



ALAMEDA COUNTY
HEALTH CARE SERVICES AGENCY

DEPARTMENT OF ENVIRONMENTAL HEALTH
LOCAL OVERSIGHT PROGRAM (LOP)
For Hazardous Materials Releases
1131 Harbor Bay Parkway
Alameda, CA 94502-6577

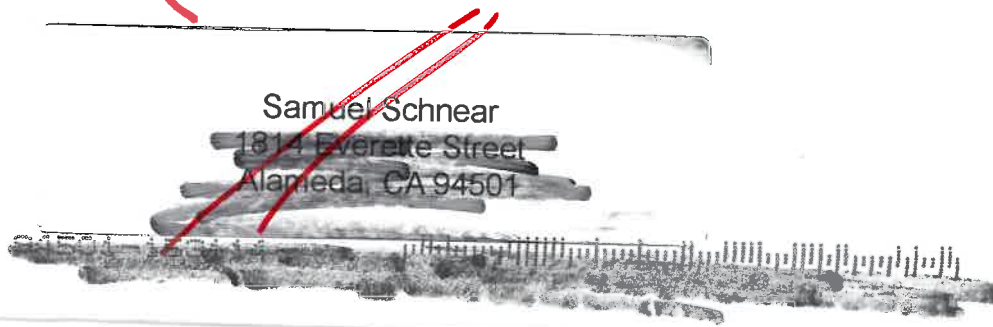
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003193

~~Samuel Schnear
1814 Everett Street
Alameda, CA 94501~~



ALAMEDA COUNTY
HEALTH CARE SERVICE AGENCY
REBECCA GEBHART, Interim Agency Director



DEPARTMENT OF ENVIRONMENTAL HEALTH
LOCAL OVERSIGHT PROGRAM (LOP)
For Hazardous Materials Releases
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ALAMEDA, CA 94502
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June 9, 2017

Michael Waltz
Michael J. Waltz Trust
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Sun City, AZ 85373-2128
(Sent via e-mail to: F40RACER@aol.com)

Ky Truong
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Alameda, CA 94501
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Samuel Schnear
1814 Everett Street
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Subjects: 1. Fuel Leak Case No. RO0003193 and GeoTracker Global ID T10000007934, Waltz Living Trust, 1814 Everett Street, Alameda, CA 94501
2. Site Cleanup Program Case RO0003249 and GeoTracker Global ID T10000010431, Waltz Living Trust (Non-Petroleum UST), 1814 Everett Street, Alameda, CA 94501

Gentlemen:

Thank you for attending the meeting with Alameda County Department of Environmental Health (ACDEH) staff which was held at the site on May 18, 2017. The purpose of the meeting was to view and discuss the implications of the site layout with respect to ACDEH's case review and applicability of the State Water Resources Control Board's (SWRCBs) Low Threat Underground Storage Tank Case Closure Policy (LTCP) to the case.

As shown in the Attachment A Figures and as described in the May 22, 2015 *Phase I Environmental Assessment* prepared and submitted on your behalf by Eras Environmental, Inc. (Eras), the site consists of four parcels: Assessor Parcel Number (APN) 70-166-27, 70-166-1, 70-166-2, and 70-166-3. Parcel 70-166-1 is occupied by a residence, and the three remaining parcels are in commercial usage as an auto body business. On August 31, 2015, a 500-gallon waste oil underground storage tank (UST) and a 2,000 gallon gasoline UST were removed from parcel 70-166-27. On September 5 and 6, 2015 three subsurface hydraulic automotive hoists or lifts (lifts) were removed from the site: a one hoist was located inside the auto body shop building on parcel APN 70-166-27 and two hoists were co-located with a drain in the Prep Area on parcel 70-166-3. A case (RO0003193) was opened in ACDEH's Local Oversight Program (LOP) for the gasoline and waste oil USTs. ACDEH requested submittal of a work plan to perform the initial investigate releases associated with the USTs.

ACDEH staff has reviewed the case file including the *Limited Phase II Subsurface Investigation* (Report) dated August 16, 2016, prepared and submitted on your behalf by Eras in conjunction with the LTCP. Based on ACDEH staff review, we have determined that the Report has provided data which supports closure of UST environmental case under the LTCP. Additionally, the Report provided data supporting closure of the hydraulic lifts which contained petroleum hydrocarbon-based hydraulic oil but were not associated with the UST systems. The area that does not meet the LTCP is the floor drain in the Prep Area