



March 5, 2018
Kevin Anderson; Manager, Supply Chain
(Sent via E-Mail to: kevin.anderson@walgreens.com)
Walgreen Company
2370 E. Main Street
Woodland, CA 95776

Subject: Case Closure Public Notification, List of Landowners Form and Investigation Derived Waste Removal for Site Cleanup Program Case No. RO0003158 and GeoTracker Global ID T10000006478, Walgreens Sunol, 9494 Koopman Road, Sunol, CA 94586

Dear Mr. Anderson

Alameda County Department of Environmental Health (ACDEH) staff has reviewed the above-referenced fuel leak case file for proposed case closure pursuant to California Health and Safety Code (H&SC) Section 25296.10 and the State Water Board's Low-Threat Underground Storage Tank Case Closure Policy (LTCP). Based on our review ACDEH has determined that the site appears to qualify for case closure and therefore, no further action related to the fuel release is required at this time. ACDEH has sent out the enclosed public participation fact sheet (**Attachment 1**), which describes the site and the proposed case closure. Public comments on the proposed case closure will be accepted for a period of thirty days beginning Thursday, March 8, 2018 through Saturday, April 7, 2018. Following the public comment period, the comments received, will be reviewed and considered prior to issuance of the Case Closure Letter.

Prior to case closure you must complete the following actions:

1. Notify all current record owners of fee title to the site in accordance with H&SC 25297.15;
2. Remove all waste piles, drums, debris and other investigation or remediation derived material in accordance with State laws.

Therefore at this juncture, ACDEH requests that you address the following comments, perform the proposed work, and submit the documents requested below by the associated compliance dates. Upon completion of the public comment period and receipt of the requisite documents, ACDEH will close the case and issue a Case Closure Letter.

COMMENTS

1. **Landowner Notification Form** – Pursuant to H&SC Section 25297.15, ACDEH shall not consider cleanup or site closure proposals from the primary or active responsible party, issue a closure letter, or make a determination that no further action is required with respect to a site upon which there was an unauthorized release of hazardous substances from a fuel release subject to H&SC Chapter 6.7 unless the primary or active responsible party has notified all current record owners of fee title to the site of the proposed action.

To satisfy this requirement, please complete the List of Landowners Form (**Attachment 2**) and mail it back to ACDEH by the compliance date listed below.

- **Submittal of Landowner Notification Form – Friday, March 23, 2018**

2. **Waste Removal** – All investigation and remediation derived materials must be removed from the site and properly disposed of at an appropriate designated facility in accordance with applicable State laws.

To satisfy this requirement, please complete waste removal activities by the compliance date listed below.

- **Waste Removal – Sunday, April 22, 2018**

3. **Waste Removal Report** – A report documenting waste removal activities. The report must include waste manifests.

To satisfy this requirement, please submit the report [to the](#) State Water Board's GeoTracker website by in accordance the compliance date listed below.

- **Waste Removal Report – Sunday, April 22, 2018**

SUBMITTAL REQUIREMENTS

Please submit all requested documents in accordance with the requirements in **Attachment 3** (Attention: Dilan Roe).

Thank you for your cooperation. Should you have any questions or concerns regarding this correspondence or your case, please call me at (510) 567-6767 or send me an electronic mail message at dilan.roe@acgov.org.

Sincerely,

Dilan Roe

Dilan Roe, PE C73703
Land Water Division Chief

Attachment(s):

- Attachment 1 - Invitation to Comment – Potential Case Closure
- Attachment 2 - List of Landowners Form
- Attachment 3 - Responsible Party(ies) Legal Requirements / Obligations and Electronic Report Upload Instructions.

Cc:

Donald A. Ashton, 2430 Camino Ramon, Suite 122; San Ramon, CA 94583 (Sent via E-mail to: don.ashton@us.bureauveritas.com)

Chris Whitehurst, Walgreen Co., 2370 E. Main Street, Woodland, CA 95776 (sent via E-mail to: Christopher.whitehurst@walgreens.com)

Responsible Parties

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Brent J. Hoberg, Walgreen Co., 4234 Hacienda Drive, Suite 150, Pleasanton, CA 94588 (sent via E-mail to: brent.hoberg@walgreens.com)

Edward S. Lee, Walgreen Co., 4234 Hacienda Drive, Suite 150, Pleasanton, CA 94588 (sent via E-mail to: edward.lee@walgreens.com)

William Ragsdale, Clean Harbors Environmental Services, 1010 Commercial Street, San Jose, CA 95112
(sent via E-mail to: ragsdale.william@cleanharbors.com)

Paresh Khatri, ACDEH, LOP Supervisor (sent via electronic mail to paresh.khatri@acgov.org)

Dilan Roe, ACDEH, Chief – Land Water Division (sent via electronic mail to dilan.roe@acgov.org)
eFile, GeoTracker.

ATTACHMENT 1



INVITATION TO COMMENT-POTENTIAL CASE CLOSURE

WALGREENS SUNOL
9494 KOOPMAN ROAD SUNOL, CA 94586
SITE CLEANUP CASE No. RO0003158
GEOTRACKER GLOBAL ID T1000006478

March 8, 2018

The above referenced site is a Site Cleanup Case that is under the regulatory oversight of the Alameda County Department of Environmental Health (ACDEH) Local Oversight Program for the investigation and cleanup of an unauthorized release of petroleum hydrocarbons from the fuel tank of a truck. Site investigation and cleanup activities have been completed and the site has been evaluated in accordance with the State Water Resources Control Board Low-Threat Closure Policy. The site appears to meet all of the criteria in the Low-Threat Closure Policy. Therefore, ACDEH is considering closure of the Site Cleanup Case.

The public is invited to review and comment on the potential closure of the Site Cleanup Case. This notice is being sent to the current occupants and landowners of the site and adjacent properties and other known interested parties. The entire case file can be viewed over the Internet on the ACDEH website (<http://www.acgov.org/aceh/lop/ust.html>) or the State of California Water Resources Control Board GeoTracker website (<http://geotracker.waterboards.ca.gov>). Please send written comments to Dilan Roe at the address below; all comments will be forwarded to the responsible parties. Comments received by April 7, 2018 will be considered and responded to prior to a final determination on the proposed case closure.

If you have comments or questions regarding this site, please contact the ACDEH caseworker, Dilan Roe at 510-567-6767 or by email at dilan.roe@acgov.org. Please refer to Site Cleanup Case No. RO0003158 in any correspondence.

Sort_APN	Parcel_APN	Name	StreetAddress	Unit	City	Zip	Zip_4	
096 031500200	96-315-2	CITY & CO SF WATER	525 GOLDEN GATE A	10	SAN FRANCISCO CA	94102	3220	
096 031500200	96-315-2	OCCUPANT	FOOTHILL RD		SUNOL CA	94586		
096 032000103	96-320-1-3	KOOPMANN TIMOTHY	PO BOX 177		SUNOL CA	94586	0177	
096 032000103	96-320-1-3	OCCUPANT	8856 PLEASANTON SUNOL RD		PLEASANTON CA	94566		
096 032000214	96-320-2-14	CLARKE DAVID W TR	109 CIMARRON CT		DANVILLE CA	94506	6128	
096 032000214	96-320-2-14	OCCUPANT	PLEASANTON SUNOL RD		SUNOL CA	94586		
096 032000300	96-320-3	THOMPSON JAMES E	42200 BOSCELL RD		FREMONT CA	94538	5100	
096 032000300	96-320-3	OCCUPANT	8855 PLEASANTON SUNOL RD		SUNOL CA	94586		
096 032000500	96-320-5	COUNTY OF ALAMEDA	1221 OAK ST	536	OAKLAND CA	94612	4224	
096 032000500	96-320-5	OCCUPANT	PLEASANTON SUNOL RD		SUNOL CA	94586		
096 032000600	96-320-6	W P CO 843-1-20-4	1700 FARNAM ST	10TH	OMAHA NE	68102	2022	
096 032000600	96-320-6	OCCUPANT	PLEASANTON SUNOL RD		SUNOL CA	94586		
		ALAMEDA COUNTY	224 WEST WINTON A	ROOM 111	HAYWARD CA		94544	1215 SANDRA RIVERA
		ZONE 7 WATER AGE	100 N. CANYONS PKWY		LIVERMORE CA		94551	MATT KATEN
		ZONE 7 WATER AGE	100 N. CANYONS PKWY		LIVERMORE CA		94551	COLLEEN WINEY
		SAN FRANCISCO						CMCCAUL
		BAY REGIONAL						CHERIE OU@WAT
		WATER QUALITY						MCCAUL ERBOARD
		CONTROL BOARD	1515 CLAY STREET	SUITE 1400	OAKLAND CA	94612		OU S.CA.GOV
		ALAMEDA COUNTY						
		DEPT OF						
		ENVIRONMENTAL						SUSAN
		HEALTH CUPA	SUSAN.HUGO@ACGO					HUGO
			V.ORG					

ATTACHMENT 2

LIST OF LANDOWNERS FORM

County of Alameda
Environmental Health Services
Environmental Protection
1131 Harbor Bay Parkway, Suite 250
Alameda, CA 94502-6577

CERTIFIED LIST OF RECORD FEE TITLE OWNERS FOR:

Site Name: _____

Address: _____

City, State, Zip: _____

Record ID #: RO _____

Please fill out item 1 if there are multiple site landowners (attach an extra sheet if necessary). If you are the sole site landowner, skip item 1 and fill out item 2.

1. In accordance with Section 25297.15(a) of Chapter 6.7 of the California Health & Safety Code, I, _____ (name of primary responsible party), certify that the following is a complete list of current record fee title owners and their mailing addresses for the above site:

Name: _____

Address: _____

City, State, Zip: _____

E-mail Address: _____

Name: _____

Address: _____

City, State, Zip: _____

E-mail Address: _____

Name: _____

Address: _____

City, State, Zip: _____

E-mail Address: _____

2. In accordance with Section 25297.15(a) of Chapter 6.7 of the California Health & Safety Code, I _____, certify that I am the sole landowner for the above site.

Sincerely,

Signature of Primary Responsible Party

Printed Name

Date

E-mail Address

ATTACHMENT 3

Attachment 3

Responsible Party(ies) Legal Requirements / Obligations

REPORT REQUESTS

These reports are being requested pursuant to California Health and Safety Code Section 25296.10. 23 CCR Sections 2652 through 2654, and 2721 through 2728 outline the responsibilities of a responsible party in response to an unauthorized release from a petroleum UST system, and require your compliance with this request.

ELECTRONIC SUBMITTAL OF REPORTS

ACEH's Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of reports in electronic form. The electronic copy replaces paper copies and is expected to be used for all public information requests, regulatory review, and compliance/enforcement activities. Instructions for submission of electronic documents to the Alameda County Environmental Cleanup Oversight Program FTP site are provided on the attached "Electronic Report Upload Instructions." Submission of reports to the Alameda County FTP site is an addition to existing requirements for electronic submittal of information to the State Water Resources Control Board (SWRCB) GeoTracker website. In September 2004, the SWRCB adopted regulations that require electronic submittal of information for all groundwater cleanup programs. For several years, responsible parties for cleanup of leaks from underground storage tanks (USTs) have been required to submit groundwater analytical data, surveyed locations of monitoring wells, and other data to the GeoTracker database over the Internet. Beginning July 1, 2005, these same reporting requirements were added to Spills, Leaks, Investigations, and Cleanup (SLIC) sites. Beginning July 1, 2005, electronic submittal of a complete copy of all reports for all sites is required in GeoTracker (in PDF format). Please visit the SWRCB website for more information on these requirements (http://www.waterboards.ca.gov/water_issues/programs/ust/electronic_submittal/).

PERJURY STATEMENT

All work plans, technical reports, or technical documents submitted to ACEH must be accompanied by a cover letter from the responsible party that states, at a minimum, the following: "I declare, under penalty of perjury, that the information and/or recommendations contained in the attached document or report is true and correct to the best of my knowledge." This letter must be signed by an officer or legally authorized representative of your company. Please include a cover letter satisfying these requirements with all future reports and technical documents submitted for this fuel leak case.

PROFESSIONAL CERTIFICATION & CONCLUSIONS/RECOMMENDATIONS

The California Business and Professions Code (Sections 6735, 6835, and 7835.1) requires that work plans and technical or implementation reports containing geologic or engineering evaluations and/or judgments be performed under the direction of an appropriately registered or certified professional. For your submittal to be considered a valid technical report, you are to present site specific data, data interpretations, and recommendations prepared by an appropriately licensed professional and include the professional registration stamp, signature, and statement of professional certification. Please ensure all that all technical reports submitted for this fuel leak case meet this requirement.

UNDERGROUND STORAGE TANK CLEANUP FUND

Please note that delays in investigation, later reports, or enforcement actions may result in your becoming ineligible to receive grant money from the state's Underground Storage Tank Cleanup Fund (Senate Bill 2004) to reimburse you for the cost of cleanup.

AGENCY OVERSIGHT

If it appears as though significant delays are occurring or reports are not submitted as requested, we will consider referring your case to the Regional Board or other appropriate agency, including the County District Attorney, for possible enforcement actions. California Health and Safety Code, Section 25299.76 authorizes enforcement including administrative action or monetary penalties of up to \$10,000 per day for each day of violation.

Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC)	REVISION DATE: May 15, 2014
	ISSUE DATE: July 5, 2005
	PREVIOUS REVISIONS: October 31, 2005; December 16, 2005; March 27, 2009; July 8, 2010, July 25, 2010
SECTION: Miscellaneous Administrative Topics & Procedures	SUBJECT: Electronic Report Upload (ftp) Instructions

The Alameda County Environmental Cleanup Oversight Programs (LOP and SLIC) require submission of all reports in electronic form to the county's ftp site. Paper copies of reports will no longer be accepted. The electronic copy replaces the paper copy and will be used for all public information requests, regulatory review, and compliance/enforcement activities.

REQUIREMENTS

- **Please do not submit reports as attachments to electronic mail.**
- Entire report including cover letter must be submitted to the ftp site as **a single portable document format (PDF) with no password protection.**
- It is **preferable** that reports be converted to PDF format from their original format, (e.g., Microsoft Word) rather than scanned.
- **Signature pages and perjury statements must be included and have either original or electronic signature.**
- **Do not password protect the document.** Once indexed and inserted into the correct electronic case file, the document will be secured in compliance with the County's current security standards and a password. **Documents with password protection will not be accepted.**
- Each page in the PDF document should be rotated in the direction that will make it easiest to read on a computer monitor.
- Reports must be named and saved using the following naming convention:

RO#_Report Name_Year-Month-Date (e.g., RO#5555_WorkPlan_2005-06-14)

Submission Instructions

- 1) Obtain User Name and Password
 - a) Contact the Alameda County Environmental Health Department to obtain a User Name and Password to upload files to the ftp site.
 - i) Send an e-mail to deh.loptoxic@acgov.org
 - b) In the subject line of your request, be sure to include "**ftp PASSWORD REQUEST**" and in the body of your request, include the **Contact Information, Site Addresses**, and the **Case Numbers (RO# available in Geotracker) you will be posting for.**
- 2) Upload Files to the ftp Site
 - a) Using Internet Explorer (IE4+), go to <ftp://alcoftp1.acgov.org>
 - (i) Note: Netscape, Safari, and Firefox browsers will not open the FTP site as they are NOT being supported at this time.
 - b) Click on Page located on the Command bar on upper right side of window, and then scroll down to Open FTP Site in Windows Explorer.
 - c) Enter your User Name and Password. (Note: Both are Case Sensitive.)
 - d) Open "My Computer" on your computer and navigate to the file(s) you wish to upload to the ftp site.
 - e) With both "My Computer" and the ftp site open in separate windows, drag and drop the file(s) from "My Computer" to the ftp window.
- 3) Send E-mail Notifications to the Environmental Cleanup Oversight Programs
 - a) Send email to deh.loptoxic@acgov.org notify us that you have placed a report on our ftp site.
 - b) Copy your Caseworker on the e-mail. Your Caseworker's e-mail address is the entire first name then a period and entire last name @acgov.org. (e.g., firstname.lastname@acgov.org)
 - c) The subject line of the e-mail must start with the RO# followed by **Report Upload**. (e.g., Subject: RO1234 Report Upload) If site is a new case without an RO#, use the street address instead.
 - d) If your document meets the above requirements and you follow the submission instructions, you will receive a notification by email indicating that your document was successfully uploaded to the ftp site.