

## **Drogos, Donna, Env. Health**

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**From:** jsiudyla [jsiudyla@accenv.com]  
**Sent:** Monday, February 23, 2009 4:28 PM  
**To:** Lynn Berard  
**Cc:** Tim Fallin  
**Subject:** Re: Park Village - Review of nearby sites

Lynn,

We have reviewed both of the sites you mentioned and several other nearby sites of concern as a part of the Phase I ESA and re-reviewed the three closest sites prior to conducting the Phase II ESA investigations. Based on the readily available information on Geotracker and information obtained from Alameda County LOP Document Search site, the following conclusions were made:

### **Shell Station Site at 3600 Park Boulevard**

This site is a recently closed leaking underground storage tank site. This site has only has minor detections of the constituents of concern for the last year or more. Groundwater flow direction at this site is documented to flow to the west/northwest away from the subject property. Based on the distance and lower elevation of the Shell Station site coupled the fact that the site is now closed, this site is unlikely to have an adverse environmental impact on the subject property.

### **Mobil Site at 3635 13th**

This site is a open leaking underground storage tank site. Groundwater flow direction at this site is documented to flow to the south/southeast away from the subject property. Based on the distance, the lower elevation and the identified groundwater flow direction, the Mobil site is unlikely to have an adverse environmental impact on the subject property.

### **Desert Petroleum/J&M Service Station at 4035 Park Boulevard**

This site is an open leaking underground site. This site has a significant sized groundwater contamination plume. However, the full extent of this plume has been identified and it does not impact the subject property. Groundwater treatment is ongoing at this site. Groundwater flow direction at this site has been identified to flow to the west. Based on the distance of this site from the subject property, the fact that the extent of the impacted groundwater plume has been delineated and groundwater treatment at this site is ongoing, it is unlikely that this site would have an adverse environmental impact on the subject property.

ACC has not verified the groundwater flow direction at the subject property. Groundwater flow direction can fluctuate due to a number of factors including, but not limited to: subsurface geology, temperature, variations in rainfall, local and regional water use, and as a result of subsurface utilities. Because groundwater flow direction varied between the three closest documented sites (west/northwest, south/southeast and west), ACC was unable to confidently assume groundwater flow direction based on the readily available information. An overall regional groundwater flow direction was not evident. In these circumstances site specific topography can often be the best indication of site specific groundwater flow direction. Based on a review the site surveys and topographic maps of the subject property, topography at the subject property slopes down to the north. Groundwater flow direction at the subject property is presumed, based on topography, to be towards the north. However, this is just a presumed groundwater flow direction.

I hope this is helpful and if there is anything else I can assist with please feel free to ask.

Julia Siudyla

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On Feb 23, 2009, at 1:56 PM, Lynn Berard wrote:

Julia,

In my conversations with Cherie McCaullou of the RWQCB, she indicated that there are two sites nearby that have reports available on Geotracker that we should look at. One is the Desert Petroleum site on Park Blvd., which is still an open case. The other is a Shell station on 13<sup>th</sup> & MacArthur, which received a closure letter in November. I'm not sure how much review you did of these two sites, but I think it would be helpful to our case if you reviewed the material, if you haven't already. In particular, I think your comments on the contaminants and the groundwater flow from these sites would be importance. Of course, Mort has read them and he feels that based upon the information in the 13<sup>th</sup> & MacArthur site, that we have miss-characterized the perceived flow of groundwater on the Park Village property. His comments are that the groundwater is at the same level as the site and that the flow on the gas station site is west by north and that means that the site's groundwater must flow in that direction also, not east by northeast as we are assuming. I don't know that I have any ability to comment on that, so I am turning to you.

Can you get back to me on what you have already reviewed/evaluated, and when you could take a look at the reports on these properties? Thanks.

**Lynn Berard**  
*Senior Project Manager*  
EAH Housing

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