ALAMEDA COUNTY HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RO# 1048

ENVIRONMENTAL HEALTH SERVICES ENVIRONMENTAL PROTECTION 1131 Harbor Bay Parkway, Suite 250

Alameda, CA 94502-6577 (510) 567-6700

StID 3584

March 8, 1999

Mr .Terrance Fox Ultramar Inc. 525 W Third Street Hanford, CA 93232-0466

RE: Well Decommission at 2620 E Old First Street, Livermore, CA

Dear Mr. Fox:

This office and the San Francisco RWQCB have reviewed the case closure summary for the above referenced site and concur that no further action related to the underground tank release is required at this time. Before a remedial action completion letter is sent, the onsite monitoring wells (MW-1 through MW-7 and VEW-1 through VEW-4)) should be decommissioned, if they will no longer be monitored. Please notify this office upon completion of well destruction so a closure letter can be issued.

Well destruction permits may be obtained from Alameda County Flood Control and Water Conservation, Zone 7. They can be reached at (925) 484-2600.

If you have any questions, I can be reached at (510) 567-6762.

Sincerely,

eva chu

Hazardous Materials Specialist

beacon2-5

AGENCY



DAVID J. KEARS, Agency Director

R0#1048

October 21, 1997

Dale A. Van Dam

El Dorado Environmental, Inc. 2221 Goldarado Trail El Dorado, CA - 95623 ENVIRONMENTAL HEALTH SERVICES ENVIRONMENTAL PROTECTION (LOP) 1131 Harbor Bay Parkway, Suite 250 Alameda, CA 94502-6577 (510) 567-6700 FAX (510) 337-9335

Ref: Former Beacon Station #719, 2620 Old First St, Livermore, California

Dear Mr. Van Dam:

I am in receipt of the risk assessment document, dated May 21, 1997, prepared by El Dorodo Environmental for the above referenced site. This Department has reviewed the pertinent documents and the following information is required to complete the risk assessment:

- The report mentions that the soil to indoor pathway was not evaluated since the site has clayey soils. However, the sediments at the site have been identified as sand, gravel, and silty clays. Hence, volatilization to indoor air from both soil and groundwater for a commercial scenario must be evaluated in the risk assessment.
- Additionally, evaluate the potential exposure to construction workers from the contaminated soil if contamination is present within five feet of the ground surface.

Please submit an addendum to address the above listed concerns. Please include the pertinent site and sample location maps, a table with soil and groundwater results, and the appropriate RBCA forms to indicate the exposure/default factors used in the risk assessment. If site specific parameters are used, then please indicate the source/reference for this information.

If you have any questions, you may call us at (510) 567-6700

Sincerely,

Eva Chu

Hazardous Material Specialist

Madhulla Logan

Hazardous Material Specialist

C: Terry Fox, Ultramar, P.O. Box 466, Hanford, CA - 93232-0466

AGENCY

DAVID J. KEARS, Agency Director



RO# 1048
RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH

1131 Harbor Bay Parkway Alameda, CA 94502-6577 (510) 567-6777

StID 3584

January 19, 1996

Mr. Terrence Fox Ultramar Inc. 525 W. Third Street Hanford, CA 93232-0466

Re: Reduced Sampling Frequency at 2620 Old First Rd, Livermore

Dear Mr. Fox:

Thank you for the submittal of the groundwater monitoring report for the third quarter 1995 for the above referenced site. Your request to place this site on a semi-annual monitoring program with no active remediation is acceptable. Sampling of existing wells should be as follows:

1. Discontinue sampling of wells MW-1, MW-3, MW-4, MW-5, and VEW-3, and VEW-4;

2. Temporarily discontinue sampling of wells MW-2 and MW-6. Sampling of these wells will be reinstated if groundwater drops to levels below 35' bgs; and,

3. Sample on a semi-annual basis wells VEW-1, VEW-2, and MW-7.

If you have any questions, I can be reached at (510) 567-6762.

eva chu

Hazardous Materials Specialist

cc: files

Erz

RAFAT A. SHAHID, Assistant Agency Director

StID 3584

November 15, 1994

Mr. Terrence Fox Ultramar Inc 525 W. Third Street Hanford, CA 93232-0466 DEPARTMENT OF ENVIRONMENTAL HEALTH Hazardous Materials Division 80 Swan Way, Rm. 200 Oakland, CA 94621 (510) 271-4320

2620

RE: Workplan Approval for Beacon #710, 2630 E. Old First St, Livermore 94550

Dear Mr. Fox:

I have completed review of Acton, Mickelson, van Dam, Inc's (AMV) October 1994 Workplan for Additional Assessment, and Fugro West's Third Quarter 1994 Groundwater Monitoring Report for the above referenced site. Up to 30' change in groundwater elevation has been noted at this site. AMV proposes to install monitoring well MW-7 downgradient and approximately 45' away from well MW-2 to accommodate the seasonal and annual fluctuations. This proposal is acceptable and field work should commence within 45 days of the date of this letter, or by January 4, 1994. However, I would recommend well MW-7 be screened from 20-40' bgs, rather than from 20-50' bgs.

Also, groundwater sampling frequencies may be changed for the following wells to :

- 1. Discontinue sampling of wells MW-3, 4, 5, and VEW-3 and 4, and.
- 2. Continue to sample on a quarterly basis wells MW-1, 2, 6, and VEW-1 and 2.

Copies of quarterly monitoring reports need not be sent to the Regional Water Quality Control Board at this time. If you have any questions, I can be reached at (510) 567-6762.

eva chu

JUS CL

Hazardous Materials Specialist

CC: Dale van Dam, AMV, 4511 Golden Foothill Pkwy, Suite 1,
El Dorado Hills, CA 95762
Owen Kittredge, Fugro, 1050 Melody Ln, #160, Roseville,
CA 95678
files (beacon2.3)

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR DAVID J. KEARS, Agency Director

> DEPARTMENT OF ENVIRONMENTAL HEALTH State Water Resources Control Board

> > UST Local Oversight Program 80 Swan Way, Rm 200 Oakland, CA 94621

Division of Clean Water Programs

R01048

(510) 271-4530

StID 3584

August 2, 1994

Mr. Terrence Fox Ultramar Inc 525 W. Third Street Hanford, CA 93232-0466

Additional Investigations at Beacon #710, 2630 E. Old 1st RE: St, Livermore, CA 94550

Dear Mr. Fox:

In December 1993 I requested a workplan proposal for the remediation of environmental impacts resulting from the unauthorized release of fuel products at the above referenced In response to my letter you requested an extension for the submittal of the workplan until another quarterly monitoring event was performed, and the data evaluated. Two quarters have passed and to date I have not received a proposal for the next phase of the investigation to remediate the site.

Be advised that the California Health and Safety Code (CHSC), Section 25298, states that underground storage tank closure is incomplete until the responsible party characterizes and remediates the contamination resulting from product discharge. At this time, pursuant to Section 2721 et seq. of Article 11, Title 23, California Code of Regulations, you are hereby requested to develop a Corrective Action Plan (CAP) for further investigation of this site, and to identify and evaluate all feasible alternatives for cleanup of soil and groundwater, both on- and off-site, caused by the unauthorized release of petroleum The concerns raised in my November 1993 letter to you products. should also be addressed.

The referenced CAP is due in this office within 45 days of the date of this letter, or by September 20, 1994. If you have any questions, I can be reached at (510) 567-6700.

eva chu

Hazardous Materials Specialist

files (beacon2.2) cc:

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY

R01048 RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

DAVID J. KEARS, Agency Director

StID 3584

November 15, 1993

Mr. Terrence Fox Ultramar Inc. 525 W. Third Street Hanford, CA 93232-0466 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

Subject:

Site Remediation at Beacon #719, 2620 E. Old 1st St.

Livermore, CA 94550

Dear Mr. Fox:

I have completed review of Aegis's June 1993 Problem Assessment Report (PAR), September 1993 Second Quarter, and October 1993 Third Quarter Groundwater Monitoring reports for the above referenced site. The PAR summarizes results of the vapor extraction and aquifer tests performed in March 1993. Aegis recommended no further work other than quarterly monitoring because the aquifer is low yielding and plume movement was estimated at 0.22 feet per year, essentially static.

This office does no concur with Aegis' conclusions. Major objections and/or concerns include:

- 1. Vapor extraction wells VEW-3 and VEW-4 should not be used to determine extraction rate of contaminants since these wells are outside the soil contamination plume. Please recalculate the extraction rate without VEW-3 and VEW-4.
- 2. Pump rate extrapolated from data is 0.25 gpm, which is about 360 gpd. This may not be considered a low yielding aquifer.
- 3. Water samples collected in May and August 1993 show hits of benzene and TPH-G (up to 220 ppb and 610 ppb, respectively) in monitoring well MW-6, which is 60 feet away from the tank pit (location of fuel release). If the plume moves at a rate of 22 ft/yr, it would take 270 years to reach MW-6. Another aquifer pump test should be performed to verify your calculated plume rate.

Terrence Fox - Ultramar re: 2620 Old First St., Livermore November 15, 1993

Page 2 of 2

4. Groundwater elevation is now above the screened intervals of all monitoring wells. Wells VEW-1 and VEW-2 are appropriately screened at current water elevations and should be sampled at this time to evaluate groundwater conditions. Additional wells will be required if water levels continue at current elevations.

It is not acceptable to just monitor/sample groundwater without evaluating other feasible alternatives for site remediation at this time. Please submit a workplan proposal detailing alternative plans for remediating the environmental impacts resulting from the unauthorized release at this site. This proposal is due within 45 days of the date of this letter.

If you have any questions, I can be reached at (510) 271-4530.

Sincerely,

eva chu

Hazardous Materials Specialist

CC: Owen Kittredge, Aegis, 1050 Melody Ln, #160, Roseville, CA 9567% files

beacon2.1

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY

R01048

RAFAT A. SHAHID, ASST, AGENCY DIRECTOR

Central Marler # P869531786

DAVID J. KEARS, Agency Director

May 19, 1993

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

Mr. Amini Masood Beacon Station 2620 E. Old 1st Street Livermore, CA 94550

*** NOTICE OF VIOLATION ***

BEACON STATION LOCATED AT 2620 E. OLD FIRST STREET, Re: LIVERMORE.

Dear Mr. Masood:

Our records indicate that there are three underground storage tanks (UST's) located at the above facility. You are required by law to EITHER PERMIT OR REMOVE THESE UST'S.

In accordance with the California code of Regulations, Title 23, Chapter 3, Subchapter 16 Underground Tank Regulations one of the following actions must be taken:

- Submit a tank closure plan to this Department as required by Article 7, 2670(b) forms available from this office, or
- Apply for a permit as required by Article 10, 2711 and 2712. Permit application Part A and B are available from this office.

Please note that section 25299 of the California Health and Safety Code states that any operator or owner of an underground storage tank is liable for a civil penalty of not less than \$500 or more than \$5,000 per day for failure to obtain a permit, or failing to properly close an underground storage tank, as required by section 25298.

Within 15 days, contact this office with your decision. Furthermore, if you plan to submit an application for a UST operating permit, your permit must be submitted within 30 days. If you have any further questions, contact me directly at: (510) 271-4320.

Sincerely,

Jeff Shapiro

Hazardous Materials Specialist

C: Gil Jensen, Alameda County District Attorney

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY

DAVID J. KEARS, Agency Director

R01048

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

STID 3584

November 2, 1992

Mr. Terrance Fox Ultramar , Inc. P.O. Box 466 525 West Third Street Hanford, CA 93232-0466 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

RE: BEACON STATION #719, 2620 OLD FIRST STREET, LIVERMORE

Dear Mr. Fox:

This letter is meant to follow up phone conversations I shared with Mr. John Giorgi of Aegis Environmental, Inc. on October 9, 1992, and my review of the October 9 Aegis "Addendum to Workplan Dated July 8, 1991."

The referenced addendum presents proposed locations and analyses for four (4) soil borings. These borings are in addition to those already proposed and approved in the July 8, 1991 Aegis work plan. At least one of the additional borings, that boring advanced through the existing tank pit, is to be completed as a vapor extraction well. The remaining borings depicted in the referenced addendum will also be completed as vapor extraction wells should field screening measures indicate their suitability as such.

This addendum was approved verbally on October 9, 1992, with the following changes sent via FAX to Mr. Giorgi of Aegis:

- 1) Soil samples from the boring advanced through the tank pit should also be collected at any significant changes in lithology, and where "hits" are observed during field screening. <u>All</u> samples should be sent for appropriate analyses (i.e., TPH-G, BTEX, total Pb).
- 2) Soil samples from additional wells/borings should be collected as in item 1, and as proposed in the addendum, but <u>all</u> those samples showing "hits" must be analyzed. However, should field screening techniques fail to identify apparent contamination in a given boring, that sample collected from the saturated/unsaturated interface zone should be analyzed, at a minimum.

Mr. Terrance Fox

RE: 2620 Old First Street, Livermore

November 2, 1992

Page 2 of 2

Please call me should you have any questions at 510/271-4530.

Sincere Yy,

Scott O. Seery, CHMM

Senior Hazardous Materials Specialist

Rafat A. Shahid, Assistant Agency Director

Gil Jensen, Alameda County District Attorney's Office

Eddy So, RWQCB

John Giorgi, Aegis Environmental Ed Howell - files

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY DAVID J. KEARS, Agency Director

Ro1048

RAFAT A. SHAHID, Assistant Agency Director

March 3, 1992

Mr. Terrance Fox Ultramar Inc. P.O. Box 466 525 West Third Street Hanford, CA 93232-0241 DEPARTMENT OF ENVIRONMENTAL HEALTH Hazardous Materials Division 80 Swan Way, Rm. 200 Oakland, CA 94621 (510) 271-4320

RE: BEACON STATION 3719, 2620 OLD FIRST STREET, LIVERMORE

Dear Mr. Fox:

The Department is in receipt and has completed review of the March 22, 1991 RESNA/Groundwater Resources, Inc. (R/GRI) report entitled, "Real Estate Divestment Environmental Investigation," and the July 8, 1991 Ultramar work plan describing plans for the further evaluation of the significant ground water contamination beneath the referenced Livermore site. This correspondence also follows our telephone conversation and a site reconnaissance occurring February 28, 1992.

The cited March 22, 1991 R/GRI report describes the results of a preliminary site assessment (PSA) performed at this site during February 1991. Soil samples collected during the advancement of three borings at the site did not exhibit the presence of any detectable gasoline constituents, aside from a sample collected from a depth of 25 feet below grade in well boring MW-2. This sample contained 0.020 parts per million (ppm) xylene. All three borings were completed as ground water monitoring wells, designated MW-1, +2 and -3.

Ground water samples collected from the completed wells during March 1991 exhibited high concentrations of dissolved gasoline constituents. Benzene concentrations ranged from a low of 120 parts per billion (ppb) in MW-3, located cross-gradient of the tank complex and downgradient of the dispenser islands, to 1500 ppb in MW-1, upgradient of both the tank complex and dispenser island. The state Maximum Contaminant Level (MCL) for benzene is 1.0 ppb. Total petroleum hydrocarbons characterized as gasoline (TPH-G) ranged from 600 to 14,000 ppb. Other volatile gasoline constituents were also detected at elevated concentrations in sampled ground water. For example, toluene was found in water sampled from MW-2 at a concentration of 1800 ppb; xylene, up to 1300 ppb in MW-1. The ground water flow was calculated to be towards the northwest, based upon one round of water elevation measurements collected March 3, 1991.

Although ground water contamination clearly identifies that an unauthorized release has impacted ground water underlying this site, it is unclear at this time whether the release is from the underground storage tank (UST) systems at the subject site. An evaluation of potential off-site sources is prudent, as is the need to further assess the extent of contamination present at the site. The cited July 8, 1991 Ultramar work plan addresses these needs.

Mr. Terrance Fox

RE: Beacon Station #719, 2620 Old First Street, Livermore

March 3, 1992 Page 2 of 3

The Ultramar work plan proposes to advance three (3) borings, two in the presumed downgradient and one in the upgradient direction from the tank complex and dispenser islands. Such placement is based upon the March 1991 ground water level measurements. The upgradient well is proposed for an off-site location. As we discussed to some extent by phone February 28, the scope of the proposed work appears adequate for this next phase of site evaluation, with the following modifications:

- 1) The "upgradient," off-site well should be located further from the site to be of any value, preferably on the opposite side of Old First Street. Several potential locations present themselves, both on private and public properties.
- 2) At least one of the "downgradient" wells should be located such that the presence of contributory plumes originating from properties to the west of the site might be identified. As we discussed, there are likely several underground storage tanks located on one or more properties in that compass direction from and in proximity to your site.
- Submit a typical well schematic diagram.
- 4) Indicate how well slot sizes have been determined. (Please note that current site wells are apparently constructed using 0.020" screens, while your proposal indicates 0.010" slots would be used.)
- 5) A minimum period of 24 hours must pass between well development and sampling.
- 6) A project Site Safety Plan must be submitted before the proposed work plan may be officially accepted.

The referenced Site Safety Plan must be submitted once you have chosen a contractor to perform the work, and before such work may commence. We understand that Ultramar is hoping to coordinate this stage of the investigation with planned removal of the USTs at this site. As we further discussed, please find enclosed a copies of the current Alameda County UST closure requirements and application.

At this time, please adhere to the following monitoring, sampling, and reporting schedule:

1) Ground water elevation monitoring and gradient determinations are to be performed monthly for 12 consecutive months, <u>beginning March 1992</u>. Such measurements will be reduced to a quarterly schedule thereafter. <u>All measurements are to be converted to elevations above mean sea level (MSL)</u>.

Mr. Terrance Fox

RE: Beacon Station #719, 2620 Old First Street, Livermore

March 3, 1992 Page 3 of 3

- 2) Ground water samples are to be collected on a quarterly basis until otherwise notified. Target compounds shall continue to be TPH-G and BTEX.
- 3) Summary reports are to be submitted quarterly until the close of this project. Such reports are due the first day of the second month of each subsequent quarter (i.e., May 1, August 1, November 1, and February 1). Hence, the next report is due May 1, 1992, and shall document activities occurring during the 1st quarter of 1992.

Additionally, as was requested previously in departmental correspondence issued during May 1991, we have yet to receive the results of UST integrity tests performed during 1991. These are required for submittal within 30 days of test completion. Please submit these test results forthwith.

Should you have any questions, please feel free to contact me at 510/271-4320.

Sincerely,

Scott/9'. Segry, CHMM

Senior Hazardous Materials Specialist

cc: Rafat A. Shahid, Assistant Agency Director, Environmental Health Edgar Howell, Chief, Hazardous Materials Division Gil Jensen, Alameda County District Attorney's Office Eddie So, RWQCB Howard Hatayama, DHS Danielle Stefani, Livermore Fire Department files

ALAMEDA COUNTY HEALTH CARE SERVICES

DAVID J. KEARS, Agency Director

AGENCY

tate Water Resources Control Board Division of Clean Water Programs UST Local Oversight Program RO1048

December 16, 1991 STID# 3584

DEPARTMENT OF ENVIRONMENTAL HEALTH Hazardoua Materiala Program 80 Swan Way, Rm. 200 Oakland, CA 94621 **採款(510) 271-4320**

Ultramar, Inc. ATTN: Terrance A. Fox 525 West Third St. Hanford. CA 93230

Beacon Station #719 2620 East Old First St. Livermore, CA 94550

SITE

Date First Reported:04/04/91 Substance: qasoline Petroleum (X)Yes

Dear Terrance A. Fox,

You state in your letter (dated June 7, 1991) to Gil Wistar of this office that you would be selecting a consultant to perform environmental tasks at the above site. You also said that you were in the process of preparing a workplan for additional assessment to further define the extent of the hydrocarbon plume beneath the site. You said both of these actions would be completed by June 28, 1991. To date this office has not received a workplan. Submit the required workplan to define the lateral and vertical extent of contamination within 45 days.

If you have any questions concerning this matter please contact this office.

Sincerely,

may

Thomas Peacock, Supervising HMS Hazardous Material Division

Mark Thompson, Alameda County District Attorneys Office Eddie So, RWQCB

ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY DAVID J. KEARS, Agency Director

May 28, 1991

DEPARTMENT OF ENVIRONMENTAL HEALTH Hazardous Materials Program 80 Swan Way, Rm. 200 Oakland, CA 94621 (415)

Mr. Terrence A. Fox Environmental Specialist II Ultramar, Inc. 525 W. Third St. Hanford, CA 93232-0466

RE: Beacon #719, 2620 Old First St., Livermore

Dear Mr. Fox:

Thank you for submitting the Groundwater Resources report on the above facility. This report indicates that three monitoring wells were installed on the site premises, all of which show groundwater contamination from dissolved gasoline and volatile organic compounds. Groundwater beneath the site flows to the northwest, from the front of the station towards the back.

As the property owner, Ultramar, Inc. is required to notify the San Francisco Bay Regional Water Quality Control Board (RWQCB) about this situation by filing an <u>Unauthorized Release Report</u> to our office immediately; we will forward the appropriate copies to the Board. Ultramar must also install more monitoring wells to define plume boundaries and concentrations, according to guidelines established by RWQCB. If the property ownership should change hands in the near future, such definition of the hydrocarbon plume (and further work or remediation as may be necessary) would be a condition of property transfer. A quarterly sampling program for all wells must be implemented. In addition, our records indicate that the last precision test on the underground tanks at this facility occurred in June 1990; therefore, the annual precision test is required in June 1991.

Please submit a work plan to this office no later than June 28, 1991. Copies of the proposal should also be sent to the RWQCB (attention: Lester Feldman). Because we are overseeing this site under the designated authority of the Water Board, this letter constitutes a formal request for technical reports, per Sec. 13267(b) of the California Water Code. Failure to respond in a timely manner could result in civil liabilities under the Water Code of up to \$1,000 per day.

Finally, please submit a deposit of \$500, made payable to Alameda County, and indicating the site address for which it is submitted, for our oversight of this case. As with other such cases in the county, we will draw upon these funds at an hourly rate of \$67

Mr. Terrence A. Fox May 28, 1991 Page 2 of 2

whenever a Hazardous Materials Specialist works on the case. As you're aware, our active oversight is necessary to help move this site towards remediation.

If you have any questions about this letter or about site investigation requirements established by the RWQCB, please contact me at (415) 271-4320.

Sincerely,

Hiller M. Wiston

Gil Wistar

Hazardous Materials Specialist

cc: Danielle Stefani, Livermore Fire Department Lester Feldman, San Francisco Bay RWQCB Rafat Shahid, Asst. Agency Director, Environmental Health files

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