

## State Water Resources Control Board

JUN 14 2016

Green Oak Builders  
Attention: Ms. Mona Hsieh and Mr. Patrick Kong  
888 Brannan Street, #101  
San Francisco, CA 94103  
([patrickykong@gmail.com](mailto:patrickykong@gmail.com))  
([mona.hsieh@yahoo.com](mailto:mona.hsieh@yahoo.com))

Dear Ms. Hsieh and Mr. Kong:

CLOSURE DENIAL REVIEW FOR PETROLEUM UNDERGROUND STORAGE TANK CASE,  
GREEN OAK BUILDERS, 3101 35<sup>TH</sup> AVENUE, OAKLAND, ALAMEDA COUNTY

State Water Resources Control Board (State Water Board) Resolution No. 2012-0062 requires that State Water Board staff review a lead agency's decision when the lead agency has denied a request by a responsible party for an underground storage tank (UST) case closure pursuant to the Low-Threat UST Case Closure Policy (Policy).

The subject case has the following identification numbers:

- State Water Board, GeoTracker No. T10000006539
- Alameda County Environmental Health (County), Case No. RO0003164

State Water Board staff reviewed the closure request dated December 4, 2015 and the response from the County dated December 23, 2015. After careful consideration of the GeoTracker record, State Water Board staff agrees with the County staff determination that all of the Policy criteria have not been met. Based on information in the above-referenced GeoTracker record, State Water Board staff finds that the subject case does not meet the following Policy criterion:

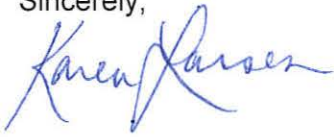
- **General Criterion e.** – A conceptual site model that assesses the nature, extent, and mobility of the release has been developed.

The soil, soil vapor, and groundwater samples that have been obtained at the site do not fully characterize the extent of the release and risk to human health and the environment. The activities proposed in the March 24, 2016 work plan are needed to assure the extent of contamination in soil, soil-gas, and groundwater are adequately defined.

Contaminants remaining at the subject site continue to pose a potential threat to human health, safety, and the environment. Criteria for low-threat UST case closure have not been met at this time, therefore closure of the UST case is not appropriate.

If you have any questions, please contact Mr. George Lockwood at (916) 341-5752 or [George.Lockwood@waterboards.ca.gov](mailto:George.Lockwood@waterboards.ca.gov).

Sincerely,



Karen Larsen, Deputy Director  
Division of Water Quality

cc: [Via email only]

Mr. Bruce H. Wolfe, Executive Officer  
San Francisco Bay Water Board  
([Bruce.Wolfe@waterboards.ca.gov](mailto:Bruce.Wolfe@waterboards.ca.gov))

Ms. Dyan Whyte  
San Francisco Bay Water Board  
([Dyan.Whyte@waterboards.ca.gov](mailto:Dyan.Whyte@waterboards.ca.gov))

Mr. Stephen Hill  
San Francisco Bay Water Board  
([Stephen.Hill@waterboards.ca.gov](mailto:Stephen.Hill@waterboards.ca.gov))

Ms. Marnie Ajello  
State Water Board  
([Marnie.Ajello@waterboards.ca.gov](mailto:Marnie.Ajello@waterboards.ca.gov))

Ms. Tamarin Austin  
State Water Board  
([Tamarin.Austin@waterboards.ca.gov](mailto:Tamarin.Austin@waterboards.ca.gov))

Ms. Therese Barakatt  
State Water Board  
([Therese.Barakatt@waterboards.ca.gov](mailto:Therese.Barakatt@waterboards.ca.gov))

Mr. George Lockwood  
State Water Board  
([George.Lockwood@waterboards.ca.gov](mailto:George.Lockwood@waterboards.ca.gov))

Mr. Ronald Browder, Director  
Alameda County Environmental Health  
([Ronald.Browder@acgov.org](mailto:Ronald.Browder@acgov.org))

Ms. Dilan Roe  
Alameda County Environmental Health  
([Dilan.Roe@acgov.org](mailto:Dilan.Roe@acgov.org))

cc: Continued next page

cc: (Continued)

Mr. Keith Nowell  
Alameda County Environmental Health  
([Keith.Nowell@acgov.org](mailto:Keith.Nowell@acgov.org))

Mr. Forrest Cook  
Almar Environmental  
([Cook.Forrest@gmail.com](mailto:Cook.Forrest@gmail.com))

Mr. Michael Harris  
Redhorse Corporation  
([Michael.Harris@redhorsecorp.com](mailto:Michael.Harris@redhorsecorp.com))