management method that is available to me and that I can afford.

Printed/Typed Name **PETER TEMPLETON** Signature *Peter Templeton* Month **01** Day **11** Year **1993**

17. Transporter 1 Acknowledgement of Receipt of Materials
 Printed/Typed Name **Maurine Shagley** Signature *Maurine Shagley* Month **01** Day **11** Year **1993**

18. Transporter 2 Acknowledgement of Receipt of Materials
 Printed/Typed Name _____ Signature _____ Month _____ Day _____ Year _____

19. Discrepancy Indication Space
3 NO ZIP CODE

20. Facility Owner or Operator Certification of receipt of hazardous materials covered by this manifest except as noted in Item 19.
 Printed/Typed Name **DAVID SATO** Signature *DAVE SATO* Month **01** Day **11** Year **1993**

DO NOT WRITE BELOW THIS LINE.

EMERGENCY SPILL TREATMENT FACILITY RESERVE CENTER 1-800-488-4886 WITHIN CALIFORNIA, CALL 1-800-832-7550

APPENDIX D

CHROMALAB, INC.

Environmental Laboratory (1094)

5 DAYS TURNAROUND

January 25, 1993

ChromaLab File No.: 0193063

ARTESIAN ENVIRONMENTAL CONSULTANTS

Attn: Matthew Walraven

RE: Seven soil samples for Diesel analysis

Project Name: TEMPLETON

Project Number: 061-01-02

Date Sampled: Jan. 11, 1993

Date Submitted: Jan. 11, 1993

Date Extracted: Jan. 20, 1993

Date Analyzed: Jan. 20, 1993

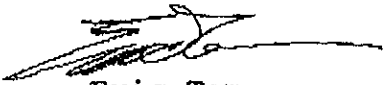
RESULTS:Sample I.D. Diesel (mg/Kg)

P-1	N.D.
P-2	N.D.
P-3	420
P-4	N.D.
S-1	22*
T-1	64*
T-2	58*

BLANK	N.D.
SPIKE RECOVERY	89%
DUP SPIKE RECOVERY	93%
DETECTION LIMIT	1.0
METHOD OF ANALYSIS	3550/8015

* Unknown hydrocarbon found in late diesel range quantified as diesel.

ChromaLab, Inc.


Yiu Tam
Analytical Chemist
Eric Tam
Laboratory Director

do

CHROMALAB, INC.

Environmental Laboratory (1094)

5 DAYS TURNAROUND

January 25, 1993

ChromaLab File No.: 0193063

ARTESIAN ENVIRONMENTAL CONSULTANTS

Attn: Matthew Walraven

RE: Seven soil samples for BTEX analysis

Project Name: TEMPLETON

Project Number: 061-01-02

Date Sampled: Jan. 11, 1993

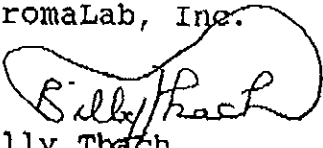
Date Submitted: Jan. 11, 1993

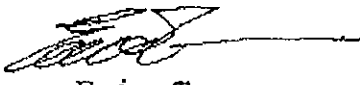
Date Analyzed: Jan. 21, 1993

RESULTS:

Sample I.D.	Benzene ($\mu\text{g/Kg}$)	Toluene ($\mu\text{g/Kg}$)	Ethyl Benzene ($\mu\text{g/Kg}$)	Total Xylenes ($\mu\text{g/Kg}$)
P-1	N.D.	N.D.	N.D.	N.D.
P-2	N.D.	N.D.	N.D.	N.D.
P-3	N.D.	N.D.	N.D.	N.D.
P-4	N.D.	N.D.	N.D.	5.5
S-1	N.D.	N.D.	N.D.	N.D.
T-1	N.D.	N.D.	N.D.	N.D.
T-2	N.D.	N.D.	N.D.	N.D.
BLANK	N.D.	N.D.	N.D.	N.D.
SPIKE RECOVERY	104%	106%	105%	105%
DUP SPIKE RECOVERY	107%	108%	106%	106%
DETECTION LIMIT	5.0	5.0	5.0	5.0
METHOD OF ANALYSIS	8020	8020	8020	8020

ChromaLab, Inc.


Billy Thatch
Analytical Chemist


Eric Tam
Laboratory Director

cc

CHROMALAB, INC.

DOHS 1094

2

CHROMALAB FILE # 193063
ORDER #

10072

Chain of Custody

DATE 1/11/93 PAGE 1 OF 1

PROJECT INFORMATION					SAMPLE RECEIPT					ANALYSIS REPORT														
PROJ MGR <u>Matthew Robinson</u> COMPANY <u>Artesian Environmental</u> ADDRESS <u>375 Lawrence Blvd, Suite E</u> <u>San Rafael</u>					TPB - Gasoline (EPA 5030, 8015) TPB - Gasoline (5030, 8015) w/BTEX (EPA 602, 8020) TPB - Diesel + BTEX (EPA 3510/3550, 8018) PURGEABLE AROMATICS BTEX (EPA 602, 8020) PURGEABLE HALOCARBONS (EPA 601, 8010) VOLATILE ORGANICS (EPA 624, 8240, 524.2) BASE/NEUTRALS, ACIDS (EPA 625/627, 8270, 525) TOTAL OIL & GREASE (EPA 5520, B+F, E+F) PCB (EPA 608, 8080) PESTICIDES (EPA 609, 8090) TOTAL RECOVERABLE HYDROCARBONS (EPA 418.1)					METALS: Cd, Cr, Pb, Zn, Ni CATION METALS (17) PRIORITY POLLUTANT METALS (13) TOTAL LEAD EXTRACTION (TCLP, STLC)														NUMBER OF CONTAINERS
SAMPLERS (SIGNATURE)	(PHONE NO.)	SAMPLE ID	DATE	TIME	MATRIX	PRESERV.	TPH - Gasoline (EPA 5030, 8015)	TPH - Gasoline (5030, 8015) w/BTEX (EPA 602, 8020)	TPH - Diesel + BTEX (EPA 3510/3550, 8018)	PURGEABLE AROMATICS BTEX (EPA 602, 8020)	PURGEABLE HALOCARBONS (EPA 601, 8010)	VOLATILE ORGANICS (EPA 624, 8240, 524.2)	BASE/NEUTRALS, ACIDS (EPA 625/627, 8270, 525)	TOTAL OIL & GREASE (EPA 5520, B+F, E+F)	PCB (EPA 608, 8080)	PESTICIDES (EPA 609, 8090)	TOTAL RECOVERABLE HYDROCARBONS (EPA 418.1)	METALS: Cd, Cr, Pb, Zn, Ni	CATION METALS (17)	PRIORITY POLLUTANT METALS (13)	TOTAL LEAD	EXTRACTION (TCLP, STLC)	NUMBER OF CONTAINERS	
		P-1	4/4/93	11:30	Soil	None			X	X														
		P-2	"	12:40	"	"			X	U														
		P-3	"	12:55	"	"			X	V														
		P-4	"	13:15	"	"			X	U														
		T-1	"	11:35	"	"			X	X														
		T-2	"	11:40	"	"			X	X														
		5-1	"	12:15	"	"			X	X														

PROJECT NAME: <u>Templeton</u> PROJECT NUMBER: <u>061-01-02</u> P.O. #					TOTAL NO. OF CONTAINERS HEAD SPACE REC'D GOOD CONDITION/COLD CONFORMS TO RECORD					RELINQUISHED BY 1. <u>Matthew Robinson</u> 1/11/93 (SIGNATURE) (TIME) (PRINTED NAME) (DATE) AEC (COMPANY)			RELINQUISHED BY 2. _____ 14:00 (SIGNATURE) (TIME) (PRINTED NAME) (DATE) (COMPANY)			RELINQUISHED BY 3. _____ 14:00 (SIGNATURE) (TIME) (PRINTED NAME) (DATE) (COMPANY)		
TAT STANDARD 5-DAY 10 day TAT 24 48 72 OTHER					SPECIAL INSTRUCTIONS/COMMENTS:					RECEIVED BY 1. _____ 14:00 (SIGNATURE) (TIME) (PRINTED NAME) (DATE) (COMPANY)			RECEIVED BY 2. _____ 14:00 (SIGNATURE) (TIME) (PRINTED NAME) (DATE) (COMPANY)			RECEIVED BY (LABORATORY) 3. <u>B. Marshall</u> 1-11-93 (SIGNATURE) (TIME) (PRINTED NAME) (DATE) (LAB)		