

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

Certified Mail #: 7006 3450 0000 0503 0366

June 09, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 337-9325

NOTICE OF RESPONSIBILITY

Site Name & Address:

**MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618**

**Local ID: RO0003003
Related ID: NA
RWQCB ID: NA
Global ID: T10000001165**

Responsible Party:

**CYNTHIA CHACKERIAN
C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600
SAN FRANCISCO CA 94104**

Date First Reported: 5/7/2009

Substance: 12 Heater fuel

Funding for Oversight: LOPS - LOP State Fund

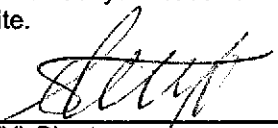
Multiple RPs?: Yes

Pursuant to sections 25297.1 and 25297.15 of the Health and Safety Code, you are hereby notified that the above site has been placed in the Local Oversight Program and the individual(s) or entity(ies) shown above, or on the attached list, has (have) been identified as the party(ies) responsible for investigation and cleanup of the above site. Section 25297.15 further requires the primary or active Responsible Party to notify all current record owners of fee title before the local agency considers cleanup or site closure proposals or issues a closure letter. For purposes of implementing section 25297.15, this agency has identified CYNTHIA CHACKERIAN as the primary or active Responsible Party. It is the responsibility of the primary or active Responsible Party to submit a letter to this agency, within 20 calendar days of receipt of this notice that identifies all current record owners of fee title. It is also the responsibility of the primary or active Responsible Party to certify to the local agency that the required notifications have been made at the time a cleanup or site closure proposal is made or before the local agency makes a determination that no further action is required. If property ownership changes in the future, you must notify this local agency within 20 calendar days from when you are informed of the change.

Any action or inaction by this local agency associated with corrective action, including responsible party identification, is subject to petition to the State Water Resources Control Board. Petitions must be filed within 30 days from the date of the action/inaction. To obtain petition procedures, please FAX your request to the State Water Board at (916) 341-5808 or telephone (916) 341-5650.

Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for

Please contact your caseworker DETTERMAN, MARK, at this office at (510)567-6876 if you have questions regarding your site.



ARI LEVI, Director
Contract Project Director

Date: 6/22/09

Action: Add
Reason: New case

Attachment A: Responsible Parties Data Sheet

cc: Jenniffer Jordan, SWRCB, D. Drogos, File ✓

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

June 09, 2009

Site Name & Address:

MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618

Local ID: RO0003003

Related ID: NA

RWQCB ID: NA

Global ID: T10000001165

All Responsible Parties

RP has been named a Primary RP - CYNTHIA CHACKERIAN

C/O MCCORMACK LAW FIRM

120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

RP has been named a Primary RP - BRIAN MCCORMACK

C/O MCCORMACK LAW FIRM

120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

RP has been named a Primary RP - JOHN MOREHOUSE

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 512-3016

RP has been named a Primary RP - KATRINA RAPA

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 672-0355

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

June 09, 2009

Responsible Party Identification

Existence of Unauthorized Release

An approximately 250-gallon underground storage tank (UST) was removed from beneath the driveway at 5925 Ocean View Drive, Oakland, CA on April 21, 2009. The age or history of the UST was not known by the owner. The UST was in good condition with no noticeable holes; however, hydrocarbon odors were noted in the overburden soil and within the UST pit. A removal confirmation soil sample collected beneath the UST at a depth of approximately 8.5 feet contained 448 milligrams per kilogram (mg/Kg) Total Petroleum Hydrocarbons (TPH) as heating oil, non-detectable concentrations of TPH as motor oil, benzene, toluene, and methyl-tert-butyl ether at elevated detection limits, and 0.047 mg/Kg and 0.0396 mg/Kg ethylbenzene and total xylenes, respectively. Total lead was detected at a concentration of 35.6 mg/Kg. Two stockpile samples were analyzed, a four-point composite and a hotspot sample. Both contained multiple detectable concentrations; however, the hotspot contained up to 2,750 mg/kg TPH heating oil. Based on the results of soil sampling an unauthorized release occurred from the UST.

Responsible Party Identification

Bryon McCormack and Cynthia Chackerian were the property owners at the time of UST removal. Both have been named as a "Responsible Party" under Definitions 1 and 3, above.

John Morehouse and Katrina Rapa are the current property owners and have been named as a "Responsible Party" under Definition 3, above.

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

Certified Mail #: 7006 3450 0000 0503 0373

June 09, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
510-567-6700
FAX (510) 687-9035

NOTICE OF RESPONSIBILITY

Site Name & Address:

MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618

Local ID: RO0003003
Related ID: NA
RWQCB ID: NA
Global ID: T10000001165

Responsible Party:

BRIAN MCCORMACK
C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600
SAN FRANCISCO CA 94104

Date First Reported: 5/7/2009

Substance: 12 Heater fuel

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

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Pursuant to section 25296.10(c)(6) of the Health and Safety Code, a responsible party may request the designation of an administering agency when required to conduct corrective action. Please contact this office for

Please contact your caseworker DETTERMAN, MARK, at this office at (510)567-6876 if you have questions regarding your site.



ARIU-LEVI, Director
Contract Project Director

Date: 6/24/09

Action: Add
Reason: New case

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

June 09, 2009

Site Name & Address:

MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618

Local ID: RO0003003
Related ID: NA
RWQCB ID: NA
Global ID: T10000001165

All Responsible Parties

RP has been named a Primary RP - CYNTHIA CHACKERIAN
C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

RP has been named a Primary RP - BRIAN MCCORMACK
C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

RP has been named a Primary RP - JOHN MOREHOUSE

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 512-3016

RP has been named a Primary RP - KATRINA RAPA

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 672-0355

Responsible Party Identification Background

Alameda County Environmental Health (ACEH) names a "Responsible Party," as defined under 23 C.C.R. Sec. 2720. Section 2720 defines a responsible party 4 ways. An RP can be:

1. "Any person who owns or operates an underground storage tank used for the storage of any hazardous substance."
2. "In the case of any underground storage tank no longer in use, any person who owned or operated the underground storage tank immediately before the discontinuation of its use."
3. "Any owner of property where an unauthorized release of a hazardous substance from an underground storage tank has occurred."
4. "Any person who had or has control over an underground storage tank at the time of or following an unauthorized release of a hazardous substance."

ACEH has named the responsible parties for this site as detailed below.

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

June 09, 2009

Responsible Party Identification

Existence of Unauthorized Release

An approximately 250-gallon underground storage tank (UST) was removed from beneath the driveway at 5925 Ocean View Drive, Oakland, CA on April 21, 2009. The age or history of the UST was not known by the owner. The UST was in good condition with no noticeable holes; however, hydrocarbon odors were noted in the overburden soil and within the UST pit. A removal confirmation soil sample collected beneath the UST at a depth of approximately 8.5 feet contained 448 milligrams per kilogram (mg/Kg) Total Petroleum Hydrocarbons (TPH) as heating oil, non-detectable concentrations of TPH as motor oil, benzene, toluene, and methyl-tert-butyl ether at elevated detection limits, and 0.047 mg/Kg and 0.0396 mg/Kg ethylbenzene and total xylenes, respectively. Total lead was detected at a concentration of 35.6 mg/Kg. Two stockpile samples were analyzed, a four-point composite and a hotspot sample. Both contained multiple detectable concentrations; however, the hotspot contained up to 2,750 mg/kg TPH heating oil. Based on the results of soil sampling an unauthorized release occurred from the UST.

Responsible Party Identification

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John Morehouse and Katrina Rapa are the current property owners and have been named as a "Responsible Party" under Definition 3, above.

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Brian McCormack
c/o McCormack Law Firm
120 Montgomery Street, #1600
San Francisco, CA 94104

PS Form 3800, August 2006 See Reverse for Instructions

7006 3450 0000 0545 9000 0373

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY
DAVID J. KEARS, Agency Director

Certified Mail #: 7006 3450 0000 0503 0380

June 09, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
FAX (510) 637-9335

NOTICE OF RESPONSIBILITY

Site Name & Address:

MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618

Local ID: RO0003003
Related ID: NA
RWQCB ID: NA
Global ID: T10000001165

Responsible Party:

JOHN MOREHOUSE

5925 OCEAN VIEW DR
OAKLAND CA 94612

Date First Reported: 5/7/2009

Substance: 12 Heater fuel

Funding for Oversight: LOPS - LOP State Fund


Multiple RPs?: Yes

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Please contact your caseworker DETTERMAN, MARK, at this office at (510)567-6876 if you have questions regarding your site.


Date: 6/24/09
ARIU-LEVI, Director
Contract Project Director

Action: Add
Reason: New case

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

June 09, 2009

Site Name & Address:

MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618

Local ID: RO0003003

Related ID: NA

RWQCB ID: NA

Global ID: T10000001165

All Responsible Parties

RP has been named a Primary RP - CYNTHIA CHACKERIAN
C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

RP has been named a Primary RP - BRIAN MCCORMACK
C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

RP has been named a Primary RP - JOHN MOREHOUSE

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 512-3016

RP has been named a Primary RP - KATRINA RAPA

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 672-0355

Responsible Party Identification Background

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ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET (Continued)

June 09, 2009

Responsible Party Identification

Existence of Unauthorized Release

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PS Form 3800, August 2006	
See Reverse for Instructions	

ALAMEDA COUNTY
HEALTH CARE SERVICES



AGENCY

DAVID J. KEARS, Agency Director

Certified Mail #: 7006 3450 0000 0503 0397

June 09, 2009

ENVIRONMENTAL HEALTH SERVICES
ENVIRONMENTAL PROTECTION
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577
(510) 567-6700
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OAKLAND, CA 94618

Local ID: RO0003003
Related ID: NA
RWQCB ID: NA
Global ID: T10000001165

Responsible Party:

KATRINA RAPA

5925 OCEAN VIEW DR
OAKLAND CA 94612

Date First Reported: 5/7/2009

Substance: 12 Heater fuel

Funding for Oversight: LOPS - LOP State Fund

Multiple RPs?: Yes

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ARIO LEVI, Director
Contract Project Director

Date: 6/24/09

Action: Add
Reason: New case

Attachment A: Responsible Parties Data Sheet

cc: Jenniffer Jordan, SWRCB, D. Drogos, File

ALAMEDA COUNTY ENVIRONMENTAL HEALTH
LUFT LOCAL OVERSIGHT PROGRAM

ATTACHMENT A - RESPONSIBLE PARTIES DATA SHEET

June 09, 2009

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MCCORMACK/CHACKERIAN PROPERTY
5925 OCEAN VIEW DR
OAKLAND, CA 94618

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C/O MCCORMACK LAW FIRM
120 MONTGOMERY ST #1600 | SAN FRANCISCO, CA 94104 | Phone (415) 440-6662

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5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 512-3016

RP has been named a Primary RP - KATRINA RAPA

5925 OCEAN VIEW DR | OAKLAND, CA 94612 | Phone (415) 672-0355

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June 09, 2009

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Sent To _____ Street, Apt. No. or PO Box No. _____ City, State, Zip _____	Katrina Rapa 5925 Ocean View Drive Oakland, CA 94612
PS Form 3800, August 2006 See Reverse for Instructions	