



ALAMEDA COUNTY  
**HEALTH CARE SERVICES  
AGENCY**

REBECCA GEBHART, Interim Director



DEPARTMENT OF ENVIRONMENTAL HEALTH  
LOCAL OVERSIGHT PROGRAM (LOP)  
For Hazardous Materials Releases  
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April 18, 2017

College Claremont Venture LLC  
1345 Grand Ave.  
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Attention: Mr. Ronald Elvidge  
(Sent via electronic mail to:  
[ronpatelvidge@gmail.com](mailto:ronpatelvidge@gmail.com))

Todd Borst, Trustee  
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Ila Lynn Gordon Investment Trust  
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George Kong (Sent via electronic mail to: [gkongwashworld@comcast.net](mailto:gkongwashworld@comcast.net))

Subject: Supplemental Remedial Investigation and Meeting Request; Site Cleanup Program Case No. RO0002981 and Geotracker Global ID T10000000416, Red Hanger Kleaners, 6235-6239 College Ave., Oakland, CA 94618

Dear Responsible Parties:

Alameda County Department of Environmental Health (ACDEH) has reviewed the case file, including the documents entitled *Site Investigation and Soil Vapor Extraction Report* (Investigation and SVE Installation Report), dated July 11, 2016, prepared by P&D Environmental, Inc. (P&D) on behalf of College Claremont Venture, LLC (CCV) and EFI Global, Inc. (EFI), and the *Interim Remedial Action Progress Report* (Progress Report), dated December 12, 2016 and prepared by LRM Consulting, Inc. (LRM) for CCV. These documents were prepared to address volatile organic compound (VOC) contamination, primarily tetrachloroethylene (PCE), in the subsurface at the site and in the immediate vicinity from historic dry cleaner operations.

The former Red Hanger Kleaners (RHK) store occupied the ground floor of the 6235-6239 College Ave. from 1987 until 2015 (approximately 28 years). The building to the north at 6251-6255 College Avenue was reported to have been occupied by dry cleaner businesses from 1953 to 1987 (approximately 34 years) with RHK ownership and operations identified at this location from at least 1970 to 1987. Prior to RHK, Kay Kleaners operated a dry cleaning operation at the 6251-6255 College Avenue location from 1953 until the change in operations to RHK.

Based on a review of the documents referenced above and the case file, ACDEH is of the opinion that the distribution of contaminants related to dry cleaning operations at the site and adjacent former dry cleaner