

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

April 6, 1995

Mr. Don Parker  
Marina Village  
1150 Marina Village Pkwy.  
Alameda, CA 94501

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

STID 3843

Re: Investigations in the Northwest Area of the Marina Village  
site, Alameda

Dear Mr. Parker,

Although the County is currently in the process of recommending the former underground storage tank sites, that contained one 1,500-gallon, one 2,400-gallon, and one 15,000-gallon, at 1301 Marina Village Parkway for case closure, there is an area that did not contain underground storage tanks (USTs) but did identify extensive contamination, labeled the "Northwest Area", that will not be considered for closure at this time.

Our records indicate that soil and ground water investigations were conducted in the "Northwest Area" between 1987 and 1989. During these investigations, free petroleum product and heavy soil staining was identified in test pits, and in 1989, up to 7,800 parts per billion (ppb) waste oil and 12,000 ppb diesel were identified in water samples collected from on-site wells. Since the 1989 investigations, it appears that no further investigations or corrective actions have been implemented at this site.

Further soil and ground water investigations are required at this site. If the monitoring wells installed at the site in 1989 still exist and are in good condition, these wells may be used as part of the required ground water investigations. Otherwise, you will be required to install permanent monitoring wells. Quarterly ground water monitoring, reporting, and corresponding elevation contour maps will be required. If it is shown, based on these quarterly ground water monitoring events, that free floating product still exists at the site, interim remedial actions will need to be implemented to remove the product. Furthermore, based on the quarterly sampling results, additional delineation, containment, or remediation measures may be required.

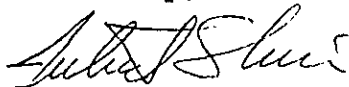
Mr. Don Parker  
Re: Northwest Area  
(Marina Village)  
April 6, 1995  
Page 2 of 2

A work plan addressing further investigations at the site must be submitted to this office **within 60 days** of the date of this letter. Additionally, since contaminants at this site do not appear to have resulted from petroleum USTs, this office cannot provide oversight for this case under the Local Oversight Program. This site will need to be transferred to the County's SLIC (Spills, Leaks, and other Investigations in the County) Program and **the case must be worked off of a deposit.**

Please submit a deposit of \$ 1,000.00 to cover any future oversight costs. The deposit refund mechanism is authorized in **Alameda County Ordinance Code Section 3-140.5.** Any unused portion of these funds will be returned to you at the completion of this project. The fee rate for the County is \$90.00 per hour.

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

Sincerely,



Juliet Shin  
Senior Hazardous Materials Specialist

cc: Elizabeth Nixon  
GEOMATRIX  
100 Pine St., 10th Flr.  
San Francisco, CA 94111

File

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

September 15, 1993

Kathy Luck  
Alameda Real Estate Investments  
1150 Marina Village Pkwy.  
Alameda, CA 94501

STID 3843

Re: Quarterly monitoring at 1150 Marina Village Pkwy., 1020  
Atlantic Avenue, and 1301 Marina Village Pkwy., Alameda,  
California

Dear Ms. Luck,

This office has received Geomatrix's third quarterly monitoring reports for the above sites. This office is requesting that elevation contour maps and sampling field notes (i.e., notes on pH, conductivity, depth to water, etc.) be included in future quarterly monitoring reports.

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

Sincerely,

A handwritten signature in cursive script, appearing to read "Juliet Shin".

Juliet Shin  
Hazardous Materials Specialist

cc: Elizabeth Nixon  
GEOMATRIX  
100 Pine St., 10th Floor  
San Francisco, CA 94111

Don Parker  
Marina Village  
1150 Marina Village Pkwy.  
Alameda, CA 94501

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

May 24, 1993

Kathy Luck  
Alameda Real Estate Investments  
1150 Marina Village Pkwy.  
Alameda, CA 94501

STID 3843

Re: The merging of underground storage tank sites at 1301  
Marina Village Pkwy. (formerly 900 Tynon St.) with 1150  
Marina Village Pkwy.

Dear Ms. Luck,

Per our conversation on May 24, 1993, the two above sites have been combined under the same STID# 3843, and the address 1150 Marina Village Pkwy. Formerly, the site at 1301 Marina Village Pkwy. had the STID# 3721. These two sites were combined for convenience sake since they both have the same owner/contact, Alameda Real Estate Investments. According to our conversation, you requested that I put your name down as the contact person for the site.

Attached is a revised copy of the Notice of Requirement to Reimburse. If you have any questions or comments, please contact me at (510) 271-4530.

Sincerely,

  
Juliet Shin  
Hazardous Materials Specialist

cc: Sandra Malos, SWRCB

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

April 29, 1993

Sandra Malos  
SWRCB  
Division of Clean Water Programs  
UST Program  
P.O. Box 944212  
Sacramento, CA 94244-2120

STID 3721

Re: Marina Village, 900 Tynon St., Alameda, California

Dear Ms. Malos,

I am writing to inform you that the STID for the above site has been incorporated into STID 3843, a related site located 1150 Marina Village, Alameda, for practical purposes. These sites are located in the same parkway and owned by the same Responsible Party.

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

Sincerely,

  
Juliet Shin  
Hazardous Materials Specialist

100 Pine Street, 10th Floor  
San Francisco, CA 94111  
(415) 434-9400 • FAX (415) 434-1365



13 May 1992  
Project No. 1736.10

92 MAY 13 1992

Ms. Juliet Shin  
Alameda County Department of Environmental Health  
Hazardous Materials Division  
80 Swan Way, Room 200  
Oakland, California 94621

Subject: Underground Storage Tank Removals  
1150 Marina Village Parkway  
Alameda, California

Dear Ms. Shin:


On behalf of Alameda Real Estate Investments (AREI), Geomatrix Consultants, Inc. is responding to your 24 April 1992 letter regarding removal of three underground storage tanks from the subject site.

Two underground storage tanks, 1,500-gallon and 2,400-gallon capacity, were discovered during excavation activities performed at the site in 1988. The tanks were removed under a permit issued by Alameda County Department of Environmental Health, and soil containing petroleum hydrocarbons in the vicinity of these tanks was excavated and removed from the site. We have enclosed a copy of a 5 October 1988 Levine-Fricke, Inc. report describing field activities and removal procedures for the two tanks. The report contains information regarding tank removal and disposal, soil sampling, and analytical results.

The third tank, reportedly 15,000-gallon capacity, was removed by others. We are in the process of reviewing AREI's files regarding the tank removal, and plan to summarize available information regarding the tank removal and soil sampling and analysis; we will submit this information to you as soon as we have completed our review. If you have any questions or require further information, please contact either of the undersigned.

Sincerely,

GEOMATRIX CONSULTANTS, INC.

  
Elizabeth A. Nixon  
Senior Project Engineer



Tom Graf, P.E.  
Vice President

1736kin.ltr

Enclosure  
**Geomatrix Consultants, Inc.**  
Engineers, Geologists, and Environmental Scientists

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH  
Hazardous Materials Division  
80 Swan Way, Rm. 200  
Oakland, CA 94621  
(510) 271-4320

April 24, 1992

Don Parker  
Marina Village  
1150 Marina Village Pkwy.  
Alameda, CA 94501

STID 3721

RE: Underground Storage Tank (UST) removals at 1150 Marina Village  
Parkway and the former 900 Tynon Street.

Dear Mr. Parker,

Per our conversation on April 24, 1992, I have faxed you a copy of the location of the two USTs that were removed from the site in 1988. I have also faxed you a copy of the former location of the 15,000-gallon UST that was removed from the site in 1989.

According to a report summary, dated February 13, 1989, Total Petroleum Hydrocarbons and Total Oil and Grease were detected from soil samples collected from the tank pit of the 15,000-gallon UST. This office has no information indicating that any additional investigations were conducted in response to this soil contamination. Additionally, this office has no information on the investigations conducted during the removal of the two USTs in 1988. Please submit copies of your files that discuss the investigations associated with the removal of your tanks and any investigations conducted subsequent to the tank removals.

If you have any questions or comments, please contact me at (510) 271-4320.

Sincerely,

Juliet Shin  
Hazardous Materials Specialist

DATE: 3-20-92  
TO : Local Oversight Program  
FROM: Kevin  
SUBJ: Transfer of Eligible Oversight Case

Site name: Vintage Properties  
Address: 1150 Marina Village city Alameda zip 94501  
Closure plan attached? Y N DepRef remaining \$ 650.05  
DepRef Project # 361 STID #(if any) 3843  
Number of Tanks: 1 removed?  Y N Date of removal 1-9-89  
Leak Report filed?  Y N Date of Discovery 1-9-89  
Samples received? Y  N Contamination: undefined  
Petroleum Y N Types: Avgas Jet leaded unleaded Diesel  
fuel oil waste oil kerosene solvents  
Monitoring wells on site unkn. Monitoring schedule? Y  N  
LUFT category 1 2 3 \* H S C A R W G O  
Briefly describe the following:  
Preliminary Assessment hole in tank  
Remedial Action unkn.  
Post Remedial Action Monitoring unkn.  
Enforcement Action None

8" hole in tank was observed during removal. Leak report on file. No lab. analysis. Frank from property management told me he would send in Lab. analysis  
3-20-92 Frank told me he will send me tank report.  
4/6/92 Don Parker Director Marina Village told me he will send me copy of Tank report.  
4-13-92 Received tank removal report. Excavated soil is still on site from report. Lab analysis and Tank disp. Manifest. in report.



DATE: 2/27/92

TO : Local Oversight Program

FROM: Ron Oweatz

SUBJ: Transfer of Eligible Oversight Case

Site name: Marina Village

Address: 900 Tynon St city Alameda zip 94501

Closure plan attached?  Y  N DepRef remaining \$ 282.00

DepRef Project # 216 STID #(if any) 3721

Number of Tanks: 2 removed?  Y  N Date of removal 7/29/88

Leak Report filed? Y   N Date of Discovery ?

Samples received?  Y  N Contamination: Soil + water

Petroleum  Y  N Types: Avgas Jet leaded unleaded Diesel  
fuel oil waste oil kerosene solvents

Monitoring wells on site  Monitoring schedule? Y  N

Briefly describe the following:

Preliminary Assessment NA

Remedial Action ?

Post Remedial Action Monitoring ?

Enforcement Action letter <sup>received</sup> 2/15/89 ~~and~~ proposes installation of 3 MW's

Comments: No ~~to~~ ULK form in file. Very high soil + groundwater contaminated noted from results of tank pull sampling. They need to submit work plan - also no indication of what happened to excavated soil

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

|  |   |  |  |   |   |
|--|---|--|--|---|---|
| EMERGENCY<br><input type="checkbox"/> YES <input checked="" type="checkbox"/> NO |   | HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED?<br><input type="checkbox"/> YES <input checked="" type="checkbox"/> NO |  | FOR LOCAL AGENCY USE ONLY<br>I HEREBY CERTIFY THAT I AM A DESIGNATED GOVERNMENT EMPLOYEE AND THAT I HAVE REPORTED THIS INFORMATION TO LOCAL OFFICIALS PURSUANT TO SECTION 25180.7 OF THE HEALTH AND SAFETY CODE<br>SIGNED: <i>Katherine Chouck</i> DATE: <i>5/20/91</i> |   |
| REPORT DATE<br>0 M 8 D 09 Y 8 V 9 Y  |   | CASE #   |  |   |   |
| REPORTED BY  | NAME OF INDIVIDUAL FILING REPORT<br>Thomas E. Graf  |  | PHONE<br>(415) 652-4500  |   | SIGNATURE<br><i>Tom Graf</i>  |
|  | REPRESENTING<br><input type="checkbox"/> LOCAL AGENCY <input checked="" type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> OTHER   |  | COMPANY OR AGENCY NAME<br>Levine-Fricke, Inc.  |   |   |
|  | ADDRESS<br>1900 Powell St., 12th Floor, Emeryville, CA 94608  |  |  |   |   |
| RESPONSIBLE PARTY  | NAME<br>A.R.E.I. <input type="checkbox"/> UNKNOWN   |  | CONTACT PERSON<br>Steve Getty  |   | PHONE<br>(415) 521-9555   |
|  | ADDRESS<br>1150 Marina Village Parkway, Alameda CA 94501  |  |  |   |   |
| SITE LOCATION  | FACILITY NAME (IF APPLICABLE)<br>A.R.E.I.   |  | OPERATOR   |   | PHONE<br>( )  |
|  | ADDRESS<br>1150 Marina Village Parkway, Alameda CA 94501  |  |  |   |   |
|  | CROSS STREET  |  | TYPE OF AREA<br><input checked="" type="checkbox"/> COMMERCIAL <input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> RURAL<br><input type="checkbox"/> RESIDENTIAL <input type="checkbox"/> OTHER   |   | TYPE OF BUSINESS<br><input type="checkbox"/> RETAIL FUEL STATION <input checked="" type="checkbox"/> FARM <input checked="" type="checkbox"/> OTHER |
| IMPLEMENTING AGENCIES  | LOCAL AGENCY    AGENCY NAME<br>Alameda County Health Care Services  |  | CONTACT PERSON<br>Rafat Shahid   |   | PHONE<br>( )  |
|  | REGIONAL BOARD    PHONE<br>( )  |  |  |   |   |
| SUBSTANCES INVOLVED  | (1) NAME<br>Diesel  |  | QUANTITY LOST (GALLONS)<br><input checked="" type="checkbox"/> UNKNOWN   |   |   |
|  | (2) <input type="checkbox"/> UNKNOWN  |  |  |   |   |
| DISCOVERY/ABATEMENT  | DATE DISCOVERED<br>0 M 1 D 09 Y 8 V 9 Y   |  | HOW DISCOVERED<br><input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS<br><input type="checkbox"/> TANK TEST <input checked="" type="checkbox"/> TANK REMOVAL <input type="checkbox"/> OTHER   |   |   |
|  | DATE DISCHARGE BEGAN<br><input checked="" type="checkbox"/> UNKNOWN   |  | METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY)<br><input checked="" type="checkbox"/> REMOVE CONTENTS <input type="checkbox"/> REPLACE TANK <input type="checkbox"/> CLOSE TANK<br><input type="checkbox"/> REPAIR TANK <input type="checkbox"/> REPAIR PIPING <input type="checkbox"/> CHANGE PROCEDURE<br><input type="checkbox"/> OTHER |   |   |
|  | HAS DISCHARGE BEEN STOPPED?<br><input checked="" type="checkbox"/> YES <input type="checkbox"/> NO    IF YES, DATE  |  |  |   |   |
| SOURCE/CAUSE   | SOURCE OF DISCHARGE<br><input checked="" type="checkbox"/> TANK LEAK <input type="checkbox"/> UNKNOWN<br><input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER  |  | TANKS ONLY/CAPACITY<br>15,000 GAL.<br>AGE _____ YRS<br><input checked="" type="checkbox"/> UNKNOWN   |   | MATERIAL<br><input type="checkbox"/> FIBERGLASS <input checked="" type="checkbox"/> STEEL <input type="checkbox"/> OTHER                            |
|  | CAUSE(S)<br><input type="checkbox"/> OVERFILL <input type="checkbox"/> RUPTURE/FAILURE<br><input checked="" type="checkbox"/> CORROSION <input type="checkbox"/> UNKNOWN<br><input type="checkbox"/> SPILL <input type="checkbox"/> OTHER   |  |  |   |   |
| CASE TYPE  | CHECK ONE ONLY<br><input checked="" type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)  |  |  |   |   |
| CURRENT STATUS   | CHECK ONE ONLY<br><input checked="" type="checkbox"/> SITE INVESTIGATION IN PROGRESS (DEFINING EXTENT OF PROBLEM) <input type="checkbox"/> CLEANUP IN PROGRESS <input type="checkbox"/> SIGNED OFF (CLEANUP COMPLETED OR UNNECESSARY)<br><input type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> POST CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> NO FUNDS AVAILABLE TO PROCEED <input type="checkbox"/> EVALUATING CLEANUP ALTERNATIVES  |  |  |   |   |
| REMEDIAL ACTION  | CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS)<br><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)<br><input type="checkbox"/> CONTAINMENT BARRIER (CB) <input checked="" type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> REPLACE SUPPLY (RS)<br><input type="checkbox"/> TREATMENT AT HOOKUP (HU) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> OTHER (OT) |  |  |   |   |
| COMMENTS   | _____   |  |  |   |   |



10/23/89

ALAMEDA COUNTY  
DEPT. OF ENVIRONMENTAL HEALTH  
HAZARDOUS MATERIALS

October 19, 1989

Department of Environmental Health  
Hazardous Materials Program  
80 Swan Way, Room 200  
Oakland, CA 94621

Attention: Katherine Chesick

Reference: Marina Village  
Notice of Violation dated September 27, 1989

Dear Ms. Chesick:

Confirming our telephone conversation of October 11, 1989, the Alameda County Hazardous Materials Division has located the Levine-Fricke, August 28, 1989, response to the August 11, 1989 letter that we received from Rafat A. Shahid of the Hazardous Materials Division. I understand that it is not necessary for us to respond to the Hazardous Materials Division's September 27, 1989 Notice of Violation and that we are to disregard that letter.

Should you require any additional information, please do not hesitate to contact Steve Getty or me.

Sincerely,

ALAMEDA REAL ESTATE INVESTMENTS  
By: Vintage Properties - Alameda Commercial

By: Lisa Saugar  
Project Administrator

LS

cc: Rafat A. Shahid, Chief, Hazardous Materials Division  
Steve Getty, AREI

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



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

Certified Mailer #: P 062 128 090

September 27, 1989

Mr. Steve Getty, Manager  
Vintage Properties  
1150 Marina Village Parkway  
Suite 100  
Alameda, California 94501

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

Subject: Initial Subsurface Investigation of the Underground  
Storage Tank Leak at 1150 Marina Village Parkway in  
Alameda, California

Dear Mr. Getty:

On August 11, 1989 we issued a letter requesting tank removal and  
contamination documentation be submitted to our office within 20  
days of the date of the letter. In addition, we required a  
workplan be submitted within 45 days of the date of the same  
letter. To date, we have not received any of this information.

Therefore you must submit the following within 30 days of the  
date of this letter.

Documentation, which includes the following items:

- 1) Copies of analytical results for all soil and ground water  
samples collected as part of the tank removal and associated  
remediation;
- 2) Copies of chain of custody records for the above samples;
- 3) Copies of the TSDF to Generator manifests for the following:
  - a) the underground tank;
  - b) the sludge and liquid pumped from the tank (field  
estimated at 2,000 gallons);
  - c) the excavated soil; and
  - d) the water and free product pumped from the excavation.
- 4) A completed "Underground Storage Tank Unauthorized Release  
(Leak)/Contamination Site Report" form. A blank copy of this

form is enclosed for your convenience. Please send the entire completed form to our office.

A Work Plan which, at a minimum, addresses the following items and presents a timetable for their completion:

**1. Site history.**

- A. This shall include historic site use and ownership information, a description of the types and locations of any hazardous materials used on site, and a description of any known hazardous materials spills, leaks or accidents.
- B. For each existing and former underground tank on site, include the following information:
  - a) the date of tank installation
  - b) the tank capacity and construction material
  - c) the types of materials stored in the tank
  - d) the dates the tank was used
  - e) a discussion of tank inventory reconciliation/monitoring methods and results
  - f) tank testing dates and results
  - g) estimate of quantity of product lost, if applicable
  - h) the date of tank removal
  - i) the tank condition at the time of removal
  - j) observations made at the time of tank removal (e.g. the tank depth, a log of the stratigraphic units encountered within the excavation, ground water depth, descriptions and locations of stained or odor-bearing soil, descriptions of any free product or sheen observed on ground water, etc.).
  - k) a map showing the locations of soil and ground water samples collected during tank removal, along with chain of custody records and laboratory data sheets.
  - l) descriptions of any remedial measures conducted at the time of tank removal
  - m) copies of the TSDF to Generator manifests for all hazardous wastes removed - including liquids, residual sludges, and the tank itself
  - n) any other observations

**2. Site Description.**

This shall incorporate the following information:

- A. A map which shows streets, site buildings, underground tank locations, tank islands and pipings, subsurface

conduits and utilities, on-site and nearby wells, and nearby streams or water bodies.

- B. A description of the hydrogeologic setting of the site and surrounding area. Include a description of any subsurface work previously done at the site or on adjacent sites.

**3. Determination of the vertical and lateral extent of soil contamination.**

The extent of soil contamination has not been investigated; please describe the method by which the contaminated soil extent will be determined.

- A. If soil samples are to be collected for contamination delineation, consult the SFRWQCB guidelines and the LUFT manual for soil sampling protocols. During drilling of all boreholes and monitoring wells, undisturbed soil samples are to be collected at a minimum of every five feet in the unsaturated zone and at any changes in lithology for logging and analytical purposes. Borings and wells are to be permitted through Alameda County Flood Control and Water Conservation District, Zone 7. Borings and wells shall be logged from undisturbed soil samples. Logs shall include observed soil odors.
- B. Soil samples must be analyzed by a California State Certified Laboratory for the appropriate constituents (see Attachment 1, Table 2, 2 June 1988 SFRWQCB document).

**4. Assessment of Ground Water Quality.**

Since it is evident that ground water has been affected, water quality must be characterized.

- A. A minimum of three monitoring wells must be installed to determine the ground water gradient. One monitoring well must be installed within 10 feet of the tank in the down-gradient direction. If the verified down-gradient location has been established, then complete gradient data must be submitted and only one monitoring well must be installed; this well must be within 10 feet of the tank in the down-gradient direction.
- B. Monitoring wells shall be designed and constructed to be consistent with the SFRWQCB guidelines and to permit entrance of any free product into the wells. Filter pack and slot sizes for all wells should be based on particle analysis (ASTM D-422) from each stratigraphic unit in at least one boring on the site and on the types of ground

water contaminant present. Wells shall be surveyed to mean sea level (MSL) to an established benchmark to 0.01 foot.

- C. Free product thicknesses and water levels must be measured and wells must be sampled.

Measure free product thicknesses and water levels in all wells weekly for the first month following well installation and then as part of every sampling event. During sampling events, free product thickness and water level measurements must be made in all wells before any purging or sampling activities are begun. Free product measurements must be made with an optical probe or other device which has been shown to be of equivalent accuracy. A ground water gradient map shall be developed for every water level data set. If the gradient fluctuates, water level measurements must continue to be made monthly until a gradient pattern is established.

For the first three months following well installation, monitoring wells shall be sampled monthly for dissolved constituents. After three consecutive months of sampling, sampling may be conducted as needed for remediation purposes but must be done at least quarterly for all monitoring wells.

- D. Ground water samples are to be analyzed by a California State Certified Laboratory for the appropriate constituents (see Attachment 1).
- E. Ground water levels and quality must be monitored for a minimum of one year, even if no contamination is identified.

**5. Interpretation of hydrogeologic data.**

- A. Water level contour maps showing ground water gradient direction, and free and dissolved product plume definition maps of each contaminant constituent should be prepared routinely and submitted with other sampling results. Fluctuations in ground water levels due to tidal action should also be documented.

**6. Sampling and remediation or disposal of any stockpiled fill and soil.**

Stockpiled soil must be sampled and disposed of.

The number of samples collected from the stockpile(s) must be adequate to characterize the soil for the soil handling method.

## 7. Reporting.

- A. Monthly reports must be submitted for the next three months with the first report due December 28, 1989. These reports should include, at a minimum, results of water level and water quality sampling, gradient determination and gradient maps, and contamination plume maps.
- B. Quarterly reports must be submitted beginning February 28, 1990. These reports should describe the status of the investigation and should include the following:
  - \* Details and results of all work performed during the quarter (e.g. records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory-originated analytical results for all samples collected, tabulations of soil and ground water contaminant concentrations, tabulations of free product thicknesses, etc.)
  - \* Status of soil contamination characterization
  - \* Status of ground water contamination characterization
  - \* Interpretation of the results (e.g. water level contour maps showing ground water gradient direction, free and dissolved product plume definition maps of each constituent, tidal effects, etc.)
  - \* Any recommendations or plans for additional investigative work or remediation
  - \* Copies of TSDF to Generator manifests for any hazardous wastes hauled off site
- C. All reports and proposals must be signed by a California-Certified Engineering Geologist, California-Registered Geologist or a California-Registered Civil Engineer (see page 2, 2 June 1988 SFRWQCB document). A statement of qualifications for each lead professional should be included in all workplans and reports.
- D. Each technical report should be submitted with a cover letter from Vintage Properties and received in this office by the established due date. The letter must be signed by a principal executive officer or by an authorized representative of that person.



Page 6 of 6  
Mr. Steve Getty  
Vintage Properties  
September 27, 1989

**8. Site Safety Plan.**

All proposals, reports and analytical results pertaining to this investigation and remediation must be sent to our office and to:

Lester Feldman  
Regional Water Quality Control Board, San Francisco Bay Region  
1111 Jackson Street  
Oakland, California 94607  
(415) 464-1255

You should be aware that this Division is working in conjunction with the SFRWQCB and that this is a formal request for technical reports pursuant to California Water Code Section 13267 (b). Failure to respond or a late response will result in referral of this case to the SFRWQCB for enforcement and may subject Vintage Properties to civil liabilities imposed by the SFRWQCB to a maximum amount of \$1,000 per day. Any extensions of agreed-upon time deadlines must be confirmed in writing by either this Division or the SFRWQCB.

To cover our costs for remediation review, please submit a check, payable to Alameda County, for \$600.

Should you have any questions concerning this letter, please contact Katherine Chesick at (415) 271-4320.

Sincerely,



Rafat A. Shahid, Chief,  
Hazardous Materials Division

RAS:kac

attachments

cc: Bruce Nyberg, Safety Specialists, Inc.  
Lester Feldman, Regional Water Quality Control Board,  
San Francisco Bay Region  
Howard Hatayama, State Department of Health Services  
Gil Jensen, Alameda County District Attorney, Consumer and  
Environmental Protection Division  
Katherine Chesick, Alameda County Hazardous Materials Division  
Files

P 062 128 090

RECEIPT FOR CERTIFIED MAIL

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

PS Form 3800 (Rev. 7-15)

Sent to **Mr. Steve Getty**

Street and No

P.O. State and ZIP Code

Postage

Postage Fee

Delivery Fee

Postmark or Date

KC

**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.

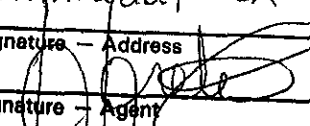
1.  Show to whom delivered, date, and addressee's address. (Extra charge)      2.  Restricted Delivery (Extra charge)

3. Article Addressed to:  
Mr. Steve Getty  
Vintage Properties  
1150 Marina Village Pkwy  
St. 100  
Alameda, CA 94501

4. Article Number  
P 062 128 090

Type of Service:  
 Registered       Insured  
 Certified       COD  
 Express Mail       Return Receipt for Merchandise

Always obtain signature of addressee or agent and DATE DELIVERED.

5. Signature - Address  
X 

6. Signature - Agent  
X

7. Date of Delivery  
9-29-89

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

DATE: SEPTEMBER 20, 1989

FIRE CHIEF BOB LA GRONE

LT. STEVE MC KINLEY  
FIRE PREVENTION

SUBJECT: REMOVAL OF UNDERGROUND TANKS AT MARINA VILLAGE

OUR RECORDS SHOW THAT AS OF THIS DATE SEVEN UNDERGROUND TANKS HAVE BEEN REMOVED FROM THE MARINA VILLAGE SITE. THE TANKS WERE REMOVED WITH A PERMIT FROM THE CITY OF ALAMEDA AND ALAMEDA COUNTY ENVIRONMENTAL HEALTH DEPT. THE REMOVAL COMPLIED WITH ALL LOCAL AND STATE CODES. THE FOLLOWING IS A LIST OF DATES, SIZES AND LOCATIONS, OF THE TANK REMOVALS.

| SITE                                  | TANK SIZE  | DATE OF REMOVAL | MANIFEST NO. | CONTENTS |
|---------------------------------------|------------|-----------------|--------------|----------|
| RESIDENTIAL PHASE 3                   | 1500 GAL   | JULY 26, 89     | 98009        | OIL      |
|                                       | 2000 GAL   | JULY 26, 89     | 98009        | OIL      |
| SHIPWAY SITE                          | 10,000 GAL | JAN. 9, 89      | 31482        | DIESEL   |
| RIGGING INTERNATIONAL BUILDING        | 5000 GAL   | MARCH 2, 88     | 34830        | GAS      |
|                                       | 1000 GAL   | MARCH 2, 88     | 34830        | DIESEL   |
| OFFICE BUILDING<br>SITE 3 AND 4 STORY | 1500 GAL   | JULY 26, 88     | 98009        | OIL      |
|                                       | 2000 GAL   | JULY 26, 88     | 98009        | OIL      |

AS OF THIS DATE NO OTHER PROBLEMS INVOLVING HAZARDOUS WASTE HAVE OCCURRED AT MARINA VILLAGE.

UNDERGROUND TANK REMOVAL  
2900 MAIN ST  
ALAMEDA GATEWAY

TANKS REMOVED  
4 TANKS 1 - 7000 GAL GAS  
1 - 1100 GAL FUEL OIL  
2 - 600 GAL FUEL OIL

EXCAVATION BY ZACCOR CORP: 363-2181

SAMPLES TAKEN BY MITTELHAUSER CORP. TIM CARLSON 743-0335

MOBLE LAB MOBLE CHEM LABS INC. GARY JAEGER 945-1266

TRANSPORTER OF TANKS ERICKSON INC, RICHMAND

MANIFEST NO. 89921484

ALAMEDA COUNTY WAS ON SITE KATHERINE CHESICK

LT. STEVEN MC KINLEY

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



DEPARTMENT OF ENVIRONMENTAL HEALTH  
Hazardous Materials Program  
90 Swan Way, Rm. 200  
Oakland, CA 94621  
(415) 271-4320

Certified Mailer #: P 062 128 044

August 11, 1989

Mr. Steve Getty, Manager  
Vintage Properties  
1150 Marina Village Parkway  
Suite 100  
Alameda, California 94501

Subject: Initial Subsurface Investigation of the Underground  
Storage Tank Leak at 1150 Marina Village Parkway in  
Alameda, California

Dear Mr. Getty:

On January 9, 1989, Ms. Katherine Chesick, Hazardous Materials Specialist, witnessed the removal of a 10,000-gallon steel underground storage tank from 1150 Marine Village Parkway in Alameda. The tank was corroded and had holes up to 8 inches long and 1 inch wide. While the tank was reportedly used only to store gasoline, the soil and ground water visible in the tank excavation was contaminated with what appeared to be fuel oil with fuel oil floating on the ground water surface. Because of this, soil and ground water samples collected from the excavation were to be analyzed for total petroleum hydrocarbons (TPH) gasoline and diesel (fuel oil) and benzene, toluene, xylene and ethylbenzene. Remedial actions done at the time of tank removal consisted of soil excavation and "vacuuming" of the surface water in the pit to remove floating oil.

To complete our paperwork on the tank removal, please submit the following items within 20 days of the date of this letter:

- 1) Copies of analytical results for all soil and ground water samples collected as part of the tank removal and associated remediation;
- 2) Copies of chain of custody records for the above samples;
- 3) Copies of the TSDF to Generator manifests for the following:
  - a) the underground tank;
  - b) the sludge and liquid pumped from the tank (field estimated at 2,000 gallons);
  - c) the excavated soil; and
  - d) the water and free product pumped from the excavation.

Page 2 of 7  
Mr. Steve Getty  
Vintage Properties  
August 11, 1989

- 4) A completed "Underground Storage Tank Unauthorized Release (Leak)/Contamination Site Report" form. A blank copy of this form is enclosed for your convenience. Please send the entire completed form to our office.

In addition, to assess the extent of the soil and ground water contamination observed during tank removal, we require that you submit a work plan which, at a minimum, addresses the items listed below and presents a timetable for their completion. Please submit this work plan within 45 days of the date of this letter.

Our office will be the lead agency overseeing the investigation of this site. The San Francisco Bay Regional Water Quality Control Board (SFRWQCB) is currently unable to oversee the large number of underground tank cases within Alameda County and has delegated the handling of this case to our Division. We will be in contact with the SFRWQCB in order to provide you with guidance concerning the SFRWQCB's investigation requirements.

All work must be performed according to the following SFRWQCB documents:

- \* Regional Board Staff Recommendations for Initial Evaluation and Investigation of Underground Tanks, 2 June 1988 (2 June 1988 SFRWQCB document); and
- \* Guidelines for Addressing Fuel Leaks, September 1985 (September 1985 SFRWQCB document).

Copies of these documents can be obtained by calling the SFRWQCB data management group at 464-1269. Please note the 2 June 1988 SFRWQCB document supercedes the September 1985 SFRWQCB document where the two documents differ.

Items to Address:

1. Site history.

- A. This shall include historic site use and ownership information, a description of the types and locations of any hazardous materials used on site, and a description of any known hazardous materials spills, leaks or accidents.
- B. For each existing and former underground tank on site, include the following information:
  - a) the date of tank installation

- b) the tank capacity and construction material
- c) the types of materials stored in the tank
- d) the dates the tank was used
- e) a discussion of tank inventory reconciliation/monitoring methods and results
- f) tank testing dates and results
- g) estimate of quantity of product lost, if applicable
- h) the date of tank removal
- i) the tank condition at the time of removal
- j) observations made at the time of tank removal (e.g. the tank depth, a log of the stratigraphic units encountered within the excavation, ground water depth, descriptions and locations of stained or odor-bearing soil, descriptions of any free product or sheen observed on ground water, etc.).
- k) a map showing the locations of soil and ground water samples collected during tank removal, along with chain of custody records and laboratory data sheets.
- l) descriptions of any remedial measures conducted at the time of tank removal
- m) copies of the TSDF to Generator manifests for all hazardous wastes removed - including liquids, residual sludges, and the tank itself
- n) any other observations

## **2. Site Description.**

This shall incorporate the following information:

- A. A map which shows streets, site buildings, underground tank locations, tank islands and pipings, subsurface conduits and utilities, on-site and nearby wells, and nearby streams or water bodies.
- B. A description of the hydrogeologic setting of the site and surrounding area. Include a description of any subsurface work previously done at the site or on adjacent sites.

## **3. Determination of the vertical and lateral extent of soil contamination.**

The extent of soil contamination has not been investigated; please describe the method by which the contaminated soil extent will be determined.

- A. If soil samples are to be collected for contamination delineation, consult the September 1985 SFRWQCB document and the LUFT manual for soil sampling protocols. During

drilling of all boreholes and monitoring wells, undisturbed soil samples are to be collected at a minimum of every five feet in the unsaturated zone and at any changes in lithology for logging and analytical purposes. Borings and wells are to be permitted through Alameda County Flood Control and Water Conservation District, Zone 7. Borings and wells shall be logged from undisturbed soil samples. Logs shall include observed soil odors.

- B. Soil samples must be analyzed by a California State Certified Laboratory for the appropriate constituents (see Attachment 1, Table 2, 2 June 1988 SFRWQCB document).

#### 4. Assessment of Ground Water Quality.

Since it is evident that ground water has been affected, water quality must be characterized.

- A. A minimum of three monitoring wells must be installed to determine the ground water gradient. One monitoring well must be installed within 10 feet of the tank in the down-gradient direction. If the verified down-gradient location has been established, then complete gradient data must be submitted and only one monitoring well must be installed; this well must be within 10 feet of the tank in the down-gradient direction.
- B. Monitoring wells shall be designed and constructed to be consistent with the September 1985 SFRWQCB document and to permit entrance of any free product into the wells. Filter pack and slot sizes for all wells should be based on particle analysis (ASTM D-422) from each stratigraphic unit in at least one boring on the site and on the types of ground water contaminant present. Wells shall be surveyed to mean sea level (MSL) to an established benchmark to 0.01 foot.
- C. Free product thicknesses and water levels must be measured and wells must be sampled.

Measure free product thicknesses and water levels in all wells weekly for the first month following well installation and then as part of every sampling event. During sampling events, free product thickness and water level measurements must be made in all wells before any purging or sampling activities are begun. Free product measurements must be made with an optical probe or other device which has been shown to be of



equivalent accuracy. A ground water gradient map shall be developed for every water level data set. If the gradient fluctuates, water level measurements must continue to be made monthly until a gradient pattern is established.

For the first three months following well installation, monitoring wells shall be sampled monthly for dissolved constituents. After three consecutive months of sampling, sampling may be conducted as needed for remediation purposes but must be done at least quarterly for all monitoring wells.

- D. Ground water samples are to be analyzed by a California State Certified Laboratory for the appropriate constituents (see Attachment 1).
- E. Ground water levels and quality must be monitored for a minimum of one year, even if no contamination is identified.

#### **5. Interpretation of hydrogeologic data.**

- A. Water level contour maps showing ground water gradient direction, and free and dissolved product plume definition maps of each contaminant constituent should be prepared routinely and submitted with other sampling results. Fluctuations in ground water levels due to tidal action should also be documented.

#### **6. Sampling and remediation or disposal of any stockpiled fill and soil.**

Any stockpiled soil must be sampled and either disposed of or remediated.

The number of samples collected from the stockpile(s) must be adequate to characterize the soil for the soil handling method. Please note that any soil placed back into the excavation must have total petroleum hydrocarbon levels below 100 ppm.

#### **7. Reporting.**

- A. Monthly reports must be submitted for the next three months with the first report due November 11, 1989. These reports should include, at a minimum, results of water level and water quality sampling, gradient determination and gradient maps, and contamination plume maps.

Page 6 of 7  
Mr. Steve Getty  
Vintage Properties  
August 11, 1989

- B. Quarterly reports must be submitted beginning January 11, 1990. These reports should describe the status of the investigation and should include the following:
- \* Details and results of all work performed during the quarter (e.g. records of field observations and data, boring and well construction logs, water level data, chain-of-custody forms, laboratory-originated analytical results for all samples collected, tabulations of soil and ground water contaminant concentrations, tabulations of free product thicknesses, etc.)
  - \* Status of soil contamination characterization
  - \* Status of ground water contamination characterization
  - \* Interpretation of the results (e.g. water level contour maps showing ground water gradient direction, free and dissolved product plume definition maps of each constituent, tidal effects, etc.)
  - \* Any recommendations or plans for additional investigative work or remediation
  - \* Copies of TSDF to Generator manifests for any hazardous wastes hauled off site
- C. All reports and proposals must be signed by a California-Certified Engineering Geologist, California-Registered Geologist or a California-Registered Civil Engineer (see page 2, 2 June 1988 SFRWQCB document). A statement of qualifications for each lead professional should be included in all workplans and reports.
- D. Each technical report should be submitted with a cover letter from Vintage Properties and received in this office by the established due date. The letter must be signed by a principal executive officer or by an authorized representative of that person.

#### 8. Site Safety Plan.

All proposals, reports and analytical results pertaining to this investigation and remediation must be sent to our office and to:

Lester Feldman  
Regional Water Quality Control Board, San Francisco Bay Region  
1111 Jackson Street  
Oakland, California 94607  
(415) 464-1255


Page 7 of 7  
Mr. Steve Getty  
Vintage Properties  
August 11, 1989

You should be aware that this Division is working in conjunction with the SFRWQCB and that this is a formal request for technical reports pursuant to California Water Code Section 13267 (b). Failure to respond or a late response will result in referral of this case to the SFRWQCB for enforcement and may subject Vintage Properties to civil liabilities imposed by the SFRWQCB to a maximum amount of \$1,000 per day. Any extensions of agreed-upon time deadlines must be confirmed in writing by either this Division or the SFRWQCB.

To cover our costs for remediation review, please submit a check, payable to Alameda County, for \$600.

Should you have any questions concerning this letter, please contact Katherine Chesick at (415) 271-4320.

Sincerely,

  
for Rafat A. Shahid, Chief,  
Hazardous Materials Division

RAS:kac

attachments

cc: Bruce Nyberg, Safety Specialists, Inc.  
Lester Feldman, Regional Water Quality Control Board,  
San Francisco Bay Region  
Howard Hatayama, State Department of Health Services  
Gil Jensen, Alameda County District Attorney, Consumer and  
Environmental Protection Division  
Katherine Chesick, Alameda County Hazardous Materials Division  
Files

P 062 128 044

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL

(See Reverse)

Sent to Mr. Steve Getty  
Street and No \_\_\_\_\_  
P.O., State and ZIP Code \_\_\_\_\_  
Postage \_\_\_\_\_ \$ \_\_\_\_\_  
Certified Fee \_\_\_\_\_  
Money Order Fee \_\_\_\_\_  
Postmark or Date \_\_\_\_\_

PS Form 3800, Mar. 1988

**REC**

**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. (Extra charge)      2.  Restricted Delivery (Extra charge)

|  |  |
|--|--|
| 3. Article Addressed to:<br><u>Mr. Steve Getty</u><br><u>Vintage Properties</u><br><u>1150 Marina Village Pkwy</u><br><u>Suite 100</u><br><u>Alameda, CA 94501</u> | 4. Article Number<br><u>P 062 128 044</u><br>Type of Service:<br><input type="checkbox"/> Registered <input type="checkbox"/> Insured<br><input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD<br><input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise |
| 5. Signature - Address<br><u>X</u> <u>[Signature]</u>  | 8. Addressee's Address (ONLY if requested and fee paid)  |
| 6. Signature - Agent<br><u>X</u>   |  |
| 7. Date of Delivery<br><u>8-17-89</u>  |  |

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: 12034  
StID : 3843  
SITE NAME: Vintage Properties      DATE REPORTED : 01/09/89  
ADDRESS : 1150 Marina Village Pk      DATE CONFIRMED:  
CITY/ZIP : Alameda 94501      MULTIPLE RPs : n

SITE STATUS  
-----

|                           |                                |                 |
|---------------------------|--------------------------------|-----------------|
| CASE TYPE:                | CONTRACT STATUS:               | EMERGENCY RESP: |
| RP SEARCH:                |                                | DATE COMPLETED: |
| PRELIMINARY ASMNT:        | DATE UNDERWAY:                 | 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:  | DATE ENFORCEMENT ACTION TAKEN: |                 |
| LUFT FIELD MANUAL CONSID: |                                |                 |
| CASE CLOSED:              | DATE CASE CLOSED:              |                 |
| DATE EXCAVATION STARTED : | REMEDIAL ACTIONS TAKEN:        |                 |

RESPONSIBLE PARTY INFORMATION  
-----

RP#1-CONTACT NAME: Don Parker  
COMPANY NAME: Vintage Properties  
ADDRESS: 1150 Marina Village Pkwy  
CITY/STATE: Alameda, C A 94501

---

ACCEPTED

DEPARTMENT OF ENVIRONMENTAL HEALTH  
470 - 27th Street, Third Floor  
Oakland, Ca 94612  
Telephone (415) 874-7237

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

Project # U528761  
Fee Paid \$300.00  
Date 11/28/88

These plans have been reviewed and found to be acceptable and are hereby approved for construction. The Department and its staff will continue to monitor the site and local area for any signs of contamination. A copy of these plans is being provided to the City and State for their records. The contractor is responsible for obtaining all necessary permits and for complying with all applicable laws and regulations.

Removal of Tank and Piping  
Sampling  
Final Inspection

Removal of Tank and Piping  
Sampling  
Final Inspection

12/12/88  
F. Church

THERE IS A FINANCIAL PENALTY FOR NOT OBTAINING THESE INSPECTIONS.

UNDERGROUND TANK CLOSURE/MODIFICATION PLANS

- Business Name Vintage Properties Frank Egan X139  
Business Owner Vintage Properties
- Site Address 1150 Marina Villages Parkway suite 100  
City Alameda Ca Zip 94801 Phone 415-521-9555
- Mailing Address Same as above  
City \_\_\_\_\_ Zip \_\_\_\_\_ Phone \_\_\_\_\_
- Land Owner Same as above  
Address \_\_\_\_\_ City, State \_\_\_\_\_ Zip \_\_\_\_\_
- EPA I.D. No. \_\_\_\_\_
- Contractor Jack Excavators  
Address 230 Mt. Hermon Rd #206  
City South Valley Ca Zip 95066 Phone 408-438-1622  
License Type A ID# 423 95B
- Other (Specify) \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ Phone \_\_\_\_\_

8. Contact Person for Investigation

Name Steve Getty Title Manager  
Phone <sup>510</sup> 415-571-9555

9. Total No. of Tanks at facility 1

10. Have permit applications for all tanks been submitted to this office? Yes [~~✓~~] No [X]

11. State Registered Hazardous Waste Transporters/Facilities

a) Product/Waste Tranporter

Name H&H Ship Service EPA I.D. No. CA0004771168  
Address 220 China Basin  
City San Francisco State Ca. Zip \_\_\_\_\_

b) Rinsate Transporter

Name NA EPA I.D. No. \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

c) Tank Transporter

Name H&H Ship Service EPA I.D. No. CA-0004771168  
Address Same as above  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

d) Contaminated Soil Transporter

Name NA EPA I.D. No. \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

12. Sample Collector

Name Safety Specialists  
Company \_\_\_\_\_  
Address P.O. Box 4420  
City Santa Clara State Ca. Zip 95054 Phone 408-988-1111

13. Sampling Information for each tank or area

| Tank or Area           |   | Material sampled | Location & Depth   |
|------------------------|---|------------------|--|
| Capacity<br><br>10,000 | Historic Contents<br>(past 5 years)<br><br>yes<br><br>(Mr. Gelly not aware that tank contained anything other than gasoline.) |                  | Collect one soil sample beneath each end of tank from a depth no greater than 2 ft below tank bottom<br><br>Collect one soil sample for every 20 feet of piping from a depth no greater than 2 ft below piping |

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

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

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

If yes, describe. we will put 30¢ per 1000 gal of Dry Ice in the tank  
 (Any product in piping must be flushed into tank before tank purged out & inerted)

OK

16. Laboratories

Name Finnans Fund Sequoia Lab  
 Address 3700 Lakeville Avenue  
 City Petaluma State Ca Zip 94952  
 State Certification No. 109  
 800-334-2522



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                       |
|---------------------------------|---|--|
| <del>Gasoline</del><br>Gasoline | <del>3580 3580</del><br>5030                        | <del>VTX 8020</del><br>ECFID (DHS method, modified 8015) |
| BTXE                            |   | 8020   |
| Diesel                          |   |  |
| Fuel Oil                        | 8240  |  |

18. Site Safety Plan submitted? Yes  No

19. Workman's Compensation: Yes  No

Copy of Certificate enclosed? Yes  No

Name of Insurer \_\_\_\_\_

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)

Robert Smith

Signature

Robert Smith

Date

Nov 28 1988

Signature of Site Owner or Operator

Name (please type)

Steve Getty

Signature

Steve Getty

Date

Nov 28, 1988

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.

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

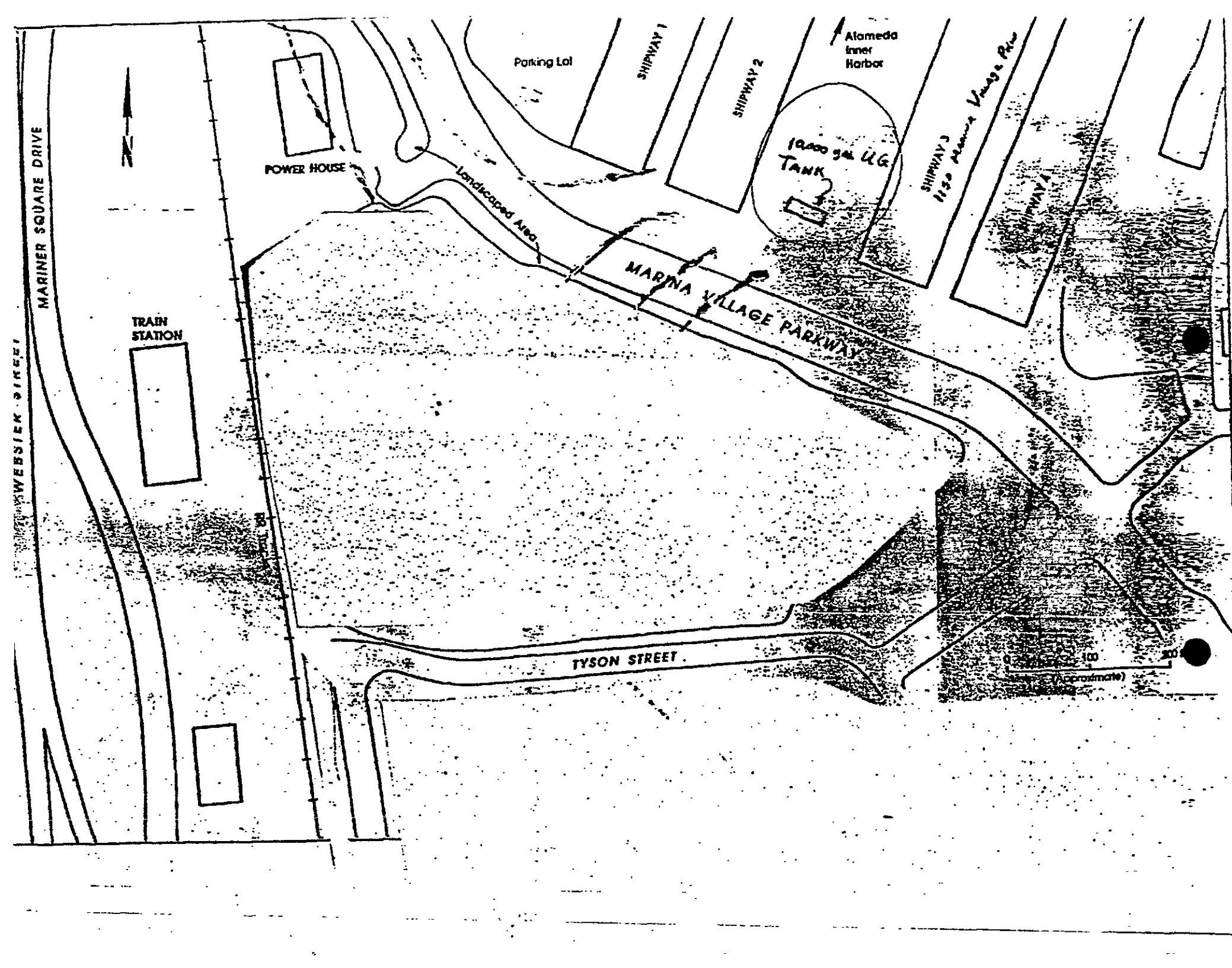
A plan outlining protective equipment and additional specialized personnel in the event that significant amount of hazardous materials are found. The plan should consider the availability of respirators, respirator cartridges, self-contained breathing apparatus (SCBA) and industrial hygienists.

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



WEBER STREET  
MARINER SQUARE DRIVE

TRAIN STATION

POWER HOUSE

Parking Lot

SHIPWAY 1

SHIPWAY 2

Alameda  
Inner  
Harbor

SHIPWAY 3

1150 Alameda Village & Pier

SHIPWAY 4

Landscaped Area

10,000 GAL U.G.  
TANK

MARINA VILLAGE PARKWAY

TYSON STREET

0 100 200  
(Approximate)

# ACORD CERTIFICATE OF INSURANCE

ISSUE DATE (MM/DD/YY)  
**11-28-88**

**PRODUCER**  
  
WINN & CO. INSURANCE BROKERS  
P.O. BO 220  
HOLLISTER, CA 95024-0220

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 **A** NATIONAL UNION FIRE (AIG DENVER)
- COMPANY LETTER **B** AMERICAN HOME (AIG-S.F.)
- COMPANY LETTER **C**
- COMPANY LETTER **D**
- COMPANY LETTER **E**

**INSURED**  
  
TANK EXCAVATORS  
230 MT. HERMON RD. STE 206  
SCOTTS VALLEY, CA 95066

### 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.

| O<br>TR | TYPE OF INSURANCE  | POLICY NUMBER | POLICY EFFECTIVE DATE (MM/DD/YY) | POLICY EXPIRATION DATE (MM/DD/YY) | ALL LIMITS IN THOUSANDS *   |           |
|---------|--|---------------|----------------------------------|-----------------------------------|---|-----------|
|         |  |               |                                  |                                   | EACH OCCURRENCE   | AGGREGATE |
|         | <b>GENERAL LIABILITY</b><br><input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY<br><input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCURRENCE<br><input type="checkbox"/> OWNER'S & CONTRACTORS PROTECTIVE   | GL5402338RA   | 11-1-88                          | 11-1-89                           | GENERAL AGGREGATE \$ 2,000<br>PRODUCTS-COMP/OPS AGGREGATE \$ 1,000<br>PERSONAL & ADVERTISING INJURY \$ 1,000<br>EACH OCCURRENCE \$ 1,000<br>FIRE DAMAGE (ANY ONE FIRE) \$ 50<br>MEDICAL EXPENSE (ANY ONE PERSON) \$ 5 |           |
|         | <b>AUTOMOBILE LIABILITY</b><br><input type="checkbox"/> ANY AUTO<br><input checked="" type="checkbox"/> ALL OWNED AUTOS<br><input checked="" type="checkbox"/> SCHEDULED AUTOS<br><input checked="" type="checkbox"/> HIRED AUTOS<br><input type="checkbox"/> NOT OWNED AUTOS<br><input type="checkbox"/> GARAGE LIABILITY | CA5402339RA   | 11-1-88                          | 11-1-89                           | CSL \$ 1,000<br>BODILY INJURY (PER PERSON) \$<br>BODILY INJURY (PER ACCIDENT) \$<br>PROPERTY DAMAGE \$  |           |
|         | <b>EXCESS LIABILITY</b><br><input type="checkbox"/> OTHER THAN UMBRELLA FORM   |               |                                  |                                   | EACH OCCURRENCE \$<br>AGGREGATE \$  |           |
|         | <b>WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY</b><br>*California Employees Only  | WC5817030     | 7-1-88                           | 7-1-89                            | <b>STATUTORY</b><br>\$ 1,000 (EACH ACCIDENT)<br>\$ 1,000 (DISEASE-POLICY LIMIT)<br>\$ 1,000 (DISEASE-EACH EMPLOYEE)   |           |
|         | OTHER  |               |                                  |                                   |   |           |

\* Limits at Policy Inception

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

**All California Operations**

**\*ALL RISK SUBJECT TO POLICY EXCLUSIONS LIMITATION & ENDORSEMENT**

**CERTIFICATE HOLDER**  
  
Vintage Properties  
1150 Mariana Village Pkwy  
Suite 100  
Alameda, Ca. 94501

**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

*John B. Winn*

# Tank Excavators

P. O. BOX 8402 - SANTA CRUZ, CALIFORNIA 95061 - (408) 438-1622

## HEALTH AND SAFETY PLAN

### Background Information

Owner: Marina Village  
1150 Marina Village Parkway  
Alameda, CA. 94501

### Project Title:

Underground Tank Removal

### Site Address:

*1150 Marina Village Parkway Suite 100*  
~~900 Tynan Street~~  
Alameda, ca. 94501

### Owners Representative:

Steve Getty

### Scope of Work:

Excavate and remove underground tank and piping.

### Working hours:

7:00 a.m. to 4:00 P.M.

### Tanks to be removed:

One ~~1500~~ and one ~~2500~~ 10,000 GAL

### Disposition of Tank Contents:

Tanks ~~are~~<sup>is</sup> empty

*Tanks will be empty (will be pumped,  
contents will be hauled by H+H Ship  
Service)*



HAZARDS: DESCRIPTION, PROTECTION, AND MONITORING

The following materials are known, have been stored currently in the tanks to be removed: (gasoline)

Potential Worker Hazards:  
Fire / Irritant Hazard:

Demolition Equipment: Backhoes, Hydraulic Breaker, Dump Trucks, Concrete Saw, Air Compressor, Jackhammers.

Removal Equipment: Backhoes, Cranes, Flatbed Trucks.

Backfilling Equipment: Backhoes, Vibratory Compaction Equipment, Dump Trucks.

Potential Physical Hazards Onsite:

Buried Utilities  
Unstable Soil Conditions  
Overhead Power and Telephone Wires

Overall Hazard Estimation:

None

Personal Protective Equipment:

Work areas, during removal processes are designated no eating, drinking, or smoking.

Level of Protection: D

Equipment to be used; Hard hats, eye protection, hearing protection, long sleeve shirts and pants, leather boots with steel toes and gloves. (Optional)

When to Use:

During all work operations.

**MONITORING**

**Direct Reading Monitoring Equipment:**

Equipment: Gas Tech 1314 Combustible Gas <sup>Meter</sup> ~~Mixer~~.  
Location For Use: Tank Atmosphere/Excavation.  
When used: Periodically throughout tank removal.

**Action Levels for Monitoring Results:**

Equipment: Combustible Gas Meter  
Action Level: Tank  
• If tank atmosphere exceeds 20% of L.E.L., add additional dry ice. Do not remove tank until atmosphere is less than 10% of L.E.L..

**On Site Organization and Coordination:**

The following personnel are designated to carry out noted job site functions;

Project Superintendent: Bob Smith

Backhoe Operator: Daryl Pierzina (Tank Excavators)

Tank Hauling: H & H Ship Service

City Representative: Fire Department 655-7678

County Representative: Health Services Inspector  
Dennis Byrne 271-4320

**Site Control:**

Control unauthorized entry of work site by use of barricadws and construction tape flagging.

First Aid Equipment Onsite:

Equipment:

Location:

First Aid Kit

Tank Excavators' Truck

Fire Extinguisher

Within 20' of work area

Emergency Eye Wash

Tank Excavators' Truck

Onsite Emergency Procedures:

- 1.) Personal injury or illness; Administer first aid, call ambulance if necessary; Dial 911
- 2.) Fire or explosion: Turn off all motorized equipment; evacuate working area; meet at designated upwind location.
- 3.) Earthquake; Turn off all motorized equipment; evacuate working area; meet at designated upwind location.
- 4.) Hazardous material spill or release: Turn off all motorized equipment; evacuate work area in an upwind direction of the spill or release; meet at designated upwind area.
- 5.) Personal protective equipment failure; If any site worker experiences a failure of alteration of protective equipment that affects the protection factor, that person and his/her buddy shall immediately leave the exclusion zone. Reentry shall not be permitted until the equipment has been repaired or replaced.
- 6.) Other equipment failure; If any other equipment onsite fails to operate properly, the project team leader and site safety officer shall be notified and then shall determine the effect of this failure on continuing operations onsite. If the failure affects the safety of personnel or prevents completion of the work plan tasks, all personnel shall leave the exclusion zone until the situation is evaluated and appropriate actions taken.

Prepared by : Bob Smith  
Project Manager

Emergency Medical Care and Procedures:

Nearest medical facility (24 hour emergency medical)

Alameda Hospital  
2070 Clinton Avenue  
Alameda, Ca.  
(415)522-3700

Emergency Numbers:

Fire 911  
Police 911  
Ambulance 911

Emergency First Aid for Materials Present:

| <u>Substance</u> | <u>Exposure Symptoms</u>                               | <u>First Aid</u>   |
|------------------|--|--|
| Gas-Vapor        | Headache, stupor                                       | Evacuate to clear  |
| Gas-Thermal      | Burning eyes, skin dehydration                         | Flush with water for 15 minutes                              |
| Gas-Ingested     | Irritation of stomach and intestine, nausea & vomiting | <u>Do not induce vomiting.</u> Transport to Alameda Hospital |

Protective Equipment Onsite

Level D and Level C

Level C:

- Air purifying respirator half face organic Vapor cartridges
- Disposable chemical-resistant coveralls
- Gloves-Inner and outer (chemical resistant)
- Boots-Chemical resistant, steel toe and shank
- Hard hat with face shield

Respirators must be fitted to wear

Level C will be worn when gasoline fumes reach "nuisance condition" (according to Chuck Bailey)

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

470 - 27TH ST., RM. 322  
 OAKLAND, CA 94612  
 TEL: 415-723-7474

Project # U1524516  
 Fee Paid \$450.00  
6/28/88

**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 in 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 Marina Village  
 Business Owner Same as above
2. Site Address 900 Lynen St  
 City Alameda Ca Zip 94501 Phone 415-521-9555
3. Mailing Address 1150 Marina Village Parkway  
 City Alameda Ca Zip 94501 Phone 415-521-9555
4. Land Owner Same as above  
 Address \_\_\_\_\_ City, State \_\_\_\_\_ Zip \_\_\_\_\_
5. EPA I.D. No. CAC 000096773 Steve Githy
6. Contractor Tank Excavators  
 Address 230 Mt. Herman Road #206  
 City Scotts Valley Ca. 95066 Phone 408-438 1622  
 License Type A ID# 423958
7. Other (Specify) \_\_\_\_\_  
 Address \_\_\_\_\_  
 City \_\_\_\_\_ Phone \_\_\_\_\_

8. Contact Person for Investigation

Name Steve Gatty Title Manager  
Phone 415-521-9555

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 \_\_\_\_\_ EPA I.D. No. \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

b) Rinsate Transporter

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

c) Tank Transporter

Name H & H Ship Service EPA I.D. No. LAD004771168  
Address 220 China Basin  
city San Francisco State Ca. zip 94107

d) Contaminated Soil Transporter

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

12. Sample Collector

Name Dave Ecoban  
Company Safety Specialists  
Address 3060 Raymond St.  
city Santa Clara State Ca zip 95054 Phone 408 988 1111

13. Sampling Information for each tank or area

| Tank or Area     |                                  | Material sampled | Location & Depth |
|------------------|----------------------------------|------------------|------------------|
| Capacity         | Historic Contents (past 5 years) |                  |                  |
| 1-1500<br>1-2500 | gas<br>Diesel                    |                  |                  |

14. Have tanks or pipes leaked in the past? Yes [ ] No [ ]

If yes, describe. unknown

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

If yes, describe. 30# of Dry Ice per 1000 gallons

16. Laboratories

Name Fiseman's Fuel  
 Address 3700 Lakeville Highway  
 City Petaluma State Ca. Zip 94957  
 State Certification No. 109

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   |
|---|---|--|
| <p>GAS</p> <p><del>DISEL</del><br/>diesel</p> | <p>3500-3580</p> <p><del>3500-3580</del><br/>3550</p> | <p>BTX 8020<br/><del>8240 OR 8220</del></p> <p><del>8020 OR 8240</del><br/>TPH</p> |

18. Site Safety Plan submitted? Yes  No

19. Workman's Compensation: Yes  No

Copy of Certificate enclosed? Yes  No  you have one

Name of Insurer Winn & Co.

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) Robert Smith  
Signature Robert Smith  
Date June 25 1988

Signature of Site Owner or Operator

Name (please type) STEVE Getty  
Signature Steve Getty  
Date July 7 1988

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.

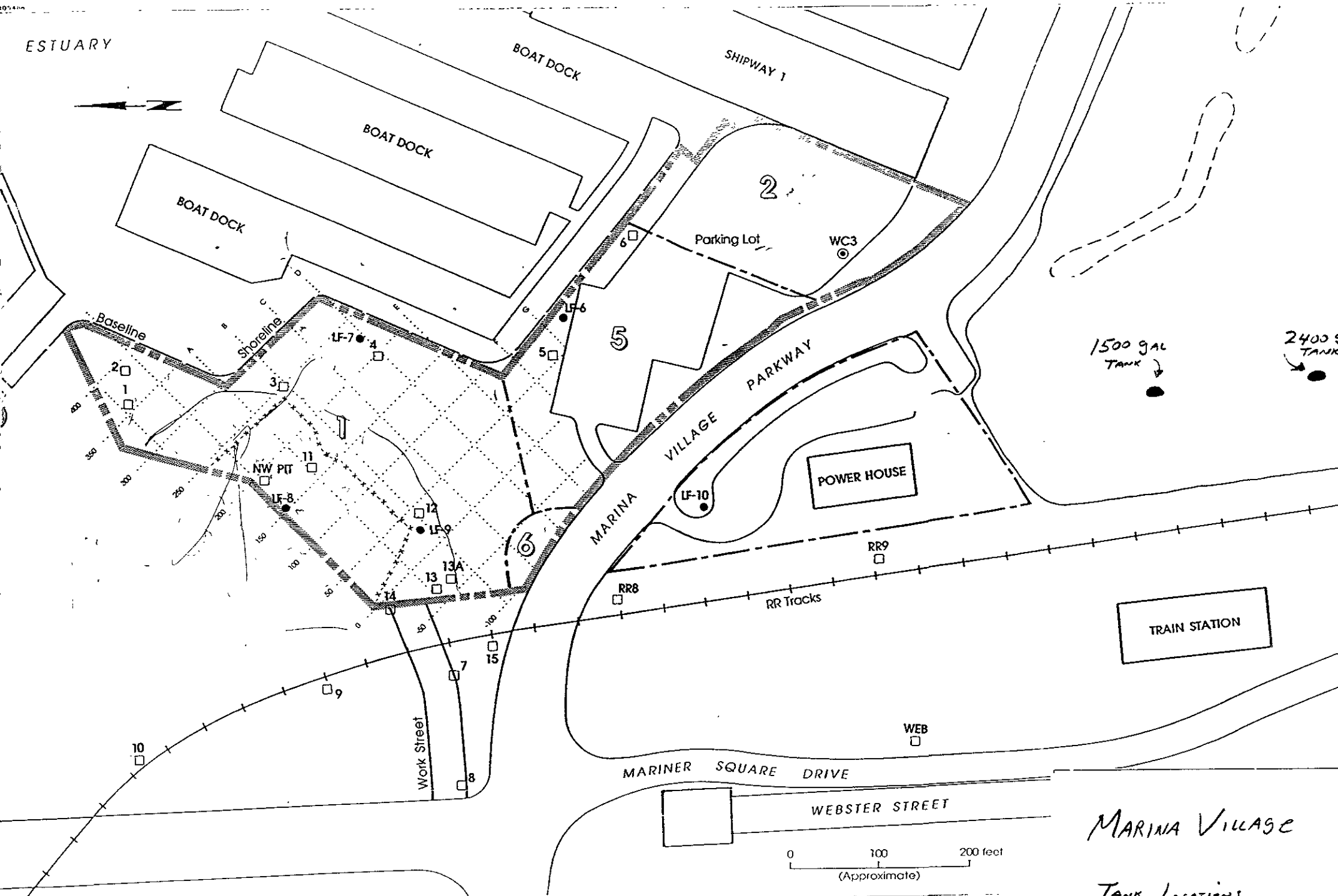
19. ATTACH COPY OF WORKMAN'S COMPENSATION

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

ESTUARY



MARINA VILLAGE

TANK LOCATIONS

# Tank Excavators

P. O. BOX 8402 - SANTA CRUZ, CALIFORNIA 95061 - (408) 438-1622

## HEALTH AND SAFETY PLAN

### Background Information

Owner: Marina Village  
1150 Marina Village Parkway  
Alameda, CA. 94501

### Project Title:

Underground Tank Removal

### Site Address:

900 Tynan Street  
Alameda, ca.

### Owners Representative:

Steve Getty

### Scope of Work:

Excavate and remove underground tank and piping.

### Working hours:

7:00 a.m. to 4:00 P.M.

### Tanks to be removed:

One 1500 and one 2500

### Disposition of Tank Contents:

Tanks are empty

**HAZARDS: DESCRIPTION, PROTECTION, AND MONITORING**

The following materials are known, have been stored currently in the tanks to be removed: (gasoline)

**Potential Worker Hazards:**

**Fire / Irritant Hazard:**

**Demolition Equipment:** Backhoes, Hydraulic Breaker, Dump Trucks, Concrete Saw, Air Compressor, Jackhammers.

**Removal Equipment:** Backhoes, Cranes, Flatbed Trucks.

**Backfilling Equipment:** Backhoes, Vibratory Compaction Equipment, Dump Trucks.

**Potential Physical Hazards Onsite:**

Buried Utilities

Unstable Soil Conditions

Overhead Power and Telephone Wires

**Overall Hazard Estimation:**

None

**Personal Protective Equipment:**

Work areas, during removal processes are designated no eating, drinking, or smoking.

**Level of Protection: D**

Equipment to be used; Hard hats, eye protection, hearing protection, long sleeve shirts and pants, leather boots with steel toes and gloves. (Optional)

**When to Use:**

During all work operations.



## MONITORING

### Direct Reading Monitoring Equipment:

Equipment: Gas Tech 1314 Combustible Gas Mixer.  
Location For Use: Tank Atmosphere/Excavation.  
When used: Periodically throughout tank removal.

### Action Levels for Monitoring Results:

Equipment: Combustible Gas Meter

Action Level: Tank

• If tank atmosphere exceeds 20% of L.E.L., add additional dry ice. Do not remove tank until atmosphere is less than 10% of L.E.L..

### On Site Organization and Coordination:

The following personnel are designated to carry out noted job site functions;

Project Superintendent: Bob Smith

Backhoe Operator: Daryl Pierzina (Tank Excavators)

Tank Hauling: H & H Ship Service

City Representative: Fire Department 655-7678

County Representative: Health Services Inspector  
Dennis Byrne 271-4320

### Site Control:

Control unauthorized entry of work site by use of barricadws and construction tape flagging.

First Aid Equipment Onsite:

Equipment:

Location:

First Aid Kit

Tank Excavators' Truck

Fire Extinguisher

Within 20' of work area

Emergency Eye Wash

Tank Excavators' Truck

Onsite Emergency Procedures:

- 1.) Personal injury or illness; Administer first aid, call ambulance if necessary; Dial 911
- 2.) Fire or explosion: Turn off all motorized equipment; evacuate working area; meet at designated upwind location.
- 3.) Earthquake; Turn off all motorized equipment; evacuate working area; meet at designated upwind location.
- 4.) Hazardous material spill or release: Turn off all motorized equipment; evacuate work area in an upwind direction of the spill or release; meet at designated upwind area.
- 5.) Personal protective equipment failure; If any site worker experiences a failure of alteration of protective equipment that affects the protection factor, that person and his/her buddy shall immediately leave the exclusion zone. Reentry shall not be permitted until the equipment has been repaired or replaced.
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Prepared by : Bob Smith  
Project Manager

Emergency Medical Care and Procedures:

Nearest medical facility (24 hour emergency medical)

Alameda Hospital  
2070 Clinton Avenue  
Alameda, Ca.  
(415)522-3700

Emergency Numbers:

Fire                    911  
Police                  911  
Ambulance            911

Emergency First Aid for Materials Present:

| <u>Substance</u> | <u>Exposure Symptoms</u>                               | <u>First Aid</u>   |
|------------------|--|--|
| Gas-Vapor        | Headache, stupor                                       | Evacuate to clear  |
| Gas-Thermal      | Burning eyes, skin dehydration                         | Flush with water for 15 minutes                              |
| Gas-Ingested     | Irritation of stomach and intestine, nausea & vomiting | <u>Do not induce vomiting.</u> Transport to Alameda Hospital |

Protective Equipment Onsite

Level D and Level C

Level C:

Air purifying respirator, half face organic Vapor cartridges

Disposable chemical-resistant coveralls

Gloves-Inner and outer (chemical resistant)

Boots-Chemical resistant, steel toe and shank

Hard hat with face shield

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 : 3721  
SITE NAME: Marina Village      DATE REPORTED : 07/29/88  
ADDRESS : 900 Tynon St.      DATE CONFIRMED: 07/29/88  
CITY/ZIP : Alameda 94501      MULTIPLE RPs : N

SITE STATUS  
-----

|                     |                  |                 |
|---------------------|------------------|-----------------|
| CASE TYPE:          | CONTRACT STATUS: | EMERGENCY RESP: |
| RP SEARCH: S        |                  | DATE COMPLETED: |
| PRELIMINARY ASMNT:  | DATE UNDERWAY:   | 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: 03/02/92  
LUFT FIELD MANUAL CONSID: 2,H,S,C,A  
CASE CLOSED:      DATE CASE CLOSED:  
DATE EXCAVATION STARTED :      REMEDIAL ACTIONS TAKEN:

RESPONSIBLE PARTY INFORMATION  
-----

RP#1-CONTACT NAME: Steve Getty  
COMPANY NAME: Marina Village  
ADDRESS: 1150 Marina Village Pkwy.  
CITY/STATE: Alameda, Ca 94501

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