



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

March 23, 2010

Ms. Jennifer Sedlachek (*Sent via E-mail*
to: jennifer.c.sedlachek@exxonmobil.com)

Exxon Mobil
4096 Piedmont, #194
Oakland, CA 94611

Mr. Robert Ehlers
Valero Energy Corporation
685 West Third Street
Hanford, CA 93230

Mr. Steve Asmann
Steve Asmann Incorporated
8099 Brittany Drive
Dublin, CA 94568-3501

Subject: Landowner Notification for Case Closure Consideration for Fuel Leak Case No. RO0002426 and Geotracker Global ID T0600100539, Valero #3827, 3192 Santa Rita Road, Pleasanton, CA 94566

Dear Ms. Sedlachek:

Alameda County Environmental Health (ACEH) is reviewing the fuel case file for the above referenced site for potential case closure. Site investigation and groundwater monitoring from underground storage tank leaks have been performed at the subject property to which you are named as the primary or active responsible party. Pursuant to Section 25297.15 (a), ACEH, the local agency, shall not consider cleanup or site closure proposals from the primary or active responsible party, issue a closure letter, or make a determination that no further action is required with respect to a site upon which there was an unauthorized release of hazardous substances from an underground storage tank subject to this chapter unless all current record owners of fee title to the site of the proposed action have been notified of the proposed action by the primary or active responsible party. ACEH is required to notify the primary or active responsible party of their requirement to certify in writing to the local agency that the notification requirement in the above-mentioned regulation has been satisfied and to provide the local agency with a complete mailing list of all record fee title owners.

To satisfy the above-mentioned requirement, please complete the enclosed "List of Landowners Form," and mail it back to ACEH within thirty (30) days from the date of this letter. Also your comments must be considered prior to the proposed cleanup or closure. Please respond within 30 days from the date of this letter for your comments to be considered.

ACEH will review the case for possible closure under a commercial land use scenario with the following site management requirements:

"Case closure for the fuel leak site is granted for the current commercial land use only. If a change in land use to any residential or other conservative land use scenario occurs at this site, Alameda County Environmental Health (ACEH) must be notified as required by Government Code Section 65850.2.2. ACEH will re-evaluate the case upon receipt of approved development/construction plans. Excavation or construction activities in the areas of residual contamination require planning and implementation of appropriate health and safety procedures by the responsible party prior to and during excavation and construction activities."

Responsible Parties
RO0002426
March 23, 2010, Page 2

We have also attached a public notification regarding potential case closure, which has been distributed to land owners and residents in the nearby area. The Public Notification of Potential Case Closure requests that landowners or residents submit any comments or questions regarding potential case closure by April 29, 2010.

If you have any questions, please call me at 510-567-6791 or send me an electronic mail message at jerry.wickham@acgov.org.

Sincerely,

Jerry Wickham, California PG 3766, CEG 1177, and CHG 297
Senior Hazardous Materials Specialist

Attachment: Public Notification of Potential Case Closure dated March 23, 2010

Enclosure: List of Landowners Form

cc: Danielle Stefani, Livermore Pleasanton Fire Department, 3560 Nevada St, Pleasanton, CA 94566 (*Sent via E-mail to: dstefani@lfire.org*)

Cheryl Dizon (QIC 8021), Zone 7 Water Agency, 100 North Canyons Pkwy, Livermore, CA 94551 (*Sent via E-mail to: cdizon@zone7water.com*)

Bryan Campbell, ETIC Engineering, Inc., 2285 Morello Avenue, Pleasant Hill, CA 94523 (*Sent via E-mail to: bcampbell@eticeng.com*)

Donna Drogos, ACEH (*Sent via E-mail to: donna.drogos@acgov.org*)
Jerry Wickham, ACEH

Geotracker, File

LIST OF LANDOWNERS FORM

County of Alameda
Environmental Health Services
Environmental Protection
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR:

Site Name: Valero #3827

Address: 3192 Santa Rita Road

City, State, Zip: Pleasanton, CA 94566

Record ID #: RO0002426

Please fill out item 1 if there are multiple site landowners (attach an extra sheet if necessary). If you are the sole site landowner, skip item 1 and fill out item 2.

1. In accordance with Section 25297.15(a) of Chapter 6.7 of the California Health & Safety Code, I, _____ (name of primary responsible party), certify that the following is a complete list of current record fee title owners and their mailing addresses for the above site:

Name: _____

Address: _____

City, State, Zip: _____

E-mail Address: _____

Name: _____

Address: _____

City, State, Zip: _____

E-mail Address: _____

Name: _____

Address: _____

City, State, Zip: _____

E-mail Address: _____

2. In accordance with Section 25297.15(a) of Chapter 6.7 of the California Health & Safety Code, I _____, certify that I am the sole landowner for the above site.

Sincerely,

Signature of Primary Responsible Party

Printed Name

Date

E-mail Address



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

PUBLIC NOTIFICATION OF POTENTIAL CASE CLOSURE
VALERO#3827
March 23, 2010

Site Location: 3192 Santa Rita Road, Pleasanton, CA 94566
Fuel Leak Case RO0002426 and Geotracker Global ID T0600100539

Summary – This fact sheet has been prepared to inform community members and other interested parties of potential case closure for a fuel leak case at 3192 Santa Rita Road in Pleasanton, California (see attached map on back). Site investigation and cleanup activities have been completed and it does not appear that the fuel release presents a risk to human health based upon current and projected future land use. Case closure will be granted for commercial land use only. Site investigation activities, which have been conducted at various times since 1998, have defined the extent of petroleum hydrocarbons in soil and groundwater beneath the site. Groundwater monitoring has been conducted since November 1998 using 14 groundwater monitoring wells at the site. The groundwater monitoring data indicate that the concentrations of petroleum hydrocarbons in groundwater have decreased since 1998 and that water quality is expected to be restored to water quality objectives through natural attenuation processes within a reasonable period of time. During the most recent groundwater sampling event in August 2009, the maximum concentration of methyl tert-butyl ether (MTBE) detected in groundwater beneath the site was 15 micrograms per liter (parts per billion). Groundwater contamination from the site is not expected to affect the nearest water supply well which is located approximately 1,000 feet south of the site.

Background –. The site, which is located at the corner of Santa Rita Road and Las Positas Boulevard in Pleasanton, California (see attached map on back), has operated as a gasoline service station since 1969. A release of gasoline from the fueling system was discovered during tank removal operations in 1988. Following excavation of contaminated soils in 1988, four new tanks were installed. Fuel system components consisting of the dispensers and product piping were also removed and replaced in August 2002. Site investigation activities consisting of monitoring well installation and soil and groundwater sampling were conducted at the site at various times between 1998 and 2009.

Next Step – The public is invited to review and comment on the potential closure of the fuel leak case. The entire case file can be viewed over the Internet on the ACEH website (<http://www.acgov.org/aceh/lop/ust.htm>) or the State of California Water Resources Control Board Geotracker website (<http://geotracker.swrcb.ca.gov>). Please send written comments to Jerry Wickham at the address below; all comments will be forwarded to the responsible parties. **Comments received by April 29, 2010** will be considered and responded to prior to a final determination on the proposed case closure.

Additional information: Contact Jerry Wickham of the Alameda County Department of Environmental Health, 1131 Harbor Bay Parkway, Alameda, CA 94502 at 510-567-6791 or by email at jerry.wickham@acgov.org

LEGEND

- ⊕ Groundwater monitoring well
- ⊗ Tank pit well
- ⊙ Direct-push soil boring
- TPH-g Total Petroleum Hydrocarbons as gasoline
- TPH-d Total Petroleum Hydrocarbons as diesel
- MTBE Methyl tertiary butyl ether
- TBA Tertiary butyl ether

Benzene	<0.50
Toluene	<0.50
Ethylbenzene	<0.50
Xylenes	<1.0
TPH-g	<50
TPH-d	<50
MTBE	0.17
TBA	<10

Benzene	<0.50
Toluene	<0.50
Ethylbenzene	<0.50
Xylenes	<1.0
TPH-g	<50
TPH-d	<50
MTBE	0.21
TBA	<10

Notes: Analytical results in micrograms per liter (ug/L).

Benzene	<0.50
Toluene	<0.50
Ethylbenzene	<0.50
Xylenes	<1.0
TPH-g	<50
TPH-d	<50
MTBE	0.36
TBA	<10

Benzene	<0.50
Toluene	0.21
Ethylbenzene	0.31
Xylenes	1.0
TPH-g	<50
TPH-d	<50
MTBE	0.17
TBA	<10

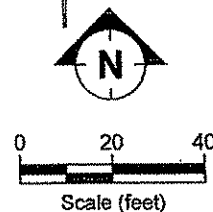
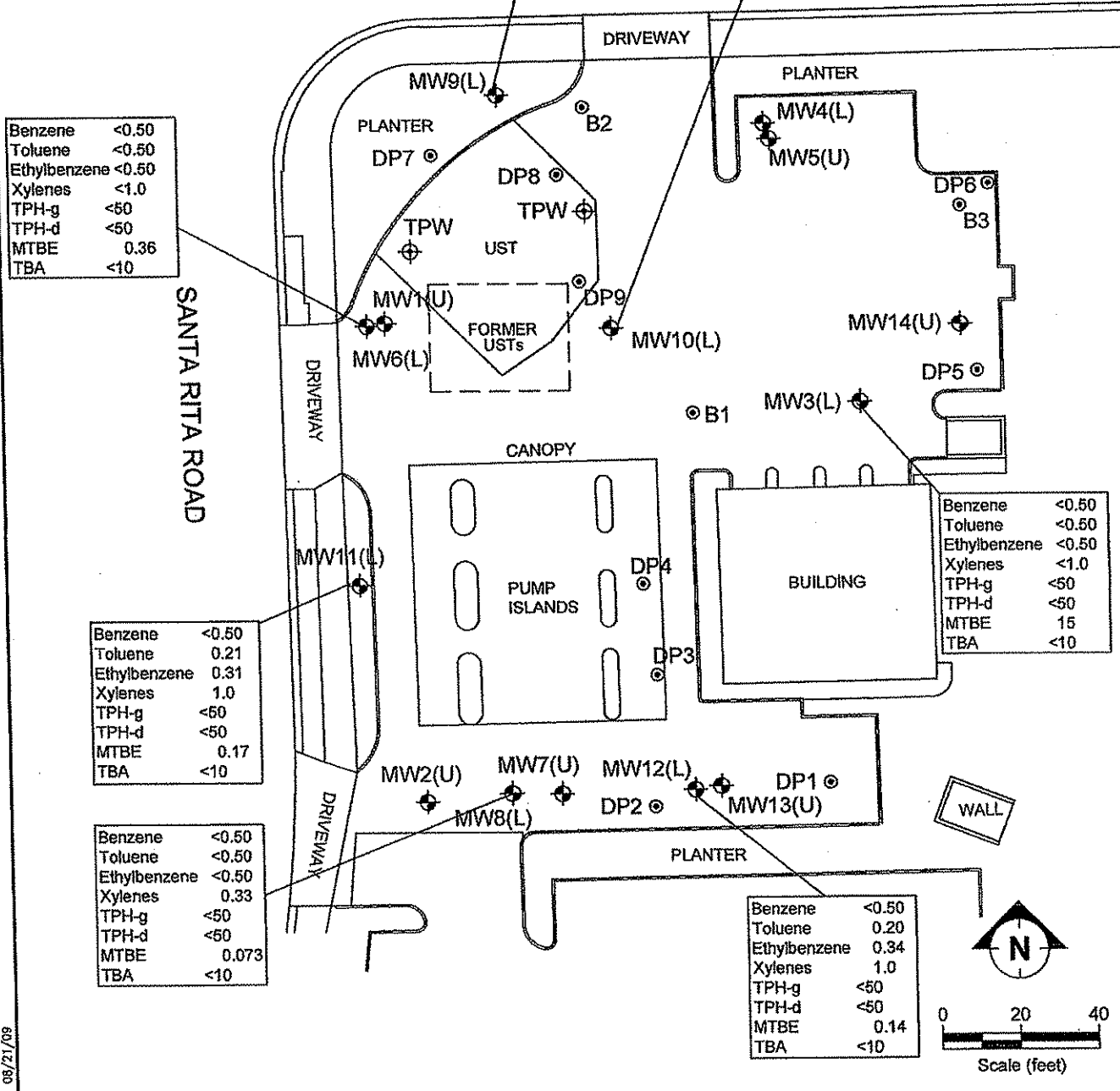
Benzene	<0.50
Toluene	<0.50
Ethylbenzene	<0.50
Xylenes	0.33
TPH-g	<50
TPH-d	<50
MTBE	0.073
TBA	<10

Benzene	<0.50
Toluene	<0.50
Ethylbenzene	<0.50
Xylenes	<1.0
TPH-g	<50
TPH-d	<50
MTBE	15
TBA	<10

Benzene	<0.50
Toluene	0.20
Ethylbenzene	0.34
Xylenes	1.0
TPH-g	<50
TPH-d	<50
MTBE	0.14
TBA	<10

LAS POSITAS BOULEVARD

SANTA RITA ROAD



FILENAME: 3-2009.DWG 08/21/09



SITE MAP SHOWING ANALYTICAL DATA FOR LOWER WATER-BEARING ZONE
 FORMER EXXON RS 73567
 3192 SANTA RITA ROAD, PLEASANTON, CALIFORNIA
 10 AUGUST 2009

FIGURE:
4