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June 7, 2005

**PRELIMINARY SITE  
INVESTIGATION REPORT**

20957 Baker Road  
Castro Valley, California 94546

Project No. 10509

Prepared For

Nat Piazza  
7613 Peppertree Road  
Dublin, CA 94568

Prepared By

**AEI Consultants**  
2500 Camino Diablo, Suite 100  
Walnut Creek, CA 94597  
(925) 944-2899

**AEI**



June 7, 2005

Nat Piazza  
7613 Peppertree Road  
Dublin, CA 94568

**Subject: Phase II Subsurface Investigation**  
20957 Baker Road  
Castro Valley, California 94546  
Project No. 10509

Dear Mr. Piazza:

The following letter report describes the activities and results of the subsurface investigation performed by AEI Consultants at the above referenced property (Figure 1: Site Location Map). The scope of work for this investigation was designed to determine the extent of soil contamination and its impact on groundwater resulting from the hydrocarbon release from the former USTs.

## **I Background**

The subject property (hereafter referred to as the "site" or "property") is located at 20957 Baker Road in Castro Valley, California (Figure 1: Site Location Map). The site is located in a mixed residential and commercial/light-industrial area of Castro Valley. The site is approximately 160 by 300 feet and is undeveloped. The site is partial covered with asphalt surfacing and concrete slabs utilized for parking.

On April 21, 2004, AEI removed two 1,000-gallon tanks under from the site. The removal was performed under permit from the Alameda County Environmental Health Services (ACEHS). The tank removal was observed by Robert Weston, Inspector, ACEHS. Two soil samples were collected from underneath each UST and analyzed for Total Petroleum Hydrocarbons as gasoline (TPH-g), Benzene, toluene, ethylbenzene, xylenes (BTEX) and Methyl tert- butyl ether (MTBE) by EPA Method 8021B/8015Cm. Fuel oxygenates and 1,2-Dibromoethane (EDB) and 1,2 Dichloroethane (1,2-DCA) were analyzed by EPA Method 8260. Total Petroleum Hydrocarbons as diesel (TPH-d) was analyzed by EPA Method 8015C and total lead by EPA method 7010. Hydrocarbons were detected in all the soil samples, TPH-g at concentrations ranging from 160 milligrams per kilogram (mg/kg) in sample T1W-EB8' to 1,400 mg/kg in sample T2W-EB8' and TPH-d at concentrations ranging from 1,400 mg/kg (T2E-EB8') to 10,000 mg/kg (T1E-EB8'). Total xylenes were reported in two soil samples at 8.4 mg/Kg (T2W-E8') and at 0.25 mg/kg (T2E-EB8'). No fuel oxygenates, EDB, or DCA were detected in the samples. Total lead was reported at concentrations ranging from 6.1 mg/kg to 24 mg/kg (stockpile sample STKP1-4).

AEI prepared a Preliminary Site Assessment workplan, which was approved by Don Hwang, Hazardous Materials Specialist with the ACEHS in a letter dated April 8, 2005.

## **II Investigative Efforts**

AEI performed the subsurface investigation at the property on May 18, 2005. Prior to mobilization, AEI applied for a subsurface drilling permit from the Alameda County Public Works Agency (ACPWA). Underground Service Alert (USA) was notified more than two business days prior to the drilling to allow local utilities to be marked. Notification of the drilling schedule was made to the county. No county inspector made an appearance at the site.

Eight (8) soil borings (SB-1 through SB-8) were advanced to depths ranging from 14 to 18 ft. below ground surface (bgs). The locations of the soil borings are shown on Figure 2.

### ***Soil Sample Collection***

The temporary borings were advanced with a Geoprobe<sup>®</sup> model 5410 direct-push drilling rig by Vironex, a licensed California drilling contractor (C57 – 705927).

A continuous core was cut from the surface to the top of bedrock. The cores were cut using an approximately 2" outer diameter sampling tube, which held in 1.75-inch diameter acrylic liners 4-feet in length. At least one sediment sample was retained for possible chemical analysis. An adjacent sample was placed in a 1-quart zipper locking plastic bag and used for field screening. The samples were screened using a Mini-Rae photo ionization detector (PID). The tip of the PID was inserted into the 1-quart bag through a small diameter hole poked into the bag. The PID readings were recorded on the boring logs. The borings were logged by an AEI Professional Geologist using the Unified Soil Classification System (USCS). Copies of the boring logs, including depth of samples collected are included in Appendix B.

The soil samples retained for possible chemical analysis were sealed with Teflon film and plastic end-caps. Each sample was labeled with at minimum, company name and project number, unique sample identifier, sampler's name, time and date of collection. The samples were placed in individual zipper locking bags and placed in a cooler with wet ice, pending transportation to the laboratory. The remainder of each core was examined and described by the AEI geologist. The descriptions of the cores are included on the boring logs that are included in Appendix A.

### ***Groundwater Sample Collection***

Groundwater samples were collected from each of the eight soil borings. A new unused, 3/4-inch PVC casing was placed in each boring to facilitate collection of the water samples. The casing consisted of 5-feet of 0.010-inch slotted casing and sufficient blank casing to rise above the ground surface. The water samples were collected using 1/4-inch polyethylene tubing with a check valve on the bottom. Water samples were collected directly into one 1-liter amber bottle and three 40-milliliter (ml) volatile organic analysis vials (VOAs). The water samples from each

boring, except SB-5, were collected immediately after the borings were drilled. Boring SB-5 contained no water at the time it was drilled. After twenty minutes, a small amount of water had collected and after 2.5 hours, sufficient water had accumulated in the boring to fill three VOAs and partially fill a 1-liter amber.

Each sample was labeled with at minimum, company name and project number, unique sample identifier, sampler's name, time and date of collection. The samples were placed in individual zipper locking bags and placed in a cooler with water ice, pending transportation to the laboratory.

### ***Boring Destruction***

Following sample collection, each boring was sealed to the surface with neat cement emplaced through a tremie pipe in accordance with Alameda County Public Works Agency and State of California guidelines.

### ***Laboratory Analysis***

On May 19, 2005, the soil and groundwater samples were transported to McCampbell Analytical Inc. (Department of Health Services Certification #1644) under chain of custody protocol. One soil and one groundwater sample from each boring were selected for chemical analysis. The results of soil and groundwater analyses are shown on Tables 1 and Table 2. Chain of custody documents and copies of the analytical reports are included in Appendix C

The selected soil samples were analyzed for TPH-g, MTBE, and BTEX by methods SW 8015Cm/8021B. Analysis was also performed for TPH-d and Total Petroleum Hydrocarbons as motor oil (TPH-mo) by EPA method 8015C.

Groundwater samples were analyzed for TPH-g, MTBE, BTEX by methods SW 8015 Cm/8021B. Analysis was also performed for TPH-d, TPH-mo by EPA method 8015C.

## **III Findings**

### ***Soil Analyses***

No detectable concentrations of TPH-g, TPH-d, TPH-mo, MTBE or BTEX, were reported in any of the soil samples above detection limits of 1.0 mg/kg, 1.0 mg/kg, 5.0 mg/kg, 0.05 mg/kg and 0.005 mg/kg respectively.

### ***Groundwater Analyses***

TPH-g was reported in groundwater sample from boring SB-2 (SB2-W) at a concentration of 7,300 micrograms per liter ( $\mu\text{g/L}$ ). No TPH-g was reported in any other borings at or above a detection limit of 50  $\mu\text{g/L}$ . Toluene and xylenes were reported at concentrations of 11  $\mu\text{g/L}$  and

27 µg/L respectively in SB-2. No other BTEX compounds were reported in groundwater samples from any of the other borings at or above detection limits.

No TPH-d was reported in borings SB-7 at or above a detection limit of 50 µg/L. TPH-d was reported in the other seven borings at concentrations ranging from 56 µg/L (SB-4) to 23,000 µg/L (SB-2).

No TPH-mo was reported in groundwater samples from borings SB-3, SB-4 and SB-7 at or above a detection limit of 250 µg/L. TPH-mo was reported in groundwater samples from borings SB-1, SB-2, SB-5, SB-6 and SB-8 at concentrations ranging from 300 µg/L (SB-6) to 1400 µg/L (SB-1 and SB-5).

No MTBE was reported by EPA Method 8021B in groundwater samples from any of the eight soil borings at or above a detection limit of 0.05 µg/L.

The results of the groundwater analyses are summarized in Table 2 (Groundwater Sample Analytical Data) and shown on Figures 3 through 6. Copies of the laboratory reports are attached as Appendix B.

## **VI Recommendations**

AEI recommends the following action:

- Install four groundwater monitoring wells, one 4-inch diameter well at the location of boring SB-2 and three 2-inch diameter wells as shown on Figure 7.
- Upon approval of the above, prepare a workplan if required, followed by installation of the wells.
- Monitor the wells for a period of one year, at which time a remedial action plan should be prepared, if necessary

## **VII Report Limitation**

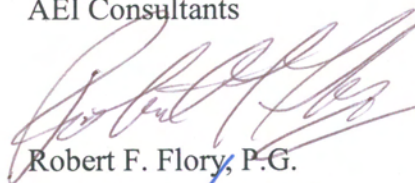
This report presents a summary of work completed by AEI Consultants. The completed work includes observations and descriptions of site conditions encountered. Where appropriate, it includes analytical results for samples taken during the course of the work. The number and location of samples are chosen to provide the required information, but it cannot be assumed that they are representative of areas not sampled. All conclusions and/or recommendations are based

on these analyses and observations, and the governing regulations. Conclusions beyond those stated and reported herein should not be inferred from this document.


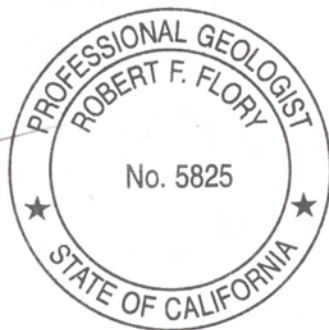
These services were performed in accordance with generally accepted practices, in the environmental engineering field, which existed at the time and location of the work.

If you have any questions regarding our investigation, please do not hesitate to contact Peter McIntyre or Robert Flory at (925) 944-2899.

Sincerely,  
AEI Consultants



Robert F. Flory, P.G.  
Senior Project Geologist



Peter J. McIntyre, P.G.  
Program Manager

### **Figures**

- Figure 1: Site Location Map*
- Figure 2: Site Plan*
- Figure 3: Boring location Plan*
- Figure 4: Groundwater Analytical Results*
- Figure 5: TPH-d Isopleths*
- Figure 6: TPH-mo Isopleths*
- Figure 7: Proposed Well Locations*

### **Tables**

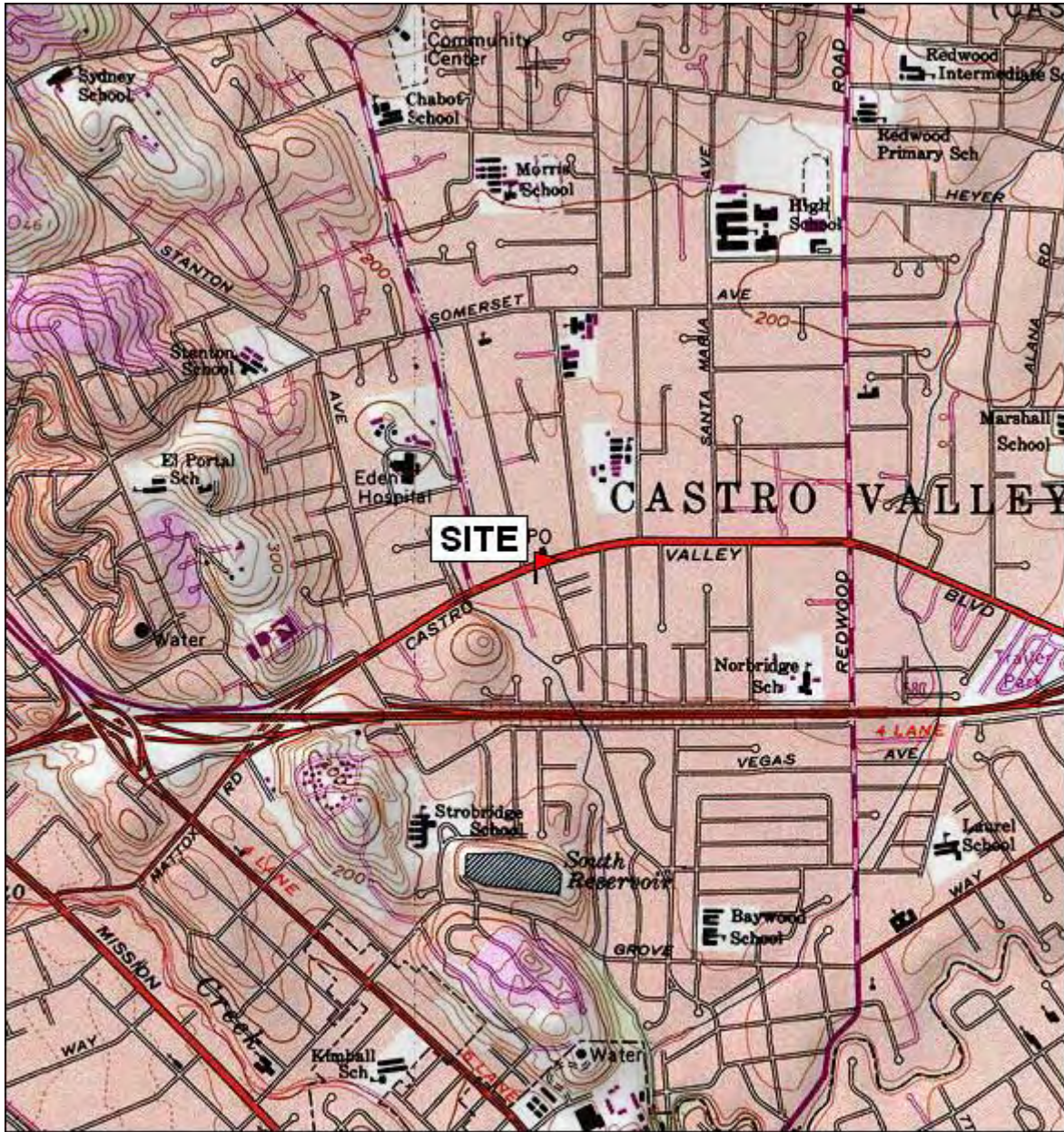
- Table 1: Soil Sample Analytical Data*
- Table 2: Groundwater Sample Analytical Data*

**Appendix A** *Boring Logs*

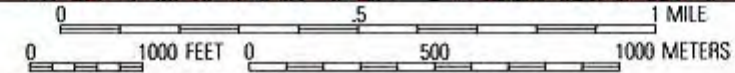
**Appendix B** *Laboratory Analyses*

## **FIGURES**





TN  $\nearrow$  MN  
15°

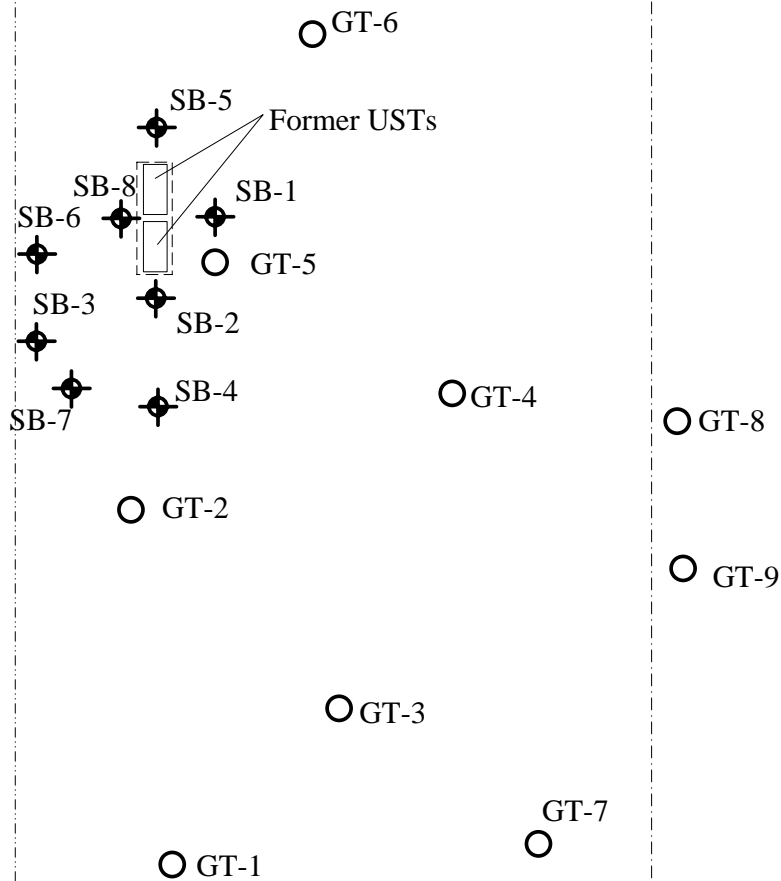


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<b>AEI CONSULTANTS</b>	
<b>SITE LOCATION MAP</b>	
20957 BAKER ROAD CASTRO VALLEY, CALIFORNIA	<b>FIGURE 1</b> PROJECT No. 10509



Rutledge Road



Baker Road

○ GT-1 Geotechnical Boring - 1986

⊕ SB-1 Soil Borings - 5/18/2005

SCALE 1 inch = 50 feet



**AEI CONSULTANTS**  
2500 CAMINO DIABLO, SUITE 100 WALNUT CREEK, CA

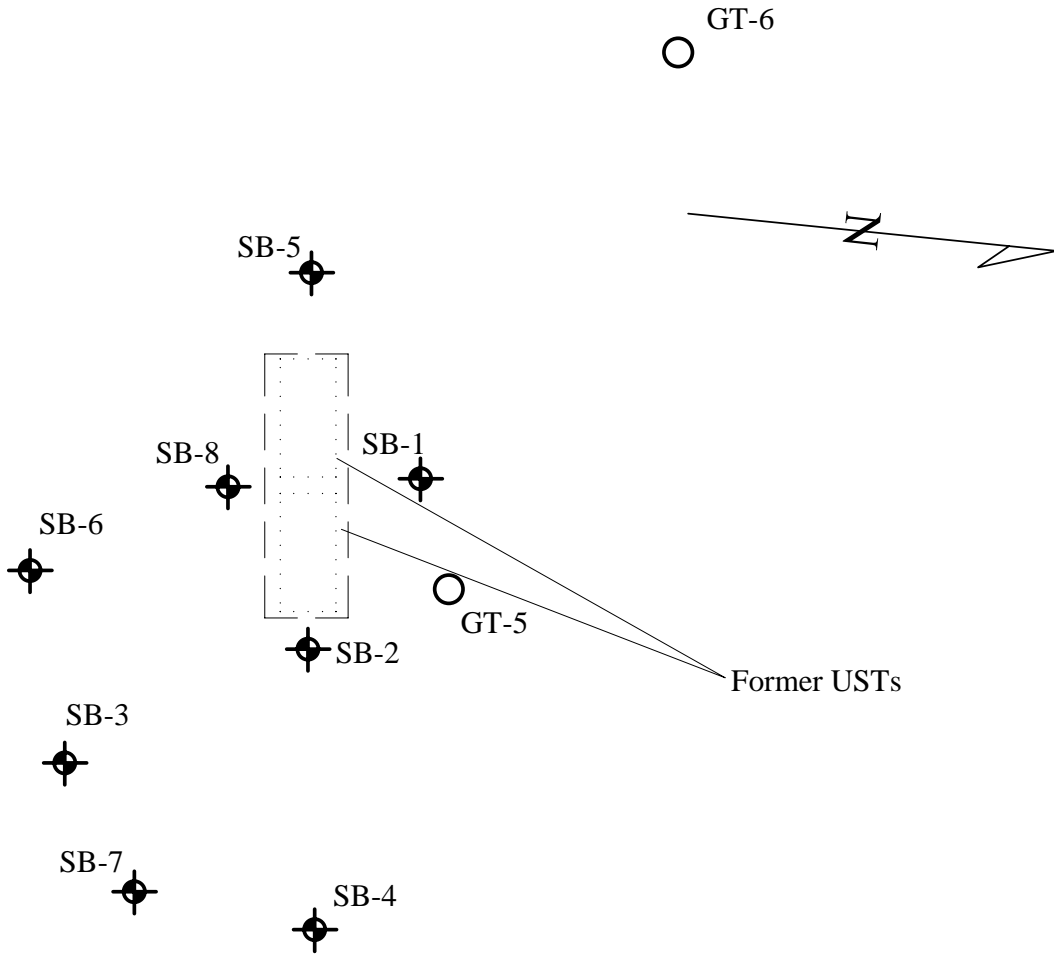
**SITE MAP**

20957 BAKER ROAD  
CASTRO VALLEY, CA

FIGURE 2  
Project No. 10509

Rutledge Road

Property Boundary



SCALE 1inch = 20 feet

- GT-1 Geotechnical Boring - 1986
- ⊕ SB-1 Soil Borings - 5/18/05

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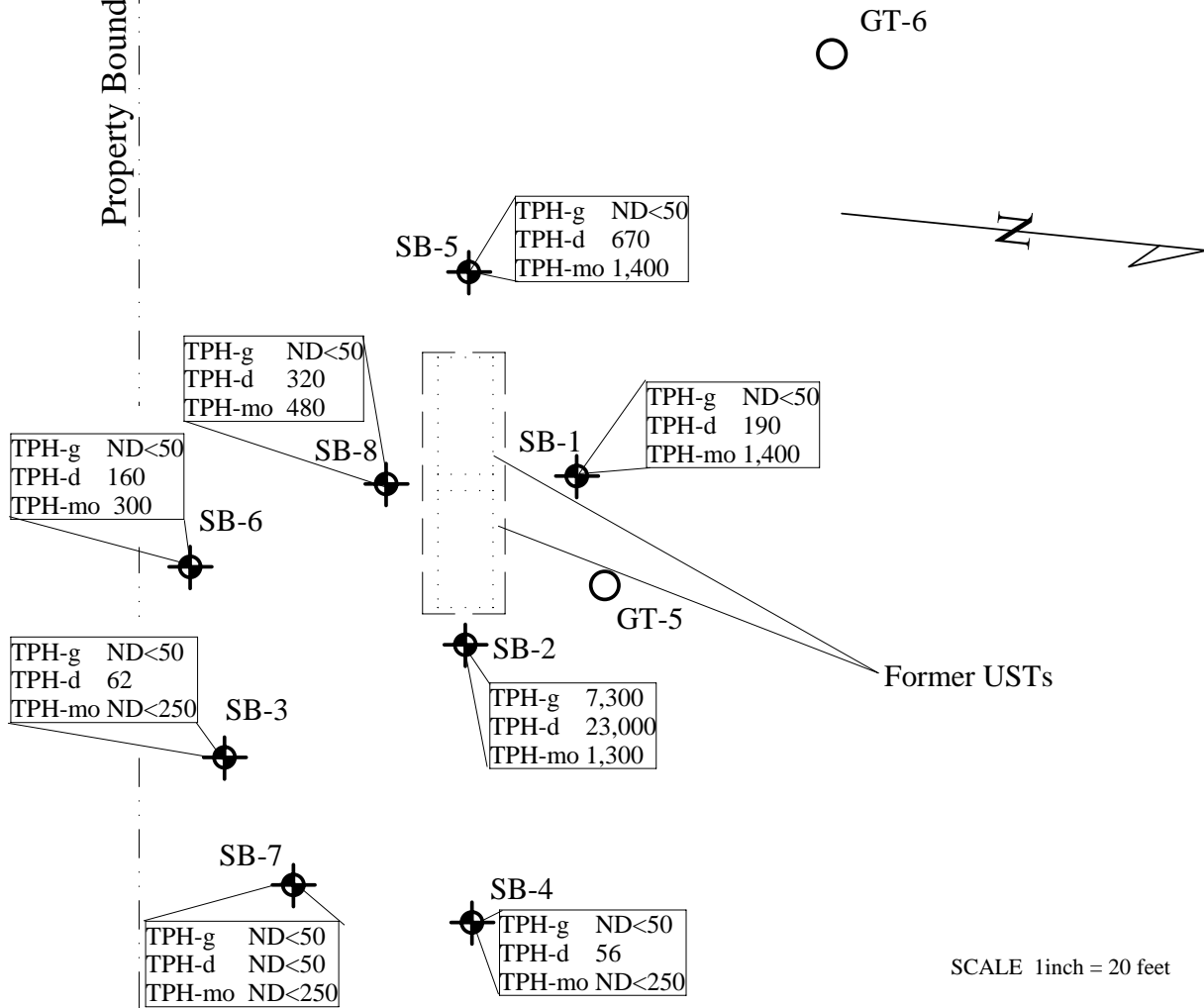
**BORING LOCATION PLAN**

20957 BAKER ROAD  
CASTRO VALLEY, CA

FIGURE 3  
Project No. 10509

Rutledge Road

Property Boundary



○ GT-1 Geotechnical Boring - 1986

⊕ SB-1 Soil Borings - 5/18/05

TPH-g 7,300  
 TPH-d 23,000  
 TPH-mo 1,300  
 Units µg/L

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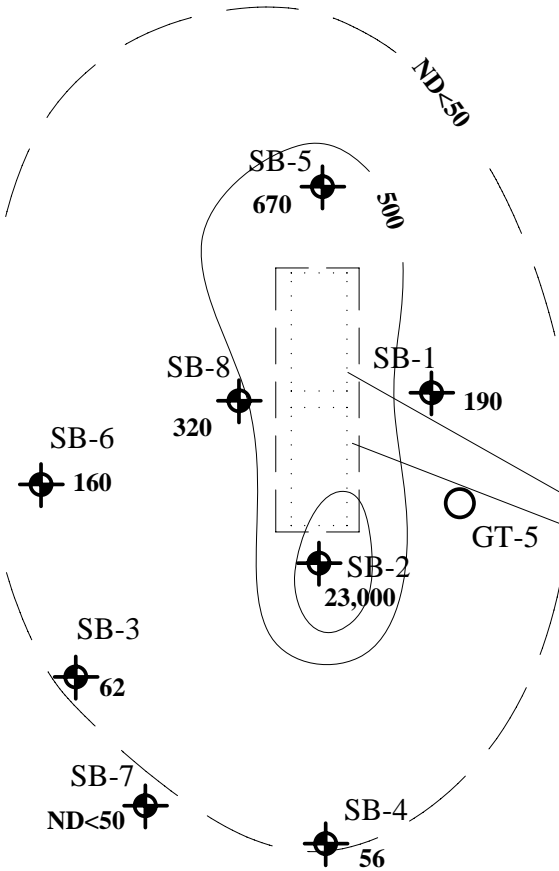
GROUNDWATER ANALYTICAL RESULTS (5/18/05)

20957 BAKER ROAD  
 CASTRO VALLEY, CA

FIGURE 4  
 Project No. 10509

Rutledge Road

Property Boundary



GT-6



GT-5

Former USTs

SCALE 1 inch = 20 feet

○ GT-1 Geotechnical Boring - 1986

⊕ SB-1 Soil Borings - 5/18/05

62 Units  $\mu\text{g/L}$

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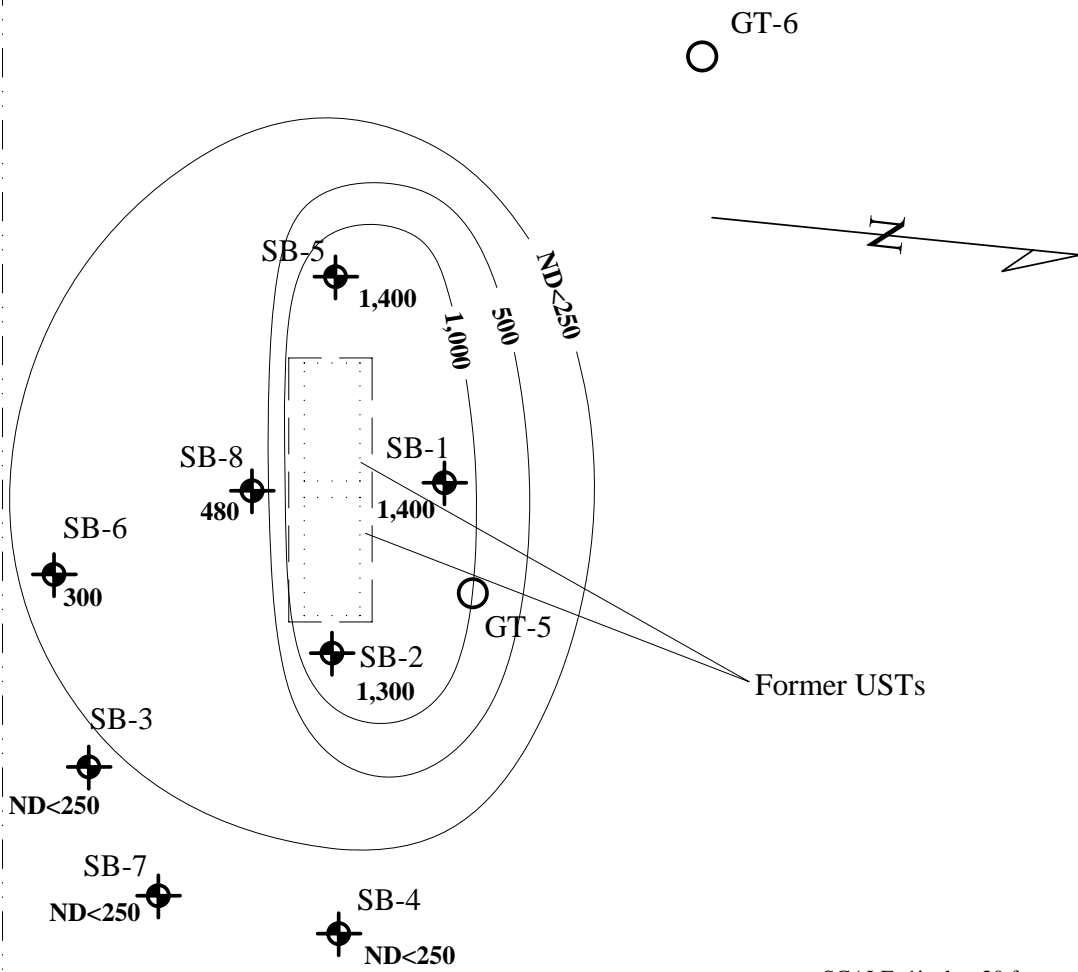
**TPH-d Isopleths**

20957 BAKER ROAD  
CASTRO VALLEY, CA

FIGURE 5  
Project No. 10509

Rutledge Road

Property Boundary



SCALE 1 inch = 20 feet

○ GT-1 Geotechnical Boring - 1986

⊕ SB-1 Soil Borings - 5/18/05

1,300 Units µg/L

**AEI CONSULTANTS**  
2500 CAMINO DIABLO, SUITE 100 WALNUT CREEK, CA

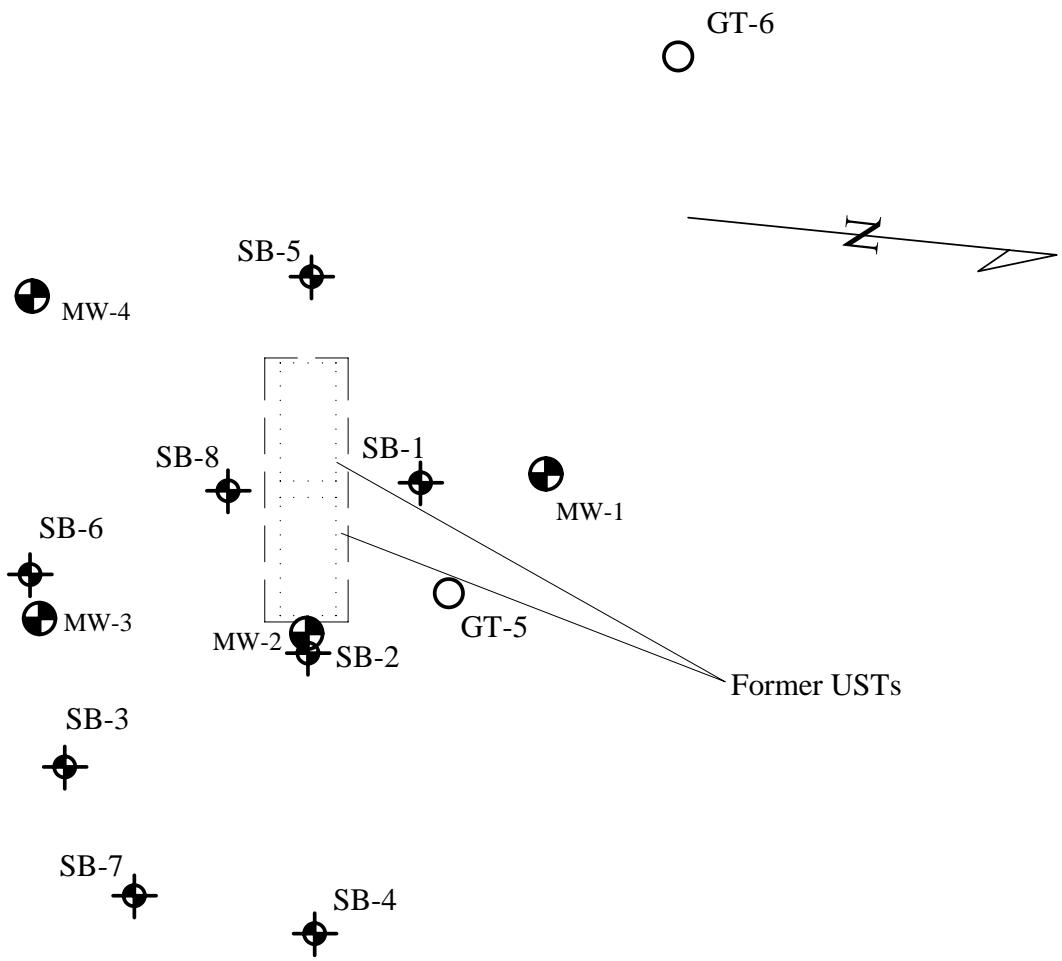
**TPH-mo Isopleths**

20957 BAKER ROAD  
CASTRO VALLEY, CA

FIGURE 6  
Project No. 10509

Rutledge Road

Property Boundary



SCALE 1inch = 20 feet

- GT-1 Geotechnical Boring - 1986
- ⊕ SB-1 Soil Borings - 5/18/05
- ⊕ MW-1 Proposed wells

**AEI CONSULTANTS**  
2500 CAMINO DIABLO, SUITE 100 WALNUT CREEK, CA

**PROPOSED WELL LOCATIONS**

20957 BAKER ROAD  
CASTRO VALLEY, CA

FIGURE 7  
Project No. 10509



## **TABLES**

**Table 1, Soil Sample Analytical Data, 20957 Baker Road, Castro Valley, California**

Sample ID	TPH-g mg/kg	TPH-d mg/kg	TPH-mo mg/kg	MTBE mg/kg	Benzene mg/kg	Toluene mg/kg	E'benzene mg/kg	Xylenes mg/kg
	<i>EPA method 8015</i>			<i>EPA method 8021B</i>				
SB1-11.5	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB2-10	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB3-7.5	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB4-7.5	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB5-7.5	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB6-7.5	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB7-8	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005
SB8-7.5	ND<1.0	ND<1.0	ND<5.0	ND<0.05	ND<0.005	ND<0.005	ND<0.005	ND<0.005

Notes

TPH-g = total petroleum hydrocarbons as gasoline

TPH-d = total petroleum hydrocarbons as diesel

TPH-mo = total petroleum hydrocarbons as motor oil

MTBE = methyl tert-butyl ether

mg/kg = micrograms per liter (parts per billion)

**Table 2, Groundwater Sample Analytical Data, 20957 Baker Road, Castro Valley, California**

Sample ID	TPH-g	TPH-d	TPH-mo	MTBE	Benzene	Toluene	E'benzene	Xylenes
	µg/l	µg/l	µg/l	µg/l	µg/l	µg/l	µg/l	µg/l
<i>EPA method 8015</i>			<i>EPA method 8021B</i>					
SB-1 W	ND<50	190 <sup>1,2</sup>	1400	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5
SB-2 W	7,300 <sup>3,4</sup>	23,000 <sup>1,2,4,5</sup>	1300	ND<50	ND<5.0	11	ND<5.0	27
SB3-W	ND<50	62	ND<250	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5
SB4-W	ND<50	56 <sup>2</sup>	ND<250	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5
SB5-W	ND<50	670 <sup>1,2</sup>	1400	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5
SB6-W	ND<50	160 <sup>1,2</sup>	300	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5
SB7-W	ND<50	ND<50	ND<250	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5
SB8-W	ND<50	320 <sup>1,2</sup>	480	ND<5.0	ND<0.5	ND<0.5	ND<0.5	ND<0.5

Notes

- 1 - oil range compounds are significant
- 2 = diesel range compounds are significant, no recognizable pattern
- 3 = no recognizable pattern
- 4 = lighter than water immiscible sheen/product is present
- 5 = gasoline range compounds are significant

- TPH-g = total petroleum hydrocarbons as gasoline
- TPH-d = total petroleum hydrocarbons as diesel
- TPH-mo = total petroleum hydrocarbons as motor oil
- MTBE = methyl tert-butyl ether
- µg/l = micrograms per liter (parts per billion)

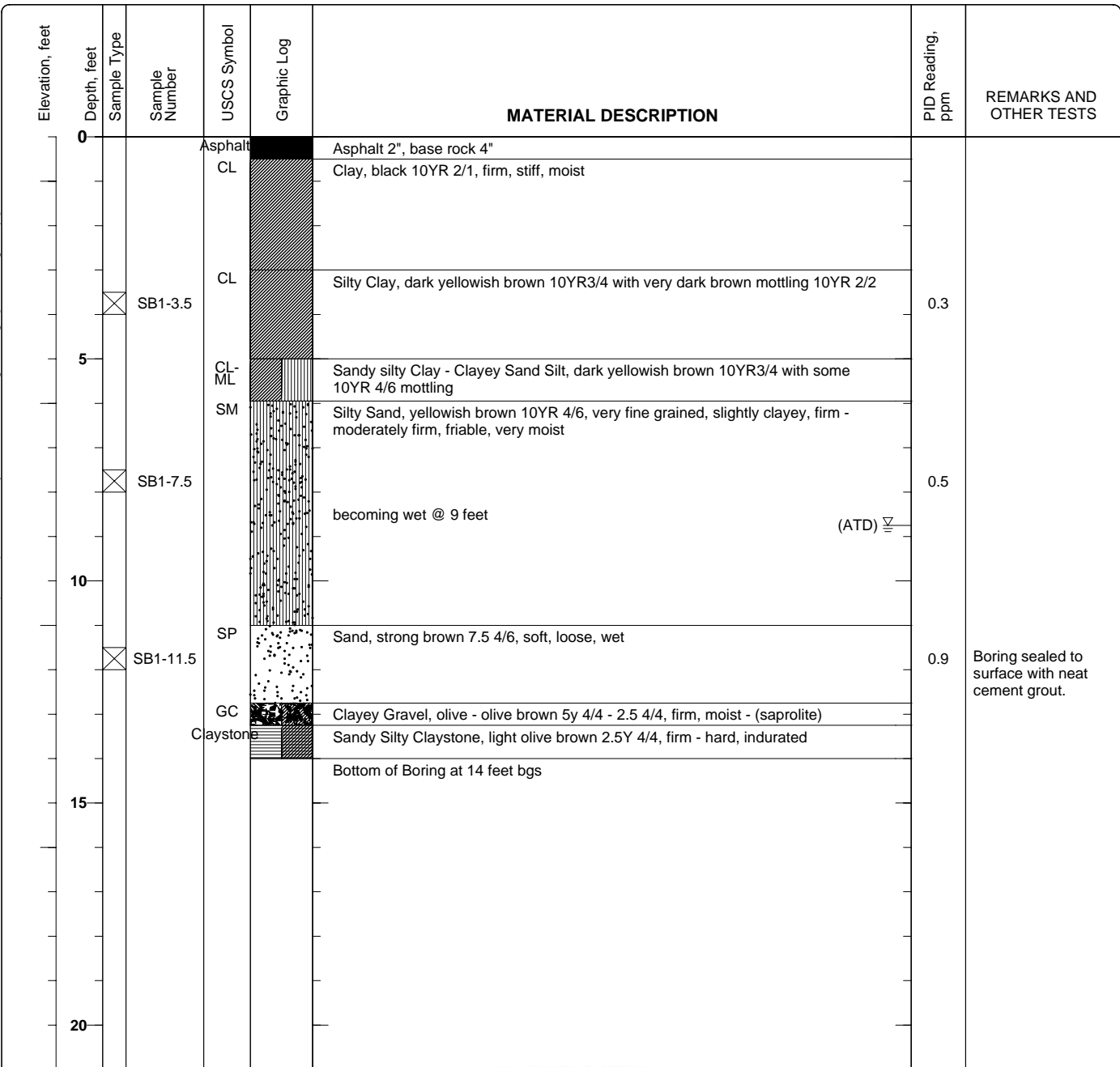
## **APPENDIX A**

### **Boring Logs**

**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-1**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type	Total Depth of Borehole <b>14 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>8.75 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



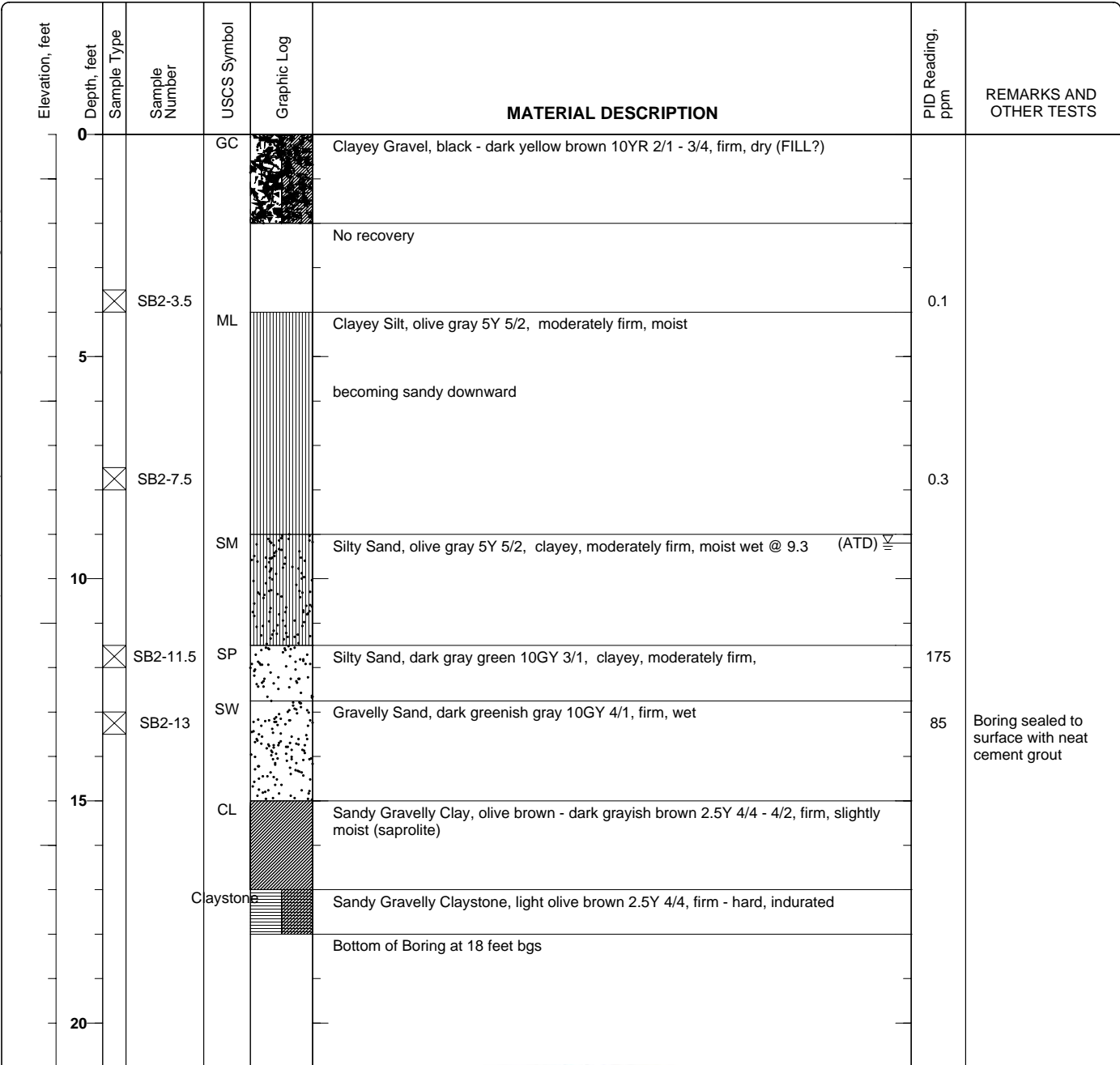
Figure

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**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-2**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>18 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>9.2 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



Figure

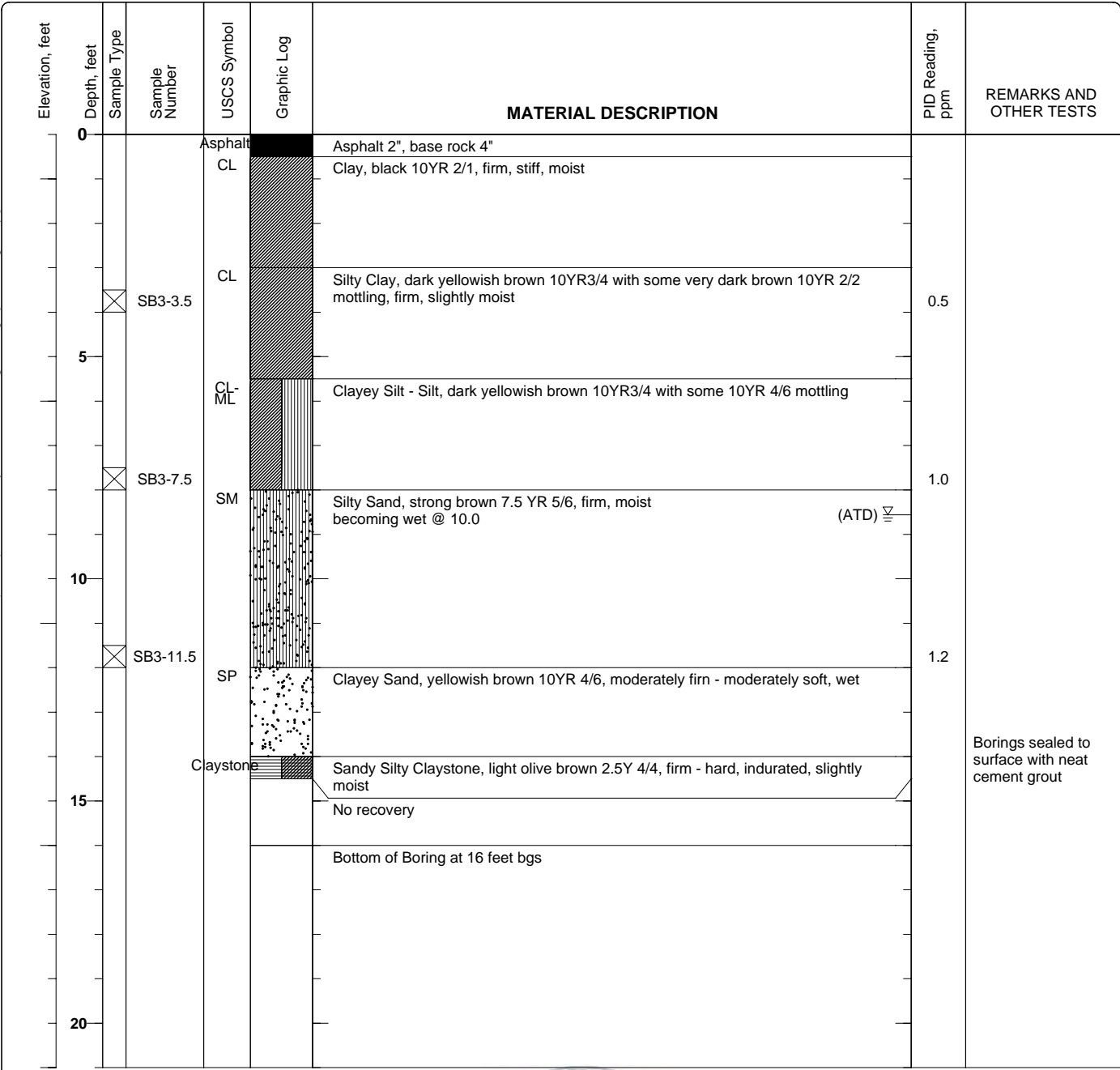
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**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-3**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>16 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>8.56 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



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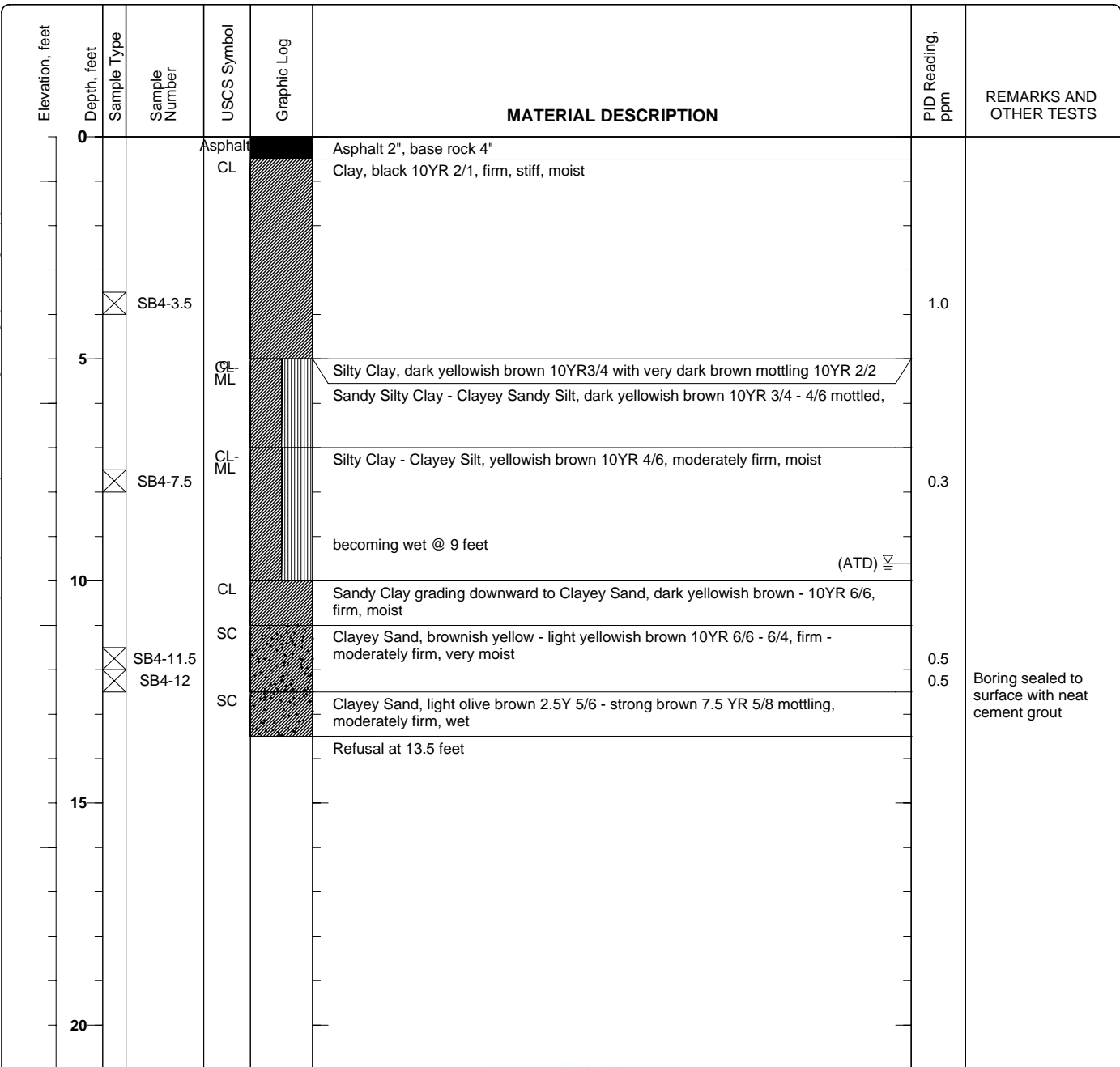


Figure

**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-4**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>13.5 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>9.6 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



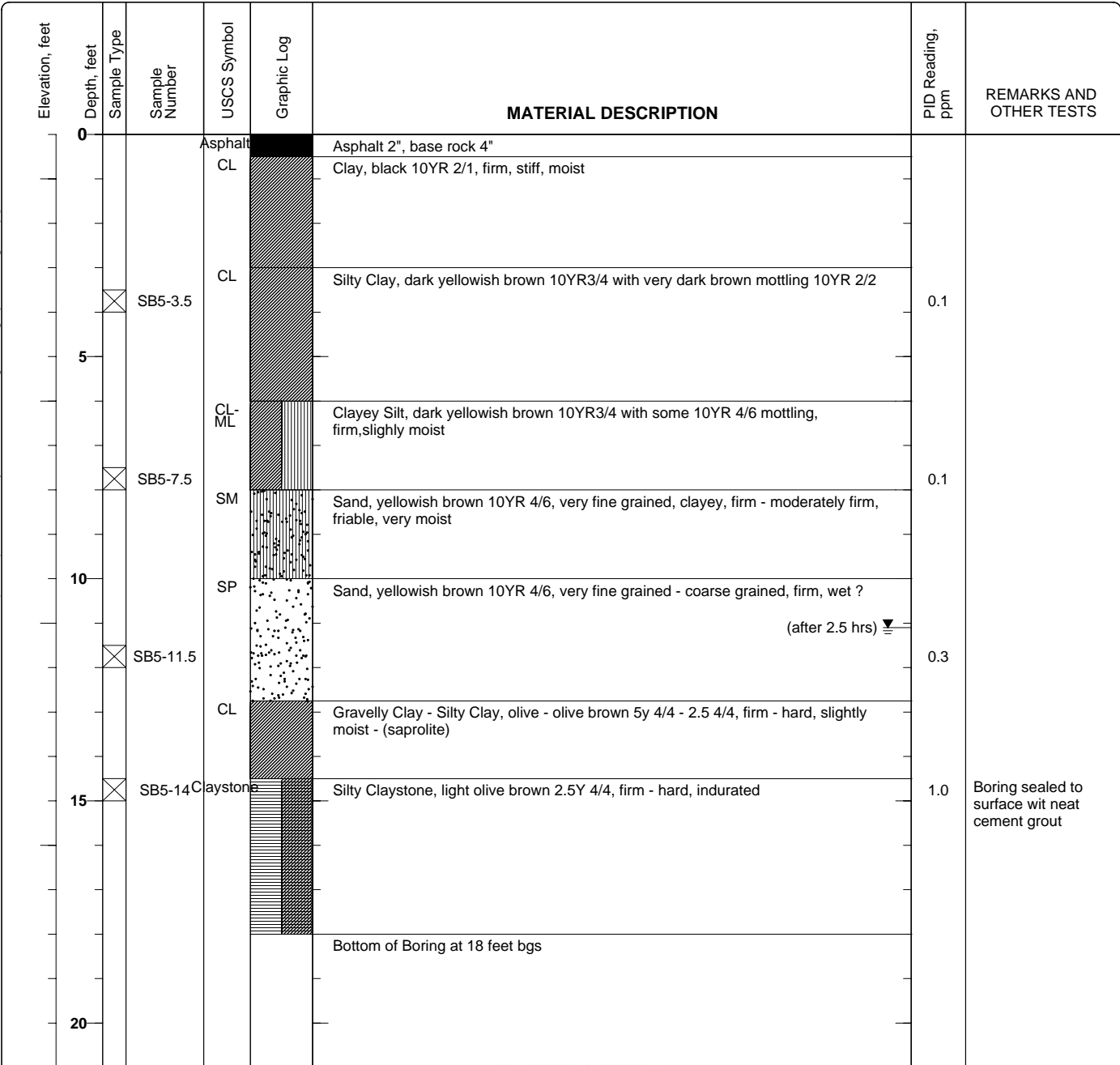
Figure

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**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-5**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>18 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>Dry feet ATD, 11.1 feet after 2.5 hrs</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



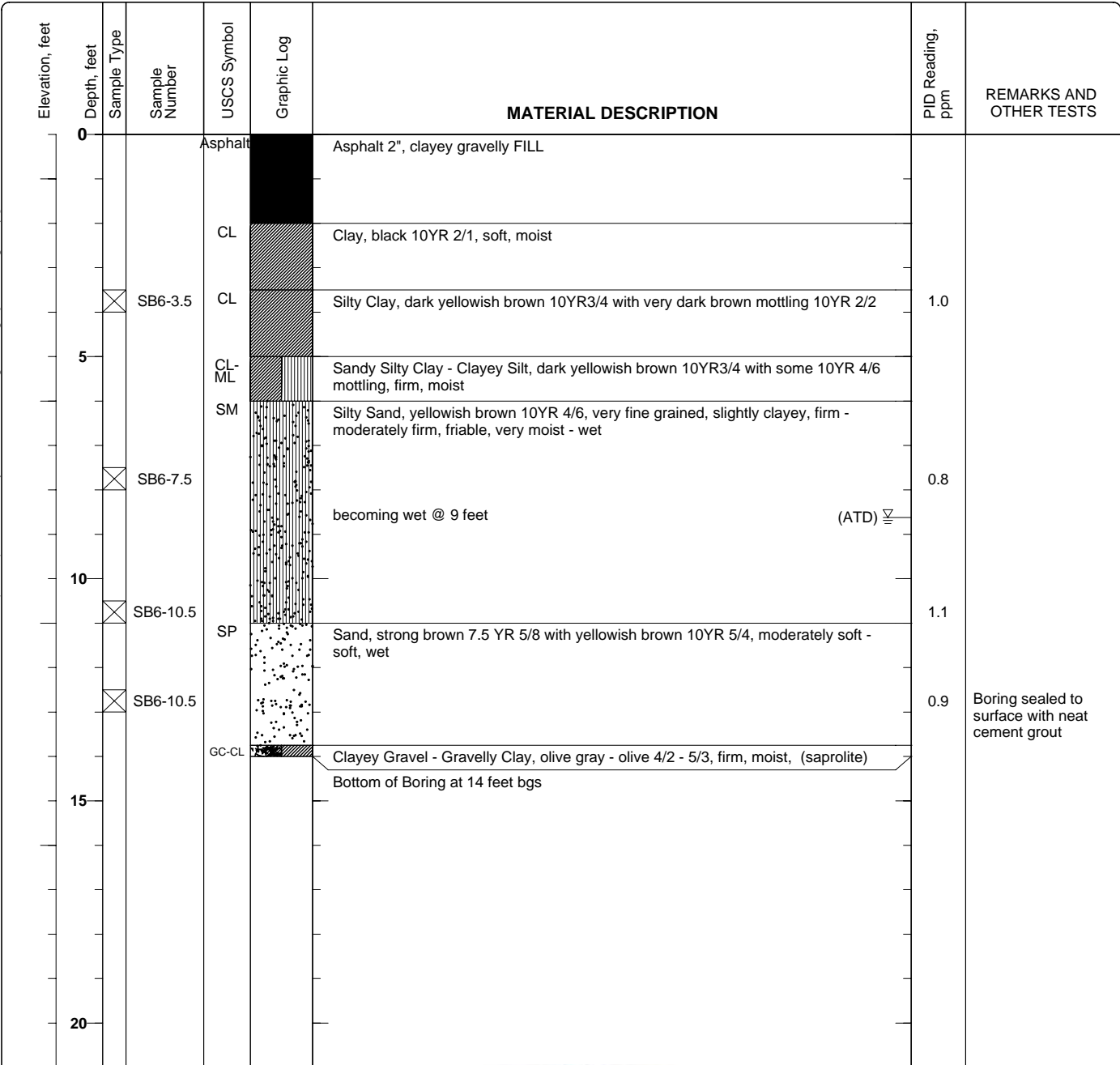
Figure

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**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-6**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>14 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>8.62 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



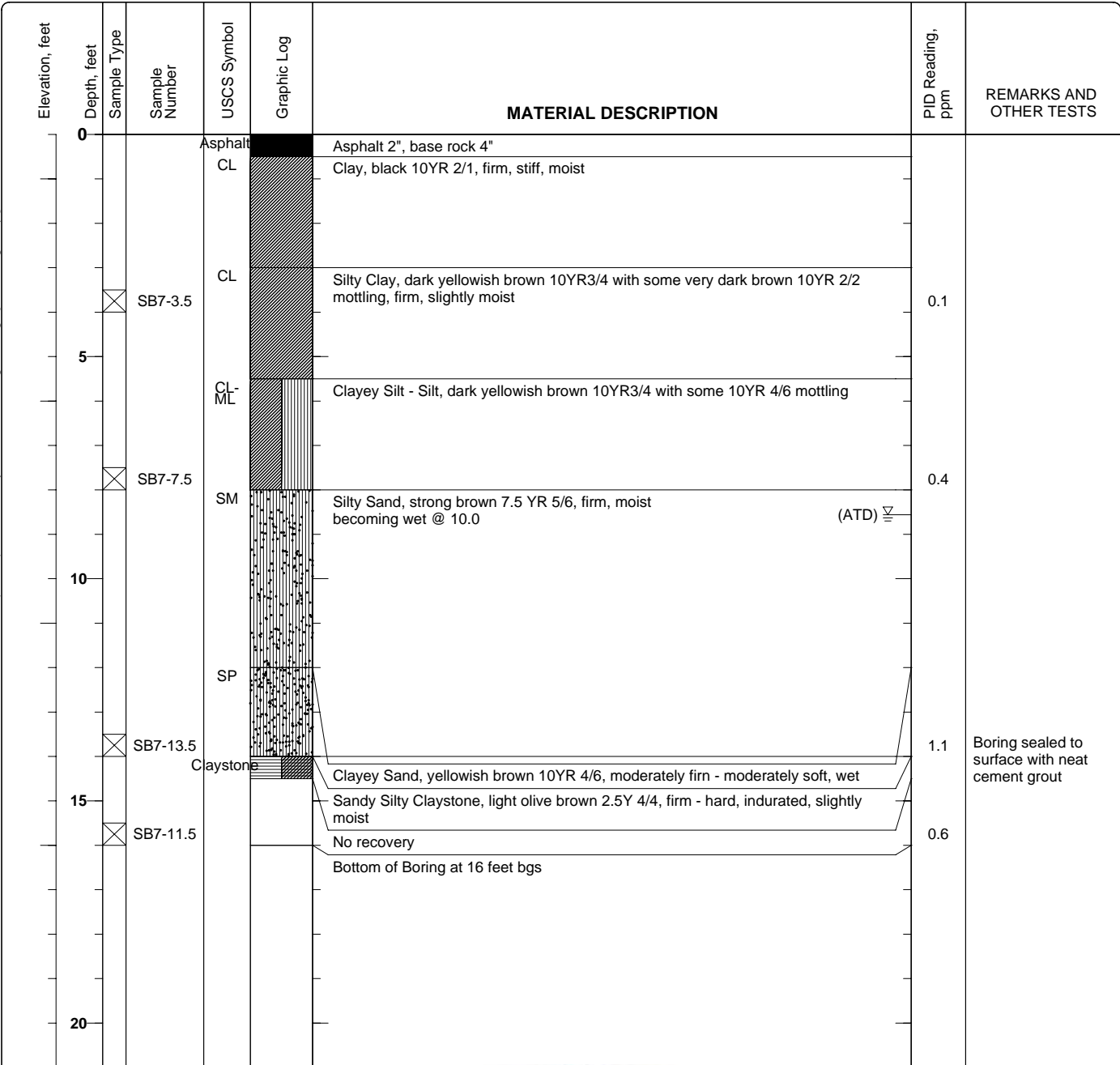
Figure

X:\PROJECTS\CHARACTERIZATION & REMEDIATION\CHARACTERIZATION\10509 PH II (Piazza) Castro Valley\Prelim Inv\Borings - 8.bgs [DP Boring 20.ipf]

**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-7**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>16 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>8.56 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



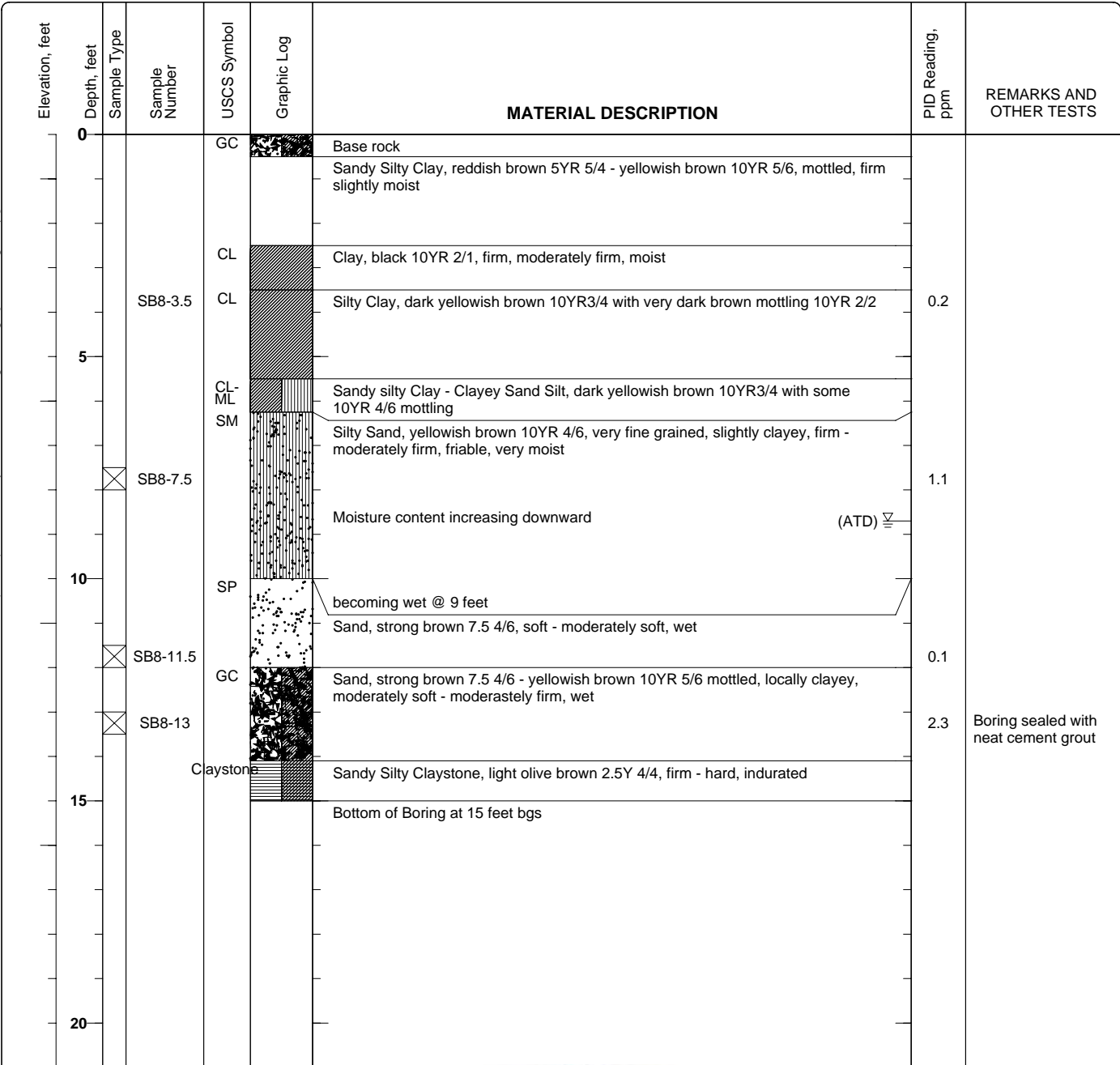
Figure

X:\PROJECTS\CHARACTERIZATION & REMEDIATION\CHARACTERIZATION\10509 PH II (Piazza) Castro Valley\Prelim Inv\Borings +8.bgs [DP Boring 20.tpl]

**Project: Piazza**  
**Project Location: 20957 Baker Road, Castro Valley, CA**  
**Project Number: 10509**

**Log of Boring SB-8**  
 Sheet 1 of 1

Date(s) Drilled <b>May 18, 2005</b>	Logged By <b>Robert F. Flory</b>	Checked By <b>Adrian Angel</b>
Drilling Method <b>Geoprobe</b>	Drill Bit Size/Type <b>2 inch</b>	Total Depth of Borehole <b>15 feet bgs</b>
Drill Rig Type <b>Geoprobe 5410</b>	Drilling Contractor <b>EnProb</b>	Approximate Surface Elevation
Groundwater Level and Date Measured <b>8.7 feet ATD</b>	Sampling Method(s) <b>Tube</b>	Permit #
Borehole Backfill <b>Cement Slurry</b>	Location	



Figure

X:\PROJECTS\CHARACTERIZATION & REMEDIATION\CHARACTERIZATION\10509 PH II (Piazza) Castro Valley\Prelim Inv\Borings +8.bgs [DP Boring 20.tpl]



**APPENDIX B**

**Laboratory Analyses  
With  
Chain of Custody Documentation**



**McC Campbell Analytical, Inc.**

110 2nd Avenue South, #D7, Pacheco, CA 94553-5560  
Telephone : 925-798-1620 Fax : 925-798-1622  
Website: www.mcccampbell.com E-mail: main@mcccampbell.com

AEI Consultants 2500 Camino Diablo, Ste. #200 Walnut Creek, CA 94597	Client Project ID: #10509; Piazza	Date Sampled: 05/18/05
		Date Received: 05/19/05
	Client Contact: Robert Flory	Date Reported: 05/24/05
	Client P.O.:	Date Completed: 05/24/05

**WorkOrder: 0505282**

May 24, 2005

Dear Robert:

Enclosed are:

- 1). the results of 9 analyzed samples from your #10509; Piazza project,
- 2). a QC report for the above samples
- 3). a copy of the chain of custody, and
- 4). a bill for analytical services.

All analyses were completed satisfactorily and all QC samples were found to be within our control limits.

If you have any questions please contact me. McC Campbell Analytical Laboratories strives for excellence in quality, service and cost. Thank you for your business and I look forward to working with you again.

Yours truly,

Angela Rydelius, Lab Manager

892

**AEI Consultants**  
 2500 Camino Diablo, Suite 100  
 Walnut Creek, CA 9459  
 Telephone: (925) 944-2899 Fax: (925) 944-2895

**CHAIN OF CUSTODY RECORD**  
**TURN AROUND TIME**       
 RUSH 24 HR 48 HR 72 HR 5 DAY  
 EDF Required? Coelt (Normal) No Write On (DW) No

Report To: Robert Flory Bill To:  
 Company: AEI Consultants AEI Consultants  
 2500 Camino Diablo, Suite 100  
 Walnut Creek, CA 94597 E-Mail: rflory@aeiconsultants.com  
 Tele: (925) 944-2899 ext. 122 Fax: (925) 944-2895  
 Project #: 10509 Project Name: Piazza  
 Project Location: Castro Valley  
 Sampler Signature:

Analysis Request Other Comments

SAMPLE ID (Field Point Name)	LOCATION	SAMPLING		# Containers	Type Containers	MATRIX					METHOD PRESERVED									
		Date	Time			Water	Soil	Air	Sludge	Other	Ice	HCl	HNO <sub>3</sub>	Other						
SB1-3.5		6-18-05	0800																	
SB1-7.5			0802																	
SB1-11.5			0805																	
SB2-7.5			0900																	
SB2-10			0905																	
SB2-13			0910																	
SB3-7.5			0930																	
SB3-11.5			0956																	
SB4-3.5			1045																	
SB4-7.5			1050																	
SB4-11.5			1054																	
SB4-12			1105																	

BTEX & TPH as Gas (602/8020 + 8015)/MTBE	TPH Multi-range diesel/motor oil (8015)	Total Petroleum Oil & Grease (5520 E&F/B&F)	Total Petroleum Hydrocarbons (418.1)	EPA 601 / 8010 (basic list)	BTEX ONLY (By EPA 602 / 8020)	EPA 8010 - basic list (by 8260)	EPA 608 / 8010 PCB's ONLY	EPA 624 / 8240 / 8260	EPA 625 / 8270	PAH's / PNA's by EPA 625 / 8270 / 8310	CAM-17 Metals	LUFT 5 Metals	Lead (7240/7421/239.2/6010) Total lead	RCI	TPH multi-range EPA 8015	LEAD - Total	LEAD - STLC	
						X	X											
						X	X											
						X	X											
						X	X											

PDF

Relinquished By: Date: 5/19/05 Time: 1110 Received By:

Relinquished By: \_\_\_\_\_ Date: \_\_\_\_\_ Time: \_\_\_\_\_ Received By: \_\_\_\_\_

Relinquished By: \_\_\_\_\_ Date: \_\_\_\_\_ Time: \_\_\_\_\_ Received By: \_\_\_\_\_

ICE/t°  PRESERVATION APPROPRIATE   
 GOOD CONDITION  CONTAINERS   
 HEAD SPACE ABSENT \_\_\_\_\_  
 DECHLORINATED IN LAB \_\_\_\_\_

VOAS \_\_\_\_\_ O&G \_\_\_\_\_ METALS \_\_\_\_\_ OTHER \_\_\_\_\_  
 PERSERVED IN LAB \_\_\_\_\_





# McC Campbell Analytical, Inc.



110 Second Avenue South, #D7  
 Pacheco, CA 94553-5560  
 (925) 798-1620

# CHAIN-OF-CUSTODY RECORD

WorkOrder: 0505282

ClientID: AEL

**Report to:**

Robert Flory  
 AEI Consultants  
 2500 Camino Diablo, Ste. #200  
 Walnut Creek, CA 94597

TEL: (925) 283-6000  
 FAX: (925) 283-6121  
 ProjectNo: #10509; Piazza  
 PO:

**Bill to:**

Diane  
 All Environmental, Inc.  
 2500 Camino Diablo, Ste. #200  
 Walnut Creek, CA 94597

**Requested TAT:**

**5 days**

**Date Received: 05/19/2005**

**Date Printed: 06/03/2005**

Sample ID	ClientSampID	Matrix	Collection Date	Hold	Requested Tests (See legend below)															
					1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	
0505282-001	SB1-3.5	Soil	05/18/2005	<input type="checkbox"/>		A														
0505282-003	SB1-11.5	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-005	SB2-10	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-007	SB3-7.5	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-010	SB4-7.5	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-013	SB5-7.5	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-015	SB6-7.5	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-017	SB7-8	Soil	05/18/2005	<input type="checkbox"/>	A		A													
0505282-019	SB8-7.5	Soil	05/18/2005	<input type="checkbox"/>	A		A													

**Test Legend:**

1	G-MBTX_S	2	PREDF REPORT	3	TPH(DMO)_S	4		5	
6		7		8		9		10	
11		12		13		14		15	

**Prepared by: Melissa Valles**

**Comments:**

NOTE: Samples are discarded 60 days after results are reported unless other arrangements are made. Hazardous samples will be returned to client or disposed of at client expense.







# McC Campbell Analytical, Inc.

110 2nd Avenue South, #D7, Pacheco, CA 94553-5560  
 Telephone : 925-798-1620 Fax : 925-798-1622  
 Website: www.mcccampbell.com E-mail: main@mcccampbell.com

AEI Consultants  2500 Camino Diablo, Ste. #200  Walnut Creek, CA 94597	Client Project ID: #10509; Piazza	Date Sampled: 05/18/05
		Date Received: 05/19/05
	Client Contact: Robert Flory	Date Extracted: 05/19/05
	Client P.O.:	Date Analyzed: 05/20/05

### Diesel (C10-23) and Oil (C18+) Range Extractable Hydrocarbons as Diesel and Motor Oil\*

Extraction method: SW3550C

Analytical methods: SW8015C

Work Order: 0505282

Lab ID	Client ID	Matrix	TPH(d)	TPH(mo)	DF	% SS
0505282-003A	SB1-11.5	S	ND	ND	1	116
0505282-005A	SB2-10	S	ND	ND	1	110
0505282-007A	SB3-7.5	S	ND	ND	1	102
0505282-010A	SB4-7.5	S	ND	ND	1	113
0505282-013A	SB5-7.5	S	ND	ND	1	106
0505282-015A	SB6-7.5	S	ND	ND	1	94
0505282-017A	SB7-8	S	ND	ND	1	110
0505282-019A	SB8-7.5	S	ND	ND	1	106

Reporting Limit for DF =1; ND means not detected at or above the reporting limit	W	NA	NA	ug/L
	S	1.0	5.0	mg/Kg

\* water samples are reported in µg/L, wipe samples in µg/wipe, soil/solid/sludge samples in mg/kg, product/oil/non-aqueous liquid samples in mg/L, and all DISTLC / STLC / SPLP / TCLP extracts are reported in µg/L.

# cluttered chromatogram resulting in coeluted surrogate and sample peaks, or; surrogate peak is on elevated baseline, or; surrogate has been diminished by dilution of original extract.

+The following descriptions of the TPH chromatogram are cursory in nature and McC Campbell Analytical is not responsible for their interpretation: a) unmodified or weakly modified diesel is significant; b) diesel range compounds are significant; no recognizable pattern; c) aged diesel? is significant; d) gasoline range compounds are significant; e) unknown medium boiling point pattern that does not appear to be derived from diesel (asphalt?); f) one to a few isolated peaks present; g) oil range compounds are significant; h) lighter than water immiscible sheen/product is present; i) liquid sample that contains greater than ~1 vol. % sediment; k) kerosene/kerosene range; l) bunker oil; m) fuel oil; n) stoddard solvent/mineral spirit.



QC SUMMARY REPORT FOR SW8021B/8015Cm

W.O. Sample Matrix: Soil

QC Matrix: Soil

WorkOrder: 0505282

EPA Method: SW8021B/8015Cm		Extraction: SW5030B			BatchID: 16289			Spiked Sample ID: 0505280-034A		
Analyte	Sample	Spiked	MS	MSD	MS-MSD	LCS	LCSD	LCS-LCSD	Acceptance Criteria (%)	
	mg/Kg	mg/Kg	% Rec.	% Rec.	% RPD	% Rec.	% Rec.	% RPD	MS / MSD	LCS / LCSD
TPH(btex) <sup>£</sup>	ND	0.60	95.9	93.2	2.82	98.6	92.2	6.76	70 - 130	70 - 130
MTBE	ND	0.10	93.3	87.3	6.66	91.3	94.8	3.74	70 - 130	70 - 130
Benzene	ND	0.10	106	102	3.48	103	110	5.98	70 - 130	70 - 130
Toluene	ND	0.10	83.7	84.4	0.844	85.7	88.9	3.69	70 - 130	70 - 130
Ethylbenzene	ND	0.10	100	98.7	1.74	102	106	3.67	70 - 130	70 - 130
Xylenes	ND	0.30	90.7	87	4.13	91.7	91	0.730	70 - 130	70 - 130
%SS:	109	0.10	108	112	3.64	105	108	2.82	70 - 130	70 - 130

All target compounds in the Method Blank of this extraction batch were ND less than the method RL with the following exceptions:

NONE

BATCH 16289 SUMMARY

Sample ID	Date Sampled	Date Extracted	Date Analyzed	Sample ID	Date Sampled	Date Extracted	Date Analyzed
0505282-003A	5/18/05 8:05 AM	5/19/05	5/20/05 8:49 AM	0505282-005A	5/18/05 9:05 AM	5/19/05	5/20/05 9:19 AM
0505282-007A	5/18/05 9:50 AM	5/19/05	5/20/05 10:19 AM	0505282-010A	5/18/05 10:50 AM	5/19/05	5/20/05 10:48 AM
0505282-013A	5/18/05 11:30 AM	5/19/05	5/20/05 11:18 AM	0505282-015A	5/18/05 12:20 PM	5/19/05	5/20/05 11:48 AM
0505282-017A	5/18/05 1:15 PM	5/19/05	5/20/05 7:19 AM	0505282-019A	5/18/05 2:10 PM	5/19/05	5/20/05 7:52 AM

MS = Matrix Spike; MSD = Matrix Spike Duplicate; LCS = Laboratory Control Sample; LCSD = Laboratory Control Sample Duplicate; RPD = Relative Percent Deviation.

% Recovery = 100 \* (MS-Sample) / (Amount Spiked); RPD = 100 \* (MS - MSD) / ((MS + MSD) / 2).

MS / MSD spike recoveries and / or %RPD may fall outside of laboratory acceptance criteria due to one or more of the following reasons: a) the sample is inhomogenous AND contains significant concentrations of analyte relative to the amount spiked, or b) the spiked sample's matrix interferes with the spike recovery.

£ TPH(btex) = sum of BTEX areas from the FID.

# cluttered chromatogram; sample peak coelutes with surrogate peak.

N/A = not enough sample to perform matrix spike and matrix spike duplicate.

NR = analyte concentration in sample exceeds spike amount for soil matrix or exceeds 2x spike amount for water matrix or sample diluted due to high matrix or analyte content.



### QC SUMMARY REPORT FOR SW8015C

W.O. Sample Matrix: Soil

QC Matrix: Soil

WorkOrder: 0505282

EPA Method: SW8015C		Extraction: SW3550C			BatchID: 16282			Spiked Sample ID: 0505282-019A		
Analyte	Sample	Spiked	MS	MSD	MS-MSD	LCS	LCSD	LCS-LCSD	Acceptance Criteria (%)	
	mg/Kg	mg/Kg	% Rec.	% Rec.	% RPD	% Rec.	% Rec.	% RPD	MS / MSD	LCS / LCSD
TPH(d)	ND	20	81.1	81.8	0.826	98.8	100	1.18	70 - 130	70 - 130
%SS:	106	50	89	91	1.19	106	107	1.32	70 - 130	70 - 130

All target compounds in the Method Blank of this extraction batch were ND less than the method RL with the following exceptions:  
NONE

#### BATCH 16282 SUMMARY

Sample ID	Date Sampled	Date Extracted	Date Analyzed	Sample ID	Date Sampled	Date Extracted	Date Analyzed
0505282-003A	5/18/05 8:05 AM	5/19/05	5/20/05 2:50 PM	0505282-005A	5/18/05 9:05 AM	5/19/05	5/20/05 2:50 PM
0505282-007A	5/18/05 9:50 AM	5/19/05	5/20/05 8:42 PM	0505282-010A	5/18/05 10:50 AM	5/19/05	5/20/05 7:36 PM
0505282-013A	5/18/05 11:30 AM	5/19/05	5/20/05 5:24 PM	0505282-015A	5/18/05 12:20 PM	5/19/05	5/20/05 6:30 PM
0505282-017A	5/18/05 1:15 PM	5/19/05	5/20/05 4:13 PM	0505282-019A	5/18/05 2:10 PM	5/19/05	5/20/05 4:13 PM

MS = Matrix Spike; MSD = Matrix Spike Duplicate; LCS = Laboratory Control Sample; LCSD = Laboratory Control Sample Duplicate; RPD = Relative Percent Deviation.

% Recovery = 100 \* (MS-Sample) / (Amount Spiked); RPD = 100 \* (MS - MSD) / ((MS + MSD) / 2).

MS / MSD spike recoveries and / or %RPD may fall outside of laboratory acceptance criteria due to one or more of the following reasons: a) the sample is inhomogenous AND contains significant concentrations of analyte relative to the amount spiked, or b) the spiked sample's matrix interferes with the spike recovery.

N/A = not enough sample to perform matrix spike and matrix spike duplicate.

NR = analyte concentration in sample exceeds spike amount for soil matrix or exceeds 2x spike amount for water matrix or sample diluted due to high matrix or analyte content.



**McC Campbell Analytical, Inc.**

110 2nd Avenue South, #D7, Pacheco, CA 94553-5560  
Telephone : 925-798-1620 Fax : 925-798-1622  
Website: www.mccampbell.com E-mail: main@mccampbell.com

AEI Consultants 2500 Camino Diablo, Ste. #200 Walnut Creek, CA 94597	Client Project ID: #10509; Piazza	Date Sampled: 05/18/05
		Date Received: 05/19/05
	Client Contact: Robert Flory	Date Reported: 05/26/05
	Client P.O.:	Date Completed: 05/26/05

**WorkOrder: 0505283**

May 26, 2005

Dear Robert:

Enclosed are:

- 1). the results of **8** analyzed samples from your **#10509; Piazza project**,
- 2). a QC report for the above samples
- 3). a copy of the chain of custody, and
- 4). a bill for analytical services.

All analyses were completed satisfactorily and all QC samples were found to be within our control limits.

If you have any questions please contact me. McC Campbell Analytical Laboratories strives for excellence in quality, service and cost. Thank you for your business and I look forward to working with you again.

Yours truly,

Angela Rydelius, Lab Manager







QC SUMMARY REPORT FOR SW8015C

W.O. Sample Matrix: Water

QC Matrix: Water

WorkOrder: 0505283

EPA Method: SW8015C		Extraction: SW3510C			BatchID: 16279			Spiked Sample ID: N/A		
Analyte	Sample	Spiked	MS	MSD	MS-MSD	LCS	LCSD	LCS-LCSD	Acceptance Criteria (%)	
	µg/L	µg/L	% Rec.	% Rec.	% RPD	% Rec.	% Rec.	% RPD	MS / MSD	LCS / LCSD
TPH(d)	N/A	1000	N/A	N/A	N/A	99.4	98.9	0.467	N/A	70 - 130
%SS:	N/A	2500	N/A	N/A	N/A	108	107	0.752	N/A	70 - 130

All target compounds in the Method Blank of this extraction batch were ND less than the method RL with the following exceptions:  
NONE

BATCH 16279 SUMMARY

Sample ID	Date Sampled	Date Extracted	Date Analyzed	Sample ID	Date Sampled	Date Extracted	Date Analyzed
0505283-001B	5/18/05 8:30 AM	5/19/05	5/24/05 12:41 AM	0505283-002B	5/18/05 9:30 AM	5/19/05	5/23/05 10:20 PM
0505283-003B	5/18/05 10:20 AM	5/19/05	5/24/05 9:55 AM	0505283-004B	5/18/05 11:00 AM	5/19/05	5/23/05 11:31 PM
0505283-005B	5/18/05 3:00 PM	5/19/05	5/24/05 7:35 AM	0505283-006B	5/18/05 12:50 PM	5/19/05	5/20/05 1:44 PM
0505283-007B	5/18/05 1:45 PM	5/19/05	5/24/05 12:30 PM	0505283-008B	5/18/05 2:30 PM	5/19/05	5/24/05 6:26 AM

MS = Matrix Spike; MSD = Matrix Spike Duplicate; LCS = Laboratory Control Sample; LCSD = Laboratory Control Sample Duplicate; RPD = Relative Percent Deviation.  
% Recovery = 100 \* (MS - Sample) / (Amount Spiked); RPD = 100 \* (MS - MSD) / ((MS + MSD) / 2).  
MS / MSD spike recoveries and / or %RPD may fall outside of laboratory acceptance criteria due to one or more of the following reasons: a) the sample is inhomogenous AND contains significant concentrations of analyte relative to the amount spiked, or b) the spiked sample's matrix interferes with the spike recovery.  
N/A = not enough sample to perform matrix spike and matrix spike duplicate.  
NR = analyte concentration in sample exceeds spike amount for soil matrix or exceeds 2x spike amount for water matrix or sample diluted due to high matrix or analyte content.



QC SUMMARY REPORT FOR SW8021B/8015Cm

W.O. Sample Matrix: Water

QC Matrix: Water

WorkOrder: 0505283

EPA Method: SW8021B/8015Cm		Extraction: SW5030B			BatchID: 16281			Spiked Sample ID: 0505283-006A		
Analyte	Sample	Spiked	MS	MSD	MS-MSD	LCS	LCSD	LCS-LCSD	Acceptance Criteria (%)	
	µg/L	µg/L	% Rec.	% Rec.	% RPD	% Rec.	% Rec.	% RPD	MS / MSD	LCS / LCSD
TPH(btex) £	ND	60	92.3	93.9	1.70	94.4	93.3	1.21	70 - 130	70 - 130
MTBE	ND	10	82	82.4	0.505	91	88.7	2.60	70 - 130	70 - 130
Benzene	ND	10	103	105	1.62	93.2	98.2	5.16	70 - 130	70 - 130
Toluene	ND	10	104	110	5.50	101	102	1.11	70 - 130	70 - 130
Ethylbenzene	ND	10	105	102	2.77	99	101	1.67	70 - 130	70 - 130
Xylenes	ND	30	91.3	90.7	0.733	86.3	90.3	4.53	70 - 130	70 - 130
%SS:	100	10	109	112	2.42	100	103	2.46	70 - 130	70 - 130

All target compounds in the Method Blank of this extraction batch were ND less than the method RL with the following exceptions:  
NONE

BATCH 16281 SUMMARY

Sample ID	Date Sampled	Date Extracted	Date Analyzed	Sample ID	Date Sampled	Date Extracted	Date Analyzed
0505283-001A	5/18/05 8:30 AM	5/20/05	5/20/05 1:48 AM	0505283-002A	5/18/05 9:30 AM	5/20/05	5/20/05 10:06 PM
0505283-003A	5/18/05 10:20 AM	5/20/05	5/20/05 3:59 AM	0505283-004A	5/18/05 11:00 AM	5/20/05	5/20/05 7:14 AM
0505283-005A	5/18/05 3:00 PM	5/20/05	5/20/05 9:24 AM	0505283-006A	5/18/05 12:50 PM	5/20/05	5/20/05 7:46 AM
0505283-007A	5/18/05 1:45 PM	5/20/05	5/20/05 8:51 AM	0505283-008A	5/18/05 2:30 PM	5/20/05	5/20/05 9:57 AM

MS = Matrix Spike; MSD = Matrix Spike Duplicate; LCS = Laboratory Control Sample; LCSD = Laboratory Control Sample Duplicate; RPD = Relative Percent Deviation.

% Recovery = 100 \* (MS-Sample) / (Amount Spiked); RPD = 100 \* (MS - MSD) / ((MS + MSD) / 2).

MS / MSD spike recoveries and / or %RPD may fall outside of laboratory acceptance criteria due to one or more of the following reasons: a) the sample is inhomogenous AND contains significant concentrations of analyte relative to the amount spiked, or b) the spiked sample's matrix interferes with the spike recovery.

£ TPH(btex) = sum of BTEX areas from the FID.

# cluttered chromatogram; sample peak coelutes with surrogate peak.

N/A = not applicable or not enough sample to perform matrix spike and matrix spike duplicate.

NR = analyte concentration in sample exceeds spike amount for soil matrix or exceeds 2x spike amount for water matrix or sample diluted due to high matrix or analyte content.





**McC Campbell Analytical, Inc.**



110 Second Avenue South, #D7  
 Pacheco, CA 94553-5560  
 (925) 798-1620

**CHAIN-OF-CUSTODY RECORD**

WorkOrder: 0505283

ClientID: AEL

**Report to:**

Robert Flory  
 AEI Consultants  
 2500 Camino Diablo, Ste. #200  
 Walnut Creek, CA 94597

TEL: (925) 283-6000  
 FAX: (925) 283-6121  
 ProjectNo: #10509; Piazza  
 PO:

**Bill to:**

Diane  
 All Environmental, Inc.  
 2500 Camino Diablo, Ste. #200  
 Walnut Creek, CA 94597

Requested TAT:

5 days

Date Received: 05/19/2005

Date Printed: 05/19/2005

Sample ID	ClientSampID	Matrix	Collection Date	Hold	Requested Tests (See legend below)														
					1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
0505283-001	SB1-W	Water	5/18/05 8:30:00 AM	<input type="checkbox"/>	A	A	B												
0505283-002	SB2-W	Water	5/18/05 9:30:00 AM	<input type="checkbox"/>	A		B												
0505283-003	SB3-W	Water	5/18/05 10:20:00	<input type="checkbox"/>	A		B												
0505283-004	SB4-W	Water	5/18/05 11:00:00	<input type="checkbox"/>	A		B												
0505283-005	SB5-W	Water	5/18/05 3:00:00 PM	<input type="checkbox"/>	A		B												
0505283-006	SB6-W	Water	5/18/05 12:50:00	<input type="checkbox"/>	A		B												
0505283-007	SB7-W	Water	5/18/05 1:45:00 PM	<input type="checkbox"/>	A		B												
0505283-008	SB8-W	Water	5/18/05 2:30:00 PM	<input type="checkbox"/>	A		B												

**Test Legend:**

1	G-MBTX_W	2	PREF REPORT	3	TPH(DMO)_W	4		5	
6		7		8		9		10	
11		12		13		14		15	

Prepared by: Melissa Valles

**Comments:**

NOTE: Samples are discarded 60 days after results are reported unless other arrangements are made. Hazardous samples will be returned to client or disposed of at client expense.