



ENVIRONMENTAL HEALTH SERVICES  
ENVIRONMENTAL PROTECTION (LOP)  
1131 Harbor Bay Parkway, Suite 250  
Alameda, CA 94502-6577  
(510) 567-6700  
FAX (510) 337-9335

**REMEDIAL ACTION COMPLETION CERTIFICATION**

January 13, 1997

David Ferro and Domingo Ronconi  
15550 Washington Ave  
San Lorenzo CA 94580

**RE: UNDERGROUND STORAGE TANK (UST) CASE**  
**Domingo Ronconi Property, 15550 Washington Ave., San Lorenzo CA 94580**  
**SITE NO. 3765**

Dear Messrs Ferro and Ronconi:

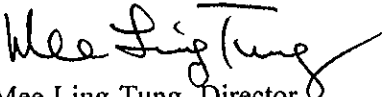
This letter confirms the completion of site investigation and remedial action for the former 750-gallon gasoline underground storage tank removed from the above-described location on July 2, 1990. Thank you for your cooperation throughout this investigation. Your willingness and promptness in responding to our inquiries concerning the former underground storage tanks are greatly appreciated.

Based on information in the above-referenced file and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the underground tank release is required.

This notice is issued pursuant to a regulation contained in Title 23, Section 2721(e) of the California Code of Regulations.

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

Sincerely,

  
Mee Ling Tung, Director

**Attachment-1 (Case Closure Summary)**

c: Chief, Division of Environmental Protection  
Kevin Graves, RWQCB  
Lori Casias, SWRCB (w/attachment)  
Cheryl Gordon, UST Cleanup Fund  
ALL-File

**CASE CLOSURE SUMMARY**  
**Leaking Underground Fuel Storage Tank Program**  
**Page 1 of 3**

**I. AGENCY INFORMATION**

Agency name: **Alameda County-HazMat**  
Date/City/State/Zip: **Alameda, CA 94502**  
Responsible staff person: **Amy Leech**

Date: **November 6, 1996**  
Address: **1131 Harbor Bay Pkwy**  
Phone: **(510) 567-6700**  
Title: **Hazardous Materials Spec.**

**II. CASE INFORMATION**

Site facility name: **Domingo Ronconi Property**  
Site facility address: **15550 Washington Ave., San Lorenzo CA 94580**  
RB LUSTIS Case No: **N/A** Local Case No./LOP Case No.: **3765**  
URF filing date: **12/06/90** SWEEPS No: **N/A**

<u>Responsible Parties:</u>	<u>Address:</u>	<u>Phone Numbers:</u>
David Ferro and Domingo Ronconi	15550 Washington Ave. San Lorenzo CA 94580	

<u>Tank No:</u>	<u>Size in gal.:</u>	<u>Contents:</u>	<u>Closed in-place or removed?:</u>	<u>Date:</u>
1	750	unleaded gasoline	removed	07/02/90

**III. RELEASE AND SITE CHARACTERIZATION INFORMATION**

Cause and type of release: **Unknown**

Site characterization complete? **Yes**

Monitoring Wells installed? **N/A** Number: **N/A**

Proper screened interval? **N/A**

Highest GW depth below ground surface: **N/A** Lowest depth: **N/A**

Flow direction: **Unknown**

Most sensitive current use: **Zoned R1 - Single family residence**

Are drinking water wells affected? **No** Aquifer name: **N/A**

Is surface water affected? **No** Nearest affected SW name: **N/A**

Off-site beneficial use impacts (addresses/locations): **none**

Report(s) on file? **YES** Where is report(s) filed?  
**Alameda County, 1131 Harbor Bay Pkwy, Alameda, CA 94502**

**CASE CLOSURE SUMMARY**  
**Leaking Underground Fuel Storage Tank Program**  
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**III. RELEASE AND SITE CHARACTERIZATION INFORMATION (cont'd)**

**Treatment and Disposal of Affected Material:**

<u>Material</u>	<u>Amount</u> (include units)	<u>Action (Treatment or Disposal w/destination)</u>	<u>Date</u>
USTs	1-750 gallon	Erickson, Inc., Richmond CA	07/02/90

**Maximum Documented Contaminant Concentrations - - Before and After Cleanup**

<u>Contaminant</u>	<u>Soil (ppm)</u>		<u>Water (ppb)</u>	
	<u>Before</u> <sup>1</sup>	<u>After</u> <sup>2</sup>	<u>Before</u>	<u>After</u>
TPH (Gasoline)	ND	ND	n/a	n/a
Benzene	ND	ND		
Toluene	ND	0.0068		
Ethylbenzene	ND	ND		
Xylene	ND	ND		

ND=non-detect  
n/a= not applicable

- 1 Soil sample results from the UST pit after tank removals in 07/90.
- 2 Soil sample results of composite sample of stockpile soil that was returned to the tank pit.

**Comments (Depth of Remediation, etc.):**

On July 2, 1990, one 750-gallon unleaded gasoline underground storage tank (UST) was removed from the property located at 15550 Washington Avenue in San Lorenzo CA. The approved tank closure plan was for a waste oil tank, but the tank was apparently confirmed to be a gasoline tank during field investigations. The tank was reported to be in good condition with no visible hole with some oily residue noted on the outside of the tank. Analytical results of the soil sample collected beneath the former tank were non-detect for TPH-G and BTEX. 6.8 ppb toluene was identified in the composite sample collected from the soil excavated during tank removal activities; TPH-G and BEX were non-detect. The excavated soil was apparently returned to the tank pit without aeration or re-sampling.

**IV. CLOSURE**

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan?  
**Undetermined**

Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan?  
**Undetermined**

Does corrective action protect public health for current land use? **YES**  
Site management requirements: **n/a**

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

Monitoring wells Decommissioned: **N/A**  
Number Decommissioned: **N/A**      Number Retained: **N/A**

List enforcement actions taken: **n/a**  
List enforcement actions rescinded: **n/a**

**CASE CLOSURE SUMMARY**  
**Leaking Underground Fuel Storage Tank Program**  
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**V. LOCAL AGENCY REPRESENTATIVE DATA**

Name: Amy Leech

Signature: *A Leech*

Title: Hazardous Materials Specialist

Date: *12/4/96*

Reviewed by

Name: Juliet Shin

Signature: *Juliet Shin*

Title: Sr. Hazardous Materials Specialist

Date: *12/2/96*

Name: Thomas Peacock

Signature: *Thomas Peacock*

Title: Supervising, Hazardous Materials Spec.

Date: *12-4-96*

**VI. RWQCB NOTIFICATION**

Date Submitted to RB:

RWQCB Staff Name: Kevin Graves, P.E.

Title: Assoc. Water Resources Control Engineer

RB Response: *Approved*

Signature: *[Signature]*

Date: *1/7/97*

**VII. ADDITIONAL COMMENTS**

Residual toluene concentrations of 6.8 ppb identified in the excavated soil returned to the tank pit are low and do not present a threat to groundwater or risk to human health or the environment. (Tier 1 Look-up Table of the ASTM E1739-95 *Standard Guide for Risk-Based Corrective Action Applied at Petroleum Release Sites.*) No further investigations are recommended for this site.

Department of Environmental Health

JAN 08 1997