

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



September 15, 1997

Roger Gaither
Law Office of Roger S. Gaither
238 Kittery Place
San Ramon, CA - 94583

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

RE: Redwood Christian Schools, 4200 James Street, Castro Valley, CA - 94546

Dear Mr. Gaither:

I am in receipt of the soil investigation report, dated August 14, 1997, prepared by Gettler-Ryan, Inc. for the above referenced site. This Department has conducted a review of all the pertinent documents and to move the site towards closure the following additional work needs to be completed:

At least a minimum of two samples needs to be collected at the depths of 2 feet in areas where the highest concentrations of TPH was identified. This is to confirm that the release is surficial and there is no significant threat due to contaminants leaching to groundwater.

Also, the fuel fingerprinting analysis done on few of the soil samples collected previously describes the contaminant to be an unidentified hydrocarbon having a extractable hydrocarbon range of C9-C40. Hence, please analyze a soil sample, (either a sample that was collected previously and is being held by the laboratory or a new soil sample) collected from an area of high TPH concentrations (based on previous laboratory analysis) for Poly Nuclear Aromatics (PNA's). This information is required since the cleanup level of 1000 ppm for the higher end hydrocarbons were established assuming the absence of any PNA's or BTEX.

The Environmental site assessment reports, one dated June 29, 1989 and the other dated October 24, 1989 mentions (on page 4) the presence of a steel storage tank designed for underground use that was observed in the northwestern part of the second parcel. Attached to the report is a copy of laboratory results for gasoline and BTEX analysis. Also, the more recent report prepared by Gettler Ryan (dated August 14, 1997) mentions the presence of an above ground storage tank in the west end of the referenced property. The reports do not provide any information on the location of the tanks, tank removal or disposal process followed, the materials stored in the tanks, the location of the samples for which the analysis was performed.

Please provide the information requested and a work plan for additional investigation within 30 days from the date of this letter. This is a formal request for technical information and any delays should in requested in writing. If you have any questions, you may reach me at (510) 567-6764.

Sincerely,



Madhulla Logan
Hazardous Material Specialist

C: **Clyde Galantine**
Gettler-Ryan, Inc.
6747 Sierra Court, Suite J
Dublin, CA - 94568



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August 15, 1997

ENVIRONMENTAL
PROTECTION
97 AUG 19 AM 9:04

Ms Madhulla Logan
Alameda County Environmental Protection
1131 Harbor Bay Parkway, Suite 200
Alameda, CA 94502

**RE: RECOMMENDATIONS REGARDING SOIL TESTS
AT EAST CASTRO VALLEY BLVD SITE**
Applicant: Redwood Christian Schools
Environmental Consultant: Gettler-Ryan, Inc.

Dear Ms Logan:

Regarding my telephone call to you on August 14, 1997, enclosed are the following:

1. A check (No. 442) in the amount of one thousand dollars (\$1,000.00) made payable to Alameda County Environmental Protection as a "Depository Refund Fee."
2. A copy of the final report by Gettler-Ryan geologists showing results of soil sample tests on the site.

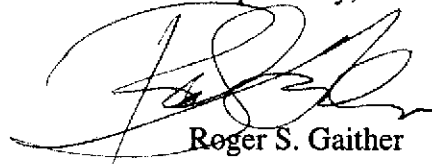
You indicated during my phone call to you that you would review this report and would call me within a week so that an official from Gettler-Ryan, Inc. and myself could meet with you to discuss what, if any, site remediation would be required by Alameda County in order for Redwood Christian Schools to build and operate a combined senior high/junior high school at the site.

6532

I will bring to that meeting a copy of a surveyed topographic map of the site and a preliminary grading map (prepared by a registered engineer) for the development of the site. You can then determine if simply excavating the top 6"-12" of the soil covering the "upper terrace" of the site and relocating it at the bottom of the fill material to be placed on the baseball field area (up to 20' in depth) will be all that is needed, if anything. In this way Redwood Christian Schools can develop the appropriate work plan that will "do what is right," not simply "what is permissible," if remediation of the oil contaminants at this site is called for.

I await your call. Thank you for your attention to this matter.

Respectfully,



Roger S. Gaither

RSG/sg

Enc.

Cc: Mr. Bruce Johnson, RCS Superintendent, w/o enc.