



October 19, 2012

Mr. Dan Emerson – Production Manager  
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DEPARTMENT OF ENVIRONMENTAL HEALTH  
Certified Unified Program Agency (CUPA)  
1131 Harbor Bay Parkway, Suite 250  
Alameda, CA 94502-6577  
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**NOTICE OF CORRECTIVE ACTION**

Subject: API Emeryville Parkside, LLC., 5750-5780 Hollis Street, Emeryville, CA 94608

Dear Mr. Emerson:

Alameda County Department of Environmental Health (ACDEH) received a notification from the California Emergency Management Agency (Cal EMA), Hazardous Materials Spill Report #12-6116, on October 10, 2012 regarding Polychlorinated Biphenyls (PCB) transformer oil spilled onto a concrete surface and related emergency cleanup performed at the subject site.

On October 11 and 12, 2012 follow-up site inspections were performed by ACDEH. Information obtained during the site inspections and subsequent phone conversations with Dan Emerson from Archstone, Daryl Bruce from Build Group, Carmen Santos from Federal Environmental Protection Agency (EPA), Kent Olsen from Enviroserve, and Dagmar Fung Cardno from, ATC, indicated that approximately 120 gallons of PCB oil was spilled onto the concrete and potentially onto soil. Upon discovery of the release, Archstone contacted Enviroserve to begin cleanup activities of the PCB transformer oil. Previous testing of the transformer oil determined the PCB concentrations to be 850,000 parts per million (ppm).

ACDEH has received, via email, a brief summary of events and a guidance document prepared by Cardno ATC (attached). The proposed guidance document was approved by ACDEH in order to immediately begin the site assessment and determine the extent of contamination. On October 16, 2012 ACDEH was at the site to witness the initial concrete and soil sampling per the proposed guidance document.

A written scope of work shall be submitted to this office for review and approval prior to the start of additional cleanup/remediation. At a minimum, the following shall be included in the work plan; a sampling plan, the constituents to be analyzed, the name of the laboratory where samples will be analyzed, disposal site for the contaminated materials, and proposed soil characterization and remediation activities. Confirmation sampling shall be witnessed by a representative of this office.

The investigation /cleanup activities at the site requires ACDEH oversight. We will require an oversight account for the above referenced site. To set up your account, please send a check in the amount of \$5000.00 payable to: *Alameda County Department of Environmental Health*. Please include the site address on the check and Facility ID # 0317796. This initial deposit may or may not be sufficient to provide all necessary regulatory oversight. ACDEH will deduct actual costs incurred based upon the hourly rate of \$150.00 per hour specified in Section 6.92.040L of the Alameda County Ordinance Code. If these funds are insufficient, additional deposit will be requested. Otherwise, any unused monies will be refunded to you or your designee.

Please contact me at (510) 567-6804 if you have any questions about this matter.

Sincerely,

Chris Tougeron  
Sr. Hazardous Materials Specialist

cc: Susan Hugo, Manager, ACDEH  
Barney Chan, Sr. HMS, ACDEH  
Mark Detterman, Sr. HMS ACDEH  
Jackie Jacobs, ACDEH Finance Department