

J & M INC.
GENERAL ENGINEERING • CONTRACTORS
P.O. BOX 128
HAYWARD, CALIFORNIA 94543
415/782-3434
Contractor's License No. 176709

92 FEB 23 PM 2:29

February 17, 1992

Ms Pamela J. Evans
Alameda County Health Care Services
Hazardous Materials Program
80 Swan Way, Room 200
Oakland, Ca 94621

Dear Ms. Evans:

Enclosed please find one (1) copy of a final report by our consultant GGS on sampling of Tank No. 1 for diesel contamination per our Work Plan dated December 31, 1991.

We request that you approve the tank piece as non hazardous material so that we may remove it from our property as scrap metal.

Sincerely:



Manuel Marques III
President
J & M Inc



GEOENVIRONMENTAL AND GEOLOGIC SERVICES

92 Feb 23 PM 2:29

**CHARACTERIZATION SAMPLING
TANK NO. 1 (7,000-Gallon Diesel)**

**3826 Depot Road
Hayward, California**

Prepared For

**J & M, Inc.
Post Office Box 128
3826 Depot Road
Hayward, California 94543**

Project Number 390

February 17, 1992

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1. INTRODUCTION

1.1. Purpose and Scope of Work

The purpose of this Report is to summarize the results of sampling Tank No. 1 (7,000-gallon fuel tank) pursuant to a letter request by the Alameda County Health Care Services Agency ("ACHCSA") to J & M, Inc. on April 4, 1991. Tank No. 1 was an underground storage tank excavated by J & M, Inc. in June 1990 and the remaining right-side half is currently on the ground in the southern part of the Site.

The scope of work included the collection of two (2) samples from the inside of Tank No. 1 by scraping and submitting the samples to a laboratory for analysis of total petroleum hydrocarbons as diesel. A letter Work Plan was submitted on December 31, 1991 to the ACHCSA and subsequently approved (see Appendix B). GEOENVIRONMENTAL AND GEOLOGIC SERVICES was authorized by Agreement with J & M, Inc. to begin work on September 16, 1991.

1.2. Site Contacts

The following can be contacted for further information regarding this report:

Name: Manuel Marques, Jr., President
Company: J & M, Inc.
Address: Post Office Box 128, 3826 Depot Road
Hayward, California 94543
Telephone: (510) 782-3434

Consultant: Geoenvironmental and Geologic Services
Richard C. Kent, California Registered Geologist No. 4321
Post Office Box 30664, Walnut Creek, California 94598-0664
(510) 934-5902

2. SITE DESCRIPTION

2.1. Location

The property is EPA identification number CAL912472836 and located at 3826 Depot Road, Hayward, California 94545 ("Site") (see Figure 1 - "Vicinity Map"). The Site is adjacent to a pallet storage business (to the southwest), St. Francis Electric vehicle storage yard (to the east), and an apparent wrecking junk yard (to the west). A State of

California Water Resources Control Board Underground Storage Tank Program Facility/Site Information and/or Permit Application was signed by the landowner on August 16, 1990. A State of California Water Resources Control Board Underground Storage Tank Program Tank Permit Application Information was signed by the landowner on August 16, 1990 for each existing and removed tank on the Site.

2.2. Project Site History

Tank No. 1 was an underground storage tank (UST) that previously stored diesel. No records or manifests apparently exist regarding the excavation and tank removal operations when Tank No. 1 was moved to the southern portion of the Site, and apparently rinsed and cleaned with water which discharged to the surface. The remainder of the 7,000-gallon UST was apparently torch cut and hauled off-Site as scrap metal in December 1990 to Alco Iron & Metal Co., 1091 Doolittle Drive, San Leandro, California. No manifests are known to exist for hauling the tank pieces off-Site. The condition of the tanks at the time of removal is unknown and no records exist.

The following is a summary of the available information on Tank No. 1:

TABLE 1 - TANK NO. 1 CHARACTERISTICS

	TANK NO 1
Tank material	unlined steel
Status	removed
Product in tank	diesel
Estimated capacity - gallons	7,000
Depth to tank top (feet)	approx. 3.5
Depth to groundwater (feet)	approx. 7
Leak detection system	visual
Last annual inspection	none
Date tank installed	early 1970's
Date tank last in service	early 1980's
Pipeline length (feet)	n/a
Distance to dispensers (feet)	directly above
Backfill material	unk

3. SAMPLE METHODS

3.1. Locations

Observations of Tank No. 1 did not indicate areas of staining by diesel product on the inside or outside of the tank. According to J & M, Inc. representatives, the inside of

the tank was ignited prior to torch cutting in 1990. The tank piece is approximately four (4)-feet wide and high by twenty (20)-feet long. It was filled with water to a depth of six (6)-inches at the time of sampling.

Two (2), approximately equally spaced, scrub and scrape samples were collected from the interior of the tank. The samples were collected with clean, sharpened 'putty' knives which were uniformly scraped along the surface. The sample material consisted of rusted steel fragments and black residue (tank lining material?). The samples were placed in clean, amber glass, wide-mouth jars for Chain-Of-Custody No. 390920103B shipment to Sequoia Analytical laboratory, Concord, CA (Certified No. 1271) for normal turnaround analysis of total petroleum fuel hydrocarbons-high boiling point compounds as diesel per LUFT methods.

3.2. Field Logs

The following is a summary of Grab Sample Field Logs for Samples T1-1 and T1-2.

TABLE 2 - FIELD LOG SUMMARY

	SAMPLE T1-1	SAMPLE T1-2
Date:	3JAN92	3JAN92
Sample location:	eastern areas of tank inside	western areas of tank inside
Name:	rusted steel and black residue?	rusted steel and black residue?
USCS classification:	not applicable	not applicable
Color:	reddish brown	reddish brown
Odor:	none	none
Stains:	none	none

4. RESULTS

4.1. Lab Analysis

Samples T1-1 and T1-2 were analyzed for total petroleum hydrocarbons ("TPH") as diesel using analytical procedures that followed those outlined in "Regional Board Staff Recommendations for Initial Evaluation and Investigation of Underground Tanks, Tri-Regional Recommendations" by the North Coast, San Francisco Bay, and Central Valley California Regional Water Quality Control Boards as supported by the "Leaking Underground Fuel Tank (LUFT) Field Manual" by the State Water Resources Control Board.

The samples were prepared using EPA Method 3550-Sonification and analyzed using a GC-FID (gas chromatograph with a flame ionization detector) according to DHS-LUFT recommended procedures which are similar to EPA Method 8015 (Purgeable Non-Halogenated Volatile Organics). The chromatograph of the sample was compared to a type chromatograph for diesel as part of the laboratory quality control and assurance. The required practical detection limit was 1.0 parts per million ("ppm").

The following is a summary of laboratory results (see Appendix A).

TABLE 3 - ANALYTICAL RESULTS

	<u>High Boiling Point Hydrocarbons as Diesel</u>
Sample T1-1	5.3 mg/kg (ppm)
Sample T1-2	2.6 mg/kg (ppm)

5. CONCLUSIONS

It is concluded that the existing piece of Tank No. 1 is not a hazardous waste and could be disposed as nonhazardous scrap metal. In our opinion, the tank does not pose a significant environmental threat to groundwater or clean soil.

6. RECOMMENDATIONS FOR NEXT ACTION

Since the results of analyzing for diesel fuel were less than ten (10) ppm, the tank section could be handled as scrap metal and disposed to a scrap metal dealer. We do not recommend further contaminant remediation of Tank No. 1. Our recommendations must be reviewed and approved by the ACHCSA prior to removal of the remainder of Tank No. 1 from your property.

7. LIMITATIONS

This report is restricted to an environmental investigation involving the closure of underground storage tanks previously containing known or suspected products which have been identified to us either by the property owner(s), historical records, or previous investigations. This report specifically excludes an environmental assessment for radon or other radioactive materials, as well as, asbestos.

GGG's services were performed in accordance with generally accepted professional practices, in the same or similar localities, related to the nature of the work accomplished,

at the time services were rendered. Findings apply only to present conditions, and opinions expressed are subject to revision when additional or new information is submitted in writing by Client. GGS's services shall not be subject to any express or implied warranties whatsoever.

Hazardous materials not discovered through appropriate and mutually agreed-upon sampling techniques does not guarantee that hazardous materials do not exist at the Site. Similarly, a Site which in fact is unaffected by hazardous materials at the time of GGS's exploration, may later, due to natural causes or human intervention, become contaminated. GGS is not liable for failing to discover hazardous materials whose exact location is not possible to foretell from the surface, or for failing to discover hazardous materials which in fact did not exist at specific sampling locations at the time such samples were obtained.

In the preparation of this report, GGS may have reviewed and interpreted certain information provided by third parties, including government authorities, testing laboratories, or other third parties. GGS did not conduct an independent evaluation of the accuracy or completeness of such information, and is not responsible for any errors or omissions contained in such information.

This report should not be construed as presenting a value to the Site nor the condition as to construction capabilities. In the event of changes in future development plans as we understand them at the time of this report, the conclusions and recommendations made herein shall be invalid until we have been given the opportunity to review and modify this report in writing. Final approval of environmental investigations and remediation is authorized only by appropriate governmental agencies.

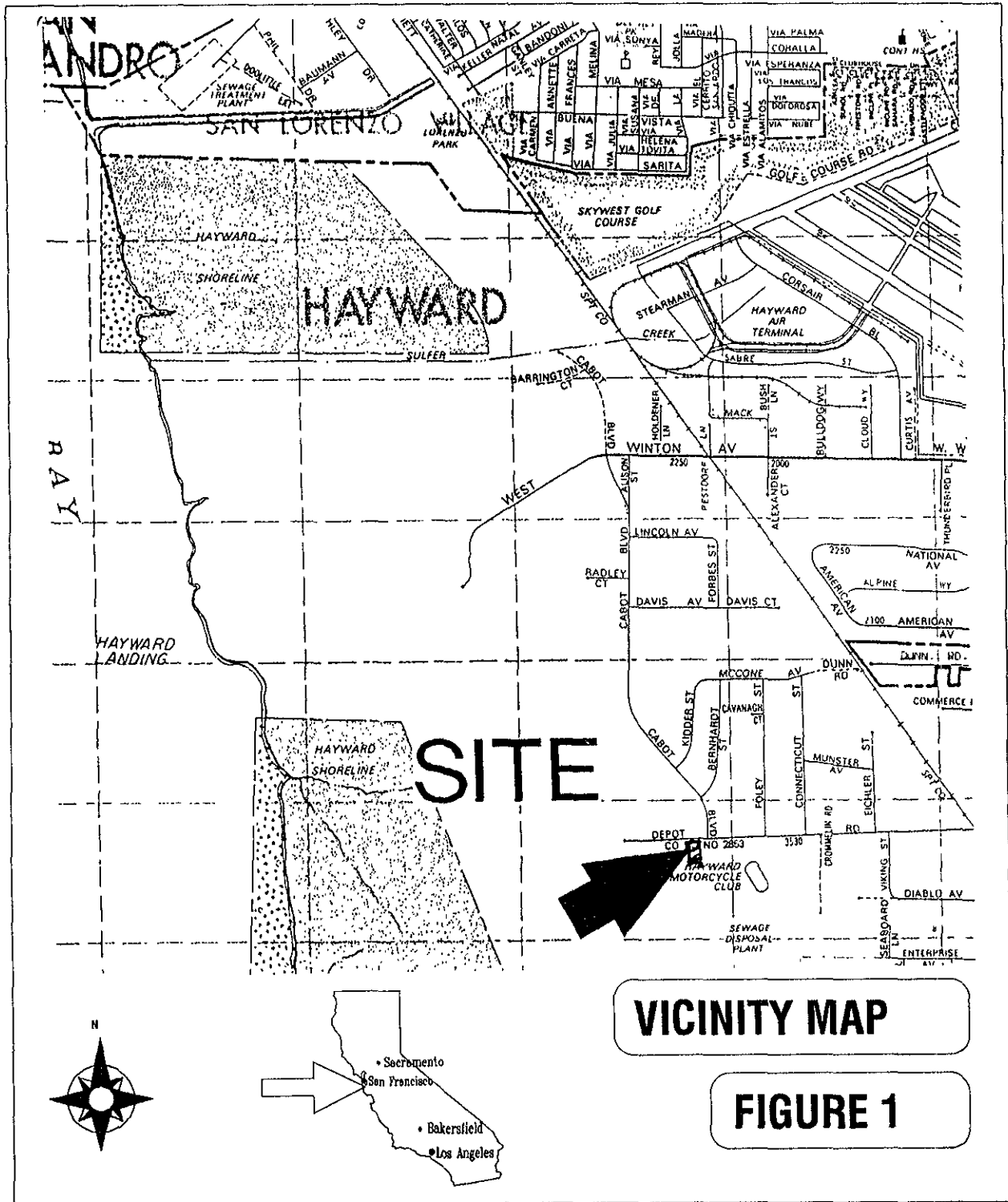
Very truly yours,

GEOENVIRONMENTAL AND GEOLOGIC SERVICES



Richard C. Kent

California Registered Geologist No. 4231



Sample Tank No. 1 (7,000-Gallon Diesel)
J & M, Inc.

3826 Depot Road
Hayward, California

APPENDIX
February 17, 1992

APPENDIX A

LABORATORY REPORT



SEQUOIA ANALYTICAL

1900 Bates Avenue • Suite LM • Concord, California 94520
(510) 686-9600 • FAX (510) 686-9689

G G S

P.O. Box 30664

Walnut Creek, CA 94598

Attention: R. Kent

Client Project ID: #390/J & M, Inc.

Matrix Descript: Soil

Analysis Method: EPA 3550/8015

First Sample #: 201-0097

Sampled: Jan 3, 1992

Received: Jan 6, 1992

Extracted: Jan 15, 1992

Analyzed: Jan 22, 1992

Reported: Jan 24, 1992

TOTAL PETROLEUM FUEL HYDROCARBONS (EPA 8015)

Sample Number	Sample Description	High B.P. Hydrocarbons mg/kg (ppm)
201-0097	T1-1	5.3
201-0098	T1-2	2.6

Detection Limits:

1.0

High Boiling Point Hydrocarbons are quantitated against a diesel fuel standard.
Analytes reported as N.D. were not present above the stated limit of detection.

SEQUOIA ANALYTICAL


Scott A. Chieffo
Project Manager



SEQUOIA ANALYTICAL

1900 Bates Avenue • Suite LM • Concord, California 94520
(510) 686-9600 • FAX (510) 686-9689

G G S

Client Project ID: #390/J & M, Inc.

P.O. Box 30664

Walnut Creek, CA 94598

Attention: R. Kent

QC Sample Group: 2010097-98

Reported: Jan 24, 1992

QUALITY CONTROL DATA REPORT

ANALYTE

Diesel

Method: EPA8015
Analyst: A. Tuzon
Reporting Units: mg/kg
Date Analyzed: Jan 21, 1992
QC Sample #: Matrix Blank

Sample Conc.: N.D.

Spike Conc.
Added: 10

Conc. Matrix
Spike: 9.6

Matrix Spike
% Recovery: 96

Conc. Matrix
Spike Dup.: 9.6

Matrix Spike
Duplicate
% Recovery: 96

Relative
% Difference: 0.0

SEQUOIA ANALYTICAL

Scott A. Chieffo
Scott A. Chieffo
Project Manager

% Recovery:	$\frac{\text{Conc. of M.S.} - \text{Conc. of Sample}}{\text{Spike Conc. Added}} \times 100$
Relative % Difference:	$\frac{\text{Conc. of M.S.} - \text{Conc. of M.S.D.}}{(\text{Conc. of M.S.} + \text{Conc. of M.S.D.}) / 2} \times 100$

CHAIN-OF-CUSTODY RECORD

Send Report and Invoice To:

GGS

Post Office Box 30664
Walnut Creek, CA 94598
(415) 934-5902

Sheet 1 of 1

C-O-C Control No.: 390920103B
Project Name: J+M, Inc.
Project No.: 390
Samplers: R. Kent
Carrier/Airbill No.: na

LABORATORY NAME: Sequoia Analytical Telephone: 686-9600 FAX: 686-9689
Address: 1900 Bates Ave, Suite LM, Concord, CA 94520 Certificate No.: 1271 Contact: Belinda

SIGNATURES (Name, Company, Date and Time):

Relinquished By: [Signature] 6/6/92 0935 Received By: [Signature] 6/6/92 0935

REQUEST FOR ANALYSIS

Sample No.	Sample Location	Date/Time Collected	Sample Type	Container Type/Size	Preservative	REQUESTED ANALYSIS	Detection Limit	Comment
210097 T1-1	Tank 1	3 JAN 92 / 1640	scrape grab	amber 8oz wide mouth	none	TPHd (diesel)	1 ppm	Normal 15 day use LUFT
210098 T1-2	Tank 1	3 JAN 92 / 1642	scrape grab	amber 8oz wide mouth	none	TPHd (diesel)	1 ppm	use LUFT
								(metal filings: rusted steel?)

APPENDIX B

WORK PLAN LETTER



FILE COPY



GEOENVIRONMENTAL AND GEOLOGIC SERVICES

December 31, 1991
Project No. 390

Ms. Pamela J. Evans
Hazardous Materials Specialist
Alameda County Health Care Services Agency
Department of Environmental Health
Hazardous Materials Program
80 Swan Way, Room 200
Oakland, California 94621

RE: J & M, Inc., 3826 Depot Road, Hayward
REQUEST FOR APPROVAL TO SAMPLE TANK NO. 1

Dear Ms. Evans:

Pursuant to your letter request of J&M, Inc. on April 4, 1991, we propose to characterize the remaining right-side of Tank No. 1 (7,000-gallon fuel tank) that is on the ground in the southern part of the referenced property. Observations of the tank have not revealed petroleum stained areas on the inside or outside of the tank. According to J&M, Inc. representatives, the volatiles were ignited prior to torch cutting the tank in 1990.

We propose to collect two (2), equally spaced, scrub and scrape samples from the interior of the piece. The samples would be collected with clean, sharpened 4-inch wide 'putty' knives which would be uniformly scraped along the surface. The sample material (probably rusted steel fragments) would be placed in clean, glass, wide-mouth bottles for Chain-Of-Custody shipment to Sequoia Analytical laboratory, Concord, CA (Certified No. 1271) for normal turnaround (about 15-days) analysis of total petroleum fuel hydrocarbons-high boiling point compounds as diesel per LUFT methods. We have scheduled sampling during the week of December 30, 1991.

If the results of analyzing for diesel fuel are non-detectable, the tank section and/or torch pieces, would be hauled to a scrap metal dealer, such as, Alco Iron & Metal Co., 1091 Doolittle Drive, San Leandro, CA (415) 562-1107.

We respectfully request that you approve this Work Plan by initialing below where indicated. Should you have any questions, or need further information, please do not hesitate to call upon us.

Very truly yours,
GEOENVIRONMENTAL AND GEOLOGIC SERVICES

Richard C. Kent, R.G.

Approved

cc: Mr. Manuel Marques, J&M, Inc.