

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



OWA
8-20-04

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

August 18, 2004

Ms. Karen Streich
6001 Bollinger Canyon Rd., L2256
P.O. Box 6012
San Ramon, CA 94583-2324

Dear Ms. Streich:

Subject: TOXICS Case RO0002535, Chevron #20-6265, 1520 Powell St., Emeryville,
CA, 94608

Our records indicate that the current balance on the above-referenced TOXICS oversight account is -\$438.50. In order to continue to provide regulatory oversight we are requesting the submittal of a check made payable to Alameda County Environmental Health in the amount of \$3000.00. Please send your check to the attention of our Finance Department.

This initial deposit may or may not be sufficient to provide all necessary regulatory oversight. ACEH will deduct actual costs incurred based upon the hourly rate specified below. If these funds are insufficient, additional deposit will be requested. Otherwise, any unused monies will be refunded to you or your designee.

The deposit is authorized in Section 6.92.040L of the Alameda County Ordinance Code. Work on this project is being debited at the Ordinance specified rate, currently \$160.00 per hour.

Please write "TOXICS" (the type of project), the site address and the AR# 0309164 on your check.

If you have any questions, please contact me at (510) 567-6862.

Sincerely,

Ariu Levi
Division Chief

cc: D. Drogos, B. Chan

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



*sent 2/22/00
ALL CC'S ✓*

1520 Powell St. Emeryville.

RO#2535

ENVIRONMENTAL HEALTH SERVICES

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

February 18, 2000

Ms. Claudia Cappio
Emeryville Building & Planning Dept.
2200 Powell Street, 12th Floor
Emeryville, CA 94608

Mr. Richard Robbins
Wareham Property Group
1120 Nye Street, Suite 400
San Rafael, CA 94901

RE: **Former Chevron Asphalt Plant (Emery Station 3) Located at
Powell Street and Landregan, Emeryville, CA 94608**

(STID# 4315)

Dear Ms. Cappio and Mr. Robbins:

This letter summarizes issues discussed in a meeting on February 9, 2000, regarding the development of Emery Station 3 at the above subject site. I requested the meeting which was held at the site and was attended by Mr. Dan Nourse, a representative of Wareham Property Group and Mr. Eric Owen of Webcor Builders.

As both of you know, the subject site has an on-going groundwater monitoring program to evaluate groundwater condition associated with releases from previous land use of the site. Chevron has been sampling ten shallow monitoring wells (MW-2A, MW-7, MW-8, MW-10, MW-11, MW-13, MW-15, MW-17, MW-18 & MW-19A) on a semi-annual basis. The last sampling event was conducted on November 4, 1999. Petroleum hydrocarbons and halogenated volatile organic compounds have been detected in groundwater beneath the site.

On January 31, 2000, our office received documents / reports provided by the City of Emeryville. These reports included the following: Health & Safety Plan dated November 11, 1998, East Bay Mud Wastewater Discharge Permit, analytical results of soil sampling conducted on November 23, 1999, historical groundwater monitoring data, landfill waste acceptance forms, and a site map of impacted soil area.

On February 3, 2000, Webcor submitted the same reports / documents including a copy of the Risk Assessment dated July 28, 1992. Due to presence of contaminants in soil and /or groundwater at the site, a risk management plan (RMP) has to be submitted for the site. The RMP should include at a minimum the following items:

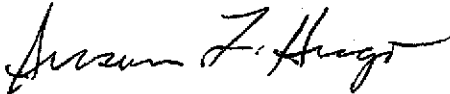
- 1) Description of the site development plan - size, how many levels of underground parking garage, levels or floors for the high rise building, depth of the excavation, pile driving, etc.
- 2) Health & Safety Plan should reflect recent data collected for the site
- 3) Soil management plan
- 4) Groundwater management plan
- 5) Stormwater prevention plan
- 6) Dust control measures
- 7) Groundwater monitoring wells at the site should be adequately protected. If wells have been properly decommissioned prior to construction, a well closure report should be submitted.
- 8) No vertical conduits should be created for residual contaminants to migrate at the site.
- 9) Since shallow groundwater exist beneath the site, describe measures to be taken, if any, to prevent potential groundwater intrusion.
- 10) Schedule of the development project
- 11) Site development map with the location of the remaining wells, location of pile driving, etc.

Ms. Cappio and Mr. Robbins
RE: Former Chevron Asphalt Plant (Emery Station 3)
February 18, 2000
Page 2 of 2

A report should be submitted following completion of construction activities at the site. At a minimum, the report should include if applicable, results of soil and/or groundwater samples, site map indicating location of where samples were taken, and copies of records for soil and groundwater disposed off-site.

If you have any questions regarding this letter or the subject site, please contact me at (510) 567-6780.

Sincerely,



Susan L. Hugo
Hazardous Materials Specialist

cc: Ariu Levi, Chief, Hazardous Materials & Household Hazardous Waste Programs
Dr. Ravi Arulanantham, San Francisco Bay RWQCB
Ignacio Dayrit, Emeryville Redevelopment Agency, 2200 Powell St., 12th Fl., Emeryville, CA 94608
Brett Hunter, Chevron U.S.A. Products Co., P.O. Box 6004, San Ramon, CA 94583-0804
Dan Nourse, Acumen Enterprises, 2169 Folsom Street, San Francisco, CA 94110
Eric Owen, Webcor Builders, 2755 Campus Drive, Suite 175, San Mateo, CA 94403
SH / files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



SENT 2/20/00
MCL-cc's
✓

February 18, 2000

Mr. Brett Hunter
Chevron U.S.A. Products Co.
P.O. Box 6004
San Ramon, CA 94583

ENVIRONMENTAL HEALTH SERVICES

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

**RE: Project # 598 A - Type M (STID # 4315)
Former Chevron Asphalt Plant Located at Powell Street and Landregan
Emeryville, CA 94608**

Dear Mr. Hunter:

Our records indicate the deposit / refund account for the above project has fallen below the minimum deposit amount. To replenish the account, please submit an additional deposit of \$2,000.00 payable to Alameda County, Environmental Health Services.

We must receive this deposit so that future regulatory oversight on the subject site can proceed in a timely fashion. At the completion of this project, any unused monies will be refunded to you or your designee.

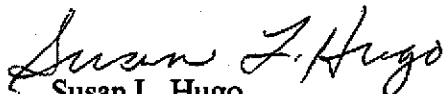
The deposit refund mechanism is authorized in Section 6.92.040L of the Alameda County Ordinance Code. Work on this project will be debited at the Ordinance specified rate, currently at \$ 100 per hour.

Please be sure to write the following on the check to identify your account:

- project #,
- type of project and
- site address (see RE: line above).

If you have any questions, please contact me at (510) 567-6780.

Sincerely,


Susan L. Hugo
Hazardous Materials Specialist

c: Thomas Peacock, Program Manager
SH / files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R02535

RAFAT A. SHAHID, Assistant Agency Director

October 16, 1992

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

Lucia R. Chou
Chevron U.S.A. Products Company
P.O. Box 5004
San Ramon, CA 94583-0804

**RE: RISK ASSESSMENT FOR THE FORMER CHEVRON ASPHALT PLANT
1520 POWELL STREET, EMERYVILLE, CALIFORNIA**

Dear Ms. Chou:

This letter is to confirm the substantive points discussed at the recent Water Board meeting. In your risk assessment report you have evaluated the probability and the magnitude of adverse health effects to humans and the environment from potential exposure to various chemical residues found both in soil and shallow ground water at this site. The former Chevron asphalt plant is approximately 3 acres and the site is currently vacant. Chevron intends to redevelop this property into commercial or retail uses only.

This office is fully satisfied with the method of risk evaluation conducted for this site. We concur with your findings that significant exposures to construction workers and future building occupants are unlikely to result from the presence of residual chemicals in soil and groundwater. Therefore, no further soil remediation is necessary at this time, and this office has no objections for the redevelopment of this site to commence.

please be aware that this letter is limited only to the health risks associated with chemical residues found in the soil and groundwater. Further action may be required if information received subsequent to this letter indicates a need for it. If you have any questions, please call me at (510) 271-4320.

Sincerely,

Ravi Arulanantham, Ph.D., CHMM
Hazardous Materials Specialist

c: Richard Hiett, RWQCB
Dr. Shawn Sager, Geraghty & Miller, Inc.
CHEV.EMV

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



R02535

Certified Mailer # P 833 981 439

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

5 June 1989

Sherwood Lovejoy Jr.
Western Geologic Resources, Incorporated
2169 East Francisco Blvd.
Suite E
San Rafael, Ca. 94583

Subject: Soil Excavation Project at the former Chevron Asphalt
Facility located at 1520 Powell St. Emeryville.

Dear Mr. Lovejoy:

Thank you for the work plan submitted to our office in regards to the soil excavation/remediation project being conducted at the location listed above. Your plan has been reviewed and found to be acceptable to this agency.

A deposit of \$700.00 made payable to the County of Alameda should be sent to this office. This deposit is authorized by Section 3-141.6 of the Ordinance Code of the County of Alameda and is used to cover the expenses incurred by Alameda County personnel in the discharge of their oversight duties. Records are maintained of the time County employees commit to a project and the deposit is charged at a rate of \$56.00 per hour. Upon the completion of the project the balance of the deposit will be returned to you.

In accordance with Section 3-141.6 (a) of the Ordinance Code, we request that this deposit be paid within ten days of the date upon which you receive this letter. Failure to meet this deadline could void all prior approval and render any further construction or activity at this site unlawful.

Four underground storage tanks have been discovered during the implementation of this project. As discussed with Steve Williams and Christopher Alger at the job site, these tanks will require disposal as hazardous wastes. This office requests that an Alameda County Underground Storage Tank Closure Plan be submitted in regards to these tanks. The information provided by this document will be included into our records.

Sherwood Lovejoy Jr.
Western Geologic Resources, Inc.
2169 E. Francisco Blvd.
Suite E.
San Rafael, Ca. 94583
5 June 1989
Page 2 of 2.

A final area of concern to this agency is the encapsulated PCB site located along the northern boundary of the planned excavation. The work plan submitted for our review indicates that the excavation should stop far short of this area. However, as a precautionary measure in anticipation of the issue arising at some future date, we recommend that an analysis for the presence of PCB's be incorporated into the sampling program for this project. The area of the excavation in closest proximity to the encapsulated site would seem to be the obvious place in which to act on this suggestion.

If you have any questions concerning this matter, please contact, Dennis Byrne, Hazardous Materials Specialist, at (415) 271-4320.

Sincerely,



Rafat A. Shahid, Chief,
Hazardous Materials Division

RAS:DB