

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



RO#1205

March 13, 1997  
STID 3785

Ann McDonald  
Coca Cola Enterprises Inc.  
PO Box 4067  
Oakland CA 94614-4067

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

RE: Coca Cola site, 1340 <sup>Mandela Pkwy</sup> Cypress St., Oakland CA 94607

Dear Ms. McDonald,

Since my last letter to you, dated February 6, 1997, the following documents have been received in this office:

- \* "Request for Closure and 1996 Annual Monitoring Report," prepared by Woodward-Clyde Consultants, dated 2/25/97

This report documents groundwater sampling in the year after the groundwater remediation system was shut down. Chemicals of concern (BTEX) were absent, except for well MWB-1, which displayed a consistent increase in BTX. **For this reason, you are requested to continue groundwater sampling, although only in MWB-1 and MWB-13, for BTEX only, for the first and third quarters of 1997.** If there is a decreasing concentration trend, then this case will proceed to closure. Please perform monitoring measurements during these two sampling events, and prepare potentiometric maps. The data may be presented in one report after the third quarter event.

If you have any questions, please contact me directly at 510-567-6761. **Feel free to submit reports on double-sided paper in order to save precious trees.**

Sincerely,

Jennifer Eberle  
Hazardous Materials Specialist

cc: Jen Hyman, Woodward-Clyde Consultants, 500-12th St., Suite 100, Oakland CA 94607-4014  
J. Eberle/file

je.3785-C

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RO# 1205

February 6, 1997  
STID 3785  
page 1 of 2

ENVIRONMENTAL HEALTH SERVICES  
ENVIRONMENTAL PROTECTION (LOP)  
1131 Harbor Bay Parkway, Suite 250  
Alameda, CA 94502-6577  
(510) 567-6700  
FAX (510) 337-9835

Ann McDonald  
Coca Cola Enterprises Inc.  
PO Box 4067  
Oakland CA 94614-4067

RE: Coca Cola site, 1340 <sup>Mandela Pkwy</sup> Cypress St., Oakland CA 94607

Dear Ms. McDonald,

Since my last letter to you, dated May 10, 1995, the following documents have been received in this office:

- 1) "Spring Quarter 1995 Quarterly Monitoring Report," prepared by Woodward-Clyde Consultants (WCC), dated 7/19/95;
- 2) "Risk-Based Evaluation of Soil and Groundwater" report, prepared by WCC, dated 9/7/95;
- 3) "Summer Quarter 1995 Quarterly Monitoring Report," prepared by WCC, dated 10/31/95; and
- 4) "Winter Quarter 1995-1996 Quarterly Monitoring Report," prepared by WCC, dated 2/29/96.

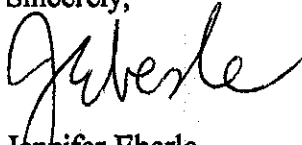
As per a telecon with Jen Hyman of WCC on 3/5/96, she indicated that the groundwater extraction (GWE) system was shut down in January 1996. As per the risk assessment, the wells were to be sampled on a quarterly basis for BTEX, for four consecutive quarters after the GWE system was shut down. We agreed that it would be acceptable to submit one report at the end of 1996.

This letter is being written because it has been over one year since our last letter. We expect the year-end summary report to be submitted shortly.

If you have any questions, please contact me directly at 510-567-6761. **Feel free to submit reports on double-sided paper in order to save precious trees.**

February 6, 1997  
STID 3785  
page 2 of 2  
Ann McDonald

Sincerely,



Jennifer Eberle  
Hazardous Materials Specialist

cc: Jen Hyman, Woodward-Clyde Consultants, 500-12th St., Suite 100, Oakland CA 94607-  
4014  
J. Eberle/file

je.3785-B

ALAMEDA COUNTY  
HEALTH CARE SERVICES  
AGENCY

DAVID J. KEARS, Agency Director



Envision: #1340 Mandela Pkwy

R01205

RAFAT A. SHAHID, DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH  
State Water Resources Control Board  
Division of Clean Water Programs  
UST Local Oversight Program  
1131 Harbor Bay Parkway  
Alameda, CA 94502-6577  
(510) 567-6700

May 10, 1995  
STID 3785

Ann McDonald  
Coca Cola Enterprises Inc.  
PO Box 4067  
Oakland CA 94614-4067

RE: Coca Cola site, 1340 Cypress St., Oakland CA 94607

Dear Ms. McDonald,

I am in receipt of the "Proposal of Approach for Development of Risk-Based Cleanup Levels for Soil and Groundwater," prepared by Woodward-Clyde Consultants, dated 4/13/95. **This proposal is acceptable with the following conditions:**

- 1) More information must be obtained regarding the two "non-environmental wells" identified within 0.5 miles of the site: are they upgradient, downgradient, or crossgradient from the Coca Cola site? How far away are they from the Coca Cola site? If the potential exists for impacts through plume migration, then include information on well ownership and usage. (See pg 2)
- 2) Has the groundwater plume moved below the adjacent property where the housing project is located? If not, do a contaminant fate and transport study to determine the rate of future plume migration. If the plume has moved into the residential area, or if there is a potential for such migration, then use the  $1 \times 10^{-6}$  cancer risk scenario. If you use the residential scenario, then there will be no need for further case review if the land use changes in the future. (See pg 3-4)
- 3) How thick are the concrete floors? (See pg 2)
- 4) Use 95% upper confidence limit of the average soil concentrations, and the maximum groundwater concentrations, for the risk evaluations. (See pg 6)
- 5) Clarify how the hotspots will be addressed. Will the values be calculated, and will remediation ensue if the values exceed the risk based screening levels? (See pg 6)
- 6) If site specific parameters are used, then describe procedures/methods used to measure/evaluate them.

May 10, 1995  
STID 3785  
Ann McDonald  
page 2 of 2

I understand that these issues have already been brought to the attention of your staff Risk Assessor, Marco Lobascio, as per telephone conversation with Madhulla Logan of our staff, on 5/9/95.

If you have any questions, please contact me at 510-567-6700, ext 6761. This is our new permanent phone number; our new fax number is 510-337-9335. **Feel free to submit reports on double-sided paper in order to save precious trees.**

Sincerely,



Jennifer Eberle  
Hazardous Materials Specialist



Madhulla Logan  
Risk Assessment Reviewer

cc: Jen Hyman, Woodward-Clyde Consultants, 500-12th St., Suite 100, Oakland CA 94607-4014  
Bill Reynolds/file

je.3785-A

ALAMEDA COUNTY  
HEALTH CARE SERVICES  
AGENCY

DAVID J. KEARS, Agency Director



Envision: 2525 Mandela  
Pkwy, Oakland

RO623

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

February 9, 1995  
STID 3694

California Cotton  
formerly known as Kantor Warehouse  
2525 Cypress St.  
Oakland CA 94607

DEPARTMENT OF ENVIRONMENTAL HEALTH  
ALAMEDA COUNTY CC4580  
DEPT. OF ENVIRONMENTAL HEALTH  
ENVIRONMENTAL PROTECTION DIVISION  
1131 HARBOR BAY PKWY., #250  
ALAMEDA CA 94502-6577

To Whom it Concerns,

I have been informed that you acquired this property over a year ago, and that you made an agreement with Bert Kantor to take responsibility for the remediation of the former Underground Storage Tank (UST) problem. This is according to a conversation I had today with Bert Kantor, the former property owner.

This case still remains open. According to our files, 3 groundwater monitoring wells were installed and sampled in September 1992. Apparently, these wells were not subsequently sampled. In order to close this case, the wells must be sampled for four consecutive quarters. If the groundwater concentrations are non-detect (ND), as they were when initially sampled in September 1992, and if there are no outstanding soil contamination problems, then this case can likely be closed.

Therefore, as per California Code of Regulations, Title 23, Division 3, Chapter 16, you are requested to choose a qualified consultant for the purpose of establishing a quarterly groundwater monitoring program. A "qualified consultant" is necessary because reports and proposals must be submitted **under seal** of a California-Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer. Please mention to your consultants that it is possible that the wells will need to be redeveloped, since it has been over 2 years that they were sampled. **Please initiate quarterly sampling within 60 days, or by April 7, 1995. Kindly have your chosen consultant contact me within 45 days, or by March 25, 1995.** [You can find a consultant in the yellow pages under "Environmental Consultants."]

Please note that with the exception of closure reports, routine reports and documents no longer need to be copied to the Regional Water Quality Control Board. **Kindly submit a cover letter with your consultant's reports.**

If you have any questions, please contact me at 510-567-6700, ext 6761; our fax number is 510-337-9335.

February 9, 1995  
STID 3694  
California Cotton  
page 2 of 2

Feel free to submit reports on double-sided paper in order to  
save precious trees.

Sincerely,



Jennifer Eberle  
Hazardous Materials Specialist

cc: Dave Allen, Aqua Science Engineers, 2411 Old Crow Canyon  
Rd., Suite #4, San Ramon CA 94583  
Bert Kantor, 1085 University Ave., Berkeley CA 94710  
Ed Howell/file

je.3694

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY  
DAVID J. KEARS, Agency Director



RO#1205

ARNOLD PERKINS, DIRECTOR  
RAFAT A. SHAHID, DEPUTY DIRECTOR

January 9, 1995

Marco Lobascio  
Woodward-Clyde Consultants  
500 12th Street, Suite 100,  
Oakland, CA - 95607-4014

ALAMEDA COUNTY  
ENVIRONMENTAL HEALTH SERVICES  
1131 HARBOR BAY PKWY., #250  
ALAMEDA CA 94502-6577  
(510)567-6700

mandela Pkwy,

REF: Coco Cola Distribution Facility, 1340 Cypress, Oakland, CA

Dear Mr. Lobascio:

I am in receipt of the risk assessment dated September 7, 1995 prepared by Woodward-Clyde Consultants for the above referenced site. The risk assessment was developed using the American Society for Testing and Materials Risk Based Corrective Action and evaluating scenario's that included exposure to onsite commercial workers and hypothetical future residents. The risk assessment has been reviewed and is acceptable to this Department.

If you have any questions, you can reach me at (510) 567-6764

Sincerely,

Madhulla Logan,  
Hazardous Material Specialist

*u*  
CC: Gordan Coleman/files



ALAMEDA COUNTY  
HEALTH CARE SERVICES  
AGENCY



DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

R01205

March 15, 1993  
STID 3785

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

Ann Macdonald  
Coca Cola Bottling Co.  
Environmental Affairs  
14655 Wicks Blvd.  
San Leandro CA 94577

RE: Coca Cola facility  
1340 Cypress St.  
Oakland CA 94607

Dear Ms. Macdonald,

We are in receipt of the 3/9/93 letter from Woodward-Clyde Consultants (WCC), regarding an addendum to the Remedial Action Plan (RAP) prepared by U.S. Technical Environmental Consulting, Inc., dated 12/6/91. As you know, this addendum recommends refinements to the RAP, as previously discussed during a meeting between yourself, myself, and WCC representatives on 2/24/93.

This addendum to the RAP is acceptable for implementation. I hope that this process goes smoothly and according to the estimated time schedule (Table 2). To facilitate this process, I am faxing this letter to Harold Tuchfeld of WCC; a hard copy will follow. Please contact me at 510-271-4530 if you have any questions.

Sincerely,

Jennifer Eberle  
Hazardous Materials Specialist

cc: Harold Tuchfeld, Woodward-Clyde Consultants, 500-12th St.,  
Suite 100, Oakland CA 94607-4014  
Rich Hiett, RWQCB  
Ed Howell/File

je

ALAMEDA COUNTY  
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



SITE: 1340 Mandela  
Pkwy.

R01205

RAFAT A. SHAHID, Assistant Agency Director

3 February 1992

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

Steven M. McConnell  
Coca-Cola Enterprises - West  
14655 Wicks Boulevard  
San Leandro, CA 94577

Subject: Remedial Action Plan for the former Coca-Cola facility  
at 1340 Cypress Street, Oakland.

Dear Mr. McConnell:

Thank you for the Remedial Action Plan prepared by U.S. Technical Environmental Consulting Incorporated for the site listed above. This agency has reviewed the plan and approval is granted for its implementation. Please be aware that the San Francisco Bay Regional Water Quality Control Board will have to be engaged for the purpose of obtaining approval for the use of an injection well as described in the Remedial Action Plan. Consequently, this authorization to proceed with the Plan is conditional on the Board's approval of this well. Should the Board fail to approve the use of proposed injection well the Remedial Action Plan will have to be amended to reflect this change.

The contents of this letter have been discussed with Michael Roche of U.S. Tech. If you have any questions concerning this matter, please contact me at (510) 271-4320.

Sincerely,

A handwritten signature in cursive script, appearing to read "Dennis J. Byrne".

Dennis J. Byrne  
Senior Hazardous Materials Specialist

cc: Eddy So, SFBRWQCB  
Rafat Shahid, Assistant Director, Alameda County Department  
of Environmental Health.  
Michael Roche, U.S. Technical Environmental Consulting