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Argonaut Holdings, LLC

Conceptual Site Model and Request for Site Closure

Former GMC Truck Center
8099 South Coliseum Way

Oakland, California

Alameda County LOP –
Case #: RO-0001389

December 18, 2013

ARCADIS

Charles W. Dittmar, II
Senior Environmental Scientist

Maher M. Zein, PhD, PE
Senior Environmental Engineer

REGISTERED PROFESSIONAL ENGINEER
MAHER M. ZEIN
No. 73475
Exp: 12/31/14
CIVIL
STATE OF CALIFORNIA

Brad Saunders, PE
Project Manager

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Prepared for:
Argonaut Holdings, LLC

Prepared by:
ARCADIS U.S., Inc.
320 Commerce
Suite 200
Irvine
California 92602
Tel 714 730 9052
Fax 714 730 9345

Our Ref.:
B0064601.0000

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1. Introduction

On behalf of Argonaut Holdings, LLC (Argonaut), ARCADIS U.S., Inc. (ARCADIS) has prepared this *Conceptual Site Model and Request for Site Closure* (Closure Request) for the former GMC Truck Center, located at 8099 S. Coliseum Way in Oakland, California (Site). This report has been prepared in response to the request made by the Alameda County Health Care Services Agency (ACHCSA**)** to develop a Conceptual Site Model (CSM) and closure evaluation for the Site. In this Closure Request, ARCADIS presents a summary of historical information for the Site and other supporting documentation for low-risk closure consideration in accordance with the State Water Resources Control Board's (SWRCB's) Low-Threat Underground Storage Tank Case Closure Policy (Low-Threat Policy) that was adopted on May 1, 2012 and became effective on August 17, 2012 (SWRCB, 2012). This Closure Request has been prepared using available site data and the supporting data requirements for the low-risk closure approach. The Site was evaluated with respect to this policy and was determined to satisfy the general and media-specific criteria required for low-threat case closure designation.

2. Site Description and History

The Site is an active new and used truck dealership and service facility located at 8099 South Coliseum Way in Oakland, California (Figure 1). The Site is bounded by South Coliseum Way to the north and a Caltrans Property adjoining to the east, south, and west (Figure 2). Surrounding properties are comprised of commercial uses. The Site is zoned C-36/S-4, regional commercial, and is located in a commercial area. It is anticipated that the future use of the Site will continue to consist of commercial facilities (ARCADIS, 2012).

Current facilities include two buildings: the Main Site Building and the Used Truck Center Trailer, situated on approximately 6.38 acres of land. Based on historical resources, a portion of one former building existed on the eastern portion of the Site. The former building was owned and occupied by the California Department of Transportation (Caltrans) and was utilized as a maintenance facility (ARCADIS, 2012).

One 1,000-gallon used oil underground storage tank (UST), one 1,000-gallon new oil UST, one 2,000-gallon unleaded gasoline UST, and one 2,000-gallon diesel fuel UST were installed in 1980 in two separate excavations (one that contained the gasoline and diesel USTs and one that contained the used oil USTs) located west of the Main Site Building (Figure 2). The four USTs were excavated and removed on August 5, 1993 (Clayton, 1993).

3. Previous Environmental Assessment Activities

Site investigation activities are presented chronologically below. Figures showing locations of historical investigation borings and wells are included in Appendix A. Historical soil boring logs and groundwater monitoring well construction logs are attached as Appendix B. Historical analytical results for soil samples collected from all borings drilled from 1993 to 2010 are included in Appendix C. Historical analytical results for groundwater samples collected from 1993 to 2011 are included in Appendix D. The most recent (December 2011) groundwater quarterly monitoring results summary table is included as Table 1.

- **July 1993**: A Phase I Level II Environmental Assessment was performed by Clayton Environmental Consultants (Clayton) to determine whether soil and/or groundwater contamination originating from the USTs located at the adjacent Caltrans Property and from the storage of miscellaneous automotive parts had impacted the Site (*Phase I Level II ESA, GMC Truck; August 6, 1993*). Free phase hydrocarbon product was observed during the drilling in three of the four soil borings near the Caltrans Property boundary. Soil analytical results indicated total petroleum hydrocarbons – gasoline range organics (TPH-GRO) were detected at concentrations ranging from non-detect to 340 milligrams/kilogram (mg/kg). In addition, total petroleum hydrocarbons – diesel range organics (TPH-DRO) and total petroleum hydrocarbons – oil & grease (TPH-O&G) were detected at concentrations ranging from 3 to 700 mg/kg and from non-detect to 820 mg/kg, respectively. Two groundwater samples (BH-1 and BH-3) were collected near the Caltrans Property boundary and submitted for analysis of TPH-GRO and/or TPH-DRO. Analytical results indicated TPH-GRO was detected at a concentration of 780 micrograms per liter (μg/L) in BH-1, while TPH-DRO was detected at concentrations of 1,300 μg/L and 47,000 μg/L in BH-1 and BH-3, respectively.

- **September 1993:** twenty-five soil borings were advanced in the vicinity of the former UST locations and four soil borings were advanced in the northwestern portion of the Site near the auto parts storage by Groundwater Technology Inc. (GTI; *Work Plan for Further Assessment, GMC Truck Center; January 26, 1995*). Selected soil and groundwater samples were collected from the boreholes and submitted for analysis. Soil samples collected were analyzed for benzene, toluene, ethylbenzene, and xylenes (BTEX), TPH-GRO, TPH-DRO, TPH as mineral spirits (TPH-MS), and/or TPH-O&G. Soil analytical results indicated BTEX was below laboratory method detection limits. Soil analytical results indicated TPH-GRO were detected at concentrations ranging from non-detect to 3,500 mg/kg; TPH-DRO at concentrations ranging from non-detect to 5,400 mg/kg; TPH-MS at concentrations ranging from 27 to 7,000 mg/kg; and TPH as motor oil (TPH-ORO) at concentrations ranging from 440 to 580 mg/kg. Groundwater

samples were analyzed for BTEX, TPH, TPH-GRO, and/or TPH-DRO. In addition, two groundwater samples were analyzed for volatile organic compounds (VOCs). All VOCs constituents were below their laboratory method detection limits with the exception of chloroethane (which was detected at a concentration of 0.9 µg/L) in one sample. Analytical results indicated BTEX and TPH-GRO concentrations in groundwater were below laboratory method detection limits, except in sample BH-1, which contained TPH-GRO at a concentration of 730 µg/L. TPH-DRO was detected in groundwater at concentrations ranging from 260 to 110,000 µg/L, and TPH as oil was detected at concentrations ranging from non-detect to 150,000 µg/L.

- **March 1995**: GTI advanced seventeen soil borings (SB-1 through SB-17) throughout the Site (*Report of Sampling and Analysis of Activities, GMC Truck Center; April 12, 1996*). Three soil borings were advanced in the vicinity of the oil/water separator, eleven soil borings were advanced in the vicinity of the former UST locations, and three soil borings were advanced in the northwestern portion of the Site near the auto parts storage. Soil and groundwater samples were collected from each borehole and analyzed for BTEX, TPH-GRO, TPH-DRO, TPH as motor oil (TPH-MO), TPH as Kerosene (TPH-KRO), and/or TPH-MS. Soil analytical results indicated ethylbenzene and xylenes were detected at 5.4 milligrams per kilogram (mg/kg) and 87 mg/kg, respectively, in soil sample SB-3. TPH-GRO and TPH-KRO were detected at concentrations of 3,500 mg/kg and 1,800 mg/kg, respectively, in soil sample SB-3. BTEX, TPH-GRO, TPH-DRO, TPH-MS, TPH-MO, and TPH-KRO were below laboratory method detection limits in the remaining soil samples. Free phase hydrocarbon product was observed in soil boring SB-3 located near the oil/water separator east of the Main Site Building; therefore, a groundwater sample was not collected. Instead, a product sample was collected and analyzed for a hydrocarbon screen. TPH-MS was detected at 590,000 mg/kg in the product sample collected from boring SB-3. The groundwater analytical results indicated BTEX below laboratory method detection limits. TPH-DRO and TPH-MO in the groundwater samples were detected at concentrations ranging from non-detect to 2,300 µg/L and non-detect to 7,600 µg/L, respectively. TPH-GRO, TPH-MS, and TPH-KRO were below laboratory method detection limits in the remaining groundwater samples.

- **June 1995**: Fluor Daniel GTI (Fluor Daniel) installed ten additional soil borings (SB-18 through SB-27) at the Site (*Report of Sampling and Analysis of Activities, GMC Truck Center; April 12, 1996*). Soil samples were collected from soil borings SB-20 through SB-23 and SB-27 and analyzed for BTEX, TPH-GRO, TPH-DRO, TPH-MSRO, TPH-KRO, and TPH-ORO. Soil analytical results for SB-20 indicated ethylbenzene, xylenes, and TPH-MSRO were present at concentrations of 1.6 mg/kg, 17 mg/kg, and 1,400

mg/kg, respectively. In SB-23, toluene, ethylbenzene, xylenes, and TPH-GRO were detected at concentrations of 0.042 mg/kg, 0.061 mg/kg, 0.32 mg/kg, and 28 mg/kg, respectively. The COCs were below laboratory detection limits in the remaining soil samples. In addition, groundwater samples were collected from each borehole location and analyzed for BTEX, TPH-GRO, TPH-DRO, TPH-MSRO, TPH-KRO, and TPH-ORO. Analytical results indicated BTEX, TPH GRO, TPH DRO, and TPH MSRO were below clean-up criteria and/or laboratory detection limits. TPH KRO was detected at a concentration of 39,000 µg/L (SB-23) and TPH ORO was detected at concentrations ranging from non-detect to 170,000 µg/L (SB-20).

- **February and March 1996:** Fluor Daniel conducted subsurface investigation activities to delineate the horizontal and vertical impacts of hydrocarbons in the vicinity of the former USTs located south of the Main Site Building (*Report of Sampling and Analysis of Activities, GMC Truck Center; April 12, 1996*). A total of eight soil borings were advanced during the subsurface investigations and were then converted to permanent groundwater monitoring wells.

  - One soil sample was collected from each soil boring and submitted for analysis of TPH-GRO, BTEX, hydrocarbon screening for compounds ranging from diesel fuel through motor oil using a GC and a FID. Toluene, ethylbenzene, and xylenes were not detected in the soil samples from the monitoring well borings. Benzene was not detected in the soil samples collected from MW-1, MW-2, MW-4, MW-5, and MW-6. Benzene concentrations were 310,000 micrograms per kilogram (µg/kg) in the soil from MW-3; 1.4 µg/kg at MW-7; and, 2.2 µg/kg in the soil from MW-8. TPH-DRO was not detected in the soil samples. TPH-MS was detected only in MW-3 at 1,900 mg/kg. TPH-GRO was not detected in MW-1, MW-2, or MW-4; and was detected in the remaining samples ranging from 0.14 mg/kg in MW-8 to 8,400 mg/kg in MW-3. THP-ORO was detected in each soil sample from the monitoring wells except MW-1, ranging from 22 mg/kg in MW-2 to 2,200 mg/kg in MW-8.

  - Groundwater samples were collected from each groundwater monitoring well and submitted for analysis of TPH-GRO, BTEX, hydrocarbon screening for compounds ranging from diesel fuel through motor oil using a GC and a FID. Analytical results indicated TPH as lube oil was detected at concentrations ranging from 1.4 mg/L in groundwater sample MW-4 to 8.606 mg/L in groundwater sample MW-1. Other constituents of concern (COCs) were below the laboratory method detection limits.

  - Based on analytical results from previous and current investigations, petroleum hydrocarbons were present in the soil in the vicinity of the former UST locations (MW-5, MW-6, MW-7, and MW-8) at the Site. In addition, petroleum hydrocarbons

were present in groundwater predominantly in the vicinity of the former used oil and new oil USTs at the Site. Analytical results also indicated that TPH as lube oil was present in the groundwater and soil throughout most of the Site.

- **April 1996**: Fluor Daniel was retained by GM to characterize the uppermost saturated zone at the Site. The site activities included performing a constant rate pump test on groundwater well MW-2, data processing, and interpretation (*Aquifer Characterization Report, GMC Truck Center, May 14, 1996*). The purpose of the aquifer test was to estimate the aquifer properties of the uppermost saturated zone (hydraulic conductivity, transmissivity, specific yield, and storativity). Time-drawdown and time-recovery data were collected from the test well and nearby observation wells during the pump test.

  - Three piezometers (PZ-1 through PZ-3) were installed in the vicinity of groundwater well MW-2 on March 21, 1996 to be utilized as observation wells during the pump test activities.

  - Groundwater elevations were recorded prior to pumping and ranged from 0.10 to 6.04 feet above mean sea level (amsl). The aquifer material was comprised of a 4 foot thick sand and gravel layer between approximately 12 to 18 feet below ground level (bgl) in the vicinity of groundwater well MW-2 and piezometers PZ-1 through PZ-3. These materials were likely stream channel deposits that were discontinuous and were not encountered at monitoring wells, MW-1 and MW-3 through MW-8. Groundwater flow beneath the Site was reported to the north with a gradient of approximately 0.01 foot per foot (ft/ft). Groundwater appeared to be confined in the vicinity of groundwater well MW-2.

  - Two methods were used to estimate the aquifer properties using the test data from the pumping test. Time versus drawdown data from each of the piezometers was analyzed by the Thesis solution using AQTESOLVTM Aquifer Test Solver, Version 2.1. The distance-drawdown solution (Jacob, 1950) was also used. Results from the 24-hour constant rate pumping test indicated aquifer transmissivity between 1,270 to 2,930 gallons per day/foot (gpd/ft) and storativity of 0.006 to 0.00006. Hydraulic conductivity was 317 to 733 gallons per day/square feet (gpd/ft2). The range for transmissivity is representative of sand and gravel aquifer material and corresponds to the lithology of the water bearing zone. Storativity values of 0.006 to 0.00006 are in the range of expected values for a confined aquifer.

  - Based on the results from the pump test, the estimated sustainable yield of groundwater well MW-2 was approximately 4 to 5 gallons per minute (gpm) with

approximately 5 feet of drawdown in the well. In addition, the results indicated there was little or no drawdown at groundwater well MW-2 due to well loss.

  - The relatively high hydraulic conductivity values measured during the pump test were representative of the sand and gravel layer observed at some of the groundwater well locations at the Site; however, the presence of finer grained layers would significantly affect groundwater flow at the Site. The rapid response in the piezometers to pumping indicated the coarser grained layers are likely interconnected at the Site. Therefore, no aquifer boundaries were observed during the pump test.

- **January 1997**: Fluor Daniel prepared a Risk Assessment with site-specific target levels (SSTLs) calculated for benzene at 1.75 mg/kg (*Risk-Based Corrective Action of Soil and Groundwater, General Motors Corporation, White Truck Center, 8099 Coliseum Way, Oakland, CA*). Fluor Daniel proposed a remedy involving intrinsic bioremediation and monitoring, termed "monitored natural attenuation". FD-GTI also proposed placing a deed restriction against constructing a building in the vicinity of MW-3, based on the concentrations of benzene detected at that time above the SSTL. In June 1997, the ACHCSA agreed to the approach of monitored natural attenuation by quarterly sampling and monitoring of the eight existing wells. Monitoring was required to include the bioremediation parameters dissolved oxygen, oxidation-reduction potential (ORP), nitrate, sulfate, alkalinity, and ferrous iron, in addition to BTEX, TPH-GRO, TPH-DRO, and TPH-ORO. ACHCS also requested that the drainage ditch located adjacent to the downgradient Site boundary be sampled.

- **April 2008**: ARCADIS, operating as Encore Environmental Consortium (EEC) conducted a subsurface investigation consisting of the completion of twenty-two test borings in the vicinity of the former UST locations, former underground hydraulic lift locations, active underground hydraulic lift location, and former trench-style floor drain, was conducted at the Site (*Phase II Environmental Site Assessment, Oakland Truck Center*). The objectives of these activities were to investigate potential on-site migration of contaminants from the easterly adjoining property (Caltrans) and to identify the unknown material used to fill the former wetlands as well as the historic practices involving on-site solid waste disposal associated with former and/or current site operations.

  - Soil borings SB-1 and SB-2 were completed to a depth of 10 feet bgl in the vicinity of the former underground hydraulic lift locations in the detail area of the Main Site Building. Impacted soils were observed near borings SB-1 and SB-2.

- Soil borings SB-3 and SB-4 were completed to a depth of 10 feet bgl in the vicinity of the former trench-style floor drain located in the detail area of the Main Site Building. Impacted soils were observed near borings SB-3 and SB-4.

- Soil boring SB-5 was completed to a depth of 10 feet bgl in the vicinity of the active underground hydraulic truck lift located west of the Main Site Building. Impacted soil and groundwater were observed near boring SB-5.

- Soil borings SB-6 through SB-9 were completed to a depth of 20 feet bgl in the vicinity of the open off-site Leaking Underground Storage Tank (LUST) cases along the eastern boundary of the Site. Impacted soil and groundwater were observed near borings SB-6 through SB-8.

- Soil borings SB-7, SB-10, and SB-11 were completed to a depth of 20 feet bgl in the vicinity of the former building on the northeast portion of the Site. SB-7 was also used to investigate the potential for migration to the Site from the open LUST case on the easterly adjoining Caltrans property. Impacted soil and groundwater were detected in the vicinity of borings SB-10 and SB-11.

- Soil borings SB-9 and SB-11 through SB-20 were completed to a depth of 20 feet bgl throughout the Site to investigate the unknown material used to fill the former wetlands and historic practices involving on-site solid waste disposal associated with former and/or current site operations. Impacted soil and groundwater were detected in the vicinity of boring locations SB-12 through SB-20.

- Soil boring SB-21 was completed to a depth of 20 feet bgl in the vicinity of the former used oil USTs located west of the Main Site Building. In addition, soil boring SB-22 was completed to a depth of 13 feet bgl in the vicinity of the former gasoline and diesel USTs located west of the Main Site Building. Impacted soil and groundwater were detected in the vicinity of the borings SB-21 and SB-22.

- Groundwater samples were collected from eight existing monitoring wells (MW-1 through MW-8) located throughout the Site. Based on the analytical results, COCs at concentrations in excess of the California Department of Health Services Drinking Water Maximum Concentration Limits (MCLs) were detected at monitoring wells MW-5 and MW-6.

- **July 2009:** An investigation was conducted by ARCADIS to assess the conditions of soil and groundwater at the Site in an attempt to develop a plan to pursue closure of open LUST Case ID RO-0001389 (*Leaking Underground Storage Tank Site Investigation*

Report, Oakland Truck Center (Former), 8099 South Coliseum Way, Oakland, California).

- Soil borings GP-1 through GP-4 were advanced in the vicinity of former boring SB-3. A temporary monitoring well was also installed in this area at soil boring GP-3 to determine the concentration of VOCs in groundwater in the vicinity of the Main Site Building. Concentrations of TPH-GRO were greater than the San Francisco Regional Water Quality Control Board (SFRWQCB) Commercial Soil Environmental Screening Levels (ESLs) in samples GP-1 (7-7.5 feet), GP-2 (7-7.5 feet), GP-2 (16-16.5 feet), GP-3 (11-11.5 feet), and GP-4 (9-9.5 feet). TPH-DRO was detected above the SFRWQCB Commercial Soil ESLs in soil samples GP-1 (7-7.5 feet) and GP-2 (7-7.5 feet). TPH-ORO was not detected above the SFRWQCB Commercial Soil ESLs. The observed concentrations in the remaining soil samples were below the SFRWQCB Commercial Soil ESLs. TPH-DRO and TPH-GRO were detected at 0.16 mg/L and 0.087 mg/L, respectively, in groundwater sample GP-3, which were below the SFRWQCB groundwater ESLs. VOCs were not detected above the laboratory reporting limits in soil samples GP-1 (7-7.5 feet and 18-18.5 feet) and GP-4 (9-9.5 feet). Several VOCs were detected in soil samples GP-2 (7-7.5 feet and 16-16.5 feet), GP-3 (11-11.5 feet), and GP-4 (15-15.5 feet). Concentrations of benzene (16 µg/kg) and chlorobenzene (6.1 µg/kg) in GP-2 (7-7.5 feet); benzene (6.1 µg/kg) in GP-2 (16-16.5 feet); and methylene chloride (5.3 µg/kg) in GP-3 (11-11.5 feet)l were detected above the Oakland Tier I Risk-Based Screening Levels (RBSLs) ingestion of groundwater impacted by leachate for commercial use. VOCs were not detected above the laboratory reporting limits in groundwater sample GP-3.

- ARCADIS installed three additional monitoring wells (MW-9 through MW-11) to a depth of 20 feet bgl north and northwest of the impact from the former USTs at the Site. One soil sample was collected from each well boring. TPH-GRO and TPH-DRO were not detected above the laboratory reporting limits in the soil samples collected from MW-9 through MW-11. TPH-ORO concentrations ranged from 39 to 700 mg/kg in the soil samples collected from MW-9 through MW-11. TPH concentrations were 33 mg/kg and 210 mg/kg in soil samples collected from MW-9 and MW-10, respectively. COC concentrations were below the SFRWQCB soil ESLs. VOCs were not detected above laboratory method reporting limits in soil sample MW-11 (6-6.5 feet). Acetone was detected in soil samples collected from MW-9 (6-6.5 feet) at 30 µg/kg and MW-10 (5-5.5 feet) at 29 µg/kg, both below the Oakland Tier I RBSLs and SFRWQCB ESLs for commercial use. The remaining VOCs were below the laboratory reporting limits.

- Based on the results of this site investigation, ARCADIS concluded that intrinsic bioremediation had been occurring at the Site, and that the residual soil impacts did not pose a significant threat to the groundwater. It appeared that the groundwater flow is generally to the north-northwest, and the TPH–GRO and VOCs detected in the vicinity of the former UST release and SB-3 area are limited in extent and have not migrated far from the source areas since 1997.

- In addition, the observed reduction in benzene concentration in the soils near SB-3 to a level below the SSTL calculated in 1997 and the Commercial Tier I RBSL for the indoor inhalation exposure pathway indicated that the deed notice related to construction of buildings mentioned in the Fluor Daniel 1997 risk assessment report is no longer necessary.

- Two sediment samples (SW-2 and SW-3) and one water sample from SW-3 in the ditch located at the northwestern portion of the Site. TPH-ORO and TPH (by 418.1) were detected in one of the samples at 300 mg/kg and 41 mg/kg, respectively.

- **October 2010 through December 2011**: ARCADIS conducted quarterly monitoring of the groundwater monitoring wells at the Site in order to pursue closure of the LUST case (*Quarterly Monitoring Report #5, Former Oakland Truck Center, 8099 South Coliseum Way, Oakland, CA*).

  - From October 2010 through December 2011, five quarterly groundwater monitoring events were completed at the Site. Groundwater samples and water level information were collected from the eleven monitoring wells.

  - TPH- GRO was not detected above the laboratory detection limits in any of the collected groundwater samples.

  - TPH-DRO C10-C22 was detected at concentrations ranging between an estimated 0.049 mg/L (MW-11) and 1.8 mg/L (MW-6). TPH-DRO C10-C22 exceeded the 0.21 mg/L SFRWQCB ESL in all of the monitoring wells; with the exception of wells MW-3, MW-10, and MW-11. TPH-DRO C22-C32 concentrations ranged between an estimated 0.063 mg/L (MW-3) and 0.70 mg/L (MW-6). TPH-DRO C22-C32 exceeded the 0.21 mg/L SFRWQCB ESL in monitoring wells MW-1, MW-4, MW-5, MW-6, and MW-7; while the concentration detected at MW-19 was equal to the SFRWQCB ESL. TPH-DRO C32-C40 was detected only in monitoring wells MW-5 and MW-6 at estimated concentrations of 0.047 mg/L (primary sample) and 0.082 mg/L, respectively. All detected TPH-DRO C32-C40 concentrations were below the SFRWQCB ESL.

- Several VOCs; including acetone, 1,1-dichloroethene (1,1-DCE), cis-1,2-dichlorethene (cis-1,2-DCE), cyclohexane, ethanol, n-hexane, methyl tert-butyl ether (MTBE), tert-butyl-alcohol (TBA), and toluene; were detected in monitoring wells MW-2 through MW-10. However, the observed concentrations of these VOCs were below applicable SFRWQCB ESLs, California Department of Public Health (DPH) MCLs, and/ or City of Oakland RBSLs for Ingestion of Groundwater; with the exception of MTBE.

- Exceedances of MTBE screening criteria were observed in the groundwater samples collected from monitoring wells MW-5 (primary and duplicate samples) and MW-6 (both located in the vicinity of the former gasoline UST). MTBE was detected at concentrations of 14 µg/L in MW-5 and 19 µg/L in MW-6, both exceeding the California DPH MCL and City of Oakland RBSL of 13 µg/L. In addition, MTBE was detected in the groundwater samples collected from monitoring wells MW-2 (4.0 µg/L), MW-7 (1.6 µg/L), and MW-8 (0.94 µg/L, estimated); all below the MTBE screening criteria.

- Bioremediation/natural attenuation parameter data indicated that intrinsic bioremediation was occurring at the Site.

- When compared to the four previous quarterly groundwater monitoring events, TPH concentrations in the groundwater samples collected during the fifth quarterly monitoring event are generally stable or decreasing, independent of groundwater elevation in the monitoring wells.

- TPH and VOCs were detected in several of the groundwater monitoring wells at concentrations indicating an overall stable or decreasing trend, with no COCs exceeding the corresponding screening criteria in MW-11 (the monitoring well located at the downgradient edge of the Site). It was also concluded that the VOCs analyzed for, with the exception of MTBE in monitoring wells MW-5 and MW-6, were detected at concentrations below the corresponding screening criteria. The TPH constituents, detected at low concentrations in several of the monitoring wells, were likely weathered residual components of the petroleum products released to the subsurface in the past or due to fill materials used during development of the Site; and, represent an indication of intrinsic bioremediation/natural attenuation occurring at the Site.

4. Remediation Summary

4.1 Excavation Activities

The four former USTs were excavated and removed on August 5, 1993 (Clayton, 1993 and 1993). The gasoline/diesel UST excavation was approximately 18 feet long, 14 feet wide, and 12 feet deep. The used oil/new oil UST excavation was approximately 17 feet long, 8.5 feet wide, and 8 feet deep (ARCADIS, 2013). A total of approximately 124 cubic yards of petroleum-impacted soils were removed from the two excavations and disposed off-site. Upon removal of the USTs, ten soil samples (1A, 1B, 1C, 2A, 2B, 2C, 3A, 3B, 4A, and 4B) were collected from beneath the USTs and pumps.

- Soil samples 1A through 3A were collected from the gasoline/diesel UST excavation. Soil samples 3B though 4B were collected from the used oil/new oil UST excavation.
- Analytical results indicated BTEX was detected at concentrations below the concentrations noted in the California State Water Resources Control Board Leaking Underground Fuel Tank (LUFT) Manual (Oct. 1989) guidance and/or below laboratory detection limits in soil samples 1A, 1B, and 1C.
- TPH-GRO and TPH-DRO were detected in soil samples 1A, 1B, and 1C at concentrations ranging from 0.6 to 330 mg/kg. TPH-GRO and TPH-DRO were detected at concentrations ranging from 74 to 14,000 mg/kg in soil samples 2A, 2B and 2C. In addition, BTEX was detected at concentrations below clean-up criteria and/or below laboratory detection limits in soil sample 2A.
- Soil sample 3A was analyzed for BTEX, TPH-GRO, and TPH-DRO, and soil samples 3B, 4A, and 4B were analyzed for TPH-ORO.

Based on analytical results from the soil samples collected during the UST removal activities, a UST Unauthorized Release/Contamination Site Report was filed with the ACHCSA on August 19, 1993. The release was assigned Case Number RO-0001389 and Regional Board Case Number 01-1826 (Clayton, 1993).

5. Conceptual Site Model

5.1 Regional and Local Geology

A site plan with cross section index and cross sections A-A' and B-B' depicting the subsurface geology are included as Figures 3, 4A, and 4B, respectively. Based on historical topographic maps, the Site and surrounding areas were low marshlands or wetlands prior to development in the 1950s. It is likely that fill materials from unknown sources were brought to the Site and surrounding area to support development at that time. Soils encountered during previous subsurface investigations at the Site consisted primarily of fill material of sand gravel and clay from ground level to approximately 9 feet bgl, and grayish blue clay from 9 to 20 feet bgl with some interbedded sand and gravel layers throughout the top 20 feet (ARCADIS, 2012). During these subsurface investigations, soils encountered at the Site included primarily grayish brown to grayish blue clay and sandy clay to depths of 24 feet bgl. Underlying the surface, shallow, and deeper soils are bedrock deposits classified as Cenozoic Era, Quaternary System, and Quaternary Series (EEC, 2008).

5.2 Regional and Local Hydrogeology

The Site is located in the East Bay Plain sub-basin of the Santa Clara Valley Groundwater Basin, as identified in the California Regional Water Quality Control Board – San Francisco Bay Region's San Francisco Bay Basin Water Quality Control Plan (Basin Plan), updated December 31, 2010. This sub-basin has been designated as having existing beneficial uses for municipal and domestic water supply, industrial process water supply, agricultural water supply, and industrial service water supply. However**,** historical groundwater analytical results indicated that the majority of the collected groundwater samples contained total dissolved solids (TDS) concentrations in excess of 3,000 mg/L; hence, the shallow groundwater under the Site was not suitable for drinking water use.

Previous subsurface investigations encountered groundwater between 4.42 and 8.69 feet below the top of casing (8.08 and 3.68 feet amsl, respectively) in monitoring wells. Figure 5 depicts the groundwater potentiometric surface map from the December 2011 groundwater quarterly sampling event. This shows the groundwater gradient towards the north-northwest, which has been consistent during the quarterly events. Historical groundwater elevation maps are included in Appendix E. Groundwater elevation trends generally indicated more pronounced seasonal fluctuations in monitoring wells located in the southern portion of the Site, as compared to wells installed in the northern portion of the Site (ARCADIS, 2012).

As discussed in Section 3, a 24-hour constant-rate pumping test was conducted at monitoring well MW-2 in April 1996 by FD-GTI to determine aquifer hydraulic properties; including hydraulic conductivity, transmissivity, storability, and specific yield. The aquifer properties ranged from 42 to 98 feet per day (ft/d) for hydraulic conductivity, 1,270 to 2,930 gpd/ft for transmissivity, 0.006 to 0.00006 for storability, and 4 to 5 gpm for specific yield with a 5-foot drawdown in MW-2.

In previous subsurface investigations, groundwater flow beneath the Site was reported to the north under a gradient of approximately 0.01 ft/ft (FD-GTI, 1996b). Based on water level measurements from a December 2011 groundwater monitoring event at the Site, the groundwater flow was reported as north-northwest under an approximate gradient of 0.01 ft/ft (ARCADIS, 2012).

5.3 COCs in Soil

Soil sampling first occurred in August 1993 while the most recent soil sampling efforts occurred in July 2009. To date, soil borings have been advanced at 72 locations and analyzed for hydrocarbon constituents in soil at the Site. Site plans illustrating the locations of all historical soil borings are included in Appendix A. Copies of the soil analytical tables from the previous investigations are included in Appendix C. Based on the historic site investigations, the primary COCs detected in soil and groundwater at the Site are gasoline, diesel, and associated compounds including TPH-GRO and TPH–DRO, TPH-ORO, benzene, and MTBE (ARCADIS, 2011). Maximum adsorbed-phase hydrocarbon concentrations (post-excavation) in the vicinity of the former USTs were as follows:

- TPH-GRO: 1.4 mg/kg, at 5 feet bgl at boring B4-D
- TPH-DRO: 7,000 mg/kg at 10 feet bgl at boring B10-D
- TPH-ORO: 3,900 mg/kg at 4.5 feet bgl at boring B7-O
- Benzene – 0.1 mg/kg under the dispenser

Retesting of soil samples in the vicinity of the former USTs in 2008 (SB-21 and SB-22) revealed TPH concentrations of 190 mg/kg (at used and new oil USTs) and 450 mg/kg (at gasoline and diesel USTs). These samples did not contain detectable concentrations of BTEX or other oxygenates, while low levels of polynuclear aromatic hydrocarbons (PAHs) below Region 9 Preliminary Remediation Goals (PRGs) were detected.

Maximum adsorbed-phase hydrocarbon concentrations at the remaining portions of the Site:

- TPH-GRO: 2,900 mg/kg (near the oil-water separator east of Main Site Building)

- TPH-DRO: 680 mg/kg (near the oil-water separator east of Main Site Building, although the chromatographic pattern did not resemble diesel fuel)
- TPH-ORO: 700 mg/kg (at MW-10 location, although the chromatographic pattern did not resemble motor oil)
- TPH: 2,200 mg/kg (approximately 80 feet northeast of the northeast corner of the Main Site Building)
- Benzene: 850 μg/kg (eastern side of the Site, near Caltrans Release)
- Toluene: 33 μg/kg (eastern side of the Site, near Caltrans Release)
- Ethylbenzene: 46 μg/kg (eastern side of the Site, near Caltrans Release)
- Xylenes: 78 μg/kg (eastern side of the Site, near Caltrans Release)
- Benzo(a)pyrene: 160 μg/kg (eastern side of the Site, near Cal-Trans Release)

TPH-GRO, TPH-DRO/ORO, benzene, and PAHs were detected during past investigations in soil at depths ranging from 4 to 10 feet bgl, with the highest concentrations primarily confined to the 6 to 10 feet bgl zone. Elevated TPH concentrations have been detected in the soil samples collected from a wide area across the Site, regardless of the analytical method used. Concentrations of TPH in soil were similar upgradient of the former UST release area as within and downgradient of the release area. Therefore, it is apparent that these similar TPH concentrations can be attributed, at least in part, to the fill materials used during initial site development in the 1950s.

5.4 COCs in Groundwater

Groundwater monitoring was first performed at the Site in August 1993, and the most recent sampling event occurred in December 2011. Eleven groundwater monitoring wells are currently part of the site groundwater monitoring program. Well construction details are summarized in the well logs included in Appendix B.

COC concentrations in the groundwater samples collected during Fourth Quarter 2011 (ARCADIS, 2012) were as follows:

- TPH-Low Fraction (GRO) was not detected above the laboratory detection limits in any of the collected groundwater samples.
- TPH-DRO C10-C22 was detected at concentrations ranging between an estimated 0.049 (MW-11) and 1.8 mg/L (MW-6). TPH-DRO C10-C22 exceeded the 0.21 mg/L SFRWQCB ESL in all of the monitoring wells; with the exception of wells MW-3, MW-10, and MW-11. TPH-DRO C22-C32 concentrations ranged between an estimated 0.063 (MW-3) and 0.70 mg/L (MW-6). TPH-DRO C22-C32 exceeded the 0.21 mg/L SFRWQCB ESL in monitoring wells MW-1, MW-4, MW-5, MW-6, and MW-7; while the concentration detected

at MW-19 was equal to the SFRWQCB ESL. TPH-DRO C32-C40 was detected only in monitoring wells MW-5 and MW-6 at estimated concentrations of 0.047 mg/L (primary sample) and 0.082 mg/L, respectively. All detected TPH-DRO C32-C40 concentrations were below the SFRWQCB ESL.

- During the previous groundwater sampling event (September 2011), the concentrations of TPH-DRO constituents in monitoring well MW-4 were higher than those detected during the March and June 2011 groundwater monitoring events but were comparable to the concentrations observed during the first monitoring event conducted at the Site approximately one year earlier (October 2010). TPH-DRO (both C10-C22 and C22-C32) decreased during the December 2011 groundwater monitoring event to concentrations similar to those detected during the March and June 2011 groundwater monitoring events. This short-term variability in COC concentrations can be due to changes in groundwater flow, chemical degradation rates, and other factors that are inherently variable. This behavior would not necessarily be interpreted as evidence of an unstable plume, as it may be caused by the natural variations of a stable plume.

- TPH-DRO C10-C22 concentrations in monitoring well MW-10 had historically exceeded the corresponding SFRWQCB ESL, with a historic high detected during the September 2011 groundwater monitoring event (Table 1). However, during the December 2011 monitoring event, TPH-DRO C10-C22 was observed at its lowest concentration since groundwater monitoring was initiated at the Site (0.14 mg/L, below the 0.21 mg/L SFRWQCB ESL).

- None of the VOCs analyzed for were present at concentrations exceeding the laboratory detection limits in the groundwater samples collected from monitoring wells MW-1 or MW-11, the latter located downgradient of the former USTs. Several VOCs; including acetone, 1,1-DCE, cis-1,2-DCE, cyclohexane, ethanol, n-hexane, MTBE, TBA, and toluene; were detected in monitoring wells MW-2 through MW-10. However, the observed concentrations of these VOCs were generally below applicable SFRWQCB ESLs, California DPH MCLs, and/ or City of Oakland RBSLs for Ingestion of Groundwater; with the exception of MTBE. Exceedances of MTBE screening criteria were observed in the groundwater samples collected from monitoring wells MW-5 (primary and duplicate samples) and MW-6 (both located in the vicinity of the former gasoline UST). MTBE was detected at concentrations of 14 µg/L in MW-5 and 19 µg/L in MW-6, both slightly exceeding the California DPH MCL and City of Oakland RBSL of 13 µg/L. In addition, MTBE was detected in the groundwater samples collected from monitoring wells MW-2 (4.0 µg/L), MW-7 (1.6 µg/L), and MW-8 (0.94 µg/L, estimated); all below the MTBE screening criteria. Acetone was detected in only one monitoring well (MW-6) at an

estimated concentration of 12 µg/L, well below the 1,500 µg/L SFRWQCB ESL. 1,1-DCE was detected in the groundwater samples collected from MW-2 and MW-3 at concentrations of 0.42 µg/L (estimated) and 1.3 µg/L, respectively; both below the 6 µg/L California DPH MCL or City of Oakland RBSL. cis-1,2-DCE was detected in MW-4 at an estimated concentration of 0.75 µg/L, not exceeding the 6 µg/L California DPH MCL or City of Oakland RBSL. Cyclohexane was detected in one well (MW-7) at a concentration of 1.3 µg/L. Ethanol was detected in only monitoring wells MW-3 and MW-10 at estimated concentrations of 88 µg/L and 64 µg/L, respectively. n-Hexane was detected in only one well (MW-6) at an estimated concentration of 5.4 µg/L. No SFRWQCB ESLs, California DPH MCLs, or City of Oakland RBSLs have been established for cyclohexane, ethanol, or n-hexane. Toluene was detected for the first time since groundwater monitoring was initiated at the Site; only in MW-9 at an estimated concentration of 0.30 µg/L, below the 130 µg/L SFRWQCB ESL and the 150 µg/L California DPH MCL and City of Oakland RBSL. TBA was detected only in monitoring wells MW-5 and MW-6 at concentrations of 5.9 µg/L (in the primary sample and 6.9 µg/L in the duplicate sample) and 8.1 µg/L, respectively. No SFRWQCB ESL, California DPH MCL, or City of Oakland RBSL has been established for TBA.

- All collected groundwater samples were also analyzed for alkalinity, sulfate, nitrogen, phosphate, and ferrous iron to determine if natural attenuation was occurring at the Site. In addition, pH, specific conductivity, oxidation/reduction potential (ORP), turbidity, and dissolved oxygen (DO) were monitored during monitoring well purging. Alkalinity in the monitoring wells ranged from 380 mg/L (MW-8) to 1,600 mg/L (MW-1). Ferrous iron concentrations ranged from 0.20 mg/L (MW-3) to 38 mg/L (MW-6). Sulfate concentrations ranged from non-detect (less than 0.40 mg/L; MW-1, MW-6, MW-7, and MW-8) to 550 mg/L (MW-11). Phosphate concentrations ranged from 0.75 mg/L (MW-8) to 6.8 mg/L (MW-9). Nitrate (as nitrogen) did not exceed the 0.0091 mg/L laboratory detection limit in monitoring wells MW-1 through MW-10. Nitrate was detected in MW-11 at a concentration of 0.12 mg/L. DO concentrations ranged from 0.05 mg/L (MW-2, MW-5, and MW-6) to 1.18 mg/L (MW-11). pH ranged from 6.53 (MW-6) to 7.29 (MW-2). Specific conductivity values ranged from 0.687 Siemens per meter (S/m) in MW-8 to 10.94 S/m in MW-11. Negative ORP values, ranging from -14.9 millivolts (mV, MW-11) to -120 mV (MW-10), were measured in all monitoring wells. Finally, turbidity was observed to range from 0.00 Nephelometric Turbidity Units (NTU, MW-8) to 20.28 NTUs (MW-5).

Hydrographs depicting TPH concentrations during the past five monitoring events indicate an overall stable to decreasing trend at the Site, independent of groundwater elevations in the monitoring wells (Appendix F).

When compared to the four previous quarterly groundwater monitoring events (performed during the fourth quarter of 2010, first quarter of 2011, second quarter of 2011, and third quarter of 2011, respectively), TPH concentrations in the groundwater samples collected during the fifth quarterly monitoring event are generally stable or decreasing, independent of groundwater elevation in the monitoring wells (as shown on the hydrographs included in Appendix F). In addition, the elevated concentrations of TPH-DRO recently observed in MW-4 and MW-10 have decreased to the historically observed low levels. The elevated concentrations observed in September 2011 may have been due to short-term variability in groundwater concentrations. MTBE concentrations slightly exceeding the 13 μg/L screening criteria were still detected in monitoring wells MW-5 and MW-6 during the December 2011 groundwater monitoring event; however, overall MTBE concentrations have been either stable or decreasing in both wells. No other detected VOCs exceeded the corresponding screening criteria.

The bioremediation parameter data indicated that intrinsic bioremediation is occurring at the Site. The ferrous iron data were not taken into consideration as an indication of microbial activity because the analyses were performed close to the analytical method's holding time and, therefore, there is some uncertainty in these data. Nevertheless, the relatively low nitrate, sulfate, and phosphate concentrations throughout the Site are likely due to assimilation and use to support microbial growth in the areas with previously higher impacts. In addition, the lower pH and DO concentrations in areas of higher TPH concentrations at the Site are also indicative of increased microbial activity in these areas. As the microorganisms aerobically biodegrade organic COCs, they utilize DO (therefore lowering DO levels in the groundwater) and generate slightly acidic waste byproducts (therefore lowering the pH).

5.5 **Potential Groundwater and Surface Water Receptors**

5.5.1 Beneficial Uses

As mentioned in Section 5.2 the Site is located in the East Bay Plain sub-basin of the Santa Clara Valley Groundwater Basin, as identified in the California Regional Water Quality Control Board – San Francisco Bay Region's San Francisco Bay Basin Water Quality Control Plan (Basin Plan), updated December 31, 2010. This sub-basin has been designated as having existing beneficial uses for municipal and domestic water supply, industrial process water supply, agricultural water supply, and industrial service water supply. However, historical groundwater analytical results indicated that, based on the majority of the groundwater samples collected which contained total dissolved solids (TDS) concentrations in excess of 3,000 mg/L, the shallow groundwater under the Site was not suitable for beneficial use for drinking water. In addition, the Site has an existing deed restriction that prohibits the use of groundwater for any purpose, potable or non-potable.

5.5.2 Well and Surface Water Receptor Information

According to the most recent Environmental Data Resources (EDR) report (2011) and the Department of Water Resources (DWR) records, there are no municipal water supply wells within a one-mile of the site (Figure 1).

A surface water drain that leads to San Leandro Bay is located on the northwest property boundary. This drain is concrete lined and water is present intermittently. Due to the concrete lining, groundwater is not anticipated to interact with the surface water when present in the drain.

5.5.3 Surrounding Land Use

Land surrounding the Site is developed as commercial businesses (Figure 6). The Site is bounded by South Coliseum Way to the north and by Caltrans Property to the east, south, and west.

5.6 **Potential Exposure Pathways**

Based on the information provided throughout this report, potential exposure pathways were evaluated for the Site. Potential current and future on-site receptors include commercial workers in the site building and construction workers maintaining utility lines. As previously discussed, the Site is located in a commercial area. Therefore, potential off-site receptors include current and future commercial workers. Based on the presence of a concrete lining in the drainage ditch, there appears to be no direct connection of the groundwater to the surface water. Therefore, no exposure pathway is complete from groundwater venting to surface water in the drainage ditch. Also, based on the lack of a groundwater supply well within one mile of the Site, there is no complete exposure pathway for groundwater ingestion to off-site properties. In addition, as a part of the transfer of the property in May 2013, a deed restriction was placed on the Site under an abundance of caution that imposed the following use limitations at the Site: no use of groundwater for either potable or non-potable purposes; and that use of the Site will be limited to industrial or commercial uses only. A copy of the recorded deed restriction is included in Appendix G. Therefore, three potential exposure pathways were identified: direct contact, leaching to groundwater, and vapor intrusion.

5.6.1 Direct Contact

Potential on-site receptors may be exposed to COCs in surface and subsurface soils by direct contact. In general, routes of exposure by direct contact include incidental ingestion of soil, dermal contact with soil, and inhalation of COCs adhering onto dust particles that have been released by wind erosion into ambient (outdoor) air. Currently, direct contact exposures to COCs in soils are

very unlikely given that soils are not exposed at the surface because the Site is entirely covered with either a building or asphalt pavement. The Site is expected to remain commercial use (i.e., retail truck sales and service) in the future. Currently, redevelopment of the Site is not planned; therefore, potential future on-site commercial workers and construction workers are not expected to be directly exposed to residual COCs in soil.

The properties in the vicinity of the Site are also commercial. Currently, potential off-site receptors include only off-site commercial workers. These receptors may breathe dust particles which may be released from the Site. However, as mentioned above, soil is not currently exposed at the surface, and this exposure pathway is not complete. Soil is unlikely to be exposed at the surface in the future, and redevelopment of the Site in the near future is not planned. Therefore, future off-site receptors, including commercial workers and residents, are unlikely to be exposed to residual COCs in site soils.

5.6.2 Leaching to Groundwater

COCs may leach from soil to groundwater beneath the Site by percolation resulting in potential direct contact exposures to COCs in groundwater. In general, routes of exposure by direct contact with groundwater include ingestion and dermal contact with groundwater in excavations by utility workers. Inhalation of VOCs released from groundwater is another potential route of exposure.

Groundwater immediately beneath the Site is not used as a drinking water source pursuant to the recorded deed restriction, and the plume from the former UST area does not extend more than 500 feet downgradient of the former UST locations. The closest downgradient sensitive receptor, San Leandro Bay, is over 3,000 feet downgradient. The groundwater plume attributable to the release from the former USTs appears to be stable, has not increased in size over the last 2 to 3 years of groundwater monitoring activities, and is expected to continue decreasing in size through natural attenuation processes.

Historically, on-site groundwater has been encountered at depths ranging from approximately 4 to 6 feet bgl. Utility/trench workers typically work at depths between 1 and 10 feet bgl. Thus, it is possible that potential future on-site construction worker receptors, such as those maintaining utility lines, may be directly exposed to COCs in groundwater during certain times of the year when groundwater levels are high enough. However, it is unlikely that construction workers will be required to work in water that has pooled at the bottom of an excavation trench as typically dewatering is initiated during these situations.

5.6.3 Volatilization

A potential release mechanism at the Site may include volatilization of COCs in subsurface soil to outdoor air and/or indoor air of current and future on-site buildings or air within a trench used by future on-site construction workers. Similarly, another potential release mechanism at the Site may include volatilization of COCs in groundwater to outdoor air and/or indoor air of current and future on-site or off-site buildings, or air within a trench used by future on-site construction workers.

The COCs may volatilize from either subsurface soil or groundwater to outdoor air and may be inhaled by on-site or off-site potential receptors. However, this exposure pathway is considered to be insignificant given the atmospheric dilution effects from wind and the relatively low concentrations of residual COCs in soil. Additionally, the site COC with the greatest potential for volatilization is benzene, which was detected most recently near the oil/water separator at 16µg/kg in the soil (ARCADIS, 2009), and has not been detected in the groundwater during the quarterly monitoring. As such, exposure by this pathway is highly unlikely to present a significant risk. Therefore, inhalation of volatile COCs in indoor or outdoor air by potential on-site or off-site receptors is not considered to pose a significant risk.

5.6.4 Vapor Intrusion

The COCs identified at the Site have the potential to volatilize from subsurface soil and/or groundwater into indoor air and present a vapor intrusion risk. Potential receptors that may be exposed to volatile COCs in indoor air released from subsurface soil and groundwater include current on-site commercial workers, future on-site or off-site commercial workers, and current and future off-site residents.

As the Site is currently used commercially and is expected to remain the same in the future (e.g., an active truck sales and service facility), potential on-site receptors that may be exposed to volatile COCs in indoor air released from subsurface soil and groundwater include current and future commercial workers. However, service station workers are potentially exposed simultaneously to the same COCs in the workplace; whereby the workplace COC vapor concentrations are routinely much higher than expected levels from vapor intrusion. Therefore, inhalation of volatile COCs in indoor air from subsurface soil and groundwater by current and future on-site commercial workers is not considered to pose a significant risk.

In addition, benzene is typically considered the main COC when evaluating vapor intrusion risk due to its physical characteristics and health effects. Benzene has not been detected in the groundwater at the Site in the vicinity of the former USTs or the borings/monitoring wells near the building. Therefore, there is a low possibility for the benzene concentrations to accumulate to

significant levels in the vapor phase. Benzene concentrations in subsurface soil could also present a risk for volatilization to the vapor phase, and therefore, create a vapor intrusion risk. The most recent detection in soil (as noted above) near the oil/water separator was 16µg/kg. In addition, the Main Site Building floor consists of concrete in a good condition, which will minimize the occurrence of a complete exposure pathway.

5.7 Ecological Risks

The Site is covered by a commercial building, paved parking lot, and other asphalt or concrete pavement. Therefore, the Site does not provide a suitable habitat to support ecological receptors. In the absence of suitable habitat, there is no anticipated exposure of ecological receptors on the Site.

The migration of petroleum-related COCs in groundwater that discharges to surface water off-site does not represent a potential exposure pathway for ecological receptors, based on the presence of a concrete lining in the drainage ditch that runs adjacent to the Site. The nearest body of surface water is San Leandro Bay, located approximately 3,000 feet downgradient to the west of the Site, and is not expected to receive groundwater from the Site. Therefore, there is no anticipated exposure to ecological receptors off-site via discharge of site groundwater to off-site surface water.

5.8 Evidence of Natural Attenuation

5.8.1 COC Concentration Trends

To evaluate trends in the concentrations of groundwater COCs at the Site over time, hydrographs presenting the groundwater elevations and COC concentrations versus time (Appendix F) were created for the monitoring wells during the five quarterly sampling events. As mentioned earlier, the COCs at the Site include TPH-GRO, TPH-DRO, TPH-ORO, and MTBE. The MCL for MTBE in groundwater is 13 µg/L. While no MCLs exist for TPH-GRO and TPH-DRO, the ESL for sites where groundwater is a potential source of drinking water is 100 µg/L (RWQCB-SF, 2008).

Screening criteria exceedances of MTBE were detected in the groundwater samples collected from monitoring wells MW-5 and MW-6 (located in the vicinity of the former gasoline and diesel USTs) at concentrations of 14 µg/L and 19 µg/L, respectively during the most recent monitoring event (the California DPH MCL and City of Oakland RBSL is 13 µg/L). In addition, MTBE was detected in the groundwater samples collected from MW-2 (4.0 µg/L), MW-7 (1.6 µg/L), and MW-8 (0.94 µg/L, estimated); which were below the MTBE screening criteria. When compared to the earlier quarterly monitoring data, MTBE concentrations exceeding the 13 µg/L ESL continued to

fluctuate close to the criterion in monitoring wells MW-5 and MW-6; however, overall MTBE concentrations have been stable to decreasing in these wells.

During the most recent monitoring event, TPH-GRO was not detected above the laboratory reporting limits in any of the collected groundwater samples. TPH-DRO C10-C22 was detected at concentrations ranging between 0.049 (estimated in MW-11) and 1.8 mg/L (MW-6). TPH-DRO C10-C22 exceeded the 0.21 mg/L ESL in each of the monitoring wells, with the exception of MW-3, MW-10, and MW-11. TPH-DRO C22-C32 concentrations ranged between 0.063 (MW-3) and 0.70 mg/L (MW-6). TPH-DRO C22-C32 exceeded the 0.21 mg/L ESL in monitoring wells MW-1, MW-4, MW-5, MW-6, and MW-7; the concentration detected at MW-19 met the ESL. TPH-DRO C32-C40 was detected in MW-5 and MW-6 at estimated concentrations of 0.047 and 0.082 mg/L, respectively. TPH-DRO C32-C40 was not detected in the groundwater samples collected from the remaining monitoring wells. When compared to the earlier quarterly groundwater monitoring events, TPH concentrations in the groundwater samples collected during the fifth quarterly monitoring event indicated a continued generally stable to decreasing trend independent of groundwater elevation in the monitoring wells.

5.8.2 Bioremediation Parameters

Collected bioremediation parameter analytical data indicated that intrinsic bioremediation is occurring at the Site. The relatively low nitrate, sulfate, and phosphate concentrations throughout the Site are likely due to assimilation and use to support microbial growth in the areas with previously higher impacts. In addition, the lower pH and DO concentrations in areas of higher TPH concentrations at the Site are also indicative of increased microbial activity in these areas. As the microorganisms aerobically biodegrade organic COCs, they utilize DO (therefore lowering DO levels in the groundwater) and generate slightly acidic waste byproducts (therefore lowering the pH).

6. Justification for Low-Risk Site Closure

According to the Low-Threat Policy, cases that meet the general and media-specific criteria described in the policy pose a low threat to human health, safety, or the environment, and are appropriate for closure pursuant to Health and Safety Code Section 25296.10. Cases that meet these criteria do not require further corrective action and shall be issued a uniform closure letter.

General Criteria

The general criteria that must be satisfied by the closure candidate sites are as follows:

a. The unauthorized release is located within the service area of a public water system

The Site is located in an area consisting primarily of commercial properties, and is serviced by the East Bay Municipal Utility District, a public water purveyor. The screen intervals in the groundwater monitoring wells where impacted groundwater were historically detected are between the approximate depths of 3 and 15 feet bgl, while supply wells are generally screened much deeper. Nevertheless, no public supply wells are located within one mile of the Site. Due to the distance to the water wells, inferred groundwater flow direction, and stability of the plume, it is unlikely that petroleum hydrocarbons will migrate from the Site towards the nearest water supply well.

b. The unauthorized release consists only of petroleum

In August 1993 four USTs were removed from the Site. These USTs used to store gasoline, diesel, new oil, and used oil. The gasoline and diesel USTs were located in one excavation, while the new and used oil USTs were located in a second excavation. Soil analytical results on samples collected during the removal of the USTs indicated a release of petroleum was present in each excavation. Subsequent groundwater monitoring in the vicinity of the former USTs included analyses for VOCs by United States Environmental Protection Agency (USEPA) Method 8260 and confirmed that only petroleum-related constituents were present in the groundwater in the vicinity and downgradient of the former USTs.

c. The unauthorized ("primary") release from the UST system has been stopped

As mentioned above, the USTs were all removed in August 1993. All facility components, including the USTs, dispensers, and associated piping were also dismantled and removed at that time. Therefore, the primary source of petroleum hydrocarbon impacts has been eliminated.

d. Free product has been removed to the maximum extent practicable

During the UST excavation activities, free product was not encountered. Soil borings advanced in the vicinity of the oil/water separator located approximately 120 feet cross-gradient to the former UST areas reportedly contained free product during a subsurface investigation conducted in March 1995. Monitoring well MW-3 was installed just downgradient of the boring that reportedly contained the free product. Subsequent sampling in MW-3 and in the vicinity of the oil/water separator have not detected free product, and the concentrations of each TPH fraction (GRO, DRO, and ORO) in the samples from MW-3 have decreased to either estimated or non-detect levels. In addition, free product has not been detected in the remaining monitoring wells since their installation. Therefore, it appears that the free product previously indicated no longer remains at the Site.

e. A conceptual site model that assesses the nature, extent, and mobility of the release has been developed

A CSM is included in the previous sections of this report to provide a written and graphical representation of the release scenario, site characteristics, and the likely distribution of COCs in the different media at the Site. The CSM includes a compilation of the historical investigation activities and groundwater monitoring data collected from the Site.

f. Secondary source has been removed to the extent practicable

The secondary sources at the Site have been removed via excavation and off-site disposal and natural attenuation. The remedial efforts to address the secondary sources at the Site are discussed below.

Soil excavation activities included the removal of petroleum-impacted soils from the former UST areas in August 1993. The gasoline/diesel UST excavation was approximately 18 feet long, 14 feet wide, and approximately 12 feet deep. The used oil/new oil UST excavation was approximately 17 feet long, 8.5 feet wide, and approximately 8 feet deep . Approximately 124 cubic yards of soil were excavated from the vicinity of former USTs and disposed off-site.

Soil and groundwater have been subjected to intrinsic bioremediation and natural attenuation as evidenced by the trends in the chemical concentrations related to the released petroleum products and bioremediation indicator parameters (pH, DO, nitrogen, sulfate, and phosphate). The relatively low nitrate, sulfate, and phosphate concentrations throughout the Site are likely due to assimilation and use to support microbial growth in the areas with previously higher impacts. In addition, the lower pH and DO concentrations in areas of higher TPH concentrations at the Site are also indicative of increased microbial activity in these areas. As the microorganisms aerobically biodegrade organic COCs, they utilize DO (therefore lowering DO levels in the groundwater) and generate slightly acidic waste byproducts (therefore lowering the pH). The

concentrations of the indicator parameters have been lower in the groundwater collected in the vicinity of the former USTs (MW-5, MW-6, MW-7, and MW-8) while TPH concentrations in these wells have been decreasing to stable. The combined trends are indicative of intrinsic bioremediation and natural attenuation removing the secondary source to the extent practicable at the Site.

g. Soil or groundwater has been tested for methyl tert-butyl ether (MTBE) and results reported in accordance with Health and Safety Code Section 25296.15

MTBE concentrations have been monitored in the groundwater samples collected from the Site. During the Fourth Quarter 2010 monitoring event through the most recent sampling conducted in December 2011, MTBE was detected in two monitoring wells located near the former gasoline UST location (MW-5 and MW-6). The analytical results indicated that MTBE concentrations have been stable at or just above the regulatory level of 13 μg/L for the ingestion of groundwater. Since the Site does not use groundwater as a drinking water source, and there are no public water wells within one mile of the Site, the drinking water pathway does not appear to be complete or a risk. The San Francisco Regional Water Quality Control Board Ecological Screening Level (ESL) for MTBE is 1,800 μg/L. The concentrations of MTBE at the Site have been well below this criterion and are therefore, not a risk to the Site. In addition, MTBE concentrations in groundwater are expected to continue to drop as a result of the natural attenuation processes occurring at the Site.

h. Nuisance as defined by Water Code Section 13050 does not exist at the site.

"Nuisance" as defined in the Water Code Section 13050 means any action that meets all of the following requirements:

- Is injurious to health, or is indecent or offensive to the senses, or an obstruction to the free use of property, so as to interfere with the comfortable enjoyment of life or property.
- Affects at the same time an entire community or neighborhood, or any considerable number of persons, although the extent of the annoyance or damage inflicted upon individuals may be unequal.
- Occurs during, or as a result of, the treatment or disposal of wastes.

ARCADIS does not believe that a nuisance exists at the Site based on the following facts:

- The Site is located in a commercial area, and has a viable continuing commercial business in place.
- Primary and secondary sources of contamination have been removed.
- The impacted area at the Site is paved.

- One of the main chemicals of potential concern (COPCs) at the Site is diesel, which consist primarily of straight-chain alkanes with relatively low volatility, solubility, and toxicity.
- The lateral extents of the impacted area are limited.

Media-Specific Criteria

According to the Low-Threat Policy, the following media-specific criteria must be satisfied by all closure candidate sites:

a. Groundwater

b. Petroleum Vapor Intrusion to Indoor Air

c. Direct Contact and Outdoor Air Exposure

Groundwater-Specific Criteria

The Low-Threat Policy mandates that if groundwater with a designated beneficial use is impacted by an unauthorized release, to satisfy the media-specific criteria for groundwater, the contaminant plume that exceeds water quality objectives must be stable or decreasing in areal extent, and meet all of the additional characteristics of one of the five listed classes. A plume that is "stable or decreasing" is a contaminant mass that has expanded to its maximum extent; i.e., the distance from the release where attenuation exceeds migration.

Groundwater-specific criteria have been met at the Site. Justification for site closure is defined in the SWRCB Low-Threat Policy Criterion No. 2 as follows:

a. Free product petroleum is no longer detected at the Site.

b. Primary and secondary sources have been removed to the maximum extent practicable as stated above.

c. As stated above, groundwater monitoring data for monitoring wells located up-, cross-, downgradient of the former UST areas indicate a stable or decreasing trend from 2009 through 2011. The groundwater concentrations of TPH-DRO down-gradient of the former UST areas have decreased to levels similar or less than the TPH-DRO concentrations in up- or cross-gradient monitoring wells. A site plan showing the trend in groundwater sampling results is presented as Figure 7. Therefore, the dissolved-phase plume is limited in extent and is stable or decreasing.

d. The nearest existing water supply well is greater than one mile from the Site. The nearest surface water body that interacts with the groundwater is greater than 1,000 feet from the defined plume boundary. As mentioned earlier, the drainage ditch that is located at the northwest corner of the Site is concrete lined and therefore does not interact with the groundwater in a manner that allows groundwater from the Site to vent into the drainage ditch.

e. Land use restrictions to prohibit residential development and prohibit the use of groundwater have been implemented at the Site.

Petroleum Vapor Intrusion to Indoor Air

Petroleum release sites shall satisfy the media-specific criteria for petroleum vapor intrusion to indoor air and be considered low-threat for the vapor-intrusion-to-indoor-air pathway if:

- Site-specific conditions at the release site satisfy all of the characteristics and criteria of Scenarios 1 through 3 as applicable, or all of the characteristics and criteria of Scenario 4 as applicable; or
- A site-specific risk assessment for the vapor intrusion pathway is conducted and demonstrates that human health is protected to the satisfaction of the regulatory agency; or
- As a result of controlling exposure through the use of mitigation measures or through the use of institutional or engineering controls, the regulatory agency determines that petroleum vapors migrating from soil or groundwater will have no significant risk of adversely affecting human health.

According to the Low-Threat Policy requirements listed above, the Site meets the criteria of "Scenario 3: Low Concentration in Groundwater (Figure A)" because:

a. Benzene concentrations are less than 100 μg/L in groundwater at the Site, in fact benzene was detected once in MW-8 at 4.6 μg/L (March 1996), and has not been detected above this concentration or the laboratory detection limit in the remaining groundwater samples collected at the Site;
b. Depth to groundwater near the building is generally greater than 5 feet below grade and the building construction is slab-on-grade; and,
c. The concentrations of TPH-GRO in soil near the building are less than 100 mg/kg, as evidenced with non-detectable TPH results in the soil samples from the following soil borings near the building: B1-O (collected near the former oil USTs after removal in August 1993); and SB-6, SB-8, and SB-22 (collected March 1995).

Direct Contact and Outdoor Air Exposure

Release sites where human exposure may occur satisfy the media-specific criteria for direct contact and outdoor air exposure and shall be considered low-threat if they meet any of the following criteria:

a. Maximum concentrations of benzene, ethylbenzene, naphthalene, and polyaromatic hydrocarbons (PAHs) in soil are less than or equal to those listed in Table 1 of the Low-Threat Policy for the specified depth. The concentration limits for 0 to 5 feet bgl protect from ingestion of soil, dermal contact with soil, and inhalation of volatile soil emissions and inhalation of particulate emissions. The 5 to 10 feet bgl concentration limits protect from inhalation of volatile soil emissions. Both the 0 to 5 feet bgl concentration limits and the 5 to 10 feet bgl concentration limits for the appropriate site classification (residential or commercial/industrial) shall be satisfied; or

b. Maximum concentrations of petroleum constituents in soil are less than levels that a site specific risk assessment demonstrates will have no significant risk of adversely affecting human health; or

c. As a result of controlling exposure through the use of mitigation measures or through the use of institutional or engineering controls, the regulatory agency determines that the concentrations of petroleum constituents in soil will have no significant risk of adversely affecting human health.

According to the Direct Contact and Outdoor Air Exposure requirements listed above and based on the extensive sampling conducted at the Site since 1993, the Site meets the first criterion in that the concentrations of benzene, ethylbenzene, naphthalene, and PAHs in soil are not anticipated to exceed the established limits in the top 10 feet. As mentioned earlier, the USTs and all associated components were dismantled and removed in August 1993. In addition, soil remediation activities (excavation) were conducted to address petroleum hydrocarbon-impacted soils. Soil excavation activities included the removal of an estimated 124 cubic yards of soil that were excavated from the vicinity of the former USTs in August 1993.

In addition, the Site is mostly covered with asphalt and concrete (with the exception of a few landscaped areas). Based on the above factors, direct contact with contaminated soil or inhalation of contaminants volatilized to outdoor air poses a low threat to human health.

7. Conclusion and Request for Low-Risk Site Closure

No spills, incidents, or releases have been reported at the Site following the subsurface investigations that would warrant further investigation or remedial/corrective action. Based on the discussion presented above, ARCADIS believes that the Site meets the general and media-specific criteria established in the Low-Threat Policy. Therefore, the Site poses little or no threat to human health, safety, and the environment, and satisfies the case-closure requirements of Health and Safety Code section 25296.10. ARCADIS respectfully requests that the ACHCSA grant low-risk site closure for Case # RO-0001389 based on the following information:

- The sources of the release (both primary and secondary) have been identified and removed/remediated.
- The Site has been adequately characterized, both laterally and vertically.
- Residual concentrations of COCs in soil and groundwater are limited in extent, and the collected analytical data indicate minimal residual mass remaining in soil and groundwater.
- The contamination plume is limited in size and is stable and/or decreasing.
- No sensitive receptors are likely to be impacted, including municipal supply wells, surface water bodies, and other drinking water sources. In addition, the remaining complete exposure pathways to present and future commercial and/or construction workers are not expected to pose a significant threat based on the concentrations of COCs remaining in the soil and groundwater.

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8. References

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ARCADIS

Tables

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TABLE 1
QUARTERLY GROUNDWATER ANALYTICAL RESULTS SUMMARY

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

			TPH DRO (EPA Method 8015B)			VOCs (EPA Method 8260)													Other Parameters				
Well ID	Date Collected	Fraction (EPA Method 8015B) mg/L	C10-C22 mg/L	C22-C32 mg/L	C32-C40 mg/L	Acetone µg/L	1,1-Dichloroethane µg/L	1,1-Dichloroethene µg/L	cis-1,2-Dichloroethene µg/L	Cyclohexane µg/L	Methyl tert-butyl ether µg/L	1,2,4-Trimethylbenzene µg/L	Toluene µg/L	n-Hexane µg/L	Vinyl chloride µg/L	Ethanol µg/L	tert-Butyl alcohol µg/L	Other Target VOCs µg/L	Alkalinity (SM 2320B) mg/L	Phosphate (EPA Method 365.1) mg/L	Sulfate (EPA Method 9056) mg/L	Nitrogen (EPA Method 9056) mg/L	Ferrous Iron (SM 3500 Fe-) mg/L
SFRWQCB ESLs for Groundwater		0.21	0.21	0.21	0.21	1,500	47	25	590	NC	1,800	NC	130	NC	3.8	NC	NC	various	NC	NC	NC	NC	NC
California Department of Public Health MCLs		NC	NC	NC	NC	NC	5	6	6	NC	13	NC	150	NC	0.50	NC	NC	various	NC	NC	NC	1	NC
Oakland Tier I RBSLs for Ingestion of Groundwater (Commercial/ Industrial)		NC	NC	NC	NC	10,000	5	6	6	NC	13	NC	150	NC	0.50	NC	NC	various	NC	NC	NC	NC	NC
MW-1	10/29/2010	<0.040	**1.7 Y4**	**0.55 Y4**	0.16 Y4	<16	<0.32	<0.41	<0.34	NS	<0.63	<0.18	<0.32	NS	<0.34	NS	NS	ND	1,800	3.7	<0.46	<0.041	74
MW-1	3/21/2011	<0.040	**0.80 Y1**	**0.32 Y1**	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,700	3.6	<0.46	<0.041	19
MW-1	6/16/2011	<0.040	**0.48 Y1**	0.070 J	<0.033	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,900	3.0	<0.46	<0.041	24
MW-1	9/22/2011	<0.040	**0.32 Y1**	0.12 Y1	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	1,600	3.7	<0.46	<0.041	24
MW-1	12/13/2011	<0.040	**0.43**	**0.26**	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	1,600	5.2	<0.40	<0.0091	15
MW-2	10/29/2010	<0.040	**1.0 Y4**	**0.32 Y4**	0.11 Y4	<16	<0.32	0.56 J	<0.34	NS	4.1	<0.18	<0.32	NS	0.37 J	NS	NS	ND	1,300	2.2	23	<0.041	1.1
MW-2	3/21/2011	<0.040	**0.32 Y1**	0.15 Y1	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	1.8	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	960	1.6	150	<0.041	1.1
MW-2	6/16/2011	<0.040	**0.37 Y1**	0.054 J	<0.033	<16	<0.32	<0.41	<0.34	<0.36	4.0	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,500	2.0	55	0.14	0.22
MW-2	9/21/2011	<0.040	0.11 Y1	<0.033	<0.033	<11	0.31 J	0.76 J	<0.27	<0.36	4.9	<0.20	<0.16	<0.59	**0.57 J**	<12	<1.5	ND	1,200	1.9	22	<0.041	0.19
MW-2	12/13/2011	<0.040	**0.38**	0.17	<0.033	<11	<0.29	0.42 J	<0.27	<0.36	4.0	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	1,200	2.2	210	<0.0091	0.48
MW-3	11/23/2010	<0.040	**2.0 Y4**	**0.77 Y4**	**0.21 Y4**	<16	<0.32	<0.41	<0.34	NS	<0.63	<0.18	<0.32	NS	<0.34	NS	NS	ND	1,200	6.2	14	<0.041	0.91
MW-3	3/21/2011	<0.040	**0.26 Y1**	0.14 Y1	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,300	5.5	190	<0.041	0.83
MW-3	6/17/2011	.040 [<0.04	20 Y1 **[0.24 Y**	.078 J [0.11 Y	<0.033 [<0.033	<16 [<16]	<0.32 [<0.32]	0.93 J [1.2]	<0.34 [<0.34]	<0.36 [<0.36]	0.63 [<0.63	<0.18 [<0.18]	0.32 [<0.32	0.39 [<0.39	0.34 [<0.34	<12 [<12]	<1.5 [<1.5	ND	,600 [1,400	5.2 [4.9]	280 [300]	0.041 [<0.041	0.43 [0.51]
MW-3	9/22/2011	<0.040	0.16 Y1	0.16 Y1	<0.033	<11	<0.29	1.2	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	1,300	4.8	240	<0.041	0.28
MW-3	12/12/2011	<0.040	0.049 J	0.063 J	<0.033	<11	<0.29	1.3	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	88 J	<1.5	ND	1,200	5.3	350	<0.0091	0.20
MW-4	10/29/2010	<0.040	**2.7 Y1**	**1.4 Y4**	**0.39 Y4**	<16	<0.32	<0.41	1.0	NS	<0.63	<0.18	<0.32	NS	<0.34	NS	NS	ND	810	2.4	<0.46	<0.041	39
MW-4	3/21/2011	<0.040	**0.46 Y1**	**0.28 Y1**	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	0.33 J	<0.32	<0.39	<0.34	<12	<1.5	ND	540	0.94	9.2	0.11	2.9
MW-4	6/16/2011	<0.040	**0.46 Y1**	0.13 Y4	<0.033	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	790	2.0	<0.46	<0.041	30
MW-4	9/22/2011	<0.040	**2.0 Y1****	**1.4 Y4****	--**	<11	<0.29	<0.40	0.69 J	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	800	2.2	<0.46	<0.041	41
MW-4	12/13/2011	<0.040	**0.52**	**0.33**	<0.033	<11	<0.29	<0.40	0.75 J	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	970	2.7	21	<0.0091	26
MW-5	10/29/2010	<0.040	**6.4 Y1**	**2.8 Y4**	**0.63 Y4**	<16	<0.32	<0.41	<0.34	NS	**14**	<0.18	<0.32	NS	<0.34	NS	NS	ND	1,700	1.6	<0.46	<0.041	--
MW-5	3/21/2011	<0.040	**1.4 Y1**	**0.55 Y1**	0.089 J Y1	<16	<0.32	<0.41	<0.34	<0.36	3.9	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	870	0.29	<0.46	<0.041	5.6
MW-5	6/17/2011	<0.040	**0.63 Y1**	0.12 Y4	<0.033	<16	<0.32	<0.41	<0.34	<0.36	10	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	980	0.52	0.60 J	0.35	10
MW-5	9/22/2011	.040 [<0.04	**0.80 Y1**	**0.38 Y1**	<0.033	<11 [<11]	<0.29 [<0.29]	<0.40 [<0.40]	<0.27 [<0.27]	<0.36 [<0.36]	12 [12]	<0.20 [<0.20]	0.16 [<0.16	0.59 [<0.59	0.28 [<0.28	<12 [<12]	1.5 [<1.5	ND	,400 [1,400	0.80 [0.79]	0.46 [<0.46	0.041 [0.041	13 [14]
MW-5	12/13/2011	.040 [<0.04	**1.4 [1.1]**	**0.52 [0.46]**	047 J [0.061	<11 [<11]	<0.29 [<0.29]	<0.40 [<0.40]	<0.27 [<0.27]	<0.36 [<0.36]	**14 [13]**	<0.20 [<0.20]	0.16 [<0.16	0.59 [<0.59	0.28 [0.28	<12 [12]	5.9 [6.9]	ND	,400 [1,400	0.83 [0.86]	65 J [<0.46	0.0091 [<0.009	12 [9.5]
MW-6	10/29/2010	<0.040	**7.5 Y1**	**3.6 Y4**	**0.71 Y4**	<16	<0.32	<0.41	<0.34	NS	**18**	<0.18	<0.32	NS	<0.34	NS	NS	ND	1,400	3.0	<0.46	<0.041	45
MW-6	3/22/2011	.040 [<0.04	**2.5 Y1 [2.5 Y1**	**83 Y1 [0.88 Y**	11 Y1 [0.14 Y	<16 [<16]	<0.32 [<0.32]	<0.41 [<0.41]	<0.34 [<0.34]	<0.36 [<0.36]	8.3 [8.1]	<0.18 [<0.18]	0.32 [<0.32	0.39 [<0.39	0.34 [<0.34	<12 [<12]	2.2 J [<1.5	ND	,000 [1,000	2.1 [2.1]	0.46 [<0.46	0.041 [<0.041	39 [39]
MW-6	6/17/2011	<0.040	**1.4 Y1**	**0.25 Y4**	0.034 J	<16	<0.32	<0.41	<0.34	<0.36	**21**	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,300	2.6	<0.46	<0.041	38
MW-6	9/22/2011	<0.040	**1.2 Y1**	**0.39 Y1**	<0.033	<11	<0.29	<0.40	<0.27	<0.36	**16**	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	1,200	2.8	<0.46	<0.041	39
MW-6	12/13/2011	<0.040	**1.8**	**0.70**	0.082 J	12 J	<0.29	<0.40	<0.27	<0.36	**19**	<0.20	<0.16	5.4 J	<0.28	<12	8.1	ND	1,200	3.0	<0.40	<0.0091	38

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TABLE 1
QUARTERLY GROUNDWATER ANALYTICAL RESULTS SUMMARY

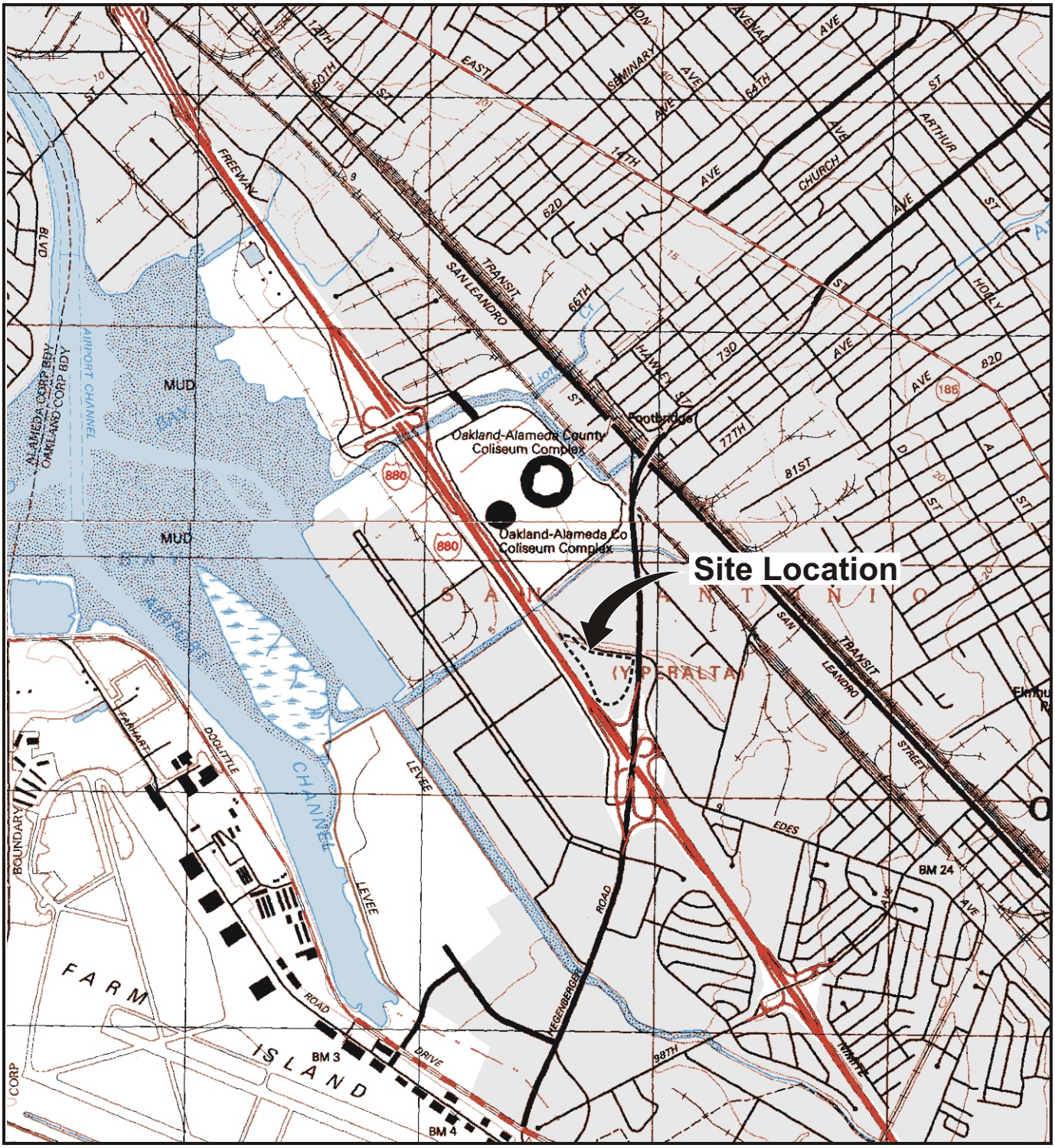
FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

			TPH DRO (EPA Method 8015B)			VOCs (EPA Method 8260)													Other Parameters				
Well ID	Date Collected	Fraction (EPA Method 8015B) mg/L	C10-C22 mg/L	C22-C32 mg/L	C32-C40 mg/L	Acetone µg/L	1,1-Dichloroethane µg/L	1,1-Dichloroethene µg/L	cis-1,2-Dichloroethene µg/L	Cyclohexane µg/L	Methyl tert-butyl ether µg/L	1,2,4-Trimethylbenzene µg/L	Toluene µg/L	n-Hexane µg/L	Vinyl chloride µg/L	Ethanol µg/L	tert-Butyl alcohol µg/L	Other Target VOCs µg/L	Alkalinity (SM 2320B) mg/L	Phosphate (EPA Method 365.1) mg/L	Sulfate (EPA Method 9056) mg/L	Nitrogen (EPA Method 9056) mg/L	Ferrous Iron (SM 3500 Fe-) mg/L
SFRWQCB ESLs for Groundwater		0.21	0.21	0.21	0.21	1,500	47	25	590	NC	1,800	NC	130	NC	3.8	NC	NC	various	NC	NC	NC	NC	NC
California Department of Public Health MCLs		NC	NC	NC	NC	NC	5	6	6	NC	13	NC	150	NC	0.50	NC	NC	various	NC	NC	NC	1	NC
Oakland Tier I RBSLs for Ingestion of Groundwater (Commercial/ Industrial)		NC	NC	NC	NC	10,000	5	6	6	NC	13	NC	150	NC	0.50	NC	NC	various	NC	NC	NC	NC	NC
MW-7	10/29/2010	<0.040	**3.7 Y1**	**1.2 Y4**	**0.30 Y4**	18 J	<0.32	<0.41	<0.34	NS	2.4	<0.18	<0.32	NS	<0.34	NS	NS	ND	1,200	2.2	<0.46	<0.041	32
MW-7	3/21/2011	<0.040	**0.89 Y1**	**0.28 Y1**	<0.033 Y1	<16	<0.32	<0.41	<0.34	0.70 J	0.65	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	580	1.8	<0.46	<0.041	18
MW-7	6/16/2011	<0.040	**0.70 Y1**	0.12 Y4	<0.033	<16	<0.32	<0.41	<0.34	0.87 J	1.5	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	950	2.0	<0.46	<0.041	22
MW-7	9/22/2011	<0.040	**0.51 Y1**	0.18 Y1	<0.033	<11	<0.29	<0.40	<0.27	0.66 J	2.0	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	1,200	1.3	<0.46	<0.041	28
MW-7	12/13/2011	<0.040	**0.64**	**0.23**	<0.033	<11	<0.29	<0.40	<0.27	1.3	1.6	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	850	2.1	<0.40	<0.0091	20
MW-8	10/29/2010	<0.040	**2.1 Y1**	**0.42 Y1**	0.15 Y1	<16	<0.32	<0.41	<0.34	NS	1.7	<0.18	<0.32	NS	<0.34	NS	NS	ND	490	0.87	<0.46	<0.041	16
MW-8	3/21/2011	<0.040	**0.40 Y1**	0.12 Y1	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	200	0.36	13	<0.041	5.3
MW-8	6/16/2011	<0.040	**0.39 Y1**	0.045 J	<0.033	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	430	0.84	<0.46	<0.041	9.7
MW-8	9/22/2011	<0.040	**0.29 Y1**	0.10 Y1	<0.033	<11	<0.29	<0.40	<0.27	<0.36	1.3	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	490	0.96	<0.46	<0.041	17
MW-8	12/13/2011	<0.040	**0.38**	0.16	<0.033	<11	<0.29	<0.40	<0.27	<0.36	0.94 J	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	380	0.75	<0.40	<0.0091	12
MW-9	10/29/2010	<0.040	**1.0 Y1**	**0.25 Y1**	0.09 J Y1	<16	<0.32	<0.41	<0.34	NS	<0.63	<0.18	<0.32	NS	<0.34	NS	NS	ND	970	6.2	120	<0.041	7.9
MW-9	3/21/2011	<0.040	**0.48 Y1**	**0.22 Y1**	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	910	5.9	140	<0.041	7.9
MW-9	6/16/2011	<0.040	**0.42 Y1**	0.059 J	<0.033	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,100	6.0	150	<0.041	7.4
MW-9	9/21/2011	<0.040	**0.22 Y1**	0.076 J Y1	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	840	6.8	160	<0.041	7.5
MW-9	12/12/2011	<0.040	**0.50**	**0.21**	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	0.30 J	<0.59	<0.28	<12	<1.5	ND	880	6.8	170	<0.0091	7.8
MW-10	10/29/2010	<0.040	**0.33 Y1**	0.034 J Y1	<0.033	<16	<0.32	<0.41	<0.34	NS	<0.63	<0.18	<0.32	NS	<0.34	NS	NS	ND	920	6.0	120	<0.041	8
MW-10	3/21/2011	<0.040	**0.21 Y1**	0.11 Y1	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	820	5.0	170	<0.041	8.3
MW-10	6/16/2011	<0.040	**0.22 Y1**	0.045 J Y4	<0.033	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	1,000	5.3	180	<0.041	9.5
MW-10	9/21/2011	<0.040	**2.1 Y1**	**0.40 Y1**	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	880	5.1	180	<0.041	8.7
MW-10	12/12/2011	<0.040	0.14	0.10	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	64 J	<1.5	ND	860	5.5	180	<0.0091	9.4
MW-11	10/29/2010	<0.040	**0.74 Y4**	**0.28 Y4**	0.097 J Y4	<16	<0.32	<0.41	<0.34	NS	<0.63	<0.18	<0.32	NS	<0.34	NS	NS	ND	910	5.6	180	<0.041	5.7
MW-11	3/21/2011	<0.040	0.20 Y4	0.18 Y1	<0.033 Y1	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	780	4.5	260	0.20	7.5
MW-11	6/16/2011	<0.040	0.19 Y1	0.12 Y4	<0.033	<16	<0.32	<0.41	<0.34	<0.36	<0.63	<0.18	<0.32	<0.39	<0.34	<12	<1.5	ND	930	4.6	400	<0.041	7.5
MW-11	9/21/2011	<0.040	0.10 Y1	0.10 Y1	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	670	4.3	510	<0.041	8.9
MW-11	12/12/2011	<0.040	0.12	0.14	<0.033	<11	<0.29	<0.40	<0.27	<0.36	<0.27	<0.20	<0.16	<0.59	<0.28	<12	<1.5	ND	650	4.3	550	0.12	11

Notes:
Cleanup Criteria Exceedances are bolded.
[<0.04] = analytical results of duplicate sample
-- = not analyzed
Cal EPA = California Environmental Protection Agency
DRO = diesel range organics
EPA = U.S. Environmental Protection Agency
ESLs = Environmental Screening Levels
J = estimated concentration, reported above the method detection limit but below the laboratory reporting limit
MCLs = Maximum Contaminant Levels
mg/L = milligram(s) per liter
µg/L = microgram(s) per liter
NA = not analyzed
No other VOCs analyzed for were detected in any of the groundwater monitoring wells.
*Groundwater Cleanup Crit TPH concentrations were compared to the SFRWQCB ESLs Groundwater Screening Levels for groundwater not used for drinking water. The ESLs are representative of an expansion of the EPA PRGs (and by default, the Cal EPA California Human Health Screening Levels) and the City of Oakland Screening Levels to reflect the [illegible] Cleanup criteria for VOCs are based on EPA Region 9 RSLs and California Department of Public Health MCLs (May 2011).
** The DRO sample container for MW-4 was broken at the laboratory and a replacement container was not available. One of the hydrochloric acid-preserved GRO vials was used to perform the DRO analysis for MW-4.

NC = criteria not vailable
NS = not sampled
PRGs = Preliminary Remediation Goals
RBSLs = Risk-Based Screening Levels
RSLs = Regional Screening Levels
SFRWQCB = San Francisco Bay Regional Water Quality Control Board
SM = standard method
TPH = total petroleum hydrocarbon
VOCs = volatile organic compounds
Y1 = sample most closely matches the laboratory standard for diesel
Y4 = sample most closely matches the laboratory standard for motor oil

Figures



REFERENCE: BASE MAP USGS 7.5 MIN. QUADS. OAKLAND EAST, CA. 1997, AND SAN LEANDRO, CA. 1993.

2000' 0 2000'

Approximate Scale: 1" = 2000'

Area Location

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CA 94621

SITE LOCATION MAP

ARCADIS

FIGURE
1

05/17/2011 SYRACUSE-141ENV-DJHOWES
B0064601/0000/00008/CDR/64601N01.CDR

MW-11
USED PARTS
STORAGE

MW-10

South Coliseum Way

MW-9

MW-2
PZ-3
PZ-1
PZ-2

MW-6

FORMER 2,000 GALLON
GASOLINE AND DIESEL USTs

MW-3

MW-5

OIL/WATER
SEPARATOR

MW-1

MAIN SITE
BUILDING

MW-8

FORMER 1,000 GALLON AND
500 GALLON USED OIL USTs

MW-7

MW-4

USED
TRUCK
CENTER

PARTS
STORAGE

CALTRANS
PROPERTY

Hegenberger Road

I 880 North

I 880 South

Oakport
Street

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
G:\GIS\Project Files\GeneralMotors\Oakland\Documents\SiteLayout_MWlayout.mxd

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLUOR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY

NOTE:

MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160

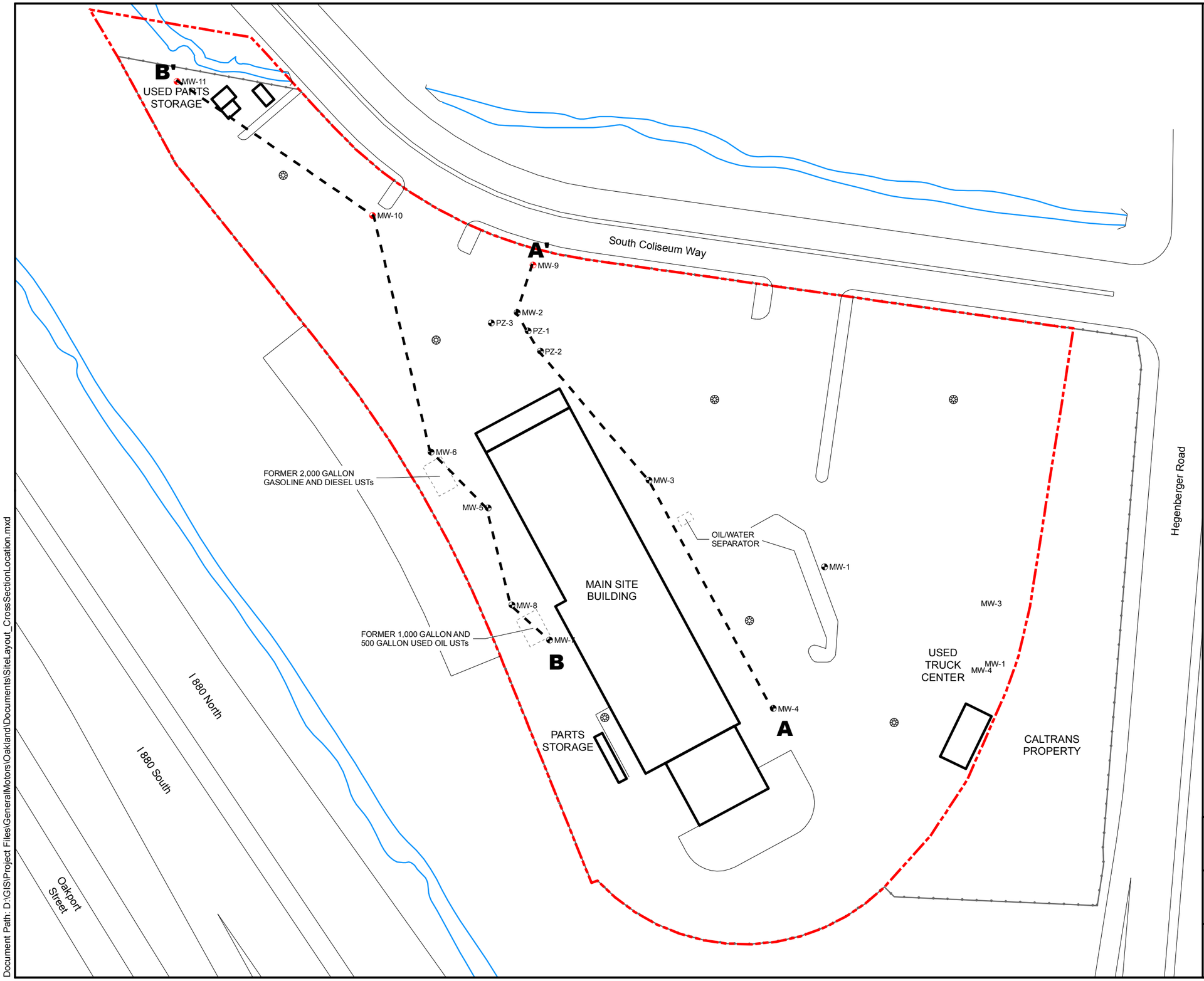
SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

SITE MAP SHOWING MONITORING WELL LOCATIONS

ARCADIS

FIGURE
2



LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLOUR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY

NOTE:

MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 75 150

SCALE IN FEET

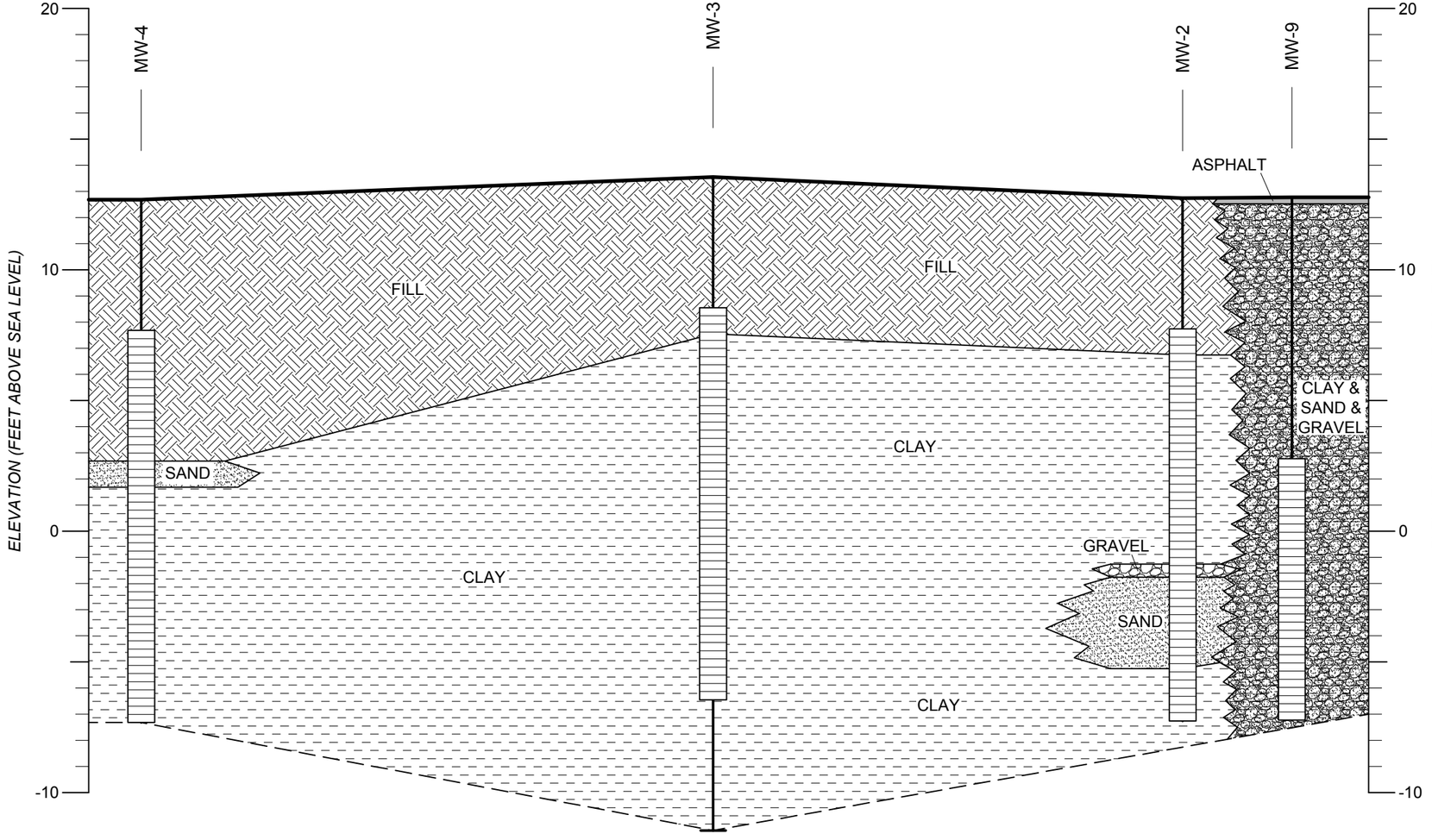
FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

CROSS SECTION LOCATION MAP

ARCADIS

FIGURE
3

PROJECT NUMBER: B0064601.0000.0010
CITY: BRIGHTON DIV/GROUP:ENV DB: TRY
Document Path: D:\GIS\Project Files\GeneralMotors\Oakland\Documents\SiteLayout_CrossSectionLocation.mxd



LEGEND

- ASPHALT
- FILL
- SAND
- SAND & GRAVEL
- GRAVEL
- CLAY & SAND & GRAVEL
- CLAY
- APPROXIMATE GEOLOGIC CONTACT
- DEPTH EXPLORED

SOIL BORING

SCREEN INTERVAL

END OF BORING

NOTES:

ALL ELEVATIONS REFERENCED TO MEAN SEA LEVEL AND ARE ESTIMATED BETWEEN WELLS.

VERTICAL SCALE IN FEET: 5

HORIZONTAL SCALE IN FEET: 50

VERTICAL EXAGGERATION = 10:1

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

**GEOLOGIC CROSS-SECTION A-A'
(SOUTH - NORTH)**

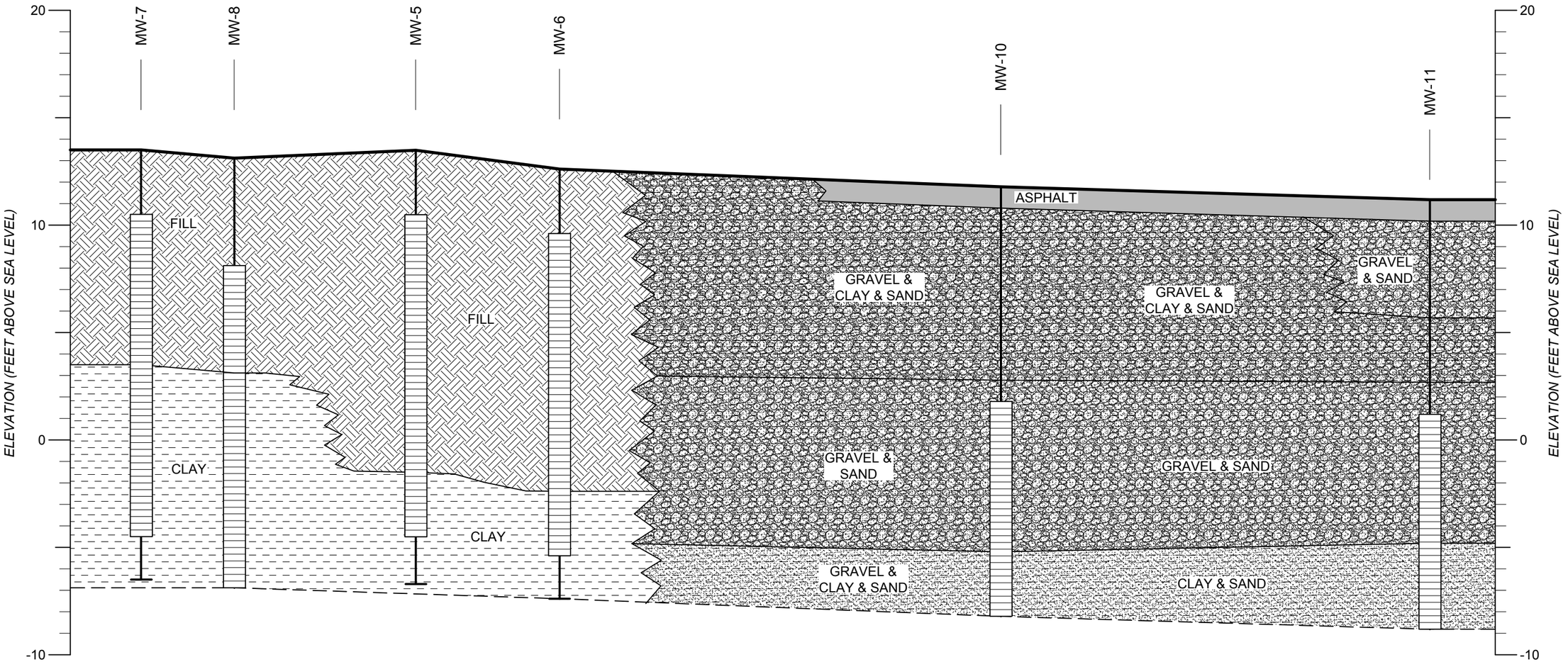
ARCADIS

FIGURE
4A

CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR: PROJECT NUMBER:
C:_Homework\GIS\GeneralMotors\Oakland\CAD_Data\FormerTruck_XSecs.dwg LAYOUT: AA SAVED: 8/14/2012 9:42 AM ACADVER: 18.1S (LMS TECH) PAGESETUP: --- PLOTSTYLETABLE: ARCADIS NOVI.CTB PLOTTED: 9/19/2013 10:59 PM BY: SMITH, ANTONIO

B
SOUTH

B'
NORTH



LEGEND

- ASPHALT
- FILL
- SAND
- SAND & GRAVEL
- GRAVEL
- CLAY & SAND & GRAVEL
- CLAY

- APPROXIMATE GEOLOGIC CONTACT
- DEPTH EXPLORED
- SOIL BORING
- SCREEN INTERVAL
- END OF BORING

NOTES:

ALL ELEVATIONS REFERENCED TO MEAN SEA LEVEL AND ARE ESTIMATED BETWEEN WELLS.

VERTICAL SCALE IN FEET: 5 to 50

HORIZONTAL SCALE IN FEET
VERTICAL EXAGGERATION = 10:1

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

GEOLOGIC CROSS-SECTION B-B' (SOUTH - NORTH)

ARCADIS

FIGURE
4B

MW-11
4.05

USED PARTS
STORAGE

MW-10
4.14

South Coliseum Way

MW-9
4.18

4.5

MW-2
3.68*

PZ-3

PZ-1

PZ-2

5.0

MW-6
5.15

5.5

MW-3
5.52

6.0

MW-5
5.65

FORMER 2,000 GALLON
GASOLINE AND DIESEL USTs

OIL/WATER
SEPARATOR

MAIN SITE
BUILDING

MW-1
5.14*

6.5

MW-8
6.10

MW-7
5.73*

7.0

FORMER 1,000 GALLON AND
500 GALLON USED OIL USTs

7.5

8.0

MW-4
8.08

PARTS
STORAGE

USED
TRUCK
CENTER

CALTRANS
PROPERTY

Hegenberger Road

I 880 North

I 880 South

Oakport
Street

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
D:\GIS\Project Files\GeneralMotors\Oakland\Documents\201112_potentiometric surface.mxd

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLUOR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 4.5 — POTENTIOMETRIC ELEVATION CONTOUR
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- 6.10 — GROUNDWATER ELEVATION IN FEET ABOVE MEAN SEA LEVEL
- GROUNDWATER FLOW DIRECTION
- * — ELEVATION NOT USED IN CONTOURING

NOTES:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

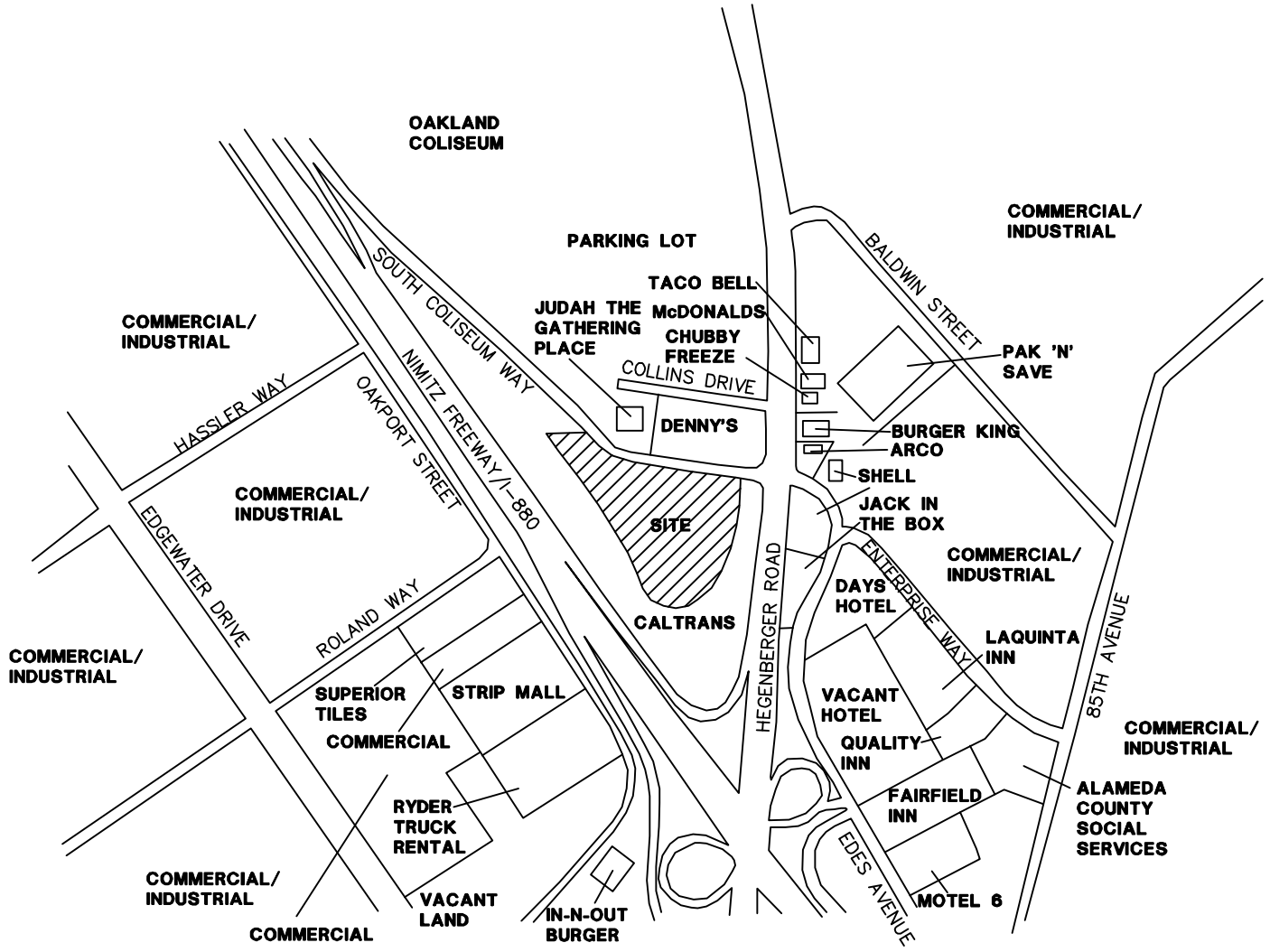
0 80 160
SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP - DECEMBER 2011

ARCADIS

FIGURE
5



California Locator Map

NOT TO SCALE

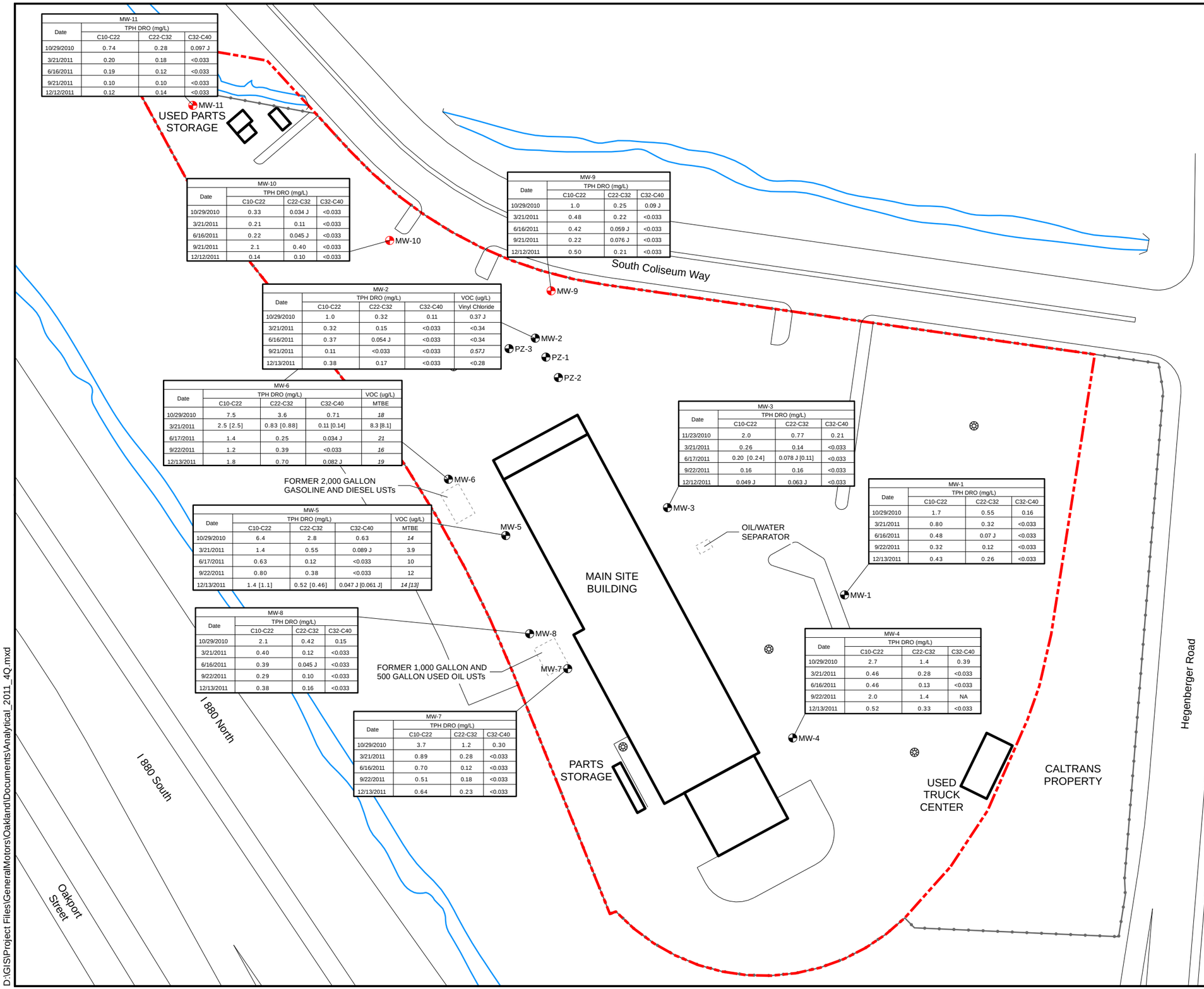
N
W
E
S

Oakland Truck Center
8099 South Coliseum Way
Oakland, California 94621

SURROUNDING PROPERTIES MAP

ARCADIS

FIGURE
6



MW-11

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	0.74	0.28	0.097 J
3/21/2011	0.20	0.18	<0.033
6/16/2011	0.19	0.12	<0.033
9/21/2011	0.10	0.10	<0.033
12/12/2011	0.12	0.14	<0.033

MW-10

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	0.33	0.034 J	<0.033
3/21/2011	0.21	0.11	<0.033
6/16/2011	0.22	0.045 J	<0.033
9/21/2011	2.1	0.40	<0.033
12/12/2011	0.14	0.10	<0.033

MW-9

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	1.0	0.25	0.09 J
3/21/2011	0.48	0.22	<0.033
6/16/2011	0.42	0.059 J	<0.033
9/21/2011	0.22	0.076 J	<0.033
12/12/2011	0.50	0.21	<0.033

MW-2

Date	TPH DRO (mg/L)			VOC (ug/L)
	C10-C22	C22-C32	C32-C40	Vinyl Chloride
10/29/2010	1.0	0.32	0.11	0.37 J
3/21/2011	0.32	0.15	<0.033	<0.34
6/16/2011	0.37	0.054 J	<0.033	<0.34
9/21/2011	0.11	<0.033	<0.033	*0.57J*
12/13/2011	0.38	0.17	<0.033	<0.28

MW-6

Date	TPH DRO (mg/L)			VOC (ug/L)
	C10-C22	C22-C32	C32-C40	MTBE
10/29/2010	7.5	3.6	0.71	*18*
3/21/2011	2.5 [2.5]	0.83 [0.88]	0.11 [0.14]	8.3 [8.1]
6/17/2011	1.4	0.25	0.034 J	*21*
9/22/2011	1.2	0.39	<0.033	*16*
12/13/2011	1.8	0.70	0.082 J	*19*

MW-5

Date	TPH DRO (mg/L)			VOC (ug/L)
	C10-C22	C22-C32	C32-C40	MTBE
10/29/2010	6.4	2.8	0.63	*14*
3/21/2011	1.4	0.55	0.089 J	3.9
6/17/2011	0.63	0.12	<0.033	10
9/22/2011	0.80	0.38	<0.033	12
12/13/2011	1.4 [1.1]	0.52 [0.46]	0.047 J [0.061 J]	*14 [13]*

MW-8

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	2.1	0.42	0.15
3/21/2011	0.40	0.12	<0.033
6/16/2011	0.39	0.045 J	<0.033
9/22/2011	0.29	0.10	<0.033
12/13/2011	0.38	0.16	<0.033

MW-7

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	3.7	1.2	0.30
3/21/2011	0.89	0.28	<0.033
6/16/2011	0.70	0.12	<0.033
9/22/2011	0.51	0.18	<0.033
12/13/2011	0.64	0.23	<0.033

MW-3

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
11/23/2010	2.0	0.77	0.21
3/21/2011	0.26	0.14	<0.033
6/17/2011	0.20 [0.24]	0.078 J [0.11]	<0.033
9/22/2011	0.16	0.16	<0.033
12/12/2011	0.049 J	0.063 J	<0.033

MW-1

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	1.7	0.55	0.16
3/21/2011	0.80	0.32	<0.033
6/16/2011	0.48	0.07 J	<0.033
9/22/2011	0.32	0.12	<0.033
12/13/2011	0.43	0.26	<0.033

MW-4

Date	TPH DRO (mg/L)		
	C10-C22	C22-C32	C32-C40
10/29/2010	2.7	1.4	0.39
3/21/2011	0.46	0.28	<0.033
6/16/2011	0.46	0.13	<0.033
9/22/2011	2.0	1.4	NA
12/13/2011	0.52	0.33	<0.033

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL (FLUOR; MARCH 1996)
- STORMWATER DRAIN
- FENCE
- PROPERTY BOUNDARY
- DITCH
- J — ESTIMATED VALUE ABOVE THE METHOD DETECTION LIMIT AND BELOW THE REPORTING LIMIT
- <0.033 — ANALYTE NOT DETECTED AT OR ABOVE THE INDICATED METHOD DETECTION LIMIT
- [ ] — DUPLICATE RESULTS SHOWN IN BRACKETS

NOTES:

1. ONLY VOCS DETECTED ABOVE SCREENING CRITERIA ARE INCLUDED

2. **BOLD** VALUES INDICATE ANALYTE CONCENTRATIONS EQUAL TO OR EXCEEDING SAN FRANCISCO BAY REGIONAL WATER QUALITY CONTROL BOARD ENVIRONMENTAL SCREENING LEVELS FOR GROUNDWATER.

3. *ITALICIZED* VALUES INDICATE ANALYTE CONCENTRATIONS EQUAL TO OR EXCEEDING CALIFORNIA DEPARTMENT OF HEALTH SERVICES DRINKING WATER MAXIMUM CONTAMINANT LEVELS AND OAKLAND TIER 1 RISK-BASED SCREENING LEVELS FOR INJECTION OF GROUNDWATER

	TPH			VOC (ug/L)	
	C10-C22	C22-C32	C32-C40	MTBE	Vinyl Chloride
San Francisco Bay Regional Water Quality Control Board Environmental Screening Levels for Groundwater	0.21	0.21	0.21	1,800	3.8
California Department of Health Services Drinking Water Maximum Contaminant Levels (MCLs)	---	---	---	13	0.50
Oakland Tier I RBSLs for Ingestion of Groundwater (Commerical/ Industrial)	---	---	---	13	0.50

0 80 160

SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

GROUNDWATER TPH & VOC CONCENTRATIONS EXCEEDING SCREENING LEVELS

ARCADIS

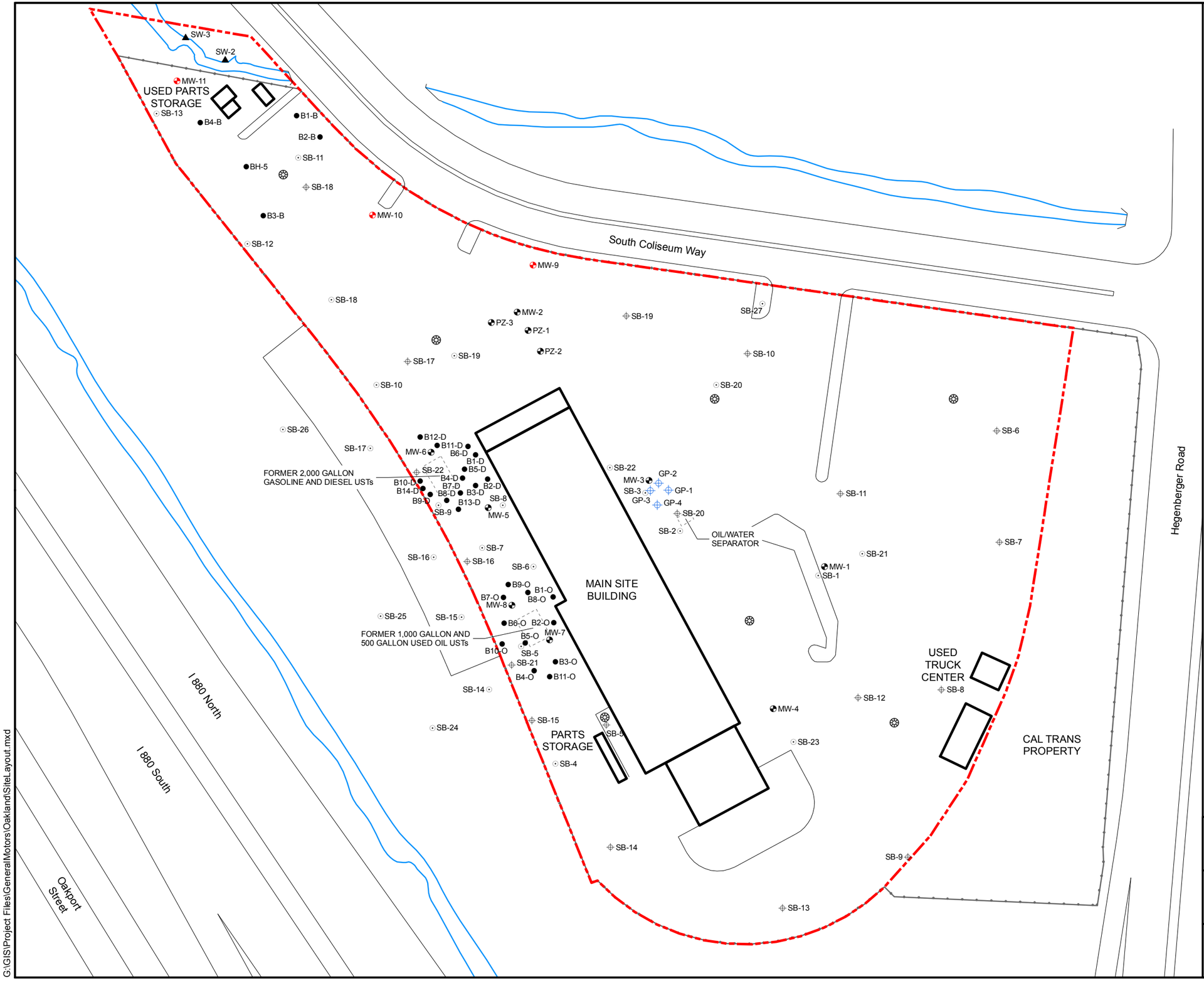
FIGURE 7

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
D:\GIS\Project Files\GeneralMotors\Oakland\Documents\Analytical_2011_4Q.mxd

ARCADIS

Appendix A

Comprehensive Historical Site Figure



LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- SOIL BORING AND SEDIMENT SAMPLE LOCATION (ARCADIS; JULY 2009)
- SEDIMENT SAMPLE (ARCADIS; JULY 2009)
- PREVIOUS SOIL BORING LOCATION (ARCADIS; APRIL 2008)
- MONITORING WELL LOCATION (FLOUR; MARCH 1996)
- PREVIOUS SOIL BORING LOCATION (GT; 1995)
- PREVIOUS SOIL BORING LOCATION (CLAYTON; 1993)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY

NOTE:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160

SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

SITE MAP WITH SOIL BORING AND MONITORING WELL LOCATIONS

ARCADIS

FIGURE
2

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
G:\GIS\Project Files\GeneralMotors\Oakland\SiteLayout.mxd

ARCADIS

Appendix B

Historical Soil Boring & Monitoring Well Logs (1993-2009)

LOG OF EXPLORATORY BORING

Project No.: 49872.08 **Date:** July 23, 1993
Client: General Motors Corporation
Location: 8099 Coliseum Way, Oakland, CA
Logged By: D. Dastmalchi **Driller:** West HazMat

BORING NO. BH-1

Sheet 1 of 2

DRAFT

d Location of Boring:

und Elevation: **Datum:**

Drilling Method: Hollow-stem auger

Hole Diameter: 6"

Casing Installation Data: N/A

Water Level	13'					
Time	2.05					
Date	7/23/93					

low unt	PID --- OVA (ppm)	DEPTH	SAMPLE	Soil Group Symbol (uscs)	Litho-graphic Symbol	DESCRIPTION
		1				Asphalt & packing materials
		2				Silt & gravel with little to no clay, moist, dark brown to black
		3				
		4				Stiff black clay with little to no fine & little gravel, moist
		5				
2	340	6				
4						
9		7				
		8		CH		Gasoline odor
		9				
		10				
		11				Appears to be a thin layer of free-floating product
		12				
		13			▼	
		14				
		15				
		16		CL		Light brown, sandy clay, moist
		17				
		18				

LOG OF EXPLORATORY BORING

DRAFT

Project No.: 49872.08 **Date:** July 23, 1993
Client: General Motors Corporation
Location: 8099 Coliseum Way, Oakland, CA
Logged By: D. Dastmalchi **Driller:** West HazMat

BORING NO. BH-1

Sheet 2 of 2

Field Location of Boring:

Ground Elevation: **Datum:**

Drilling Method: Hollow-stem auger

Hole Diameter: 6"

Casing Installation Data: N/A

Water Level						
Time						
Date						

Blow Count	PID --- OVA (ppm)	DEPTH	SAMPLE	Soil Group Symbol (uscs)	Litho-graphic Symbol	DESCRIPTION
		19		CL		Light brown, sandy clay, moist
		20				
7						
6		21				
12						Total depth = 21.5'
		22				
		23				
		24				
		25				
		26				
		27				
		28				
		29				
		30				
		31				
		32				
		33				
		34				
		35				
		36				

LOG OF EXPLORATORY BORING

DRAFT

Project No.: 49872.08 **Date:** July 23, 1993
Client: General Motors Corporation
Location: 8099 Coliseum Way, Oakland, CA
Logged By: D. Dastmalchi **Driller:** West HazMat

BORING NO. BH-2

Sheet 1 of 1

Field Location of Boring:

Ground Elevation: **Datum:**

Drilling Method: Hollow-stem auger

Hole Diameter: 6"

Casing Installation Data: N/A

Water Level					
Time					
Date					

Blow Count	PID --- OVA (ppm)	DEPTH	SAMPLE	Soil Group Symbol (uscs)	Litho-graphic Symbol	DESCRIPTION
		1				Gravelly, clay, dark gray to black, moist
		2				
		3				
		4				
		5				Sample refusal (no sample collected)
	110	6			▽	
		7		GM		Angular gravel, little to no fines, saturated with free-floating product and water
		8				Total depth 8.5'
		9				
		10				
		11				
		12				
		13				
		14				
		15				
		16				
		17				
		18				

LOG OF EXPLORATORY BORING

Project No.: 49872.08 **Date:** July 23, 1993
Client: General Motors Corporation
Location: 8099 Coliseum Way, Oakland, CA
Logged By: D. Dastmalchi **Driller:** West HazMat

BORING NO. BH-3
Sheet 1 of 1

Field Location of Boring:

Ground Elevation: **Datum:**

Drilling Method: Hollow-stem auger
Hole Diameter: 6"
Casing Installation Data: N/A

Water Level					
Time					
Date					

Blow Count	PID OVA (ppm)	DEPTH	SAMPLE	Soil Group Symbol (uscs)	Litho-graphic Symbol	DESCRIPTION
						Gravelly clay, black, moist
		1				
		2				
		3				
		4				
		5				
	240	6				
		7			▽	
				GM		Clear angular gravel, saturated with free product (sampled for logging only)
		8				
		9				
		10				
		11				
		12				
		13				
		14				
		15				
		16				
		17				
		18				

LOG OF EXPLORATORY BORING

Project No.: 49872.08 Date: July 23, 1993
Client: General Motors Corporation
Location: 8099 Coliseum Way, Oakland, CA
Logged By: D. Dastmalchi Driller: West HazMat

BORING NO. BH-4
Sheet 1 of 1

Field Location of Boring:

Ground Elevation: Datum:

Drilling Method: Hollow-stem auger
Hole Diameter: 6"
Casing Installation Data: N/A

Water Level						
Time						
Date						

Blow Count	PID OVA (ppm)	DEPTH	SAMPLE	Soil Group Symbol (uscs)	Litho-graphic Symbol	DESCRIPTION
		1				Gravelly clay, dark brown to black, moist
		2				
		3				
		4				
		5				
		6				
	320	7			▽	
		8				
		9				
		10				
		11				
	180	12		GM		Gravel, free product, free water in the borehole Terminated at 11.5'
		13				
		14				
		15				
		16				
		17				
		18				

LOG OF EXPLORATORY BORING

Project No.: 49872.08 Date: July 23, 1993
Client: General Motors Corporation
Location: 8099 Coliseum Way, Oakland, CA
Logged By: D. Dastmalchi Driller: West HazMat

BORING NO. BH-5
Sheet 1 of 1

Field Location of Boring:

Ground Elevation: Datum:

Drilling Method: Hollow-stem auger
Hole Diameter: 6"
Casing Installation Data: N/A

Water Level					
Time					
Date					

Blow Count	PID OVA (ppm)	DEPTH	SAMPLE	Soil Group Symbol (uscs)	Lithographic Symbol	DESCRIPTION
						Gravel, dry, little fines, light gray
		1				Silty gravel, brown, moist
		2				
		3				
		4				
8		5				
8						
9	0	6				
						Clayey silt with about 20% gravel, moist
		7				
		8				
		9				
		10				
						Sandy clay, greenish gray
	0	11			▽	Sand with little to no fine saturated. Terminated drilling
		12				
		13				
		14				
		15				
		16				
		17				
		18				

TABLE 1
Well Parameters

GMC Truck Center
8099 Coliseum Way
Oakland, California

April 3, 1996

Well	Depth to Groundwater (feet)	Water Elevation (feet)	Well Screen Interval (feet bsg)	Use
MW-1	6.59	3.20	5-20	Monitoring
MW-2	9.62	0.10	5-20	Test Well
MW-3	8.02	2.39	5-20	Monitoring
MW-4	3.78	6.04	5-20	Monitoring
MW-5	7.03	3.71	3-18	Monitoring
MW-6	8.05	1.62	3-18	Monitoring
MW-7	7.98	2.57	3-18	Monitoring
MW-8	5.27	4.76	5-20	Monitoring
PZ-1	9.82	0.15	5-20	Observation
PZ-2	9.98	0.61	5-20	Observation
PZ-3	9.60	0.10	5-20	Observation

Notes: Depth-to water measurements recorded prior to pumping, 4/3/96 (measured from top of the well casings). Screen intervals are in feet below surface grade.

Drilling Log

GROUNDWATER TECHNOLOGY

Monitoring Well **MW-1**

Project Oakland Truck Center — Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA — Proj. No. 040020487
Surface Elev. 10.15 ft. — Total Hole Depth 20 ft. — Diameter 10.5 in.
Top of Casing 9.79 ft. — Water Level Initial — Static 12.98 ft.
Screen: Dia 4 in. — Length 15 ft. — Type/Size 0.020 in.
Casing: Dia 4 in. — Length 5 ft. — Type PVC Riser
Fill Material Lonestar 2/12 — Rig/Core Mobile B-61/5' continous
Drill Co. Gregg Drilling — Method Hollow Stem Auger
Driller Eric Christain — Log By Bob Fehr — Date 02/22/96 — Permit #
Checked By Ken Johnson — License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-1 (15') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.

Depth (ft.)	Well Completion	PID (ppm)	Sample ID	Blow Count / % Recovery	Graphic Log	USCS Class.	Description (Color, Texture, Structure) Trace < 10%, Little 10% to 20%, Some 20% to 35%, And 35% to 50%
-2							
0						FILL	FILL, Gravel
2		0					CLAY with some silt, grayish brown, meidum stiff, moist
4							
6							
8		0		40%			Grades to Gravelly CLAY, medium to large clasts, greenish gray, medium stiff, moist, odor
10						CL	Grades to no gravel, trace medium sand, some silt, dark gray, plastic
12		0		100%			
14							Grades to stiff
16			MW-1 (15)				
18		0		80%			Grades to increasing grain size (up to fine gravel), wet
20							End of boring at 1125. Installed monitoring well.
22							
24							

Drilling Log

GROUNDWATER TECHNOLOGY

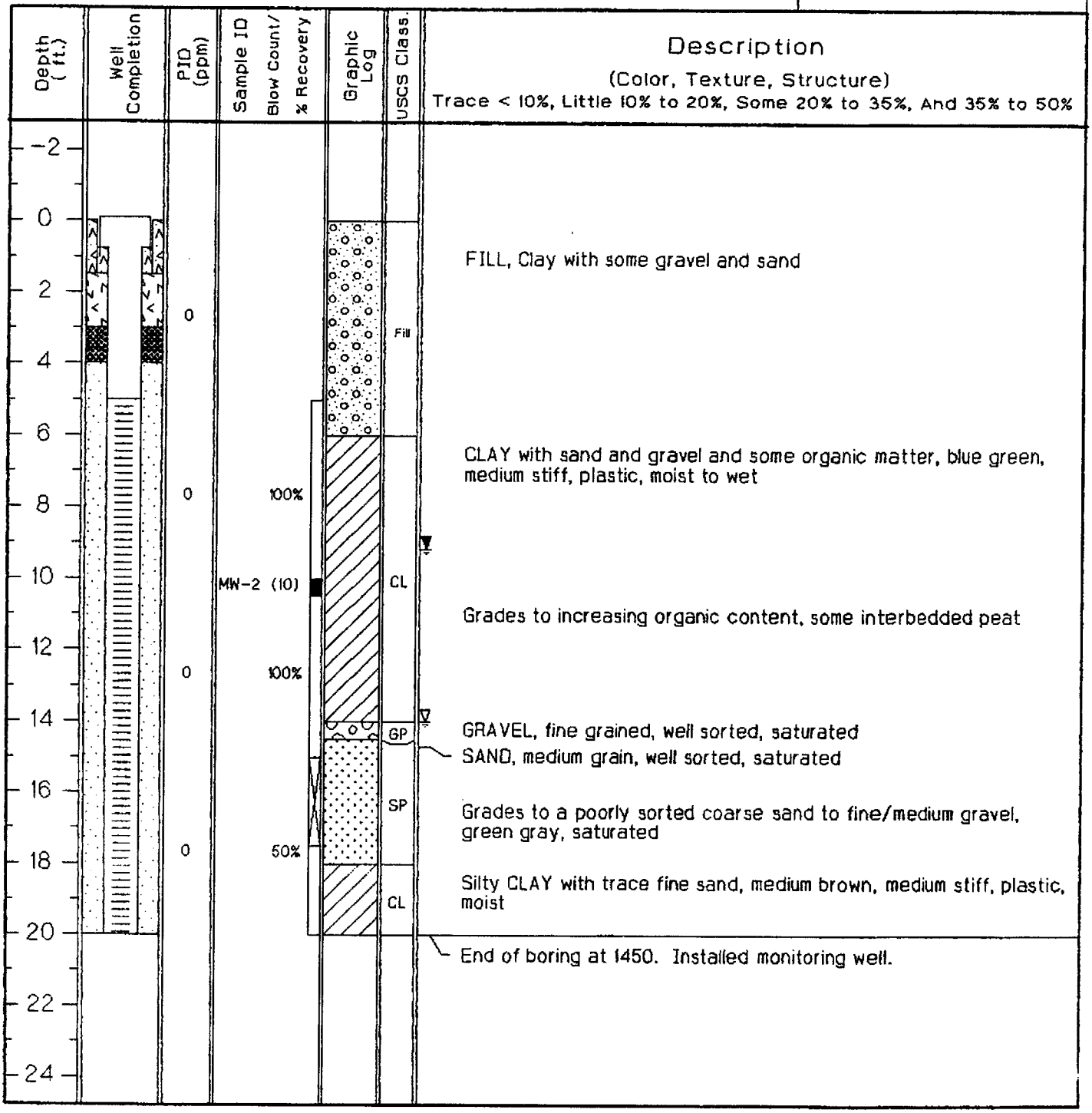
Monitoring Well MW-2

Project Oakland Truck Center Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA Proj. No. 040020487
Surface Elev. 10.10 ft. Total Hole Depth 20 ft. Diameter 10.5 in.
Top of Casing 9.72 ft. Water Level Initial 14 ft. Static 9.18 ft.
Screen: Dia 4 in. Length 15 ft. Type/Size 0.020 in.
Casing: Dia 4 in. Length 5 ft. Type PVC Riser
Fill Material Lonestar 2/12 Rig/Core Mobile B-61/5" continuous
Drill Co. Gregg Drilling Method Hollow Stem Auger
Driller Eric Log By Bob Fehr Date 02/21/96 Permit #
Checked By Ken Johnson License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-2 (10') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.



Drilling Log

GROUNDWATER TECHNOLOGY

Monitoring Well MW-3

Project Oakland Truck Center — Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA — Proj. No. 040020487
Surface Elev. 10.89 ft. — Total Hole Depth 25 ft. — Diameter 10.5 in.
Top of Casing 10.41 ft. — Water Level Initial — Static 7.59 ft.
Screen: Dia 4 in. — Length 15 ft. — Type/Size 0.020 in.
Casing: Dia 4 in. — Length 5 ft. — Type PVC Riser
Fill Material Lonestar 2/12 — Rig/Core Mobile B-61/5" continuous
Drill Co. Gregg Drilling — Method Hollow Stem Auger
Driller Eric Christain — Log By Bob Fehr — Date 02/22/96 — Permit #
Checked By Ken Johnson — License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-3 (10') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.

Depth (ft.)	Well Completion	PID (ppm)	Sample ID	Blow Count / % Recovery	Graphic Log	USCS Class.	Description (Color, Texture, Structure) Trace < 10%, Little 10% to 20%, Some 20% to 35%, And 35% to 50%
-2							
0							
2		127				Fill	FILL, Sandy Clay, medium and coarse sand, medium brown, plastic, moist
4							
6							CLAY with some fine sand, greenish gray, stiff, plastic, moist
8		>2,000		100%			
10			MW-3 (10)				Grades to Gravelly CLAY with sand, organic material, and wood, greenish black, stiff, moist, strong odor
12		236		40%			Grades to trace sand and gravel, increasing organic matter, soft, plastic
14							
16						CL	
18				5%			
20							Grades to CLAY, black, becomes medium stiff, very plastic, greenish gray, and wet at 24 feet
22		0		50%			
24							
26							End of boring at 0815. Installed monitoring well.
28							
30							

GROUNDWATER TECHNOLOGY

Drilling Log

Monitoring Well MW-4

Project Oakland Truck Center — Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA — Proj. No. 040020487
Surface Elev. 10.07 ft. — Total Hole Depth 20 ft. — Diameter 10.5 in.
Top of Casing 9.82 ft. — Water Level Initial 8.0 ft. — Static 2.96 ft.
Screen: Dia 4 in. — Length 15 ft. — Type/Size 0.020 in.
Casing: Dia 4 in. — Length 5 ft. — Type PVC Riser
Fill Material Lonestar 2/12 — Rig/Core Mobile B-61/5" continuous
Drill Co. Gregg Drilling — Method Hollow Stem Auger
Driller Eric Christain — Log By Bob Fehr — Date 02/22/96 — Permit #
Checked By Ken Johnson — License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-4 (10') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.

Depth (ft.)	Well Completion	PID (ppm)	Sample ID	Blow Count / % Recovery	Graphic Log	USCS Class.	Description (Color, Texture, Structure) Trace < 10%, Little 10% to 20%, Some 20% to 35%, And 35% to 50%
-2							
0							
2		0					FILL, Gravelly CLAY with some sand and silt, soft, plastic, wet
4							
6						FILL	
8		0		40%			Clayey GRAVEL with pieces of brick, black, saturated
10			MW-4 (10)			SP	SAND, well sorted, medium grain — No Recovery
12				0%			
14							
16						CL	
18		0		50%			CLAY, medium gray, stiff, plastic, wet
20							End of boring at 1435. Installed monitoring well.
22							
24							

Drilling Log

GROUNDWATER TECHNOLOGY

Monitoring Well MW-5

Project Oakland Truck Center — Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA — Proj. No. 040020487
Surface Elev. 10.94 ft. — Total Hole Depth 20 ft. — Diameter 10.5 in.
Top of Casing 10.74 ft. — Water Level Initial — Static 5.71 ft.
Screen: Dia 4 in. — Length 15 ft. — Type/Size 0.020 in.
Casing: Dia 4 in. — Length 3 ft. — Type PVC Riser
Fill Material Lonestar 2/12 — Rig/Core Mobile B-61/5' continuous
Drill Co. Gregg Drilling — Method Hollow Stem Auger
Driller Eric Christain — Log By Bob Fehr — Date 02/21/96 — Permit #
Checked By Ken Johnson — License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-5 (18') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.

Depth (ft.)	Well Completion	PID (ppm)	Sample ID	Blow Count / % Recovery	Graphic Log	USCS Class.	Description (Color, Texture, Structure) Trace < 10%, Little 10% to 20%, Some 20% to 35%, And 35% to 50%
-2							
0							FILL, CLAY with some sand and trace gravel, greenish brown, moist
2		18.1					
4							
6							Grades to increasing gravel, greenish black
8		76.7		50%		FILL	
10							FILL (clasts over 3-inches), black ooze, odor
12		163		20%			
14							
16			MW-5 (16)				CLAY, greenish gray, medium stiff, plastic, moist
18		72		100%		CL	Sandy CLAY with trace well sorted fine sand, green/gray, stiff, moist
20							End of boring at 1200. Installed monitoring well.
22							
24							

Drilling Log

GROUNDWATER TECHNOLOGY

Monitoring Well MW-6

Project Oakland Truck Center Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA Proj. No. 040020487
Surface Elev. 9.98 ft. Total Hole Depth 20 ft. Diameter 10.5 in.
Top of Casing 9.67 ft. Water Level Initial 10.0 ft. Static 6.96 ft.
Screen: Dia 4 in. Length 15 ft. Type/Size 0.020 in.
Casing: Dia 4 in. Length 3 ft. Type PVC Riser
Fill Material Lonestar 2/12 Rig/Core Mobile B-61/5" continuous
Drill Co. Gregg Drilling Method Hollow Stem Auger
Driller Eric Christain Log By Bob Fehr Date 02/21/96 Permit #
Checked By Ken Johnson License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-6 (15') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.

Depth (ft.)	Well Completion	PID (ppm)	Sample ID	Blow Count / % Recovery	Graphic Log	USCS Class.	Description (Color, Texture, Structure) Trace < 10%, Little 10% to 20%, Some 20% to 35%, And 35% to 50%
-2							
0							FILL, CLAY with some sand and trace gravel, debris (shredded tires), greenish gray, moist
2		0					
4							
6							
8		0		20%		Fill	
10							FILL, black and liquid, some odor
12		0		10%			
14			MW-6 (15)				CLAY, dark gray, stiff, plastic, moist
16							
18		0		100%		CL	Silty CLAY with trace medium and fine sand, stiff, moist
20							End of boring at 0910. Installed monitoring well.
22							
24							

Drilling Log

GROUNDWATER TECHNOLOGY

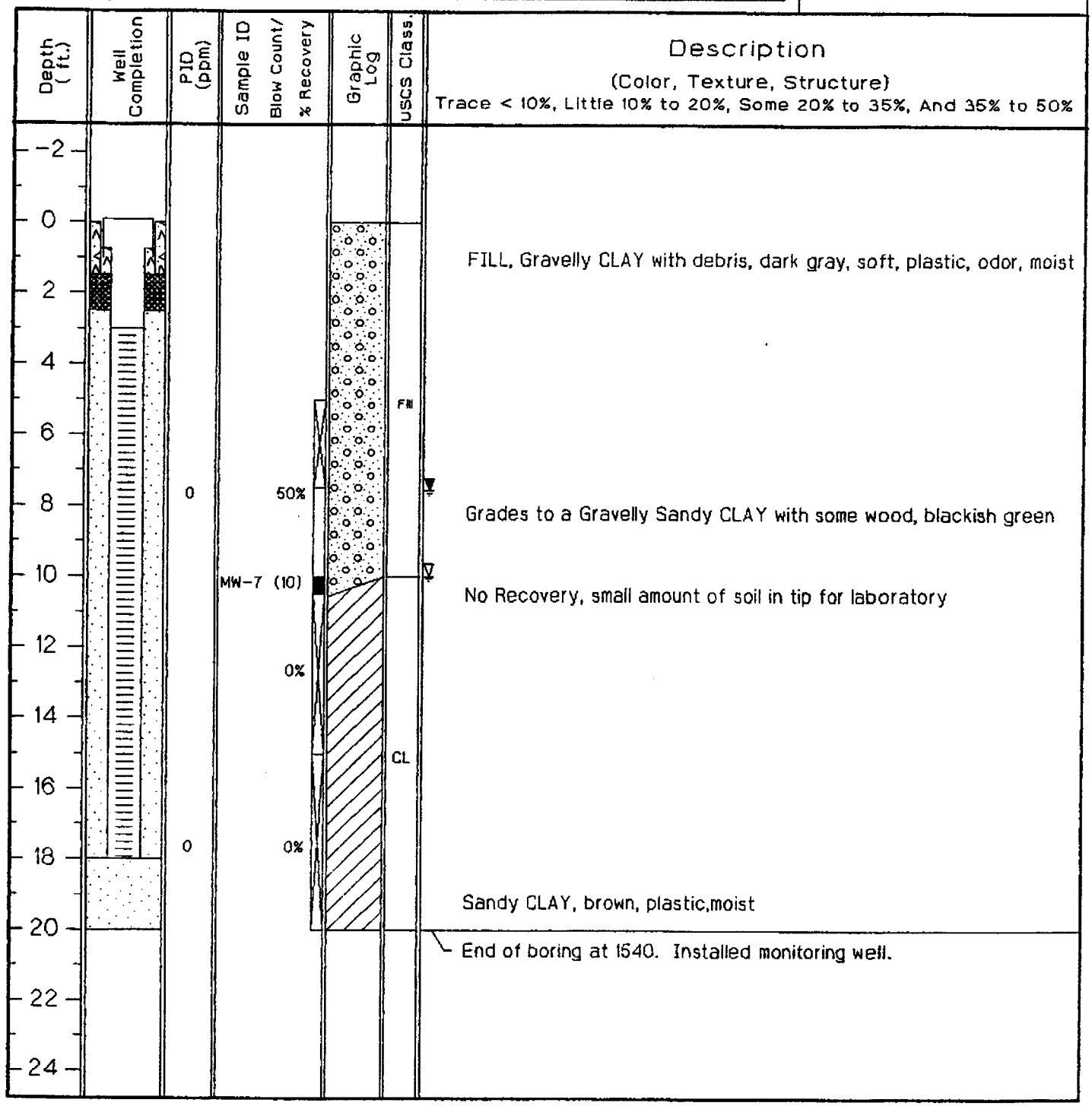
Monitoring Well **MW-7**

Project *Oakland Truck Center* Owner *General Motors Corporation*
Location *8099 S. Coliseum Way, Oakland, CA* Proj. No. *040020487*
Surface Elev. *10.91 ft.* Total Hole Depth *20 ft.* Diameter *10.5 in.*
Top of Casing *10.55 ft.* Water Level Initial *10.0 ft.* Static *7.58 ft.*
Screen: Dia *4 in.* Length *15 ft.* Type/Size *0.020 in.*
Casing: Dia *4 in.* Length *3 ft.* Type *PVC Riser*
Fill Material *Lonestar 2/12* Rig/Core *Mobile B-61/5' continuous*
Drill Co. *Gregg Drilling* Method *Hollow Stem Auger*
Driller *Eric Christain* Log By *Bob Fehr* Date *02/20/96* Permit # _____
Checked By *Ken Johnson* License No. *RG #6254*

See Site Map For Boring Location

COMMENTS:

Submitted MW-7 (10') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.



GROUNDWATER TECHNOLOGY

Drilling Log

Monitoring Well MW-8

Project Oakland Truck Center Owner General Motors Corporation
Location 8099 S. Coliseum Way, Oakland, CA Proj. No. 040020487
Surface Elev. 10.49 ft. Total Hole Depth 20 ft. Diameter 10.5 in.
Top of Casing 10.03 ft. Water Level Initial 8.5 ft. Static 3.92 ft.
Screen: Dia 4 in. Length 15 ft. Type/Size 0.020 in.
Casing: Dia 4 in. Length 5 ft. Type PVC Riser
Fill Material Lonestar 2/12 Rig/Core Mobile B-61/5' continuous
Drill Co. Gregg Drilling Method Hollow Stem Auger
Driller Eric Christain Log By Bob Fehr Date 02/20/96 Permit #
Checked By Ken Johnson License No. RG #6254

See Site Map For Boring Location

COMMENTS:

Submitted MW-8 (10') sample to laboratory for analysis. Soil cuttings stored on-site in a 55-gallon steel drum pending proper disposal.

Depth (ft.)	Well Completion	PID (ppm)	Sample ID	Blow Count / % Recovery	Graphic Log	USCS Class.	Description (Color, Texture, Structure) Trace < 10%, Little 10% to 20%, Some 20% to 35%, And 35% to 50%
-2							
0							FILL, Gravelly CLAY, dark gray, soft, plastic, odor, moist
2							
4							
6						Fill	
8		272		40%			Grades to a Gravelly SAND, some debris, strong odor, medium stiff, plastic, moist to wet
10			MW-8 (10)				Grades to CLAY, soft, plastic
12		54		100%			CLAY with trace sand, dark gray, stiff, moist
14						CL	
16							CLAY with trace medium to coarse grain sand, stiff, plastic, moist
18		36		100%			
20							End of boring at 1150. Installed monitoring well.
22							
24							

Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 10' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-1 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
								CONCRETE.	
		1	0-5'	5'	0.0 1.0	GP		Grayish brown and black loosely packed large GRAVEL and fine SAND, dry.	Borehole backfilled with Portland Cement grout and finished with concrete surface completion.
5	-5	2	5-10'	5'	3.8 1.2				
						CL		Grayish blue CLAY, saturated.	
10	10				0.5			End of boring at 10' bgs.	
15	15								

Remarks: Soil sample was collected from 6-8' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

EEC
Encore Environmental Consortium, LLC

Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 10' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-2 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
								CONCRETE.	
		1	0-5'	5'	6.0			Grayish brown to red, loosely packed coarse GRAVEL and fine SAND, dry.	Borehole backfilled with Portland Cement grout and finished with concrete surface completion.
					5.6	GP			
5	-5								
		2	5-10'	5'	5.7				
					5.8				
						CL		Grayish blue and black CLAY, saturated.	
10	-10				2.9			End of boring at 10' bgs.	
15	-15								

Remarks: Soil sample was collected from 7-9' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 10' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-3 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
								CONCRETE.	
								Black and brownish red coarse GRAVEL and SAND.	
		1	0-5'	5'	0.0				
					0.0				Borehole backfilled with Portland Cement grout and finished with concrete surface completion.
5	-5					GP			
					0.0				
		2	5-10'	5'	0.0				
					0.0	CL		Grayish blue CLAY, dry	
10	10							End of boring at 10' bgs.	
15	15								

EEC
Encore Environmental Consortium, LLC

Remarks: Soil sample was collected from 8-10' bgs.
Groundwater was not encountered.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 4/22/08
Drilling Company: Vironex
Driller's Name: Brian Toledo
Drilling Method: Direct Push
Sampler Size: 5' acetate liner

Northing: NA
Easting: NA
Casing Elevation: NA

Borehole Depth: 10' bgs
Surface Elevation: NA

Descriptions By: Joel Cohen

Boring ID: SB-4

Client: Argonaut Holdings, Inc.

Location: Oakland Truck Center
Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
							CONCRETE.	
	1	0-5'	5'	3.2			Black, gray, and red GRAVEL and fine SAND, loose, dry.	Borehole backfilled with Portland Cement grout and finished with concrete surface completion.
				2.8	GP			
5 / -5								
	2	5-10'	5'	1.6				
				2.7				
							Grayish blue CLAY, moist. Wet at 9' bgs.	
				0.8	CL			
10 / 10							End of boring at 10' bgs.	
15 / 15								

Remarks: Soil sample was collected from 7-9' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

EEC
Encore Environmental Consortium, LLC

Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 10' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-5 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
								ASPHALT.	
								Black, gray, and red coarse GRAVEL and fine SAND, some Clay and Brick, dry.	
		1	0-5'	5'	0.0				
					1.9				Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5					GP			
					6.5			Wet at 7' bgs.	
		2	5-10'	5'	2.3				
						CL		Grayish blue CLAY, saturated.	
10	-10				0.9			End of boring at 10' bgs.	
15	-15								

Remarks: Soil sample was collected from 5-7' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

EEC
Encore Environmental Consortium, LLC

Date Start/Finish: 4/24/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-6 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	4.1 12.6	CL		ASPHALT. Grayish blue CLAY, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5 / -5	2	5-10'	5'	5.2 0.4				
10 / -10	3	10-15'	5'	0.0 0.0 0.0			Wet at 10' bgs.	
15 / -15	4	15-20'	0'	NA NA NA			No Recovery.	
20 / -20							End of boring at 20' bgs.	

Remarks: Soil sample was collected from 3-5' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 4/24/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-7 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0	1	0-5'	5'	2.1 15.6	CL		ASPHALT. Grayish blue CLAY, dry. Visible staining and strong odor from 3-4' bgs.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5	2	5-10'	5'	30.2 962			Visible staining and strong odor from 7.5-8' bgs.	
10	-10	3	10-15'	5'	50.1 203 15.7			Wet at 10' bgs.	
15	-15	4	15-20'	0'	12.3 NA NA			No recovery.	
20	-20							End of boring at 20' bgs.	

Remarks: Free product was observed coating and dripping from the acetate sample liners.
Soil sample was collected from 6-9' bgs.
Temporary well was installed and groundwater sample was collected.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/24/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-8 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5'	5'	10.5	CL		ASPHALT. Grayish blue CLAY, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
					31.8			Visible staining and strong odor from 4-6' bgs.	
5	-5	2	5-10'	5'	26.1	GP		Brown and black GRAVEL and SAND, dry.	
					10.2	CL		Grayish blue CLAY, saturated.	
10	-10	3	10-15'	5'	11.6				
					14.3				
					10.2				
15	-15	4	15-20'	0'	NA			No recovery.	
					NA				
20	-20				NA			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 4-6' bgs.
Temporary well was installed and groundwater sample was collected.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/24/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-9 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	0.0	GP		ASPHALT.	
				0.0			Black, brown, and red GRAVEL, SAND, and BRICK, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5 / -5	2	5-10'	5'	0.0				
				0.0	CL		Grayish blue CLAY, saturated	
10 / -10	3	10-15'	5'	0.0			No recovery.	
				NA				
				NA				
15 / -15	4	15-20'	0'	NA				
				NA				
20 / -20				NA			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 6-8' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-10 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	0.3	GP		ASPHALT.	
							Brown and red GRAVEL, SAND, CLAY, and BRICK, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
				0.1			Wet at 4' bgs.	
5 / -5	2	5-10'	5'	0.0			No recovery.	
				0.0	GP		Brown and red GRAVEL, SAND, CLAY, and BRICK, dry.	
10 / -10	3	10-15'	5'	0.0				
				0.0	CL		Grayish blue CLAY, saturated.	
15 / -15	4	15-20'	0'	NA			No recovery.	
				NA				
20 / -20				NA			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 2-4' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

EEC Encore Environmental Consortium, LLC

Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-11 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5'	5'	1.9	GP		ASPHALT.	
					1.5			Brown, black, red, and gray coarse GRAVEL, SAND, and BRICK, some Clay, tightly packed, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5				0.0				
		2	5-10'	5'				Wet at 7.5' bgs.	
					0.0			Grayish blue CLAY, saturated.	
10	-10				0.0	CL			
		3	10-15'	5'	0.0				
					0.0				
15	-15							No recovery.	
		4	15-20'	0'	NA				
					NA				
20	-20				NA				
								End of boring at 20' bgs.	

Remarks: Soil sample was collected from 5-7' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-12 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5'	5'	0.2			ASPHALT.	
								Black, brown, red, and gray coarse GRAVEL, fine SAND, and CLAY, dry.	
					0.0	GP		Wet at 4.5' bgs.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5	2	5-10'	5'	0.0				
					0.7			Grayish blue CLAY, saturated.	
10	-10	3	10-15'	5'	0.0	CL			
					0.0				
					0.0				
15	-15	4	15-20'	0'	NA			No recovery.	
					NA				
20	-20				NA			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 2.5-4.5' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-13 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	0.0	GP		ASPHALT.	
							Black, brown, red, and gray coarse GRAVEL and fine SAND, dry.	
					CL		Grayish blue CLAY, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
				0.0			Black, brown, red, and gray coarse GRAVEL and fine SAND, moist.	
5 / -5	2	5-10'	5'	0.0	GP			
				0.0			Grayish blue CLAY, saturated.	
10 / -10	3	10-15'	5'	0.0	CL			
				0.0				
				0.0			Some red and brown CLAY.	
15 / -15	4	15-20'	0'	NA			No recovery.	
				NA				
20 / -20				NA				
							End of boring at 20' bgs.	

Remarks: Soil sample was collected from 5-8' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Project: B0064438.0102.00001
Data File:SB-13.dat
Template:G:\common\rockware\logplot\logfiles\Template\Geoprobe2004EECA.ldf
Date: 4/30/08

Date Start/Finish: 4/22/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-14 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	0.0	GP		ASPHALT.	
				0.0			Black, brown, red, and gray GRAVELLY SAND, some Brick, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5 / -5				0.0				
	2	5-10'	5'	0.0			Grayish blue CLAY, saturated.	
10 / -10				0.0	CL			
	3	10-15'	5'	0.0				
				0.0				
15 / -15							No recovery.	
	4	15-20'	0'	NA				
				NA				
20 / -20				NA				
							End of boring at 20' bgs.	

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Remarks: Soil sample was collected from 5-7' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-15 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5' HA	5'	NA	GP		ASPHALT.	
								Black, red, and gray coarse GRAVEL and fine SAND, some Clay, dry.	
					NA				Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5								
		2	5-10'	5'	0.0			Wet at 7' bgs.	
					0.0				
								Grayish blue CLAY, saturated.	
10	-10				0.0				
		3	10-15'	5'	0.0	CL			
					0.0				
15	-15								
		4	15-20'	0'	0.0				
					0.0				
20	-20				0.0				
								End of boring at 20' bgs.	

Remarks: Soil sample was collected from 5-7' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push
HA = hand auger

Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-16 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5'	5'	0.0	GP		ASPHALT.	
					0.0			Black, brown, red, and gray coarse GRAVEL, fine SAND, and CLAY, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5	2	5-10'	5'	0.0			Wet at 7' bgs.	
					0.0			Grayish blue CLAY, saturated.	
10	-10	3	10-15'	5'	0.0	CL			
					0.0				
					0.0				
15	-15	4	15-20'	0'	0.0			No recovery.	
					0.0				
					0.0				
20	-20				0.0			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 5-7' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/24/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-17 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
							ASPHALT.	
					GP		Brown and red GRAVEL, SAND, and CLAY, dry.	
	1	0-5'	5'	0.0				
				0.0				
5 / -5								
				0.0				
	2	5-10'	5'					
				0.0				
					CL		Grayish blue CLAY, moist.	
							Wet at 9.5' bgs.	
10 / -10								
				0.0			No recovery.	
	3	10-15'	2'	0.0				
					GP		GRAVEL, saturated.	
				0.0				
15 / -15								
				0.0				
	4	15-20'	5'					
				0.0				
					CL		Grayish blue CLAY, saturated.	
				0.0				
20 / -20								
							End of boring at 20' bgs.	

Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.

Remarks: Soil sample was collected from 7-9' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

EEC Encore Environmental Consortium, LLC

Project: B0064438.0102.00001
Data File:SB-17.dat

Template:G:\common\rockware\logplot\logfiles\Template\Geoprobe2004EECA.ldf
Date: 4/30/08

Date Start/Finish: 4/24/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-18 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	0.1	GP		ASPHALT.	
				0.0			Brown, black, and red GRAVEL and SAND, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5 / -5				0.0				
	2	5-10'	5'	3.1	CL		Grayish blue CLAY, moist, visible staining, slight odor. Wet at 9.5' bgs.	
10 / -10				2.1				
	3	10-15'	5'	0.0	GP		GRAVEL, saturated.	
15 / -15				0.0			No recovery.	
	4	15-20'	0'	NA				
				NA				
20 / -20				NA			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 7-9' bgs.
Temporary well was installed and groundwater sample was collected.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-19 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5'	5'	0.6 0.6	GP		ASPHALT. Black, brown, red, and gray GRAVEL, SAND, CLAY, and BRICK, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5	2	5-10'	5'	1.0 0.0			Wet at 9.5' bgs.	
10	-10	3	10-15'	5'	0.2 0.0 0.0	CL		Grayish blue CLAY, saturated.	
15	-15	4	15-20'	0'	NA NA NA			No recovery.	
20	-20							End of boring at 20' bgs.	

Remarks: Soil sample was collected from 7-9' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-20 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH / ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0 / 0								
	1	0-5'	5'	0.0	GP		ASPHALT.	
				0.0			Black, brown, red, and gray coarse GRAVEL, SAND, and CLAY, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5 / -5	2	5-10'	5'	0.7				
				1.2			Grayish blue CLAY, saturated.	
10 / -10				0.0			Wet at 9.5' bgs.	
	3	10-15'	5'	0.0	CL			
				0.0				
15 / -15				NA				
	4	15-20'	5'	NA				
20 / -20				NA				
							End of boring at 20' bgs.	

Remarks: Soil sample was collected from 6-8' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 20' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-21 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
		1	0-5'	5'	0.2 0.0	GP		ASPHALT. Black, brown, red, and gray coarse GRAVEL and SAND, some Clay, dry.	Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.
5	-5	2	5-10'	5'	0.7 6.8			Black CLAY, GRAVEL, and SAND, saturated, black staining, strong odor.	
10	-10	3	10-15'	5'	1.1 0.4 0.0	CL		Grayish blue CLAY, saturated. Wet at 11.5' bgs.	
15	-15	4	15-20'	5'	NA NA			No recovery.	
20	-20				NA			End of boring at 20' bgs.	

Remarks: Soil sample was collected from 8.5-9.5' bgs.
Temporary well was installed and groundwater sample was collected.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

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Date Start/Finish: 4/23/08 **Drilling Company:** Vironex **Driller's Name:** Brian Toledo **Drilling Method:** Direct Push **Sampler Size:** 5' acetate liner	**Northing:** NA **Easting:** NA **Casing Elevation:** NA **Borehole Depth:** 13' bgs **Surface Elevation:** NA **Descriptions By:** Joel Cohen	**Boring ID:** SB-22 **Client:** Argonaut Holdings, Inc. **Location:** Oakland Truck Center Oakland, California

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	PID Headspace (ppm)	USCS Code	Geologic Column	Stratigraphic Description	Boring Construction
0	0								
								ASPHALT.	
								Black, brown, gray, and red GRAVEL, SAND, SILT, and CLAY, dry.	
		1	0-5'	5'	0.7				
					0.7	GP			
5	-5								
					1.2				
		2	5-10'	5'	1.5				
								Grayish blue CLAY, saturated.	
10	-10				0.0				
		3	10-13'	3'	0.8	CL			
								Refusal and end of boring at 13' bgs.	

Borehole backfilled with Portland Cement grout and finished with asphalt surface completion.

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Remarks: Soil sample was collected from 6-8' bgs.
Temporary well was installed and groundwater sample was collected.
No odors detected and no staining observed.
NA = not applicable/ not available
bgs = below ground surface
DP = direct push

Date Start/Finish: 7/23/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger & Hand Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: Continous 2" Split Spoon

Northing: NA
Easting: NA
Casing Elevation: NA

Borehole Depth: 20' bgs
Surface Elevation: NA

Descriptions By: L. Kwong

Well/Boring ID: **GP-1**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description	Well/Boring Construction
0	0								Asphalt	
							2.9		GRAVEL (GC); CLAY and SAND; dry, black	
			HA				1.7			
							2.8			
							2.5			
5	-5						2.4			
		1		1.5	7-8-11	19	46.4			
		2	SS	1.5	8-9-9	18	35.2		CLAY (CL); dry, greyish blue	
		3		1	11-8-10	18	62.8		Soil staining at ~7' bgs	
10	-10	4		0.0	8-8-11	19	50.4			
		5		1	8-9-12	21	2.7		Wet at 11' bgs	
		6	SS	0.5	8-8-10	18	1.0			
		7		1.5	10-11-13	24	3.5			
15	-15						19.5			
		8		0.5	10-11-11	22	1.8			
		9	SS	1.5	10-11-13	24	4.2			
		10		1.5	7-8-11	19	0.6			
							0.5		CLAY and SAND (SC); wet, greyish blue	
20	-20						0.2		End of Boring 20' bgs	

Borehole backfilled with grout.

Remarks: Soil samples were collected at 7-7.5', 18-18.5' bgs.

SS = Split spoon
HA = Hand auger
bgs=below ground surface

ARCADIS
Infrastructure, environment, facilities

Date Start/Finish: 7/23/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger & Hand Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: Continous 2" Split Spoon

Northing: NA
Easting: NA
Casing Elevation: NA

Borehole Depth: 20' bgs
Surface Elevation: NA

Descriptions By: L. Kwong

Well/Boring ID: **GP-2**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description	Well/Boring Construction
0	0						1.4		Asphalt	
							1.1		Coarse GRAVEL (GC); CLAY and SAND; dry, brown, black	
			HA				1.3			Borehole backfilled with grout.
5	-5						3.2			
		1		1.5	7-9-10	19	14.3			
		2	SS	1.5	7-8-11	19	317		CLAY (CL); moist, black and grayish blue, little staining	
		3		1.5	9-10-13	23	337		CLAY (CL); dry, black, grey to greyish blue	
10	-10						313			
		4		1.25	7-7-8	15	119		Wet at 10' bgs	
		5		1.5	9-12-12	24	3.1			
		6	SS	1.5	9-10-12	22	1.8			
		7		0.75	8-9-13	22	1.3			
15	-15						1.1			
		8		1.5	10-11-14	25	2.3			
		9	SS	1.5	6-7-9	16	0.6			
		10		1.5	6-7-7	14	0.5		SAND (SP); wet, greyish blue	
20	-20						0.4			
							1.5			
							0.3		End of Boring 20' bgs	

ARCADIS
Infrastructure, environment, facilities

Remarks: Soil samples were collected at 7-7.5', 16-16.5' bgs.

SS = Split spoon
HA = Hand Auger
bgs=below ground surface

Date Start/Finish: 7/23/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger & Hand Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: 5' Sampling 2" Split Spoon

Northing: NA
Easting: NA
Casing Elevation: NA

Borehole Depth: 20' bgs
Surface Elevation: NA

Descriptions By: L. Kwong

Well/Boring ID: **GP-3**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description	Well/Boring Construction
0	0		HA						Asphalt Coarse GRAVEL (GC); CLAY and SAND; dry, brown, black	Borehole backfilled with grout.
5	-5	1	SS	1.5	9-12-14	26	4.3 194		CLAY and SAND (SC); moist, dark greyish blue, little odor, heavy staining.	
10	-10	2	SS	1.5			70.1 448		CLAY (CL); moist, dark grey and black, moderate odor	
15	-15	3	SS	1.5			8.0 16.2		CLAY (CL); wet, dark greyish blue	
20	-20	4		1.5	8-6-8	14			GRAVEL and SAND (GP); wet, dark greyish blue	
							6.9		End of Boring 20' bgs	

ARCADIS
Infrastructure, environment, facilities

Remarks: Soil sample was collected at 11-11.5' bgs.
Groundwater sample collected with 2' PVC well screen.
Temporary well screen set at 10 - 20' bgs.

SS = Split spoon
HA = Hand auger
bgs=below ground surface

Date Start/Finish: 7/23/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger & Hand Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: Continous 2" Split Spoon

Northing: NA
Easting: NA
Casing Elevation: NA

Borehole Depth: 20' bgs
Surface Elevation: NA

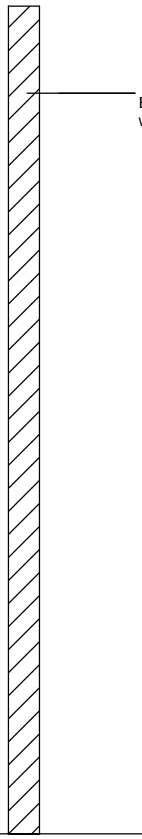
Descriptions By: L. Kwong

Well/Boring ID: **GP-4**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description
0	0						0.7		Asphalt
							0.2		Coarse GRAVEL (GC); CLAY and SAND; dry, black, reddish brown
			HA				1.6		
							1.0		
5	-5						2.0		
		1		1.5	6-6-12	18	2.5		CLAY (CL); dry, greyish blue and black
		2	SS	0.75					
							57.7		CLAY (CL); moist, black
		3		1.5	9-9-10	19	297		Wet at 8' bgs
									Soil staining ~9' bgs
10	-10	4		1.5	9-10-12	22	227		
		5		1.5	10-10-12	22	4.5		
			SS				1.4		
		6		0.0	10-11-13	24			No recovery
							11		CLAY (CL); dry, black, olive green
15	-15	7		1.5	12-13-15	28			
							0.4		SAND (SP); wet, bluish grey
		8		1.5	7-8-8	16	0.2		
			SS				0.6		
		9		1.5	6-6-7	13	0.0		
		10		1.5	6-6-7	13	0.1		
20	-20						0.2		End of Boring 20' bgs
25	-25								



Well/Boring Construction

0
5
10
15
20

ARCADIS
Infrastructure, environment, facilities

Remarks: Soil samples were collected at 9-9.5' and 15-15.5' bgs.

SS = Split spoon
HA = Hand auger
bgs=below ground surface

Date Start/Finish: 7/24/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger & Hand Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: Continous 2" Split Spoon

Northing: 2098116.04
Easting: 6070707.03
Casing Elevation: 12.44

Borehole Depth: 20' bgs
Surface Elevation: NA

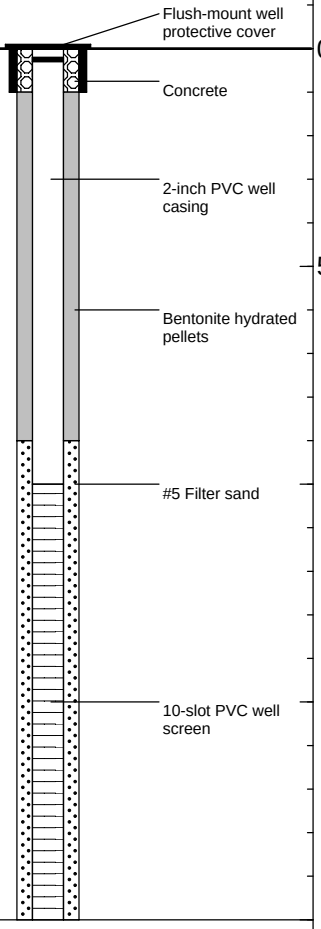
Descriptions By: L. Kwong

Well/Boring ID: **MW-9**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description
0	0		HA				1.0		Asphalt Coarse GRAVEL (GC); CLAY and SAND; dry
5	-5	1		1.5	8-12-13	25	1.9		
		2	SS	1.5	6-6-7	13	2.6		GRAVEL (GC); CLAY and SAND; moist, dark greyish blue
		3		1.5	6-7-9	16	2.8 1.1		
10	-10	4		1.5	7-8-8	16	0.7		Wet at 10' bgs
		5		1.5	5-6-6	12	1.1 2.7		GRAVEL (GC); CLAY and coarse SAND; wet dark greyish blue, olive brown
		6	SS	1.5	6-6-7	13	0.3		
		7		1.5	7-9-10	19	1.3		
15	-15	8		1.5	8-8-9	17	0.9 0.9		
		9	SS	0.0	7-7-8	15	1.8		
		10		0.75	8-8-9	17			
20	-20						1.3		End of Boring 20' bgs
25	-25								



Well/Boring Construction

ARCADIS
Infrastructure, environment, facilities

Remarks: Soil sample was collected at 6-6.5' bgs.

Static water level 9.74

SS = Split spoon
HA = Hand auger
bgs=below ground surface

Date Start/Finish: 7/24/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: Continous 2" Split Spoon

Northing: 2098158.08
Easting: 6070571.98
Casing Elevation: 11.49

Borehole Depth: 20' bgs
Surface Elevation: NA

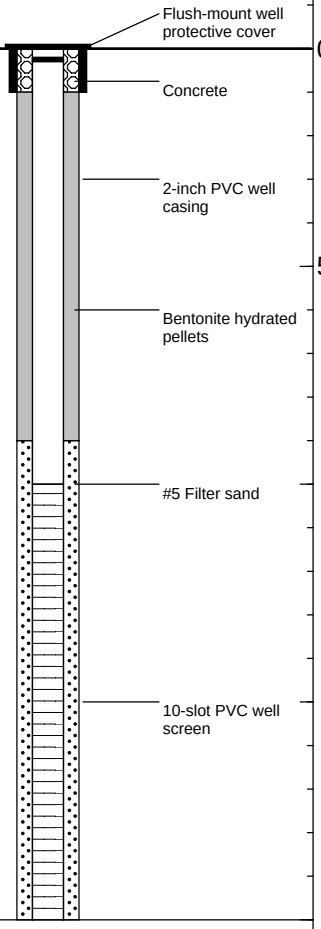
Descriptions By: L. Kwong

Well/Boring ID: **MW-10**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description
0	0						0.2		Asphalt
							0.4		Coarse GRAVEL (GC); CLAY and SAND; debis; dry, brown, black
			HA				0.3		
							0.1		
5	-5						0.7		
		1		1.5	7-7-8	15	0.2		CLAY and SAND (SC); moist, dark greyish blue
		2	SS	1.5	7-9-8	17	0.2		
							0.2		Wet at 8.5' bgs
		3		1.5	5-6-8	14	0.1		Coarse SAND and GRAVE L (GW); wet, dark greyish blue
10	-10	4		1.5	6-5-7	12	0.2		
							0.1		
		5		1.5	6-7-8	15	0.2		
			SS				0.1		
		6		1.5	8-7-6	13	0.2		
		7		1.5	7-9-9	18	0.1		
15	-15						0.2		
		8		1.5	6-6-7	13	0.1		Coarse GRAVEL (GC); CLAY and SAND, dark greyish blue
			SS				0.1		
		9		1.5	8-9-12	21	0.1		
		10		1.5	9-10-13	23	0.1		
20	-20						0.1		End of Boring 20' bgs
25	-25								



Well/Boring Construction

ARCADIS
Infrastructure, environment, facilities

Remarks: Soil sample was collected at 6-6.5' bgs.

Static water level 8.44

SS = Split spoon
HA = Hand auger
bgs=below ground surface

Date Start/Finish: 7/24/09
Drilling Company: Cascade
Driller's Name: Jeff Harkema
Drilling Method: Hollow Stem Auger & Hand Auger
Auger Size 8"
Rig Type: CME-75
Sampling Method: Continous 2" Split Spoon

Northing: 2098269.98
Easting: 6070406.92
Casing Elevation: 10.93

Borehole Depth: 20' bgs
Surface Elevation: NA

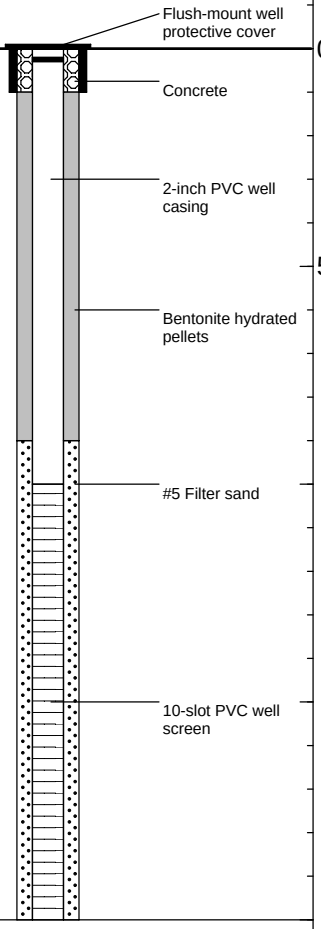
Descriptions By: L. Kwong

Well/Boring ID: **MW-11**

Client: Argonaut Holdings, Inc.

Location: Former Oakland Truck Center
8099 S. Coliseum Way
Oakland, CA

DEPTH	ELEVATION	Sample Run Number	Sample/Int/Type	Recovery (feet)	Blow Counts	N - Value	PID Headspace (ppm)	Geologic Column	Stratigraphic Description
0	0						0.5		Asphalt GRAVEL and SAND (GP); dry, brown, minor staining within first 1.5' bgs
5	-5	1	5-6.5'	1.5	8-9-11	20	0.4 0.1		CLAY (SC); SAND and GRAVEL; moist, brown and greyish blue
		2	6.5-8'	1.5	7-7-8	15	0.2		Wet at 7.5' bgs
		3	8-9.5'	1.5	6-7-7	14	0.2 0.1		GRAVEL and SAND (GP); wet, greyish blue
10	-10	4	9.5-11'	1.5	6-6-8	14	0.1		
		5	11-12.5	1.5	5-6-6	12	0.1 0.0		
		6	12.5-14'	1.5	5-6-6	12	0.0		
		7	14-15.5'	0.0	6-6-7	13	0.2		
15	-15	8	15.5-17'	1.5	6-5-13	18	0.1		CLAY and SAND (SC); wet, brown and grey, mottling
		9	17-18.5'	1.5	10-12-12	24	0.2 0.0		
		10	18.5-20'	1.5	10-11-13	24			
20	-20						0.0		End of Boring 20' bgs



Well/Boring Construction

ARCADIS
Infrastructure, environment, facilities

Remarks: Soil sample was collected at 6-6.5' bgs.

Static water level 7.33

SS = Split spoon
HA = Hand auger
bgs=below ground surface

ARCADIS

Appendix C

Historical Soil Analytical Data Tables (1993-2009)

TABLE 3
CUMULATIVE LABORATORY RESULTS FOR SOIL SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Sample Depth (feet)	Date Collected	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Xylenes (mg/kg)	TPH as gasoline(mg/kg)	TPH as diesel (mg/kg)	TPH as mineral spirits (mg/kg)	TPH as kerosene (mg/kg)	TPH as motor oil (mg/kg)
BH-1	6	7/23/93	--	--	--	--	340	280	--	--	480 *
BH-1	10.5	7/23/93	--	--	--	--	20	8	--	--	<50 *
BH-1	15.5	7/23/93	--	--	--	--	0.5	10	--	--	140 *
BH-3	5.5	7/23/93	--	--	--	--	6.3	44	--	--	180 *
BH-4	5.5	7/23/93	--	--	--	--	51	17	--	--	70 *
BH-5	5.5	7/23/93	--	--	--	--	0.5	700	--	--	820 *
BH-5	10.5	7/23/93	--	--	--	--	<0.3	3	--	--	<50 *
1-A	2	8/5/93	0.1	1.1	1.6	9.8	47	--	--	--	--
1-B	12.5	8/5/93	0.010	0.013	<0.005	0.008	0.6	330	--	--	--
1-C	12.5	8/5/93	<0.005	<0.005	0.010	0.026	1.4	--	--	--	--
2-A	2	8/5/93	1.0	2.8	3.5	13.6	--	14,000	--	--	--
2-B	12.5	8/5/93	--	--	--	--	74	13,000	--	--	--
2-C	12.5	8/5/93	--	--	--	--	--	890	--	--	--
3-A (h,m,s)	8.5	8/5/93	0.60	0.21	0.15	1.13	24	1,200	--	--	670 T
3-B	???	8/5/93	--	--	--	--	--	--	--	--	3,300 T
4-A	???	8/5/93	--	--	--	--	--	--	--	--	2,500 T
4-B	???	8/5/93	--	--	--	--	--	--	--	--	1,900 T
B2-D	2.5	9/15/93	<0.005	<0.005	<0.005	<0.005	--		--	--	--
B4-D	5	9/9/93	--	--	--	--	--	1.4	1,700	--	580 T

(Table 3 continues)

TABLE 3
CUMULATIVE LABORATORY RESULTS FOR SOIL SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Sample Depth (feet)	Date Collected	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Xylenes (mg/kg)	TPH as gasoline(mg/kg)	TPH as diesel (mg/kg)	TPH as mineral spirits (mg/kg)	TPH as kerosene (mg/kg)	TPH as motor oil (mg/kg)
B4-D	7	9/9/93	--	--	--	--	--	<0.3	27	--	--
B6-D	2	9/15/93	<0.005	0.005	<0.005	<0.005	--	--	--	--	--
B7-D	5	9/9/93	--	--	--	--	--	<0.3	1,900	--	--
B8-D	4.5	9/9/93	--	--	--	--	--	<0.3	1,500	--	--
B9-D	5.5	9/9/93	--	--	--	--	--	<0.3	900	--	--
B10-D	10	9/9/93	--	--	--	--	--	1.1	7,000	--	--
B11-D	4.5	9/9/93	--	--	--	--	--	<0.3	3,800	--	--
B12-D	4.5	9/15/93	--	--	--	--	--	1,100	--	--	--
B12-D	7	9/15/93	--	--	--	--	--	2,400	--	--	--
B13-D	3.5	9/15/93	<0.005	<0.005	<0.005	<0.005	--	5,400	--	--	--
B14-D	10	9/15/93	<0.005	0.005	<0.005	<0.005	--	1,000	--	--	--
BH1-B	4.5	9/10/93	--	--	--	--	--	6	--	--	<50 T
BH2-B	5	9/10/93	--	--	--	--	--	490	--	--	540
BH3-B	5.5	9/10/93	--	--	--	--	--	470	--	--	440
BH4-B	5	9/10/93	--	--	--	--	--	570	--	--	580
B1-O	5.5	9/15/93	--	--	--	--	--	92	--	--	230 T
B2-0	6.5	9/15/93	--	--	--	--	--	1,400	--	--	1,400 T
B3-O	6	9/15/93	--	--	--	--	--	1,200	--	--	1,100 T
B7-O	4.5	9/15/93	--	--	--	--	--	350	--	--	3,900 T

(Table 3 continues)

TABLE 3
CUMULATIVE LABORATORY RESULTS FOR SOIL SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Sample Depth (feet)	Date Collected	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Xylenes (mg/kg)	TPH as gasoline(mg/kg)	TPH as diesel (mg/kg)	TPH as mineral spirits (mg/kg)	TPH as kerosene (mg/kg)	TPH as motor oil (mg/kg)
B7-O	9.5	9/15/93	--	--	--	--	--	5	--	--	<50 T
B9-O	5.5	9/15/93	--	--	--	--	--	1,500	--	--	2,100 T
B9-O	9	9/15/93	--	--	--	--	--	3	--	--	<50 T
B10-O	4.5	9/15/93	--	--	--	--	--	170	--	--	160 T
B11-O	4.5	9/15/93	--	--	--	--	--	1,300	--	--	1,100 T
B11-O	6.5	9/15/93	--	--	--	--	--	1,100	--	--	2,500 T
B1-R	6	9/15/93	--	--	--	--	--	1,100	--	--	<50 T
SB-1	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-2	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-3	10	03/23/95	<0.25	<0.25	5.4	87	3500	<500	<500	1800	<1000
SB-4	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-5	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-6	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<100	<100	<100	<1000
SB-7	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-8	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<100	<100	<100	<1000
SB-9	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<100	<100	<100	<1000
SB-10	5	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<100	<100	<100	<1000
SB-11	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-12	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100

(Table 3 continues)

TABLE 3
CUMULATIVE LABORATORY RESULTS FOR SOIL SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Sample Depth (feet)	Date Collected	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Xylenes (mg/kg)	TPH as gasoline(mg/kg)	TPH as diesel (mg/kg)	TPH as mineral spirits (mg/kg)	TPH as kerosene (mg/kg)	TPH as motor oil (mg/kg)
SB-13	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-14	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-15	5	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<50	<50	<50	<500
SB-16	5	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<100	<100	<100	<1000
SB-17	10	03/23/95	<0.005	<0.005	<0.005	<0.015	<1.0	<50	<50	<50	<500
SB-18	NS	06/26/95	NS	NS	NS	NS	NS	NS	NS	NS	NS
SB-19	NS	06/26/95	NS	NS	NS	NS	NS	NS	NS	NS	NS
SB-20	10	06/26/95	<0.10	<0.10	1.6	17	<20	<200	1400	<200	<2000
SB-21	10	06/26/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-22	10	06/26/95	<0.005	<0.005	<0.005	<0.015	<1.0	<10	<10	<10	<100
SB-23	10	06/26/95	<0.025	0.042	0.061	0.32	28	<10000	<1000	<1000	<10000
SB-24	NS	06/26/95	NS	NS	NS	NS	NS	NS	NS	NS	NS
SB-25	NS	06/26/95	NS	NS	NS	NS	NS	NS	NS	NS	NS
SB-26	NS	06/26/95	NS	NS	NS	NS	NS	NS	NS	NS	NS
SB-27	10	06/26/95	<0.005	<0.005	<0.005	<0.015	<1.0	<200	<200	<200	<2000
MW-1	15	03/01/96	<0.001	<0.002	<0.002	<0.004	<0.1	<10	<10	--	<10
MW-2	10	03/01/96	<0.001	<0.002	<0.002	<0.004	<0.1	<10	<10	--	22
[redacted]			310	<0.5	<0.5	280					
MW-4	10	03/01/96	<0.001	<0.002	<0.002	<0.004	<0.1	<100	<100	--	1,100

(Table 3 continues)

TABLE 3
CUMULATIVE LABORATORY RESULTS FOR SOIL SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Sample Depth (feet)	Date Collected	Benzene (mg/kg)	Toluene (mg/kg)	Ethyl-benzene (mg/kg)	Xylenes (mg/kg)	TPH as gasoline(mg/kg)	TPH as diesel (mg/kg)	TPH as mineral spirits (mg/kg)	TPH as kerosene (mg/kg)	TPH as motor oil (mg/kg)
MW-5	16	03/01/96	<0.001	<0.002	<0.002	0.0055	6.4	<100	<100	--	800
MW-6	15	03/01/96	<0.001	<0.002	<0.002	<0.004	0.49	<50	<50	--	370
MW-7	10	03/01/96	0.0014	<0.002	<0.002	<0.004	0.27	<50	<50	--	460
MW-8	10	03/01/96	0.0022	<0.002	<0.002	<0.004	0.14	<100	<100	--	2,200

NOTES:
< = Not detected at detection limit
NA = Not analyzed
NS = Not Sampled
??? = Data not noted in report
* = Oil and Grease
T = Total Hydrocarbons
(m) = Sample analyzed for metals
(h) = Sample analyzed for halocarbons
(s) = Sample analyzed for semi-volatiles

(Table 3 continues)

TABLE 1

OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

SOIL SAMPLE LABORATORY ANALYTICAL RESULTS

Privileged and Confidential
Prepared at the Request of Counsel

Sample ID:	Units	Referenced Soil Cleanup Criteria *				SB-1	SB-2	SB-3	SB-4	SB-5	SB-6	SB-7	SB-8	SB-9	SB-10	SB-11	SB-12	SB-13	SB-14
		California EPA Region 9 Soil Preliminary Remediation Goals (PRGs)		California LUFT Leachability Criterion	EPA Region 9 Soil Screening Levels "Migration to Groundwater"	Northern Former Underground Hydraulic Lift - Detail Area	Southern Former Underground Hydraulic Lift - Detail Area	Former Trench-style Floor Drain - Detail Area	Former Trench-style Floor Drain - Detail Area	Active Underground Hydraulic Truck Lift	Off-site Open LUST Case - Northeastern Site Boundary	Off-site Open LUST Case - Eastern Site Boundary	Off-site Open LUST Case - Eastern Site Boundary	Off-site Open LUST Case - Southeastern Site Boundary	Former Building - Northern Portion of the Site	Former Building - Northern Portion of the Site	Filled Wetlands and Former Solid Waste Disposal - East of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - South of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Southwest of Main Site Building
Depth (feet bgl):						6-8'	7-9'	8-10'	7-9'	5-7'	3-5'	6-9'	4-6'	6-8'	2-4'	5-7'	2.5-4.5'	5-8'	5-7'
Date Collected:						4/22/2008	4/22/2008	4/22/2008	4/22/2008	4/22/2008	4/24/2008	4/24/2008	4/24/2008	4/24/2008	4/23/2008	4/23/2008	4/22/2008	4/22/2008	4/22/2008
Analytical Parameter		**Residential**	**Industrial**																
TPH (EPA Method 418.1)	mg/kg	none	none	10 (gasoline-range), 100 (diesel-range)	none	**750**	**430**	**780**	**470**	**380**	<12	**1,300**	<13	**1,100**	**340**	37	78	**170**	**760**
PAHs (EPA Method 8310)																			
1-Methylnaphthalene	ug/kg	none	none	none	none	<4	11	5.3	<3.9	<3.9	NA	790	NA	<23	<3.7	<4.1	<3.9	<3.7	<3.6
2-Methylnaphthalene	ug/kg	none	none	none	none	<4	11	8.4	<3.9	<3.9	NA	1,100	NA	<23	<3.7	5.8	<3.9	<3.7	12
Acenaphthene	ug/kg	370,0000 nc	29,000,000 nc	none	570,000	<4	<3.7	<3.7	<3.9	<3.9	NA	<24	NA	<23	<3.7	<4.1	<3.9	<3.7	<3.6
Acenaphthylene	ug/kg	none	none	none	none	<4	<3.7	<3.7	<3.9	<3.9	NA	<24	NA	<23	<3.7	<4.1	<3.9	<3.7	<3.6
Anthracene	ug/kg	22,000,000 nc	100,000,000 max	none	12,000,000	<4	<3.7	<3.7	<3.9	<3.9	NA	53	NA	<23	<3.7	<4.1	<3.9	<3.7	5.9
Benzo(a)anthracene	ug/kg	620 ca	2,100 ca	none	2,000	40	<3.7	220	73	<3.9	NA	260	NA	380	11	11	33	61	50
Benzo(a)pyrene	ug/kg	62 ca	210 ca	none	8,000	24	17	16	6.9	5.4	NA	**160**	NA	<23	11	15	10	14	<3.6
Benzo(b)fluoranthene	ug/kg	620 ca	2,100 ca	none	5,000	16	<3.7	18	32	<3.9	NA	110	NA	<23	14	6.1	12	6.2	<3.6
Benzo(g,h,i)perylene	ug/kg	none	none	none	none	<4	<3.7	<3.7	<3.9	<3.9	NA	35	NA	<23	<3.7	9.2	<3.9	<3.7	<3.6
Benzo(k)fluoranthene	ug/kg	380 ca*	1,300 ca*	none	4,900	7	<3.7	5	<3.9	<3.9	NA	78	NA	<23	<3.7	5.6	5.3	4.7	<3.6
Chrysene	ug/kg	38,000 ca*	1,300 ca*	none	160,000	50	<3.7	54	<3.9	<3.9	NA	120	NA	<23	22	9.8	<3.9	8	<3.6
Dibenzo(a,h)anthracene	ug/kg	620 ca	210 ca	none	2,000	<4	<3.7	<3.7	<3.9	<3.9	NA	39	NA	<23	<3.7	<4.1	<3.9	<3.7	<3.6
Fluoranthene	ug/kg	2,300,000 nc	22,000,000 nc	none	4,300,000	21	29	20	<3.9	4.7	NA	430	NA	<23	17	30	5.4	17	75
Fluorene	ug/kg	2,700,000 nc	26,000,000 nc	none	560,000	<4	4.8	<3.7	<3.9	<3.9	NA	240	NA	<23	<3.7	<4.1	<3.9	<3.7	<3.6
Indeno(1,2,3-cd)pyrene	ug/kg	620 ca	2,100 ca	none	14,000	<4	<3.7	<3.7	<3.9	<3.9	NA	69	NA	<23	<3.7	9.8	<3.9	<3.7	<3.6
Naphthalene	ug/kg	1,700 ca*	4,200 ca*	none	84,000	<4	6.2	6.7	<3.9	<3.9	NA	110	NA	<23	<3.7	<4.1	<3.9	<3.7	<3.6
Phenanthrene	ug/kg	none	none	none	none	4.4	16	11	<3.9	<3.9	NA	520	NA	<23	8.2	21	<3.9	<3.7	56
Pyrene	ug/kg	2,300,000 nc	29,000,000 nc	none	4,200,000	<4	<3.7	68	<3.9	<3.9	NA	300	NA	<23	23	20	<3.9	<3.7	41
VOCs (EPA Method 8260)																			
1,3,5-Trimethylbenzene	ug/kg	21,000 nc	70,000 nc	none	none	NA	NA	<5.5	<5.9	NA	<6	7.1	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
2-Butanone	ug/kg	22,000,000 nc	110,000,000 nc	none	none	NA	NA	<22	<23	NA	<24	<24	<25	<23	<22	<24	<24	<23	<22
Acetone	ug/kg	14,000,000 nc	54,000,000 nc	none	16,000	NA	NA	<110	<120	NA	<120	<120	<130	<110	<110	<120	<120	<110	<110
Benzene	ug/kg	640 ca*	1,400 ca*	none	30	NA	NA	<5.5	<5.9	NA	<6	**850**	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
Ethylbenzene	ug/kg	4,000 sat	4,000 sat	none	13,000	NA	NA	<5.5	<5.9	NA	<6	46	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
Isopropylbenzene	ug/kg	570,000 nc	2,000,000 nc	none	none	NA	NA	<5.5	<5.9	NA	16	120	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
Methylene chloride	ug/kg	9,100 ca	210,000 ca	none	20	NA	NA	<5.5	<5.9	NA	9.8	11	11	6.9	<5.6	<6.1	<6	<5.7	<5.5
Naphthalene	ug/kg	1,700 ca*	4,200 ca*	none	84,000	NA	NA	<5.5	<5.9	NA	<6	11	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
n-Butylbenzene	ug/kg	240,000 sat	240,00 sat	none	none	NA	NA	<5.5	<5.9	NA	22	98	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
n-Propylbenzene	ug/kg	240,000 sat	240,000 sat	none	none	NA	NA	<5.5	<5.9	NA	12	890	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
sec-Butylbenzene	ug/kg	220,000 sat	220,000 sat	none	none	NA	NA	<5.5	<5.9	NA	28	37	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
tert-Butylbenzene	ug/kg	390,000 sat	390,000 sat	none	none	NA	NA	<5.5	<5.9	NA	21	<6	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
Toluene	ug/kg	520,000 sat	520,000 sat	none	12,000	NA	NA	<5.5	<5.9	NA	<6	33	<6.3	<5.7	<5.6	<6.1	<6	<5.7	<5.5
Xylenes, total	ug/kg	270,000 nc	420,000 sat	none	210,000	NA	NA	<5.5	<5.9	NA	<6	78	13	<5.7	<5.6	<6.1	<6	<5.7	<5.5
Other Target VOCs	ug/kg	various	various	none	various	NA	NA	ND	ND	NA	ND	ND	ND	ND	ND	ND	ND	ND	ND
RCRA 8 Metals (EPA Method 6020)																			
Mercury	mg/kg	23	310	none	none	NA	NA	NA	NA	NA	NA	NA	NA	0.0865	0.422	0.0812	0.0679	NA	0.395
Arsenic	mg/kg	0.062**	0.25**	none	29	NA	NA	NA	NA	NA	NA	NA	NA	<11.5	**5.54**	**3.77**	**6.37**	NA	**4.13**
Barium	mg/kg	5,400	67,000	none	1,600	NA	NA	NA	NA	NA	NA	NA	NA	152	438	219	234	NA	196
Cadmium	mg/kg	37 nc	450 nc	none	8	NA	NA	NA	NA	NA	NA	NA	NA	1.36	1.23	<0.618	<0.597	NA	0.928
Chromium	mg/kg	100,000 max	100,000 max	none	none	NA	NA	NA	NA	NA	NA	NA	NA	45	39.5	40.5	52.6	NA	48
Lead	mg/kg	150 nc	800 nc	none	none	NA	NA	NA	NA	NA	NA	NA	NA	**159**	**226**	9.65	51.1	NA	**262**
Selenium	mg/kg	390 nc	5,100 nc	none	5	NA	NA	NA	NA	NA	NA	NA	NA	<11.5	<0.555	<0.618	<0.597	NA	<0.549
Silver	mg/kg	390 nc	5,100 nc	none	34	NA	NA	NA	NA	NA	NA	NA	NA	2.47	0.915	0.922	1.11	NA	1.15

Notes:

Exceedances: Industrial Cleanup Criteria Exceedances are bold and double bordered.
Residential Criteria Exceedances are bold.
Samples with TPH results greater than 100 mg/kg are bold and were analyzed for PAHs.

ND / <: Not detected, or under the listed detection limit.

NA: Not analyzed.

ca: Cancer PRG

**: "CAL-Modified PRG"

nc: Non-Cancer PRG

sat: Soil Saturation

max: Ceiling limit

*Soil Criteria: Generic cleanup criteria for TPH and PAHs do not exist in California, but are developed based on site-specific characteristics. However, Cleanup criteria for VOCs and PAHs are based on EPA Region 9 Preliminary Remediation Goals (PRGs) and Soil Screening Levels (Oct. 2004). For PRGs, Direct Contact Exposure Pathways for Residential Soil are conservatively referenced versus Industrial Soil given that the property use is commercial and no known deed restrictions exist. For Soil Screening Levels, Migration to Groundwater factors considering high dilution attenuation factors (based on depth to groundwater) are used. Cleanup criteria for VOCs and PAHs are based on EPA Region 9 Preliminary Remediation Goals (PRGs) and Soil Screening Levels (Oct. 2004). For PRGs, Direct Contact Exposure Pathways for Residential Soil are conservatively referenced versus Industrial Soil given that the property use is commercial and no known deed restrictions exist. For Soil Screening Levels, Migration to Groundwater factors considering high dilution attenuation factors (based on depth to groundwater) are used.

TABLE 1

OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

SOIL SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID:	Units	Referenced Soil Cleanup Criteria *				SB-15	SB-16	SB-17	SB-18	SB-19	SB-20	SB-21	SB-22
		California EPA Region 9 Soil Preliminary Remediation Goals (PRGs)		California LUFT Leachability Criterion	EPA Region 9 Soil Screening Levels "Migration to Groundwater"	Filled Wetlands and Former Solid Waste Disposal - West of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - West of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Northwest of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Northwest of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Northeast of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - East of Main Site Building	Vicinity of the Former Used Oil USTs	Vicinity of the Former Gasoline and Diesel USTs
Depth (feet bgl):						5-7'	5-7'	7-9'	7-9'	7-9'	6-8'	8.5-9.5'	6-8'
Date Collected:						4/23/2008	4/23/2008	4/24/2008	4/24/2008	4/23/2008	4/23/2008	4/23/2008	4/23/2008
Analytical Parameter		**Residential**	**Industrial**										
TPH (EPA Method 418.1)	mg/kg	none	none	10 (gasoline-range), 100 (diesel-range)	none	**430**	**210**	**120**	**1,200**	**2,200**	**110**	**190**	**450**
PAHs (EPA Method 8310)													
1-Methylnaphthalene	ug/kg	none	none	none	none	4.8	<4	<4	<7.1	<3.7	<5	<7.6	4.9
2-Methylnaphthalene	ug/kg	none	none	none	none	<4.3	6.3	5.5	<7.1	<3.7	<5	<7.6	12
Acenaphthene	ug/kg	370,0000 nc	29,000,000 nc	none	570,000	<4.3	<4	<4	<7.1	<3.7	<5	15	<4.1
Acenaphthylene	ug/kg	none	none	none	none	<4.3	<4	<4	<7.1	<3.7	<5	<7.6	<4.1
Anthracene	ug/kg	22,000,000 nc	100,000,000 max	none	12,000,000	<4.3	<4	<4	<7.1	<3.7	<5	14	<4.1
Benzo(a)anthracene	ug/kg	620 ca	2,100 ca	none	2,000	40	19	4.8	7.7	11	<5	76	16
Benzo(a)pyrene	ug/kg	62 ca	210 ca	none	8,000	12	22	5.2	23	<3.7	5.8	**91**	14
Benzo(b)fluoranthene	ug/kg	620 ca	2,100 ca	none	5,000	6.3	13	4.9	20	<3.7	<5	130	24
Benzo(g,h,i)perylene	ug/kg	none	none	none	none	<4.3	15	<4	20	<3.7	<5	<7.6	<4.1
Benzo(k)fluoranthene	ug/kg	380 ca*	1,300 ca*	none	4,900	15	8.5	<4	8.2	<3.7	<5	30	4.7
Chrysene	ug/kg	38,000 ca*	1,300 ca*	none	160,000	<4.3	15	4.7	10	<3.7	<5	71	8.2
Dibenzo(a,h)anthracene	ug/kg	620 ca	210 ca	none	2,000	<4.3	<4	<4	<7.1	<3.7	<5	<7.6	<4.1
Fluoranthene	ug/kg	2,300,000 nc	22,000,000 nc	none	4,300,000	28	48	10	28	4.4	8.7	140	26
Fluorene	ug/kg	2,700,000 nc	26,000,000 nc	none	560,000	<4.3	<4	<4	<7.1	<3.7	<5	<7.6	<4.1
Indeno(1,2,3-cd)pyrene	ug/kg	620 ca	2,100 ca	none	14,000	<4.3	14	<4	19	<3.7	<5	38	<4.1
Naphthalene	ug/kg	1,700 ca*	4,200 ca*	none	84,000	<4.3	<4	4.1	<7.1	<3.7	<5	<7.6	<4.1
Phenanthrene	ug/kg	none	none	none	none	7	32	7.7	12	<3.7	<5	64	22
Pyrene	ug/kg	2,300,000 nc	29,000,000 nc	none	4,200,000	<4.3	39	8	30	<3.7	<5	150	16
VOCs (EPA Method 8260)													
1,3,5-Trimethylbenzene	ug/kg	21,000 nc	70,000 nc	none	none	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
2-Butanone	ug/kg	22,000,000 nc	110,000,000 nc	none	none	<26	<24	<24	<42	<22	<30	96	<25
Acetone	ug/kg	14,000,000 nc	54,000,000 nc	none	16,000	<130	<120	<120	<210	<110	<150	410	<120
Benzene	ug/kg	640 ca*	1,400 ca*	none	30	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
Ethylbenzene	ug/kg	4,000 sat	4,000 sat	none	13,000	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
Isopropylbenzene	ug/kg	570,000 nc	2,000,000 nc	none	none	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
Methylene chloride	ug/kg	9,100 ca	210,000 ca	none	20	<6.4	<6.1	8.5	<11	6.7	<7.6	<11	<6.2
Naphthalene	ug/kg	1,700 ca*	4,200 ca*	none	84,000	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
n-Butylbenzene	ug/kg	240,000 sat	240,00 sat	none	none	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
n-Propylbenzene	ug/kg	240,000 sat	240,000 sat	none	none	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
sec-Butylbenzene	ug/kg	220,000 sat	220,000 sat	none	none	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
tert-Butylbenzene	ug/kg	390,000 sat	390,000 sat	none	none	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
Toluene	ug/kg	520,000 sat	520,000 sat	none	12,000	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
Xylenes, total	ug/kg	270,000 nc	420,000 sat	none	210,000	<6.4	<6.1	<6.1	<11	<5.6	<7.6	<11	<6.2
Other Target VOCs	ug/kg	various	various	none	various	ND	ND	ND	ND	ND	ND	ND	ND
RCRA 8 Metals (EPA Method 6020)													
Mercury	mg/kg	23	310	none	none	0.184	0.232	0.189	1.1	0.34	0.115	0.392	0.988
Arsenic	mg/kg	0.062**	0.25**	none	29	**5.21**	**4.33**	**13.8**	**4.52**	**2.05**	**8.37**	**9.43**	**4.63**
Barium	mg/kg	5,400	67,000	none	1,600	160	231	144	310	253	630	297	249
Cadmium	mg/kg	37 nc	450 nc	none	8	<0.646	<0.608	<0.608	<1.07	<0.561	<0.765	15.4	0.648
Chromium	mg/kg	100,000 max	100,000 max	none	none	30.1	57.8	57	41.4	75.4	31.8	60.2	28.3
Lead	mg/kg	150 nc	800 nc	none	none	34.7	12.1	<30.4	44.2	26.1	37.9	211	148
Selenium	mg/kg	390 nc	5,100 nc	none	5	<0.646	<0.608	<12.2	<1.07	<0.561	<0.765	<1.14	<0.615
Silver	mg/kg	390 nc	5,100 nc	none	34	1.12	0.998	1.37	1.74	0.768	1.12	2.28	0.97

Notes:

Exceedances: Industrial Cleanup Criteria Exceedances are bold and double bordered.
Residential Criteria Exceedances are bold.
Samples with TPH results greater than 100 mg/kg are bold and were analyzed for PAHs.

ND / <: Not detected, or under the listed detection limit.

NA: Not analyzed.

ca: Cancer PRG

**: "CAL-Modified PRG"

nc: Non-Cancer PRG

sat: Soil Saturation

max: Ceiling limit

*Soil Criteria: Generic cleanup criteria for TPH and PAHs do not exist in California, but are developed based on site-specific characteristics. However, Cleanup criteria for VOCs and PAHs are based on EPA Region 9 Preliminary Remediation Goals (PRGs) and Soil Screening Levels (Oct. 2004). For PRGs, Direct Contact Exposure Pathways for Residential Soil are conservatively referenced versus Industrial Soil given that the property use is commercial and no known deed restrictions exist. For Soil Screening Levels, Migration to Groundwater factors considering high dilution attenuation factors (based on depth to groundwater) are used. Cleanup criteria for VOCs and PAHs are based on EPA Region 9 Preliminary Remediation Goals (PRGs) and Soil Screening Levels (Oct. 2004). For PRGs, Direct Contact Exposure Pathways for Residential Soil are conservatively referenced versus Industrial Soil given that the property use is commercial and no known deed restrictions exist. For Soil Screening Levels, Migration to Groundwater factors considering high dilution attenuation factors (based on depth to groundwater) are used.

TABLE 1

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

SOIL SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID:	Units	*Reference Cleanup Criteria						GP-1	GP-1	GP-2	GP-2	GP-3	GP-4	GP-4
		San Francisco Bay Regional Water Quality Control Board Environmental Screening Levels		Oakland Tier 1 RBSLs Surficial Soil Ingestion/ Dermal/ Inhalation for <1 meter	Oakland Tier 1 RBSLs Subsurface Soil >1 meter			North of OWS and Delineation Former Boring SB-3	North of OWS and Delineation Former Boring SB-3	North of OWS and Delineation Former Boring SB-3	North of OWS and Delineation Former Boring SB-3	North of OWS and Delineation Former Boring SB-3	North of OWS and Delineation Former Boring SB-3	North of OWS and Delineation Former Boring SB-3
					Inhalation of Indoor Air Vapors	Inhalation of Outdoor Air Vapors	Ingestion of Groundwater Impacted by Leachate							
Depth (feet bgl):		Shallow Soils <3 meter	Deep Soils >3 meter					7-7.5	18-18.5	7-7.5	16-16.5	11-11.5	9-9.5	15-15.5
Date Collected:		Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	7/23/2009	7/23/2009	7/23/2009	7/23/2009	7/24/2009	7/23/2009	7/23/2009
Analytical Parameter														
TPH (USEPA Method 8015B)														
Diesel Range Organics	mg/kg	180	180	none	none	none	none	**230 ****	<5.9	**680 ****	<6.3	50 **	83 **	<6.1
Motor Oil	mg/kg	2,500	5,000	none	none	none	none	220 **	2.8 **	620 **	2.9 **	26 **	66 **	5.3 **
Gasoline Range Organics	mg/kg	180	180	none	none	none	none	**1,200**	0.24	**2,900**	**890**	**270**	**920**	<0.091
TPH (USEPA Method 418.1)	mg/kg	none	none	none	none	none	none	330	<12	1,800	<13	26	130	<12
VOCs (EPA Method 8260)														
Acetone	ug/kg	500	500	30,000,000	44,000,000	29,000,000	2,400	<600	<9.4	49	39	<100	<430	<9.7
Benzene	ug/kg	270	2,000	8,500	1,100	730	2.1	<300	<4.7	**16**	**6.1**	<51	<210	<4.8
Chlorobenzene	ug/kg	1,500	1,500	4,700,000	18,000	12,000	66	<300	<4.7	6.1	<4.8	<5.1	<210	<4.8
Isopropylbenzene	ug/kg	none	none	none	none	none	none	<300	<4.7	<5.1	<4.8	18	<210	<4.8
Methylene chloride	ug/kg	17,000	34,000	66,000	20,000	13,000	3.1	<300	<4.7	<5.1	<4.8	**5.3**	<210	<4.8
Naphthalene	ug/kg	2,800	4,800	13,000,000	SAT	SAT	1,200	<300	<4.7	19	11	<5.1	<210	11
n-Butylbenzene	ug/kg	none	none	none	none	none	none	<300	<4.7	<5.1	7.8	6.3	<210	<4.8
n-Propylbenzene	ug/kg	none	none	none	none	none	none	<300	<4.7	31	29	47	<210	<4.8
sec-Butylbenzene	ug/kg	none	none	none	none	none	none	<300	<4.7	<5.1	<4.8	12	<210	<4.8
Other Target VOCs	ug/kg	various	various	various	various	various	various	ND	ND	ND	ND	ND	ND	ND

Notes:

Exceedances: Commercial/Industrial Cleanup Criteria Exceedances are bold and double bordered.

ND / <: Not detected, or under the listed detection limit.

NA: Not analyzed.

SAT: RBSL exceeds saturated soil concentration of chemical

*Soil Criteria: TPH concentrations were compared to the San Francisco Bay Regional Water Quality Control Board (SF RWQCB) Environmental Screening Levels (ESLs).The ESLs are representative of an expansion of the US EPA PRGs (and by default, the CalEPA California Human Health Screening Levels) and the City of Oakland screening levels to reflect the broader Interim Final – November 2007 scope of environmental concerns put forth in the Basin Plan.

Cleanup criteria for VOCs were compared to the City of Oakland's Tier 1 Risk-Based Screening Levels (RBSLs). The RBSLs for commercial and industrial land use are referenced given the fact that the site is zoned commercial and is surrounded by industrial and commercial properties and is likely to remain commercial property. Exposure pathway included surficial soil ingestion/dermal/inhalation for less than 1 meter and inhalation of indoor air vapors, outdoor air vapors and ingestion of groundwater impacted by leachate for subsurface soil for greater than 1 meter were used.

TABLE 1

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

SOIL SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID:	Units	*Reference Cleanup Criteria						MW-9 Monitoring Well Northeast of the Main Site Building	MW-10 Monitoring Well Northeast of the Main Site Building	MW-11 Monitoring Well Northeast of the Main Site Building	SW-2 Ditch Northwestern Portion of Site	SW-3 Ditch Northwestern Portion of Site
		San Francisco Bay Regional Water Quality Control Board Environmental Screening Levels		Oakland Tier 1 RBSLs Surficial Soil Ingestion/ Dermal/ Inhalation for <1 meter	Oakland Tier 1 RBSLs Subsurface Soil >1 meter							
					Inhalation of Indoor Air Vapors	Inhalation of Outdoor Air Vapors	Ingestion of Groundwater Impacted by Leachate					
Depth (feet bgl):		Shallow Soils <3 meter	Deep Soils >3 meter					6-6.5	5.5-6	6-6.5		
Date Collected:								7/24/2009	7/24/2009	7/24/2009	7/27/2009	7/27/2009
Analytical Parameter		Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial	Commercial/ Industrial					
TPH (USEPA Method 8015B)												
Diesel Range Organics	mg/kg	180	180	none	none	none	none	<53	<47	<2.9	<41	<54
Motor Oil	mg/kg	2,500	5,000	none	none	none	none	160 **	700 **	39 **	300 **	420 **
Gasoline Range Organics	mg/kg	180	180	none	none	none	none	<0.12	<0.096	<0.14	<0.26	<0.33
TPH (USEPA Method 418.1)	mg/kg	none	none	none	none	none	none	33	210	<15	41	<27
VOCs (EPA Method 8260)												
Acetone	ug/kg	500	500	30,000,000	44,000,000	29,000,000	2,400	30	29	<14	<24	<34
Benzene	ug/kg	270	2,000	8,500	1,100	730	2.1	<6	<4.7	<7	<12	<17
Chlorobenzene	ug/kg	1,500	1,500	4,700,000	18,000	12,000	66	<6	<4.7	<7	<12	<17
Isopropylbenzene	ug/kg	none	none	none	none	none	none	<6	<4.7	<7	<12	<17
Methylene chloride	ug/kg	17,000	34,000	66,000	20,000	13,000	3.1	<6	<4.7	<7	<12	<17
Naphthalene	ug/kg	2,800	4,800	13,000,000	SAT	SAT	1,200	<6	<4.7	<7	<12	<17
n-Butylbenzene	ug/kg	none	none	none	none	none	none	<6	<4.7	<7	<12	<17
n-Propylbenzene	ug/kg	none	none	none	none	none	none	<6	<4.7	<7	<12	<17
sec-Butylbenzene	ug/kg	none	none	none	none	none	none	<6	<4.7	<7	<12	<17
Other Target VOCs	ug/kg	various	various	various	various	various	various	ND	ND	ND	ND	ND

Notes:

Exceedances: Commercial/Industrial Cleanup Criteria Exceedances are bold and double bordered.

ND / <: Not detected, or under the listed detection limit.

NA: Not analyzed.

SAT: RBSL exceeds saturated soil concentration of chemical

*Soil Criteria: TPH concentrations were compared to the San Francisco Bay Regional Water Quality Control Board (SF RWQCB) Environmental Screening Levels (ESLs).The ESLs are representative of an expansion of the US EPA PRGs (and by default, the CalEPA California Human Health Screening Levels) and the City of Oakland screening levels to reflect the broader Interim Final – November 2007 scope of environmental concerns put forth in the Basin Plan.

Cleanup criteria for VOCs were compared to the City of Oakland's Tier 1 Risk-Based Screening Levels (RBSLs). The RBSLs for commercial and industrial land use are referenced given the fact that the site is zoned commercial and is surrounded by industrial and commercial properties and is likely to remain commercial property. Exposure pathway included surficial soil ingestion/dermal/inhalation for less than 1 meter and inhalation of indoor air vapors, outdoor air vapors and ingestion of groundwater impacted by leachate for subsurface soil for greater than 1 meter were used.

ARCADIS

Appendix D

Historical Groundwater Analytical Data Tables (1993-2009)

TABLE 2
CUMULATIVE LABORATORY RESULTS FOR GROUNDWATER SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Date Collected	Benzene (µg/L)	Toluene (µg/L)	Ethylbenzene (µg/L)	Xylenes (µg/L)	TPH as gasoline (µg/L)	TPH as diesel (µg/L)	TPH as mineral spirits (µg/L)	TPH as kerosene (µg/L)	TPH as motor oil (µg/L)
BH-1	7/23/93	--	--	--	--	780	1,300	--	--	--
BH-3	7/23/93	--	--	--	--	--	47,000	--	--	--
B8-D	9/15/93	--	--	--	--	--	7,700	--	--	--
B9-D	9/15/93	--	--	--	--	--	110,000	--	--	--
B10-D	9/15/93	--	--	--	--	--	8,500	--	--	--
B14-D	9/15/93	<0.4	<0.3	<0.3	<0.4	<50	10,000	--	--	--
B3-O	9/15/93	--	--	--	--	--	--	--	--	150,000 T
B4-O (h)	9/15/93	<0.4	<0.3	<0.3	<0.4	<50	5,600	--	--	18,000 T
B6-O (h)	9/15/93	<0.4	<0.3	<0.3	<0.4	<50	1,400	--	--	<5,000 T
B11-O	9/15/93	<0.4	<0.3	<0.3	<0.4	<50	6,000	--	--	10,000 T
SB-1	03/23/95	0.4	<0.3	<0.3	0.6	<50	260	<50	<50	<250
SB-2	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<500	<500	<500	4000
SB-3	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	--	PSH	--	--
SB-4	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	300	<50	<50	<250
SB-5	03/23/95	1.3	<0.3	<0.3	<0.5	<50	500	<50	<50	<250
SB-6	03/24/95	<0.3	<0.3	<0.3	<0.5	<50	<250	<250	<250	2,100
SB-7	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	2,300	<50	<50	<250
SB-8	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<50	<50	<50	480
SB-9	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<1,000	<1,000	<1,000	7,600

(Table 2 continues)

TABLE 2
CUMULATIVE LABORATORY RESULTS FOR GROUNDWATER SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Date Collected	Benzene (µg/L)	Toluene (µg/L)	Ethylbenzene (µg/L)	Xylenes (µg/L)	TPH as gasoline (µg/L)	TPH as diesel (µg/L)	TPH as mineral spirits (µg/L)	TPH as kerosene (µg/L)	TPH as motor oil (µg/L)
SB-10	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<500	<500	<500	4,200
SB-11	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<250	<250	<250	2,000
SB-12	03/24/95	<0.3	<0.3	<0.3	<0.5	<50	<500	<500	<500	<2,500
SB-13	03/27/95	<0.3	<0.3	<0.3	<0.5	<50	<250	<250	<250	<1,250
SB-14	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<40	<50	<50	1,000
SB-15	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<50	<50	<50	720
SB-16	03/23/95	0.4	<0.3	<0.3	<0.5	<50	<50	<50	<50	1,200
SB-17	03/23/95	<0.3	<0.3	<0.3	<0.5	<50	<250	<250	<250	<1,250
SB-18	06/26/95	<0.3	8.1	<0.3	<0.5	<50	<1,000	<1,000	<1,000	<5,000
SB-19	06/26/95	<0.3	0.3	<0.3	<0.5	<50	<2,500	<2,500	<2,500	44,000
SB-20	06/26/95	<0.3	<0.3	60	150	<500	<2,500	520,000	<2,500	170,000
SB-21	06/26/95	<0.3	0.5	0.7	<0.5	<50	<1,000	<1,000	<1,000	<5,000
SB-22	06/26/95	<0.3	0.6	<0.3	<0.5	<50	<1,000	<1,000	<1,000	<5,000
SB-23	06/26/95	0.5	<0.3	1.0	2.8	150	<2,500	<2,500	39,000	23,000
SB-24	06/26/95	<0.3	0.4	<0.3	<0.5	<50	<1,000	<1,000	<1,000	13,000
SB-25	06/26/95	<0.3	<0.3	<0.3	<0.5	<50	<1,000	<1,000	<1,000	17,000
SB-26	06/26/95	<0.6	<0.6	<0.6	<1.0	<100	<1,000	<1,000	<1,000	<5,000
SB-27	06/26/95	<0.3	<0.3	<0.3	<0.5	<50	<1,000	<1,000	<1,000	16,000

(Table 2 continues)

TABLE 2
CUMULATIVE LABORATORY RESULTS FOR GROUNDWATER SAMPLES
GENERAL MOTORS CORPORATION - WHITE TRUCK CENTER
OAKLAND, CALIFORNIA

Sample ID	Date Collected	Benzene (µg/L)	Toluene (µg/L)	Ethylbenzene (µg/L)	Xylenes (µg/L)	TPH as gasoline (µg/L)	TPH as diesel (µg/L)	TPH as mineral spirits (µg/L)	TPH as kerosene (µg/L)	TPH as motor oil (µg/L)
MW-1	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<100	--	--	8,606
MW-2	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<400	--	--	1,600
MW-3	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<100	--	--	680
MW-4	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<100	--	--	1,400
MW-5	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<2,500	--	--	8,000
MW-6	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<3,500	--	--	11,000
MW-7	03/01/96	<0.5	<1.0	<1.0	<2.0	<100	<800	--	--	2,900
MW-8	03/01/96	4.6	<1.0	<1.0	<2.0	160	<850	--	--	3,600

NOTES:
< = Below Detection Limit
-- = Not analyzed
PSH = Phase Separated Hydrocarbons

TABLE 2

Privileged and Confidential
Prepared at the Request of Counsel

OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

GROUNDWATER SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID: / Date Collected: / Analytical Parameter	Units	Referenced Groundwater Cleanup Criteria *			MW-1 Monitoring Well East of the Main Site Building	MW-2 Monitoring Well North of the Main Site Building	MW-3 Monitoring Well East of the Main Site Building	MW-4 Monitoring Well East of the Main Site Building	MW-5 Monitoring Well West of the Main Site Building	MW-6 Monitoring Well West of the Main Site Building	MW-7 Monitoring Well West of the Main Site Building	MW-8 Monitoring Well West of the Main Site Building	SB-1 Northern Former Underground Hydraulic Lift - Detail Area	SB-2 Southern Former Underground Hydraulic Lift - Detail Area	SB-4 Former Trench-style Floor Drain - Detail Area	SB-5 Active Underground Hydraulic Truck Lift	SB-6 Off-site Open LUST Case - Northeastern Site Boundary
		California Department of Health Services Drinking Water Maximum Contaminant Levels (MCLs)	EPA Region 9 Drinking Water Maximum Contaminant Levels (MCLs)	EPA Region 9 Groundwater Preliminary Remediation Goals (PRGs) Tap Water-Water Ingestion													
					4/22/2008	4/21/2008	4/21/2008	4/23/2008	4/22/2008	4/22/2008	4/23/2008	4/23/2008	4/22/2008	4/22/2008	4/22/2008	4/22/2008	4/24/2008
TPH (EPA Method 418.1)	mg/L	none	none	none	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	NS	**5.1**	**1.1**
PAHs (EPA Method 8310)																	
1-Methylnaphthalene	ug/L	none	none	none	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	0.25	0.15
2-Methylnaphthalene	ug/L	none	none	none	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	0.24	<0.12
Acenaphthene	ug/L	none	none	220	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	<0.12
Acenaphthylene	ug/L	none	none	none	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	<0.12
Anthracene	ug/L	none	none	1,100	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	<0.12
Benzo(a)anthracene	ug/L	none	none	0.092	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	**0.11**	**0.71**
Benzo(a)pyrene	ug/L	0.2	0.2	0.0092	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	**1**
Benzo(b)fluoranthene	ug/L	none	none	0.092	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	**0.5**
Benzo(g,h,i)perylene	ug/L	none	none	none	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	1.2
Benzo(k)fluoranthene	ug/L	none	none	0.056*	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	**0.31**
Chrysene	ug/L	none	none	0.56*	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	0.12	**0.66**
Dibenzo(a,h)anthracene	ug/L	none	none	0.0092	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	<0.12
Fluoranthene	ug/L	none	none	1,500	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	2
Fluorene	ug/L	none	none	1,500	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	<0.12
Indeno(1,2,3-cd)pyrene	ug/L	none	none	0.092	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	**0.59**
Naphthalene	ug/L	none	none	0.56*	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	0.44	<0.12
Phenanthrene	ug/L	none	none	none	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	1.2
Pyrene	ug/L	none	none	1,100	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NS	<0.1	1.8
VOCs (EPA Method 8260)																	
Benzene	ug/L	1	5	1.2	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
Ethylbenzene	ug/L	300	700	3,700	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
Isopropylbenzene	ug/L	none	none	3,700	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
Methyl tert-butyl ether	ug/L	13	none	37	<5	<5	<5	<5	**19**	**26**	<5	<5	NA	NA	<5	NA	<5
n-Butylbenzene	ug/L	none	none	1,500	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
n-Propylbenzene	ug/L	none	none	1,500	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
sec-Butylbenzene	ug/L	none	none	1,500	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
Toluene	ug/L	150	1,000	7,300	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
Xylenes, total	ug/L	1,750	10,000	7,300	<5	<5	<5	<5	<5	<5	<5	<5	NA	NA	<5	NA	<5
Other Target VOCs	ug/L	various	various	various	ND	ND	ND	ND	ND	ND	ND	ND	NA	NA	ND	NA	ND

Notes:

Exceedances: Cleanup Criteria Exceedances are bold.
Samples with TPH results greater than 1 mg/L are bold and were analyzed for PAHs.

ND / <: Not detected, or under the listed detection limit.

NA: Not analyzed.

NS: Not sampled

ca: Cancer PRG

*: "CAL-Modified PRG"

*Groundwater Criteria: Generic cleanup criteria for TPH and PAHs do not exist in California.

Cleanup criteria for VOCs are based on EPA Region 9 Preliminary Remediation Goals (PRGs), EPA Region 9 Maximum Contaminant Level (MCL), and California Department of Health Services MCLS for groundwater. The MCL is the highest level of a contaminant that is allowed in drinking water. For PRGs, the Ingestion Exposure Pathways for tap water was used.

TABLE 2

OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

GROUNDWATER SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID:	Units	Referenced Groundwater Cleanup Criteria *			SB-7	SB-8	SB-9	SB-10	SB-11	SB-12	SB-13	SB-14	SB-15	SB-16	SB-17	SB-18
		California Department of Health Services Drinking Water Maximum Contaminant Levels (MCLs)	EPA Region 9 Drinking Water Maximum Contaminant Levels (MCLs)	EPA Region 9 Groundwater Preliminary Remediation Goals (PRGs) Tap Water-Water Ingestion	Off-site Open LUST Case - Eastern Site Boundary	Off-site Open LUST Case - Eastern Site Boundary	Off-site Open LUST Case - Southeastern Site Boundary	Former Building - Northern Portion of the Site	Former Building - Northern Portion of the Site	Filled Wetlands and Former Solid Waste Disposal - East of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - South of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Southwest of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - West of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - West of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Northwest of Main Site Building	Filled Wetlands and Former Solid Waste Disposal - Northwest of Main Site Building
Date Collected:					4/24/2008	4/24/2008	4/24/2008	4/23/2008	4/23/2008	4/22/2008	4/22/2008	4/22/2008	4/23/2008	4/23/2008	4/24/2008	4/24/2008
Analytical Parameter																
TPH (EPA Method 418.1)	mg/L	none	none	none	**21**	**3.3**	0.5	**1.3**	<0.5	**5.2**	**16**	**7.4**	<0.5	**1.7**	<0.5	**1.8**
PAHs (EPA Method 8310)																
1-Methylnaphthalene	ug/L	none	none	none	30	0.14	NA	<0.5	NA	<3.9	NA	<0.1	NA	<0.13	NA	8.9
2-Methylnaphthalene	ug/L	none	none	none	29	<0.1	NA	<0.5	NA	<3.9	NA	0.12	NA	0.18	NA	0.37
Acenaphthene	ug/L	none	none	220	0.63	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	<0.13	NA	0.24
Acenaphthylene	ug/L	none	none	none	0.57	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	<0.13	NA	<0.15
Anthracene	ug/L	none	none	1,100	0.4	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	<0.13	NA	<0.15
Benzo(a)anthracene	ug/L	none	none	0.092	<2	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	**0.28**	NA	**0.46**
Benzo(a)pyrene	ug/L	0.2	0.2	0.0092	**0.3**	<0.1	NA	<0.5	NA	<3.9	NA	**0.12**	NA	**0.6**	NA	**0.51**
Benzo(b)fluoranthene	ug/L	none	none	0.092	**0.16**	<0.1	NA	<0.5	NA	<3.9	NA	**0.13**	NA	**0.63**	NA	**0.27**
Benzo(g,h,i)perylene	ug/L	none	none	none	<0.1	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	0.49	NA	<0.15
Benzo(k)fluoranthene	ug/L	none	none	0.056*	**0.17**	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	**0.15**	NA	**0.19**
Chrysene	ug/L	none	none	0.56*	<2	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	0.16	NA	**0.75**
Dibenzo(a,h)anthracene	ug/L	none	none	0.0092	<0.1	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	<0.13	NA	<0.15
Fluoranthene	ug/L	none	none	1,500	1.8	<0.1	NA	<0.5	NA	<3.9	NA	0.26	NA	0.44	NA	1.2
Fluorene	ug/L	none	none	1,500	10	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	<0.13	NA	2.8
Indeno(1,2,3-cd)pyrene	ug/L	none	none	0.092	<0.1	<0.1	NA	<0.5	NA	<3.9	NA	<0.1	NA	**0.44**	NA	<0.15
Naphthalene	ug/L	none	none	0.56*	**2.2**	0.1	NA	<0.5	NA	0.13	NA	<0.1	NA	0.14	NA	<0.15
Phenanthrene	ug/L	none	none	none	5.4	<0.1	NA	<0.5	NA	0.13	NA	0.27	NA	0.2	NA	1.8
Pyrene	ug/L	none	none	1,100	<2	<0.1	NA	<0.5	NA	0.13	NA	<0.1	NA	0.52	NA	0.73
VOCs (EPA Method 8260)																
Benzene	ug/L	1	5	1.2	**3,600**	**300**	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
Ethylbenzene	ug/L	300	700	3,700	42	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
Isopropylbenzene	ug/L	none	none	3,700	70	48	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
Methyl tert-butyl ether	ug/L	13	none	37	<5	<5	<5	<5	<5	<5	<5	<5	7	5	<5	<5
n-Butylbenzene	ug/L	none	none	1,500	32	21	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
n-Propylbenzene	ug/L	none	none	1,500	280	120	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
sec-Butylbenzene	ug/L	none	none	1,500	12	8	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
Toluene	ug/L	150	1,000	7,300	57	18	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
Xylenes, total	ug/L	1,750	10,000	7,300	67	13	<5	<5	<5	<5	<5	<5	<5	<5	<5	<5
Other Target VOCs	ug/L	various	various	various	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND

Notes:

Exceedances: Cleanup Criteria Exceedances are bold.
Samples with TPH results greater than 1 mg/L are bold and were analyzed for PAHs.
ND / <: Not detected, or under the listed detection limit.
NA: Not analyzed.
NS: Not sampled
ca: Cancer PRG
*: "CAL-Modified PRG"
*Groundwater Criteria: Generic cleanup criteria for TPH and PAHs do not exist in California.

Cleanup criteria for VOCs are based on EPA Region 9 Preliminary Remediation Goals (PRGs), EPA Region 9 Maximum Contaminant Level (MCL), and California Department of Health Services MCLS for groundwater. The MCL is the highest level of a contaminant that is allowed in drinking water. For PRGs, the Ingestion Exposure Pathways for tap water was used.

TABLE 2

OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

GROUNDWATER SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID: / Date Collected: / Analytical Parameter	Units	Referenced Groundwater Cleanup Criteria *			SB-19 Filled Wetlands and Former Solid Waste Disposal - Northeast of Main Site Building	SB-20 Filled Wetlands and Former Solid Waste Disposal - East of Main Site Building	SB-21 Former Diesel and Gasoline USTs Locations	SB-22 Former Used Oil UST Locations
		California Department of Health Services Drinking Water Maximum Contaminant Levels (MCLs)	EPA Region 9 Drinking Water Maximum Contaminant Levels (MCLs)	EPA Region 9 Groundwater Preliminary Remediation Goals (PRGs) Tap Water-Water Ingestion	4/23/2008	4/23/2008	4/23/2008	4/23/2008
TPH (EPA Method 418.1)	mg/L	none	none	none	**13**	0.6	0.8	<0.5
PAHs (EPA Method 8310)								
1-Methylnaphthalene	ug/L	none	none	none	0.26	NA	NA	NA
2-Methylnaphthalene	ug/L	none	none	none	0.2	NA	NA	NA
Acenaphthene	ug/L	none	none	220	<0.1	NA	NA	NA
Acenaphthylene	ug/L	none	none	none	<0.1	NA	NA	NA
Anthracene	ug/L	none	none	1,100	<0.1	NA	NA	NA
Benzo(a)anthracene	ug/L	none	none	0.092	**0.13**	NA	NA	NA
Benzo(a)pyrene	ug/L	0.2	0.2	0.0092	**0.15**	NA	NA	NA
Benzo(b)fluoranthene	ug/L	none	none	0.092	**0.22**	NA	NA	NA
Benzo(g,h,i)perylene	ug/L	none	none	none	<0.1	NA	NA	NA
Benzo(k)fluoranthene	ug/L	none	none	0.056*	<0.1	NA	NA	NA
Chrysene	ug/L	none	none	0.56*	<0.1	NA	NA	NA
Dibenzo(a,h)anthracene	ug/L	none	none	0.0092	<0.1	NA	NA	NA
Fluoranthene	ug/L	none	none	1,500	0.36	NA	NA	NA
Fluorene	ug/L	none	none	1,500	0.11	NA	NA	NA
Indeno(1,2,3-cd)pyrene	ug/L	none	none	0.092	**0.14**	NA	NA	NA
Naphthalene	ug/L	none	none	0.56*	0.13	NA	NA	NA
Phenanthrene	ug/L	none	none	none	0.3	NA	NA	NA
Pyrene	ug/L	none	none	1,100	0.23	NA	NA	NA
VOCs (EPA Method 8260)								
Benzene	ug/L	1	5	1.2	<5	<5	<5	<5
Ethylbenzene	ug/L	300	700	3,700	<5	<5	<5	<5
Isopropylbenzene	ug/L	none	none	3,700	<5	<5	<5	<5
Methyl tert-butyl ether	ug/L	13	none	37	<5	<5	6	**35**
n-Butylbenzene	ug/L	none	none	1,500	<5	<5	<5	<5
n-Propylbenzene	ug/L	none	none	1,500	<5	<5	<5	<5
sec-Butylbenzene	ug/L	none	none	1,500	<5	<5	<5	<5
Toluene	ug/L	150	1,000	7,300	<5	<5	<5	<5
Xylenes, total	ug/L	1,750	10,000	7,300	<5	<5	<5	<5
Other Target VOCs	ug/L	various	various	various	ND	ND	ND	ND

Notes:

Exceedances: Cleanup Criteria Exceedances are bold.
Samples with TPH results greater than 1 mg/L are bold and were analyzed for PAHs.
ND / <: Not detected, or under the listed detection limit.
NA: Not analyzed.
NS: Not sampled
ca: Cancer PRG
*: "CAL-Modified PRG"
*Groundwater Criteria: Generic cleanup criteria for TPH and PAHs do not exist in California.

Cleanup criteria for VOCs are based on EPA Region 9 Preliminary Remediation Goals (PRGs), EPA Region 9 Maximum Contaminant Level (MCL), and California Department of Health Services MCLS for groundwater. The MCL is the highest level of a contaminant that is allowed in drinking water. For PRGs, the Ingestion Exposure Pathways for tap water was used.

TABLE 2

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA

GROUNDWATER SAMPLE LABORATORY ANALYTICAL RESULTS

Sample ID: / Date Collected: / Analytical Parameter	Units	*Reference Cleanup Criteria			MW-1 Monitoring Well East of the Main Site Building 7/29/2009	MW-2 Monitoring Well North of the Main Site Building 7/29/2009	MW-3 Monitoring Well East of the Main Site Building 7/28/2009	MW-4 Monitoring Well East of the Main Site Building 7/29/2009	MW-5 Monitoring Well West of the Main Site Building 7/29/2009	MW-6 Monitoring Well West of the Main Site Building 7/29/2009	MW-7 Monitoring Well West of the Main Site Building 7/29/2009	MW-8 Monitoring Well West of the Main Site Building 7/29/2009	MW-9 Monitoring Well Northeast of the Main Site Building 7/28/2009	MW-10 Monitoring Well Northeast of the Main Site Building 7/28/2009	MW-11 Monitoring Well Northeast of the Main Site Building 7/28/2009	GP-3 North of OWS and Delineation Former Boring SB-3 7/24/2009	SW-3 Ditch Northwestern Portion of Site 7/27/2009
		San Francisco Bay Regional Water Quality Control Board Environmental Screening Levels for Groundwater	Oakland Tier 1 RBSLs for Ingestion of Groundwater	California Department of Health Services Drinking Water Maximum Contaminant Levels (MCLs)													
			Commercial/ Industrial														
TPH (USEPA Method 8015B)																	
Diesel Range Organics	mg/L	0.21	none	none	<0.064	<0.05	<0.05	<0.056	<0.25	<0.25	<0.25	<0.25	<0.05	<0.05	<0.05	0.16 **	<0.05
Motor Oil	mg/L	0.21	none	none	**0.74 ****	**1.5 ****	**0.46 ****	**1.3 ****	**2.2 ****	**7.1 ****	**3.3 ****	**2.3 ****	**1.4 ****	**1.0 ****	**1.1 ****	<0.05	<0.05
Gasoline Range Organics	mg/L	0.21	none	none	<0.05	<0.05	<0.05	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.05	0.087	<0.05
TPH (USEPA Method 418.1)	mg/L	none	none	none	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	1.3	0.7	0.8	<0.5	<0.5
VOCs (EPA Method 8260)																	
Methyl tert-butyl ether	ug/L	none	13	13	<5	<5	<5	<5	**19**	**22**	<5	<5	<5	<5	<5	<5	<5
Other Target VOCs	ug/L	various	various	various	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Other Parameters																	
Alkalinity (Method 2320B)	mg/L	none	none	none	1,870	1,130	1,390	2,600	1,560	1,460	2,130	505	944	761	782	NS	NS
Phosphate (Method 300)	mg/L	none	none	none	<0.5	1.75	4.28	<0.5	<0.5	<0.5	<0.5	<0.5	3.37	3.33	0.842	NS	NS
Sulfate (Method 300)	mg/L	none	none	none	0.725	11.6	230	505	0.549	<0.5	<0.5	<0.5	39.2	50.4	525	NS	NS
Nitrate, as Nitrogen (Method 300)	mg/L	none	none	none	4.14	2.44	1.27	6.23	2.64	2.11	1.51	<0.5	0.655	<0.5	1.83	NS	NS
Ferrous Iron (Method 3500)	mg/L	none	none	none	36.1	0.286	1.12	18.3	17.2	32.2	17.9	3	35.7	35.5	39.8	NS	NS
Total Dissolved Solids (Method 2540C)	mg/L	3000	none	none	**6,390**	**3,820**	**4,960**	**7,610**	2,340	1,890	1,310	615	**5,390**	**3,070**	**8,610**	NS	NS

Notes:

Exceedances: Cleanup Criteria Exceedances are bold and double bordered.

ND / <: Not detected, or under the listed detection limit.

NA: Not analyzed.

NS: Not sampled

*Groundwater Criteria: TPH concentrations were compared to the San Francisco Bay Regional Water Quality Control Board (SF RWQCB) Environmental Screening Levels (ESLs). The ESLs are representative of an expansion of the US EPA PRGs (and by default, the Cal EPA California Human Health Screening Levels) and the City of Oakland screening levels to reflect the broader Interim Final – November 2007 scope of environmental concerns put forth in the Basin Plan.

Cleanup criteria for VOCs are based on City of Oakland RSBLs, SF RWQCB ESLs, and California Department of Health Services MCLS for groundwater. The MCL is the highest level of a contaminant that is allowed in drinking water.

** TPH Results: TPH diesel range organics (DRO) and motor oil range organics (ORO) were quantified based on responses within the retention time range of the analyses; however according to the laboratory the resulting patterns do not match a diesel fuel or motor oil pattern.

ARCADIS

Appendix E

Quarterly Monitoring
Potentiometric Surface Maps
(2009-2011)

MW-11
USED PARTS STORAGE
MW-10
MW-9
South Coliseum Way
3.0
MW-2
PZ-3
PZ-1
PZ-2
3.5
4.0
MW-6
FORMER 2,000 GALLON GASOLINE AND DIESEL USTs
MW-3
4.5
MW-5
OIL/WATER SEPARATOR
5.0
MW-1
5.5
MW-8
FORMER 1,000 GALLON AND 500 GALLON USED OIL USTs
MW-7
MAIN SITE BUILDING
6.0
MW-4
PARTS STORAGE
USED TRUCK CENTER
CAL TRANS PROPERTY
Hegenberger Road
I 880 North
I 880 South
Oakport Street

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
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LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLOUR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 3.0 POTENTIOMETRIC ELEVATION CONTOUR
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- GROUNDWATER FLOW DIRECTION

NOTE:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

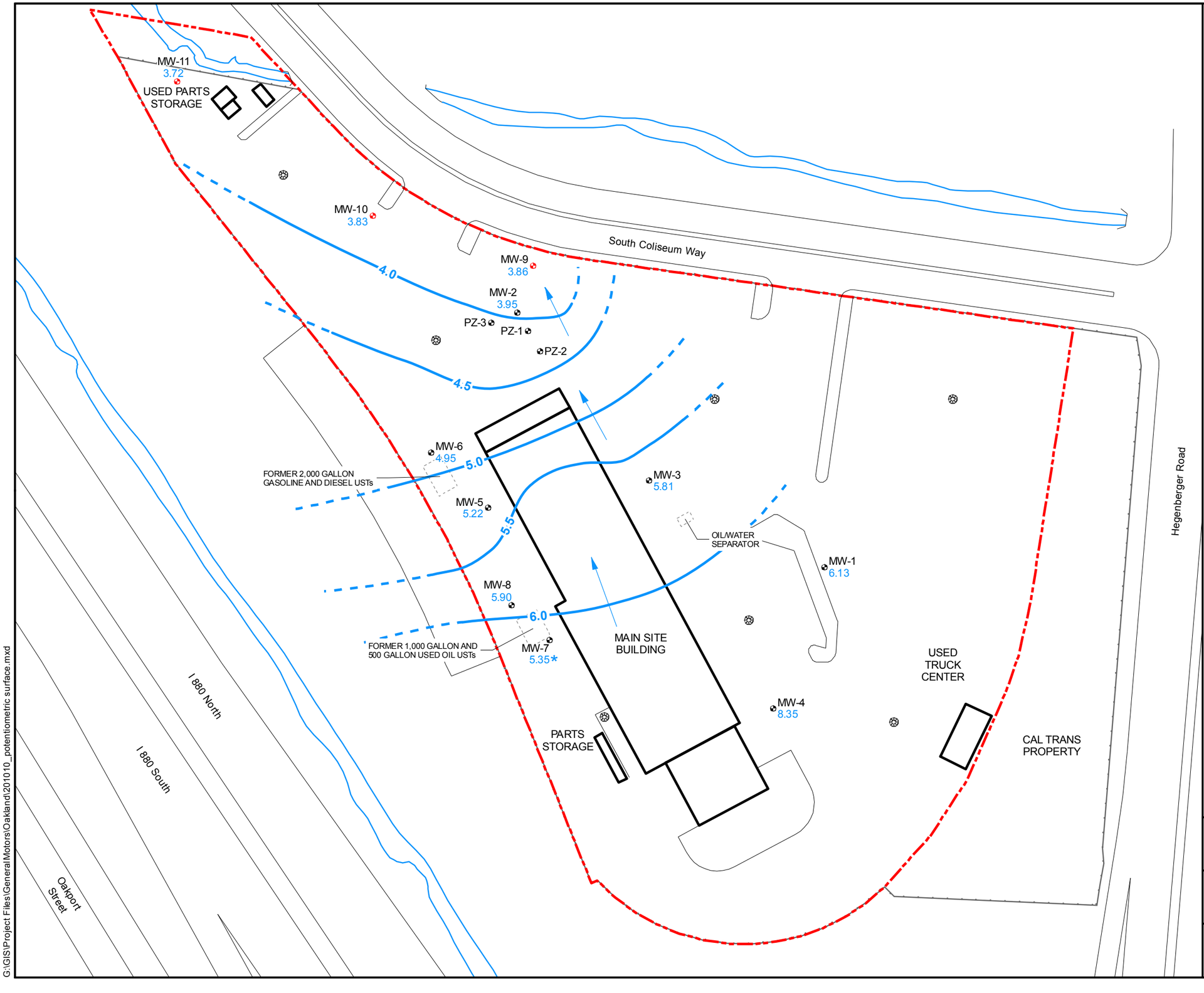
0 80 160
SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP - JULY 2009

ARCADIS

FIGURE
3



LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLOUR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 5.5 — POTENTIOMETRIC SURFACE IN FEET ABOVE MEAN SEA LEVEL
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- GROUNDWATER FLOW DIRECTION
- * ELEVATION NOT USED IN CONTOURING

NOTE:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.
2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160

SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP OCTOBER AND NOVEMBER 2010

ARCADIS

FIGURE 3

PROJECT NUMBER: B006460.00.07
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
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MW-11
3.20
USED PARTS
STORAGE
MW-10
3.51
3.5
South Coliseum Way
MW-9
3.66
MW-2
3.77
PZ-3
PZ-1
PZ-2
4.0
4.5
5.0
6.0
6.5
7.5
8.5
9.0
MW-6
6.88
FORMER 2,000 GALLON
GASOLINE AND DIESEL USTs
MW-3
6.25
MW-5
8.67
OIL/WATER
SEPARATOR
8.0
7.0
MAIN SITE
BUILDING
MW-1
8.03
MW-8
9.38
FORMER 1,000 GALLON AND
500 GALLON USED OIL USTs
MW-7
7.07
9.5
10.0
MW-4
10.48
PARTS
STORAGE
USED
TRUCK
CENTER
CALTRANS
PROPERTY
Hegenberger Road
I 880 North
I 880 South
Oakport
Street

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLOUR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 3.5 — POTENTIOMETRIC ELEVATION CONTOUR
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- 6.25 — GROUNDWATER ELEVATION IN FEET ABOVE MEAN SEA LEVEL
- GROUNDWATER FLOW DIRECTION

NOTE:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160

SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP - MARCH 2011

ARCADIS

FIGURE
3

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
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MW-11
2.84

USED PARTS
STORAGE

3.0

MW-10
3.24

3.5

South Coliseum Way

MW-9
3.99

MW-2
3.83

PZ-3

PZ-1

PZ-2

4.0

4.5

5.0

5.5

MW-6
5.58

FORMER 2,000 GALLON
GASOLINE AND DIESEL USTs

MW-3
5.82

6.0

MW-5
6.55

OIL/WATER
SEPARATOR

MAIN SITE
BUILDING

6.5

MW-1
6.52

MW-8
6.68

7.0

FORMER 1,000 GALLON AND
500 GALLON USED OIL USTs

MW-7
6.24*

MW-4
8.80

PARTS
STORAGE

USED
TRUCK
CENTER

CALTRANS
PROPERTY

Hegenberger Road

I 880 North

I 880 South

Oakport
Street

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLUOR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 3.5 — POTENTIOMETRIC ELEVATION CONTOUR
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- 6.25 — GROUNDWATER ELEVATION IN FEET ABOVE MEAN SEA LEVEL
- GROUNDWATER FLOW DIRECTION
- * ELEVATION NOT USED IN CONTOURING

NOTE:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160

SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP - JUNE 2011

ARCADIS

FIGURE
3

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
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MW-11
3.52

USED PARTS
STORAGE

MW-10
3.6

South Coliseum Way

MW-9
3.56

MW-2
3.73

PZ-3

PZ-1

PZ-2

4.0

4.5

5.0

MW-6
5.07

FORMER 2,000 GALLON
GASOLINE AND DIESEL USTs

5.5

MW-3
5.58

MW-5
5.38

OIL/WATER
SEPARATOR

MAIN SITE
BUILDING

MW-1
6.64

6.0

MW-8
5.86

MW-7
5.67

6.5

FORMER 1,000 GALLON AND
500 GALLON USED OIL USTs

7.0

MW-4
7.46

PARTS
STORAGE

USED
TRUCK
CENTER

CALTRANS
PROPERTY

Hegenberger Road

I 880 North

I 880 South

Oakport
Street

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
D:\GIS\Project Files\GeneralMotors\Oakland\Documents\201109_potentiometric surface.mxd

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLUOR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 4.5 POTENTIOMETRIC ELEVATION CONTOUR
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- 6.64 GROUNDWATER ELEVATION IN FEET ABOVE MEAN SEA LEVEL
- GROUNDWATER FLOW DIRECTION
- * ELEVATION NOT USED IN CONTOURING

NOTES:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160

SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP - SEPTEMBER 2011

ARCADIS

FIGURE
3

MW-11
4.05

USED PARTS
STORAGE

MW-10
4.14

South Coliseum Way

MW-9
4.18

4.5

MW-2
3.68*

PZ-3

PZ-1

PZ-2

5.0

MW-6
5.15

5.5

MW-5
5.65

MW-3
5.52

6.0

FORMER 2,000 GALLON
GASOLINE AND DIESEL USTs

OIL/WATER
SEPARATOR

MAIN SITE
BUILDING

MW-1
5.14*

6.5

MW-8
6.10

MW-7
5.73*

7.0

7.5

8.0

MW-4
8.08

FORMER 1,000 GALLON AND
500 GALLON USED OIL USTs

PARTS
STORAGE

USED
TRUCK
CENTER

CALTRANS
PROPERTY

Hegenberger Road

I 880 North

I 880 South

Oakport
Street

PROJECT NUMBER: B006460
CITY:NOVI DIV/GROUP:ENV DB: PIC: PM: TM: TR:
D:\GIS\Project Files\GeneralMotors\Oakland\Documents\201112_potentiometric surface.mxd

LEGEND

- MONITORING WELL (ARCADIS; JULY 2009)
- MONITORING WELL LOCATION (FLUOR; MARCH 1996)
- STORMWATER DRAIN
- DITCH
- FENCE
- PROPERTY BOUNDARY
- 4.5 — POTENTIOMETRIC ELEVATION CONTOUR
- INFERRED POTENTIOMETRIC ELEVATION CONTOUR
- 6.10 — GROUNDWATER ELEVATION IN FEET ABOVE MEAN SEA LEVEL
- GROUNDWATER FLOW DIRECTION
- * — ELEVATION NOT USED IN CONTOURING

NOTES:

1. SOIL BORING LOCATIONS ARE APPROXIMATE.

2. MONITORING WELL LOCATIONS (MW-1 THROUGH MW-11) WERE SURVEYED ON JULY 28, 2009.

0 80 160
SCALE IN FEET

FORMER OAKLAND TRUCK CENTER
8099 SOUTH COLISEUM WAY
OAKLAND, CALIFORNIA 94621

POTENTIOMETRIC SURFACE MAP - DECEMBER 2011

ARCADIS

FIGURE
3

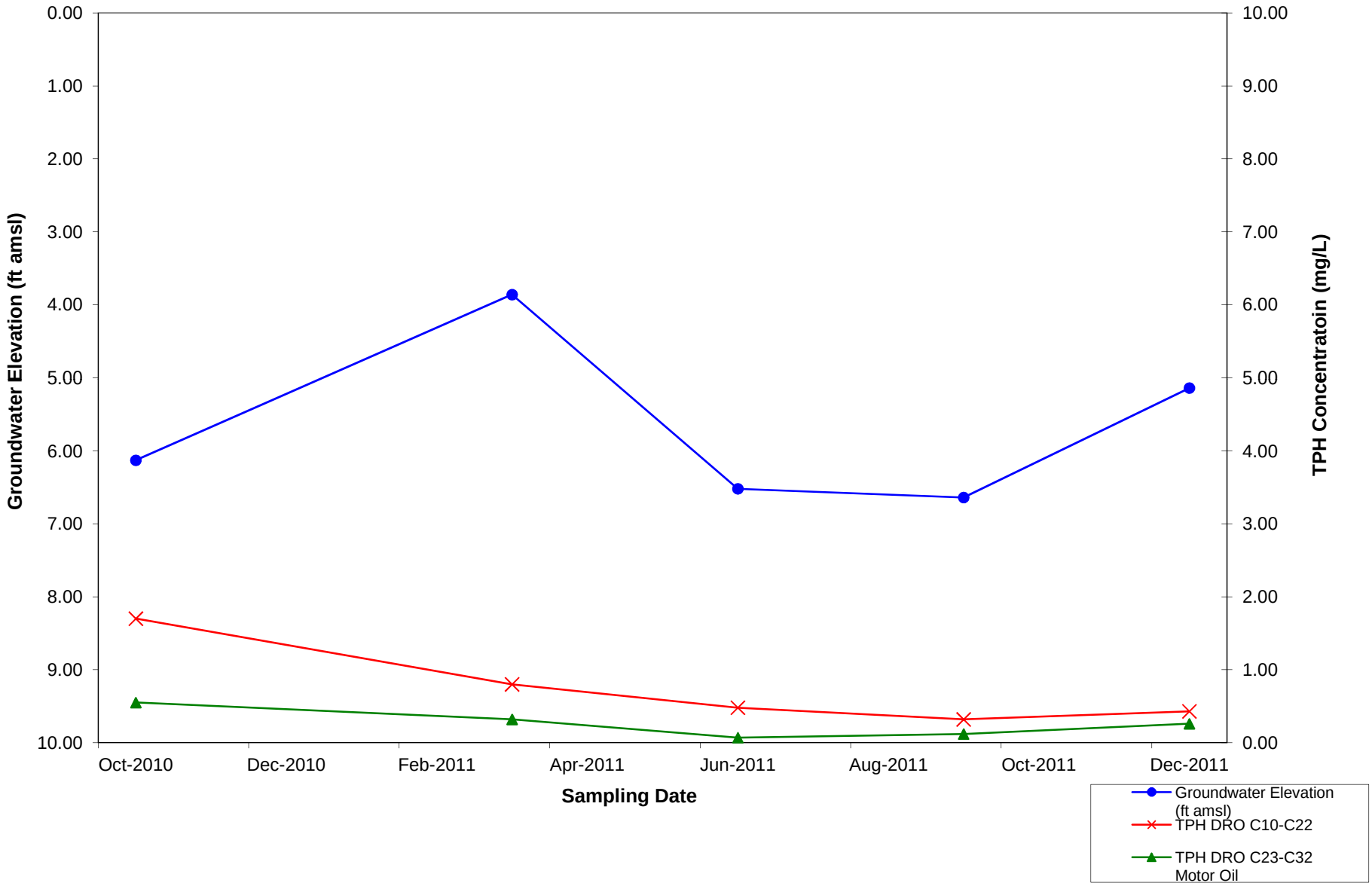
ARCADIS

Appendix F

Hydrographs

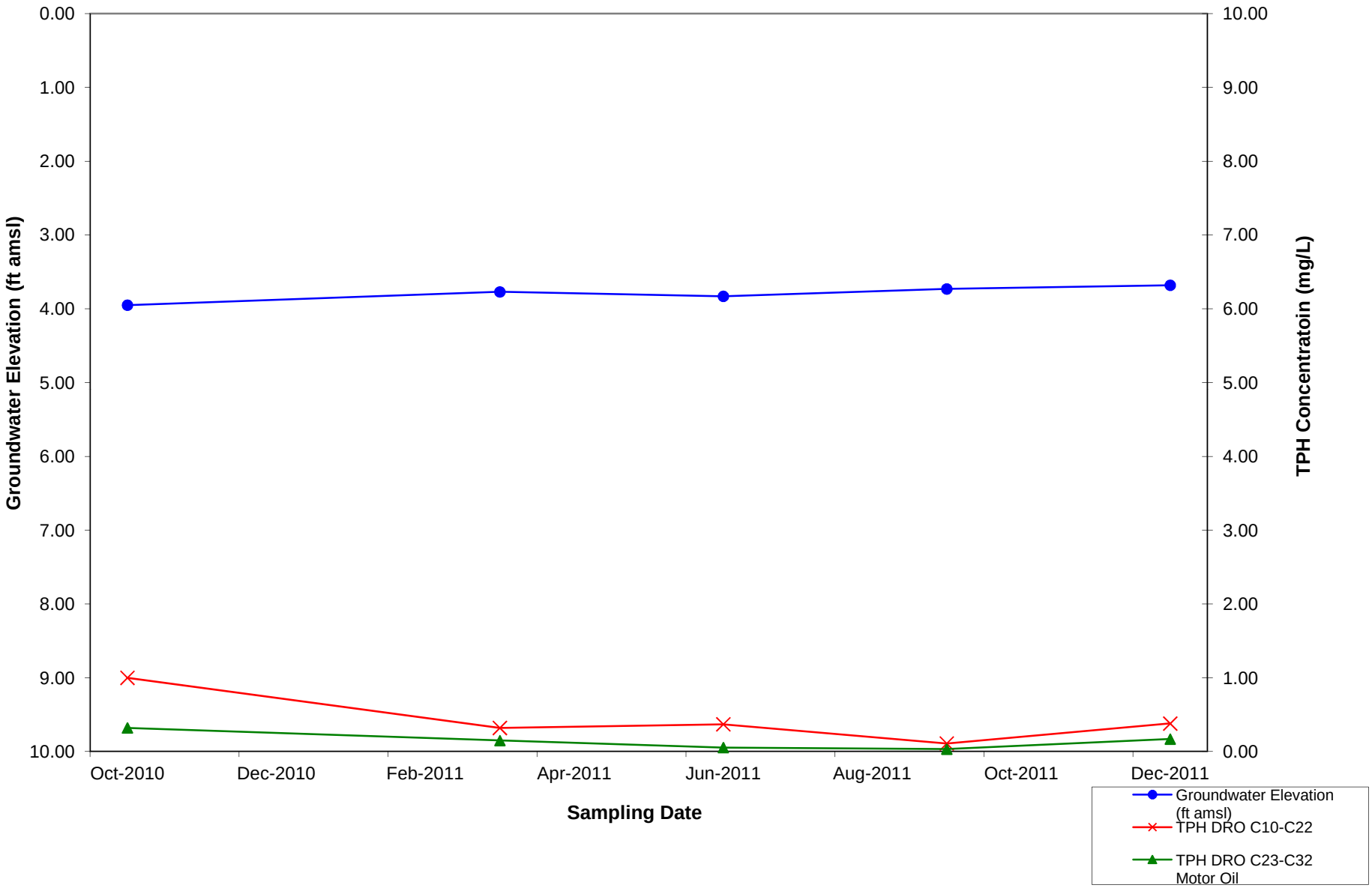
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-1

ARCADIS



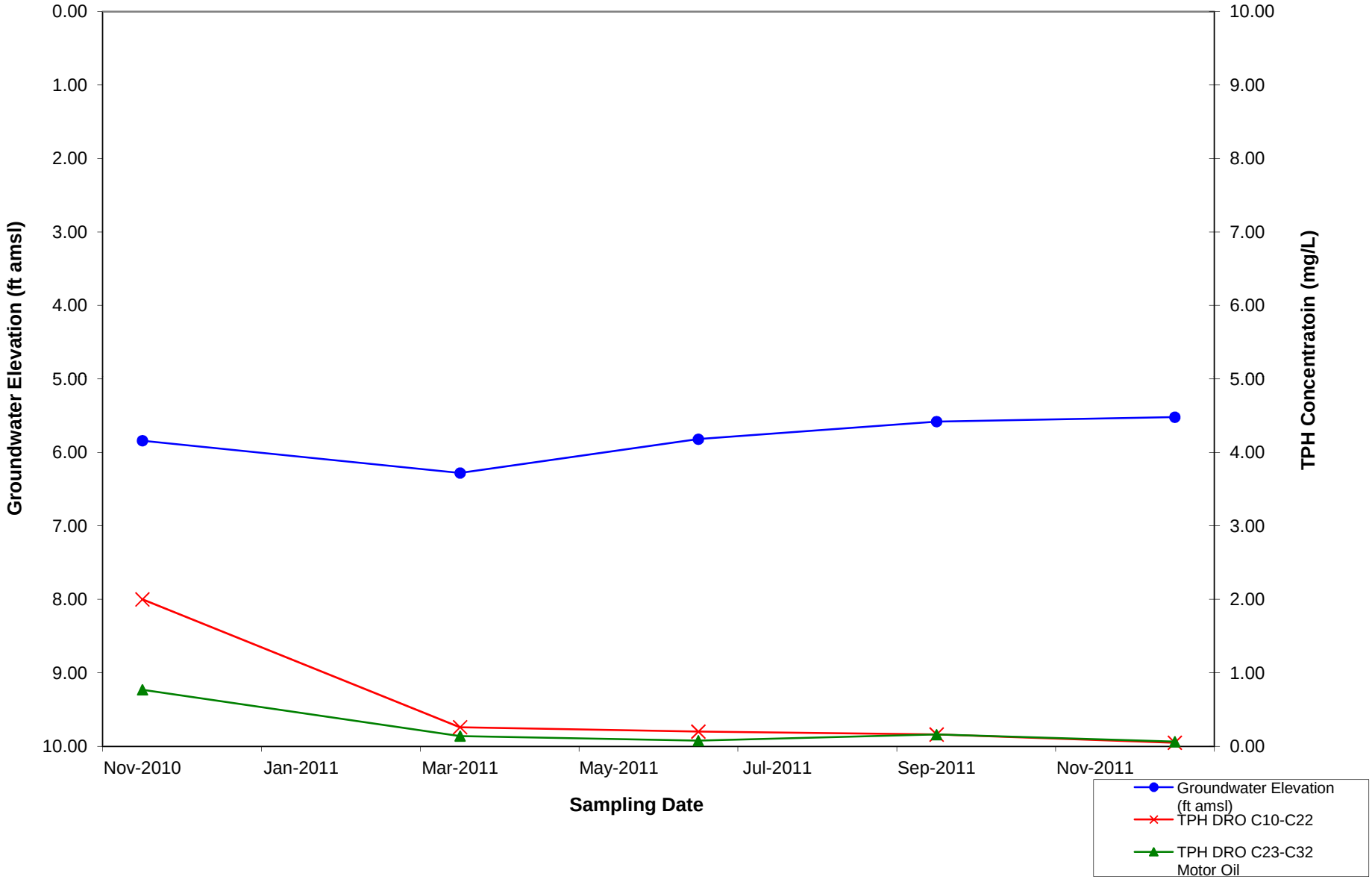
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-2

ARCADIS



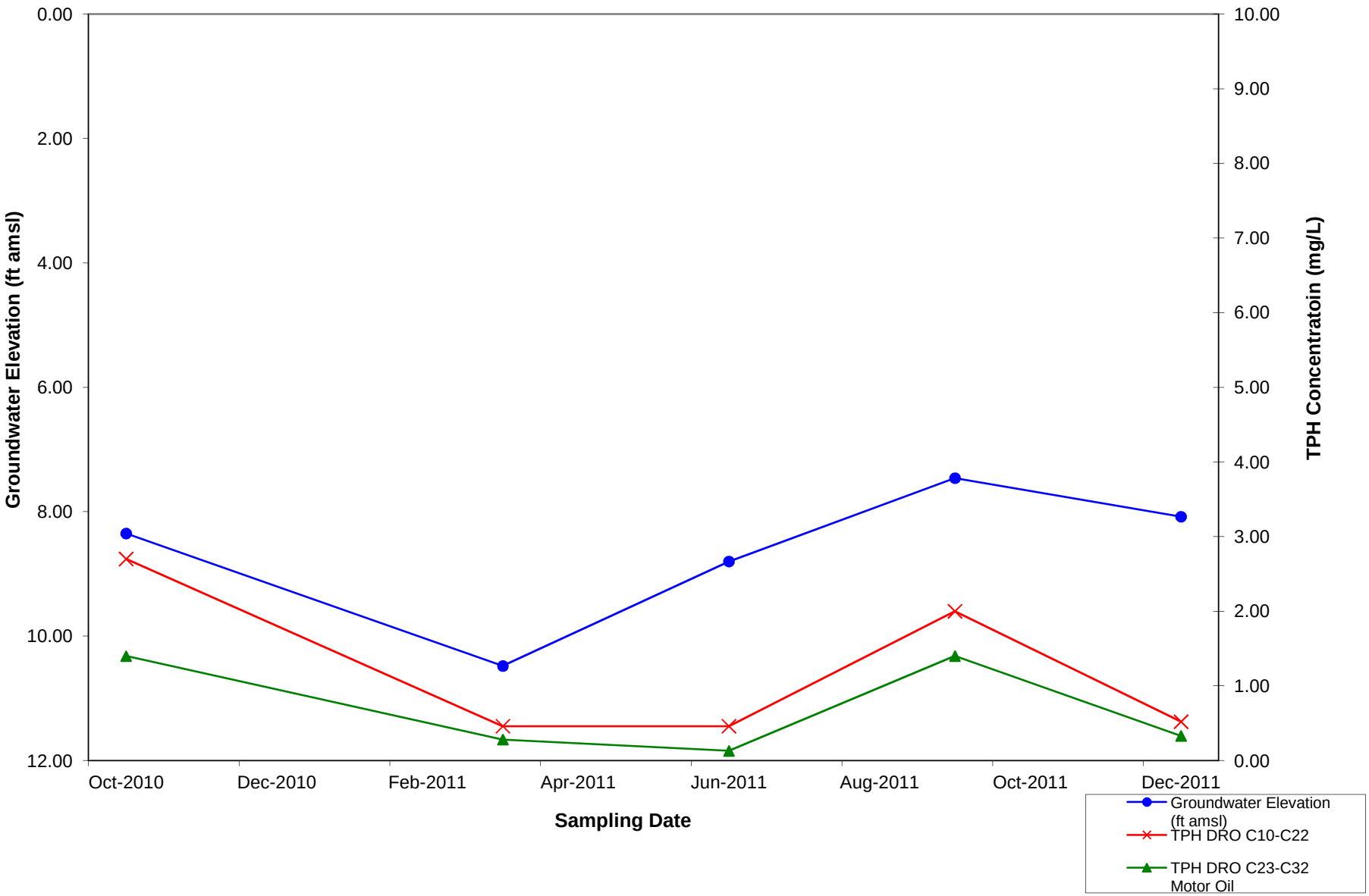
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-3

ARCADIS



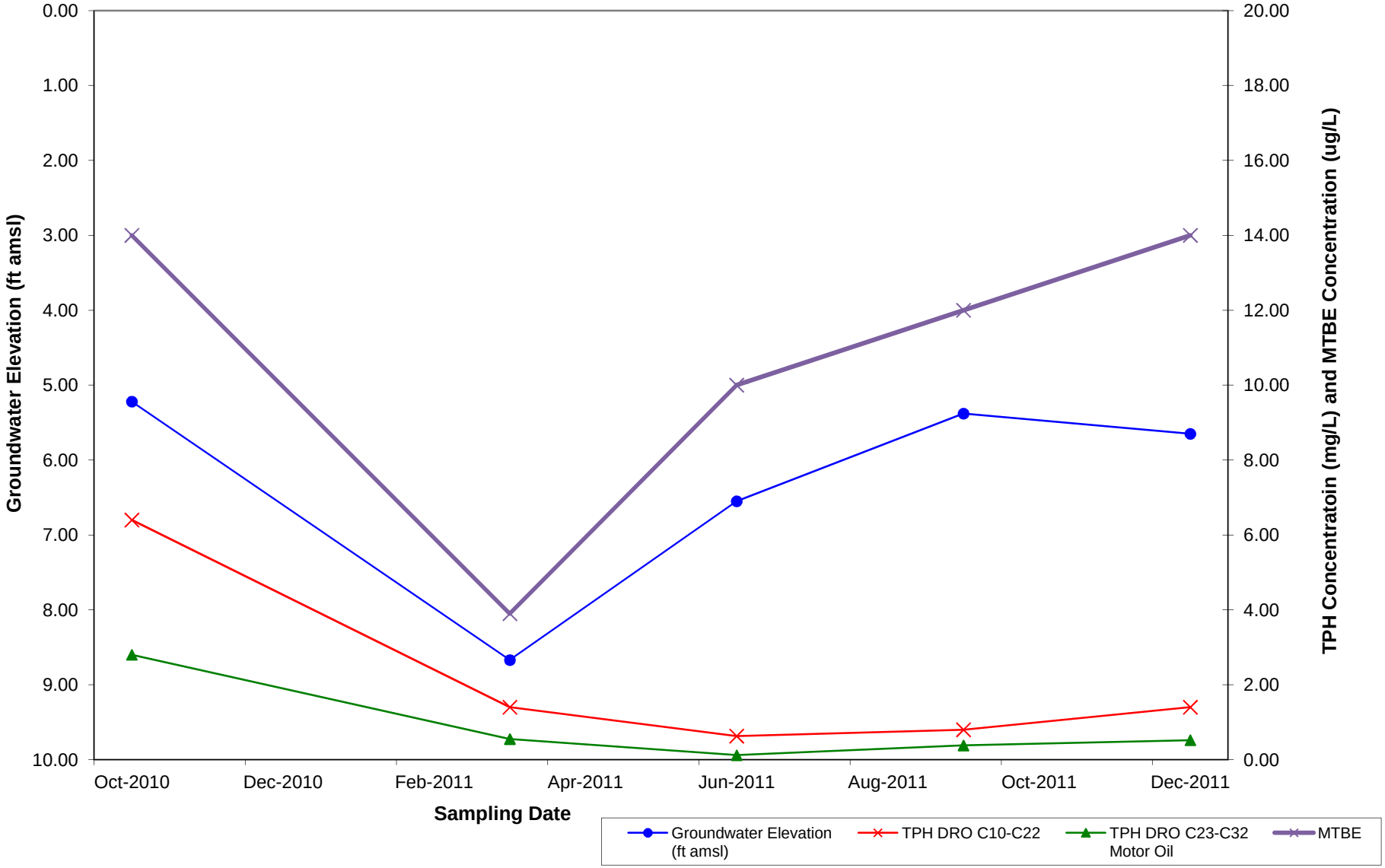
ARCADIS

TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-4



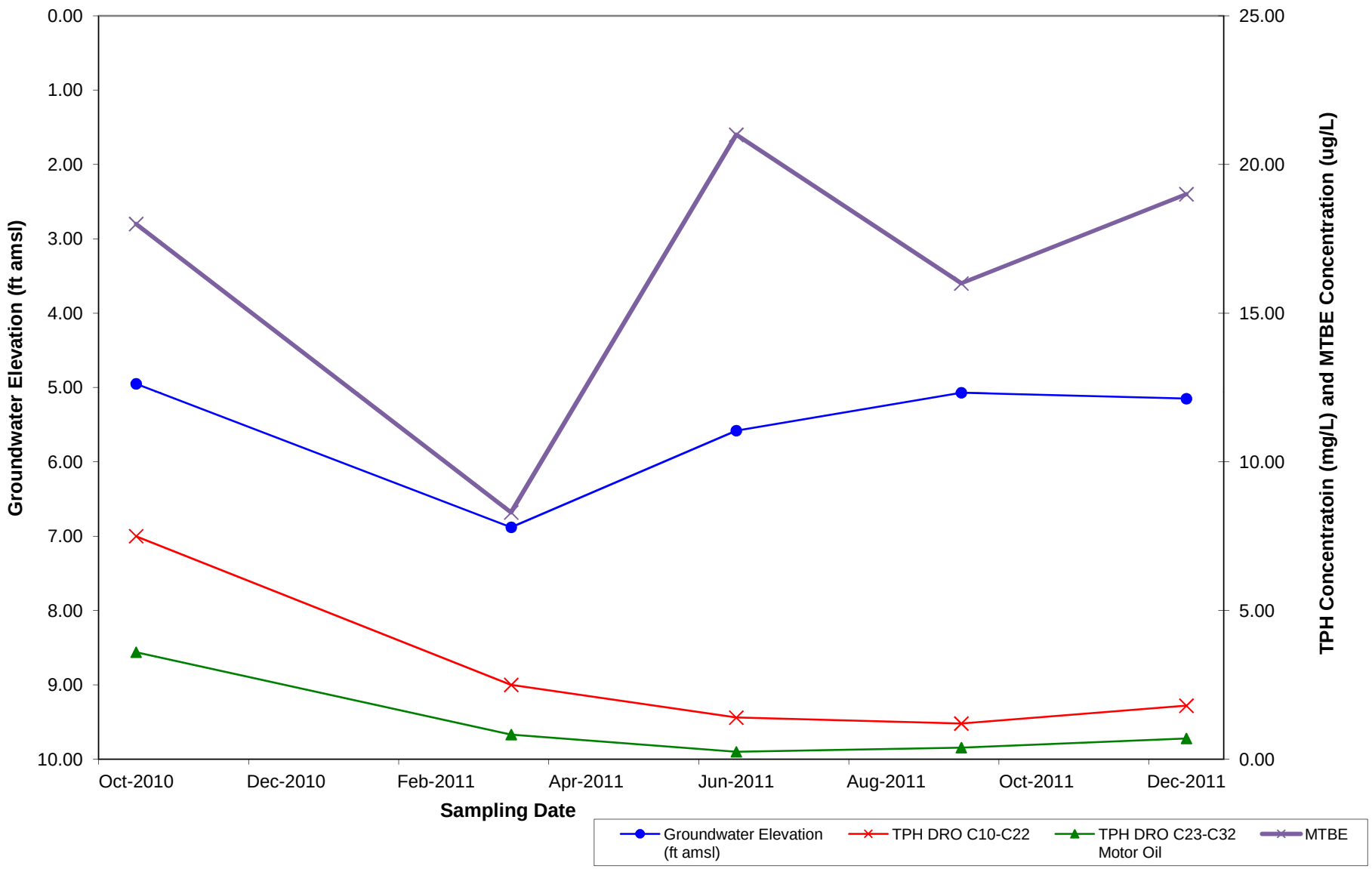
TPH-DRO, MTBE, and Groundwater Elevation Trends in Monitoring Well MW-5

ARCADIS



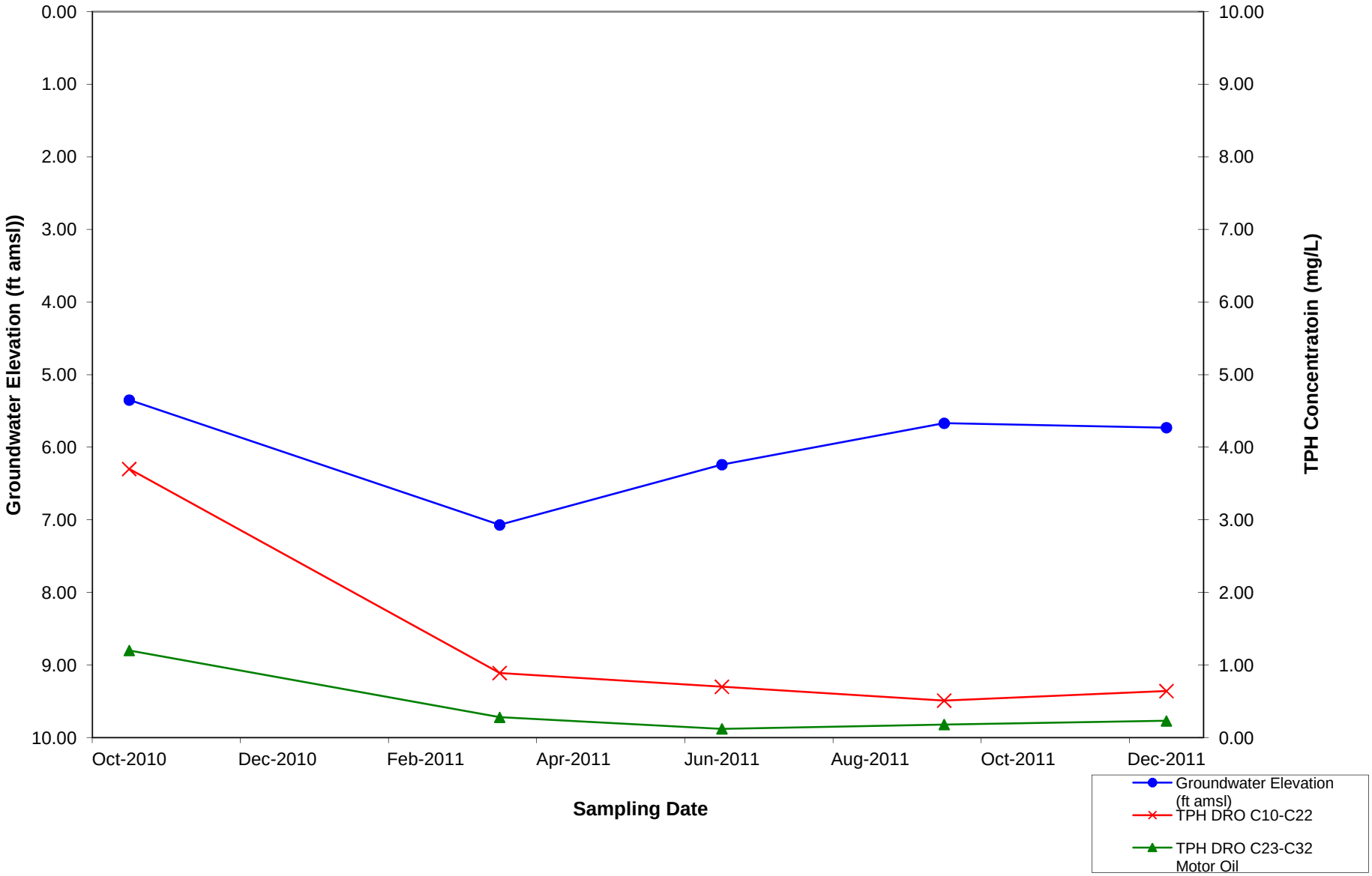
TPH-DRO, MTBE, and Groundwater Elevation Trends in Monitoring Well MW-6

ARCADIS



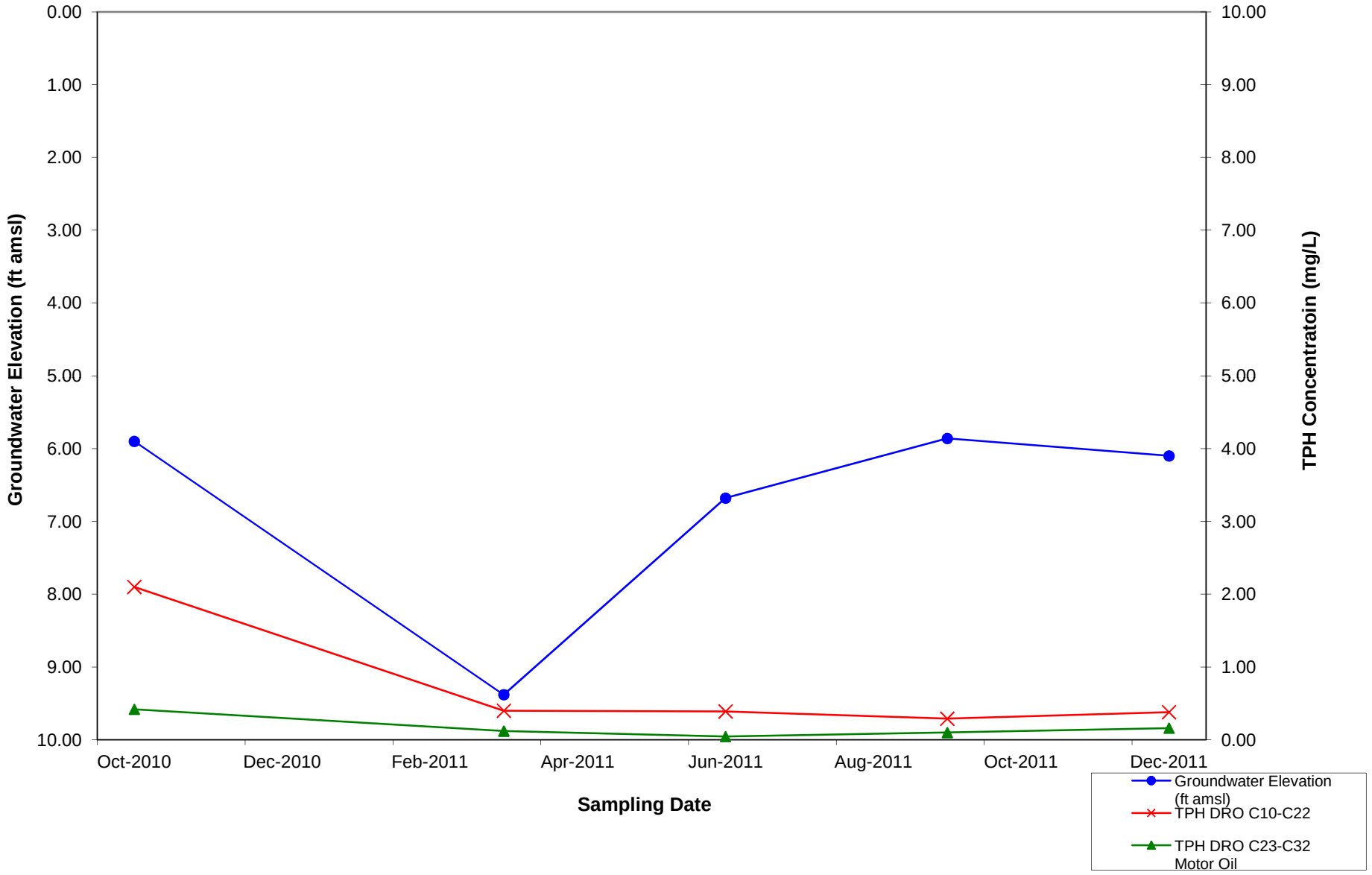
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-7

ARCADIS



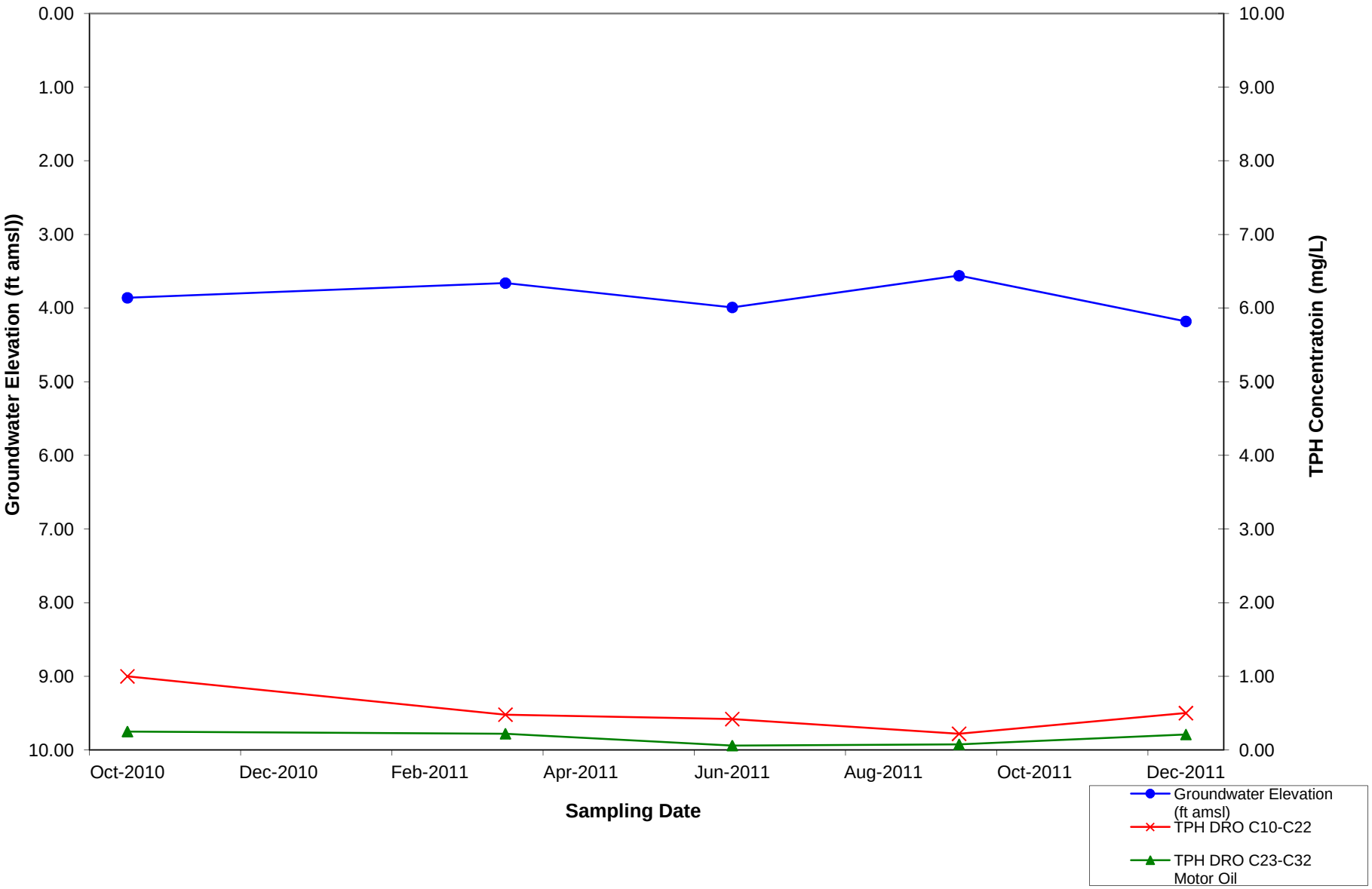
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-8

ARCADIS



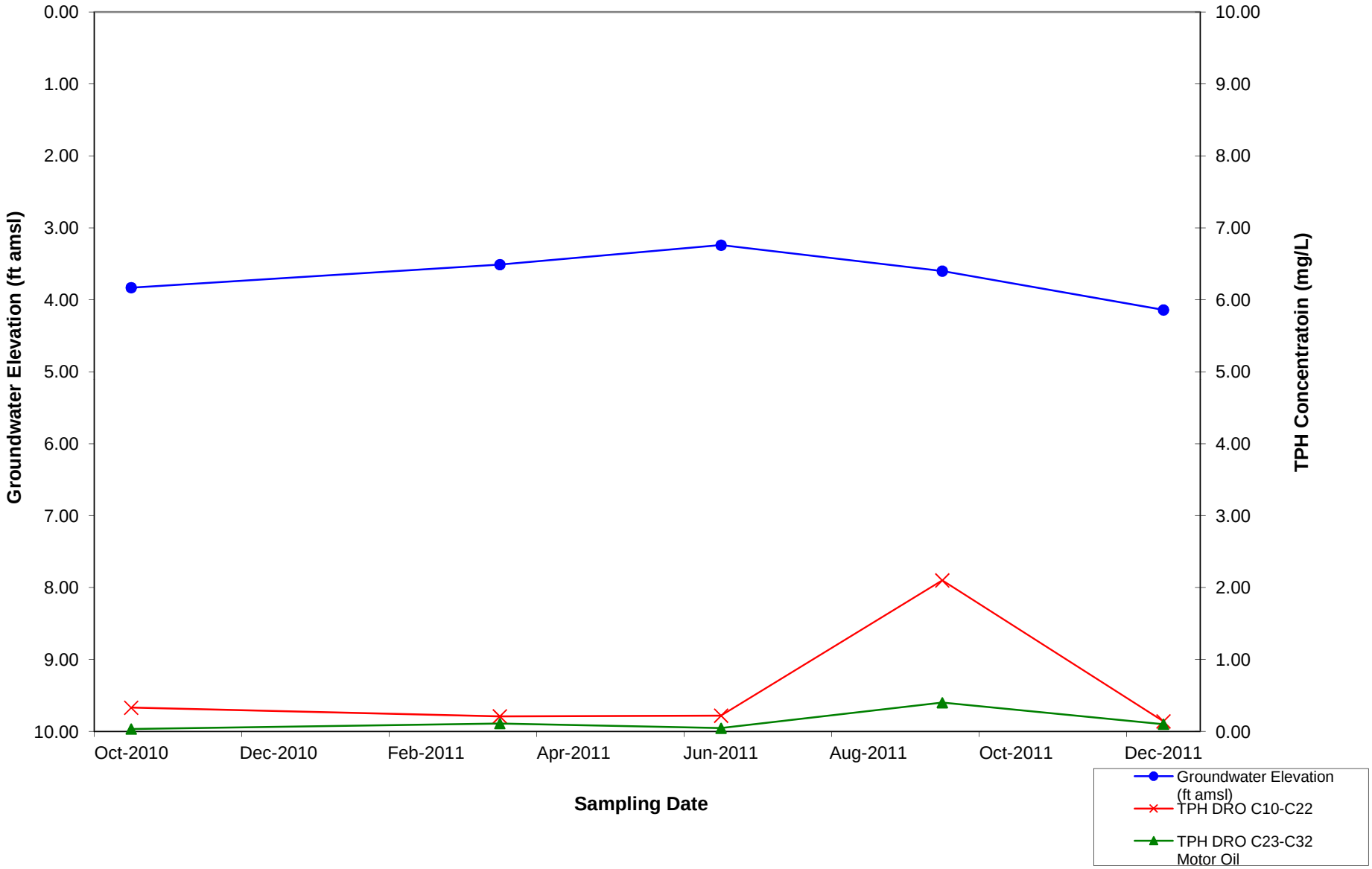
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-9

ARCADIS



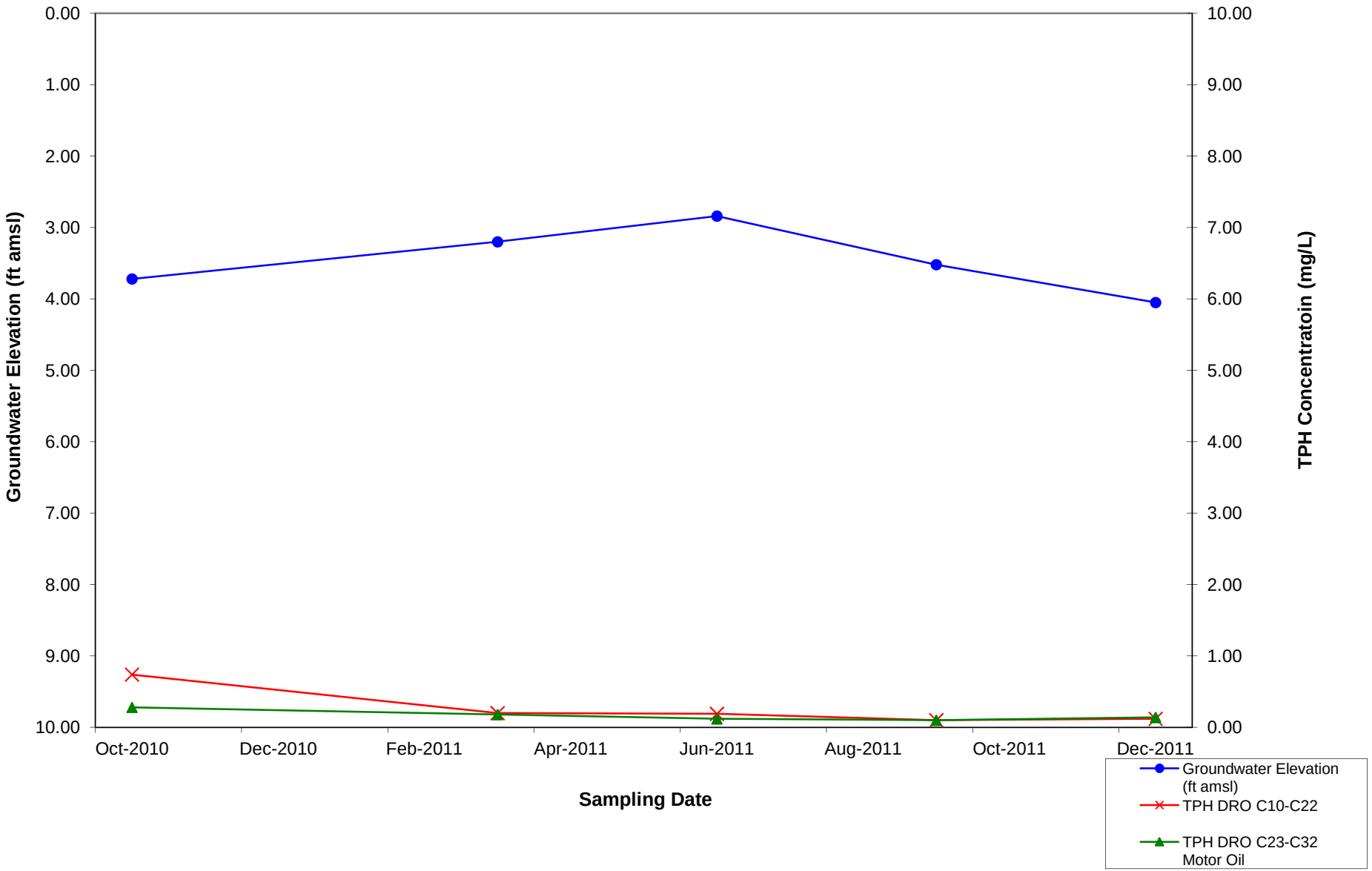
TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-10

ARCADIS



TPH-DRO and Groundwater Elevation Trends in Monitoring Well MW-11

ARCADIS



ARCADIS

Appendix G

Deed Restriction for 8099 South Coliseum Way

2013190900 05/30/2013 09:39 AM
OFFICIAL RECORDS OF ALAMEDA COUNTY
PATRICK O'CONNELL
RECORDING FEE: 60.00

6 PGS

REQUESTED BY:

Kirsten J. Pederson, Esq.
Lowe, Fell & Skogg, LLC
1099 18th Street, Suite 2950
Denver, Colorado 80202

When Recorded Return To:
Title Source, Inc. - Commercial Team
662 Woodward Avenue
Detroit, MI 48226
TSI #: 553732260TG

~~WHEN RECORDED RETURN TO~~:
~~AND~~ Mail Tax Statements to:
D. Thompson Properties LLC
c/o TEC Equipment
750 NE Columbia Boulevard
Portland, OR 97211
Attention: David Thompson

The undersigned Grantor declares:

CITY TRANSFER TAX $
(See Separate Affidavit)

Assessor's Parcel No.: 042-4328-008-01

GRANT DEED WITH ENVIRONMENTAL RESTRICTIONS

FOR VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, ARGONAUT HOLDINGS LLC, a Delaware limited liability company ("Grantor"), hereby grants to D. THOMPSON PROPERTIES LLC, an Oregon limited liability company ("Grantee"), the real property located at 8099 S. Coliseum Way in the City of Oakland, County of Alameda, State of California, more particularly described in Exhibit A attached hereto and made a part hereof (the "Property"), subject to all matters of record and to the following deed restrictions (collectively, the "Deed Restrictions"):

(a) Grantee acknowledges and agrees that Grantee shall, at all times, comply with any and all applicable federal, state, or local environmental laws, regulations, or ordinances, including any and all permits, licenses, or authorizations issued thereunder and including, but not limited to, any and all due care requirements under applicable law (herein collectively "Environmental Laws"), in connection with or related to the use, operations, development, excavation, grading, construction, or demolition, at, in, on, or below the Property. Grantee shall be solely responsible and liable for all any and all alleged or actual violations of any applicable Environmental Laws concerning or related to the Property.

(b) Grantee acknowledges and agrees that use of groundwater at, in, or under the Property by any person or entity for any purpose, including potable and non-potable uses, shall be strictly prohibited.

(c) Grantee acknowledges and agrees that any and all discarded materials located on and/or under the surface of the Property, including, but not limited to, building materials from demolition activities; domestic and industrial trash; tires; automotive parts; used containers which held materials such as paint, antifreeze, gasoline, and other household substances; materials painted with lead-base paints or otherwise; wood, and other materials which may have been painted with lead-based paints; roof shingles and other building materials which may contain asbestos-containing materials (collectively, "Debris") and/or soil management and surface water and/or groundwater management required or necessary because of excavation, demolition, or soil disturbance related to the use, operations, development, excavation, grading, construction, or demolition, at, in, on, or below the Property is the sole obligation and liability of Grantee. Such soil and/or Debris management and surface water and/or groundwater management may include in-place management, excavation, sediment and erosion control, and disposal or other soil and Debris management options which are allowed or required under applicable Environmental Laws.

(d) Grantee warrants and agrees that it shall not "treat," "store" or "dispose" of any "hazardous substances," "hazardous wastes" or "toxic substances" as those terms are defined under CERCLA, 42 U.S.C. 9601 et. seq., RCRA, 42 U.S.C. 6901 et. seq., or TSCA, 15 U.S.C. 2601 et. seq., or under similar California law, statute, or regulation, on, at, or below the Property, and shall maintain generator-only status; provided, however, that Grantee may (A) accumulate such substances or wastes as allowed under applicable Environmental Laws for off-site treatment, off-site storage, or off-site disposal, a (B) use commercial products on-site which may contain such substances and (C) use and store on-site such substances as are customarily used in the ownership, operation and maintenance of automobile sales, service and body shop businesses in compliance with applicable Environmental Laws.

(e) Grantee acknowledges and agrees that the Property may only be used by Grantee, its successors, assigns, and tenants for industrial uses and/or those commercial uses that do not require investigation or remediation of the Property to residential cleanup criteria under applicable law. Grantee further acknowledges and agrees that any site modifications required at, in, on, or below the Property to accommodate such uses (including without limitation, soil and/or Debris management and surface water and/or groundwater management and any other matters relating to the use, operations, development, excavation, grading, construction, or demolition at the Property) is the sole obligation and liability of Grantee (or the owner of the Property at the time of such activities) and will be conducted at Grantee's sole expense.

(f) Grantee acknowledges and agrees that any and all management of any utility lines or piping, including, without limitation, any sanitary or storm sewers, any gas, water, electrical, or any other gas, water or electrical utility lines or piping, and any such materials that may be included therein, and any and all management of any septic systems, and any such materials that may be included therein, which may be present at or below the Property which management may be required or necessary to properly maintain the Property or because of excavation, demolition, or soil disturbance related to future use, development, or construction at or of the Property, is the sole obligation and liability of Grantee or the owner of the Property at the time of such activities.

Each act that Grantee will do or refrain from doing pursuant to these Deed Restrictions relates to the use of the Property and each act is reasonably necessary to protect present or future human health or safety or the environment as a result of the presence on the Property of hazardous materials, as defined in Section 25260 of the California Health and Safety Code. Grantee, successive owners and occupants of the Property and each person having any interest derived through them, and their heirs, successors, agents

and assignees, are bound by these Deed Restrictions for the benefit of Grantor. Grantee agrees that any contract, agreement, deed, lease or other instrument which transfers title or possession of all or any part of the Property, by sale, lease, or otherwise, to any successor, assignee, or tenant shall incorporate the foregoing Deed Restrictions. The Deed Restrictions are deemed covenants running with the land and shall inure to the benefit of Grantor.

Grantee herein covenants by and for itself, its successors and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of, any person or group of persons on account of race, color, creed, religion, sex, marital status, national origin or ancestry in the sale, lease, sublease, transfer, use, occupancy, tenure or enjoyment of the land herein conveyed, nor shall Grantee or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use or occupancy of tenants, lessees, subtenants, sublessee, or vendees in the land herein conveyed. The foregoing covenants shall run with the land.

[REMAINDER OF THIS PAGE LEFT INTENTIONALLY BLANK]

IN WITNESS WHEREOF, Grantor has executed this Grant Deed as of May 24, 2013.

ARGONAUT HOLDINGS LLC, a Delaware limited liability company

Execution Recommended
Real Estate Services
By:

By: Mark R Sloan
Name: Mark R. Sloan
Title: President
Argonaut Holdings LLC

STATE OF MICHIGAN)
)ss.
COUNTY OF WAYNE)

On May 21, 2013 before me Kathleen M. Rentenbach, personally appeared Mark R. Sloan, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

SEAL

Kathleen M. Rentenbach
Notary Public
Acting in the County of Wayne, Michigan
My Commission Expires: _____

KATHLEEN M. RENTENBACH
NOTARY PUBLIC, STATE OF MI
COUNTY OF WAYNE
MY COMMISSION EXPIRES Sep 22, 2016
ACTING IN COUNTY OF

EXHIBIT A TO GRANT DEED

Legal Description

Tax ID Number: 042-4328-008-01

Land situated in the City of Oakland, County of Alameda, State of California is described as follows:

PARCEL 1:

Portion of the parcel of land described in the Deed by E. B. and A. I. Stone Company, to Pacific Gas and Electric Company, dated December 14, 1942, recorded December 22, 1942 in Book 4345, Page 20, of Official Records of Alameda County, described as follows: BEGINNING at that certain official City of Oakland monument in South Coliseum Way known as 26 Northeast 13 and running thence S 81° 28' 03" E, 119.42 feet; thence S 08° 31 ' 57" W, 47.78 feet to a point on the most Southern line of South Coliseum Way (also known as Coliseum Access Road), said last named point being the ACTUAL POINT OF BEGINNNG; thence along said last named line S 81° 28' 03" E, 65.34 feet; thence S 28° 20' 57" E, 509.13 feet more or less to the Northwestern line of the parcel of land described in the Deed from Pacific Gas and Electric Company, a corporation, to the State of California, dated January 3, 1969, recorded May 20, 1969 on Reel 2405, Image 482, Official Records, Alameda County, California; thence along said last named line along the arc of a circle having a radius of 450 feet whose center bears N 57° 38' 57" W from said last named point, Southerly 87.53 feet through a central angle of 11° 08' 43" to a point of compound curvature with the arc of a circle having a radius of 172.00 feet whose center bears N 46° 30' 14" W from said last named point; thence along said last named arc 15.56 feet through a central angle of 5° 10' 58"; thence leaving said arc and continuing N 28° 20' 57" W, 624.95 feet more or less to a point on the before mentioned Southern line of South Coliseum Way (as South Coliseum Way is described in the Oakland City Council Resolution No. 47904 C.M.S. establishing South Coliseum Way, dated May 4, 1967, a certified copy of which was recorded May 16, 1967, as Instrument No. AZ/ 45804, on Reel 1965, Image 122, Alameda County Records); said last named point being on the arc of a circle having a radius of 386.00 feet whose center bears N 16° 57' 23" E from said last named point; thence along said arc (and the Southerly line of South Coliseum Way) 56.75 feet through a central angle of 8° 25' 26" to the ACTUAL POINT OF BEGINNING.

PARCEL 2:

BEGINNING at that certain official City of Oakland monument in South Coliseum Way known as 26 Northeast 13 and running thence S 81° 28' 03" E, 119.42 feet; thence S 08° 31 ' 57" W, 47.78 feet to a point on the most Southerly line of South Coliseum Way (also known as Coliseum Access Road) ; thence along said last named line S 81° 28' 03" E, 65.34 feet to the ACTUAL POINT OF BEGINNING; thence continuing along said last named line S 81° 28' 03" E, 320.87 feet to a tangent point on the arc of a circle having a radius of 30 feet whose center bears S 08° 31 ' 57" W from said last named point; thence along said last named arc a distance of 48.16 feet through a central angle of 91° 58' 20" to the most Western line of Hegenberger Road; thence along said last named line S 10° 30' 17" W, 210.09 feet to a point on the arc of a circle having a radius of 450 feet whose center bears N 79° 29' 43" W from said last named point; thence along said arc a distance of 171.58 feet through a central angle of 21° 50' 46" to a point on the most Eastern line of that parcel granted to the Pacific Gas and Electric Company by the E.B.

and A.L. Stone Company by that certain deed recorded December 22, 1942 on Reel

4345, Image 20, Official Records, Alameda County, California; thence continuing along said last named line N 28° 20' 57" W, 509.13 feet to the ACTUAL POINT OF BEGINNING.

PARCEL 3:

BEGINNING at that certain official City of Oakland monument in South Coliseum Way (also known as Coliseum Access Road) known as 26 NE 13 and running thence N 42° 56' 25" W, 117.24 feet; thence S 47° 03' 35" W, 47.00 feet to the ACTUAL POINT OF BEGINNING; said last named point being also on the Southerly line of South Coliseum Way and also a point on the arc of a circle having a radius of 386.00 feet whose center bears N 47° 03' 35" E from said last named point; thence running along said last named arc and line a distance of 202 .81 feet through a central angle of 30° 06' 12" to point on the most Western line of that parcel granted to Pacific Gas and Electric Company by the E.B. and A.L. Stone Company by that certain deed recorded December 22, 1942 on Reel 4345, Image 20 Official Records, Alameda County, California; thence along said last named line S 28° 20' 57" E, 624.95 feet to a point on the arc of a circle having a radius of 172.00 feet whose center bears N 41° 19' 16" W from said last named point, said last named point being also on the most Easterly line of the Nimitz Freeway (AKA State Route 17) and thence continuing along said last named arc and said last named line Southerly and Southwesterly, a distance of 170.91 feet through a central angle of 56° 55' 58" to a point of compound curvature on the arc of a circle having a radius of 150 feet whose center bears N 15° 36' 42" E; thence along said last named arc 136.62 feet through a central angle of 52° 11' 11" to a point of tangency; thence N 22° 12' 07" W, 218.30 feet to a tangent point on the arc of a circle having a radius of 800 feet whose center bears S 67° 47' 53" W from said last named point, thence along said arc 231.04 feet through a central angle of 16° 32' 49", thence N 38° 44' 56" W, 201.63 feet along a line tangent to said named arc to a point on the arc of a circle having a radius of 654.00 feet whose center bears S 65° 18' 05" W from said last named point and thence along said last named arc a distance of 163.61 feet through a central angle of 14° 20' 02"; thence leaving said before mentioned line of the Nimitz Freeway and continuing S 80° 21' 10" E, 142.35 feet to a point on the hereinabove mentioned Southerly line of South Coliseum Way and thence along said last named line S 42° 56' 25" E, 92.31 feet to the ACTUAL POINT OF BEGINNING.

Commonly known as: 8099 S. Coliseum Way, Oakland, CA

STATEMENT OF DOCUMENTARY TRANSFER TAX DUE

DOCUMENT NO._____ DATE RECORDED_____

STATEMENT OF TAX DUE AND REQUEST THAT TAX DECLARATION NOT BE MADE A PART OF THE PERMANENT RECORD IN THE OFFICE OF THE COUNTY RECORDER PURSUANT TO SECTION 11932 REV. AND TAX CODE AND COUNTY ORDINANCE 64-6.810.

TO: COUNTY RECORDER

Request is hereby made in accordance with the provisions of the Documentary Transfer Tax Act that the amount of tax due not be shown on the original document which names:

ARGONAUT HOLDINGS LLC, a Delaware limited liability company, as Grantor
and
D. Thompson Properties, LLC, an Oregon limited liability company, as Grantee

Assessor's Parcel Number: 042-4328-008-01

The property described in the accompanying document is located in the City of Oakland, County of Alameda, California.

The undersigned declares that the documentary transfer tax for the county is $6,875.00 and for the city is $93,750.00.

Documentary transfer tax is $100,625.00.

Mark R Sloan

Signature of Declarant
ARGONAUT HOLDINGS LLC, a Delaware limited liability company

Execution Recommended
Real Estate Services
By:

Date: May 24, 2013.

2013190900 05/30/2013 09:39 AM
OFFICIAL RECORDS OF ALAMEDA COUNTY
PATRICK O'CONNELL
RECORDING FEE: 60.00
COUNTY TAX: 6875.00
CITY TAX: 93750.00
6 PGS