pH7 ENVIRONMENTAL

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May 22, 1992

Alameda County Dept. of Environmental health
Hazardous Materials Division
80 Swan Way, #200
Oakland, Ca 94612

Attn: Mr. Ravi Arulanantham

Re: Lew Doty Cadillac
6301 Scarlett Court, Dublin
2nd Quarter Water Chemistry

Dear Mr. Arulanantham:

Enclosed is a copy of the 2nd Quarter Water Chemistry Report for the above referenced location. Copies have been forwarded to all of the appropriate agencies and interested parties.

The report should be self explanatory, but if you have any questions please call (510) 831-1957. It has been a pleasure working with you on this project.

Cordially submitted,

Stephen R. Clark
Principal

SRC/ivs

18211 Bollinger Canyon Road San Ramon CA 94583 (510) 831-1957 Telecopy (510) 838-2151

GROUND WATER MONITORING
Lew Doty Cadillac
6301 Scarlett Court, Dublin, Ca

SECOND QUARTER
WATER CHEMISTRY

Report Date: May 21, 1992

REGISTERED GEOLOGIST
DALE G. WILDER
No. 001054
CERTIFIED
ENGINEERING
GEOLOGIST
STATE OF CALIFORNIA

Dale G. Wilder
Certified Engineering Geologist
EG-001054

Stephen R. Clark
Project Geologist

18211 Bollinger Canyon Road San Ramon CA 94583 (510) 831-1957 Telecopy (510) 838-2151

GROUND WATER MONITORING
Lew Doty Cadillac
6301 Scarlett Court, Dublin, Ca

SECOND QUARTER
WATER CHEMISTRY

Report Date: May 21, 1992

INTRODUCTION

The above referenced location (refer to Figure 1) (hereafter referred to as the property or the subject site) has been recommended by the Alameda County Dept. of Environmental Health for environmental ground water monitoring. pH7 Environmental has retained by BCC Bancorp, the property owner, to perform quarterly ground water monitoring.

This report presents the first quarter water chemistry for the case known as Lew Doty Cadillac located at 6301 Scarlett Court, Dublin, CA (refer to Figures 1 & 2).

All geotechnical work was performed under the direction of Mr. Dale Wilder.
Mr. Wilder is a State of California Certified Engineering Geologist (CEG) and a State of California Professional Civil Engineer. Field work was performed by Stephen R. Clark, a project geologist for pH7 Environmental.

SAMPLING PROTOCOL

Water finding paste and gasoline finding paste were utilized to test for free product prior to sampling or purging, but none was detected. A minimum of three borehole volumes of water were purged by bailing before samples were taken using a Teflon sampling bailer. Care was taken during purging to minimize potential aeration. The field parameters of pH, electrical conductivity, and temperature were monitored, recorded and observed to stabilize during purging before the water was sampled (refer to Table I).

TABLE I
Field Parameters During Well Purging

Well	Date	Well Volumes	Temperature (f)	pH	Conductivity (µmhos)
MW-1	4/17/92	0	64	7.0	1.9
		1	64	7.3	2.2
		2	65	7.3	2.2
		3	64	7.3	2.2

MW-1 samples E8307 (TPH oil & diesel) and E8309 (TPHg & BTEX)
Note - No free product measured with gasoline & water finding paste.

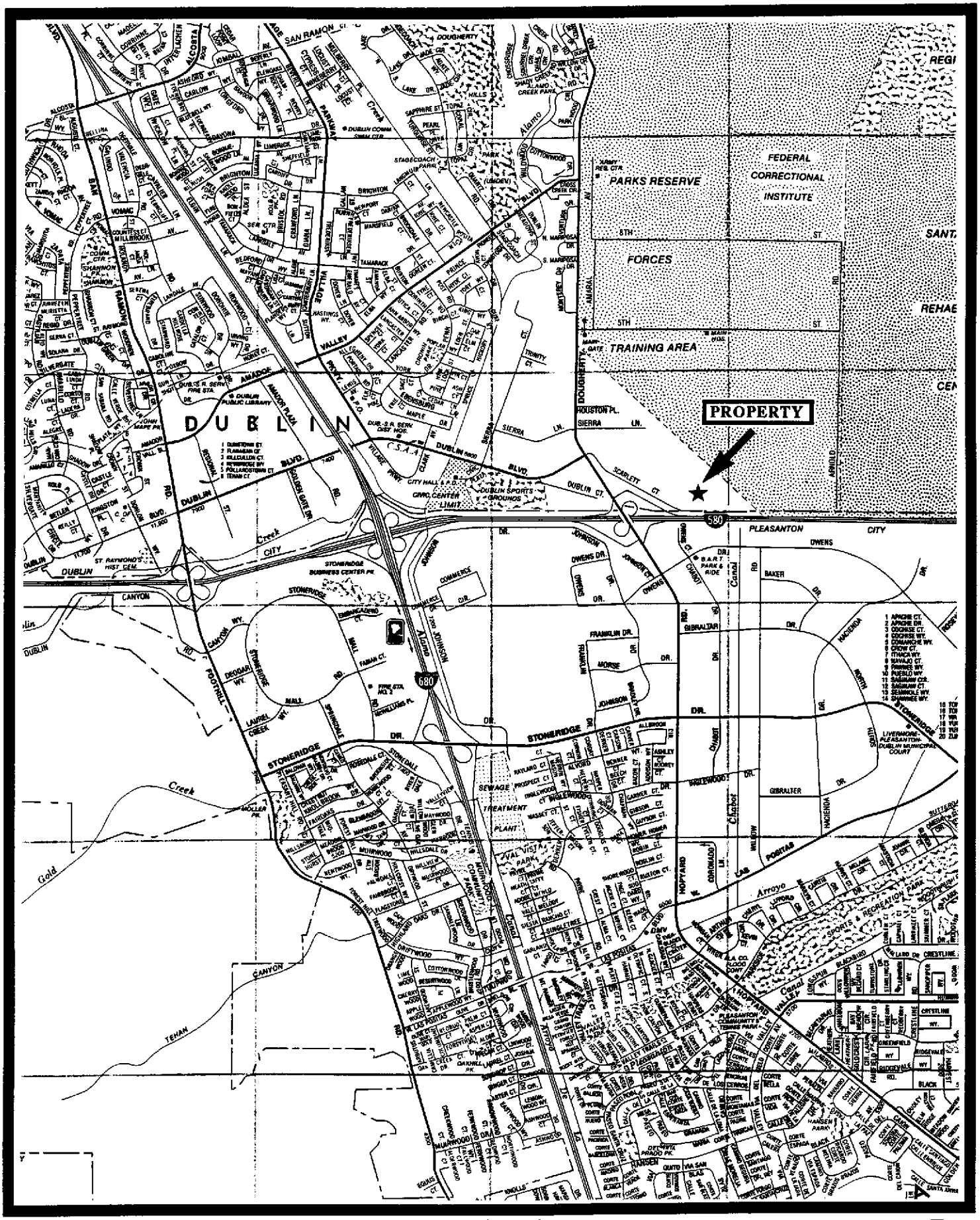

Figure 1
Location Map

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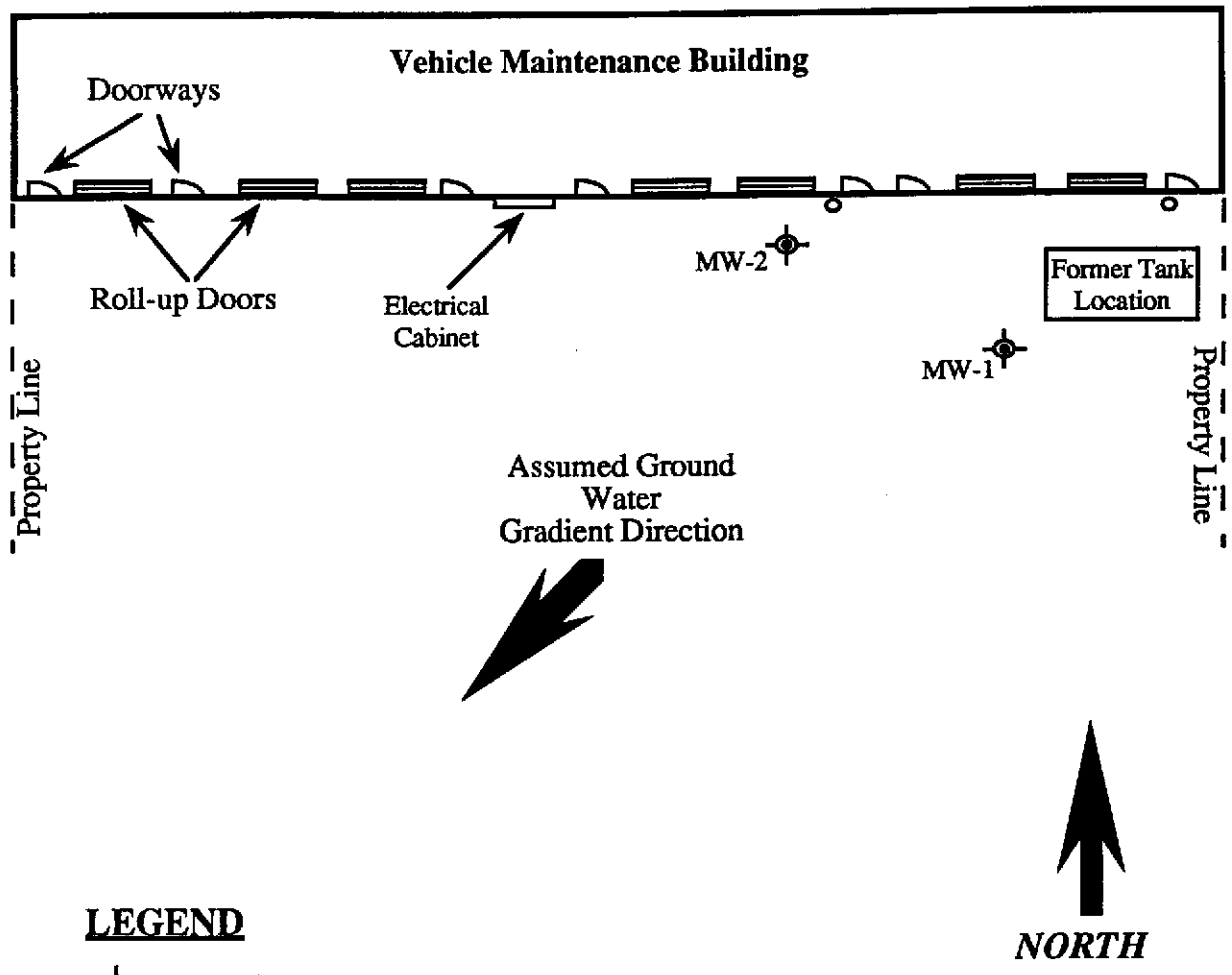

LEGEND

MW-1 Monitoring Well MW-1 (2")

MW-2 Monitoring Well MW-2 (2")

Sanitary Sewer Connection

NOT TO SCALE

Figure 2
Site Plan

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Well	Date	Well Volumes	Temperature (f)	pH	Conductivity (µmhos)
MW-2	4/17/92	0	65	7.4	2.2
		1	66	7.3	2.3
		2	65	7.3	2.3
		3	66	7.3	2.3

MW-2 samples E8311 (TPH oil & diesel) and E8313 (TPHg & BTEX)
Note - No free product measured with gasoline & water finding paste.

Water discharged during purging operations was stored in 55 gallon drums on site until final disposal. After analytical results of water samples, pH7 Environmental will provide recommendations for proper water disposal procedures. Disposal of the purge waters is the responsibility of the property owner.

Water samples were collected collected on April 17, 1992 using a clean Teflon bailer equipped with a ball valve and cotton cord. The bailer was decontaminated before each sampling by washing in a trisodium phosphate solution followed by a distilled water rinse. New lengths of clean, 100% cotton cord were used for each well. Samples were carefully decanted into 40 ml volatile organic analysis containers (VOA) and one liter amber sample bottles provided by the laboratory, placed in a shipping cooler with ice, and transported to a DHS certifies laboratory (Quanteq in Pleasant Hill, CA). It was ensured that no air bubbles or head space were present in the full sample bottles. Chain of custody procedures were observed (refer to attachments). Laboratory analyses were EPA Methods 5030 and 8020 for TPH as gasoline (TPHg) and BTEX respectively, and Method 3510 GCFID for diesel and oil..

LABORATORY ANALYSES OF WATER SAMPLES

Water samples from the April 17, 1992 sampling round were submitted to the laboratory for TPHg, BTEX, and diesel/oil (purgeable hydrocarbons) analyses. Low levels of diesel, oil, and benzene were found in the ground water from both monitoring wells (refer to Tables II & III and Analytical Results).

TABLE II

MW-1
Analytical Results To Date
(ppm)

Date	TPHg	Benzene	Toluene	Ethylbenzene	Xylene	Oil	Diesel
10/25/91	ND	ND	ND	ND	ND	ND	ND
1/17/92	ND	ND	ND	ND	ND	ND	ND
4/17/92	ND	.0004	ND	ND	ND	0.3	0.2

ND - None Detect (below the analytical detection limit)

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TABLE III

MW-2
Analytical Results To Date
(ppm)

Date	TPHg	Benzene	Toluene	Ethylbenzene	Xylene	Oil	Diesel
10/25/91	ND	ND	ND	ND	ND	ND	ND
1/17/92	ND	ND	ND	ND	ND	ND	ND
4/17/92	ND	.0009	ND	ND	ND	0.2	0.2

ND - None Detect (below the analytical detection limit)

WATER LEVEL MEASUREMENTS

The static water levels (SWL) in MW-1 and MW-2 were 8.12 ft and 8.36 ft below the tops of their respective well casings on April 17, 1992. The wells have not been surveyed, but visually MW-2 appears to be slightly higher than MW-1 so the depth to the SWL in each well may be roughly equivalent.

CONCLUSIONS

The water in the monitoring wells MW-1 and MW-2 contained low levels of diesel, oil,and benzene on April 17, 1992. These constituents have not been detected in previous samplings.

Two unknown compounds detected in the water samples from both monitoring wells during the October 25, 1991 sampling round. Two unknown compounds were again detected in the April 17, 1992 sampling round, but no unknowns were detected in the January 17, 1992 sampling round.

cc: Mr. Ravi Arulanantham, Alameda County Health, Oakland
Mr. Eddy So, RWQCB, Oakland
Mr. Rene' Brochier, Bishop Hawk Real Estate, Santa Clara
Mr. Robert Heasman,CCB Bancorp,C/O Price Waterhouse, Victoria B. C.

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Quanteq Laboratories
An Ecologics Company

FORMERLY MED-TOX

Certificate of Analysis

DOHS CERTIFICATION NO. E772

AIHA ACCREDITATION NO. 332

PH7 ENVIRONMENTAL
18211 BOLLINGER CANYON RD.
SAN RAMON, CA 94583

ATTN: STEVE CLARK

CLIENT PROJ. ID: LEW DOT/CADILLAC

REPORT DATE: 05/15/92

DATE SAMPLED: 04/17/92
DATE RECEIVED: 04/17/92

ADDITIONAL ANALYSIS
REQUESTED: 05/13/92

QUANTEQ JOB NO: 9204153

ANALYSIS OF: WATER SAMPLES

Client Sample Id.	Quanteq Lab Id.	Extractable Hydrocarbons as Diesel (mg/L)	Extractable Hydrocarbons as Oil (mg/L)
E8307	01A	0.2	0.3
E8311	02A	0.2	0.2
Detection Limit		0.05	0.2

Method: 3510 GCFID

Instrument: C

Date Extracted: 04/29/92
Date Analyzed: 04/30/92

Andrew Bradeen, Manager
Organic Laboratory

Results FAXed 05/01-15/92

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SAMPLE ID: E8309
CLIENT PROJ. ID: LEW DOT/CADILLAC
DATE SAMPLED: 04/17/92
DATE RECEIVED: 04/17/92
REPORT DATE: 05/15/92

QUANTEQ LAB NO: 9204153-01C
QUANTEQ JOB NO: 9204153
DATE ANALYZED: 04/20-22/92
INSTRUMENT: F

BTEX AND HYDROCARBONS (WATER MATRIX)
METHOD: EPA 8020, 5030 GCFID

COMPOUND	CAS #	CONCENTRATION (ug/L)	DETECTION LIMIT (ug/L)
Benzene	71-43-2	0.4	0.3
Toluene	108-88-2	ND	0.3
Ethylbenzene	100-41-4	ND	0.3
Xylenes, Total	1330-20-7	ND	1
PURGEABLE HYDROCARBONS AS:			
Gasoline		ND mg/L	0.05 mg/L

ND = Not Detected

Two unknown compounds also detected in this sample.

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SAMPLE ID: E8313
CLIENT PROJ. ID: LEW DOT/CADILLAC
DATE SAMPLED: 04/17/92
DATE RECEIVED: 04/17/92
REPORT DATE: 05/15/92

QUANTEQ LAB NO: 9204153-02C
QUANTEQ JOB NO: 9204153
DATE ANALYZED: 04/20/92
INSTRUMENT: F

BTEX AND HYDROCARBONS (WATER MATRIX)
METHOD: EPA 8020, 5030 GCFID

COMPOUND	CAS #	CONCENTRATION (ug/L)	DETECTION LIMIT (ug/L)
Benzene	71-43-2	0.9	0.3
Toluene	108-88-2	ND	0.3
Ethylbenzene	100-41-4	ND	0.3
Xylenes, Total	1330-20-7	ND	1
PURGEABLE HYDROCARBONS AS:			
Gasoline		ND mg/L	0.05 mg/L

ND = Not Detected

Two unknown compounds also detected in this sample.

QUALITY CONTROL DATA

DATE EXTRACTED: 04/29/92
DATE ANALYZED: 04/30/92
CLIENT PROJ. ID: LEW DOT/CADILLAC

QUANTEQ JOB NO: 9204153
SAMPLE SPIKED: D.I. WATER
INSTRUMENT: C

MATRIX SPIKE RECOVERY SUMMARY
TPH EXTRACTABLE WATER
METHOD 3520 GCFID
(WATER MATRIX; EXTRACTION METHOD)

ANALYTE	Spike Conc. (mg/L)	Sample Result (mg/L)	MS Result (mg/L)	MSD Result (mg/L)	Average Percent Recovery	RPD
Diesel	2.51	ND	2.16	2.17	86.3	0.5

CURRENT QC LIMITS (Revised 08/15/91)

Analyte	Percent Recovery	RPD
Diesel	(49.3-101.4)	29.0

MS = Matrix Spike
MSD = Matrix Spike Duplicate
RPD = Relative Percent Difference
ND = Not Detected

QUALITY CONTROL DATA

DATE ANALYZED: 04/22/92
SAMPLE SPIKED: 9204153-01D
CLIENT PROJ. ID: LEW DOT/CADILLAC

QUANTEQ JOB NO: 9204153
INSTRUMENT: F

MATRIX SPIKE RECOVERY SUMMARY
METHOD: EPA 8020, 5030 GCFID
(WATER MATRIX)

ANALYTE	Spike Conc. (ug/L)	Sample Result (ug/L)	MS Result (ug/L)	MSD Result (ug/L)	Average Percent Recovery	RPD
Benzene	16.6	0.4	16.4	16.2	95.8	1.2
Toluene	55.3	ND	53.0	52.7	95.6	0.6
Hydrocarbons as Gasoline	550	ND	446	440	80.5	1.4

CURRENT QC LIMITS (Revised 08/15/91)

Analyte	Percent Recovery	RPD
Benzene	(77.7-118.0)	10.3
Toluene	(80.7-116.2)	10.1
Gasoline	(72.5-110.7)	13.6

MS = Matrix Spike
MSD = Matrix Spike Duplicate
RPD = Relative Percent Difference
ND = Not Detected

QUANTEQ Laboratories

ANALYTICAL REQUEST/CHAIN OF CUSTODY FORM

(Complete Information on Opposite Side)

Page ___ of ___

CLIENT PH7 ENVIRONMENTAL

CLIENT JOB REF.: LEW DOTY CADILLAC

LAB PROJECT NO: 9204153 (lab use only)

Date: 4-17-92

SAMPLER(S): STEVE CLARK

CLIENT SAMPLE IDENTIFICATION	DATE Taken	Lab Number (lab use only)	AIR VOLUME (Liters)	NO. CONT.	SAMPLE TYPE *	ANALYSES: TPH Extractables	ANALYSES: TPHd	ANALYSES: TPHg w/ BTXE per Steve Clark 5/13/92	COMMENTS/ INTERFERENCES
E8307	4/17/92	01A			7	X			
E8308		B					X	*	DUP
E8309		C							
E8310		D							
E8311		02AB				X			DUP
E8312		B							
E8313		C					X	*	DUP
E8314		D							

Diesel, waste oil & gasoline

DATE RESULTS REQUIRED: STANDARD TAT

Relinquished by: (Signature)		Date	Time	Received by: (Signature)	Date	Time
		4/17/92	1530			
Relinquished by: (Signature)		Date	Time	Received by: (Signature)	Date	Time
Dispatched by: (Signature)		Date	Time	Received for Lab by: (Signature)	Date	Time
				Denise Harrington	4/17/92	1530
Method of Shipment:				Lab Comments:		

*SAMPLE TYPE (SPECIFY): (1) 37 mm 0.8 um MCEF;2) 25 mm 0.8 um MCEF; (3) 25 mm 0.4 um polycarb. filter; (4) PVC filter, diam. _____ pore size _____; (5) Charcoal tube; (6) Silica gel tube (7) Water; (8) Soil; (9) Bulk Sample;