GEOFON
INCORPORATED
4620 NORTHGATE BLVD #155, SACRAMENTO, CA 95834
TELEPHONE: (916) 923-3335 • FAX (916) 923-3336
INTERNET: www.geofon.com

25 July 2006

Ms. Donna Drogos
LOP Manager
Alameda County Environmental Health
Local Oversight Program
1131 Harbor Bay Parkway
Alameda, CA 94502-6577

Subject: **Summary of Phase II Site Assessment Field Activities**
Shore Acres Gas, 403 E 12th Street, Oakland, California

Dear Ms. Drogos:

Geofon, Inc. is pleased to submit one copy of the subject report for your review. The report summarizes permitting, soil boring and sampling, and analytical results. Two additional copies have been distributed as shown on the distribution list below.

The purpose of this work was to evaluate the presence of potential petroleum hydrocarbon impact to soil at the site. The scope of work performed during this investigation consisted of installing two on-site direct push borings to 20 feet in the vicinity of the existing underground storage tanks.

If you have any questions or comments regarding this report, please do not hesitate to call either of us at (916) 923-3335.

Sincerely,
Geofon, Inc.

Dennis M. Jones
Project Manager

Dave Marks, P.G.
Program Manager

cc: Mr. LeRoy Griffin, Oakland Fire Department, 250 Frank Ogawa Plaza, Suite 3341, Oakland, CA 94612
Mr. Rashid Ghafoor (Owner), 301 Anchor Drive, Bay Point, CA 94565

Phase II Site Assessment Field Activities

Shore Acres Gas
403 E 12th Street
Oakland, California

LOP Site No. (not established)

Prepared for:

Mr. Rashid Ghafoor
301 Anchor Drive
Bay Point, California 94565

Prepared by:

GEOFON INCORPORATED
4620 Northgate Boulevard, Suite 155
Sacramento, California 95834

Geofon Project No: 5-70004

July 2006

Phase II Environmental Site Assessment
Shore Acres Gas
403 E 12th Street
Oakland, California

Signature Block

7/25/2006

Dennis M. Jones
Project Manager

Date

7/25/06

Dave Marks, P.G.
Program Manager
Professional Geologist #5472

Date

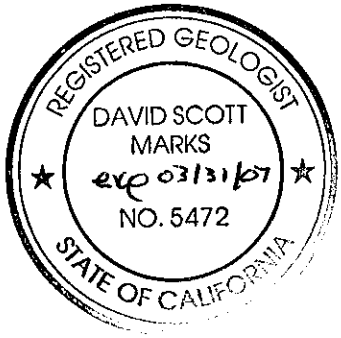


Table of Contents

TABLE

FIGURES

APPENDICES

LIST OF ACRONYMS AND ABBREVIATIONS

bgs	below ground surface
Geofon	Geofon, Inc.
mg/kg	milligrams per kilogram
MTBE	methyl tertiary butyl ether
PID	photoionization detector
RDL	reporting detection limits
TBA	tertiary butanol
TPH-D	total petroleum hydrocarbons as diesel
TPH-G	total petroleum hydrocarbons as gasoline
UST	underground storage tank

1.0 INTRODUCTION

Geofon, Inc. (Geofon) has prepared this report to summarize field activities and analytical results from soil sampling conducted at 403 East 12th Street in Oakland, California. This work was performed on behalf of Mr. Rashid Ghafoor (owner) as part of a Phase II environmental site assessment.

This report has been prepared for submittal to the City of Oakland Fire Department and Alameda County Environmental Health Local Oversight Program. This report documents soil borings activities conducted at the site on 10 July 2006.

The purpose of this work was to investigate and characterize the potential petroleum hydrocarbon impact to soil in the vicinity of the existing underground storage tanks (USTs) at the site. The scope of work has been completed in accordance with permit requirements as set forth by Alameda County Public Works and in accordance with standard industry practices for environmental investigations.

2.0 BACKGROUND

2.1 SITE DESCRIPTION

The site is an operating gasoline and diesel facility located at 403 East 12th Street in the city of Oakland, California (Figure 1). The petroleum system consists of two dispenser islands, piping, and three 12,000-gallon USTs used for storage of gasoline and diesel fuel. The current site configuration is illustrated on Figure 2.

The site is bound to the northwest by 4th Avenue, to the northeast by East 12th Street, and by commercial/industrial buildings to the southeast and southwest. Properties in the immediate vicinity appear to be developed for office, warehouse, apartments, and retail use. A swimming pool is located across 4th Avenue from the property.

Topography in the vicinity of the site is generally flat. Asphalt and concrete cover the entire ground surface. Surface flow at the site appears to be toward storm drains located near 4th Avenue and East 12th Street.

2.2 SITE HISTORY

In June 2006, Geofon performed a file review at the City of Oakland Fire Department for the Shore Acres Gas Station. Documents reviewed indicated that three (3) 12,000-gallon USTs were installed at the site in 1982. In 1983, the site was purchased by the current owner, and on 6 May 1999, Ulrich Industrial Coatings was contracted to line the inside of the three tanks with a fiberglass liner and corrosion protection. On 27 August 2003, new dispensers were installed at the site. Our file review indicated there had been no soil or groundwater samples collected from the site.

2.3 GEOLOGY AND HYDROLOGY

Site soils are described by the United States Geological Survey (USGS 1987) as being Quaternary fine-grained eolian dune sands and alluvium. Soils encountered at the site consisted mostly of clays and clayey silts with fingers of silty sands and silts. The soil borings in the vicinity of the USTs contained clays and silts to approximately 18 below ground surface (bgs). The nearest body of surface water is the Lake Merritt canal located approximately 1,100 feet west of the site. Groundwater was not encountered during this investigation.

3.0 SCOPE OF WORK

In June 2006, Geofon was contracted by the owner to perform a limited Phase II environmental assessment to evaluate soil conditions at the site. On 28 June 2006, Geofon applied for (and obtained) a boring permit through Alameda County Public Works to install up to three direct push borings in the vicinity of the USTs and dispensers. Vironex was subcontracted as the licensed C-57 (number 705927) drilling company to install the borings on 10 July 2006.

All drilling and sampling activities were conducted under the direct supervision of a State of California Registered Geologist in accordance with the standards established by the Tri-Regional Board Guidelines for Hydrocarbon Site Assessment and Remediation (RWQCB 1990). All utility clearance, drilling, and sampling activities were performed in accordance with Geofon Standard Operating Procedures.

3.1 PROJECT PLANNING AND PERMITTING

Geofon initiated the following activities prior to field work:

- Obtained a drilling permit from Alameda County Public Works (Appendix A),
- Retained and scheduled a licensed C-57 drilling contractor,
- Conducted a site inspection and marked boring locations,
- Contacted Underground Service Alert to locate underground utilities in the vicinity of the site, and
- Notified the City of Oakland Fire Department and Alameda County Public Works of the scheduled field activities.

3.2 SOIL BORING INSTALLATION

Soil boring installation was conducted by Vironex Drilling Company under the direct supervision of a Geofon registered professional geologist on 10 July 2006. Final locations of the soil borings (GP-1 and GP-2) are illustrated on Figure 2. Boring logs are presented in Appendix B.

Prior to drilling activities, boreholes GP-1 and GP-2 were cored through concrete using a concrete saw. Each core cut was approximately 4 inches in diameter to facilitate the placement

of the direct push tools. All borehole locations were hand-augered to 5 feet bgs with a 4-inch diameter auger to clear utilities. The borings were installed to total depths of 20 feet bgs using a Geoprobe® direct push rig.

3.2.1 Soil Sampling and Analytical Methods

Soil samples were collected continuously from each boring using a continuous 4-foot core sampler. Soil from each sampled interval was screened for volatile organic compounds in the field with a portable photoionization detector (PID). A geologist recorded PID readings, soil types (according to the Unified Soil Classification System), and other pertinent geologic data on the borehole logs provided in Appendix B. Two soil samples were submitted for chemical analysis from each of the soil boring locations.

The supervising geologist selected soil samples for chemical analysis based upon the sample interval with the highest PID response and other conditions observed in the field at the time of drilling, such as apparent odor and staining.

All samples were properly labeled, placed in zip-lock type bags, placed in an ice-chilled cooler with chain-of-custody document, and transported to Kiff Analytical LLC a California-state certified laboratory located in Davis, California. The certified laboratory analytical report is provided in Appendix C.

Soil samples were analyzed for total petroleum hydrocarbons as gasoline (TPH-G); benzene, toluene, ethyl benzene, and total xylenes; methyl tertiary, butyl ether (MTBE); di-isopropyl ether; tertiary amyl methyl ether; ethyl tertiary butyl ether; and tertiary butanol (TBA) by EPA Method 8260B, and for total petroleum hydrocarbons as diesel (TPH-D) by EPA Method 8015. Soil samples results are summarized in Table 1.

3.2.2 Equipment Decontamination

The following procedures were used to decontaminate all sampling equipment:

- Washed with non-phosphate (Liquidnox®) detergent, and
- Double rinse with tap water

Down-hole tools were decontaminated prior to the start of drilling activities and between boreholes using a high-pressure steam cleaner.

3.2.3 Investigation Derived Waste

Waste soil and water generated during drilling and sampling activities were stored on-site in properly labeled 55-gallon drums. Soil analytical results will be used to characterize the waste and determine the proper waste disposal procedure.

4.0 RESULTS

4.1 SOIL ANALYTICAL RESULTS

Four soil samples (two from each boring) were collected during drilling activities. Laboratory analytical results reported three of the four soil samples from the two boring locations contained TPH-G. Results ranged from less than the reporting detection limit (RDL) of 1.0 milligrams per kilogram (mg/kg) in GP-1-18.0 to 3,600 mg/kg in GP-2-12.0. Benzene was reported in all samples from both boring locations, ranging from 0.0056 mg/kg in GP-1-18.0 to 17 mg/kg in GP-2-12.0. Toluene was reported in all samples from both boring locations, ranging from 0.052 mg/kg in GP-1-15.5 to 180 mg/kg in GP-2-12.0. Ethyl-benzene was reported ranging from less than the RDL (<0.005) in GP-1-18.0 to 98 mg/kg in GP-2-12.0. Total xylenes were also reported in all four samples, ranging from 0.019 mg/kg in GP-1-18.0 to 440 mg/kg in GP-2-12.0.

Laboratory analytical results reported that two of the four soil samples contained TPH-D. Results ranged from less than the RDL (<1.0) in GP-1-18.0 to 600 mg/kg in GP-2-12.0.

Laboratory results reported two oxygenates (of the five tested for) were detected in three of the four soil samples. MTBE concentrations ranged from less than the RDL of 0.50 mg/kg in GP-2-12.0 to 0.54 mg/kg in GP-1-18.0. TBA concentrations ranged from less than the RDL of 0.15 mg/kg in GP-2-20.0 to 0.33 mg/kg in GP-1-18.0. Soil sample analytical results are summarized in Table 1.

Groundwater was not encountered during this investigation.

5.0 RECOMMENDATIONS

Based on the laboratory results from soil samples collected during this site investigation, petroleum hydrocarbons have impacted soil at the site. Geofon has completed an Unauthorized Release Form on behalf of the owner and included it in Appendix D. Based on the results from this preliminary investigation and review of City of Oakland files on the subject site Geofon recommends that:

1) The petroleum storage system (USTs and conveyance piping) be tested for tightness, and

2) The county provides a directive letter to the station owner for additional investigation at the site.

6.0 REFERENCES

Regional Water Quality Control Board. 1990. "Tri-Regional Board Staff Recommendations for Preliminary Evaluation and Investigation of Underground Tank Sites." 10 August 1990.

United States Geological Society. 1990. Geologic Map of The San Francisco-San Jose Quadrangle. 1990.

TABLE

TABLE 1 - SUMMARY OF SOIL ANALYTICAL RESULTS
Shore Acre Gas, 403 E 12th Street, Oakland, California

Sample ID	Date sampled	Sample Depth (feet bgs)	TPH-D	TPH-G	Benzene	Toluene	Ethyl-benzene	Total Xylenes	OXYGENATES				
									MTBE	DIPE	ETBE	TAME	TBA
GP-1-15.5	7/10/2006	15.5	**13.0**	**18.0**	**0.63**	**0.052**	**0.69**	**0.13**	**.029**	<0.005	<0.005	<0.005	**0.27**
GP-1-18.0	7/10/2006	18.0	<1.0	<1.0	**0.0056**	**0.0082**	<0.005	**0.019**	**0.54**	<0.005	<0.005	<0.005	**0.33**
GP-2-12.0	7/10/2006	12.0	**600**	**3600**	**17**	**180**	**98**	**440**	<0.50	<0.50	<0.50	<0.50	<2.5
GP-2-20.0	7/10/2006	20.0	79	1100	3.2	41	25	130	0.041	<0.025	<0.025	<0.025	<0.15

Notes:

All concentrations are reported in milligrams per kilograms.

bgs = below ground surface

TPH-D = total petroleum hydrocarbons as diesel

TPH-G = total petroleum hydrocarbons as gasoline

MTBE = methyl tertiary butyl ether

DIPE = di isopropyl ether

ETBE = ethyl tertiary butyl ether

TAME = tertiary amyl methyl ether

TBA = tertiary butyl alcohol

Bold indicates reported detections.

FIGURES

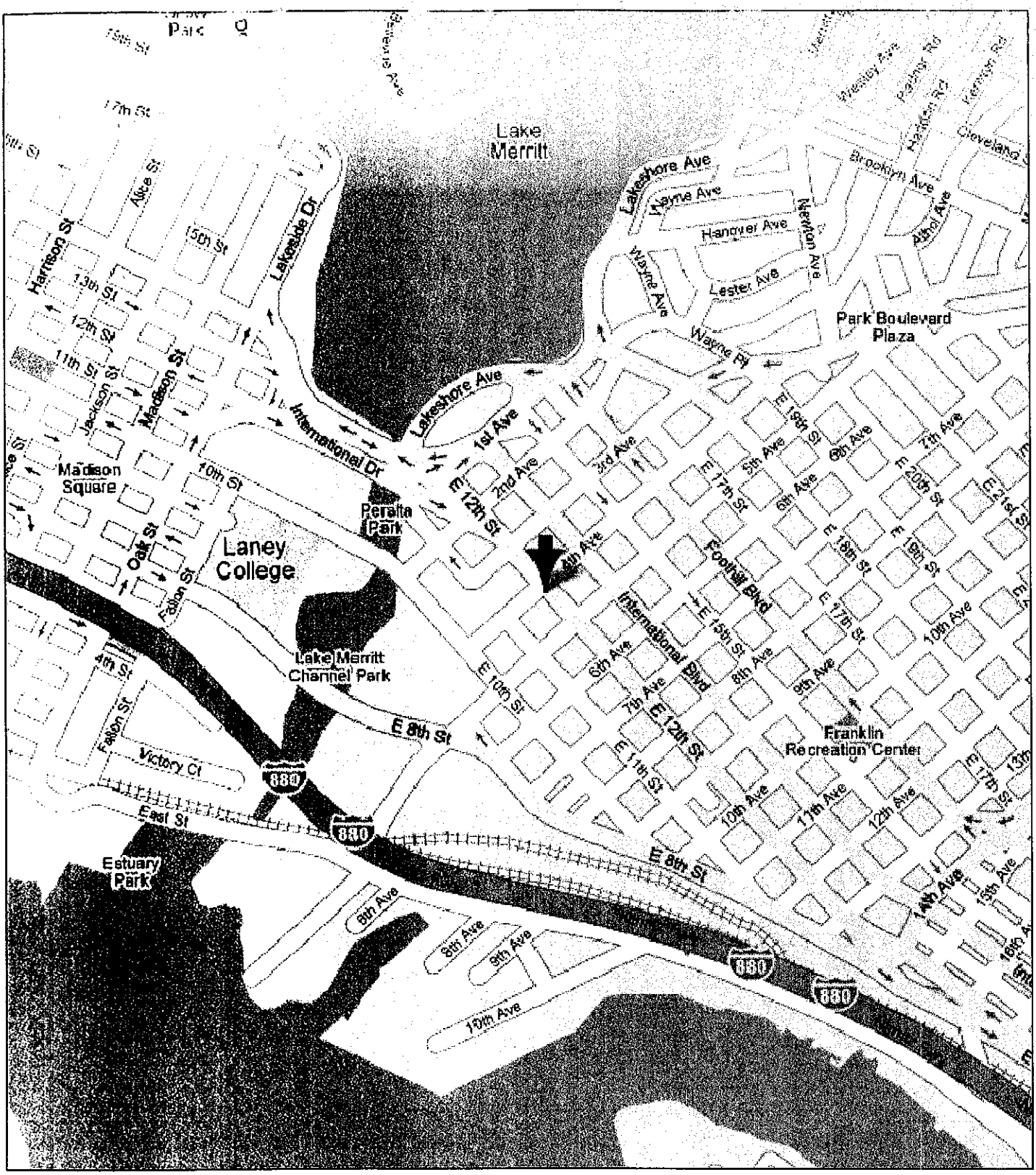


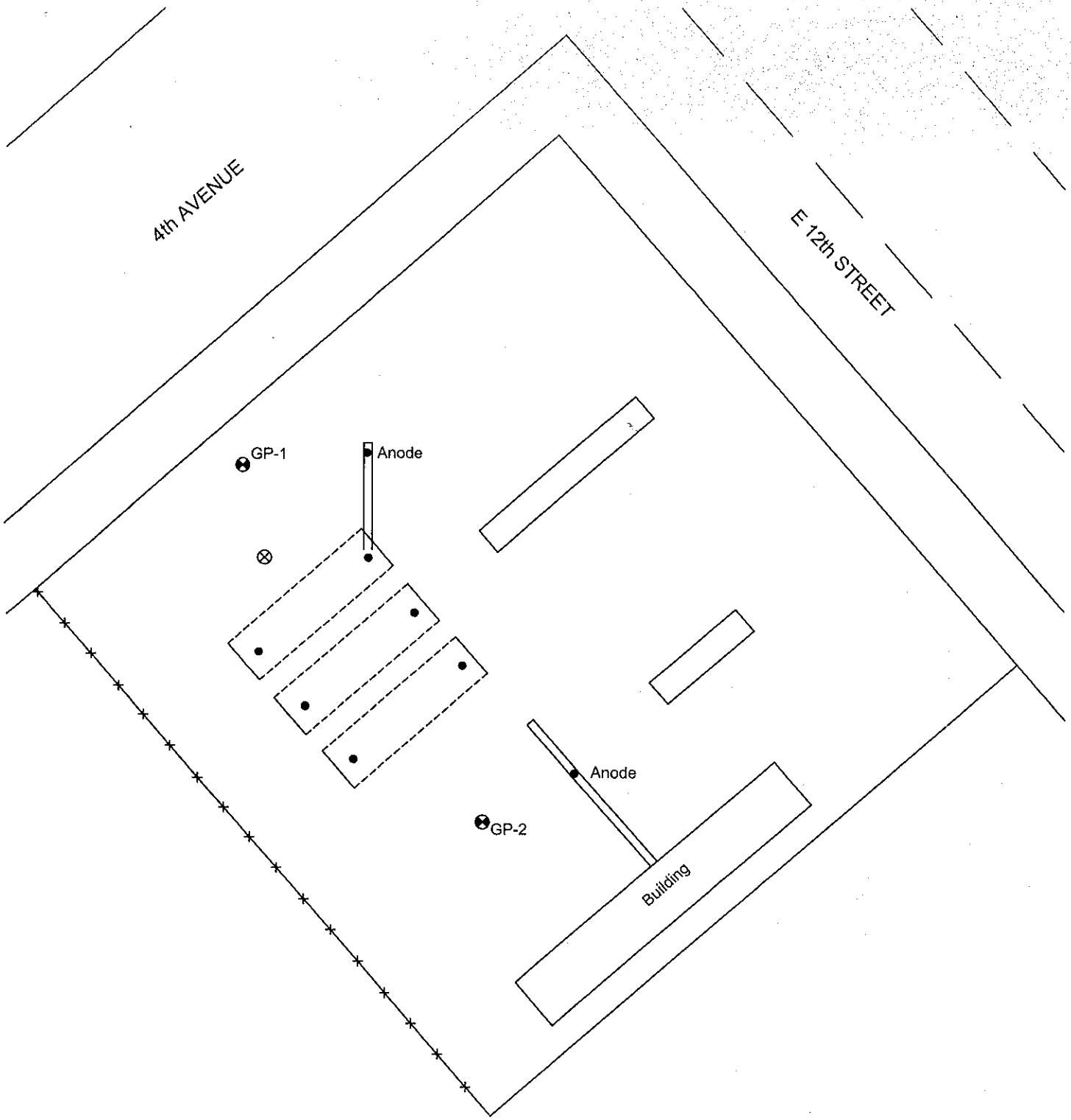
Figure 1

SITE LOCATION MAP

Shore Acre Gas
403 E 12th Street
Oakland, California

GEOFON INCORPORATED

DRAWN: J. Hurst	DATE: 7/24/06	5-70004
FILE: Projects\5-70004\Site location map.dwg		



LEGEND

- GP-2 DPT Sampling Location
- GP-1 First Attempt (refusal at 1.5')
- Pump Island
- Existing Underground Storage Tank
- Fence

N

0 10 20

APPROX. SCALE IN FEET

Figure 2

SITE PLAN WITH BORING LOCATIONS

Shore Acre Gas
403 E 12th Street
Oakland, California

GEOFON INCORPORATED

DRAWN: J. Hurst	DATE: 7/14/06	5-70004
FILE: Projects\5-70004\Boring locations.dwg		

APPENDIX A

Permit

Alameda County Public Works Agency - Water Resources Well Permit

399 Elmhurst Street
Hayward, CA 94544-1395
Telephone: (510)670-6633 Fax:(510)782-1939

Application Approved on: 06/29/2006 By suel

Permit Numbers: W2006-0637
Permits Valid from 07/10/2006 to 07/10/2006

Application Id: 1151529806351
City of Project Site: Oakland
Site Location: Shore Acres Gas
403 E. 12th Street
Oakland, California
Project Start Date: 07/10/2006
Completion Date: 07/10/2006

Applicant: Geofon, Inc. - Dave Marks
4620 Northgate Blvd., Suite 155, Sacramento, CA 95834
Phone: 916-923-3335

Property Owner: Rashid Ghafoor
301 Anchor Drive, Bay Point, CA 74565
Phone: --

Client: ** same as Property Owner **

	Total Due:	$200.00
Receipt Number: WR2006-0320	**Total Amount Paid:**	$200.00
Payer Name : David S. Marks	Paid By: VISA	**PAID IN FULL**

Works Requesting Permits:

Borehole(s) for Geo Probes-Sampling 24 to 72 hours only - 3 Boreholes
Driller: Vironex - Lic #: 705927 - Method: DP

Work Total: $200.00

Specifications

Permit Number	Issued Dt	Expire Dt	# Boreholes	Hole Diam	Max Depth
W2006-0637	06/29/2006	10/08/2006	3	2.00 in.	25.00 ft

Specific Work Permit Conditions

1. Backfill bore hole by tremie with cement grout or cement grout/sand mixture. Upper two-three feet replaced in kind or with compacted cuttings. All cuttings remaining or unused shall be containerized and hauled off site.

2. Boreholes shall not be left open for a period of more than 24 hours. All boreholes left open more than 24 hours will need approval from Alameda County Public Works Agency, Water Resources Section. All boreholes shall be backfilled according to permit destruction requirements and all concrete material and asphalt material shall be to Caltrans Spec or County/City Codes. No borehole(s) shall be left in a manner to act as a conduit at any time.

3. Permittee shall assume entire responsibility for all activities and uses under this permit and shall indemnify, defend and save the Alameda County Public Works Agency, its officers, agents, and employees free and harmless from any and all expense, cost, liability in connection with or resulting from the exercise of this Permit including, but not limited to, properly damage, personal injury and wrongful death.

4. Permitte, permittee's contractors, consultants or agents shall be responsible to assure that all material or waters generated during drilling, boring destruction, and/or other activities associated with this Permit will be safely handled, properly managed, and disposed of according to all applicable federal, state, and local statutes regulating such. In no case shall these materials and/or waters be allowed to enter, or potentially enter, on or off-site storm sewers, dry wells, or waterways or be allowed to move off the property where work is being completed.

5. Copy of approved drilling permit must be on site at all times. Failure to present or show proof of the approved permit application on site shall result in a fine of $500.00.

6. Permit is valid only for the purpose specified herein. No changes in construction procedures, as described on this permit application. Boreholes shall not be converted to monitoring wells, without a permit application process.

7. No Inspector assigned to this site. Possible spot inspection only - Inspector does not have to be present for grout inspection.
Applicant shall contact this office by e-mail at wells@acpwa.org and certify that work was completed according to County Standards within five (5) working days after the completion of work.

APPENDIX B

Boring Logs

GEOFON INCORPORATED
4620 Northgate Blvd, Ste 155
Sacramento, CA 95834
Telephone: (916) 923-3335
Fax: (916) 923-3336

GP-1

PROJECT NUMBER 5-70004
PROJECT NAME Shore Acre
LOCATION 403 E. 12th Street, Oakland, California
DRILLING METHOD Vironex Drilling Company, Geoprobe Direct Push
SAMPLING METHOD Continuous
GROUND ELEVATION
TOP OF CASING ----
LOGGED BY D. M. Jones
REMARKS Borehole was backfilled with neat cement to within 6-inches of surface then completed with concrete.

DATE STARTED 7/10/06
DATE COMPLETED 7/10/06
CASING TYPE/DIAMETER ----
SCREEN TYPE/SLOT ---
GRAVEL PACK TYPE ----
GROUT TYPE/QUANTITY Neat cement
DEPTH TO WATER
GROUND WATER ELEVATION

PID (ppm)	BLOW COUNTS	RECOVERY(in)	SAMPLE ID.	EXTENT	DEPTH (ft. BGL)	U.S.C.S.	GRAPHIC LOG	LITHOLOGIC DESCRIPTION	DEPTH	WELL DIAGRAM
								Concrete reinforced with wire mesh.	0.3	
								Red brick fragments, looks similar to roof tiles.	0.5	
								Hand cleared borehole 4-inches in diameter by 5-feet deep.		
								Clay: greenish black, moist, 10-15% fine sand, slight petroleum odor, low plasticity.		
						CL				
0		36	GP-1-5.0		5			Silty clay: olive green, dry, friable, moderate petroleum odor.	5.0	
						CL-ML				
777		48						Silty clay: olive green, dry, friable, moderate petroleum odor.	8.0	
					10	CL-ML				
1,067		48						Silty clay: olive green, dry, friable, moderate petroleum odor.	12.0	
						CL-ML				
					15				15.0	
								Clay: olive green, dry, low plasticity, moderate petroleum odor.		
1,010		48	GP-1-15.5			CL			18.0	
						SM		Silty sand: olive green, dry, fine sand, 15-20% silt, 0.25-inch diameter round shell fragments, white- opalescence color, shells may have been larger but broke up during drilling, strong petroleum odor.		
					20				20.0	
								Bottom of boring at 20.0 feet.		

GEOFON INCORPORATED
4620 Northgate Blvd, Ste 155
Sacramento, CA 95834
Telephone: (916) 923-3335
Fax: (916) 923-3336

GP-2

PROJECT NUMBER 5-70004
PROJECT NAME Shore Acre
LOCATION 403 E. 12th Street, Oakland, California
DRILLING METHOD Vironex Drilling Company, Geoprobe Direct Push
SAMPLING METHOD Continuous
GROUND ELEVATION
TOP OF CASING ----
LOGGED BY D. M. Jones
REMARKS Borehole was backfilled with neat cement to within 6-inches of surface then completed with concrete.

DATE STARTED 7/10/06
DATE COMPLETED 7/10/06
CASING TYPE/DIAMETER ----
SCREEN TYPE/SLOT ----
GRAVEL PACK TYPE ----
GROUT TYPE/QUANTITY Neat cement
DEPTH TO WATER
GROUND WATER ELEVATION

PID (ppm)	BLOW COUNTS	RECOVERY(in)	SAMPLE ID.	EXTENT	DEPTH (ft. BGL)	U.S.C.S.	GRAPHIC LOG	LITHOLOGIC DESCRIPTION	DEPTH	WELL DIAGRAM
						CONCRETE		Concrete reinforced with wire mesh.	0.3	
						FILL		Rock debris, base rock.	0.5	
								Hand cleared borehole 4-inches in diameter by 5-feet deep.		
						CL-ML		Silty clay: olive green, dry, low plasticity, moderate petroleum odor.		
48		36			5	CL-ML		Silty clay: olive green, dry, low plasticity, moderate petroleum odor.	5.0	
2,000		48			10	SM		Silty sand: olive green, dry, 20-30% silt, fine to medium sand, strong petroleum odor.	8.0	
850		6	GP-2-12.0			ML		Silt: olive green, dry, very hard, friable, micaceous, yellowish brown mottling (0.25-inch diameter), 6-inch recovery, 0.25-inch diameter chert fragments, moderate petroleum odor.	12.0	
1,000		24	GP-2-20.0		15	CL		Clay: olive green, dry, very hard, low plasticity, moderate petroleum odor.	16.0	
					20			Bottom of boring at 20.0 feet.	20.0	

APPENDIX C

Laboratory Analytical Report

KIFF Analytical LLC

Report Number : 51003
Date : 7/14/2006

Dave Marks
Geofon, Inc.
4620 Northgate Boulevard, Suite #155
Sacramento, CA 95834

Subject : 4 Soil Samples
Project Name : Shore Acre
Project Number : 5-70004

Dear Mr. Marks,

Chemical analysis of the samples referenced above has been completed. Summaries of the data are contained on the following pages. Sample(s) were received under documented chain-of-custody. US EPA protocols for sample storage and preservation were followed.

Kiff Analytical is certified by the State of California (# 2236). If you have any questions regarding procedures or results, please call me at 530-297-4800.

Sincerely,

Joel Kiff

KIFF Analytical LLC

Report Number : 51003
Date : 7/14/2006

Subject : 4 Soil Samples
Project Name : Shore Acre
Project Number : 5-70004

Case Narrative

Hydrocarbons reported as TPH as Diesel do not exhibit a typical Diesel chromatographic pattern for samples GP-1-15.5, GP-2-12.0 and GP-2-20.0. These hydrocarbons are lower boiling than typical diesel fuel.

Approved By: Joel Kiff

2795 2nd St, Suite 300 Davis, CA 95616 530-297-4800

KIFF Analytical LLC

Report Number : 51003
Date : 7/14/2006

Project Name : **Shore Acre**
Project Number : **5-70004**

Sample : **GP-1-15.5** Matrix : Soil Lab Number : 51003-01
Sample Date :7/10/2006

Parameter	Measured Value	Method Reporting Limit	Units	Analysis Method	Date Analyzed
Benzene	**0.63**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Toluene	**0.052**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Ethylbenzene	**0.69**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Total Xylenes	**0.13**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Methyl-t-butyl ether (MTBE)	**0.29**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Diisopropyl ether (DIPE)	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Ethyl-t-butyl ether (ETBE)	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Tert-amyl methyl ether (TAME)	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/12/2006
Tert-Butanol	**0.27**	0.015	mg/Kg	EPA 8260B	7/12/2006
TPH as Gasoline	**18**	1.0	mg/Kg	EPA 8260B	7/12/2006
Toluene - d8 (Surr)	96.8		% Recovery	EPA 8260B	7/12/2006
4-Bromofluorobenzene (Surr)	103		% Recovery	EPA 8260B	7/12/2006
TPH as Diesel	**13**	1.0	mg/Kg	M EPA 8015	7/13/2006
1-Chlorooctadecane (Diesel Surrogate)	107		% Recovery	M EPA 8015	7/13/2006

Approved By: Joel Kiff

2795 2nd St., Suite 300 Davis, CA 95616 530-297-4800

KIFF Analytical LLC

Report Number : 51003
Date : 7/14/2006

Project Name : **Shore Acre**
Project Number : **5-70004**

Sample : **GP-1-18.0** Matrix : Soil Lab Number : 51003-02
Sample Date :7/10/2006

Parameter	Measured Value	Method Reporting Limit	Units	Analysis Method	Date Analyzed
Benzene	**0.0056**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Toluene	**0.0082**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Ethylbenzene	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Total Xylenes	**0.019**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Methyl-t-butyl ether (MTBE)	**0.54**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Diisopropyl ether (DIPE)	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Ethyl-t-butyl ether (ETBE)	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Tert-amyl methyl ether (TAME)	**< 0.0050**	0.0050	mg/Kg	EPA 8260B	7/11/2006
Tert-Butanol	**0.33**	0.0050	mg/Kg	EPA 8260B	7/11/2006
TPH as Gasoline	**< 1.0**	1.0	mg/Kg	EPA 8260B	7/11/2006
Toluene - d8 (Surr)	97.8		% Recovery	EPA 8260B	7/11/2006
4-Bromofluorobenzene (Surr)	98.5		% Recovery	EPA 8260B	7/11/2006
TPH as Diesel	**< 1.0**	1.0	mg/Kg	M EPA 8015	7/13/2006
1-Chlorooctadecane (Diesel Surrogate)	99.9		% Recovery	M EPA 8015	7/13/2006

Approved By: Joel Kiff

2795 2nd St., Suite 300 Davis, CA 95616 530-297-4800

KIFF Analytical LLC

Report Number : 51003
Date : 7/14/2006

Project Name : **Shore Acre**
Project Number : **5-70004**

Sample : **GP-2-12.0** Matrix : Soil Lab Number : 51003-03
Sample Date :7/10/2006

Parameter	Measured Value	Method Reporting Limit	Units	Analysis Method	Date Analyzed
Benzene	**17**	0.50	mg/Kg	EPA 8260B	7/11/2006
Toluene	**180**	0.50	mg/Kg	EPA 8260B	7/11/2006
Ethylbenzene	**98**	0.50	mg/Kg	EPA 8260B	7/11/2006
Total Xylenes	**440**	0.50	mg/Kg	EPA 8260B	7/11/2006
Methyl-t-butyl ether (MTBE)	**< 0.50**	0.50	mg/Kg	EPA 8260B	7/11/2006
Diisopropyl ether (DIPE)	**< 0.50**	0.50	mg/Kg	EPA 8260B	7/11/2006
Ethyl-t-butyl ether (ETBE)	**< 0.50**	0.50	mg/Kg	EPA 8260B	7/11/2006
Tert-amyl methyl ether (TAME)	**< 0.50**	0.50	mg/Kg	EPA 8260B	7/11/2006
Tert-Butanol	**< 2.5**	2.5	mg/Kg	EPA 8260B	7/11/2006
TPH as Gasoline	**3600**	50	mg/Kg	EPA 8260B	7/11/2006
Toluene - d8 (Surr)	99.9		% Recovery	EPA 8260B	7/11/2006
4-Bromofluorobenzene (Surr)	103		% Recovery	EPA 8260B	7/11/2006
TPH as Diesel	**600**	1.0	mg/Kg	M EPA 8015	7/14/2006
1-Chlorooctadecane (Diesel Surrogate)	105		% Recovery	M EPA 8015	7/14/2006

Approved By: Joel Kiff

2795 2nd St., Suite 300 Davis, CA 95616 530-297-4800

KIFF Analytical LLC

Report Number : 51003
Date : 7/14/2006

Project Name : **Shore Acre**
Project Number : **5-70004**

Sample : **GP-2-20.0** Matrix : Soil Lab Number : 51003-04
Sample Date :7/10/2006

Parameter	Measured Value	Method Reporting Limit	Units	Analysis Method	Date Analyzed
Benzene	**3.2**	0.15	mg/Kg	EPA 8260B	7/12/2006
Toluene	**41**	0.15	mg/Kg	EPA 8260B	7/12/2006
Ethylbenzene	**25**	0.15	mg/Kg	EPA 8260B	7/12/2006
Total Xylenes	**130**	0.15	mg/Kg	EPA 8260B	7/12/2006
Methyl-t-butyl ether (MTBE)	**0.041**	0.025	mg/Kg	EPA 8260B	7/11/2006
Dilsopropyl ether (DIPE)	**< 0.025**	0.025	mg/Kg	EPA 8260B	7/11/2006
Ethyl-t-butyl ether (ETBE)	**< 0.025**	0.025	mg/Kg	EPA 8260B	7/11/2006
Tert-amyl methyl ether (TAME)	**< 0.025**	0.025	mg/Kg	EPA 8260B	7/11/2006
Tert-Butanol	**< 0.15**	0.15	mg/Kg	EPA 8260B	7/11/2006
TPH as Gasoline	**1100**	15	mg/Kg	EPA 8260B	7/12/2006
Toluene - d8 (Surr)	90.9		% Recovery	EPA 8260B	7/11/2006
4-Bromofluorobenzene (Surr)	100		% Recovery	EPA 8260B	7/11/2006
TPH as Diesel	**79**	1.0	mg/Kg	M EPA 8015	7/13/2006
1-Chlorooctadecane (Diesel Surrogate)	97.4		% Recovery	M EPA 8015	7/13/2006

Approved By: Joel Kiff

2795 2nd St., Suite 300 Davis, CA 95616 530-297-4800

Report Number : 51003

Date : 7/14/2006

QC Report : Method Blank Data

Project Name : **Shore Acre**

Project Number : **5-70004**

Parameter	Measured Value	Method Reporting Limit	Units	Analysis Method	Date Analyzed
TPH as Diesel	< 1.0	1.0	mg/Kg	M EPA 8015	7/12/2006
1-Chlorooctadecane (Diesel Surrogate)	85.4		%	M EPA 8015	7/12/2006
Benzene	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Toluene	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Ethylbenzene	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Total Xylenes	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Methyl-t-butyl ether (MTBE)	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Diisopropyl ether (DIPE)	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Ethyl-t-butyl ether (ETBE)	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Tert-amyl methyl ether (TAME)	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
Tert-Butanol	< 0.0050	0.0050	mg/Kg	EPA 8260B	7/11/2006
TPH as Gasoline	< 1.0	1.0	mg/Kg	EPA 8260B	7/11/2006
Toluene - d8 (Surr)	99.6		%	EPA 8260B	7/11/2006
4-Bromofluorobenzene (Surr)	101		%	EPA 8260B	7/11/2006

Parameter	Measured Value	Method Reporting Limit	Units	Analysis Method	Date Analyzed

Approved By: Joel Kiff

KIFF ANALYTICAL, LLC

2795 2nd St, Suite 300 Davis, CA 95616 530-297-4800

QC Report : Matrix Spike/ Matrix Spike Duplicate

Report Number : 51003

Date : 7/14/2006

Project Name : **Shore Acre**

Project Number : **5-70004**

Parameter	Spiked Sample	Sample Value	Spike Level	Spike Dup. Level	Spiked Sample Value	Duplicate Spiked Sample Value	Units	Analysis Method	Date Analyzed	Spiked Sample Percent Recov.	Duplicate Spiked Sample Percent Recov.	Relative Percent Diff.	Spiked Sample Percent Recov. Limit	Relative Percent Diff. Limit
Benzene	50999-02	<0.0050	0.0391	0.0396	0.0370	0.0367	mg/Kg	EPA 8260B	7/11/06	94.7	92.6	2.24	70-130	25
Toluene	50999-02	<0.0050	0.0391	0.0396	0.0355	0.0351	mg/Kg	EPA 8260B	7/11/06	90.9	88.7	2.43	70-130	25
Tert-Butanol	50999-02	<0.0050	0.195	0.198	0.160	0.156	mg/Kg	EPA 8260B	7/11/06	81.7	79.0	3.27	70-130	25
Methyl-t-Butyl Ether	50999-02	<0.0050	0.0391	0.0396	0.0352	0.0343	mg/Kg	EPA 8260B	7/11/06	90.2	86.6	4.07	70-130	25
TPH as Diesel	51008-06	<1.0	20.0	20.0	18.9	18.9	mg/Kg	M EPA 8015	7/12/06	94.7	94.4	0.297	60-140	25

Approved By: Joel Kiff

KIFF ANALYTICAL, LLC

2795 2nd St, Suite 300 Davis, CA 95616 530-297-4800

QC Report : Laboratory Control Sample (LCS)

Report Number : 51003

Date : 7/14/2006

Project Name : **Shore Acre**

Project Number : **5-70004**

Parameter	Spike Level	Units	Analysis Method	Date Analyzed	LCS Percent Recov.	LCS Percent Recov. Limit
Benzene	0.0393	mg/Kg	EPA 8260B	7/11/06	101	70-130
Toluene	0.0393	mg/Kg	EPA 8260B	7/11/06	98.8	70-130
Tert-Butanol	0.196	mg/Kg	EPA 8260B	7/11/06	87.2	70-130
Methyl-t-Butyl Ether	0.0393	mg/Kg	EPA 8260B	7/11/06	98.9	70-130
TPH as Diesel	20.0	mg/Kg	M EPA 8015	7/12/06	92.6	70-130

KIFF ANALYTICAL, LLC

2795 2nd St, Suite 300 Davis, CA 95616 530-297-4800

Approved By: Joel Kiff

KIFF Analytical LLC

2795 2nd Street, Suite 300
Davis, CA 95616
Lab: 530.297.4800
Fax: 530.297.4802

SRG # / Lab No. 51003

Page 1 of 1

Chain-of-Custody Record and Analysis Request

Project Contact (Hardcopy or PDF To): Dave Marks	California EDF Report? ☐ Yes ☐ No
Company / Address: Geofon, Inc 4620 Northgate Blvd Ste 155	Sampling Company Log Code:
Phone #: 916 9233355 / Fax #: 916 923 3356	Global ID:
Project #: S-70004 / P.O. #:	EDF Deliverable To (Email Address):
Project Name: Shore Rose	Sampler Signature:
Project Address: 403 E 12th St Oakland CA	

Sample Designation	Sampling: Date	Sampling: Time	Container: 40 ml VOA	Container: Sleeve	Container: Poly	Container: Glass	Container: Tedlar	Container: Metals	Preservative: HCl	Preservative: HNO_3	Preservative: None	Preservative: Cold	Matrix: Water	Matrix: Soil	Matrix: Air	MTBE (EPA 8260B) per EPA 8021 level @ 5.0 ppb	MTBE (EPA 8260B) @ 0.5 ppb	BTEX (EPA 8260B)	TPH Gas (EPA 8260B)	5 Oxygenates (EPA 8260B)	7 Oxygenates (EPA 8260B)	Lead Scav.(1,2 DCA & 1,2 EDB-EPA 8260B)	Volatile Halocarbons (EPA 8260B)	Volatile Organics Full List (EPA 8260B)	Volatile Organics (EPA 524.2 Drinking Water)	TPH as Diesel (EPA 8015M)	TPH as Motor Oil (EPA 8015M)	Total Lead (EPA 6010)	W.E.T. Lead (STLC)	For Lab Use Only
GP-1-15.5	7/10/06	1010						X				X		X		X		X	X	X					X				-01
GP-1-18.0	↓	1018						↓				↓		↓		↓		↓	↓	↓					↓				-02
GP-2-12.0	↓	1243						↓				↓		↓		↓		↓	↓	↓					↓				-03
GP-2-20.0	7/10/06	1255						X				X		X		X		X	X	X					X				-04

TAT: ☐ 12 hr ☐ 24 hr ☐ 48 hr ☐ 72 hr ☒ 1 wk

Relinquished by:	Date	Time	Received by:
James M Ryan	7/10/06	1523	
Relinquished by:	Date	Time	Received by:
Relinquished by:	Date	Time	Received by Laboratory:
	071006	1523	Steph Capik Kiff Analytical

Remarks:

Bill to:

For Lab Use Only: Sample Receipt

Temp °C	Initials	Date	Time	Therm. ID #	Coolant Present
19°	YAC	071006	1523	IR-4	(Yes) / No

Distribution: White - Lab; Pink - Originator
Rev: 051805

APPENDIX D

Unauthorized Release Form

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

EMERGENCY ☐ Yes ☒ No

HAS STATE OFFICE OF EMERGENCY SERVICES REPORT BEEN FILED? ☐ Yes ☒ No

FOR LOCAL AGENCY USE ONLY
I HEREBY CERTIFY THAT I AM A DESIGNATED GOVERNMENT EMPLOYEE AND THAT I HAVE REPORTED THIS INFORMATION TO LOCAL OFFICIALS PERSUANT TO SECTION 25180.7 OF THE HEALTH AND SAFETY CODE.
SIGNED DATE

REPORT DATE: 7/21/2006

CASE #:

REPORTED BY

NAME OF INDIVIDUAL FILING REPORT: Dennis M. Jones

PHONE: (916) 923-3335

SIGNATURE: Dennis M Jones

REPRESENTING
☐ LOCAL AGENCY ☐ REGIONAL BOARD
☒ OWNER/OPERATOR ☐ OTHER...

COMPANY OR AGENCY NAME: Insight Environmental Engineering and Construction, Inc.

ADDRESS: 4620 Northgate Blvd., Suite 155 (STREET) Sacramento (CITY) CA (STATE) 95834 (ZIP)

RESPONSIBLE PARTY

NAME: Rashid Ghafoor ☐ Unknown

PHONE:

ADDRESS: 301 Anchor Drive (STREET) Bay Point (CITY) CA (STATE) 94565 (ZIP)

SITE LOCATION

FACILITY NAME (IF APPLICABLE): Shore Acre Gas

OPERATOR:

PHONE:

ADDRESS: 403 E. 12th Street (STREET) Oakland (CITY) Alameda (COUNTY) 94606 (ZIP)

CROSS STREET: 4th Street

IMPLEMENTING AGENCIES

LOCAL AGENCY AGENCY NAME: Alameda County Environmental Health

PHONE: (510)56765777

REGIONAL BOARD: San Francisco Bay Region (2)

PHONE: (510)622-2300

SUBSTANCES INVOLVED

(1) NAME: Petroleum hydrocarbons — QUANTITY LOST (GALLONS): ☒ Unknown

(2) ☐ Unknown

DISCOVERY/ABATEMENT

DATE DISCOVERED: 7/10/2006

HOW DISCOVERED: ☐ Tank Test ☐ Tank Removal ☐ Nuisance Conditions ☐ Inventory Control ☐ Subsurface Monitoring ☒ Other... Soil sampling

DATE DISCHARGE BEGAN: ☒ Unknown

HAS DISCHARGE BEEN STOPPED? ☐ Yes ☐ No Unknown (IF YES, DATE)

METHOD USED TO STOP DISCHARGE (CHECK ALL THAT APPLY)
☐ Remove Contents ☐ Close Tank
☐ Repair Tank ☐ Change Procedure
☐ Replace Tank ☐ Other...
☐ Repair Piping

SOURCE/CAUSE

SOURCE OF DISCHARGE
☐ Tank Leak ☐ Piping Leak ☒ Unknown ☐ Other...

CAUSE(S)
☐ Overfill ☐ Corrosion ☐ Rupture/Failure ☒ Unknown ☐ Spill ☐ Other...

CASE TYPE

CHECK ONE ONLY
☐ Undetermined ☒ Soil Only ☐ Groundwater ☐ Drinking Water - (CHECK ONLY IF WATER WELLS HAVE ACTUALLY BEEN AFFECTED)

CURRENT STATUS

CHECK ONE ONLY
☐ No Action Taken
☐ Leak Being Confirmed
☐ Remediation Plan
☐ Preliminary Site Assessment Workplan Submitted
☒ Preliminary Site Assessment Underway
☐ Case Closed (Cleanup Completed or Unnecessary)
☐ Pollution Characterization
☐ Post Cleanup Monitoring in Progress
☐ Cleanup Underway

REMEDIAL ACTION

CHECK APPROPRIATE ACTION(S)
☐ Cap Site (CD)
☐ Contamination Barrier (CB)
☐ Vacuum Extract (VE)
☐ Excavate & Dispose (ED)
☐ Excavate & Treat (ET)
☐ No Action Required (NA)
☐ Remove Free Product (FP)
☐ Pump & Treat Groundwater (GT)
☐ Treatment at Hookup (HU)
☐ Enhanced Bio Degradation (IT)
☐ Replace Supply (RS)
☐ Vent Soil (VS)
☐ Other...

COMMENTS

Additional investigation required.