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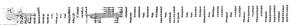
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## ALAMEDA COUNTY HEALTH CARE SERVICES AGENCY

DEPARTMENT OF ENVIRONMENTAL HEALTH LOCAL OVERSIGHT PROGRAM (LOP) For Hazardous Materials Releases 1131 HARBOR BAY PARKWAY, SUITE 250 ALAMEDA, CA 94502 (510) 567-6700 FAX (510) 337-9335

REBECCA GEBHART, Interim Director

February 14, 2017

Bradley A & Sandra L Hirst, Trustees & Bradley Hirst et al. c/o Equity Enterprises 4460 Black Avenue, Suite L Pleasanton, CA 94566-6142 (Sent via email to brad@equityenterprises.net) Paul C and Alice T Sun, Trustees
PO Box 117941
Burlingame, CA 94011-7941
(Sent via email to dsun@dsunlaw.com)

C & H Development Co 43 Panoramic Way Walnut Creek, CA 94566-8218 Morey and Ethel Gross and Peggy Lane 915 Main Street Pleasanton, CA 94566-8218

David B. Wheeler 927 Main Street Pleasanton, CA 94566-6072 Santa Rita Investment Company 915 Main Street Pleasanton, CA 94566-8218

C & H Development Co Bradley A. and Sandra L Hirst, Trustees 43 Panoramic Way Walnut Creek, CA 94595-1605 Autogal, Inc. Agent: The Prentice-Hall Corporation System, Inc. 2711 Centerville Road Suite 400 Wilmington, DE 19808

Subject: Work Plan Request for Fuel Leak Case No. RO0003199 and GeoTracker Global ID T10000008158, Main Street Property, 927 Main Street, Pleasanton, CA 94566

## Dear Responsible Parties:

Alameda County Department of Environmental Health (ACDEH) has reviewed the case file, including the October 10, 2016, report titled "Soil and Groundwater Investigation Report," (Report) submitted by Environmental Risk Assessors. The Report documents the following: the advancement of two soil borings at the site from which a total of five soil samples and two grab groundwater samples were collected; the advancement of one soil gas sampling point at the site; and the advancement of one soil boring at 915 Main Street, Pleasanton, the property that adjoins the subject site to the south and the west. The soil and groundwater samples were analyzed for the following: Total Petroleum Hydrocarbons as gasoline (TPH-q), diesel (TPH-d), and Stoddard Solvent (TPH-ss); benzene, toluene, ethylbenzene, and total xylenes (BTEX); methyl tert-butyl ether (MtBE); and naphthalene. The soil gas sample was analyzed for oxygen, methane, and naphthalene. The Report also presents in Appendix H the results of a geophysical survey that was performed using ground penetrating radar (GPR) on March 25, 2016, and discussed in a report titled "Geophysical Survey," dated March 30, 2016, and submitted by CBRE, Inc. The results of the survey, in which the GPR achieved depths between 3.5 feet and 4 feet bgs, appear to indicate that underground storage tanks (USTs) are not present at the subject site, the property at 915 Main Street that adjoins the subject site to the south and the west, and the property that adjoins the subject site to north extending to the northern railroad tracks. The Report also includes a preliminary Site Conceptual Model (SCM) and a comparison of the site data to the criteria under the State Water Resources Control Board's Low-Threat Underground