

ALAMEDA COUNTY HAZARDOUS MATERIALS DIVISION
DEPOSIT / REFUND ACCOUNT SHEET

printed 02/10/99

SITE INFORMATION

Vacant Bldg
1372 Ocean Ave
Emeryville 94608
Site Contact:
Site Phone :

StID: 6449 Site#: 5533
PROJECT#: 5533A
PROJECT TYPE: *** A ***
INSP: Susan Hugo
ACCT. SHEET PG #: _____

PROPERTY OWNER INFORMATION

Owner Contact:
Owner Phone :

PAYOR INFORMATION

Chicago Title Co
2303 Camino Ramon Ste 210
San Ramon CA 94583 #1163
Payor Contact:
Payor Phone : 925-974-4861

Date	Action Taken	Time		Hours Spent/ Depstd	Hour Balnce	Money Spent/ Depositd	Money Balance
		In	Out				
_____	Balance from Prev. Page	.....	.....	.....	_____	.....	_____
02/09/99	Rcpt# 799760 Deposit of \$2,500.00 @\$100/hour	_____	_____	+25.	_____	+\$2,500.00	_____
_____	_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____	_____	_____

UPON COMPLETION OF PROJECT

PROJ COMPLETED BY : _____ ATTACH: State Forms A, B & C
 Billing Adjustment*
DATE OF COMPLETION : _____ DATE SENT TO BILLING: _____
TOTAL COST OF PROJECT: _____ REFUND AMOUNT: _____ Rev. 5/96

* Billing adjustment forms needed when site is in our UST program. REPORT: WrkShtD (ongoing Deposit)

THIS REMITTANCE IS FOR ITEMS BELOW. IF NOT CORRECT, PLEASE NOTIFY US PROMPTLY. NO RECEIPT DESIRED.

41867

CHICAGO TITLE COMPANY • 2303 Camino Real, Suite 210, San Ramon, CA 94583-1356

CHECK #: 000000041867 ESC #: 009810470-001 ORDER #: 009810470-KIO DATE: 02/05/99
BUYER: 1372 OCEAN AVENUE LLC, A CALIFORNIA
SELLER: PLANT INSULATION CO., A CALIFORNIA
PROPTY: 1372 Ocean Avenue
PAYEE: ALAMEDA COUNTY

Proj#5533A/TypeA STID #6449

2,500.00

CHECK TOTAL

\$2,500.00

ALAMEDA COUNTY
HEALTH CARE SERVICES



05575 - 009810470 - 00

AGENCY
DAVID J. KEARS, Agency Director

February 5, 1999

Southland Company
Attn: Mr. Tom Fisher
417 Fourth Street
Oakland, California 94607

ENVIRONMENTAL HEALTH SERVICES
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
(510) 337-9336 (FAX)

RE: Project # 5533 A - Type A (STID # 6449)
Property located at 1372 Ocean Avenue, Emeryville CA 94608

Dear Mr. Fisher:

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 \$2,500.00 payable to Alameda County, Environmental Health Services within two weeks of receipt of this letter.

It is expected that the amount requested will allow the project to be completed with a zero balance. Otherwise, more money will be requested or any used 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
Susan L. Hugo
Hazardous Materials Specialist

c: Thomas Peacock, Program Manager
Vincent Russell, 855 Keeler Avenue, Berkeley, CA 94708
Doug Ralston, Plant Insulation Co., 1300 64th St., Emeryville, CA 94608
SH / files

*Per Tom Fisher -
pay this amount as
instructed on
letter.
12/2/99
2:35*

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



February 5, 1999

Southland Company
Attn: Mr. Tom Fisher
417 Fourth Street
Oakland, California 94607

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Hazardous Materials Specialist

c: Thomas Peacock, Program Manager
Vincent Russell, 855 Keeler Avenue, Berkeley, CA 94708
Doug Ralston, Plant Insulation Co., 1300 64th St., Emeryville, CA 94608
SH / files

ALAMEDA COUNTY ENVIRONMENTAL HEALTH - HAZARDOUS MATERIALS PROGRAM
INFORMATION PER SITE ON ALL DEPOSITS FROM ALL PAYORS

as of 02/04/99

DATABASE: DEPREF

===== SITE INFORMATION from DepRef DB =====

Vacant Bldg
1372 Ocean Ave
Emeryville CA 94608

StID: 6449 Site#: 5533
Site Complete?

===== ALL PAYORS ON SITE =====

> Project# 5533A for Payor# 1041 Plant Insulation Co
1300 - 64th St
Emeryville CA 94608

DR: WkSht Pay

===== DEPOSIT INFORMATION =====

Project#	Rcpt#	DepDate	DepAmount	Proj Type	Deposit Complete	Insp Init	Collect Fees?
5533A	<-----						
	795633	05/14/97	\$630.00	M		AG	
	805818	05/21/98	\$253.60	A		AG	
	Total Deposit for Project:				\$883.60		
	Total Deps for all Sites :				\$883.60		

Report WkShtDep Complete; 3/97

LAST WORK DATE FROM BILLING ON THIS SITE:

6449

***** Alameda County Department of Environmental Health *****
 BILLING's WORKLOG: Total Deposit/Refund History for All Accounts at Site
 ~~~~~

\*\* SITE INFORMATION \*\*

Site#: 5533 -- StID: 6449 OCEAN AVE. VACANT BLDG  
 Date Open: 05/14/97 1372 OCEAN AVE  
 Date Closed: EMERYVILLE CA 94608

\*\* PAYOR INFORMATION \*\*

> Project # --5533A for Payor # 1041 PLANT INSULATION COMPANY  
 1300 --64TH STREET  
 EMERYVILLE CA 94608

\*\* DEPOSIT HISTORY \*\*

| Proj#   | Deposit Date | Receipt# | Amount Received |
|---------|--------------|----------|-----------------|
| -----   | -----        | -----    | -----           |
| --5533A | 05/14/97     | 795633   | \$ 630.00       |
| --5533A | 05/21/98     | 805818   | \$ 253.60       |
|         |              |          | =====           |
|         |              |          | \$ 883.60       |

\*\* WORKLOG HISTORY \*\*

| Proj#   | Work Date | Activity Description    | Insp | Time (hrs) | Amount Charged |
|---------|-----------|-------------------------|------|------------|----------------|
| -----   | -----     | -----                   | ---- | -----      | -----          |
| --5533A | 04/09/97  | Meetings, Consultations | SH   | 1.         | \$94.00        |
| --5533A | 04/10/97  | Investigation On-Site   | SH   | 1.         | \$94.00        |
| --5533a | 05/14/97  | administrative charge   | adm  | 1.         | \$94.00        |
| --5533A | 06/09/97  | Meetings, Consultations | SH   | 0.5        | \$47.00        |
| --5533A | 06/09/97  | Review Plans/Reports    | SH   | 1.         | \$94.00        |
| --5533a | 07/16/97  | Review Plans/Reports    | sh   | 2.5        | \$235.00       |
| --5533a | 07/16/97  | Meetings, Consultations | sh   | 0.3        | \$28.20        |
| --5533a | 07/17/97  | Review Plans/Reports    | sh   | 1.         | \$94.00        |
| --5533A | 12/08/97  | Meetings, Consultations | SH   | 0.3        | \$28.20        |
| --5533A | 01/05/98  | Meetings, Consultations | SH   | 0.5        | \$47.00        |
| --5533A | 01/06/98  | Meetings, Consultations | SH   | 0.3        | \$28.20        |

|         |          |                         |    |     |          |
|---------|----------|-------------------------|----|-----|----------|
| --5533A | 04/21/98 | Review Plans/Reports    | SH | 0.5 | \$47.00  |
| --5533A | 06/02/98 | Meetings, Consultations | SH | 0.2 | \$18.80  |
| --5533A | 06/08/98 | Meetings, Consultations | SH | 1.5 | \$141.00 |
| --5533A | 07/07/98 | Meetings, Consultations | SH | 1.  | \$100.00 |
| --5533A | 07/23/98 | Meetings, Consultations | SH | 0.3 | \$30.00  |
| --5533A | 09/24/98 | Meetings, Consultations | SH | 0.2 | \$20.00  |
| --5533A | 10/07/98 | Meetings, Consultations | SH | 0.5 | \$50.00  |
| --5533A | 10/21/98 | Meetings, Consultations | SH | 0.8 | \$80.00  |
| --5533A | 11/02/98 | Review Plans/Reports    | SH | 0.7 | \$70.00  |
| --5533A | 11/02/98 | Meetings, Consultations | SH | 0.5 | \$50.00  |
| --5533A | 11/03/98 | Review Plans/Reports    | SH | 2.  | \$200.00 |
| --5533A | 11/05/98 | Review Plans/Reports    | SH | 2.5 | \$250.00 |
| --5533A | 11/09/98 | Review Plans/Reports    | SH | 2.5 | \$250.00 |
| --5533A | 11/10/98 | Meetings, Consultations | SH | 0.5 | \$50.00  |

\*\* WORKLOG HISTORY \*\*

|         |          |                         |    |     |            |
|---------|----------|-------------------------|----|-----|------------|
| --5533A | 11/13/98 | Meetings, Consultations | SH | 0.5 | \$50.00    |
| --5533A | 12/07/98 | Meetings, Consultations | SH | 0.5 | \$50.00    |
|         |          |                         |    |     | -----      |
|         |          |                         |    |     | \$2,340.40 |

Balance:           -\$1,456.80   Amount Refunded:

=====



ALAMEDA COUNTY ENVIRONMENTAL HEALTH - HAZARDOUS MATERIALS PROGRAM  
 DEPOSIT / REFUND ARCHIVED DAILIES STATEMENT FOR WORK AFTER 01/01/87

database = DAILY ARCHIVES  
 ~~~~~

=====
 SITE INFORMATION
 =====

Vacant Lot --- 1372 Ocean Dr
 StID: 6449 Site#: Emeryville CA 94608

=====
 ARCHIVED DAILY - DEPREF STATEMENT
 ===== as of 02/04/99

--INSPECTOR--

Act Date	Initial	Time	\$ Rate	CHARGE	Time	Charge	Billing Date
=====	=====	=====	=====	=====	=====	=====	=====

No Dailies from Archives for this case

ALAMEDA COUNT ENVIRONMENTAL HEALTH - HAZARDOUS MATERIALS PROGRAM
 DEPOSIT / REFUND ACCOUNT STATEMENT FOR WORK AFTER 01/01/87

as of 02/04/99

database = HAZMAT DAILIES
 ~~~~~

=====  
 SITE INFORMATION  
 =====

Vacant Lot  
 1372 Ocean Dr  
 Emeryville CA 94608  
 StID: 6449

\* IF Site name from HazMat (central) DB  
 differs from DepRef's Site Name,  
 PLEASE RECTIFY WITH LPETERS/CMATYS. \*

=====  
 WORK LOG INFORMATION FROM DAILIES ( after date:01/01/87 )  
 =====

--INSPECTOR--

| #   | Act Date | Initial | Time  | \$ Rate | CHARGE | Time  | Charge | Error Code or<br>Billing Date |
|-----|----------|---------|-------|---------|--------|-------|--------|-------------------------------|
| === | =====    | =====   | ===== | =====   | =====  | ===== | =====  | ===== **                      |

Proj#:5533A  
 ~~~~~

1	04/09/97	SH	1.00	94.00	\$94.00	1.00	\$94.00	08/01/97
	Activity Code: 77-Meetings, Consultations							
	Comment: meeting on site with Steve Bittman							
2	04/10/97	SH	1.00	94.00	\$94.00	2.00	\$188.00	08/01/97
	Activity Code: 73-Investigation On-Site							
	Comment: onsite visit							
3	06/09/97	SH	0.50	94.00	\$47.00	2.50	\$235.00	08/01/97
	Activity Code: 77-Meetings, Consultations							
	Comment: talked to Steve Bittman re: report							
4	06/09/97	SH	1.00	94.00	\$94.00	3.50	\$329.00	08/01/97
	Activity Code: 75-Review Plans/Reports							
	Comment: review report							
5	07/16/97	SH	0.30	94.00	\$28.20	3.80	\$357.20	08/29/97
	Activity Code: 77-Meetings, Consultations							
	Comment: call fro Steve Bittman re: report							
6	07/16/97	SH	2.50	94.00	235.00	6.30	\$592.20	08/29/97

Activity Code: 75-Review Plans/Reports
Comment: review report

7 07/17/97 SH 1.00 94.00 \$94.00 | 7.30 \$686.20 | 08/29/97
Activity Code: 75-Review Plans/Reports
Comment: letter out re; further work required at site

8 09/02/97 SH 1.00 94.00 \$94.00 | 8.30 \$780.20 | 09/12/97
Activity Code: 75-Review Plans/Reports
Comment: review wp (8/97), talked to Steve Bittman re: site map,
verbal approval of wp & fax boring logs from Rix
Industries.

9 12/08/97 SH 0.30 94.00 \$28.20 | 8.60 \$808.40 | 12/17/97
Activity Code: 77-Meetings, Consultations
Comment: Talked to Steve Bittman re: well installation

Running Total for proj: 5533A is 8.6 hours for \$808.40 pag 1

===== WORK LOG INFORMATION FROM DAILIES (after date:01/01/87) =====

#	Act Date	--INSPECTOR--				-PROJECT TOTALS-		Error Code or Billing Date
		Initial	Time	\$ Rate	CHARGE	Time	Charge	
10	01/05/98	SH	0.50	94.00	\$47.00	9.10	\$855.40	01/15/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Steve Bittman re: well installation, results of sampling							
11	01/06/98	SH	0.30	94.00	\$28.20	9.40	\$883.60	01/15/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Steve Bittman re: property transfer							
12	04/21/98	SH	0.50	94.00	\$47.00	9.90	\$930.60	05/04/98
	Activity Code: 75-Review Plans/Reports							
	Comment: Reviewed QMR							
13	06/02/98	SH	0.20	94.00	\$18.80	10.10	\$949.40	07/17/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Russell Vincent re: closure							
14	06/08/98	SH	1.50	94.00	141.00	11.60	1,090.40	07/17/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Meeting with Mr. Russell Vincent re: case closure; intends to use property as work/live.							
15	07/07/98	SH	1.00	100.00	100.00	12.60	1,190.40	07/17/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Vincent Russell re: case closure for site							
16	07/23/98	SH	0.30	100.00	\$30.00	12.90	1,220.40	08/04/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Vincent Russell re: risk assessment							
17	09/24/98	SH	0.20	100.00	\$20.00	13.10	1,240.40	10/23/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Russell Vincent re: status of RBCA review							
18	10/07/98	SH	0.50	100.00	\$50.00	13.60	1,290.40	10/23/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Mark Detterman re: RBCA							
19	10/21/98	SH	0.80	100.00	\$80.00	14.40	1,370.40	10/23/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Mark Detterman re: RBCA ; data will be submitted using geometric mean & not arithmetic mean; asbestos and lead issues present at the site since building will be use for work/live.							
20	11/02/98	SH	0.50	100.00	\$50.00	14.90	1,420.40	12/15/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Mark Detterman re: RBCA							

Running Total for proj: 5533A is 14.9 hours for \$1,420.40

WORK LOG INFORMATION FROM DAILIES (after date:01/01/87)

#	Act Date	--INSPECTOR--				-PROJECT TOTALS-		Error Code or Billing Date
		Initial	Time	\$ Rate	CHARGE	Time	Charge	
21	11/02/98	SH	0.70	100.00	\$70.00	15.60	1,490.40	12/15/98
	Activity Code: 75-Review Plans/Reports							
	Comment: Reviewed Risk Assessment							
22	11/03/98	SH	2.00	100.00	200.00	17.60	1,690.40	12/15/98
	Activity Code: 75-Review Plans/Reports							
	Comment: Review Risk Assessment; draft letter re: RA							
23	11/05/98	SH	2.50	100.00	250.00	20.10	1,940.40	12/15/98
	Activity Code: 75-Review Plans/Reports							
	Comment: Reviewed Risk Assessment; draft conditional closure letter							
24	11/09/98	SH	2.50	100.00	250.00	22.60	2,190.40	12/15/98
	Activity Code: 75-Review Plans/Reports							
	Comment: Complete conditional closure letter							
25	11/10/98	SH	0.50	100.00	\$50.00	23.10	2,240.40	12/15/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Mr. Russell re: letter							
26	11/13/98	SH	0.50	100.00	\$50.00	23.60	2,290.40	12/15/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to MARK Detterman (Blymyers) re: conditional closure; well closure.							
27	12/07/98	SH	0.50	100.00	\$50.00	24.10	2,340.40	12/15/98
	Activity Code: 77-Meetings, Consultations							
	Comment: Talked to Steve Bittman re; well closure; need for submittal of RMP.							

- - SUBTOTAL CURRENT DAILIES, PROJECT 5533A 24.10 \$2,340.40 - -

* ERROR CODE OR BILLING DATE LEGEND:

- 1/1/97 and beyond: Already or nearly Debited
- 1/1/87: Ineligible for Debit: either no deposit or neg. closing balance.
- 1/*/86: Error codes: need fixing before debiting.
- 1/1/85: Pre 1997 DepRef work marked as Available for Debiting.

RECORDS BETWEEN REPRINTS:

PROJ#:	StID: 6449						Total Time	Total Charges
Date	Action Taken	Init	Time	\$Rate	Charge			
-----	-----	---	---	---	---		----	----
-----	-----	---	---	---	---		----	----
-----	-----	---	---	---	---		----	----
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DRWrkSht; Rev 6/97

Current HazMat Dailies Statement Complete

TOTAL COUNTS: #Current Dailies: 0 Both Archived & Current: 0

Listing of HAZMAT - FULL SITE HISTORY since 1987 for StID # 6449
as of 02/04/99 all Activity Codes

SITE NAME & ADDRESS:

Vacant Lot -- 1372 Ocean Dr , Emeryville CA 94608

InspDat	Insp Act	InspT	StID	Proj#	COMMENTS	DailBDat
=====	=====	=====	=====	=====	=====	=====

Archived Dailies:

Current Dailies:

InspDat	Insp Act	InspT	StID	DRPro	Comment	DailBDat
04/09/97	SH 77	1.	6449	5533A	meeting on site with Steve Bittman	08/01/97
04/10/97	SH 73	1.	6449	5533A	onsite visit	08/01/97
06/09/97	SH 75	1.	6449	5533A	review report	08/01/97
06/09/97	SH 77	0.5	6449	5533A	talked to Steve Bittman re: report	08/01/97
07/16/97	SH 75	2.5	6449	5533A	review report	08/29/97
07/16/97	SH 77	0.3	6449	5533A	call fro Steve Bittman re: report	08/29/97
07/17/97	SH 75	1.	6449	5533A	letter out re; further work required at site	08/29/97
09/02/97	SH 75	1.	6449	5533A	review wp (8/97), talked to Steve Bittman re: site map, verbal approval of wp & fax boring logs from Rix Industries.	09/12/97
12/08/97	SH 77	0.3	6449	5533A	Talked to Steve Bittman re: well installation	12/17/97
01/05/98	SH 77	0.5	6449	5533A	Talked to Steve Bittman re: well installation, results of sampling	01/15/98
01/06/98	SH 77	0.3	6449	5533A	Talked to Steve Bittman re: property transfer	01/15/98
04/21/98	SH 75	0.5	6449	5533A	Reviewed QMR	05/04/98
06/02/98	SH 77	0.2	6449	5533A	Talked to Russell Vincent re: closure	07/17/98
06/08/98	SH 77	1.5	6449	5533A	Meeting with Mr. Russell Vincent re: case closure; intends to use property as work/live.	07/17/98
07/07/98	SH 77	1.	6449	5533A	Talked to Vincent Russell re: case closure for site	07/17/98
07/23/98	SH 77	0.3	6449	5533A	Talked to Vincent Russell re: risk assessment	08/04/98
09/24/98	SH 77	0.2	6449	5533A	Talked to Russell Vincent re: status of RBCA review	10/23/98
10/07/98	SH 77	0.5	6449	5533A	Talked to Mark Detterman re: RBCA	10/23/98
10/13/98	ML 215	3.	6449	5533A	review risk assessment	
10/21/98	SH 77	0.8	6449	5533A	Talked to Mark Detterman re: RBCA ; data will be submitted using geometric mean & not arithmetic mean; asbestos and lead issues present at the site since building will be use for work/live.	10/23/98
10/27/98	ML 215	2.	6449	5533A	review modification to the risk assessment and phone	

					conversation with Mark Detterman	
11/02/98	SH	75	0.7	6449	5533A	Reviewed Risk Assessment 12/15/98
11/02/98	SH	77	0.5	6449	5533A	Talked to Mark Detterman re: RBCA 12/15/98
11/03/98	SH	75	2.	6449	5533A	Review Risk Assessment; draft letter re: RA 12/15/98
11/03/98	ML	215	0.5	6449	5533A	discussion with Susan about the risk assessment
11/05/98	SH	75	2.5	6449	5533A	Reviewed Risk Assessment; draft conditional closure letter 12/15/98
11/09/98	SH	75	2.5	6449	5533A	Complete conditional closure letter 12/15/98
11/10/98	SH	77	0.5	6449	5533A	Talked to Mr. Russell re: letter 12/15/98
11/13/98	SH	77	0.5	6449	5533A	Talked to Mark Detterman (Blymyers) re: conditional closure; well closure. 12/15/98
12/07/98	SH	77	0.5	6449	5533A	Talked to Steve Bittman re; well closure; need for submittal of RMP. 12/15/98

Complete

ALAMEDA COUNTY HAZARDOUS MATERIALS DIVISION

02/04/99

UNDERGROUND STORAGE TANK CLEANUP SITE

AGENCY#: 10000	SOURCE OF FUNDS: ---0-	INSPECTOR: SH
StID: 6449	SUBSTANCE: -0- --0-	
SITE NAME: Vacant Bldg		DATE REPORTED : -0-
ADDRESS : 1372 Ocean Ave		DATE CONFIRMED: -0-
CITY/ZIP : Emeryville, CA 94608		MULTIPLE RP's : -
CASE TYPE: - CONTRACT STATUS: - PRIOR:-0- EMERGENCY RESPONSE: -0-		
RP SEARCH : -		DATE END: -0-
PRELIM ASSESSMENT : -	DATE BEGIN: -0-	DATE END: -0-
REMEDIAL INVESTIG : -	DATE BEGIN: -0-	DATE END: -0-
REMEDIAL ACTION : -	DATE BEGIN: -0-	DATE END: -0-
POST REMED MONITOR: -	DATE BEGIN: -0-	DATE END: -0-
TYPE ENFORCEMENT ACTION TAKEN: - DATE OF ENFORC. ACTION: -0-		

UNDERGROUND STORAGE TANK CLEANUP SITE - SCREEN #2

LUFT FIELD MANUAL CONSIDERATION: -0-	CASE CLOSED: - on: -0-
DT EXC START: -0-	REMEDIAL ACTIONS TAKEN: -0-

RP #1: CONTACT: -0-	RP COST: \$0.00
RP COMPANY NAME: -0-	Ph: -0-
ADDRESS: -0-	
CITY/STATE: -0-	
-0-	

Listing all LOP DAILY activities since 1991 for StID # 6449 as of 02/04/99

Vacant Bldg at as of 02/04/99 , Emeryville CA 94608

- Act91_4
- Act92_1
- 0-
- 0-
- Act92_2
- 0-
- Act93_1
- 0-
- Act93_2
- 0-
- Act94_1
- 0-
- 0-

Act95_1
 Act95_2
 Act95_3
 Act95_4
 Act96_1
 Act96_2
 Act96_3
 Act96_4
 Act97_1
 Act97_2

ActivDat	Insp	ACT	Activ	StID	ActCostF	acomment
04/09/97	SH	77	1.	6449	\$8.10	meeting on site with Steve Bittman
04/10/97	SH	73	1.	6449	\$8.10	onsite visit
06/09/97	SH	75	1.	6449	\$0.00	review report
06/09/97	SH	77	0.5	6449	\$0.00	talked to Steve Bittman re: report
ACT97_3						
07/16/97	SH	75	2.5	6449	\$0.00	review report
07/16/97	SH	77	0.3	6449	\$0.00	call fro Steve Bittman re: report
07/17/97	SH	75	1.	6449	\$0.00	letter out re; further work required at site
09/02/97	SH	75	1.	6449	\$0.00	review wp (8/97), talked to Steve Bittman re: site map, verbal approval of wp & fax boring logs from Rix Industries.

ACT97_4
 ACT98_1
 ACT98_2

Action - Current LOP Dailies:

complete

ALAMEDA COUNTY HEALTH CARE SERVICES



Susan Hugo
AGENCY
DAVID J. KEARS, Agency Director

RAFAT A. SHAHID, DIRECTOR

ST 10649 closure

DEPARTMENT OF ENVIRONMENTAL HEALTH
1131 Harbor Bay Parkway
Alameda, CA 94502-6577

January 08, 1999

RECEIVED

(510) 567-6777
ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9335

ATTN: Accounts Payable

JAN 11 1999

Plant Insulation Co
1300 - 64th St
Emeryville CA 94608

PLANT INSULATION CO

RE: Project # 5533A - Type A
at 1372 Ocean Ave in Emeryville 94608

Dear Property Owner/Designee:

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 \$94 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 Amir Gholami at (510) 567-6876.

Sincerely,

Peacock
Peacock, Manager
Environmental Protection

files/inspector
VCML 567-6782

2-4-99
Per Susan Hugo
- We are not required to deposit at this time - new owner's name has been given to them

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



November 6, 1998

1370 Ocean Avenue LLC Corp.
c/o Mr. Vincent Russell
855 Keeler Avenue
Berkeley, California 94708

ENVIRONMENTAL HEALTH SERVICES

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

**Subject: Conditional Closure for the Property Located at
1372 Ocean Avenue, Emeryville, California 94608 (STID# 6449)**

Dear Mr. Russell:

This agency has reviewed the case file including the following recent reports, ASTM RBCA Health Risk Assessment (8/24/98) and Modifications to Health Risk Assessment (10/22/98) prepared and submitted by Blymyer Engineers, Inc. for the above referenced site. It is our understanding that the property is intended to be redeveloped into six live-work units and will be sold to future residents.

The subject site is currently vacant and consists of a warehouse and an adjoining storage yard reportedly built in 1955 and used by a trucking company between 1950's and 1960's. An underground storage tank (UST) was reportedly removed prior to Plant Insulation Company's ownership of the property in 1975. In March 1997, as part of a property transfer, an investigation consisting of exploration and excavation in the suspected UST and fuel dispenser area was conducted and it was confirmed that no UST exist at the site. Soil and groundwater samples were collected from the former UST and dispenser area. Up to 150 parts per million (ppm) TPH gasoline, 430 ppm TPH diesel, 0.20 ppm toluene, 0.38 ppm ethylbenzene, 1.2 ppm xylenes, 4.4 ppm lead, and low levels of semi-volatile organic compounds were found in the soil at the site. Grab water sample showed up to 7,000 ppb TPH diesel, 330 ppb TPH gasoline, 8.5 ppb methyl tertiary butyl ether (MTBE), 0.69 ppb xylenes, 13 ppb lead, 9.4 ppb cis 1,2-dichloroethene, 2.4 ppb trans 1,2-dichloroethene, 40 ppb trichloroethene, 2.7 ppb trichlorofluoromethane, and 1.5 ppb vinyl chloride. On October 11, 1997, a shallow groundwater monitoring well was installed within ten feet downgradient of the former tank area to assess the extent of groundwater impact. Three groundwater-sampling events were conducted at the site. The last sampling event (6/21/98) showed the following concentrations: 65 ppb TPH gasoline, 180 ppb TPH diesel, 7.1 ppb MTBE, 17 ppb cis 1,2-dichloroethene, 2.1 ppb trans 1,2 dichloroethene, 78 ppb trichloroethene and 2.2 ppb vinyl chloride.

Based on the review of all the reports submitted to date and with the provision that the information provided to this agency was accurate and representative of site conditions, it appears that the release associated with the UST is a low risk soil and groundwater case. The site can be closed with an approved Long - Term Risk Management Plan (RMP). The RMP should include at a minimum the following items:

Mr. Vincent Russell
RE: 1372 Ocean Avenue, Emeryville, CA 94608
November 6, 1998
Page 2 of 2

- 1) Assurance that the RMP will be maintained in the future, including a letter outlining the process of deed notification.
- 2) Proof of recordation of the deed notice should be submitted to the RWQCB, City of Emeryville Building and Planning Department and this office.
- 3) Notification of change in land use should be submitted to RWQCB and this agency.
- 4) No vertical conduit should be created between the shallow and deeper aquifer.
- 5) Due to the presence of solvents, petroleum hydrocarbon, and semi-volatiles in soil and / or groundwater at the site, construction site workers who may handle soil and /or groundwater during future construction activities should take appropriate precautions.
- 6) If soils and groundwater are generated during construction activities at the site, a soil management plan and groundwater management plan should be developed and submitted to this agency.
- 7) Any impacted soil not overlain by concrete or asphalt (i.e. , landscaped areas) should be covered as part of site development with a minimum cover of 18 inches of clean top soil.

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

c: Chuck Headlee, San Francisco Bay RWQCB
Ignacio Dayrit, City of Emeryville, 2200 Powell St., 12th Fl., Emeryville, CA 94608
Doug Ralston, Plant Insulation Co., 1300 64th Street, Emeryville, CA 94608
Mark Detterman, Blymyer Engineers Inc., 1829 Clement Ave., Alameda, CA 94501
SH / files

Oceanview site

Susan,

I looked at the risk assessment and requested some modifications/explanations

1. As requested, they changed the average calculation from geometric to arithmetic mean
2. Also, they used a 2.5 cm crack thickness instead of a 15 cm crack thickness which is default (assuming a 6 inch concrete slab and the crack going all the way through). Mark wrote up an explanation as to why they used 2.5 cm and I guess he is stating that the maximum width they found on the site was only 1 inch or 2.5 cm.
3. I have asked for an RMP to address the issue of not evaluating soil to indoor pathway since no development is expected to happen in this portion of the site. They need to do a deed notification.

I will call you on Thursday from home.

Madhulla

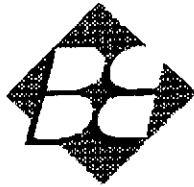
deed →
 Risk management →
 w/ deed notifiacal

11/3/98

521-3773

11/6/98
 Mark Dethman
 - Russell Vincent LLC
 1370 Ocean Ave. LLC Corp
 c/o Russell Vincent

FACSIMILE MEMORANDUM SHEET



BLYMYER
ENGINEERS, INC.

Date: September 2, 1998

Job No.: 98078

Fax No.: 510/337-9335

TO: Susan Hugo At: ACHCSA

Subject: 1372 Ocean Ave, Emeryville
Risk Assessment

Comments: Susan, This is in follow up to my voice mail from earlier today. I want to see if you received the risk assessment and if you or Madhulla have had a chance to review the report. As I will be leaving on vacation next Wednesday for the remainder of the month, (and Monday is a holiday!!) I'd like to make sure I can do as much as I can before I leave. Give me a call, or fax this back with your comments! Thanks, Mark

From: Mark Detterman

Total number of pages (including this memo): 1 Originals to be mailed YES NO

Copy: File

If this transmission has not arrived as described or is not in readable condition, please contact Blymyer Engineers, Inc. and we will re-transmit.

(510) 521-3773

rev. 10/4/93

00198078.rve\fsureg.01

1829 Clement Avenue, Alameda, CA 94501-1395 Fax (510) 865-2594

6/8/98 met with Mr. Russell Vincent -
potential
1372 Ocean Ave - by 6/22/98
review - also

International Geologic
ENVIRONMENTAL AND GEOLOGIC SOLUTIONS

STEVE BITTMAN
Project Manager

2831 SYLHOWE ROAD
OAKLAND, CA 94602

PHONE (510) 530-8751
FAX (510) 530-8794

D. L. RALSTON
PRESIDENT

REPRESENTING
PLANT INSULATION COMPANY
DISTRIBUTORS • CONTRACTORS
LICENSE NO 49592

1300 64TH STREET
EMERYVILLE, CA 94662
(510) 654-7363
(800) 44 PLANT
FAX (510) 654-4167

SUSAN, WE ARE sending money letters to people with negative balances.

ALAMEDA COUNTY HAZARDOUS MATERIALS DIVISION
DEPOSIT / REFUND ACCOUNT SHEET

printed 05/21/98

SITE INFORMATION

Vacant Bldg
1372 Ocean Ave
Emeryville 94608
Site Contact:
Site Phone :

StID: 6449 Site#: 5533
PROJECT#: 5533A
PROJECT TYPE: *** A ***
INSP: Amir Gholami *SUSAN*
ACCT. SHEET PG #: *11/10*

PROPERTY OWNER INFORMATION

Owner Contact:
Owner Phone :

PAYOR INFORMATION

Plant Insulation Co
1300 - 64th St
Emeryville CA 94608 #1041
Payor Contact: Sir Or Madam
Payor Phone :

Date	Action Taken	Time		Hours Spent/ Depstd	Hour Balnce	Money Spent/ Depositd	Money Balance
		In	Out				
	Balance from Prev. Page	.....	.....	.....	.....	.....	.....
05/21/98	Rcpt# 805818 Deposit of \$253.60 @ \$94/hour			+2.69		+\$253.60	

UPON COMPLETION OF PROJECT

PROJ COMPLETED BY : _____ ATTACH: State Forms A, B & C
 Billing Adjustment*
DATE OF COMPLETION : _____ DATE SENT TO BILLING: _____
TOTAL COST OF PROJECT: _____ REFUND AMOUNT: _____ Rev. 5/96
* Billing adjustment forms needed when site is in our UST program. REPORT: WrkShtD (ongoing Deposit)

** By receiving this, they have a zero balance.
If you continue working on this, keep in mind.
you'll have to ask for more money.
& LP*

PLANT INSULATION CO., 1300-64TH STREET, EMERYVILLE, CA 94608

THIS CHECK IS TENDERED IN FULL PAYMENT OF INVOICES LISTED BELOW

6246

TRANSACTION NUMBER	REFERENCE	DATE	DESCRIPTION	GROSS AMOUNT	DEDUCTION	NET AMOUNT
19959	PROJ#5533A	5/18/98	TYPE M 1372 Ocean Ave. Emeryville, CA 94608	253.60	0.00	253.60
VENDOR NO.	99003		AMOUNT	253.60	0.00	253.60

PLEASE DETACH BEFORE DEPOSITING CHECK

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



ENVIRONMENTAL
PROTECTION

98 MAY 21 AM 9:19

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

RECEIVED

MAY 18 1998

PLANT INSULATION

May 14, 1998

ATTN: Sir Or Madam

Plant Insulation Co
1300 - 64th St
Emeryville CA 94608

RE: Project # 5533A - Type M
at 1372 Ocean Ave in Emeryville 94608

Dear Property Owner/Designee:

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 \$253.60 payable to Alameda County, Environmental Health Services, within two weeks of receipt of this letter.

It is expected that the amount requested will allow the project to be completed with a zero balance. Otherwise, more money will be requested or 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 \$94 per hour.

Please be sure to write the following identifying information on your check:

- project #
- type of project and
- site address

(see RE: line above).

If you have any questions, please contact Amir Gholami at (510) 567-6876.

Sincerely,

Tom Peacock, Manager
Environmental Protection

c: files

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY
DAVID J. KEARS, Agency Director



July 17, 1997
STID # 6449

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

Mr. Doug Ralston
Plant Insulation Company
1300 64th Street
Emeryville, California 94608

**RE: Underground Storage Tank Reportedly Removed at 1372 Ocean Avenue
Emeryville, California 94608**

Dear Mr. Ralston:

This office has completed review of the "Letter Report" dated May 7, 1997, prepared and submitted by International Geologic for the above referenced site. The report documents the exploratory excavation work performed concerning the underground storage tank (UST) reportedly removed at the subject property.

A former fuel dispenser island was identified in the yard area during preparation for the sale of the property. Subsurface locating techniques were utilized at the site but did not identify the presence of the UST. Exploratory excavation was conducted on March 31, 1997 near the former dispenser island. An apparent supply line was uncovered leading from the dispenser island but no UST was found. Pieces of concrete were apparently used as backfill for the excavation where the tank may have been removed.

Two soil samples were collected. Sample S-5.5-B1 was collected from the tank excavation area at 5.5 feet bgs and S-2-D1 was collected 2 feet beneath the dispenser area. Analytical results showed up to 150 ppm TPH gasoline, 430 ppm TPH diesel, 0.20 ppm toluene, 0.38 ppm ethylbenzene, 1.2 ppm xylenes, 4.4 ppm lead, 0.43 ppm 2-methylnaphthalene, 0.18 ppm N-Nitroso-Di-N-Phenylamine and 0.19 ppm phenanthrene. A grab water sample was also collected from the bottom of the tank pit and detected 330 ppb TPH gasoline, 7,000 ppb TPH diesel, 8.5 ppb MTBE, 0.69 ppb xylenes, 13 ppb lead, 11.8 ppb DCE, 40 ppb TCE, 1.5 ppb vinyl chloride and 2.7 ppb trichlorofluoromethane.

Based on this review, the extent of the soil and groundwater contamination must be determine in order to evaluate if the site is a low risk soil or groundwater case. You may address this issue by advancing a boring within ten feet of the former tank area in the verified downgradient direction. At a minimum, one soil sample must be collected preferably at the soil / groundwater interface. In addition, a groundwater sample shall also be collected. Both soil and groundwater samples must

Mr. Doug Ralston
RE: 1372 Ocean Avenue, Emeryville, CA 94608
July 17, 1997
Page 2 of 2

be analyzed for the following target compounds: TPH gasoline, TPH diesel, BTEX, MTBE, chlorinated hydrocarbons and semi volatile organic compounds. If the levels of contaminants detected in the soil and the groundwater samples meet the ASTM Risk Based Corrective Action (RBCA) Tier 1 Risk Based Screening Level (RBSL), we will then evaluate the site for closure as a low risk soil or groundwater case.

Please submit a brief work plan addressing all the items mentioned above no later than September 1, 1997. I have enclosed a blank copy of the Underground Storage Tank Unauthorized Release (Leak)/ Contamination Site Report which must be completed and submitted to this office within five working days upon receipt of this letter.

All reports and proposals must be submitted under seal of a California Registered Geologist or Registered Civil Engineer with a statement of qualifications for each lead professional involved with the project.

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

Sincerely,



Susan L. Hugo
Senior Hazardous Materials Specialist

enclosure

c: Mee Ling Tung, Director, Environmental Health
Gordon Coleman, Chief, Environmental Protection Division
Kevin Graves, San Francisco Bay RWQCB
Steve Bittman, International Geologic, 2831 Sylhowe Road, Oakland, CA 94602
SH / files

CONFIDENTIAL

UNDERGROUND STORAGE TANK UNAUTHORIZED RELEASE (LEAK) / CONTAMINATION SITE REPORT

EMERGENCY <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		FOR LOCAL AGENCY USE ONLY I HEREBY CERTIFY THAT I HAVE DISTRIBUTED THIS INFORMATION ACCORDING TO THE DISTRIBUTION SHOWN ON THE INSTRUCTION SHEET ON THE BACK PAGE OF THIS FORM	
REPORT DATE 06/23/97		CASE # JUL 25 PM 2:37		SIGNED: Susan Hugo 7/1/97 DATE	
REPORTED BY	NAME OF INDIVIDUAL FILING REPORT Steve Bittman		PHONE (510) 530-8751	SIGNATURE Steve Bittman	
	REPRESENTING <input checked="" type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> LOCAL AGENCY <input type="checkbox"/> OTHER		COMPANY OR AGENCY NAME International Geologic		
	ADDRESS 2831 Sylhowe Rd Oakland CA 94602				
RESPONSIBLE PARTY	NAME Plant Insulation Co. <input type="checkbox"/> UNKNOWN		CONTACT PERSON Mr. Doug Palston	PHONE (510) 654-7363	
	ADDRESS 1300 64th St Emeryville CA 94662				
SITE LOCATION	FACILITY NAME (IF APPLICABLE)		OPERATOR	PHONE ()	
	ADDRESS 1372 Ocean Ave Emeryville Alameda 94608				
	CROSS STREET Hollis St				
IMPLEMENTING AGENCIES	LOCAL AGENCY AGENCY NAME Alameda Co. Health Services		CONTACT PERSON Susan Hugo	PHONE (510) 567-6780	
	REGIONAL BOARD SF RWQCB		Kevin Graver	PHONE (510) 286-1255	
SUBSTANCES INVOLVED	(1) NAME Gasoline and/or Diesel			QUANTITY LOST (GALLONS) UNKNOWN	
	(2) UNKNOWN				
DISCOVERY/ABATEMENT	DATE DISCOVERED 03/31/97		HOW DISCOVERED <input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS <input type="checkbox"/> TANK TEST <input type="checkbox"/> TANK REMOVAL <input checked="" type="checkbox"/> OTHER Suspected UST Invest.		
	DATE DISCHARGE BEGAN UNKNOWN		METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY) <input type="checkbox"/> REMOVE CONTENTS <input type="checkbox"/> CLOSE TANK & REMOVE <input type="checkbox"/> REPAIR PIPING <input type="checkbox"/> REPAIR TANK <input type="checkbox"/> CLOSE TANK & FILL IN PLACE <input type="checkbox"/> CHANGE PROCEDURE <input type="checkbox"/> REPLACE TANK <input checked="" type="checkbox"/> OTHER Former UST removed ~1970		
	HAS DISCHARGE BEEN STOPPED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO IF YES, DATE				
SOURCE/CAUSE	SOURCE OF DISCHARGE <input type="checkbox"/> TANK LEAK <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER		CAUSE(S) <input type="checkbox"/> OVERFILL <input type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input type="checkbox"/> CORROSION <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER		
	CHECK ONE ONLY <input type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input checked="" type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)				
CURRENT STATUS	CHECK ONE ONLY <input type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT WORKPLAN SUBMITTED <input checked="" type="checkbox"/> POLLUTION CHARACTERIZATION <input type="checkbox"/> LEAK BEING CONFIRMED <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT UNDERWAY <input type="checkbox"/> POST CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> REMEDIATION PLAN <input type="checkbox"/> CASE CLOSED (CLEANUP COMPLETED OR UNNECESSARY) <input type="checkbox"/> CLEANUP UNDERWAY				
	CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS) <input type="checkbox"/> CAP SITE (CD) <input type="checkbox"/> EXCAVATE & DISPOSE (ED) <input type="checkbox"/> REMOVE FREE PRODUCT (FP) <input type="checkbox"/> ENHANCED BIO DEGRADATION (IT) <input type="checkbox"/> CONTAINMENT BARRIER (CB) <input type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> REPLACE SUPPLY (RS) <input type="checkbox"/> VACUUM EXTRACT (VE) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> TREATMENT AT HOOKUP (HU) <input type="checkbox"/> VENT SOIL (VS) <input checked="" type="checkbox"/> OTHER (OT) To be assessed				
COMMENTS	UST was suspected to due to existing dispenser Island. Initial excavation uncovered supply line, but no UST was found. RP has knowledge of site since 1975 - but no knowledge of UST.				

INSTRUCTIONS

EMERGENCY

Indicate whether emergency response personnel and equipment were involved at any time. If so, a Hazardous Material Incident Report should be filed with the State Office of Emergency Services (OES) at 2800 Meadowview Road, Sacramento, CA 95832. Copies of the OES report form may be obtained at your local underground storage tank permitting agency. Indicate whether the OES report has been filed as of the date of this report.

LOCAL AGENCY ONLY

To avoid duplicate notification pursuant to Health and Safety code Section 25180.5, a government employee should sign and date the form in this block. A signature here does not mean that the leak has been determined to pose a significant threat to human health or safety, only that notification procedures have been followed if required.

REPORTED BY

Enter your name, telephone number, and address. Indicate which party you represent and provide company or agency name.

RESPONSIBLE PARTY

Enter name, telephone number, contact person, and address of the party responsible for the leak. The responsible party would normally be the tank owner.

SITE LOCATION

Enter information regarding the tank facility. At a minimum, you must provide the facility name and full address.

IMPLEMENTING AGENCIES

Enter names of the local agency and Regional Water Quality Control Board involved.

SUBSTANCES INVOLVED

Enter the name and quantity lost of the hazardous substance involved. Room is provided for information on two substances if appropriate. If more than two substances leaked, list the two of most concern for cleanup.

DISCOVERY/ABATEMENT

Provide information regarding the discovery and abatement of the leak.

SOURCE/CAUSE

Indicate source(s) of leak. Check box(es) indicating cause of leak.

CASE TYPE

Indicate the case type category for this leak. Check one box only. Case type is based on the most sensitive resource affected. For example, if both soil and ground water have been affected, case type will be "Ground Water". Indicate "Drinking Water" only if one or more municipal or domestic water wells have actually been affected. A "Ground Water" designation does not imply that the affected water cannot be, or is not, used for drinking water, but only that water wells have not yet been affected. It is understood that case type may change upon further investigation.

CURRENT STATUS

Indicate the category which best describes the current status of the case. Check one box only. The response should be relative to the case type. For example, if case type is "Ground Water", then "Current Status" should refer to the status of the ground water investigation or cleanup, as opposed to that of soil. Descriptions of options follow:

No Action Taken - No action has been taken by responsible party beyond initial report of leak.

Leak Being Confirmed - Leak suspected at site, but has not been confirmed.

Preliminary Site Assessment Workplan Submitted - workplan/proposal requested of/submitted by responsible party to determine whether ground water has been, or will be, impacted as a result of the release.

Preliminary Site Assessment Underway - implementation of workplan.

Pollution Characterization - responsible party is in the process of fully defining the extent of contamination in soil and ground water and assessing impacts on surface and/or ground water.

Remediation Plan - remediation plan submitted evaluating long term remediation options. Proposal and implementation schedule for appropriate remediation options also submitted.

Cleanup Underway - implementation of remediation plan.

Post Cleanup Monitoring in Progress - periodic ground water or other monitoring at site, as necessary, to verify and/or evaluate effectiveness of remedial activities.

Case Closed - regional board and local agency in concurrence that no further work is necessary at the site.

IMPORTANT: THE INFORMATION PROVIDED ON THIS FORM IS INTENDED FOR GENERAL STATISTICAL PURPOSES ONLY AND IS NOT TO BE CONSTRUED AS REPRESENTING THE OFFICIAL POSITION OF ANY GOVERNMENTAL AGENCY

REMEDIAL ACTION

Indicate which action have been used to cleanup or remediate the leak. Descriptions of options follow:

Cap Site - install horizontal impermeable layer to reduce rainfall infiltration.

Containment Barrier - install vertical dike to block horizontal movement of contaminant.

Excavate and Dispose - remove contaminated soil and dispose in approved site.

Excavate and Treat - remove contaminated soil and treat (includes spreading or land farming).

Remove Free Product - remove floating product from water table.

Pump and Treat Groundwater - generally employed to remove dissolved contaminants.

Enhanced Biodegradation - use of any available technology to promote bacterial decomposition of contaminants.

Replace Supply - provide alternative water supply to affected parties.

Treatment at Hookup - install water treatment devices at each dwelling or other place of use.

Vacuum Extract - use pumps or blowers to draw air through soil.

Vent Soil - bore holes in soil to allow volatilization of contaminants.

No Action Required - incident is minor, requiring no remedial action.

COMMENTS - Use this space to elaborate on any aspects of the incident.

SIGNATURE - Sign the form in the space provided.

DISTRIBUTION

If the form is completed by the tank owner or his agent, retain the last copy and forward the remaining copies intact to your local tank permitting agency for distribution.

1. Original - Local Tank Permitting Agency
2. Regional Water Quality Control Board
3. Local Health Officer and County Board of Supervisors or their designee to receive Proposition 65 notifications.
4. Owner/responsible party.

UNDERGROUND STORAGE TANK UNAUTHORIZED RELEASE (LEAK) / CONTAMINATION SITE REPORT

EMERGENCY <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	FOR LOCAL AGENCY USE ONLY I HEREBY CERTIFY THAT I HAVE DISTRIBUTED THIS INFORMATION ACCORDING TO THE DISTRIBUTION SHOWN ON THE INSTRUCTION SHEET ON THE BACK PAGE OF THIS FORM.
--	--	---

REPORT DATE 06/13/97	CASE #
-------------------------	--------

SIGNED	DATE
--------	------

REPORTED BY	NAME OF INDIVIDUAL FILING REPORT Steve Bittman	PHONE (510) 530-8751	SIGNATURE <i>Steve Bittman</i>	
	REPRESENTING <input type="checkbox"/> LOCAL AGENCY <input checked="" type="checkbox"/> OWNER/OPERATOR <input type="checkbox"/> REGIONAL BOARD <input type="checkbox"/> OTHER	COMPANY OR AGENCY NAME International Geologic		
	ADDRESS 2831 Sylhowe STREET Rd Oakland CITY CA 94602 STATE ZIP			

RESPONSIBLE PARTY	NAME Plant Insulation <input type="checkbox"/> UNKNOWN	CONTACT PERSON Mr Doug Ralston	PHONE (510) 654-7363
	ADDRESS 1300 64th ST STREET Emeryville CITY CA 94662 STATE ZIP		

SITE LOCATION	FACILITY NAME (IF APPLICABLE)	OPERATOR	PHONE ()	
	ADDRESS 1372 Ocean STREET Ave Emeryville CITY CA Alameda COUNTY 94608 STATE ZIP			
	CROSS STREET Hollis ST			

IMPLEMENTING AGENCIES	LOCAL AGENCY AGENCY NAME Alameda Co. Health Services	CONTACT PERSON Susan Hugo	PHONE (510) 567-6780
	REGIONAL BOARD San Francisco RWQCB	CONTACT PERSON Kevin Graves	PHONE (510) 286-1255

SUBSTANCES INVOLVED	(1) NAME Diesel	QUANTITY LOST (GALLONS)	<input checked="" type="checkbox"/> UNKNOWN
	(2)		<input type="checkbox"/> UNKNOWN

DISCOVERY/ABATEMENT	DATE DISCOVERED 06/30/97	HOW DISCOVERED <input type="checkbox"/> TANK TEST <input type="checkbox"/> TANK REMOVAL <input checked="" type="checkbox"/> OTHER Suspected w/ investigation	<input type="checkbox"/> INVENTORY CONTROL <input type="checkbox"/> SUBSURFACE MONITORING <input type="checkbox"/> NUISANCE CONDITIONS
	DATE DISCHARGE BEGAN UNKNOWN	METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY) Approx. 1970	
	HAS DISCHARGE BEEN STOPPED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO IF YES, DATE	<input type="checkbox"/> REMOVE CONTENTS <input checked="" type="checkbox"/> CLOSE TANK & REMOVE <input type="checkbox"/> REPAIR PIPING	<input type="checkbox"/> REPAIR TANK <input type="checkbox"/> CLOSE TANK & FILL IN PLACE <input type="checkbox"/> CHANGE PROCEDURE	☐ REPLACE TANK ☐ OTHER

SOURCE/ CAUSE	SOURCE OF DISCHARGE <input type="checkbox"/> TANK LEAK <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/> PIPING LEAK <input type="checkbox"/> OTHER	CAUSE(S) <input type="checkbox"/> OVERFILL <input type="checkbox"/> RUPTURE/FAILURE <input type="checkbox"/> SPILL <input type="checkbox"/> CORROSION <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/> OTHER
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CASE TYPE	CHECK ONE ONLY <input type="checkbox"/> UNDETERMINED <input type="checkbox"/> SOIL ONLY <input checked="" type="checkbox"/> GROUNDWATER <input type="checkbox"/> DRINKING WATER - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)
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CURRENT STATUS	CHECK ONE ONLY <input type="checkbox"/> NO ACTION TAKEN <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT WORKPLAN SUBMITTED <input checked="" type="checkbox"/> POLLUTION CHARACTERIZATION <input type="checkbox"/> LEAK BEING CONFIRMED <input type="checkbox"/> PRELIMINARY SITE ASSESSMENT UNDERWAY <input type="checkbox"/> POST CLEANUP MONITORING IN PROGRESS <input type="checkbox"/> REMEDIATION PLAN <input type="checkbox"/> CASE CLOSED (CLEANUP COMPLETED OR UNNECESSARY) <input type="checkbox"/> CLEANUP UNDERWAY
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REMEDIAL ACTION	CHECK APPROPRIATE ACTION(S) (SEE BACK FOR DETAILS)	<input type="checkbox"/> EXCAVATE & DISPOSE (ED) <input type="checkbox"/> REMOVE FREE PRODUCT (FP) <input type="checkbox"/> ENHANCED BIO DEGRADATION (IT)	<input type="checkbox"/> CAP SITE (CD) <input type="checkbox"/> EXCAVATE & TREAT (ET) <input type="checkbox"/> PUMP & TREAT GROUNDWATER (GT) <input type="checkbox"/> REPLACE SUPPLY (RS)
	<input type="checkbox"/> CONTAINMENT BARRIER (CB) <input type="checkbox"/> NO ACTION REQUIRED (NA) <input type="checkbox"/> TREATMENT AT HOOKUP (HU) <input type="checkbox"/> VENT SOIL (VS)	<input checked="" type="checkbox"/> OTHER (OT) To be assessed	

COMMENTS	UST apparently removed ~ 1970.
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INSTRUCTIONS

EMERGENCY

Indicate whether emergency response personnel and equipment were involved at any time. If so, a Hazardous Material Incident Report should be filed with the State Office of Emergency Services (OES) at 2800 Meadowview Road, Sacramento, CA 95832. Copies of the OES report form may be obtained at your local underground storage tank permitting agency. Indicate whether the OES report has been filed as of the date of this report.

LOCAL AGENCY ONLY

To avoid duplicate notification pursuant to Health and Safety code Section 25180.5, a government employee should sign and date the form in this block. A signature here does not mean that the leak has been determined to pose a significant threat to human health or safety, only that notification procedures have been followed if required.

REPORTED BY

Enter your name, telephone number, and address. Indicate which party you represent and provide company or agency name.

RESPONSIBLE PARTY

Enter name, telephone number, contact person, and address of the party responsible for the leak. The responsible party would normally be the tank owner.

SITE LOCATION

Enter information regarding the tank facility. At a minimum, you must provide the facility name and full address.

IMPLEMENTING AGENCIES

Enter names of the local agency and Regional Water Quality Control Board involved.

SUBSTANCES INVOLVED

Enter the name and quantity lost of the hazardous substance involved. Room is provided for information on two substances if appropriate. If more than two substances leaked, list the two of most concern for cleanup.

DISCOVERY/ABATEMENT

Provide information regarding the discovery and abatement of the leak.

SOURCE/CAUSE

Indicate source(s) of leak. Check box(es) indicating cause of leak.

CASE TYPE

Indicate the case type category for this leak. Check one box only. Case type is based on the most sensitive resource affected. For example, if both soil and ground water have been affected, case type will be "Ground Water". Indicate "Drinking Water" only if one or more municipal or domestic water wells have actually been affected. A "Ground Water" designation does not imply that the affected water cannot be, or is not, used for drinking water, but only that water wells have not yet been affected. It is understood that case type may change upon further investigation.

CURRENT STATUS

Indicate the category which best describes the current status of the case. Check one box only. The response should be relative to the case type. For example, if case type is "Ground Water", then "Current Status" should refer to the status of the ground water investigation or cleanup, as opposed to that of soil. Descriptions of options follow:

No Action Taken - No action has been taken by responsible party beyond initial report of leak.

Leak Being Confirmed - Leak suspected at site, but has not been confirmed.

Preliminary Site Assessment Workplan Submitted - workplan/proposal requested of/submitted by responsible party to determine whether ground water has been, or will be, impacted as a result of the release.

Preliminary Site Assessment Underway - implementation of workplan.

Pollution Characterization - responsible party is in the process of fully defining the extent of contamination in soil and ground water and assessing impacts on surface and/or ground water.

Remediation Plan - remediation plan submitted evaluating long term remediation options. Proposal and implementation schedule for appropriate remediation options also submitted.

Cleanup Underway - implementation of remediation plan.

Post Cleanup Monitoring in Progress - periodic ground water or other monitoring at site, as necessary, to verify and/or evaluate effectiveness of remedial activities.

Case Closed - regional board and local agency in concurrence that no further work is necessary at the site.

IMPORTANT: THE INFORMATION PROVIDED ON THIS FORM IS INTENDED FOR GENERAL STATISTICAL PURPOSES ONLY AND IS NOT TO BE CONSTRUED AS REPRESENTING THE OFFICIAL POSITION OF ANY GOVERNMENTAL AGENCY

REMEDIAL ACTION

Indicate which action have been used to cleanup or remediate the leak. Descriptions of options follow:

Cap Site - install horizontal impermeable layer to reduce rainfall infiltration.

Containment Barrier - install vertical dike to block horizontal movement of contaminant.

Excavate and Dispose - remove contaminated soil and dispose in approved site.

Excavate and Treat - remove contaminated soil and treat (includes spreading or land farming).

Remove Free Product - remove floating product from water table.

Pump and Treat Groundwater - generally employed to remove dissolved contaminants.

Enhanced Biodegradation - use of any available technology to promote bacterial decomposition of contaminants.

Replace Supply - provide alternative water supply to affected parties.

Treatment at Hookup - install water treatment devices at each dwelling or other place of use.

Vacuum Extract - use pumps or blowers to draw air through soil.

Vent Soil - bore holes in soil to allow volatilization of contaminants.

No Action Required - incident is minor, requiring no remedial action.

COMMENTS - Use this space to elaborate on any aspects of the incident.

SIGNATURE - Sign the form in the space provided.

DISTRIBUTION

If the form is completed by the tank owner or his agent, retain the last copy and forward the remaining copies intact to your local tank permitting agency for distribution.

1. Original - Local Tank Permitting Agency
2. Regional Water Quality Control Board
3. Local Health Officer and County Board of Supervisors or their designee to receive Proposition 65 notifications.
4. Owner/responsible party.

ALAMEDA COUNTY HAZARDOUS MATERIALS DIVISION
DEPOSIT / REFUND ACCOUNT SHEET

printed 05/14/97

SITE INFORMATION

Vacant Bldg
1372 Ocean Ave
Emeryville 94608
Site Contact:
Site Phone :

StID: 6449 Site#: 5533
PROJECT#: 5533A
PROJECT TYPE:*** M ***
INSP: Susan Hugo
ACCT. SHEET PG #: _____

PROPERTY OWNER INFORMATION

PAYOR INFORMATION

Owner Contact:
Owner Phone :

Plant Insulation Co
1300 - 64th St
Emeryville CA 94608 #1041
Payor Contact:
Payor Phone :

Date	Action Taken	Time		Hours Spent/Depstd	Hour Balnce	Money Spent/Depositd	Money Balance
		In	Out				
	Rcpt# 795633						
05/14/97	Deposit of \$630.00 @ \$94/hour			+6.7	+6.7	\$630.00	\$630.00
05/14/97	Admin. Charge: 1 hour	.....	.....	1.00	5.7	94.00	\$536.00
6/9/97	Reviewed report			1.0			
6/9/97	Talked to Steve Bitman			0.5			
7/16/97	Talked to Steve Bitman			0.3			
7/16/97	Reviewed report. letter out			2.5			
7/17/97	Letter finalized; out			1.0			

UPON COMPLETION OF PROJECT

PROJ COMPLETED BY : _____ ATTACH: State Forms A,B & C
 Billing Adjustment*
DATE OF COMPLETION : _____ DATE SENT TO BILLING: _____
TOTAL COST OF PROJECT: _____ REFUND AMOUNT: _____ Rev. 7/96

* Billing adjustment forms needed when site is in our UST program.

INTERNATIONAL GEOLOGIC
ENVIRONMENTAL AND GEOLOGICAL SERVICES

2831 SYLHOWE ROAD, OAKLAND, CALIFORNIA 94602
PHONE (510) 530-8751 FAX (510) 530-8794

ENVIRONMENTAL
PROTECTION
MAY - 8 PM 3:00

May 7, 1997
705-1.LTR

Ms. Susan Hugo
Senior Hazardous Materials Specialist
Alameda County Health Care Services Agency
Division of Environmental Protection
1131 Harbor Bay Parkway, 2nd Floor
Alameda, California 94502

Subject: Transmittal for Letter Report describing a subsurface investigation related to a suspected underground storage tank location at 1372 Ocean Avenue, Emeryville, California.

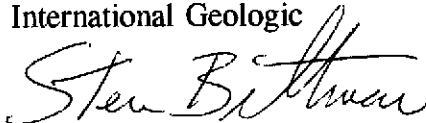
Ms. Hugo:

The enclosed report documents exploratory excavation work with soil and groundwater sampling and laboratory analyses conducted at the above mentioned property. International Geologic was contacted by the property owner to observe a limited excavation with regard to a suspected former underground storage tank (UST) location on the property, collect soil and groundwater samples, have the samples laboratory analyzed and to prepare this report.

Based on the laboratory analyses of soil and groundwater samples collected during this investigation, and on the apparent fact that the former UST was removed from the property sometime prior to 1975, International Geologic believes the subject case should be considered a candidate for closure.

A check for \$630.00 as required by your agency is enclosed for oversight services. Thank you for your guidance in this matter, and please feel free to contact me at (510) 530-8751.

Sincerely,
International Geologic



Steve Bittman
Project Manager

cc: Mr. Doug Ralston
Plant Insulation Company
1300 64th Street
Emeryville, California 94662 *94662*

encl. Check for \$630.00 made payable to "Alameda County Environmental Protection Division"

ALAMEDA COUNTY ENVIRONMENTAL
HEALTH SERVICES

ENVIRONMENTAL PROTECTION DIVISION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
Telephone (510) 567-8700 Fax (510) 337-9335

FAX COVER SHEET

DATE: April 15, 1997

TO: STEVE BITMAN

FAX # (510) 530-8794

Total number of pages including cover sheet 11

FROM: **SUSAN L. HUGO**
Senior Hazardous Materials Specialist

NOTE: 1372 OCEAN AVE. EMERYVILLE, CA 94608

SOIL & WATER SAMPLES SHOULD BE RUN FOR THE
following: TPHg, TPHd, BTEX, MTBE, Chlorinated HC
and for semi-volatiles, Lead

(SMILE) HAVE A NICE DAY
DO SOMETHING FOR OUR ENVIRONMENT

TRANSMIT REPORT

1997, 04-15 09:41
 510 337 9335
 ALAMEDA CO EHS HAZ-OPS

COM No.	REMOTE STATION	START TIME	DURATION	PAGES	RESULT	USER ID	REMARKS
479	5105308794	04-15 09:35	05' 34	10/10	OK		

7499402046

**ALAMEDA COUNTY ENVIRONMENTAL
 HEALTH SERVICES**

ENVIRONMENTAL PROTECTION DIVISION
 1131 Harbor Bay Parkway, Suite 250
 Alameda, CA 94602-6577
 Telephone (510) 567-8700 Fax (510) 337-9335

FAX COVER SHEET

DATE: April 15, 1997

TO: STEVE BITMAN

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Total number of pages including cover sheet 11

FROM: **SUSAN L. HUGO**
 Senior Hazardous Materials Specialist

NOTE: 1372 OCEAN AVE. EMERYVILLE, CA 94608