

Final

November 18, 2011

**Review of
Leaking Underground Storage Tank
Cases
Not in Cleanup Fund and Open Over 15
Years**

**Alameda County
Local Oversight Program**

**Prepared as in-kind task as part of Cooperative Agreement
LS-97952501-3 between USEPA Region 9 and the California State
Water Resources Control Board**

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Executive Summary

The Draft version of this report was submitted on July 21, 2010 and U.S. EPA Region 9 (USEPA) and Sullivan International Group, Inc. (Sullivan) scheduled a meeting to be held on July 27, 2011 to discuss the draft report and the agency's next steps for each case. During the July 2011 meeting, barriers to moving cases to closure were discussed. There were several barriers identified by Alameda County Environmental Health Department (ACEH): recalcitrant Responsible Parties (RPs), lack of RP funding, demand of ACEH caseworker's time to do other tasks including responding to requests made by the State Water Resources Control Board (SWRCB), lack of historical files available, and the complexity of some of the cases.

Five of the Non-CUF sites were closed. One of the closed sites (American Auto Wreckers-- T0600101922) was closed because of a petition and another site was closed (Pepsi-Cola Company-- T0600100118) because the Regional Board thought that "closing" the case in GeoTracker was the best option to select. In actuality that case was incorporated into another Regional Board case, RB case 01-0127.

ACEH has several CalTrans sites and noted that most of the CalTrans sites are not dealt with in a timely fashion by the RP. ACEH said that they would provide Joel with a list of CalTrans sites and see if SWRCB can potentially assist with this agency on a more global basis. Additionally, five of the cases have been entered into the Cleanup Fund: 1) Unocal #7176 (T0600101883); 2) Shell #13-5701 (T0600101261); 3) Shell #13-9619 (T0600101253); 4) Eandi Works Metal Inc. (T0600100858); and 5) Shell #12-9452 (T0600101265).

Alameda County LOP

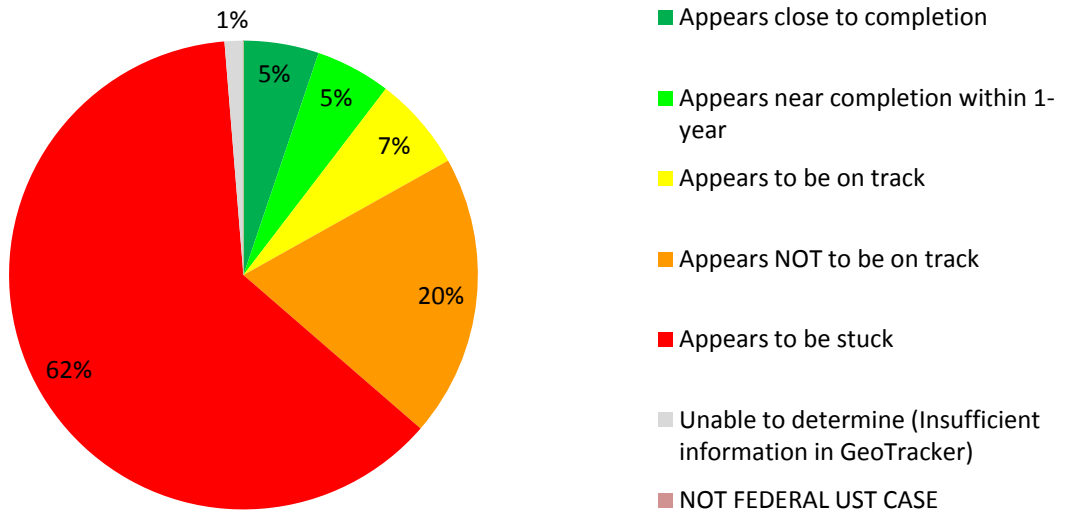
Apparent Case Status – Initial and After

TOTAL NUMBER OF CASES REVIEWED = 77
 NUMBER OF ACTIVE LUST CASES ON NOVEMBER 1, 2010 = 448 CASES
 DRAFT REVIEW REPORT PREPARED AND SENT TO AGENCY ON JULY 21, 2010
 RESPONSE/MEETING WITH AGENCY ON JULY 27, 2011

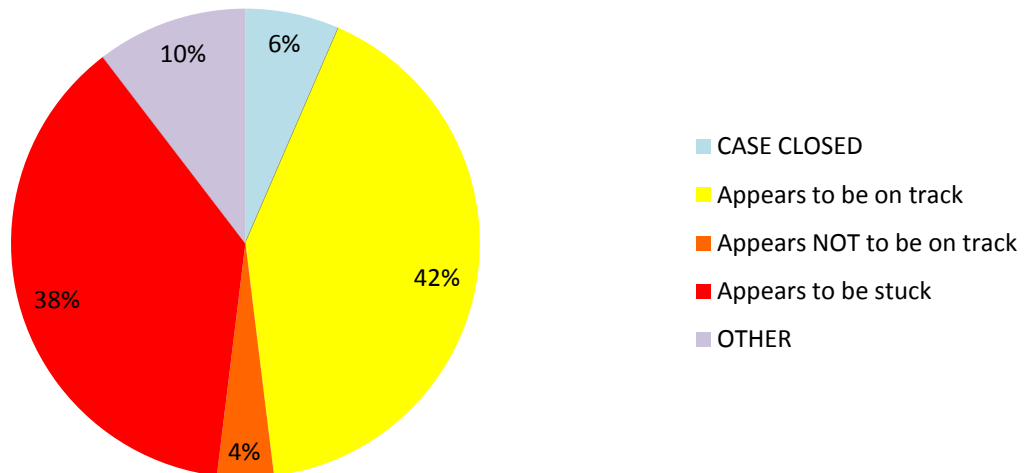
APPARENT STATUS OF CASES REVIEWED – INITIAL REVIEW AND AFTER MEETING TO DISCUSS CASES

Apparent Case Status	Initial Assessment Number of Cases (07-21-2010)	Post Meeting Assessment Number of Cases (07-27-2011)
CASE CLOSED	0	5
Appears close to completion	4	0
Appears near completion within 1-year	4	0
Appears to be on track	5	32
Appears NOT to be on track	15	3
Appears to be stuck	48	29
Unable to determine (Insufficient information in GeoTracker)	1	0
NOT FEDERAL UST CASE	0	0
OTHER	0	8

Initial Assessment Percentage of Cases (07-21-2010)



Post Meeting Assessment Percentage of Cases (07-27-2011)



CASE REVIEW SUMMARY TABLE
ALAMEDA COUNTY LOCAL OVERSIGHT PROGRAM

ESTIMATED STATUS IN THE CLEANUP PIPELINE?	CHANGE IN STATUS CLEANUP PIPELINE (Post Meeting on: 07/27/2011)	SITE NAME (CASE LEAD AGENCY: ALAMEDA COUNTY LOP)	CITY	GLOBAL ID	AGENCY CASE NUMBER	RELEASE DATE	AGE	NOTES FROM MEETING ON 07/27/2011	NEXT STEPS FOR AGENCY
Appears close to completion	Appears to be on track	KAISER DEVELOPMENT / VAL STROUGH HONDA	Oakland	T0600101504	RO0000205	2/27/1987	23	The caseworker said that this case is near completion and that the consultants have sent many correspondences with the necessary information to consider the case for closure; however, they need the consultants to put the information in report format. Provided a report is submitted, this case appears near completion within one year. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears close to completion	Closed	AERVOE PACIFIC	Oakland	T0600102135	RO0000463	6/22/1987	23	This case was CLOSED on 11/30/2010.	Closed
Appears close to completion	Appears to be on track	GARZA & ASSOCIATES	Emeryville	T06019727624	RO0002869	12/4/1991	19	The caseworker said that this case might be a candidate for potential closure. ACEH needs to go through all the files and make a determination and can't commit to the "within one year" closure commitment. This Case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears close to completion	Appears to be on track	DOWNTOWN TOYOTA	Oakland	T0600102227	RO0000509	2/24/1992	18	The caseworker said that they need additional information on another area that has not been looked at. This was determined after the caseworker did the review of the files for potential closure. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears near completion within 1-year	Appears to be stuck	VEND MART PROPERTY	Oakland	T0600101646	RO0000036	6/21/1988	22	This case needs well decommissioning but the RP is not responsive and is recalcitrant. This case is currently STUCK, but could potentially be closed soon if the RP becomes responsive.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears near completion within 1-year	Closed	BASHLAND INC	Emeryville	T0600101594	RO0000326	7/15/1992	18	This site was CLOSED on 08/13/2010.	Closed
Appears near completion within 1-year	Appears to be stuck	CALTRANS	Oakland	T0600101696	RO0000225	3/14/1994	16	The caseworker indicated that this case has a recalcitrant RP and that ACEH has requested additional work that has yet to be conducted. This case is STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears near completion within 1-year	CLOSED	PEPSI-COLA COMPANY	Emeryville	T0600100118	RO0000064	4/20/1994	16	CASE is RWQCB lead. The caseworker mentioned that even though this case was "closed" by RWQCB on 09/22/2010 that this case really was not closed but was lumped in with another case, RB case 01-0127. RWQCB said they used "closed" to designate the status of the case because there was not an appropriate category selection to use. ACEH suggests that SWRCB look into improving GeoTracker so that if a case is incorporated into another case it is recognized in that manner. This case is classified as CLOSED.	Closed
Appears to be on track	Appears to be on track	BEACON #12574	Castro Valley	T0600100155	RO0000355	8/28/1987	23	The caseworker indicated that recent work has been conducted at the site and groundwater monitoring reports have been submitted and a work plan was recently approved in May 2011. This case remains On TRACK.	Continue current remediation until low-risk criteria is met

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Appears to be on track	Appears to be stuck	PACO PUMPS INC	Oakland	T0600101592	RO0000320	7/10/1992	18	The caseworker explained that they don't agree with the technical recommendations of the consultant. ACEH believes that additional remediation needs to be conducted at the site instead of only groundwater monitoring. This case is STUCK until the consultant provides ACEH with another plan that includes remedial action for the site.	Push for additional/alternate remediation (current remediation ineffective)
Appears to be on track	Appears to be on track	MERRITT TIRE SALE	Castro Valley	T0600101801	RO50000474	1/5/1993	17	Caseworker said that the RP is in the process of obtaining a new consultant. The CAP has not been implemented yet. This case is still ON TRACK just need to get the new consultant up to speed.	Continue current remediation until low-risk criteria is met
Appears to be on track	Appears to be on track	EBRPD REDWOOD REGIONAL PARK	Oakland	T0600100489	RO0000246	5/3/1993	17	Caseworker indicated that work has been conducted on this site. Groundwater monitoring and bioventing system is being conducted. This case remains ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be on track	OTHER--CUF	UNOCAL #7176	Dublin	T0600101883	RO0000482	11/10/1994	16	This case was entered into the FUND and is no longer on the Aging Non-CUF case list.	Entered into FUND
Appears NOT to be on track	Appears to be on track	CITY OF OAKLAND MUNICIPAL SERVICE CENTER	Oakland	T0600100375	RO0000293	6/14/1984	26	The caseworker said that the consultant submitted a HHRA and Ecological Screen in March 2011 and have conducted the hydrogen peroxide addition work. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	OTHER--CUF	SHELL #13-5701	Oakland	T0600101261	RO0000486	7/26/1985	25	This case was entered into the FUND is no longer on the Aging Non-CUF case list.	Entered into FUND
Appears NOT to be on track	Closed	MOBIL #04-334 / JIFFY LUBE #606	Castro Valley	T0600101278	RO0000386	7/17/1986	24	The case was CLOSED on 02/17/2011.	Closed
Appears NOT to be on track	Appears to be on track	OWENS BROCKWAY GLASS	Oakland	T0600102223	RO0000289	3/12/1987	23	The caseworker indicated that the recently submitted CAP was approved by the Agency. This Case is On TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	Appears to be stuck	PETERSON MANUFACTURING COMPANY INC	Emeryville	T0600101068	RO0000052	10/14/1987	23	The caseworker indicated that the RP is tardy in delivering requested documents and that the RP and Agency have been exchanging voicemails. This case is STUCK until the RP complies.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears NOT to be on track	Appears to be on track	CHEVRON #9-4612	Oakland	T0600100333	RO0000233	7/12/1988	22	The caseworker said that the RP requested closure and that the agency did not agree with closure; additional site characterization is needed. In June 2011 the agency requested that a Data Gap Work Plan be submitted. This case is ON TRACK.	Continue current remediation until low-risk criteria is met

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Appears NOT to be on track	Appears to be on track	CHP - OAKLAND	Oakland	T0619763665	RO0002950	11/28/1988	22	ACEH indicated that there is a new consultant Project Manager assigned to this case. The new PM has contacted ACEH. The RP is in the process of getting bids for contractors to remove the UST on site. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	OTHER--CUF	SHELL #13-9619	Oakland	T0600101253	RO0000006	2/15/1989	21	This case has been entered into the CUF.	Entered into FUND
Appears NOT to be on track	Appears to be on track	RICHARDSON / SYBASE	Emeryville	T0600100470	RO0000043	10/10/1989	21	The caseworker said that this case is connected to RO0000042, RO000043 and RO0000440. The RPs are not uploading documents to the correct cases; most recent uploads are dated August 17, 2011; however they were uploaded to RO0000440 in GeoTracker. Caseworker will talk to RP about further uploading reports to GeoTracker. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	Appears to be on track	HYDRAULIC ELECTRO SERVICE	Emeryville	T0600101109	RO0000201	12/5/1989	21	Caseworker said that historically there was an old Tank on site. ACEH said that they believe that the case could be potentially closed soon but still need to review. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	Appears NOT to be on track	SEARS AUTO CENTER #1058	Oakland	T06019793739	RO0000480	10/12/1990	20	ACEH said a directive letter is needed and ESI is not in compliance. This case is NOT ON TRACK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears NOT to be on track	Appears to be on track	RODDING CLEANING SERVICE	San Leandro	T0600101153	RO0000020	5/21/1991	19	ACEH has sent out a number of directive letters. ACEH had a meeting in May 2011 with RP. The RP submitted a work plan to ACEH on 07/26/2011 for Soil Vapor sampling. ACEH indicated that the RP will have to apply to the FUND eventually because they are currently using a Trust and only \$85,000 remain. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	Appears to be on track	CITY OF EMERYVILLE MARINA	Emeryville	T0600101590	RO0000267	4/15/1992	18	The caseworker said that the City of Emeryville has stepped up as the RP and the consultant is motivated to get all the City of Emeryville sites moving. Currently they are in the process of obtaining all the reports for all of the City of Emeryville sites. This site is now claimed in GeoTracker. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears NOT to be on track	OTHER--CUF	EANDI METAL WORKS INC	OAKLAND	T0600100858	RO0000029	5/27/1992	18	Caseworker said that the RP is motivated because they want to sell the property. This case is now in the CUF so no longer on the Aging Non-CUF List.	Entered into FUND
Appears NOT to be on track	Appears to be on track	SHELL / 7-ELEVEN #20009	Oakland	T0600102237	RO0000505	11/6/1992	18	The caseworker said that a lot of work has been done at this site and the information in GeoTracker indicates this as well. This case is ON TRACK.	Continue current remediation until low-risk criteria is met

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Appears to be stuck	OTHER--CUF	SHELL #12-9452	Oakland	T0600101265	RO0000264	7/1/1982	28	The caseworker indicated that Soil Vapor Sampling is now being conducted and the case is progressing towards closure. This case is now in the CUF so no longer on the Aging Non-CUF List.	Entered into FUND
Appears to be stuck	Appears to be on track	MOBIL / GIVENS INVESTMENT COMPANY	Oakland	T0600100647	RO0002460	3/26/1986	24	ACEH said that the consultant and RP provided all historical information which is uploaded to the Agency database since all information is before 2001 and is not required to be on GeoTracker. RP has claimed the site. This Case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be on track	ALAMEDA POLICE DEPARTMENT	Alameda	T0600100045	RO0003024	7/2/1986	24	ACEH noted that they did not have regulatory oversight/lead for this case until 2010. This is one of the cases that George Lockwood assigned to ACEH that was an unassigned case in Geotracker. The RP is actively working on the case, is in frequent contact with ACEH, has been very responsive, and has selected a consultant. The consultant has contacted ACEH and have issued a workplan, but they haven't uploaded documents to GeoTracker yet. This case is considered ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	OTHER--Cleanup Program	SOUTHERN PACIFIC TRANSPORTATION COMPANY	Oakland	T0600101305	RO0001135	7/15/1986	24	During the meeting, ACEH said that this is a very old case and don't have files in their Agency database. They need to recover information from the Oakland CUPA. After the meeting, ACEH reviewed the OFD files and determined that the site appears to be a SLIC site. This case is considered "OTHER".	Not a LUFT Case
Appears to be stuck	Appears to be on track	SFWD SUNOL YARD	Sunol	T0600101172	RO0000340	11/13/1986	24	The caseworker indicated that the RP has hired a consultant. Caseworker noted that this site is really complicated because it has three different areas and data is missing so need to review historical information. The caseworker said that this is an old case that he believes should be closed soon but just need to have the time to go through all of the information. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be stuck	AC TRANSIT	Emeryville	T0600118672	RO0000402	12/11/1986	23	ACEH indicated that this case needs a directive letter. They noted that this site is extremely contaminated. RP consultant is only doing monitoring but no active remediation. ACEH said that there next step is to request a CAP from the consultant. This Site is STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	SCHWABACHER / FREY	Emeryville	T06019750590	RO0002845	1/27/1987	23	The caseworker indicated that the RP has claimed the site. No CUPA files or anything can be found. ACEH has requested the CUPA files from Emeryville so some progress has been made but this case remains STUCK until files are received from Emeryville.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	ARCO #04931	Oakland	T0600100110	RO0000076	10/7/1987	23	Caseworker indicated that there were elevated concentrations of petroleum hydrocarbons, high gas and benzene concentrations at the site. The RP already installed the soil vapor probes and have provided the results to the caseworker but Soil Gas results have not been uploaded to GeoTracker. This Case is ON TRACK.	Continue current remediation until low-risk criteria is met

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Appears to be stuck	Appears to be stuck	PORT OF OAKLAND / UNION PACIFIC MOTOR FREIGHT	Oakland	T0600101421	RO0000435	12/17/1987	23	The caseworker said that the RPs are submitting documents to them; they have submitted a CAP but ACEH does not agree with the CAP recommendations so they are working on the disagreements. Note that still no documents have been submitted to GeoTracker. Progress is being made on this case but the case is STUCK until RP uploads necessary documents to GeoTracker.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	EBMUD	Oakland	T0600100495	RO0000449	1/27/1988	22	Caseworker indicated that this site is tangled with 5 additional sites. This case will take time to figure out. The caseworker believes that he would like to consolidate all the pertinent sites into one case. This case is STUCK.	Push for new/additional remedial investigation (RI)/risk assessment
Appears to be stuck	Appears to be stuck	DUNNE QUALITY PAINTS	Oakland	T0600101693	RO0000073	2/16/1988	22	The caseworker said that this case is not on Track because of RP financial issues. There are several comingled plumes and several intertwined sites. This site remains STUCK.	Push for new/additional remedial investigation (RI)/risk assessment
Appears to be stuck	Appears to be stuck	KRAGEN AUTO SUPPLY	Oakland	T0600100801	RO0000154	4/21/1988	22	This case has a Recalcitrant RP. The case remains STUCK until RP compliance.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	OTHER--Cleanup Program	SAFETY KLEEN	Oakland	T0600191488	RO0000385	7/7/1988	22	This case has become a cleanup program case now with DTSC consent agreement. This case no longer meets aging Non-CUF qualifications.	Not a LUFT Case
Appears to be stuck	Appears to be stuck	AC TRANSIT	Oakland	T0600102158	RO0000296	10/6/1988	22	ACEH says that this case needs a directive letter and a CAP. This case remains STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	FOUNTAIN CLEANERS	Alameda	T0600100424	RO0000240	7/11/1989	21	This case has a Recalcitrant RP, though the case has been recently claimed in GeoTracker. This case will take some time on the caseworkers end to figure out because there are many tanks. This case remains STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	GOLDSMITH LATHROP	Emeryville	T0600102203	RO0000071	9/11/1989	21	ACEH stated that this case needs a directive letter. The site is not Claimed and has historical recalcitrant RPs. This case remains STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	LIDLAW TRANSIT	Livermore	T0600100844	RO0000188	12/20/1989	21	The caseworker indicated that the RP recently submitted a work plan. This is another school district site. This site is ON TRACK.	Continue current remediation until low-risk criteria is met

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Appears to be stuck	Appears to be stuck	MEADERS DRY CLEANING	Oakland	T0600100880	RO0000112	12/20/1989	21	The caseworker indicated that one of the RPs made a frantic phone call to him and left a message with him stating that he has no funding. This case is still STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	CITY OF OAKLAND COPORATION YARD	Oakland	T0600100469	RO0000141	5/4/1990	20	The caseworker described how the RP has now claimed the site and has conducted subsurface investigation. This case is also up to be reviewed for closure but won't know if the case is closeable until after all the information is reviewed. This case is now ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be on track	FIRESTONE #3655	Albany	T0600101674	RO0000119	5/16/1990	20	The caseworker indicated that the RP has started working on the listed items in the April 2011 directive letter ACEH sent out. The RP is currently working on the Preferential Pathway study; however, the RP is still out of compliance by not uploading necessary documents to GeoTracker. This case appears to be on Track but the RP still needs to become GeoTracker compliant. Currently this case is STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	CHILDREN'S HOSPITAL OAKLAND	Oakland	T0600101595	RO0000028	12/10/1990	20	ACEH says that this case needs a directive letter. This site is NOT claimed and has a historical recalcitrant RP. This case remains STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	USPS	Oakland	T0600100443	RO0000016	11/13/1991	19	The caseworker indicated that the RP and ACEH is actively working on this case. ON TRACK. It was noted that the latest documents have not been uploaded to GeoTracker such as the 2009 GW Monitoring Report by the RP. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be on track	BAY AREA WAREHOUSE	Emeryville	T0600100144	RO0000369	12/2/1991	19	The caseworker said that this case lies within the East Bay ridge redevelopment corridor. The regional board closed their portion of the site (chlorinated solvents); however, there are at least six tank sites. Some of the tanks are shoved into the Ransome Company case. There are three known separate cases within this area. The new caseworker will take on closing the 6 to 7 USTs. Currently working with Emeryville so the RP is cooperative. It is anticipated that this Site will be closed within one year, provided deed restrictions are not required. All files are historical and are held on the ACEH electronic database that is accessible to the public. Currently RO0000049 (Ransome Company) has all the files for this case except those for prior to 2002. Identification of various distinct sites contained within this redevelopment project has benn completed and Closurre review is underway. This case is considered ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be on track	RED TOP ELECTRIC INC	Emeryville	T0600101596	RO0000339	12/5/1991	19	This case had a Recalcitrant RP but RP has now retained consultant and consultant is in contact with ACEH and is preparing a WP. This case is now ON TRACK.	Continue current remediation until low-risk criteria is met

CASE REVIEW SUMMARY TABLE
ALAMEDA COUNTY LOCAL OVERSIGHT PROGRAM

ESTIMATED STATUS IN THE CLEANUP PIPELINE?	CHANGE IN STATUS CLEANUP PIPELINE (Post Meeting on: 07/27/2011)	SITE NAME (CASE LEAD AGENCY: ALAMEDA COUNTY LOP)	CITY	GLOBAL ID	AGENCY CASE NUMBER	RELEASE DATE	AGE	NOTES FROM MEETING ON 07/27/2011	NEXT STEPS FOR AGENCY
Appears to be stuck	Appears to be on track	EARL SHENK RESIDENCE	Oakland	T0600101570	RO0000152	4/14/1992	18	The caseworker talked about how ACEH received a call from Earl Sherk Junior on 07/27/11. The RP is working on getting a consultant on board. This SITE is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be on track	GENERAL TRANSPORTATION	Oakland	T0600100635	RO0000338	5/19/1992	18	The caseworker explained how there was confusion about the RP of this site because CALTRANS had purchased a "sliver" of the property and the part of the site they purchased did not pertain to a LUST case. Gen Trans is the only RP for the LUST Case. The RP has historically been recalcitrant. Additionally there is a DTSC case associated with this site so the RP was confused as to why ACEH was contacting them since they thought DTSC was managing the site. ACEH just recently informed the RP of this separate LUST case which is managed by them so the RP needs a chance to respond. This case is ON TRACK the RP recently submitted a WorkPlan.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	CORWOOD CARWASH	Dublin	T06019701663	RO0002432	7/13/1992	18	The caseworker talked about how the property owner called the caseworker and said that he will start working on the site. The site however is not claimed yet. The caseworker indicated that a large investigation was conducted and the results of the investigation showed high diesel concentrations and then during the second investigation the consultants did not sample for diesel so the extent of diesel contamination is yet to be defined. This case will be on TRACK once work begins and necessary documents are uploaded to GeoTracker. Currently this case is STUCK until RP comes into compliance.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	PERALTA COLLEGE DISTRICT	Oakland	T0600100983	RO0000384	9/3/1992	18	The caseworker noted that he recently met with the consultant to go over the workplan and will be able to begin the work. The caseworker does not know if this will be a difficult or easy site. Historically Kaiser was going to build a campus at the site but during the Phase I many USTs were discovered. The caseworker indicated that the first step is to determine if the site has big problems or not. The caseworker gave the RP an extension to submit the workplan. The amount of work that will be conducted will depend on the funding of the RP. This case is now ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be stuck	THOMPSON & THOMPSON FENCE CO INC	San Lorenzo	T0600102097	RO0000467	11/16/1992	18	The caseworker indicated that the RP recently claimed the site in response to the directive letter ACEH issued on 01/26/2011. Progress is being made on the case and in particular with the RP. This case is STUCK but will be on Track soon once RP begins to upload necessary documents to GeoTracker.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)

CASE REVIEW SUMMARY TABLE
ALAMEDA COUNTY LOCAL OVERSIGHT PROGRAM

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Appears to be stuck	Appears NOT to be on track	USPS	Emeryville	T0600101608	RO0000447	4/22/1993	17	The caseworker indicated that this case needs a directive letter. There are PCB contamination at the site as well, which is the Regional Board's portion of the site and ACEH has the fuel portion. There is misinformation from the Consultant to the RP because the consultant tells the RP that the RB is overseeing this case but does not acknowledge ACEH's participation in this case. The caseworker indicated that this case needs some attention and needs some work to understand contamination issues and responsibilities associated with the contamination as there are multiple involved parties and sites. There is a CAP going on at an adjacent site (Westinghouse site). This case remains NOT ON TRACK but will be soon on Track.	Push for new/additional remedial investigation (RI)/risk assessment
Appears to be stuck	Appears to be stuck	PORT OF OAKLAND / UNION PACIFIC RAILROAD	Oakland	T0600101587	RO0000035	6/5/1993	17	The caseworker noted that this site is also tied into another site (RO435) and will be consolidated into a single case. This case and the other case were both redeveloped. The caseworker indicated that work has been done recently; however the CAP submitted by the RP does not meet agency needs as the RP only wants to do MNA as part of the CAP and agency believes that active remediation needs to be conducted as there is significant contamination and the site is close to an estuary. The caseworker noted that this case is On TRACK but just need to meet with the RP and consultant regarding their approach to the CAP. USEPA noted that there have been no submissions of reports to GeoTracker by RP and consultant. There is no documentation and RP needs to be in ES compliance. (RO435) This case is STUCK but soon to be on Track once RP complies.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	BRECKENRIDGE AUTO SHOP	Oakland	T0600102251	RO0000227	7/12/1993	17	This case remains STUCK because it is not claimed and because of a recalcitrant RP.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	CALIFORNIA SYRUP & EXTRACT	Emeryville	T0600101623	RO0000046	7/20/1993	17	The case is claimed now in GeoTracker. The RP and consultant have uploaded GW Monitoring Reports recently (May 2011) and work is being conducted at the site. This case is now ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be stuck	GMC TRUCK CENTER	Oakland	T0600101692	RO0001389	8/16/1993	17	The caseworker indicated that the RP had submitted a workplan to ACEH in October 2010 but only in hard copy. The caseworker indicated that the agency requested that the workplan be uploaded electronically and never heard back from them. This site is mixed with numerous sites and specifics and details need to be "teased out". One of the mixed sites includes a CalTrans Site. This case is STUCK but will be on Track soon once the RP submits the necessary documents to GeoTracker.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	MAX'S AUTO REPAIR	San Lorenzo	T0600101710	RO0000497	8/26/1993	17	Agency submitted Request for information/ Workplan on 07/22/2011. This case remains STUCK because it is not claimed and because of a recalcitrant RP.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)

CASE REVIEW SUMMARY TABLE
ALAMEDA COUNTY LOCAL OVERSIGHT PROGRAM

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Appears to be stuck	Appears to be on track	ROY ANDERSON PAINTS	Oakland	T0600101621	RO0000140	10/15/1993	17	During the meeting, this case was still not claimed and the caseworker indicated that the site had a recalcitrant RP. Since the meeting, the RP has claimed the site and ACEH says that work "appears underway". The case status has been changed to ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	OTHER--Cleanup Program	RIX INDUSTRIES	Emeryville	T0600101776	RO0000062	11/9/1993	17	This case is no longer a LUST case as solvents are the driver. It has been changed to a Cleanup Program case.	Not a LUFT Case
Appears to be stuck	Appears to be stuck	CHRYSLER DEALERSHIP	Oakland	T0600102225	RO0000166	8/1/1994	16	Caseworker noted that this case remains unclaimed in GeoTracker. This case remains STUCK because of recalcitrant RP.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	CITY OF EMERYVILLE FIRE STATION	Emeryville	T0600101848	RO0000068	8/2/1994	16	Caseworker noted that there is a new RP (City of Emeryville) that is being responsive and that the RP is reviewing and searching through files right now; however, RP submittals are late. This case is STUCK but will be on Track soon once RP familiarizes themselves with the case.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be on track	MOBIL #99-105 / CARS RENT A CAR	Oakland	T0600101855	RO0000445	8/5/1994	16	This site had some very high soil vapor concentrations. There has been noticeable work conducted since July 2010. There was a change in consultant from ETIC Engineering to Cardno ERI. In March 2011 consultant submitted Subsurface Investigation Report in which 5 borings were installed up to max 25 ft bgs and soil and gw sampling was conducted. Also five soil vapor monitoring wells were installed. ACEH recently requested that a FS/CAP be submitted. This case is ON TRACK.	Continue current remediation until low-risk criteria is met
Appears to be stuck	Appears to be on track	QUAN'S AUTOMOTIVE	Oakland	T0600102217	RO0000162	10/5/1994	16	The agency submitted consistent Directive letters since 2008. Historically the RPs have been recalcitrant but Exxon has recently taken on responsibility for site and has recently claimed the site which indicates progress. The case is ON TRACK. Exxon has requested an extension for the work plan submittal; it appears active.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	CLOSED--PETITION	AMERICAN AUTO WRECKERS	Hayward	T0600101922	RO0000161	1/18/1995	15	This site was closed on 09/27/2010. Agency indicated that someone at the SWRCB discussed with the RP that this site would be closed. Caseworker noted that there is an impacted water supply well. Agency noted that this case was CLOSED UNDER PETITION.	Closed
Appears to be stuck	Appears to be stuck	CITY OF EMERYVILLE FIRE STATION #2	Emeryville	T0600101925	RO0000061	5/31/1995	15	The RP is working on this site to obtain additional data. The RP needs to update GeoTracker. ACEH will request additional information and/or workplan from the RP and caseworker indicated that the RP is aware and will be working on the workplan. This case is STUCK but will be on Track soon once RPs submit documents to GeoTracker.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	CERESKE ELECTRIC	Oakland	T0600102219	RO0000031	7/12/1995	15	The caseworker indicated that this case needs a directive letter. This case Remains STUCK.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)

CASE REVIEW SUMMARY TABLE
ALAMEDA COUNTY LOCAL OVERSIGHT PROGRAM

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Appears to be stuck	Appears to be stuck	MOOSE LODGE #324	Oakland	T0600102239	RO0000105	8/31/1995	15	The caseworker has recently talked to the RPs and believes that the RPs will come into compliance. The first recent achievement was getting the RPs to claim the site in GeoTracker. This case is STUCK but will be on Track soon once RPs become more responsive.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	MERRITT ENV CORP	Oakland	T0600102304	RO0000419	11/6/1995	15	The RP is unresponsive to enforcement letters from ACEH. An evaluation of potential vapor intrusion is needed for the existing building on site. The case remains STUCK. Future action will be another enforcement letter.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears to be stuck	CALTRANS CYPRESS PROJECT	Oakland	T0600102208	RO0000178	11/14/1995	15	The RP is unresponsive to most requests from ACEH; however, the caseworker has used tactics to improve response from RP. She indicated that she started trading off responses from the RP with conducting closure request reviews for the RP on other sites (e.g. if RP ensures decommissioning the wells at one site she will conduct a closure request review). CalTrans is only responsive on cases they want to obtain closure on. ACEH said that CalTrans does have separate funding set aside to conduct environmental work so don't understand why they are not responsive. ACEH would like to include all of their CalTrans sites into the "Focus Package" to SWRCB. This case remains STUCK because of recalcitrant RP.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)
Appears to be stuck	Appears NOT to be on track	RUSSI COMMERCIAL PROPERTY	Alameda	T0600102196	RO0000460	11/21/1995	15	The caseworker indicated that there has been 1.8 ft of product observed at the site. Next step for this case is to conduct preferential pathway study. RP is looking at potential petition for closure which is stalling the process as ACEH believes additional work needs to be conducted. ACEH sent out a Notice to Comply on 07/21/2011. The discussion section of the Non-CUF Report was requested to be removed. This case is NOT ON TRACK but could be on Track soon if receive a response from the RP/RP consultant.	Push for additional/alternate remediation (current remediation ineffective)
Unable to determine (Insufficient Information in GeoTracker)	Appears to be stuck	EBMUD	Oakland	T0600102115	RO0000030	11/17/1994	16	Caseworkers indicated that the county website has all historical reports. They also said that can't determine the status of this case on GeoTracker as you need to review RO000449 for files. This site is connected with two to three other parcels that underwent redevelopment. There have been identified 3 to 5 Areas of Concern. It will take time to figure out this case and associated cases. Caseworker said that there has been activity since 2008 and of May 2009 however as he was about to begin reviewing this case he had to dedicate a lot of his time to the Resolution 2009-0042 to indicate what are the impediment to closure as requested by SWRCB. The caseworker indicated that this case needs a directive letter. This case is STUCK and will require some time to get on Track.	Ensure RP compliance (includes identify RP, enforcement, EAR account etc)

Attachment 1:

Case Review Power Point Slides from Draft Report

The contents of this attachment are provided in electronic format only.

AERVOE PACIFIC (T0600102135)

2528 ADELINE STREET, OAKLAND , CA 94607



Case Age: 23 years

RP Identified by Regulator: S. Howkins (Individual) and R. Sciortino (Individual)

Primary COC: Gasoline

Current Land Use: Not verified, appears to be commercial.

Current business at this address is Sciortino Design Group

OPEN - VERIFICATION MONITORING

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000463
 CASEWORKER: [PARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2321
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



Possible Reasons Why This Case Is So Old

- No submittals from RP and no documents uploaded to GT.
- Limited site history and location of USTs could not be verified.
- Closure pending well decommission documentation.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102135

Assessment last 5 years

- Notice of Violation letter sent 7/2009
- 3/9/2009 NFA concurrence by regulator and notice to comply
- 7/3/2008 Notice to Comply letter

Remediation last 5 years

- No documentation

Assessment older than 5 years

- Soil/GW samples collected after UST removal.
- In 2002, soil borings advanced and MWs installed.
- 2003 risk assessment

Remediation older than 5 years

- USTs removed in the "later 1980s"

IMPEDIMENTS TO CLOSURE T0600102135

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

PROCEDURAL IMPEDIMENTS

Monitoring Wells Not Yet Abandoned - *Well decommissioning has been requested but not completed. Site to be closed upon receipt of well decommissioning report. Other - Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Other - *Decommissioning of monitoring wells will allow case closure and remove potential vertical conduits.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Residual dissolved phase contamination will degrade over time.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102135

- No submittals/documents; limited site history. Ready to close.
- GT Site History indicates that USTs were removed and soil samples were collected in the later 1980s and GW samples collected in 2002.
- Closure review and directive letter 3/9/2009 indicated the regulator approved No Further Action for the case upon submittal of the well destruction documents. It is unknown if the wells were destroyed; the most recent work was completed in 2002 (and 2003 Risk Assessment).

KAISER DEVELOPMENT / VAL STROUGH HONDA (T0600101504)

3735-3799 BROADWAY, OAKLAND , CA 94611



Case Age: 23 years

RP Identified by Regulator: Individuals and Val Strough Honda (Corporation)

Primary COC: CHROMIUM, DIESEL, GASOLINE, LEAD, NICKEL, WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING

Current Land Use: Kaiser Permanente Medical Office Building (under construction)



Possible Reasons Why This Case Is So Old

- The case consisted of eight separate areas of concern and the site is approaching closure – regulator requested further characterization for one area (waste oil UST area).
- GeoTracker includes **CHEVRON #9-1026 (T0600100334)**, which is Open – Remediation and managed as a separate case, and **KAISER HOSPITAL (SLT20145151)**, which is Open – Inactive as of 6/2009 (no documentation).
- Change in regulatory caseworker in 10/2009.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101504

Assessment last 5 years

- Periodic Soil and GW investigations in all areas and confirmation sampling after excavations.
- WP requested in 10/2009 for additional sampling in one area of concern.

Remediation last 5 years

- Excavation dewatering 10/2007-12/2007, 4/2008-5/2008 (shutdown)

Assessment older than 5 years

- 3701-3757 Broadway: Phase I and Phase II conducted 2004; soil investigation conducted 1/2006
- 3781, 3785, 3793, and 3799 Broadway: Phase I completed; subsurface investigation completed 9/2006 (except 3781 due to access constraints).

Remediation older than 5 years

- USTs removed and majority of site has been excavated to between 15-20 feet bgs to either allow construction of the Medical Office Building or to remove soil with elevated hydrocarbon and/or metals impacts. Area of the future parking garage was excavated to approximately 30 feet bgs.

IMPEDIMENTS TO CLOSURE T0600101504

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Waste Oil UST requires confirmation samples or documentation of additional soil removal.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Verify Remedial Action Effectiveness - *Additional work will verify effectiveness of remedial excavation in vicinity of waste oil UST.*

Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Previous extensive.

NOTES / COMMENTS

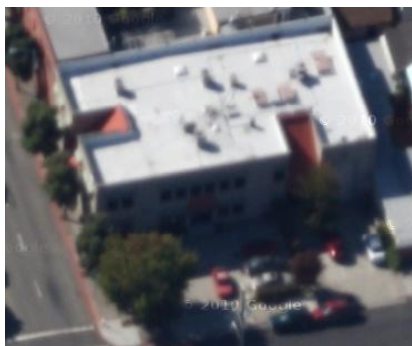
The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101504

- Closure delayed due to request for additional analysis in one area of concern, WP was due 1/15/2010:
 - 10/2009 notice of change in regulator caseworker, included request for additional work (VOCs were not analyzed near former waste oil UST over-excavated to 15 fbg, or 6 feet below the UST) and confirmation samples requested because it is immediately adjacent to a storm drain, which discharges into a pond within a public park (with historic reports of hydrocarbon sheet and odors.)
 - Regulator received request to quantify the significant volume of GW removed during excavation dewatering, but still awaiting other information, e.g. location and depth of individual dewatering wells.
- Claimed in GT, but no ESI data in GeoTracker. At this time, site status should be changed from “remediation” to “verification monitoring.” Notice to comply letters submitted 7/2008, 1/2009.

GARZA & ASSOCIATES (T06019727624)

1240 POWELL ST, EMERYVILLE, CA 94608



Case Age: 19 Years

Primary COC: DIESEL, GASOLINE

RP Identified by Regulator: 1240 Powell St LLC, and Garza & Associate

Current Land Use: Commercial (Offices)

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00002869

CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: NA

Possible Reasons Why This Case Is So Old

- All USTs were removed from the site in 1991, but the exact location of the former waste oil UST is unknown – sampling is planned to define extent of possible residual contamination.
- Limited activities since 1991, with Phase I and II activities in 2002 and only intermittent monitoring from 2002 to 2009.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T06019727624

Assessment last 5 years

- Intermittent groundwater monitoring has been conducted at the site between October 2002 and January 2009

Remediation last 5 years

- None documented

Assessment older than 5 years

- A Phase I ESA was conducted in 2001 and Phase II activities in 2002
- Seven soil borings were advanced and five grab GW samples in 2002
- Three MWs were installed in 2002

Remediation older than 5 years

- USTs were removed from the site in 1969, 1974, and 1991

IMPEDIMENTS TO CLOSURE T06019727624

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Waste Oil UST unevaluated; potential improper well screen interval requires followup.*

PROCEDURAL IMPEDIMENTS

Other - *Wells not surveyed to GeoTracker standards.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK Fill-in RI Data Gaps - *Additional work will help determine if the former Waste Oil UST has impacted soil or groundwater beneath the site, and will help determine if wells were screened appropriately at the site.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Hydrocarbon plume present in groundwater.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T06019727624

- Request for closure dated 3/2009 and correspondence from the regulator dated September 11, 2009 states the following reasons for denying site closure: 1) A soil boring from beneath the existing building in the vicinity of the former waste oil UST is required; 2) Monitoring wells appear to be improperly screened; 3) Incomplete submittal of site data.
- Work plan was submitted 10/2009, but not on GT. Report was due 3/1/2010.

DOWNTOWN TOYOTA (T0600102227)

4145 BROADWAY, OAKLAND , CA 94611



Case Age: 18 years

Primary COC: WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING

RP Identified: CLASSIC INVESTMENTS, PATTERSON RANCH INC, BERKELEY FARMS (Corporations)

Current Land Use: Not changed, commercial auto dealership

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000509

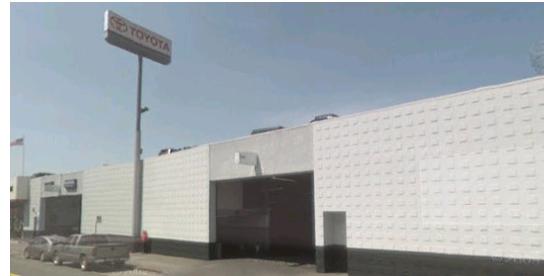
CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2418

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Several years between activities and progress is slow.
- Closure has been requested by RP (02-2010).



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600102227

Assessment last 5 years

- Soil and grab GW sampling in Q3 and Q4 2008
- Preferential pathway survey report dated 2/2010, closure requested by RP
- Nearby well survey dated 2/2010

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil and water sampling of tank pit after excavation.
- Soil samples collected in 1994 and 1999

Remediation older than 5 years

- One WO UST removed in 02/1992

IMPEDIMENTS TO CLOSURE T0600102227

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown. Work requested to assess this.*

Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.*

Additional work requested.

PROCEDURAL IMPEDIMENTS

Other - *Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Vertical and lateral extent of contamination will be defined; additional source(s) at the site will be evaluated. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Additional investigation will assess if a preferential pathway exists and if vertical migration is occurring. Protect Designated Beneficial Uses - Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

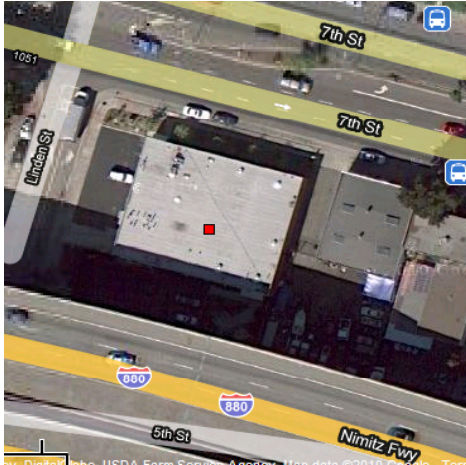
SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Elevated concentrations of PHC detected in groundwater.

Review Conclusions T0600102227

- Work began in 10/2008, report submitted 02/2010. Site conceptual model requested, but not completed.
- Report dated 02/2010 stated extent of contamination delineated: “Based on the complete absence of TPH and MBTEX compounds in all of the soil samples collected at the site, the general absence of MBTEX in all of the groundwater samples collected at the site, the limited number of MBTEX compounds exceeding their respective ESL values, the limited degree to which MBTEX compound ESL values are exceeded, and the defined and limited horizontal and vertical extent of TPH in groundwater, RGA recommends that no further action be performed and that the case be closed.” Closure review dated 3/2010 indicates that the “*lateral and vertical extent of contamination is unknown and additional work requested.*”

VEND MART PROPERTY (T0600101646)

1035 7TH STREET, OAKLAND, CA 94607



Case Age: 22 years
RP Identified by Regulator: ROBERT & RUSTY MOODY and LEO & KAY MARCIAS (Individuals)
Not Claimed in GeoTracker
Primary COC: GASOLINE
Current Land Use: Unknown, appears commercial

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000036		
CASEWORKER: FARESH KHATRI - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1778		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ENFORCEMENT - OTHER	3/28/2008	* NEL - #20080328
OTHER REGULATORY	2/13/2008	File review - #20080213
ACTIONS		
LEAK ACTION	6/21/1988	Leak Reported

Possible Reasons Why This Case Is So Old

- Non-responsive RP/no submittals in GeoTracker.
- Leak reported in 1988, File reviewed in 2008 (20 years later)
- Closure review indicates that closure is pending upon decommissioning of MWs.

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101646

Assessment last 5 years

- GW sampled in 8/2006

Remediation last 5 years

- None documented

Assessment older than 5 years

- Upon UST removal in 1988, soil sampling and MW installed.
- Soil sampling during pre-construction for the new Cypress replacement project.
- GW sampled in 6/1992

Remediation older than 5 years

- UST removed in 6/1988.

IMPEDIMENTS TO CLOSURE T0600101646

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

PROCEDURAL IMPEDIMENTS

Monitoring Wells Not Yet Abandoned - *Monitoring well at the site has not been decommissioned.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK Other - *Decommissioning of monitoring wells will allow case closure and remove potential vertical conduits.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Petroleum hydrocarbons detected in groundwater samples collected from monitoring well.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101646

- Enforcement: letters sent 7/2008, 7/2009, and 3/2010. The letter dated 3/24/2010 indicates that the agency concurred with the case closure summary and no further action will be granted when the MW is properly decommissioned with a report due 6/22/2010 and proper landowner notification.
- Closure review dated 3/2010 indicated that wells have not been decommissioned and *“decommissioning of monitoring wells will allow case closure and remove potential vertical conduits.”*

BASHLAND INC (T0600101594)
4015 HOLLIS, EMERYVILLE , CA 94608



Case Age: 18 years
RP Identified by Regulator: Catellus Development Corp. and Redevelopment Agency City of Emeryville
Not Claimed in GeoTracker
Primary COC: DIESEL, GASOLINE, HEATING OIL / FUEL OIL
Current Land Use: Appears to be commercial, retail, and residential

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (**LEAD**) - CASE #: R00000326
CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1723
CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Recalcitrant RP, not claimed and no submittals.
- Primary impediments to closure are the decommissioning of monitoring wells and GeoTracker compliance.



NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on Geotracker Info
T0600101594**

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil samples were collected during tank removal in 1992
- A monitoring well was installed in 1993

Remediation older than 5 years

- Three USTs were removed from the site in 1992

IMPEDIMENTS TO CLOSURE T0600101594

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to directive letters.*

Site Data And Reports Not Uploaded to Geotracker - *RP has not responded to requests to claim site in Geotracker.*

Monitoring Wells Not Yet Abandoned - *RP has not responded to request to decommission wells*

Other - *Site to be closed upon receipt of well decommissioning report and Geotracker compliance*

BENEFITS OF ADDITIONAL WORK

Other - *Decommissioning of monitoring wells will allow case closure and remove potential vertical conduits.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT SENSITIVE

RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Residual dissolved phase contamination will degrade over time.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101594

- Recalcitrant RP:
 - Appears no work has been performed since 1993.
 - Site is not claimed in GeoTracker.
 - Multiple enforcement letters sent in regards to ESI compliance and case closure since 2008.
- Agency and Regional Board concurred with no further action upon decommissioning of monitoring wells and ESI compliance in 12/5/2008 correspondence.
- The Regulator lists the primary impediments to closure as well decommissioning and GeoTracker Compliance.

CALTRANS (T0600101696)

555 HEGENBERGER ROAD., OAKLAND , CA 94621



Case Age: 16 years
 Primary COC: Gasoline
 RP Identified by Regulator: General Motors Corp. & Caltrans
 Current Land Use: Vehicle Sales

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000225		
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1830		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY ACTIONS	12/11/2009	File review
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
CLEANUP ACTION	9/19/1994	Excavate and Dispose
ENFORCEMENT/ORDERS	6/21/1994	* Historical Enforcement - #UNK
LEAK ACTION	3/14/1994	Leak Reported
LEAK ACTION	1/20/1993	Leak Stopped
LEAK ACTION	6/6/1991	Leak Discovery

Possible Reasons Why This Case Is So Old

- Financial hardship due to state budget crisis, closure requested in 2006
- No work since 2006 closure request

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101696

Assessment last 5 years

- Low Risk closure summary submitted June 2006, closure recommended
- Groundwater monitoring ceased 2005

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Initial investigation conducted 1993, 4 soil borings advanced
- Soil sampling conducted at time of UST removal
- Soil and groundwater investigation conducted six borings advanced and five monitoring wells installed 1995
- Wells monitored 1995-1996 and again in 1998. Periodic monitoring conducted 2001 to 2005
- Four soil borings advanced 2001

Remediation older than 5 years

- Four USTs removed 1994. excavate and dispose conducted at that time

IMPEDIMENTS TO CLOSURE T0600101696

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Source remediation is feasible and has not been performed*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to NOV*
- RP Says They Do Not Have Adequate Funds to Initiate or Continue Work at the Site - *RP claims financial hardship due to State budget crisis*
- Other - *Land owner notification not completed*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impacts including source of HVOCs*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof*
- Remove / Reduce Source Mass - *Source area remediation would reduce source mass*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use may not be currently utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated concentrations of PHC detected in groundwater

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101696

- As of 2006 plume was small and localized under a paved parking lot and street. Contaminant trends were stable to decreasing
- RP filed Low Risk Case Closure Summary Report and requested closure in 2006. No response from the agency has been posted to GeoTracker since then.
- RP is recalcitrant and has not responded to a NOV.
- Regulator lists location of source of HVOCs as a benefit of additional work.
- General Motors is also listed as the RP at the Adjacent site **GMC TRUCK CENTER (T0600101692)**. Is this a co-mingled plume? Duplicate?

PEPSI-COLA COMPANY (T0600100118)

1150 PARK AVENUE., EMERYVILLE, CA 94608



Possible Reasons Why This Case Is So Old

- From site history in GeoTracker: "A Risk Assessment was submitted in December 1996, amended in August 1997, and accepted by ACEH in January 1998 wherein case closure was accepted with documentation of five conditions: generation of a Site Management Plan, assurance the SMP would be maintained in the future, submittal of a copy of the recorded deed notice, management of impacted media during future site redevelopment, destruction of 14 wells. Preliminary documentation of these actions was not provided until July 2009 in response to a request for additional investigation; further documentation is required."
- Additionally, a directive from the agency in 2008 requests soil vapor be evaluated.

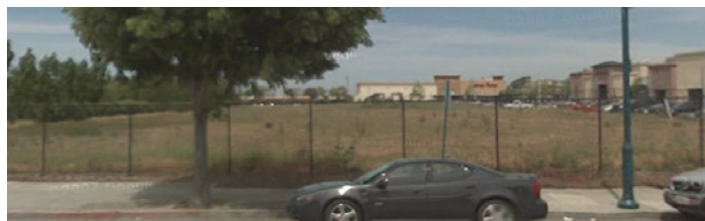
Case Age: 16 years

Primary COC: BENZENE, DIESEL, GASOLINE

RP Identified by Regulator: Kaiser Foundation Hospitals, Pepsi Bottling Group, Inc., and New Century Beverages
Current Land Use: Active construction site as of OCT 2009.

OPEN - REFERRED

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000064
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0127
 CASEWORKER: [MARK JOHNSON](#) - SUPERVISOR: ANDERS LUNDGREN



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100118

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 14 Monitoring wells and 49 soil borings advanced in or prior to 1995.
- An additional 48 soil borings advanced in 1996

Remediation older than 5 years

- UST removal and over excavation conducted in or prior to 1995

IMPEDIMENTS TO CLOSURE T0600100118

as reported by regulatory agency

PROCEDURAL IMPEDIMENTS

- Monitoring Wells Not Yet Abandoned - *Documentation of destruction has not been provided.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Other - *Documentation of Site Management Plan, recorded deed, and destruction of wells is pending.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Soil and groundwater plume defined; managed with SMP.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100118

- The primary impediment to closure listed in the case closure review is failure to document well destruction. The site has since been redeveloped, and wells have potentially been covered by construction activities. However, a letter from the Agency to the RP dated 11/5/2008 in responding to reports submitted in 1996 and 1997 additionally denies closure due to a risk of benzene vapor intrusion.
- Per site history section, preliminary documentation of site closure conditions was finally submitted in July of 2009, and additional documentation is pending.
- Site is currently being developed as a parking lot for the adjacent business PIXAR Animation. While the construction workers were potentially exposed to contaminants, the site is now paved, and no complete exposure pathways are likely to remain
- A Note to File posted to GeoTracker on 7/6/2010 states that this parcel has been acquired by Pixar Animation Studios and that this case and the adjacent case **Pixar Animation Studios, [former Del Monte Plant 35]** are now part of the same merged parcel. The new combined case has been referred to the RWQCB

BEACON #12574 (T0600100155)

22315 REDWOOD, CASTRO VALLEY , CA 94546



Case Age: 23 years

Primary COC: Gasoline

RP Identified by Regulator: Castro Group, LLC and Valero (Corporation)

Current land use: Commercial

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (**LEAD**) - CASE #: R00000355

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0167

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Possible Reasons Why This Case Is So Old

- A few years passed between leak report in 1987 and actions at site.
- Periodic sampling beginning 1991, semi-annual GW sampling from 2002 to 2009.
- Evaluated remedial action 2008, approved 05/2009.

Activities Conducted to Date Based on GeoTracker Info T0600100155

Assessment last 5 years

- Ongoing GW monitoring
- Soil gas survey and soil assessment report 1/2010

Remediation last 5 years

- 48-hr HVDPE pilot test operated 05/2009
- Full-scale HVDPE approved 05/2009

Assessment older than 5 years

- Soil samples 1991
- Semi-annual GW monitoring from 2002 to present

Remediation older than 5 years

- USTs removed in 1987

IMPEDIMENTS TO CLOSURE T0600100155

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Incomplete Conceptual Site Model (CSM) - *Additional investigation in progress to define extent of soil contamination and develop a site conceptual model.* Extent of Contamination Has Not Been Determined - *Additional investigation in progress to define extent of soil contamination.*

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Soil vapor sampling is in progress and is required to evaluate potential for vapor intrusion.*

PLUME INSTABILITY

Verification Monitoring Not Complete - *Effectiveness of recent DPE event has not been verified by monitoring.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional investigation will help to define extent of soil contamination and develop a site conceptual model.* Verify Remedial Action Effectiveness - *Additional investigation and monitoring will help to evaluate effectiveness of DPE remediation.*

Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Site characterization and remediation is currently in progress at the site. Completion of these activities is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume extends off-site.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100155

- Limited site history, periodic monitoring occurred since 1991 and semi-annual GW sampling since 2002.
- Ongoing monitoring, development of site conceptual model and full-scale HVDPE was approved 05/2009.
- Soil gas survey and soil assessment report submitted to GT on 1/29/2010. Agency submitted letter in 3/2010 indicating that the report was reviewed and requested several action items including additional assessment, installation of additional vapor extraction wells, site conceptual model, and corrective action analysis.
- Work Plan for subsurface investigation submitted 5/27/2010 pending review in GT.

PACO PUMPS INC (T0600101592)

9201 SAN LEANDRO STREET, OAKLAND, CA 94603



Case Age: 18 years

Primary COC: DIESEL, GASOLINE, POLYCHLORINATED BIPHENYLS (PCBS), WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING

RP Identified by Regulator: PCC Flow Technologies Inc., 9201 San Leandro LLC & Harold M Vig, and G P Holdings LLC.

Current Land Use: Industrial

Possible Reasons Why This Case Is So Old

- Complicated site with five areas of concern, and releases and environmental work dating back to the 1980's. RP has asked for closure on areas 1, 2, 3, and 5, however, Area 4 may need additional remediation
- RP is currently working on deed restriction for property
- PCB contamination appears to have slowed LUST case, but the consultant has now recommended NFA for the PBC contamination, if the agency concurs the site will be one step closer to closure.

OPEN - SITE ASSESSMENT

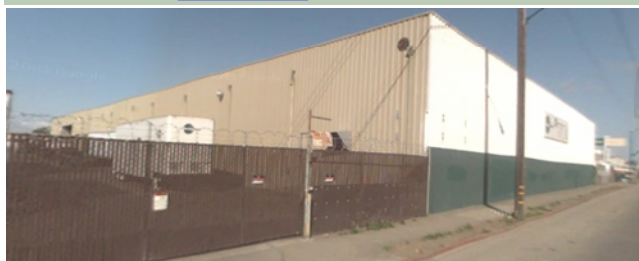
CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000320

CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1721

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info (T0600101592)

Assessment last 5 years

- Subsurface investigations conducted 2008 and 2009
- Sporadic groundwater monitoring 1998 to present

Remediation last 5 years

- Excavate and dispose conducted 2009
- Vapor extraction pilot test conducted in 2009
- Remediation Workplan submitted in 2009, but no report has been submitted for this work.

Assessment older than 5 years

- Site assessments conducted 1987, 1991, 1992, 1993
- Periodic groundwater monitoring conducted 1992 to 1998. Sporadic monitoring 1998 to present
- RMP submitted in 2000, and revised in 2002

Remediation older than 5 years

- Soil removal conducted in 1987
- UST removal and over-excavation conducted 1992

IMPEDIMENTS TO CLOSURE (T0600101592)

as reported by regulatory agency

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Source area remediation is proposed but has not been implemented.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Remove / Reduce Source Mass - *The proposed source area remediation would likely remove the major source of contamination at the site and reduce future on-site and off-site impacts.*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Remediation is currently planned for site. Remedial action is required to restore groundwater quality to beneficial use within reasonable time period as prescribed under Resolution 92-49.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

Groundwater Already Impacted Groundwater is affected over a large portion of the site.

NOTES / COMMENTS

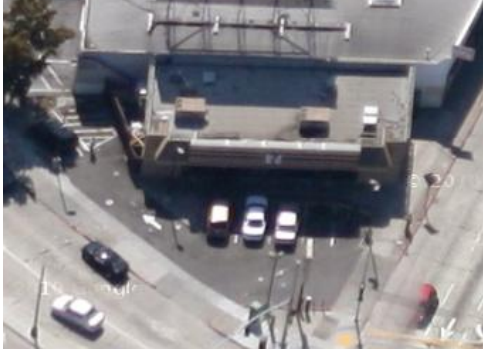
- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101592

- There are several gaps in work performed at the site lasting one to several years.
- 4 of the 5 areas of concern have been recommended for no further action by the site consultant. Agency has yet to concur or disagree with this recommendation.
- RP/Consultant have proposed a deed restriction as a potential path to closure
- Work plan for site remediation submitted to agency November 2009. Report for this work was due in March 2010. This report was not submitted to GeoTracker.
- Air sparging and ozone injection do not appear to be effective for this site.
- Several documents in case file refer to a lawsuit involving the various RPs and at least one consultant. This appears to have stalled the case for a prolonged period
- Path towards closure is dependant on results of the work that was to be performed according to the October 31, 2009 work plan. No documentation of that work has been uploaded to GeoTracker and it is now 3 months overdue.

SHELL / 7-ELEVEN #20009 (T0600102237)

2350 HARRISON, OAKLAND, CA 94612



Case Age: 18 years
Primary COC: WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING
RP Identified by Regulator: Shell Oil Products US, and Richard Burge
Current Land Use: Retail

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000505

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2428

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- The USTs were removed from the site in 1977, however, during redevelopment activities in 1992 contamination was discovered at the site.
- Site sampled again in 1993, became inactive until 2008 when the latest round of investigation began
- Soil vapor samples exceed Region 2 ESLs for benzene and ethylbenzene for commercial land use



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info

T0600102237

Assessment last 5 years

- Subsurface investigation conducted in 2008. Six monitoring wells installed
- Groundwater monitoring has been ongoing since 2008
- A Site investigation and Soil Vapor investigation were conducted in 2009
- Soil Vapor investigation conducted 1st Quarter 2010

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil samples were collected in 1992 and 1993.

Remediation older than 5 years

- The USTs were removed from the site in 1977

IMPEDIMENTS TO CLOSURE T0600102237

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Several potential sources exist on site. The source of contamination detected in soil and groundwater samples has not been fully defined. In addition, the source of groundwater contamination off-site has not been adequately defined.*
- Extent of Contamination Has Not Been Determined - *Further investigation is required to define the off-site extent of contamination.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Elevated concentrations of benzene have been detected in the initial soil vapor samples collected at the site. Further evaluation is required to assess the potential for vapor intrusion.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Source control appears to be feasible but has not been performed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Further investigation will the off-site extent of contamination. Additional soil vapor sampling and/or subslab sampling will provide data to assess the potential for vapor intrusion on site and in adjacent properties.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional investigation will define the most likely sources of contamination and the fate and transport of groundwater contamination detected southwest of the site.*
- Remove / Reduce Source Mass - *Reducing the source mass would decrease the time required for groundwater quality to be restored and minimize impacts to neighboring properties.*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Site characterization is currently in progress at the site. Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Plume extends off-site.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102237

- In 2008, work was restarted at the site after a lapse of 15 years.
- In addition to petroleum hydrocarbon contamination the site is impacted by low levels of tetrachloroethane.
- 2009 Soil Vapor Probe Sampling Report and 2010 detected benzene and ethylbenzene in the soil vapor beneath the site that exceeded Region 2 ESLs. However, contaminant levels attenuate from their high concentrations at depth to below ESLs at the bottom of the slab. Based on this, Vapor intrusion does not appear to pose a risk for this site.
- Efforts to determine whether offsite sources are contributing to the contaminant plume at this site have been delayed by access issues.

EBRPD REDWOOD REGIONAL PARK (T0600100489)

7867 REDWOOD, OAKLAND , CA 94619



Case Age: 17 years
Primary COC: Diesel, Gasoline
RP Identified by Regulator: East Bay Regional Park District
Current Land Use: Regional Park Offices/Parking

OPEN - REMEDIATION

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (**LEAD**) - CASE #: R00000246

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0536

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Remediation to date (bio-venting and ORC injection) have been ineffective.
- Significant source mass remains and was remobilized in 2006 by fluctuations in local groundwater levels.
- Alternative remedial strategies will be needed to get case to closure.
- Hydrocarbons are daylighting to Redwood Creek which discharges to the Upper San Leandro Reservoir.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info (T0600100489)

Assessment last 5 years

- Ongoing periodic monitoring from 2005 to 2009, currently quarterly to assess ORC injection event

Remediation last 5 years

- Began bio-venting 2005
- ORC injection pilot test conducted March 2009
- February 2010 oxygen releasing compound (ORC) injections

Assessment older than 5 years

- Periodic sampling since 1993
- In-stream Bio-assessment conducted 1999 and 2000

Remediation older than 5 years

- 1993 USTs removed and excavate/treat
- 2001 ORC injection

IMPEDIMENTS TO CLOSURE T0600100489

as reported by regulatory agency

INADEQUATE SOURCE CONTROL

- Remaining Source Poses Threat to Groundwater - *Residual contamination beneath and downgradient from tanks continues to generate plume of fuel hydrocarbons that travels along bedrock surface to adjacent creek.*

PLUME INSTABILITY

- Groundwater Contamination Plume Not Stable or Decreasing - *Groundwater plume continues to discharge to Redwood Creek.*

UNACCEPTABLE RISK

- Unacceptable Risk from Contaminated Groundwater Day Lighting to Surface Water - *Contaminated groundwater discharges through banks of Redwood Creek to sensitive aquatic habitat.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Remove / Reduce Source Mass - *Proposed injections likely to reduce mass and diminish discharges to creek.*
- Protect Designated Beneficial Uses - *Remedial action necessary to reduce discharge of contaminated groundwater to Redwood Creek.*
- Restore Beneficial Uses - *Remedial action necessary to reduce discharge of contaminated groundwater to Redwood Creek.*
- Protect Human Health - *Reduce discharges of contaminated water to Redwood Creek, which flows into a reservoir used for storage of municipal water.*
- Protect Ecological Receptors - *Remedial action necessary to protect fish spawning area and aquatic habitat in Redwood Creek.*
- Other - *Remediation is currently in progress at the site. Remedial action is required to restore groundwater quality to beneficial use within reasonable time period as prescribed under Resolution 92-49.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Surface Water (Bay, Estuary, Stream, Lake) Already Impacted Contaminated groundwater currently discharging to Redwood Creek.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100489

- 2001 and 2002 ORC injections were deemed failures due to significant rebound in contaminant concentrations within 1 year. Significant residual source mass remains in the vicinity of the former tank pit. Remedial activities are now being directed at this area. ORC was again injected in February 2010, the first follow up sampling event, indicated that this method of remediation was once again not effective at this site.
- TPHg and TPHd levels in MW-2 spiked repeatedly after 2006 due to historically low groundwater levels. MW-2 had shown consistently low detections and non-detect sampling results from 1994 to 2006, but starting in late 2006 detections ranged up to 40,000ppb TPHg and 37,000ppb TPHd. Significant source mass appears to remain.
- Site is located adjacent to Redwood creek, which discharges to the Upper San Leandro Reservoir. Petroleum hydrocarbon impacted groundwater is currently day-lighting into Redwood creek. The California Department of Fish and Game has been involved with this case, due to its impact on aquatic habitat.
- Site lithology is complex with several buried stream channels acting as conduits through silt and clay that sits on bedrock that is described as hummocky with topographic highs and lows varying by up to 10 feet in elevation over distances as small as 20 feet horizontally

MERRITT TIRE SALE (T0600101801)

3430 CASTRO VALLEY BLVD., CASTRO VALLEY, CA 94546



Case Age: 17 years
Primary COC: WASTE MOTOR OIL/HYDRAULIC/LUBE
RP Identified by Regulator: GOODYEAR TIRE & RUBBER CO., and the AMIEE L WEST TRUST
Current Land Use: Commercial Tire Center

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000474
 CASEWORKER: [FARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1948
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ENFORCEMENT/ORDERS	3/16/2009	Notice to Comply - #20090316
OTHER REGULATORY ACTIONS	7/17/2008	Technical Correspondence / Assistance / Other - #20080717
CLEANUP ACTION	8/2/1995	Remove free product
LEAK ACTION	10/5/1993	Leak Reported
LEAK ACTION	9/29/1993	Leak Discovery

Possible Reasons Why This Case Is So Old

- Site appears to have been inactive from 1994 to 2002 (8 years no letters, etc.)
- Free product remains in subsurface at site
- Additional soil removal is pending, however, due to the proximity of the structure to the waste oil tank pit, some source material may remain after this action is completed



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101801

Assessment last 5 years

- A Soil and Groundwater Investigation was conducted in 2009
- Groundwater has been monitored periodically since 2006

Remediation last 5 years

- Free Product removal was conducted from 2006 to 2007
- Free product removed from MW-3 in 2009 prior to well destruction

Assessment older than 5 years

- Groundwater Monitoring wells were installed in 1993

Remediation older than 5 years

- A waste oil UST removed at an unknown date some time prior to 1993

IMPEDIMENTS TO CLOSURE T0600101801

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Lateral extent of contamination not defined. Additional investigation currently planned*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Elevated concentrations of PHC in soil and GW remain in the source area. Source area cleanup is underway.*

PLUME INSTABILITY

- Groundwater Contamination Plume Not Stable or Decreasing - *Most recent groundwater data indicates the free product present beneath the site*

GROUNDWATER IMPACTS

- Groundwater Impacted Above Other Cleanup Goal - *Free product & elevated dissolved-phase concentrations of TPH-g and benzene in groundwater above cleanup goals. Cleanup goals not yet achieved. Remediation underway.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil impact including free product and residual source and evaluate cleanup alternatives.*
- Remove / Reduce Source Mass - *Source area remediation is necessary and will remove contaminant mass and free product.*
- Protect Designated Beneficial Uses - *Additional investigation and cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Remediation is currently in progress at the site. Remedial action is required to restore groundwater quality to beneficial use within reasonable time period as prescribed under Resolution 92-49.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated concentrations of PHC and free product detected in groundwater.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101801

- Original UST removal is not documented, and no sampling appears to have been conducted in relation to that event.
- Site was first characterized in 1993, and free product has been observed in the subsurface at the site since 1994, and most recently in 2009.
- Case appears to have been inactive from 1994 to 2002
- Free product remains in the subsurface at this site and additional soil excavation is pending, however, due to the proximity of structures to the former UST it may not be possible to excavate all source mass, a separate method of remediation will be needed to achieve water quality objectives.
- Case is being actively managed and seems to be on track for eventual closure

UNOCAL #7176 (T0600101883)

7850 AMADOR VALLEY BLVD., DUBLIN, CA 94568



Case Age: 16 years
Primary COC: Gasoline
RP Identified by Regulator: CONOCOPHILLIPS and GAWFCO
Current Land Use: Gas Station, continued Petroleum use site

OPEN - VERIFICATION MONITORING

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (**LEAD**) - CASE #: R00000482
 CASEWORKER: [FARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2038
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Groundwater is potential source drinking water
- No active remediation attempted since 1995
- Natural attenuation has reduced contaminant concentrations, however, TPHg still exceeds ESLs by more than an order of magnitude.
- Monitored Natural Attenuation is ongoing.
- Closure requested in 2000 and 2001

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101883

Assessment last 5 years

- Periodic groundwater monitoring is ongoing at the site
- Vertical CPT assessment conducted Jan 2010
- Sensitive receptor survey conducted in July 2007

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 6 soil borings and 3 monitoring wells advanced at site 1995
- Offsite investigation conducted, 2 monitoring wells installed 1998
- Additional borings advanced in 2004

Remediation older than 5 years

- ORC released into subsurface in 1995
- USTs replaced in 1994, a total of 1863.23 tons of hydrocarbon impacted soil removed from site at that time.

IMPEDIMENTS TO CLOSURE T0600101883

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Residual soil contamination was left in place in source area. Soil and groundwater sampling is planned but has not been completed. Therefore, the extent of groundwater contamination is unknown at this time.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Subsurface investigation will determine the vertical extent of soil impact including residual source.*
- Verify Remedial Action Effectiveness - *A total of 1863.26 tons of soil were excavated and disposed of off-site. Verification sampling will evaluate the effectiveness of remediation.*
- Protect Designated Beneficial Uses - *Site is within Livermore-Amador Groundwater basin, which is used for drinking water supply. Source area investigation or remediation likely to protect groundwater quality within reasonable time frame for designated beneficial use of municipal and domestic water supply.*
- Restore Beneficial Uses - *Site is within Livermore-Amador Groundwater basin, which is used for drinking water supply. Source area investigation or remediation likely to restore groundwater quality within reasonable time frame for designated beneficial use of municipal and domestic water supply.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted PHC detected in groundwater

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101883

- Groundwater underlying the site is considered a source of drinking water.
- No sensitive receptors have been identified.
- As of April 2010 TPHg was still detected at up to 1700 µg/L in 2 monitoring wells, this was an increase from the previous monitoring period.
- Due to excavation constraints residual petroleum hydrocarbons remain in the soil beneath the UST pit and southern dispenser island.
- Beyond the original excavate and dispose, and the single injection of ORC in 1995 no active remediation has been attempted.
- As of September 2008 the plume was believed to extend slightly off-site to the southeast.
- Sensitive receptors do not appear likely to be impacted by this site.

IMPEDIMENTS TO CLOSURE T0600100375

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Free product at the site. Remediation consisting of a DPE system currently underway but not complete*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Remove / Reduce Source Mass - *Continued operation of DPE system will reduce source mass and remove free product.*

Protect Designated Beneficial Uses - *Additional investigation and cleanup other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use may not currently be utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

Other - *Remedial action at the site is currently in progress. Completion of these activities will assess risk and reduce source mass.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Free product detected in site monitoring wells.

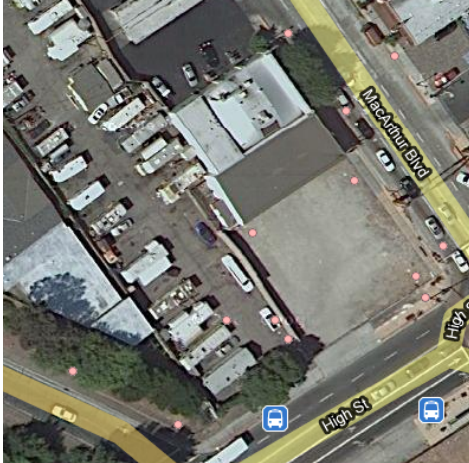
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100375

- Ongoing quarterly monitoring; GWMR submitted 3/2010 indicated that they would “continue in-situ remediation using hydrogen peroxide and continue groundwater extraction until the end of 2009” and “a HHRA is scheduled to be completed 1Q2010.” Elevated concentrations still detected.
- Dual-phase extraction in progress until 12/23/2009 when remediation system was shutdown “for monitoring of groundwater qualities and there was no discharge this quarter” as described in letter from RP dated 4/2010.
- Latest groundwater monitoring data in GT from 10/2009 and report submitted 3/2010.
- MWs locations have not been entered in GT, recommend to enforce ESI compliance.

SHELL #13-5701 (T0600101261)

4255 MACARTHUR, OAKLAND , CA 94619



Case Age: 25 years

Primary COC: Gasoline

RP Identified: Individual and Corporation, Shell Oil Products

Current land use: Vacant Lot

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000486

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1366

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Possible Reason Why This Case Is So Old

- According to Geotracker, there were no activities from 6/1985 until 11/1993 subsurface investigation.
- Ongoing site assessment and remediation since 1993 – remedial actions unsuccessful, free product is prevalent onsite.
- Applied for commingled plume with adjacent site in 5/2010.

Activities Conducted to Date Based on GeoTracker Info T0600101261

Assessment last 5 years

- Ongoing GW sampling (9 semi-annual and 2 remained quarterly due to free product evaluation, reduction verification, and have not shown reliable consistency)

Remediation last 5 years

- Ongoing manual free product removal at each GW sampling event when necessary

Assessment older than 5 years

- Elevated concentrations detected in UST excavation pit in 12/1985
- Subsurface investigation 11/1993 and in 11/1994
- Ongoing GW monitoring since 1993
- 2/1998, 4/2005, 10/2005 and 2/2005 subsurface investigations
- 2001 Sensitive receptor survey and CSM; additional off-site well installed

Remediation older than 5 years

- 6/1985 USTs removed and replaced in 12/1985
- 11/1995 UST system removal and replacement
- 4/1997 Soil Vapor Extraction test
- 1/2003 UST system removal and soil over-excavated and soil samples collected
- Mobile DVE from 11/2000-6/2001, 4/2002-9/2003, and 7/2003-9/2003

IMPEDIMENTS TO CLOSURE T0600101261

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Soil vapor sampling has not been conducted to assess potential for vapor intrusion.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Free product has been observed periodically at the site. Elevated concentrations of petroleum hydrocarbons remain in soil and groundwater in the source area. Source control is feasible but has not been performed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Soil vapor sampling would help to assess potential for vapor intrusion. Remove / Reduce Source Mass - Reduction of source mass will decrease time required for site to be restored and reduce the impact of the site on downgradient properties. Protect Designated Beneficial Uses - Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Restore Blighted Property to Productive Use - Site is not necessarily blighted but addressing environmental concerns will allow site to be restored to productive use.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume extends off-site.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101261

- Ongoing site assessment and remediation activities occurred since 1993. Remedial activities unsuccessful, free product still observed.
- 1Q2010 GWMR submittals pending approval in GeoTracker.
- Agency agreed that commingled plumes exists for the two sites in letter dated 10/2009. Notification of Commingled Claim Application dated 5/26/2010 (from SWRCB) with **UNOCAL #1156 (T0600102279)** at 4276 MacArthur, Oakland.
- Currently, remedial activities include manual free product recovery.

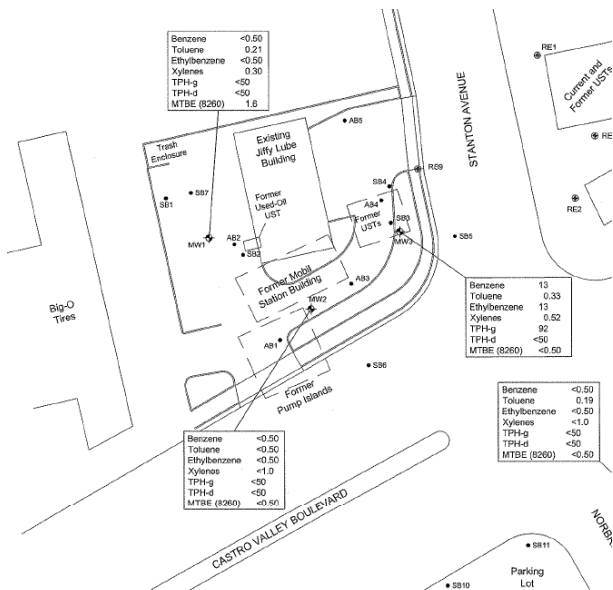
MOBIL #04-334 / JIFFY LUBE #606 (T0600101278)

2492 CASTRO VALLEY BLVD., CASTRO VALLEY, CA 94546

Case Age: 24 years

RP Identified by Regulator: Cal Lube Real Estate LP (Individual) and ExxonMobile (Corporation)

Primary COC: Gasoline, Fuel Oxygenates, Benzene
Current Land Use: Jiffy Lube Oil Change Facility



Possible Reasons Why This Case Is So Old

- No analytical sampling performed after 1983 UST removal activities and also none from the 1986 geotechnical soil sampling. Hydrocarbon odor noted in 1986, but no activities conducted until 1999.
- Sporadic investigations until 6/2004, when MWs were installed and quarterly sampling commenced.
- No remedial activities have been conducted.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101278

Assessment last 5 years

- Ongoing site assessment: Quarterly GW monitoring since 1993, now 5 MWs sampled semi-annually according to GWM Frequency Rpt
- Soil borings advanced in 10/2007
- Subsurface investigation and CSM in 3/2009

Remediation last 5 years

- None documented

Assessment older than 5 years

- After 1983 UST removal and in 1986, soil samples were collected for geotechnical and physical properties
- Direct push borings – soil/GW samples collected in 3/1999 and 11/2003
- MWs installed in 6/2004 and quarterly monitoring commenced.

Remediation older than 5 years

- UST removal in 1983

IMPEDIMENTS TO CLOSURE T0600101278

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Soil vapor sampling has not been conducted to assess potential for vapor intrusion.*

INADEQUATE SOURCE CONTROL Feasible Source Control Not Performed - *Free product has been observed periodically at the site. Elevated concentrations of petroleum hydrocarbons remain in soil and groundwater in the source area. Source control is feasible but has not been performed.*

Other Impediments Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Soil vapor sampling would help to assess potential for vapor intrusion.* Remove / Reduce Source Mass - *Reduction of source mass will decrease time required for site to be restored and reduce the impact of the site on downgradient properties.* Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Restore Blighted Property to Productive Use - *Site is not necessarily blighted but addressing environmental concerns will allow site to be restored to productive use.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume extends off-site.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101278

- No analytical sampling performed after 1983 UST removal activities and in 1986 geotechnical soil sampling. Hydrocarbon odor noted in 1986, but no activities conducted until 1999.
- Report of (off-site) Well Installation and Site Conceptual Model submitted 7/2009 concluded that *"groundwater monitoring is recommended for an additional two quarters in order to gauge concentration fluctuations in all wells" and "after that time, if the site conditions appear to meeting case closure requirements, then case closure will be requested."*
- 2Q2010 report submitted 5/2010 and indicated program will be semi-annual (second and fourth quarters). Some concentrations above ESLs.
- Monitoring well locations are not mapped in GeoTracker.
- Closure summary indicates that soil vapor sampling has not been conducted to assess potential for vapor intrusion. Oil change facility surrounding parking lot and adjacent site is an active service station.

OWENS BROCKWAY GLASS (T0600102223)

3600 ALAMEDA AVENUE, OAKLAND , CA 94601



Case Age: 23 years
Primary COC: Diesel, Fuel Oil
RP Identified by Regulator: Owens Brockway Glass Container (Corporation)
Current land use: Glass manufacturing

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000289
 CASEWORKER: [FABESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2414
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



Possible Reasons Why This Case Is So Old

- According to GeoTracker, no activities occurred between 1988 to 1997.
- Remediation unsuccessful; free product still detected on site and now suspected down-gradient migration of contaminant plume.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600102223

Assessment last 5 years

- Periodic GW monitoring for the last 16 years. No sampling events from 1988 to 1997
- Grab GW samples 1999
- 17 MWs monitored annually

Remediation last 5 years

- From 2009 GWMR "FP exists and past efforts to remove it have been unsuccessful, due to the clay rich nature of the subsurface and the viscosity of the product", but it was not clear what remedial actions were taken.
- GWMR submitted 1/2010 indicated absorbent socks were installed in 4 MWs

Assessment older than 5 years

- 7/1986 subsurface investigations – 16 soil borings and 18 MWs

Remediation older than 5 years

- Four USTs removed in 1986 and three removed in 1987

IMPEDIMENTS TO CLOSURE T0600102223

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Significantly elevated concentrations of petroleum hydrocarbons detected in down-gradient wells MW-7 and MW-19 (located adjacent to the Oakland Estuary). The extent of contamination is unknown at this time.*

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated, including potential discharges to adjacent surface water (Oakland Estuary).*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Floating product associated with the fuel oil release exists and past efforts to remove it have been unsuccessful. Mass removal is feasible and proposed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional site investigation will determine extent of soil and groundwater impact including free product and residual source.*

Remove / Reduce Source Mass - *Source mass removal is feasible and would help to reduce impacts to on-site and off-site groundwater and potentially surface water.*

Protect Designated Beneficial Uses - *Additional investigation and cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Site investigation and remedial action is underway. Completion of these activities will assess risk and reduce source mass.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume has migrated beyond the site boundary with free product on-site.
Surface Water (Bay, Estuary, Stream, Lake)	Undetermined	Potential discharge to Oakland Estuary.

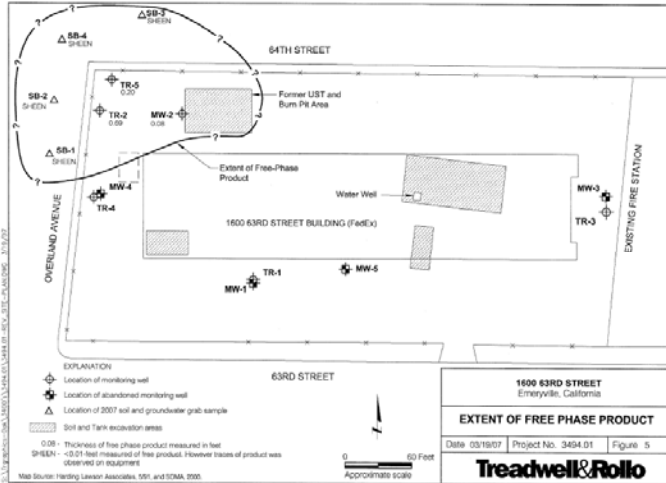
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102223

- Appears plume has migrated down-gradient, off-site and extent of contamination is unknown. Past remedial action unsuccessful, free product still detected on-site.
- Latest GWMR submitted 1/2010: Floating FP observed in MW-2 and sheen observed in MW-5 and MW-6. TPHd range from 310 to 160,000 ppb in GW.
- Regulator approved WP 9/2009 for data gaps investigation. Report submitted 2/2010, but not on GT.

PETERSON MANUFACTURING COMPANY INC (T0600101068)

1600 63RD STREET, EMERYVILLE, CA 94608



Case Age: 23 years
RP Identified by Regulator: Wareham Property Group (Corporation)
Primary COC: DIESEL, GASOLINE, OTHER PETROLEUM
Current Land Use: Federal Express distribution center

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000052
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1159
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- In 1914, a tallow plant was redeveloped in 1988: removed 6 USTs and sumps, 7 ASTs, and a 350-ft water supply well had 24-ft of free product (decommissioned.)
- Observed free product in soil and GW samples; free phase plume extends offsite.
- Several years between early sampling events. Limited regulatory enforcement activities.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101068

Assessment last 5 years

- Free product delineation underway
- Ongoing GW monitoring: 3 sampled quarterly and 3 sampled semi-annually
- Supplemental Soil/GW investigation 3/2007

Remediation last 5 years

- Hydrophobic socks in 3 wells
- Enhanced biodegradation with 9/9/9999 action date

Assessment older than 5 years

- 9/1987-1/1988 borings advanced and MWs installed
- 5-6/1989 additional borings and MWs installed
- Soil sampling in 7/1994 and in 8/1999
- 8/1999 grab GW samples
- 1/2007 many wells destroyed, but 5 additional wells installed

Remediation older than 5 years

- Tallow plant developed in 1914 and demolished during redevelopment in 1988

IMPEDIMENTS TO CLOSURE T0600101068

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Incomplete Conceptual Site Model (CSM) - *In progress. Pollutant Sources Have Not Been Adequately Identified or Evaluated - Lateral offsite extent of free phase & dissolved contamination is not defined. Additional investigation currently planned in offsite areas. Extent of Contamination Has Not Been Determined - Downgradient well contains highest concentrations. Down-gradient and lateral extent of free phase needs to be defined. Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated. Sensitive Receptor Survey Has Not Been Completed - Need to evaluate if utility corridor is acting as a pathway for free- and dissolved-phase plume migration.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Source remediation is feasible and has not been performed.*

WELL IMPACTS

Irrigation / Industrial Wells Impacted - *Contaminated 350-foot deep onsite water well with 24 feet of free phase previously decommissioned.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine extent of soil and groundwater impact including free product and residual source. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Additional investigation will help to define extent of contamination and complete the conceptual model. Remove / Reduce Source Mass - Source area remediation would reduce source mass. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Free phase plume extends offsite. Irrigation / Industrial Well Already Impacted Onsite 350-foot deep water well with 24 feet free phase decommissioned.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101068

- Onsite 350-ft public drinking water well was discovered with 24-ft free product in 1988 and subsequently decommissioned.
- Closure review indicated that site characterization is incomplete, including extent of soil/GW impact, free product extent, and residual source.
- Ongoing product recovery, hydrophobic socks in 3 MWs recovering approximately "0.25 to 0.5 L per well per quarter." No GWMR data in GT.
- Additional work and an update of the site conceptual model, sensitive receptor survey, etc. were requested in letter dated 9/2008 regarding regulator response of the 3/2007 investigation report.

CHEVRON #9-4612 (T0600100333)

3616 SAN LEANDRO STREET, OAKLAND , CA 94601



Case Age: 22 years

RP Identified by Regulator: CHEVRON CORPORATION,

RATTO LAND COMPANY, VIVIAN L MCILRAITH TRUST

Primary COC: GASOLINE, WASTE OIL / MOTOR /

HYDRAULIC / LUBRICATING

**Current Land Use: Appliance Parts Distributer and
Parking Lot**

Possible Reasons Why This Case Is So Old

- Service station demolished in 1976 and remained a vacant lot until existing warehouse built on western portion in 1988; hydrocarbon odor encountered during construction and borings revealed highly elevated levels of contaminants.
- ORC injected in three wells in 2/1999 in an attempt to enhance natural biodegradation; however, it had a limited effect and discontinued shortly thereafter.
- Mainly site assessment activities; additional remediation not evaluated since 1999.

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000233
CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0362
CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100333

Assessment last 5 years

- Subsurface investigation 5-6/2008
- Ongoing quarterly sampling, now semi-annual

Remediation last 5 years

- In 3/2005, USTs in tank farm no. 2 removed

Assessment older than 5 years

- Geotechnical investigation 2/1988
- Subsurface investigations in 8/1988, 2/1993, 8/1995
- Soil vapor investigation 2/1999
- Subsurface investigations in 7/2001, 3/2002
- RBCA evaluation
- 6/2002 Offsite source survey 2003

Remediation older than 5 years

- Station demolished in 1967 (no samples collected during UST removal)
- ORC in three MWs in 2/1999

IMPEDIMENTS TO CLOSURE T0600100333

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Downgradient and vertical extent of contamination does not appear delineated; concentrations highest in downgradient wells (onsite).*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine extent of contamination.*

Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risks.*

Protect Designated Beneficial Uses - *Additional investigation/cleanup/other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater undefined.	Already Impacted	Onsite groundwater impacted; down-gradient

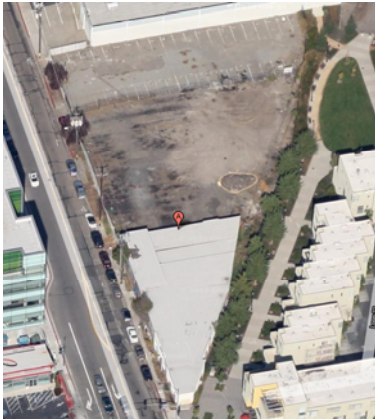
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100333

- "Site assessment" status since 1988. Limited remedial activities. Closure requested in February 2009.
- Closure review dated 4/2010 indicates "*down-gradient and vertical extent of contamination does not appear delineated; concentrations highest in down-gradient wells (onsite), and completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*" Increase GWM frequency back to quarterly?
- Closure request submitted 2/2009 and compared to the first semi-annual GWMR submitted 3/2010, some concentrations have increased, i.e. 2,500 ppb to 3,700 ppb TPHg in VH-1 and 1,800 ppb to 2,600 ppb in MW-3; however, TPHd decreased from 880 ppb to 420 ppb in MW-3. MW-3 is up-gradient and was predicted that the diesel was due to an offsite source.
- MTBE detected; possibly from offsite source. USTs removed in 1976 and MTBE was used in gasoline in the U.S. since 1979.

HYDRAULIC ELECTRO SERVICE (T0600101109)

5812 HOLLIS ST., EMERYVILLE, CA 94608



Case Age: 21 years

RP Identified by Regulator: HYDRAULIC ELECTRO SERVICE CORP

Primary COC: DIESEL

Current Land Use: Vacant, future plan to construct commercial units and an underground parking garage

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
RESPONSE - REPORTS	7/13/2009	Soil and Water Investigation Report
ENFORCEMENT/ORDERS	4/13/2009	Staff Letter - #20090413
ENFORCEMENT/ORDERS	7/24/2008	Staff Letter - #20080724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
OTHER REGULATORY ACTIONS	5/5/2008	File review - #20080505
LEAK ACTION	12/5/1989	Leak Discovery
LEAK ACTION	12/5/1989	Leak Stopped
LEAK ACTION	12/5/1989	Leak Reported

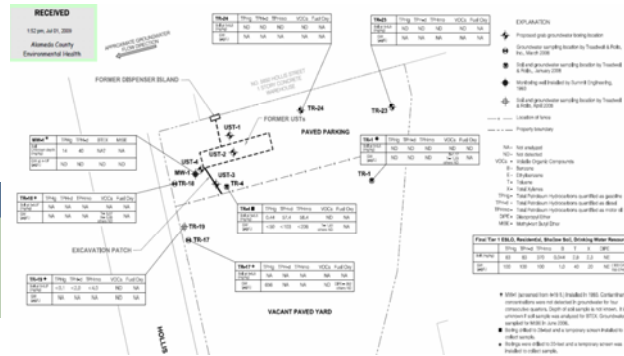
Possible Reasons Why This Case Is So Old

- According to GeoTracker, no activities from 1989-1993, 1993-2006, and currently pending regulatory response regarding revised work plan dated 11/2008 and 6/2009.

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000201
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1206
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101109

Assessment last 5 years

- Limited Env. Site Assessment 5/2006
- Phase II 3/2008
- Additional Investigation 6/2008
- Revised GW Investigation WP submitted 11/2008, ACEH submitted comments in a letter dated 4/2009, and a Revised Boring Location Plan figure was submitted 6/2009

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil/GW samples collected 12/1989
- One MW installed in 1993

Remediation older than 5 years

- USTs removed 12/1989

IMPEDIMENTS TO CLOSURE T0600101109

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including free product and residual source.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.* Other - *Site characterization is currently in progress at the site. Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	SPH detected in groundwater at tank pit.

NOTES / COMMENTS

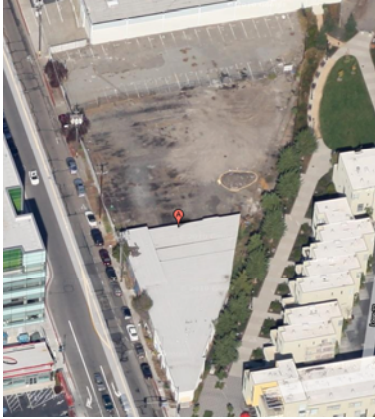
The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101109

- Case closure was requested 11/1999, but ACEH requested MTBE analysis; which was conducted in 2006 and subsequently, ACEH identified data gaps and requested ESI compliance.
- Closure review indicated that the extent of the source area has not been adequately defined; revised map boring locations for GW Investigation was submitted 6/2009.

HYDRAULIC ELECTRO SERVICE (T0600101109)

5812 HOLLIS ST., EMERYVILLE, CA 94608



Case Age: 21 years

RP Identified by Regulator: HYDRAULIC ELECTRO SERVICE CORP

Primary COC: DIESEL

Current Land Use: Vacant, future plan to construct commercial units and an underground parking garage

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
RESPONSE - REPORTS	7/13/2009	Soil and Water Investigation Report
ENFORCEMENT/ORDERS	4/13/2009	Staff Letter - #20090413
ENFORCEMENT/ORDERS	7/24/2008	Staff Letter - #20080724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
OTHER REGULATORY ACTIONS	5/5/2008	File review - #20080505
LEAK ACTION	12/5/1989	Leak Discovery
LEAK ACTION	12/5/1989	Leak Stopped
LEAK ACTION	12/5/1989	Leak Reported

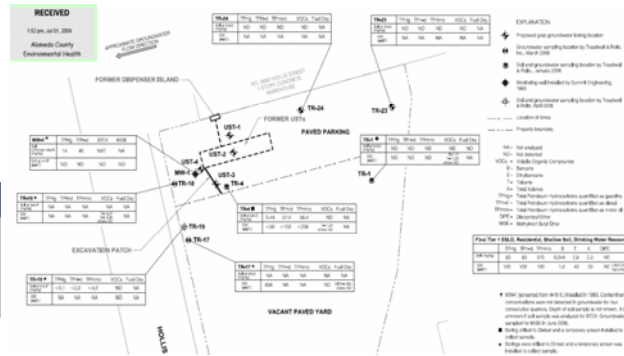
Possible Reasons Why This Case Is So Old

- According to GeoTracker, no activities from 1989-1993, 1993-2006, and currently pending regulatory response regarding revised work plan dated 11/2008 and 6/2009.

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000201
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1206
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101109

Assessment last 5 years

- Limited Env. Site Assessment 5/2006
- Phase II 3/2008
- Additional Investigation 6/2008
- Revised GW Investigation WP submitted 11/2008, ACEH submitted comments in a letter dated 4/2009, and a Revised Boring Location Plan figure was submitted 6/2009

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil/GW samples collected 12/1989
- One MW installed in 1993

Remediation older than 5 years

- USTs removed 12/1989

IMPEDIMENTS TO CLOSURE T0600101109

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including free product and residual source.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.* Other - *Site characterization is currently in progress at the site. Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	SPH detected in groundwater at tank pit.

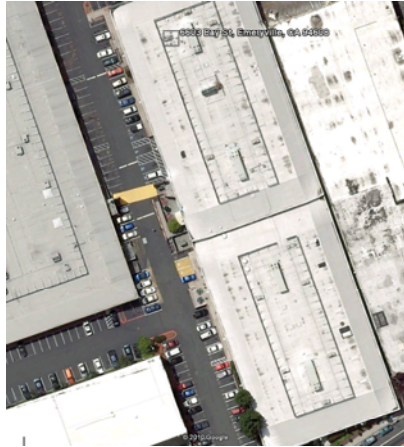
NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101109

- Case closure was requested 11/1999, but ACEH requested MTBE analysis; which was conducted in 2006 and subsequently, ACEH identified data gaps and requested ESI compliance.
- Closure review indicated that the extent of the source area has not been adequately defined; revised map boring locations for GW Investigation was submitted 6/2009.

RICHARDSON / SYBASE (T0600100470)
6603 BAY STREET EMERYVILLE, CA 94608



Case Age: 21 years
Primary COC: DIESEL, GASOLINE
RP Identified: Thomas Richardson (Individual)
Current Use: College for Digital Arts

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000043
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0516
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
CLEANUP ACTION	9/9/1999	Excavate and Dispose
RESPONSE - REPORTS	5/17/2010	Soil and Water Investigation Report
ENFORCEMENT/ORDERS	8/14/2009	Staff Letter - #20090814
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
OTHER REGULATORY ACTIONS	12/29/2008	Technical Correspondence / Assistance / Other - #20081229
OTHER REGULATORY ACTIONS	1/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	10/10/1989	Leak Reported
LEAK ACTION	8/23/1989	Leak Stopped
LEAK ACTION	8/23/1989	Leak Discovery

Possible Reasons Why This Case Is So Old

- Closure requested in 1997
- Per the site consultant, all files for the site were reportedly lost by the agency at some time between 1998 and 2006.
- No data in GeoTracker other than 2009 work plan.
- Free product has historically been present at site.
- The site was inactive from 1998 to 2008.
- Site was part of City of Emeryville landfill, which could account for some of the contamination.

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on Geotracker Info
T0600100470

Assessment last 5 years

- None Documented, but a site investigation is pending.

Remediation last 5 years

- None Documented

Assessment older than 5 years

- Soil samples were taken at the time of tank removal.
- In 1990 seven soil borings were advanced
- In 1996 6 additional soil borings were advanced
- Additionally, 2 offsite wells were monitored between 1989 and 1997 in order to help define the extent of the plume

Remediation older than 5 years

- Three USTs were removed in 1989
- Over-excavation may have occurred between 1989 and 1990
- Approximately 2000 gallons of free product were pumped from the tank pit prior to it being backfilled

IMPEDIMENTS TO CLOSURE T0600100470

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Source area not adequately defined, lateral and vertical extent of contamination in the source area is unknown.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Extent of residual SPH in groundwater remains undefined, soil vapor survey not conducted.* Sensitive Receptor Survey Has Not Been Completed - *Utility and well survey in progress; vapor survey in progress.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Source area remediation would reduce source mass.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine extent of soil and groundwater impact including free product and residual source.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risk.* Remove / Reduce Source Mass - *Source area remediation would reduce source mass.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR TIME FRAME FOR IMPACT COMMENTS

Groundwater Already Impacted Extent of free phase in source area undefined.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100470

- Free product has been noted at this site, and previous sampling events have detected total extractable petroleum hydrocarbons at up to 22,000,000 µg/L and 370,000 µg/L total purgeable petroleum hydrocarbons in a grab water sample taken from the site in 1996. The site was inactive since 1998 until ACEH issued request for site characterization in 12/2008.
- According to the 6/2009 work plan on GeoTracker and in response to the closure report, ACEH issued a letter dated 6/23/1998 indicating that ACEH was ready to prepare a case closure memorandum for review by ACEH staff and submittal to the Regional Water Quality Control Board, San Francisco Bay Region (“RWQCB”). The letter further indicated that a case closure letter may be issued within 60 to 90 days of the date of the 6/1998 letter.” The letter was not issued and the workplan also states that all files related to this site were lost.
- Conditional approval of work plan for additional site characterization in 8/2009 and report was due 12/31/2009.
- Closure Review dated 2/2010 indicated that the source area has not been defined and “utility and well survey is in progress; vapor survey in progress.”

SHELL #13-9619 (T0600101253)
3420 SAN PABLO, OAKLAND , CA 94608



Case Age: 21 years
Primary COC: Gasoline
RP Identified: Shell Oil Products
Current land use: Commercial, Active Fueling Station

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R0000006
 CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1358
 CASEWORKER: [Cherie McCaulby](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Possible Reasons Why This Case Is So Old

- Periodic site characterization and remedial actions; no remedial activities since 1998.
- According to GeoTracker, no action from 1998-2001.
- Groundwater monitoring coordinated with adjacent site, former gas station.

**Activities Conducted to Date Based on GeoTracker Info
 T0600101253**

Assessment last 5 years

- 12/2005 Site Conceptual Model – which includes the adjacent site THRIFTY OIL #49 (T0600101365)
- 2006 water leak investigation and risk evaluation
- Ongoing GW monitoring

Remediation last 5 years

- None

Assessment older than 5 years

- 1988 soil assessment
- 1989-1991 wells installed and monitored
- 1997 remaining UST removed and soil assessment
- 1998 Risk-based Corrective Action Analysis
- 2001 Sensitive Receptor Survey
- 2004 revised SRS

Remediation older than 5 years

- 1984 leak reported, USTs replaced 1985
- 1991-1993 SPH Recovery
- 1993 SVE test
- 1997 station renovation – WO UST removed
- 1998 construction activities, perforated plastic piping beneath foundation of new building to remove vapors
- One-time GW extraction event in 1/2004

IMPEDIMENTS TO CLOSURE T0600101253

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Free product present in shallow soil in one area of the site. Elevated concentrations of TPH, benzene, and lead are also present in shallow soil in source area. Removal of free product and shallow soil contamination is feasible for source control.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Remove / Reduce Source Mass - *Free product and shallow soil removal is feasible and would reduce source mass.*
Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Elevated concentrations of fuel hydrocarbons and oxygenates present in groundwater.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101253

- Ongoing monitoring since 1991, several remedial actions attempted; no remedial activities since 1998 aside from periodic hand bailing of free product.
- Only ongoing groundwater monitoring activities. Based on most recent groundwater sampling event in 4Q2009, up to 1,900 ppb benzene and 110 ppb MTBE detected.
- Closure review dated 11/2009 indicated "*Remove / Reduce Source Mass - Free product and shallow soil removal is feasible and would reduce source mass.*"

SEARS AUTO CENTER #1058 (T06019793739)

2600 TELEGRAPH AVE., OAKLAND, CA 94612



Case Age: 20 Years

Primary COC: WASTE MOTOR OIL/HYDRAULIC/LUBE

RP Identified by Regulator: Sears Roebuck & Co., William T & M Harding Trust, and Keun B & Jayon Yoo

Current Land Use: Commercial and associated parking lots

Possible Reasons Why This Case Is So Old

- Site is part of City of Oakland program.
- Contaminant levels at this site historically very high.
- After 20 years of attenuation, with limited remediation the site appears to be moving towards closure.
- Closure Requested in February 2009

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000480

CASEWORKER: [PARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: NA

CASEWORKER: [Cherie McCaulcu](#) - SUPERVISOR: MARY ROSE CASSA



ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/28/2009	Staff Letter - #20090728
ENFORCEMENT/ORDERS	7/28/2009	Notice of Violation - #20090728
OTHER REGULATORY ACTIONS	9/11/2008	Technical Correspondence / Assistance / Other - #09/11/2008
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	10/12/1990	Leak Reported
LEAK ACTION	9/20/1990	Leak Stopped
LEAK ACTION	9/19/1990	Leak Discovery

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T06019793739

Assessment last 5 years

- Groundwater Monitoring was conducted regularly from 1992 to 2003 and annually in 2004 and 2008
- GW Frequency report in GT indicates groundwater was sampled quarterly and now semi-annual – does not reflect what is in documents on GT.

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil samples were taken in 1990 at the time of UST removal.
- Phase II assessment conducted in 1991
- Nine Groundwater Monitoring wells were installed in 1992
- SVE pilot test performed in 1996.
- A Site Closure Assessment was conducted in 2004, 14 soil borings were advanced.

Remediation older than 5 years

- Two USTs were removed some time prior to 1990,
- All remaining USTs were removed from the site in 1990
- Over-excavation conducted in 1991
- Absorbent socks were placed in wells and periodic vacuum extraction was performed from 1996 to 2000

IMPEDIMENTS TO CLOSURE T06019793739

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *In 2004, additional borings were installed to evaluate remedial effectiveness. Elevated concentrations of petroleum hydrocarbons, including naphthalene were detected in soil. Potential for vapor intrusion to indoor air has not been evaluated.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional investigation will determine the potential for vapor intrusion. Verify Remedial Action Effectiveness - Additional investigation will evaluate the effectiveness of remediation. Protect Designated Beneficial Uses - Additional investigation would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Petroleum hydrocarbons detected in groundwater.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T06019793739

- Limited Data in GeoTracker
 - No EDFs, GEO_XY, and GEO_Z.
 - Limited activities after 2004 GWMR and Closure Assessment Report.
 - Several enforcement letters in GT: 7/2008, 9/2008, 7/2009.
- Contaminant levels were historically very high, including the presence of free product. No measureable separate phase hydrocarbons since 2000.
- Correspondence regarding groundwater monitoring dated 7/28/2009 indicated groundwater was last sampled 12/2003 and to change frequency to semi-annual. Discrepancy with sampling frequency. Appears to have been regular sampling from 1992 to 2003 and annual events in 2004 and 2008.
- Annual groundwater monitoring report with a request for site closure dated 2/2009. No response from the regulator has been posted to GeoTracker.

RODDING CLEANING SERVICE (T0600101153)

2585 NICHOLSON ST., SAN LEANDRO, CA 94577



Case Age: 19 years

Primary COC: BENZENE, DIESEL, GASOLINE

RP Identified: Crane Works CX, Rodding Cleaning Services, Sketchley Trust, and Bank of America Environmental Services

Current Use: Light Industrial

Possible Reasons Why This Case Is So Old

- Free product historically present.
- GW monitoring reduction approved in 2001 to only one well semi-annually.
- After 2007 site conceptual model and request for closure, the agency identified data gaps including high residual soil contamination up to 16,000 mg/kg TPHg and 32 mg/kg benzene and soils sampling was never conducted below 6 fbg.
- Also, the risk-based corrective action did not address potential human health and environmental risks associated with soil and vapor.
- Vapor intrusion appears to pose a significant risk at this site.

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000020
CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1255
CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600101153

Assessment last 5 years

- Groundwater monitoring is ongoing: One MW now sampled semi-annually since 4/2001
- Site conceptual model in 3/2007
- Soil Vapor investigation conducted in 2009

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil and groundwater samples were taken at the time of tank removal in 1991
- In 1992 soil, groundwater, and soil gas investigations were conducted; MW-1 was monitored from 1992 to 1995
- In 1997 and 1998 limited soil and groundwater investigations were conducted
- Additional MWs were installed in 1999, and monitored quarterly until 2001
- Risk-based corrective action analysis in 11/1999

Remediation older than 5 years

- 2 USTs removed and over-excavation conducted in 1991
- Oil absorbent socks were used to recover free product between 1992-1995

IMPEDIMENTS TO CLOSURE T0600101153

IMPEDIMENTS TO CLOSURE

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

Incomplete Conceptual Site Model (CSM) - *A data gap analysis was not conducted; a soil vapor assessment has been conducted to partially fill data gaps. Pollutant Sources Have Not Been Adequately Identified or Evaluated - Source area not adequately defined, vertical extent of contamination in the source area is unknown. Extent of Contamination Has Not Been Determined - Free product and significantly elevated TPH-g and benzene concentrations in soil and groundwater. Extent of contamination in soil, groundwater, and vapor is not assessed. Lateral offsite extent of contamination not defined. Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - Site characterization has not been completed, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Elevated concentrations of TPHg & benzene in soil and GW remain in the source area. Source area cleanup is incomplete. Significant mass remains in place.*

PROCEDURAL IMPEDIMENTS

Site Data And Reports Not Uploaded to Geotracker - *Wells not surveyed to Geotracker standards.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine the extent of soil and groundwater impacts, will evaluate vapor intrusion potential at adjacent downgradient building. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Completion of SCM will aid in evaluating potentially completed exposure pathways and associated risks, and identification of other data gaps. Remove / Reduce Source Mass - Source area remediation would reduce source mass. Protect Designated Beneficial Uses - Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Extends offsite under adjacent building; extent not defined.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101153

- In 2001, agency concurred with reducing the groundwater monitoring to one well semi-annually to monitor the stability of the constituents of concern over time. This semi-annual sampling was not conducted in 2006 or 2007.
- Soil vapor survey completed in 12/2009: vapor intrusion is considered to present a significant risk at this site with up to 38,000,000 ug/m³ TPHg and 890,000 ug/m³ benzene documented in the subsurface, with most detections exceeding the applicable thresholds. Receptors including on-site offices.
- Consultants have concluded that the extent of the plume has been delineated, however, the closure review page lists “Extent of Contamination has not been determined” as an impediment to closure.
- Based on most recent GWMR, site contamination remains in excess of applicable screening levels, with benzene most recently measured in groundwater at up to 150 µg/L.

CITY OF EMERYVILLE MARINA (T0600101590)

3310 POWELL, EMERYVILLE, CA 94608



Case Age: 18 years

Primary COC: DIESEL, GASOLINE

RP Identified: City of Emeryville

Current Use: Parking lot at Marina Park



OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #. R00000267

CASEWORKER: [MARK GETTERMAN](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #. 01-1719

CASEWORKER: [Cherie McCaulley](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
CLEANUP ACTION	9/9/9999	Excavate and Dispose
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	4/28/2009	Staff Letter - #20090428
RESPONSE - WORKPLANS	12/15/2008	Soil and Water Investigation Workplan
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
ENFORCEMENT - OTHER	6/24/2008	* NEL - #20080624
LEAK ACTION	4/21/1992	Leak Discovery
LEAK ACTION	4/16/1992	Leak Stopped
LEAK ACTION	4/15/1992	Leak Reported

NOTE: Data queried from GeoTracker and reviewed in July 2010

Possible Reasons Why This Case Is So Old

- Site appears to have been inactive from 1992 to 2008.
- The site is in close proximity to San Francisco Bay, and a utility corridor may pass through the former UST pit and provide a preferential pathway from the pit to the bay.

Activities Conducted to Date Based on Geotracker Info T0600101590

Assessment last 5 years

- MW-1 sampled in 9/2008

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil samples were collected at the time of tank removal in 1992
- One monitoring well was installed in 1993 and GW sampled (no soil samples collected)

Remediation older than 5 years

- USTs were removed and replaced in 1992

IMPEDIMENTS TO CLOSURE T0600101590

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Lateral or vertical extent of impacted soil, or groundwater (sheen to free phase noted) are unevaluated. Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - Lacks soil characterization & disposal documentation for UST excavation soil. Unevaluated reuse with sheen / FP at a marina has potential to impact bay / estuary through known utility conduits going directly through UST pit.*

PROCEDURAL IMPEDIMENTS

Other - *Well not surveyed to Geotracker standards.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine extent of soil and groundwater impact including sheen / free phase, and potential for residual source, and will help determine if known preferential pathways represent a risk to the bay / estuary.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional work will define the lateral and vertical extent of contamination, and will determine if known preferential pathways represent a risk to the bay / estuary.* Remove / Reduce Source Mass - *Additional work will determine if impacted UST basin soil was reused in the basin backfill.* Protect Ecological Receptors - *Additional work will determine if known preferential pathways represent a risk to the bay / estuary.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	FP / sheen in UST pit at removal.
Surface Water (Bay, Estuary, Stream, Lake)	Undetermined	Utility corridor through UST pit appears to discharge to adjacent estuary.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101590

- According to GeoTracker, site was inactive from 1992 to 2008 at which time groundwater samples were taken. All soil samples from the 1992 UST removal resulted in detections below current applicable ESLs.
- The closure summary page dated 12/2009 lists source removal, as well as further definition of the vertical and lateral extent of contamination, as benefits of additional work.
- Request for closure submitted 12/2008 denied in 4/2009 letter due to utility lines located between MW-1 and the form UST area, thus data could potentially be unrepresentative of groundwater conditions down-gradient of the tank pit. Data suggests that tidal influence along utility lines has affected concentrations and contamination is migrating along utility lines toward the Bay, approximately 50-feet away. Additional characterization requested and report was due 6/29/2009.
- Closure review page states that the site lacks soil characterization and disposal documentation from the original removal.

EANDI METAL WORKS INC (T0600100858)

2440 11TH, OAKLAND , CA 94606

Case Age: 18 years

Primary COC: Gasoline

RP Identified by Regulator: Eandi Metal Works Inc.

Current Land Use: Light Industrial



OPEN - SITE ASSESSMENT

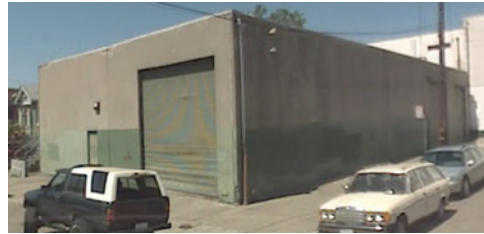
CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000029

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: NA

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



Possible Reasons Why This Case Is So Old

- Unexplained 5 year gap in site activities
- As of September 2008 the site consultant concluded that while the plume appears stable to decreasing, the rate of decline in contaminant concentrations was too low to achieve acceptable concentrations within 10 years. In January 2009 the regulator concurred, and requested a feasibility study/corrective action plan.

ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY ACTIONS	11/18/2009	File review
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	1/30/2009	Staff Letter - #20090130
LEAK ACTION	5/27/1992	Leak Reported
LEAK ACTION	5/11/1992	Leak Stopped
CLEANUP ACTION	5/11/1992	Excavate and Dispose
LEAK ACTION	5/11/1992	Leak Discovery

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100858

Assessment last 5 years

- Two soil borings advanced at the site in 2006, then converted to monitoring wells
- Periodic groundwater monitoring conducted 2005 to present

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Subsurface investigation conducted 1995. Five soil borings advanced, 3 converted to monitoring wells.
- Periodic groundwater monitoring conducted 1995 to 1996, and sporadically from 2001 to 2005
- Soil samples taken in 2004 as part of over-excavation activities.
- Subsurface investigation conducted Aug. 2004. Seven Soil borings advanced

Remediation older than 5 years

- UST removed 1992
- Over-excavation of the former UST pit performed 2004.

IMPEDIMENTS TO CLOSURE T0600100858

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Potential for vapor intrusion into indoor air has not been evaluated*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Interim remediation approved, but has not been implemented*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Remove / Reduce Source Mass - *Source mass removal is feasible and would help to reduce impacts to on-site groundwater*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated concentrations of PHC detected in groundwater

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100858

- While contamination levels at this site are relatively low, and decreasing, and the plume appears stable. The rate of attenuation is too low to achieve acceptable levels within 10 years through monitored natural attenuation. In January 2009 the Regulator requested a feasibility study/corrective action plan which was to be due by April 14, 2009.
- No remediation beyond excavation and aeration have been attempted at this site.

AMERICAN AUTO WRECKERS (T0600101922)

3744 DEPOT, HAYWARD, CA 94545



Possible Reasons Why This Case Is So Old

- There have been at least 3 case workers for this site since 1997.
- There is disagreement between the Regulator and Consultant over whether shallow groundwater at this site is considered "of beneficial use" Petition site.
- ACDEH states that the new monitoring wells have been improperly screened and do not assess the proper zone of interest.



Case Age: 15 years

Primary COC: Gasoline, WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING

RP Identified by Regulator: Riverbend Properties, American Auto Wreckers, Inc., Baryalai & Masood Feroz, and Jack Lotz.

Current Land Use: Auto Wrecking Yard

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000161

CASEWORKER: [PARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2091

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101922

Assessment last 5 years

- 2 additional groundwater monitoring wells were installed in 2008.

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil samples collected in 1992, 1995 and 2004. 25 soil borings have been advanced to date.
- Groundwater monitoring wells were installed in 1996 and monitored sporadically thereafter

Remediation older than 5 years

- Tanks removed without permit prior to 1992. Soil from the tank pits and the tank pits were left to aerate for 2 years before replacing the soil back into the pits.

IMPEDIMENTS TO CLOSURE T0600101922

as reported by regulatory agency

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Elevated concentrations of petroleum hydrocarbons detected in soil and free product in groundwater. Removal of free product and shallow soil contamination is feasible for source control.*

PLUME INSTABILITY

- Groundwater Contamination Plume Not Stable or Decreasing - *In December 2008, down-gradient MWs were installed at the site. To date, only one groundwater monitoring event has been conducted for monitoring wells MW4 and MW5 and the monitoring well construction may not be yielding groundwater sample analytical results that are representative of the zone of interest. In addition, free product present in vicinity of former UST. Therefore, it is difficult to evaluate groundwater contaminant plume stability at this time.*

WELL IMPACTS

- Domestic Wells Impacted - *An onsite domestic well located approximately west of the former waste oil UST pit is impacted with petroleum hydrocarbons.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Remove / Reduce Source Mass - *Significant mass removal is feasible and will quickly remove contamination.*
- Protect Designated Beneficial Uses - *Site remediation would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Restore Beneficial Uses - *Site remediation should restore potential beneficial uses of groundwater at the site.*
- Other - *Remedial action will restore groundwater quality to beneficial use within reasonable time period as prescribed under Resolution 92-49.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Domestic Wells Already Impacted Groundwater sample analytical results detected petroleum hydrocarbons
- Groundwater Already Impacted Elevated concentrations of petroleum hydrocarbons, including free product, detected in groundwater

NOTES / COMMENTS

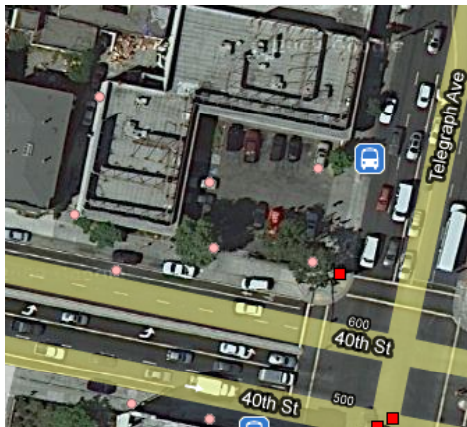
- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101922

- Beyond the original excavate and treat, there has been no attempt at remediation at this site.
- There is disagreement between the consultant and the regulator as to whether this site has been properly characterized, whether MW-4 and MW-5 are properly screened, and whether the groundwater at this site is of beneficial use.
- Free product appear to still be present in the subsurface in the vicinity of the former waste oil UST.
- In the June 29, 2009 Response to Petition for Case Closure the regulator states that due to the presence of free product, and petroleum hydrocarbons adsorbed to soil it will take decades to hundreds of years to meet the basin plans water quality objectives.
- The site is located in an industrial area and is bordered by additional auto dismantling facilities, a waste water treatment plant and industrial properties. While the basin plan states that the water is considered to be of beneficial use, realistically, it would appear unlikely that the shallow groundwater in this area will be used for consumption in the foreseeable future.
- The site is not currently being monitored.
- In the September 18, 2008 correspondence from the agency, the regulator denied a closure request and requested a FS/CAP and periodic groundwater monitoring of the plume. The consultants for the site then petitioned to the SWRCB. No additional work has been documented since that time.
- As of June 2009 this case was under petition to the SWRCB. No response from the SWRCB has been posted. Site is stuck, pending petition response.

SHELL #12-9452 (T0600101265)

500 40TH, OAKLAND , CA 94609



Case Age: 28 years

RP Identified by Regulator: Shell Oil (Corporation)

Primary COC: Gasoline

Current Land Use: Shopping Center

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE # : R00000264

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE # : 01-1370

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Possible Reasons Why This Case Is So Old

- Site assessment phase since 1982.
- No remedial activities from 1983 to 2004 and none since 2004. FP removal from 1982-1983; ORC socks installed in 2004, but no FP recovered.

Activities Conducted to Date Based on GeoTracker Info T0600101265

Assessment last 5 years

- Ongoing quarterly sampling, now 6 MWs sampled semi-annually. First quarter GWMR submitted 5/2010.
- Conceptual Site Model submitted 11/2005 (5/2006 addendum)

Remediation last 5 years

- None documented – “site assessment” status as of 7/1982
- Currently, FP is manually bailed during each GWM event.

Assessment older than 5 years

- Leak discovered 1982, MWs installed 1982-1984
- 1986 Soil Investigation
- 7/1987 construction of shopping center, but no report of wells properly destroyed
- 1989-1990 Soil/GW Investigation
- Quarterly GW sampling since 1990

Remediation older than 5 years

- FP manually bailed and periodic batch extraction using vacuum truck 9/1982-7/1983
- 11/1983 USTs removed
- Oxygen releasing compounds (ORC) socks installed in 4 MWs between 4/2004-4/2005 – removed because they had no observable appreciable effect on contaminant concentrations.

IMPEDIMENTS TO CLOSURE T0600101265

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source of VOCs in groundwater has not been identified.*
Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Off-site impacts have not been adequately assessed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional investigation would assess off-site impacts and help to identify source of VOCs in groundwater.*
Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume extends off-site.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101265

- Site Assessment status since 1982 as indicated by GeoTracker. No remedial activities from 1983 to 2004 and none since 2004. FP removal from 1982-1983; ORC socks installed in 2004, but no FP recovered.
- Closure review (as of 1/26/2010) indicates that source of VOCs in GW and possible off-site impacts have not been identified. Also, groundwater is “already impacted” and “plume extends off-site.”
- GW sampled and manual removal of FP completed semi-annually; elevated concentrations detected in 1Q2010 GWMR.

CITY OF ALAMEDA POLICE DEPARTMENT (T0600100045)
1555 OAK ST, ALAMEDA , CA 94501



Case Age: 24 years

Primary COC: Diesel

RP Identified: City of Alameda

Not Claimed in GeoTracker

Current land use: Police Department (Not Verified)

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00003024		
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0051		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
LEAK ACTION	7/2/1986	Leak Discovery
LEAK ACTION	7/2/1986	Leak Reported
LEAK ACTION	7/2/1986	Leak Stopped

Possible Reason Why This Case Is So Old

- No submittals, documentation in GeoTracker
- Limited site history. Closure Review as of 4/30/2010 indicates extent of contamination has not been assessed and further evaluation is pending.



NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on GeoTracker Info
T0600100045**

Assessment last 5 years

- No documentation

Remediation last 5 years

- No documentation

Assessment older than 5 years

- No documentation

Remediation older than 5 years

- No documentation

IMPEDIMENTS TO CLOSURE T0600100045

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *MW installed at the site. Analytical data detected petroleum hydrocarbons in groundwater. Further evaluation is pending.*

Extent of Contamination Has Not Been Determined - *Petroleum hydrocarbons have been detected in site groundwater monitoring well. Extent of contamination has not been assessed.*

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Analytical data detected petroleum hydrocarbons in groundwater. Further evaluation is pending. Therefore, potential risks and threats have not been fully evaluated.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional assessment will determine extent of soil and groundwater impact including residual source.*

Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Petroleum hydrocarbons detected in GW samples

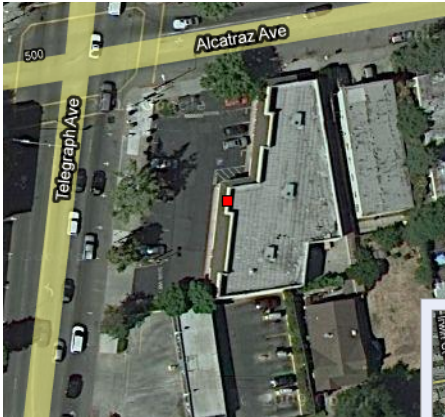
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100045

- Closure Review indicated that a *“MW installed at the site”* and *“further evaluation is pending.”*
- Limited documentation in GeoTracker
- The extent of contamination has not been determined and *“completion of site characterization is necessary before decision can be made regarding site cleanup or closure.”*

MOBIL / GIVENS INVESTMENT COMPANY (T0600100647)

6398 TELEGRAPH AVE., OAKLAND , CA 94609



Case Age: 24 years
RP Identified by Regulator: Individual and Corporation, Givens Investment Company
Primary COC: Gasoline
Current Land Use: Not verified, may be a shopping mall

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00002460		
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0702		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	3/26/1986	Leak Reported
LEAK ACTION	3/17/1986	Leak Stopped
LEAK ACTION	3/17/1986	Leak Discovery

Possible Reasons Why This Case Is So Old

- Leak in 1986, letter from agency sent in 2008 (22 year gap). No submittals from RP and no documents uploaded to GT. Limited site history and location of site could not be verified.
- Recalcitrant RP: multiple Notice to Comply letters sent by regulator since 7/2008 and last one sent 8/2009

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info

T0600100647

Assessment last 5 years

- No documentation

Remediation last 5 years

- No documentation

Assessment older than 5 years

- Soil samples collected in 1986 and a GW sample collected on 8/1988, but a map was not submitted. According to site history in GeoTracker, there was no other documentation in the file.

Remediation older than 5 years

- Four USTs removed 5/1986

IMPEDIMENTS TO CLOSURE T0600100647

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown.* Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.* Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.* Other - *Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including residual source.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.* Protect Designated Beneficial Uses - *Additional investigation/cleanup/other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Petroleum hydrocarbons detected in groundwater.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100647

- No submittals/documents; limited site history. GT Site History indicates that USTs were removed and soil samples collected in 1986 and one GW sample was collected in 1989 – no other documentation was located by regulator.
- There were multiple notice of violations submitted in GeoTracker since 2008.
- Closure review indicates that site characterization has not been completed.

SFWD SUNOL YARD (T0600101172)

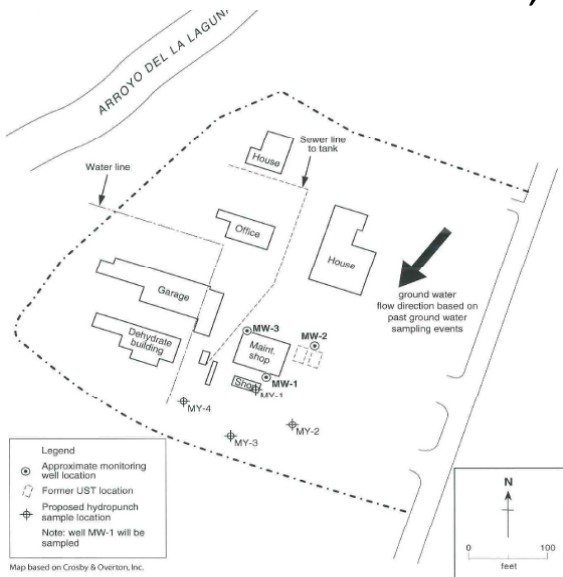
505 PALOMA, SUNOL, CA 94586

Case Age: 24 years

RP Identified by Regulator: San Francisco Water Department

Primary COC: Gasoline

Current Land Use: Commercial



OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000340

CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1275

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Possible Reasons Why This Case Is So Old

- Periodic site characterization from 1990 to 2003
- Non-responsive/Recalcitrant RP
- Government entity site

Activities Conducted to Date Based on GeoTracker Info

T0600101172

Assessment last 5 years

- Notice to Comply Letter sent 07/2003
- ACEH requested additional investigation and sensitive receptor survey 10/2006

Remediation last 5 years

- None documented

Assessment older than 5 years

- Periodic site investigation and excavation activities conducted from 1990 to 2003
- Phase II 2003

Remediation older than 5 years

- USTs removed 05/1990, 11/1993

IMPEDIMENTS TO CLOSURE T0600101172

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Sensitive Receptor Survey Has Not Been Completed - *RP has not responded to request for information regarding sensitive receptors near the site.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to request for information regarding sensitive receptors near the site.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK Fill-in RI Data Gaps - *Information is required regarding sensitive receptors in the area of the site in order to make decisions regarding cleanup or case closure. Confirmation also needed regarding lack of documentation of site cleanup activities.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Groundwater contamination detected during previous site investigations.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101172

- Based on site history entered in GeoTracker, the case encompasses fuel and chemical releases from three separate areas on the site.
- According to GeoTracker, no work was completed after 2003--one notice to comply letter was sent 07/2008.

SOUTHERN PACIFIC TRANSPORTATION COMPANY (T0600101305)

744 HIGH STREET, OAKLAND, CA 94601



Case Age: 24 years

RP Identified by Regulator: SOUTHERN PACIFIC TRANSPORTATION CO

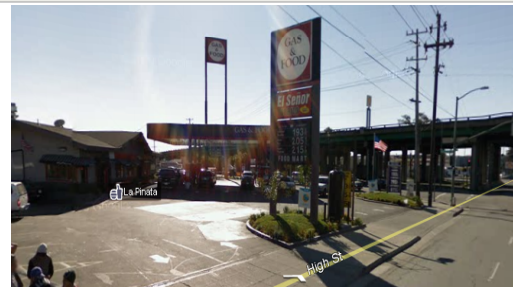
Primary COC: STODDARD SOLVENT / MINERAL SPIRITS / DISTILLATES

Current Land Use: Active gas station (not verified)

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00001135		
CASEWORKER: JERRY WICKHAM - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1413		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	10/11/1988	Leak Stopped
CLEANUP ACTION	10/11/1988	Excavate and Dispose
LEAK ACTION	10/11/1988	Leak Discovery
LEAK ACTION	7/15/1986	Leak Reported

Possible Reasons Why This Case Is So Old

- No documentation, limited site history.
- Non-responsive/Recalcitrant RP.
- There is a Cleanup Program site in GT, but does not include information or documentation, **SOUTHERN PACIFIC RAILROAD PROPERTY (SLT20175278)**.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101305

Assessment last 5 years

- No documentation.

Remediation last 5 years

- No documentation.

Assessment older than 5 years

- Significant elevated levels detected during preliminary assessment performed in 10/1989.

Remediation older than 5 years

- It is unknown when the USTs were removed.

IMPEDIMENTS TO CLOSURE T0600101305

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not defined, vertical extent of contamination in source area not evaluated*

Extent of Contamination Has Not Been Determined - *Extent of contamination is undefined*

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to request for work or NOV Site Data And Reports Not Uploaded to Geotracker - Site not claimed in Geotracker Other - Land owner notification not completed*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will determine the vertical and lateral extent contamination in soil and groundwater. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Additional investigation will help to define extent of contamination and develop a conceptual model* Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

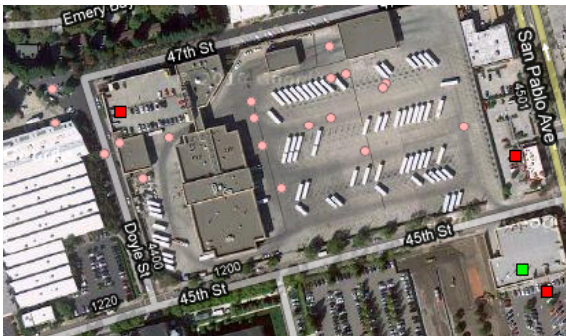
SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Undetermined	Groundwater impacts unknown

NOTES / COMMENTS The information presented in this Case Closure Review is limited to the specific topics in this form and does not represent all of the factors to be considered for case closure

Review Conclusions T0600101305

- Site history indicates it is unknown when USTs were removed. Preliminary site assessment conducted in 1989 indicated elevated levels of contamination and agency requested a work plan to evaluate impacts to soil and GW, but RP was non-responsive. No work has been completed.
- Non-responsive RP: no submittals or documentation in GeoTracker. Notice to comply letters submitted 7/2008 and 7/2009.
- Appears this site should be a Cleanup Program case (contaminants in GT indicate STODDARD SOLVENT / MINERAL SPRITS / DISTILLATES.) Additional case in GeoTracker for this address is a Cleanup Program site, but does not indicate a primary contaminant and there is no information/documentation.

AC TRANSIT (T0600118672)
 1177 47TH, EMERYVILLE, CA 94608



Case Age: 24 years
RP Identified by Regulator: AC TRANSIT
Primary COC: DIESEL
Current Land Use: Bus Maintenance Facility

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000402
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: NA
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Many years between activities; deadlines not enforced.
- During 3Q2002, approximately 7-foot free phase product discovered in one well.
- Manual product removal each month. More aggressive remedial action not evaluated.
- Associated EnviroStor project with hydrocarbon solvents as primary COC, **A C TRANSIT - EMERYVILLE (01410002)**



NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on GeoTracker Info
 T0600118672**

Assessment last 5 years

- Ongoing GW monitoring; now semi-annual
- Down-gradient subsurface investigation 5/2009

Remediation last 5 years

- Monthly over purging of MW-13 to remove FP.

Assessment older than 5 years

- MWs installed 4/1989
- Quarterly GWM since 8/1999
- Several soil borings and 14 MWs installed before 1999
- Additional subsurface investigation 2001
- Soil borings 2/2003

Remediation older than 5 years

- USTs removed 11/1986
- USTs removed 12/1999
- 7-days of FP removal in MW-13 in 11/2002

IMPEDIMENTS TO CLOSURE T0600118672

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Vertical extent of contamination in soil is not determined*
Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed -
Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Limited free product removal is in progress but ineffective, and a more aggressive remediation alternative is required to remove free product from beneath the site.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will determine vertical extent of soil contamination* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completed SCM will aid in evaluating potentially completed exposure pathways* Remove / Reduce Source Mass - *Free product removal is feasible and would reduce source mass* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

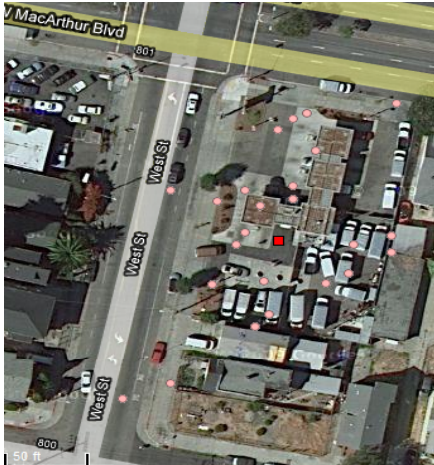
SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	SPH present in groundwater and extensive plume exists beneath the site.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600118672

- During 3Q2002, approximately 7-foot free phase product discovered in one well (which was the first measureable product layer in this well). Hydraulic hoist leaked and immediately taken out of service.
- Work plan for down-gradient subsurface investigation was submitted 5/2006 and work was completed in 2009 (report submitted 5/2009).
- In 4Q2009 GWMR, 0.35-feet of free product detected in MW-13. TPH as degraded gasoline was detected in MW-12 (104.0 ppb). MTBE was detected just above ESL of 5 ppb in MW-14 (5.4 ppb), MW-15 (5.3 ppb) and MW-16 (6.3 ppb). 1Q2010 submitted in GT. FP manually removed each month.

ARCO #04931 (T0600100110)
731 MACARTHUR, OAKLAND , CA 94609



Case Age: 23 years
RP Identified by Regulator: Individual and Corporation, BP West Coast Products, LLC.
Primary COC: Gasoline
Current Land Use: Active service station

OPEN - VERIFICATION MONITORING

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000076
 CASEWORKER: [FARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0118
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



Possible Reasons Why This Case Is So Old

- Remedial action unsuccessful, residual remains.
- According to GeoTracker, there were no activities from 1996 to 2002.

NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on GeoTracker Info
 T0600100110**

Assessment last 5 years

- Ongoing monitoring initiated in 1989; 3 semi-annual and 3 annual
- No free product was detected in 3Q2009
- Soil/GW WP submitted 7/2009

Remediation last 5 years

- None documented

Assessment older than 5 years

- Leak reported in 1982, MWs installed
- Four MWs installed in 1987
- Soil/GW Invest. Rpt. 1/1988
- 1991 Remedial Action Plan

Remediation older than 5 years

- 11/1991-4/1992 UST system removed and soil over-excavation
- 1/1992 vapor extraction test, deemed not viable remediation
- 11/1992 recovery wells installed and GW extraction system operated from 1992-1996
- ORC socks installed in one well, 1995
- Product line upgrade and soil over-excavation in 10/2002

IMPEDIMENTS TO CLOSURE T0600100110

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Elevated concentrations of petroleum hydrocarbons detected in soil. The extent of contamination has not been assessed.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *A groundwater extraction system operated at the site; however, the scope of the excavation was not sufficient to remove elevated petroleum hydrocarbons in groundwater. Further remediation appears necessary and feasible to remediate groundwater at the site.*

PLUME INSTABILITY

Groundwater Contamination Plume Not Stable or Decreasing - *The most recent groundwater sampling data suggest an increasing concentration trend in down-gradient monitoring well A-8.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK Fill-in RI Data Gaps - *Additional assessment will determine extent of soil and groundwater contamination. Verify Remedial Action Effectiveness - A groundwater extraction system operated at the site. However, the most recent groundwater sampling data suggest an increasing concentration trend in down-gradient monitoring well A-8. Verification monitoring will evaluate the effectiveness of remediation* Remove / Reduce Source Mass - *A groundwater extraction system operated at the site; however, the scope of the excavation was not sufficient to remove elevated petroleum hydrocarbons in groundwater. Further remediation is feasible and necessary to remove groundwater contaminants and reduce residual contaminant mass at the site.* Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
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Groundwater	Already Impacted	Petroleum hydrocarbons detected in site groundwater monitoring wells verifying impact.
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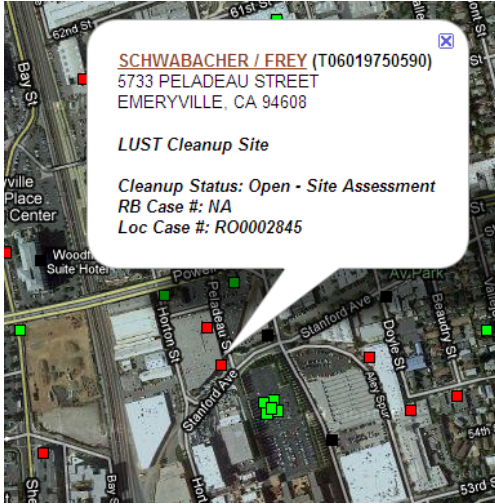
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100110

- Ongoing GW monitoring – increasing trend of contaminants in down-gradient well.
- Verification Monitoring status since 12/2004.
- Closure review indicated that extent of contamination has not been assessed.

SCHWABACHER / FREY (T06019750590)

5733 PELADEAU STREET, EMERYVILLE, CA 94608



Case Age: 23 years

Primary COC: Diesel

RP Identified: David Wendel and Eric Etal Scmier (Individuals)

Current land use: Unknown, appears commercial

OPEN - SITE ASSESSMENT	
CLEANUP OVERSIGHT AGENCIES	
ALAMEDA COUNTY LOP (LEAD) - CASE #:	R00002845
CASEWORKER:	MARK DETTERMAN - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #:	NA

ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	1/27/1987	Leak Reported
LEAK ACTION	1/27/1987	Leak Stopped
LEAK ACTION	1/27/1987	Leak Discovery



Possible Reasons Why This Case Is So Old

- **Not Claimed** and no submittals in GeoTracker; history of site is limited.
- Case transferred to ACEH in 8/1994, request for info sent 12/2005, and claimed in GT per 7/2008 directive letter.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T06019750590

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented

Assessment older than 5 years

- None documented

Remediation older than 5 years

- No documentation
- GT site history indicated that 1 UST was removed 1/1987 and no further work was performed

IMPEDIMENTS TO CLOSURE T06019750590

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical and lateral extent of contamination is unknown.*

Extent of Contamination Has Not Been Determined - *Vertical and lateral extent of contamination is unknown. Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine extent of soil and groundwater impact.*

Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risk.*

Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Undetermined	Unevaluated.

NOTES / COMMENTS

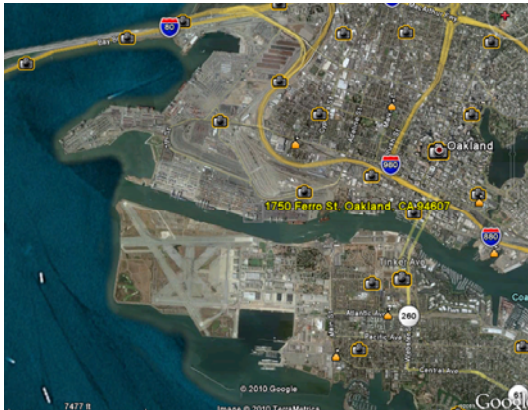
The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T06019750590

- Site history in GeoTracker indicated that no work was completed after UST removal in 1987.
- Case was transferred to ACEH in 1994 and information request letter was sent 12/2005.
- Site claimed in GT per 7/2008 directive letter.

**PORT OF OAKLAND / UNION PACIFIC MOTOR
FREIGHT (T0600101421)**

1750 FERRO STREET, OAKLAND , CA 94607

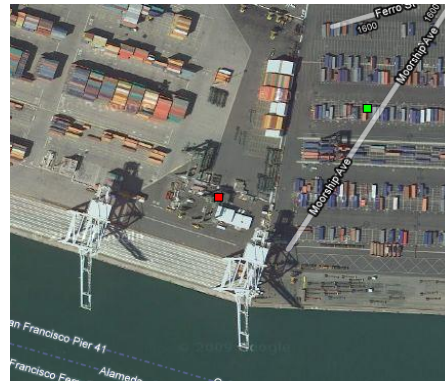


Case Age: 23 years

RP Identified by Regulator: Port of Oakland

Primary COC: Gasoline

Current Land Use: Not verified, appears commercial transport



Possible Reasons Why This Case Is So Old

- No data or document submittals; limited site history and location of site could not be verified.
- Closure review indicates free product detected, site is near Oakland Estuary and threat has not been evaluated.

S SITE **OPEN - VERIFICATION MONITORING**

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000435
 CASEWORKER: [PARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1538
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on GeoTracker Info
T0600101421**

Assessment last 5 years

- MW decommission approved in 2001 due to pending site redevelopment
- Case not claimed in GT, multiple notices to comply sent to RP

Remediation last 5 years

- None documented

Assessment older than 5 years

- MWs installed 1993
- Notice to comply letter indicates last MW event was conducted in 8/1999

Remediation older than 5 years

- USTs removed 1987 and 1990
- Product recovery well installed 1993 – recovery from 1993-1999

IMPEDIMENTS TO CLOSURE T0600101421

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Free product still at the site and site is located adjacent to Oakland Estuary. Potential discharges to adjacent surface water not evaluated.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *USTs removed in 1987 and 1990. Monitoring wells and a product recovery well installed in 1993. Recovered free product from 1993 to 1999. Free product still at the site. Source remediation is feasible and has not been performed.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded within established schedule. Site Data And Reports Not Uploaded to Geotracker - RP has not responded to Notice of Violation. Site not claimed in Geotracker, reports not uploaded Other - Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof. Remove / Reduce Source Mass - Free product present at the site. Mass removal is feasible and will quickly remove contamination. Protect Designated Beneficial Uses - Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Protect Ecological Receptors - Remedial action necessary to protect adjacent estuary. Other - Remedial action is required to address off-site impacts.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR TIME FRAME FOR IMPACT COMMENTS Groundwater Already Impacted Elevated concentrations of petroleum hydrocarbons, including free product, detected in groundwater.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101421

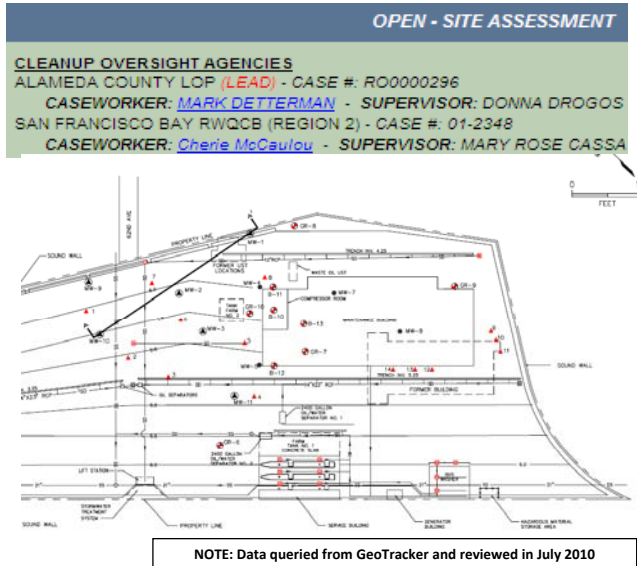
- Site is not claimed in GeoTracker. Enforcement letters were sent in 7/2008 and 7/2009. Also, inactive Cleanup Program Site found for this site on GeoTracker, **UNION PACIFIC MOTOR FREIGHT (T0600191529)**.
- Closure review indicates free product is still detected and source remediation is feasible, but has not been performed.
- Site History in GeoTracker indicates that sometime in 2001, MW decommissioning was approved due to pending site redevelopment, but to date, MWs have not been re-installed. However, there is a discrepancy because the groundwater monitoring frequency report in GeoTracker indicates 11 MWs are sampled semi-annually as of 7/2009. The enforcement letter dated 7/28/2009 indicates that the MWs have not been sampled since 8/1999.

AC TRANSIT (T0600102158)

1100 SEMINARY AVENUE, OAKLAND , CA 94621



Case Age: 22 years
RP Identified by Regulator: AC TRANSIT
Primary COC: BENZENE, DIESEL, GASOLINE
Current Land Use: Transit facility



Possible Reasons Why This Case Is So Old

- In GeoTracker appears that no activities were conducted after the preliminary investigation until 1999.
- Free product historically detected in MW-2 from 1999 to 2002.
- Plume has not been delineated and remedial action has not been evaluated.

Activities Conducted to Date Based on GeoTracker Info T0600102158

Assessment last 5 years

- Soil/GW report submitted 7/2006
- Quarterly sampling since 1999, now semi-annual

Remediation last 5 years

- In 3/2005, USTs in tank farm no. 2 removed

Assessment older than 5 years

- Soil samples and 8 MWs 9/1986; in 1998, only 3 MWs still present
- 14 soil borings and 3 additional MWs installed 1999
- Soil sampling for 2005 excavation

Remediation older than 5 years

- 1986/1987 USTs removed
- 1/2002 removal of FP

IMPEDIMENTS TO CLOSURE T0600102158

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in source area is unknown* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Residual hydrocarbon contamination remains in place in the source area. Previous excavation was not sufficient to remove residual mass, further remediation appears necessary.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will determine extent of source area contamination*

Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof* Remove / Reduce Source Mass - *Source mass removal is feasible and will remove contaminant mass* Protect Designated Beneficial Uses - *Protect Designated Beneficial Uses: Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR TIME FRAME FOR IMPACT COMMENTS

Groundwater	Already Impacted	Plume of dissolved phase petroleum hydrocarbons present beneath source area
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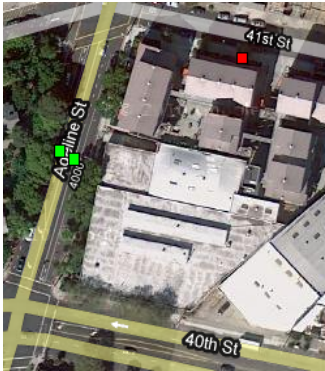
NOTES / COMMENTS The information presented in this Case Closure Review is limited to the specific topics in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102158

- Latest GWR submitted 2/2010 (for 4Q2009) indicated elevated concentrations including diesel, up to 35,000 ppb in MW-2, and gasoline, up to 45,200 ppb in MW2. Projected work and recommendation include the next semi-annual GWM event in May. EDF not submitted to GT.
- Closure review indicates *“source area not adequately defined, vertical extent of contamination in source area is unknown”* and *“Residual hydrocarbon contamination remains in place in the source area. Previous excavation was not sufficient to remove residual mass, further remediation appears necessary.”*

DUNNE QUALITY PAINTS (T0600101693)

1007 41ST ST, OAKLAND , CA 94608



Case Age: 22 years

RP Identified by Regulator: DUNNE QUALITY PAINTS and GREEN CITY LOFTS (Corporations); CHAD MCNAMEE (Individual)

Not Claimed in GeoTracker

Primary COC: STODDARD SOLVENT / MINERAL SPIRITS / DISTILLATES

Current Land Use: Residential Condominiums

OPEN - ASSESSMENT & INTERIM REMEDIAL ACTION

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R0000073

CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1827

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- After extensive soil and groundwater removal during redevelopment activities, offsite investigation detected elevated concentrations of TPHms beneath down-gradient residences in 4/2005.
- This does not appear to be a LUST case; two Cleanup Program sites exist in GeoTracker for this site: one is closed and the other is inactive.
- Recalcitrant RP (reportedly declared bankruptcy) and case not claimed in GeoTracker.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info

T0600101693

Assessment last 5 years

- 4/2005 off-site investigation detected TPHms beneath down-gradient residences.

Remediation last 5 years

- None documented.

Assessment older than 5 years

- Soil sampling at time of UST removals detected FP and TPHms
- MWs installed in 1992
- From 1999-2005, several on and off-site investigations

Remediation older than 5 years

- Six USTs removed in 7/1988
- Site redeveloped from 2003-2005 with 62 condos; 14,000 cubic yards of soil and 2,900,000 ga of water removed

IMPEDIMENTS TO CLOSURE T0600101693

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Downgradient extent of dissolved plume has not been defined and plume has migrated beneath multiple residential sites and further downgradient. Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - Potential risks at downgradient residences remains unevaluated*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation*

RP Says They Do Not Have Adequate Funds to Initiate or Continue Work at the Site - *Reportedly, RP has declared bankruptcy*

Site Data And Reports Not Uploaded to GeoTracker - *Site not claimed in GeoTracker, reports not uploaded Other - Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Determine extent of downgradient contamination*

1. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof*

Other - *Completion of site characterization in coordination with other commingled plume sites is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

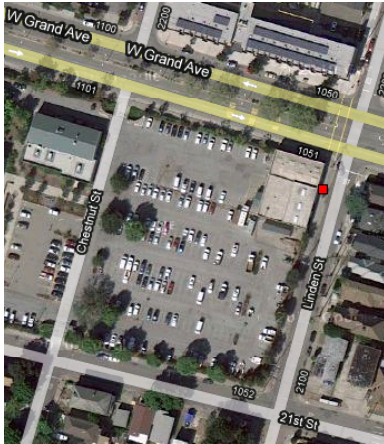
SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Dissolved hydrocarbons detected beneath downgradient properties.

Review Conclusions T0600101693

- Recalcitrant RP and not claimed in GeoTracker. No work has been completed since 2005 down-gradient investigation detected TPHms beneath homes and further down-gradient. Enforcement letters sent 7/2008 and 7/2009.
- USTs removed and free product concentrations of TPHms was detected. There are two Cleanup Program cases in GeoTracker for this site: one is closed and the other is inactive. Closure review indicates that *“completion of site characterization in coordination with other commingled plume sites is necessary before decisions can be made regarding site cleanup or closure.”*
- Closure review dated 3/2010 indicates RP has not responded to notice of violations, has reportedly declared bankruptcy, and the landowner notification is not complete.
- No data or documents in GeoTracker to estimate the risk from the dissolved plume.

EBMUD (T0600100495)

1075 W GRAND AVE, OAKLAND , CA 94607



Case Age: 22 years

RP Identified by Regulator: EBMUD MAINTENANCE FACILITY

Primary COC: GASOLINE

Current Land Use: EBMUD

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000449

CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0542

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Site investigation not performed after initial removal/sampling in 1987.
- Additional USTs removals in 1994; removal report not found in agency files. Groundwater pumped and disposed, but no follow-up sampling conducted.
- Recalcitrant RP and limited enforcement activities, especially regarding initial leak.
- Periodic assessments, source area not defined.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100495

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented.

Assessment older than 5 years

- Phase II Construction Materials Management Final Report dated 6/1998
- No record of soil sampling or groundwater sampling to assess effectiveness of over-excavation and groundwater pumping

Remediation older than 5 years

- Six USTs removed, soil over-excavation, and groundwater pumping in 1994
- Three USTs removed in 1987, but apparently not a part of the over-excavation activities

IMPEDIMENTS TO CLOSURE T0600100495

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in soil and groundwater in the source area is unknown.*

Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of soil and groundwater contamination not determined; wells not installed.*

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will determine vertical and lateral extent of soil and groundwater impact.*

Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risk.*

Verify Remedial Action Effectiveness - *Effectiveness of over excavation not documented; additional work will define.*

Protect Designated Beneficial Uses - *Additional investigation/cleanup/other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR TIME FRAME FOR IMPACT COMMENTS

Groundwater Undetermined Wells not installed.

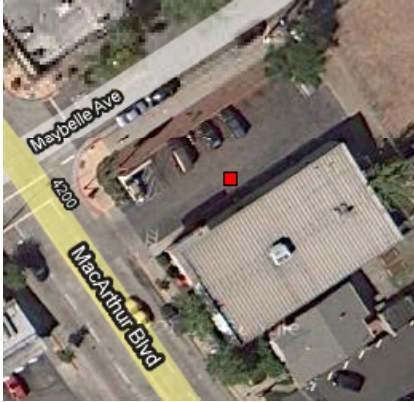
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100495

- Closure review indicated the *“source area not adequately defined” and the “lateral and vertical extent of soil and groundwater contamination not determined; wells not installed.”*
- Recalcitrant RP: enforcement letters in GeoTracker were sent 2/1988 and 8/1988; 7/2008 and 7/2009. In 8/1988, EMUD sent letter stating they were obtaining contractor bids to conduct the groundwater investigation, but a work plan was never received and no additional enforcement was documented.
- A UST removal report was not submitted for the six USTs removed in 1994 and in 1997, over-excavations were conducted and soil samples detected residual benzene as high as 4.1 mg/kg. Groundwater was encountered and pumped out, but samples not collected. Remedial effectiveness not confirmed with soil and groundwater sampling.

KRAGEN AUTO SUPPLY (T0600100801)

4200 MACARTHUR BLVD., OAKLAND , CA 94619



Case Age: 22 years
 RP Identified by Regulator: KRAGEN AUTO SUPPLY
Not Claimed in GeoTracker
 Primary COC: BENZENE, GASOLINE
 Current Land Use: Not verified

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000154		
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0867		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	4/12/1989	Leak Stopped
LEAK ACTION	4/21/1988	Leak Reported
CLEANUP ACTION	4/12/1988	Excavate and Dispose
LEAK ACTION	4/4/1988	Leak Discovery

Possible Reasons Why This Case Is So Old

- No investigation conducted after soil and groundwater samples detected petroleum hydrocarbons after UST removal in 1988.
- Two enforcement letters in GeoTracker from 7/2008 and 7/2009 and site assessment has not been conducted.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100801

<p style="text-align: center;"><u>Assessment last 5 years</u></p> <ul style="list-style-type: none"> • None documented 	<p style="text-align: center;"><u>Remediation last 5 years</u></p> <ul style="list-style-type: none"> • None documented
<p style="text-align: center;"><u>Assessment older than 5 years</u></p> <ul style="list-style-type: none"> • Soil and groundwater sampling during UST removals in 1988 	<p style="text-align: center;"><u>Remediation older than 5 years</u></p> <ul style="list-style-type: none"> • In 4/1988, four USTs removed

IMPEDIMENTS TO CLOSURE T0600100801

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined. Groundwater samples not collected near waste-oil UST.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.* Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.*

Other - *Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Will evaluate source(s) beneath the site.*

Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Petroleum hydrocarbons detected in groundwater.

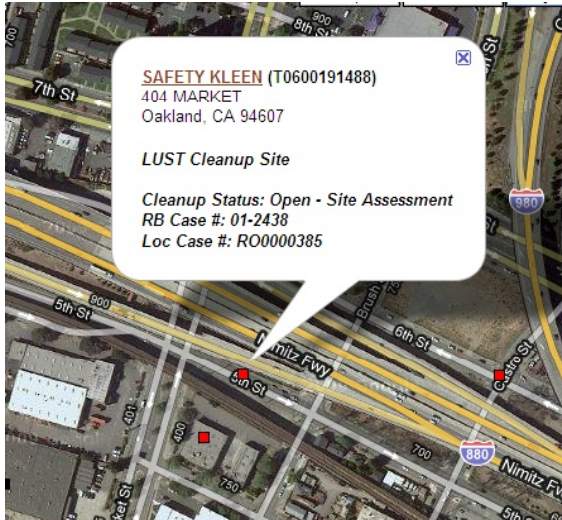
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100801

- Site History in GeoTracker indicates petroleum hydrocarbons were detected in soil and groundwater during the UST removals in 1988. A groundwater sample was not collected from the waste oil UST excavation and there is no record of off-site soil disposal. A work plan for subsequent monitoring well installation was submitted and approved, but not implemented.
- Recalcitrant RP: Not claimed in GT and site investigation not conducted. Notice to comply letters sent 7/2008 and 7/2009.

SAFETY KLEEN (T0600191488)

404 MARKET, OAKLAND , CA 94607



Case Age: 22 years
 RP Identified by Regulator: Safety Kleen Systems (Corporation)
Not Claimed in GeoTracker
 Primary COC: OTHER CHLORINATED HYDROCARBONS, STODDARD SOLVENT / MINERAL SPIRITS / DISTILLATES, TRICHLOROETHYLENE (TCE), VINYL CHLORIDE
 Current Land Use: Waste storage facility (to be transferred to storage disposal)

OPEN - SITE ASSESSMENT
CLEANUP OVERSIGHT AGENCIES ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000385 CASEWORKER: JERRY WICKHAM - SUPERVISOR: DONNA DROGOS SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2438 CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Non-responsive RP, no submittals in GeoTracker, and exact site location was not verified; but appears to be a Cleanup Program Site case.
- Preliminary site assessment in 5/1986 detected TPHs and separate-phase product floating in MWs.
- TCE discovered up-gradient in 1995; presumed to be from off-site source.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600191488

Assessment last 5 years

- Periodic Soil and GW investigations
- Corrective Action Consent Agreement with DTSC on 9/21/2009 – conditional approval of Risk Assessment Work Plan in 12/2009

Remediation last 5 years

- USTs removed 2007

Assessment older than 5 years

- Preliminary assessment in 5/1986, soil borings advanced and two MWs installed
- Soil gas survey conducted 6/1988
- Nine MWs installed in 7/1995 (TCE from up -gradient wells – presumed plume from off-site source)

Remediation older than 5 years

- USTs removed/replaced in 1990 (GW and product encountered at depth of 8 fbg)
- SVE pilot test in 1/1990, operated from 6/1993-11/1998
- Product pumping system in one well from 1/1993-1995 (replaced by passive skimmer in 8/1995-8/1998 and subsequently replaced by ORC)

IMPEDIMENTS TO CLOSURE T0600191488

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *No soil vapor sampling has been conducted to evaluate potential vapor intrusion for buildings adjacent to the former USTs.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests to upload reports to GeoTracker. Site Data And Reports Not Uploaded to Geotracker - No reports or data uploaded by RP to Geotracker.* **Other Impediments**

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Soil vapor sampling would provide data to evaluate potential for vapor intrusion to indoor air for the two buildings adjacent to the former USTs.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	TPH as mineral spirits and chlorinated solvents detected in groundwater.

NOTES / COMMENTS

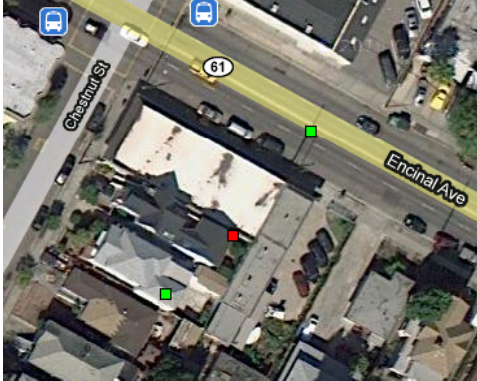
The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600191488

- The case is not claimed and no submittals in GT, but it appears case is a Cleanup Program Site. COCs are OTHER CHLORINATED HYDROCARBONS, STODDARD SOLVENT / MINERAL SPIRITS / DISTILLATES, TRICHLOROETHYLENE (TCE), VINYL CHLORIDE.
- Site History in GeoTracker indicates that Safety Kleen entered into a Corrective Action Consent Agreement with DTSC on 9/21/2009 – conditional approval of Risk Assessment Work Plan in 12/2009 letter, but is currently evaluating the adequacy of site characterization activities.

FOUNTAIN CLEANERS (T0600100424)

2006 ENCINAL AVENUE, ALAMEDA , CA 94501



Case Age: 21 years
 RP Identified by Regulator: Robert & Jewel Butler; Wun & Kyung Yue; Jay & Kyoung Ku (Individuals)
Not Claimed in GeoTracker
 Primary COC: DIESEL, GASOLINE, STODDARD SOLVENT / MINERAL SPIRITS / DISTILLATES
 Current Land Use: Not verified, appears commercial with surrounding residential zones.

ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY ACTIONS	12/2/2009	File review
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	7/11/1989	Leak Reported
LEAK ACTION	7/11/1989	Leak Stopped
LEAK ACTION	7/11/1989	Leak Discovery
CLEANUP ACTION	7/1/1989	Excavate and Dispose

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000240
 CASEWORKER: [BARBARA JAKUE](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0467
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Two Cleanup Program Site cases on GT, but no documents or information for either case: **CRYSTAL CLEANERS (SLT20006919)** and **CRYSTAL CLEANERS (T0600191498)**



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100424

Assessment last 5 years

- 2003 site characterization

Remediation last 5 years

- None documented

Assessment older than 5 years

- 2003 Site Characterization and Soil and groundwater sampling during UST removals in 1988

Remediation older than 5 years

- In 7/1988, seven USTs removed, no other work documented.

IMPEDIMENTS TO CLOSURE T0600100424

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, lateral and vertical extent of contamination in the source area is unknown* Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination has not been determined* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Elevated concentrations of TPH remains in the source area, mass removal is feasible and has not been performed.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to request for work or NOV* Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker* Other - *Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Lateral and vertical extent of contamination in soil and groundwater will be defined.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional investigation will help to define extent of contamination and develop a conceptual model* Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use may not be currently utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Elevated concentrations of PHC detected in groundwater.

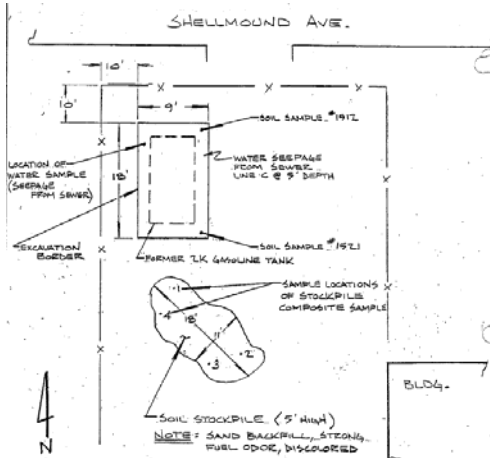
NOTES / COMMENTS The information presented in this Case Closure Review is limited to the specific topics in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100424

- Site History in GeoTracker indicates significantly elevated levels of hydrocarbon contamination detected in soil after 1989 UST removal and *“in 2003, site characterization activities detected high levels of petroleum hydrocarbon contamination; however, the lateral and vertical extent of contamination has not been determined.”*
- Two Cleanup Program Site cases on GT, but no documents or information for either case: **CRYSTAL CLEANERS (SLT20006919)** and **CRYSTAL CLEANERS (T0600191498)**.
- Recalcitrant RP: Not claimed in GT and site investigation is not complete. Notice to comply letters sent 7/2008 and 7/2009. Enforcement letter dated 7/24/2009 indicates that the MWs had not sampled for some time.
- Groundwater monitoring frequency report saved as final on 7/28/2009 indicates that 2 MWs were sampled quarterly and now sampled semi-annually, but there is no data or information.

GOLDSMITH LATHROP (T0600102203)

5813-5815 SHELLMOUND STREET, EMERYVILLE, CA 94608



Case Age: 21 years

RP Identified by Regulator: GOLDSMITH LATHROP (Corporation); MARCIA F & SANDRA HYDE TRUST (Individuals); BRE PROPERTIES (Corporation; Title Owner); SPK INDUSTRIAL PORTFOLIO LLC (Corporation)

Primary COC: BENZENE, GASOLINE, OTHER CHLORINATED HYDROCARBONS, OTHER PETROLEUM, POLYNUCLEAR AROMATIC HYDROCARBONS (PAHS)

Current Land Use: Not verified



Possible Reasons Why This Case Is So Old

- Additional COCs detected in 1994 inconsistent with gasoline from initial leak in 1989.
- No data in GeoTracker.
- Risk-Based Corrective Action Evaluation dated 8/1998 no agency response until 9/2008 (10-years later).

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000071
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2393
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102203

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented

Assessment older than 5 years

- Three MWs and 31 soil bores from 9/1994-10/1994
- Additional MW installed 12/1997
- Quarterly monitoring from 1994-1998. Last sampled 3/1998

Remediation older than 5 years

- In 10/1989, a 2,000-ga gasoline UST removed

IMPEDIMENTS TO CLOSURE T0600102203

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown. Lateral extent of contamination not defined. Additional investigation currently planned.* Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Source remediation is feasible and has not been performed.*

PROCEDURAL IMPEDIMENTS

Site Data And Reports Not Uploaded to Geotracker - *Site wells have not been surveyed to Geotracker standards.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Vertical and lateral extent of contamination will be defined; additional source(s) at the site will be evaluated.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and associated risks.* Remove / Reduce Source Mass - *Source area remediation would reduce source mass.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Extent undefined.

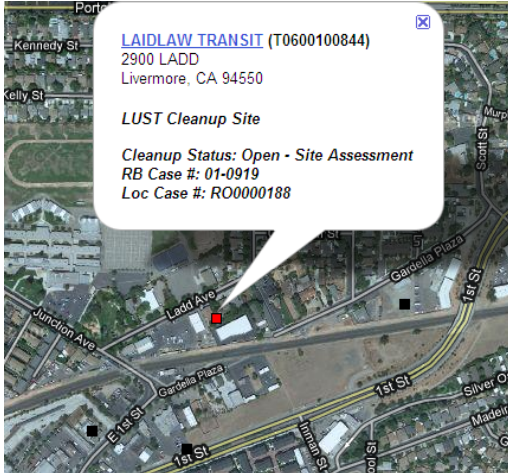
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102203

- Site History in GeoTracker indicates:
 - Soil and groundwater samples collected in “1994 after the initial soil bores encountered contamination inconsistent with gasoline. COCs include creosote, motor oil, diesel, gasoline, BTEX, PNAs, and VOCs.
 - Maximum contaminant concentrations in soil and groundwater exceeded the site specific target levels for soil vapor intrusion and additional work is proposed.
- Recalcitrant RP: Case is claimed, but no ESI data submitted. Only UST Closure Report dated 11/1989 is uploaded by RP. Notice to comply letters sent 7/2008, 12/2008, and 7/2009.
- Correspondence dated 11/2008 (and reissued 12/2008 with correct addresses) indicates the file was reviewed and in this letter, the request for closure in the Risk-Based Corrective Action Evaluation dated 8/1998 was denied because the max. contaminant concentrations in soil and groundwater exceed the calculated commercial sit specific target levels for soil vapor intrusion. Soil vapor sampling and status of groundwater monitoring wells were requested.

LAILAW TRANSIT (T0600100844)

2900 LADD, LIVERMORE, CA 94550



Case Age: 20 years
RP Identified by Regulator: Livermore Valley USD
Not Claimed in GeoTracker
Primary COC: Gasoline
Current Land Use: Not verified, appears to be Junction Avenue School



ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT / ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT / ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT / ORDERS	7/3/2008	Staff Letter - #20080703
NOTICES	3/23/1992	Notice of Responsibility - #UNK
LEAK ACTION	9/6/1990	Leak Reported
LEAK ACTION	7/25/1990	Leak Discovery

Possible Reasons Why This Case Is So Old

- Not claimed and no submittals from RP; limited site history and location of site could not be verified.
- Closure review indicated that site characterization is incomplete.
- School Dist RP, funding issue?

OPEN - SITE ASSESSMENT	
CLEANUP OVERSIGHT AGENCIES	
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000188	
CASEWORKER: JERRY WICKHAM - SUPERVISOR: DONNA DROGOS	
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0919	
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA	

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100844

Assessment last 5 years

- None documented
- Letter dated 7/2009 indicated GW was last sampled in 2007

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil and GW samples after failed leak test
- Limited additional investigation and GW sampling activities conducted since 1993

Remediation older than 5 years

- USTs removed 8/1992

IMPEDIMENTS TO CLOSURE T0600100844

IMPEDIMENTS TO CLOSURE

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

Incomplete Conceptual Site Model (CSM) - *Poor understanding of groundwater movement at the site and potential for vertical migration. SCM requested. Extent of Contamination Has Not Been Determined - Vertical extent of contamination not defined. Sensitive Receptor Survey Has Not Been Completed - Detailed well survey requested but not completed.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *No remediation conducted within source area.*

GROUNDWATER IMPACTS

Groundwater Will Not Meet Relevant WQOs Before the Beneficial Use of the Groundwater is Needed - *Site is within Livermore-Amador Groundwater Basin where groundwater is used for drinking water supply. No source remediation has been conducted and elevated concentrations of fuel hydrocarbons remain in groundwater.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional investigation will define the extent of contamination. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Additional work needed to understand contaminant migration and potential for future migration from site. Protect Designated Beneficial Uses - Site is within Livermore-Amador Groundwater basin, which is used for drinking water supply. Additional investigation and potentially remediation needed to protect groundwater quality for designated beneficial use of municipal and domestic water supply. Restore Beneficial Uses - Site is within Livermore-Amador Groundwater basin, which is used for drinking water supply. Additional investigation and potentially remediation likely to restore groundwater quality within reasonable time frame for designated beneficial use of municipal and domestic water supply. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Municipal Well	Undetermined	Well survey not complete and extent of contamination not defined.
Groundwater	Already Impacted	Elevated dissolved phase concentrations.

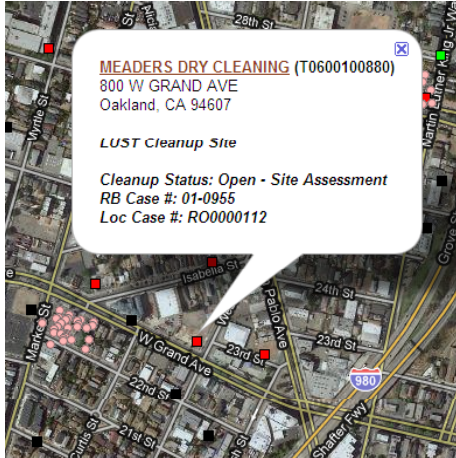
NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100844

- Not Claimed in GeoTracker and no submittals by RP; limited site history.
- Notice to comply letters sent 7/2008 and 7/2009.
- Closure review indicates the extent of contamination is not defined and a CSM was requested.

MEADERS DRY CLEANING (T0600100880)

800 W GRAND AVE, OAKLAND , CA 94607



Case Age: 21 years

RP Identified by Regulator: Coyle & Kolisky (Individuals), Patrick Swasey (Individual of Former Meaders Dry Cleaners), and Young Shin (Individual, Business Owner)

Primary COC: Gasoline

Current Land Use: Vacant Lot

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000112

CASEWORKER: [FARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0955

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	12/20/1989	Leak Reported
LEAK ACTION	12/20/1989	Leak Discovery

Possible Reasons Why This Case Is So Old

- After UST removal in 1989, TPHg detected; further investigations were required by local and state agencies but were not carried out. No activities until 2006.
- 9/2006 over-excavation of former USTs locations attempted and during the start of excavation, a stoddard solvent UST discovered (and removed).



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100880

Assessment last 5 years

- Soil sampling of newly discovered UST excavation pit

Remediation last 5 years

- One stoddard solvent UST discovered/removed in 2006

Assessment older than 5 years

- Soil samples in 1986 detected TPHg, but further investigations required by local and state agencies were not carried out.
- Phase I 2/2006

Remediation older than 5 years

- Three USTs “containing a stoddard fluid” removed in 1986

IMPEDIMENTS TO CLOSURE T0600100880

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Three Stoddard Solvent USTs were removed from the site. The extent of contamination has not been assessed.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Source area remediation is feasible and has been proposed for site but has not been implemented.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Subsurface investigation will determine extent of soil and groundwater impact and residual source.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.* Remove / Reduce Source Mass - *Significant mass removal is feasible and will quickly remove contamination.* Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Interim remediation is proposed for the site. Completion of site characterization and interim remediation is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Undetermined	Elevated concentrations of TPH-ss detected in soil.

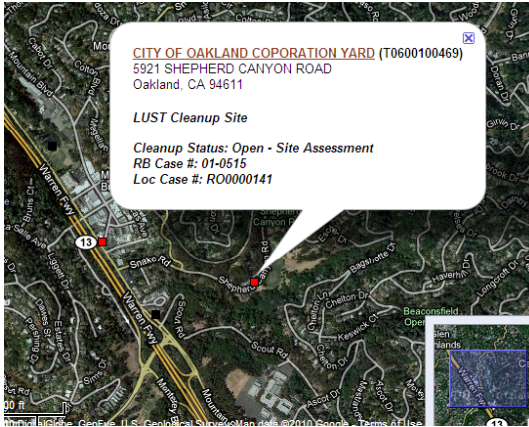
NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100880

- Three USTs removed in 1986. Soil samples in 1986 detected TPHg, but further investigations required by local and state agencies were not carried out.
- In 9/2006, one stoddard solvent UST was discovered at the start of an effort to over-excavate soil from the former UST locations. This UST was removed in 11/2006 and no groundwater was encountered. Efforts to over-excavate former UST areas (petroleum hydrocarbon contaminated soils) was not completed due to discovery of the UST.
- Work Plan was resubmitted for soil over-excavation of all former UST areas in 12/2006.
- Site history indicates that *“a remedial excavation was proposed and has been approved.”* Closure review dated 12/2009 indicates, *“source area remediation is feasible and has been proposed for site but has not been implemented”* and *“site characterization has not been completed.”*

CITY OF OAKLAND COPORATION YARD (T0600100469) 5921 SHEPHERD CANYON ROAD, OAKLAND , CA 94611



Case Age: 20 years

Primary COC: Gasoline

RP Identified by Regulator: City of Oakland

Current land use: Not verified

OPEN - SITE ASSESSMENT

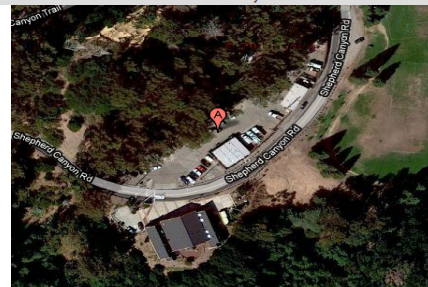
CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000006
CASEWORKER: **JERRY WICKHAM** - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1358
CASEWORKER: **Cherie McCaulcu** - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	5/4/1990	Leak Reported
LEAK ACTION	5/3/1990	Leak Stopped
LEAK ACTION	5/3/1990	Leak Discovery

Possible Reasons Why This Case Is So Old

- Site characterization not complete and no remedial activities conducted.
- Recalcitrant RP, limited site history and exact location not verified.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600100469

Assessment last 5 years

- MW installation proposed and approved, but no additional investigation has been conducted

Remediation last 5 years

- None documented

Assessment older than 5 years

- Elevated levels of petroleum hydrocarbons detected in soil, 5/1990.
- One boring installed 3/1999, soil/GW samples collected and elevated levels detected
- 4/1999 magnetometer survey conducted, confirmed no other USTs onsite

Remediation older than 5 years

- USTs removed 5/1990

IMPEDIMENTS TO CLOSURE T0600100469

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Two USTs removed in May 1990, which detected significantly elevated concentration of petroleum hydrocarbons including benzene. One boring was installed in March 1999, which also detected petroleum hydrocarbons in soil and groundwater. The extent of contamination in soil and groundwater is not assessed. Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - Elevated concentrations of benzene was detected in shallow soil. Potential for vapor intrusion has not been evaluated since the site is not characterized.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Elevated concentrations of petroleum hydrocarbons were detected in UST confirmation soil samples. Source remediation is feasible and has not been performed.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation. Site Data And Reports Not Uploaded to Geotracker - RP is recalcitrant and the site has not been claimed in Geotracker.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional investigation will determine extent of soil and groundwater impact, including residual source mass. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof. Remove / Reduce Source Mass - Significant mass removal is feasible and will quickly remove contamination. Protect Designated Beneficial Uses - Additional investigation and cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. Although, the municipal and domestic water supply beneficial use may not currently be utilized in the area of the site, the benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Petroleum hydrocarbons detected in groundwater.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100469

- Non-responsive RP: claimed in GeoTracker, but no submittals.
- Notice to comply letters sent 7/2008 and 7/2009.
- Site assessment incomplete.

FIRESTONE #3655 (T0600101674)

969 SAN PABLO AVENUE, ALBANY , CA 94706



Case Age: 20 years
Primary COC: OTHER SOLVENT OR NON-PETROLEUM HYDROCARBON, TETRACHLOROETHYLENE (PCE), TRICHLOROETHYLENE (TCE), VINYL CHLORIDE, WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING
RP Identified: Firestone Tire & Rubber Co. (Corporation)
Current land use: Retail Paint Store

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000119
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1806
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Site claimed in Geotracker
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	5/16/1990	Leak Reported
LEAK ACTION	5/3/1990	Leak Stopped
LEAK ACTION	5/3/1990	Leak Discovery
CLEANUP ACTION	5/1/1990	Excavate and Dispose



Possible Reasons Why This Case Is So Old

- No remedial activities.
- No work conducted from 2000-2009 as agency not responsive to repeated questions about the site (per report in GeoTracker).
- Before the 3/2000 sampling event, contractor learned the agency's case officer had changed for this project.
- Does not appear to be a LUST Cleanup Site.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600101674

Assessment last 5 years

- No work conducted from 3/2000-2009
- GWMR dated 9/2009

Remediation last 5 years

- No documentation

Assessment older than 5 years

- MWs installed in 9/1990; quarterly monitoring approved, but no data to prove work was conducted
- Phase I ESA conducted 4/1998 (hydraulic lifts discovered)
- Additional MWs installed 3/1999
- TPHg, TPHd, and BTEX eliminated from analytical after 4/1998
- Quarterly sampling from 4/1998-3/2000

Remediation older than 5 years

- Waste Oil UST removed in 5/1990, soil over-excavated in 10/1990
- Hydraulic lifts removed 9/1998

IMPEDIMENTS TO CLOSURE T0600101674

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *The extent of chlorinated VOCs in groundwater (former Waste Oil UST) has not been defined as the wells with the highest concentrations are the downgradient wells.* Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *The extent of chlorinated VOCs in groundwater (former Waste Oil UST) has not been defined as the wells with the highest concentrations are the downgradient wells. The potential for vapor intrusion concerns have not been addressed.* Sensitive Receptor Survey Has Not Been Completed - *A well survey and a utility conduit survey have not been conducted.*

PROCEDURAL IMPEDIMENTS

Other - *Wells are not surveyed to Geotracker standards.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will help to determine the extent of the chlorinated VOC plume, determine if sensitive receptors are present, if there may be a risk to potential sensitive receptors, and will help determine extent of further actions including remedial actions.* Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.* Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.* Other - *Completion of site characterization is needed before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Downgradient wells have highest solvent concentrations.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101674

- Appears to be a Cleanup Program Site; TPHg, TPHd, and BTEX eliminated from analytical after 4/1998.
- Groundwater monitoring event in 9/2009; report recommended semi-annual monitoring, next scheduled for 3/2010 and 9/2010.

CHILDREN'S HOSPITAL OAKLAND (T0600101595)

4701 MARTIN LUTHER KING JR. WAY, OAKLAND , CA 94609



Case Age: 20 years
Primary COC: DIESEL, GASOLINE
RP Identified: Children's Hospital Medical Center of Nor Cal (Local Agency/Municipality or District)
Not Claimed in GeoTracker
Current Land Use: Parking Lot

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	12/10/1990	Leak Reported
LEAK ACTION	10/11/1990	Leak Discovery
LEAK ACTION	10/11/1990	Leak Stopped

Possible Reasons Why This Case Is So Old

- The case has been inactive since 2002.
- Recalcitrant RP.
- TPHd has been detected in groundwater at up to 150,000 ppb.
- Hospital RP, funding issue?

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000028
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1724
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600101595

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented

Assessment older than 5 years

- Samples were taken at the time of UST removal in 1990
- Groundwater samples taken in 1993 as part of the investigation of an adjacent site have been used to help characterize the extent of the contamination
- Six soil borings were advanced in 2000
- Three soil borings were advanced and completed as MWs in 2002

Remediation older than 5 years

- Three USTs were removed from the site in 1990
- Over-excavation conducted in 1990

IMPEDIMENTS TO CLOSURE T0600101595

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown. Potential for vapor intrusion to indoor air not evaluated.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation. Site Data And Reports Not Uploaded to Geotracker - Site not claimed in Geotracker, data not uploaded. Other - Landowner notification not completed.*

Other Impediments

Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Vertical extent of contamination will be defined Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof. Protect Designated Beneficial Uses - Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume extends off-site.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101595

- Recalcitrant RP has not responded to a 2008 letter or a 2009 Notice of Violation requiring the responsible party to claim the site in GeoTracker.
- To date, the site remains not claimed in GeoTracker, and no documents or ESI data have been uploaded to GeoTracker by the RP.
- According to GeoTracker, no work has been performed at the site since 2002.

BAY AREA WAREHOUSE (T0600100144)
4001 HOLLIS ST., EMERYVILLE , CA 94608



Case Age: 19 Years
RP Identified by Regulator: Catellus Development Corp. and Bay Area Warehouse Co.
Not Claimed in GeoTracker
Primary COC: Gasoline
Current Land Use: Retail, and parking

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000369		
CASEWORKER: <u>MARK DETTERMAN</u> - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0155		
CASEWORKER: <u>Cherie McCaulou</u> - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	12/2/1991	Leak Reported
LEAK ACTION	11/20/1991	Leak Stopped
LEAK ACTION	11/20/1991	Leak Discovery

Possible Reasons Why This Case Is So Old

- Initial sampling at the site detected trace levels of soil contamination, but levels of concern in groundwater.
- A near by investigation detected petroleum hydrocarbons in groundwater adjacent to the former UST pit.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info
T0600100144

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil samples were taken at the time of UST removal in 1991
- In 1993 a monitoring well associated with an adjacent site plume investigation was installed approximately 10 feet from this former UST pit at the site and monitored for 4 quarters.

Remediation older than 5 years

- UST removed 1991

IMPEDIMENTS TO CLOSURE T0600100144

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

PLUME INSTABILITY

Verification Monitoring Not Complete - *Documentation incomplete and / or not submitted, including status of post-remedial monitoring.*

LAND USE IMPEDIMENTS

Risk Management Measures Need Agency Oversight (eg. Cap Maintenance) - *Site management requirements including CAP maintenance measures are not verified.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to claim site in Geotracker. Site Data And Reports Not Uploaded to Geotracker - Site not claimed and no data uploaded to Geotracker. Other - File currently lacks documentation of deed restriction and status of post-remedial monitoring.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Additional work will document RI data and identify data gaps, if any. Verify Remedial Action Effectiveness - Additional work will demonstrate effectiveness of remedial actions, that deed restrictions have been recorded, and that site management requirements are protective.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Plume of dissolved phase hydrocarbons are present.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100144

- Case has not been claimed and no reports or analytical data were uploaded in GeoTracker.
- Enforcement letters were sent in 7/2008 and 7/2009.
- Soil samples were taking at the time of tank removal in 1991 showed trace concentrations, additionally a separate plume investigation installed a monitoring well approximately 10 feet from the former UST pit in 1993 and was monitored for 4 quarters. Petroleum hydrocarbons were detected during all four monitoring events.
- No on-site activities since 1991, and has since been redeveloped into a large "Box" store.
- RP is recalcitrant and has not responded to AB2886 letter sent in 2008.

RED TOP ELECTRIC INC (T0600101596)
4377 ADELINE ST., EMERYVILLE , CA 94608



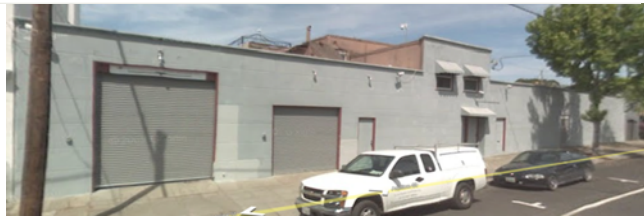
Case Age: 19 years
Primary COC: GASOLINE
RP Identified by Regulator: RED TOP ELECTRIC, INC.
NOT CLAIMED IN GEOTRACKER
Current Land Use: Light Industrial

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000339		
CASEWORKER: MARK DETTERMAN - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1725		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
CLEANUP ACTION	11/5/1992	
LEAK ACTION	12/5/1991	Leak Reported
LEAK ACTION	11/6/1991	Leak Stopped
LEAK ACTION	11/6/1991	Leak Discovery

Possible Reasons Why This Case Is So Old

- Recalcitrant RP has performed no work beyond the initial soil sampling and has not responded to correspondence requiring that they claim the site in GeoTracker.

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on Geotracker Info T0600101596

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil samples were collected during tank removal in 1991

Remediation older than 5 years

- The UST was removed from the site in 1991

IMPEDIMENTS TO CLOSURE T0600101596

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, lateral and vertical extent of contamination in the source area is unknown.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination is unknown.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / Or Recalcitrant Responsible Party - *RP has not responded to Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Additional work will evaluate source at the site.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risk.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Undetermined Unevaluated.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101596

- Recalcitrant RP has performed no work since 1991
- Regulator sent the RP an AB2886 letter in 2008 and a Notice of Violation in 2009 with no response, the case remains unclaimed in GeoTracker

USPS (T0600100443)

1675 7TH ST., OAKLAND , CA 94607



Case Age: 19 years
Primary COC: GASOLINE
RP Identified: SS SILBERBLATT CX ETAL
(Corporation) and USPS MAJOR FACILITIES
OFFICE (Government)
Current Use: Appears unchanged

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000016
CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0487
CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Recalcitrant RP: no submittals or response to enforcement letters.
- Free product historically present onsite. After FP detected in 6/2002, as a result of bailing and absorbent socks, "free product was reduced quickly."
- Site history indicates groundwater monitoring was discontinued in 2003 and no activities noted since that time.

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
LEAK ACTION	11/13/1991	Leak Discovery
LEAK ACTION	11/13/1991	Leak Reported
LEAK ACTION	11/8/1991	Leak Stopped
CLEANUP ACTION	11/8/1991	Excavate and Dispose

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info T0600100443

Assessment last 5 years

- None documented

Remediation last 5 years

- None documented

Assessment older than 5 years

- Soil sampling of excavation pit in 11/1991
- GW sampling in 1992
- MWs installed in 1994
- GW monitoring discontinued in 2003

Remediation older than 5 years

- Four USTs removed and replaced with two USTs and one AST in 11/1991
- 6/1992, one UST removed
- FP observed in 6/2002; free product bailed and absorbent socks used

IMPEDIMENTS TO CLOSURE T0600100443

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Potential for vapor intrusion has not been evaluated.*

PROCEDURAL IMPEDIMENTS

Site Data And Reports Not Uploaded to Geotracker - *Reports not uploaded to Geotracker. Other - Landowner notification not completed.*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Soil vapor sampling will evaluate the vapor pathway. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof. Protect Designated Beneficial Uses - Additional investigation/cleanup/other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Elevated concentrations of PHC detected in groundwater.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100443

- Groundwater monitoring frequency letter submitted to GeoTracker in 7/2009, but there is currently no groundwater monitoring program.
- Notice to comply letter sent 7/2009.
- No submittals, data, or documents uploaded.
- Closure review indicates site assessment incomplete and “*potential for vapor intrusion has not been evaluated.*”
- Site history indicates groundwater monitoring was discontinued in 2003 and no activities noted since that time.
- Insufficient information on GeoTracker to determine risk and current status.

CORWOOD CARWASH (T06019701663)

6973 VILLAGE, DUBLIN, CA 94568



Case Age: 18 years (appears to be 10 years old)

Primary COC: Gasoline

RP Identified: R L Woodward Industries, Inc. and Corwood Carwash

Not Claimed in GeoTracker

Current Land Use: Car Wash

Possible Reasons Why This Case Is So Old

- The URF states that the release date was 7/13/1992, however, this was closed 3/14/1998 (T0600100416).
- The site history states that two 10,000 gallon USTs were removed from the site in 1/2000. This case appears to either be a reopened case or should have a 2000 release date.
- Per a 9/5/2008 letter from the regulator, the 2000 site investigation detected TPHd in the groundwater at up to 750,000 µg/L .
- RP has not claimed site nor uploaded any documents or data.



OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00002432

CASEWORKER: PARESH KHATRI - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: NA

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on Geotracker Info

T06019701663

Assessment last 5 years

- Site history mentions a subsurface investigation between 2000 to 2006, but no details are provided

Remediation last 5 years

- None documented

Assessment older than 5 years

- Per the site history, "Between 2000 and 2006, subsurface investigations consisting of soil borings and groundwater monitoring well installations were conducted at the site," these are not documented in GeoTracker

Remediation older than 5 years

- Per site history, two 10,000 gallon USTs were removed from the site in January 2000

IMPEDIMENTS TO CLOSURE T06019701663

as reported by regulatory agency

IMPEDIMENTS TO CLOSURE

SITE ASSESSMENT INCOMPLETE

Extent of Contamination Has Not Been Determined - *Elevated concentrations of petroleum hydrocarbons detected in soil and groundwater. The extent of contamination is not assessed.*

INADEQUATE SOURCE CONTROL

Feasible Source Control Not Performed - *Elevated concentrations of petroleum hydrocarbons remain at the site. Remediation is feasible to reduce mass but has not been performed.*

PROCEDURAL IMPEDIMENTS

Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.* Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker and uploads not transmitted.* Other - *Site not claimed in Geotracker*

Other Impediments

Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

Fill-in RI Data Gaps - *Vertical and lateral extent of contamination will be defined. Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*

Remove / Reduce Source Mass - *Source area remediation would reduce source mass. Protect Designated Beneficial Uses - Site is within Livermore-Amador Groundwater basin, which is used for drinking water supply. Source area remediation likely to restore groundwater quality within reasonable time frame for designated beneficial use of municipal and domestic water supply.* Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

SENSITIVE RECEPTOR	TIME FRAME FOR IMPACT	COMMENTS
Groundwater	Already Impacted	Elevated concentrations of Petroleum hydrocarbons detected in groundwater.

NOTES / COMMENTS The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T06019701663

- Site history indicated USTs removed in 2000 and appears this case is 10 years old. There is a closed case in GeoTracker with same address for 1992 release (closed in 1998).
- This case remains not claimed in GeoTracker with no documents uploaded by the RP or their consultant.
- Several enforcement letters sent since 2008.
- In a 9/5/2008 correspondence the regulator denied acceptance of a document entitled "SWI Summary of findings" because the consultant did not complete the work in accordance with the conditions stipulated by the regulator and an adequate review for case closure could not be conducted.

EARL SHENK RESIDENCE (T0600101570)

6159 ACACIA AVE., OAKLAND , CA 94618



Case Age: 18 years

Primary COC: Diesel

RP Identified by Regulator: Pricilla F Shenk, Earle Shenk, Nicholas E Moore, and Karen J Plessinger

Current Land Use: Residence

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE # R00000152

CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1699

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #200
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #200
LEAK ACTION	4/14/1992	Leak Reported
LEAK ACTION	4/14/1992	Leak Discovery
LEAK ACTION	4/14/1992	Leak Stopped

Possible Reasons Why This Case Is So Old

- A 500 gal. home heating oil UST was removed from the site prior to the construction of new house. Samples at removal showed 1400ppm TPHd, no additional sampling/work performed.
- Site history explains that this was a home heating oil tank, but GeoTracker lists the CoC as Diesel.
- RP did not respond to a July 24, 2009 Notice of violation and is currently non-compliant
- Could be a closure candidate



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101570

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil samples taken at the time of UST removal

Remediation older than 5 years

- Home heating oil UST removed from site in 1992, this is not a Federal LUST

IMPEDIMENTS TO CLOSURE T0600101570

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown.*
- Extent of Contamination Has Not Been Determined - *Groundwater not analyzed. Extent contamination was not determined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including residual source.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Undetermined No samples collected.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101570

- Original RP redeveloped property and sold it without any follow up work. Subsequent RPs have failed to investigate or remediate the site further.
- RPs have not responded to AB2886 letter, or Notice of violation.

GENERAL TRANSPORTATION (T0600100635)
3211 WOOD ST., OAKLAND, CA 94608



Case Age: 18 years
 Primary COC: Gasoline
 RP Identified by Regulator: Dave & Wendy Lin, Henrietta Larson, and CALTRANS – **UNCLAIMED SITE**
 Current Land Use: Construction yard

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000338
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-0690
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	5/19/1992	Leak Reported
LEAK ACTION	5/19/1992	Leak Stopped
LEAK ACTION	5/19/1992	Leak Discovery
CLEANUP ACTION	5/13/1992	Excavate and Dispose

Possible Reasons Why This Case Is So Old

- No documents or data have been uploaded to GeoTracker by the RP for this site.
- Site has not been claimed in GeoTracker
- RP has been unresponsive since 1993
- Per site history, "A work plan for subsequent investigation was requested in a May 4, 1993 letter. However, one has not been submitted."



NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on GeoTracker Info
 T0600100635**

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil and groundwater samples taken in 1992 at time of UST removal

Remediation older than 5 years

- Four USTs were removed from the site in 1992.

IMPEDIMENTS TO CLOSURE T0600100635

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined.*
- Extent of Contamination Has Not Been Determined - *Residual contamination left beneath building, extent of contamination not defined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will evaluate source and determine extent of soil and groundwater impact.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Groundwater is impacted with petroleum hydrocarbons.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100635

- Site Appears to be misplaced on map in GeoTracker.
- No work has been performed at the site since the 1992 UST removal
- RP has not responded to requests for work, or July 2009 Notice of Violation
- Per site history, TPHd contamination was detected in soil at up to 26,000mg/kg, and in groundwater at up to 12,000 µg/L at the time of the 1992 tank removal.
- One RP is CALTRANS, a state agency, is lack of funding an issue for this site? Does that explain the 18 year gap in site activity?

PERALTA COLLEGE DISTRICT (T0600100983)

501 5TH AVENUE, OAKLAND, CA 94606



Case Age: 18 years
 Primary COC: Diesel, Gasoline
 RP Identified by Regulator: Peralta
 Community College District – **UNCLAIMED
 IN GEOTRACKER**
 Current Land Use: College

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000384
 CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1066
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- No Activity at the site since 1998
- No documents or ESI Data have been uploaded to GeoTracker. Exact site of USTs remains undocumented in GeoTracker
- RP is a Community College District, funding is potentially an issue.
- Excavate and dispose operations were conducted in 1995 and 1998, however, remedial confirmation sampling was never conducted and the effectiveness of the remediation remains unknown

ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY	12/3/2009	File review
ACTIONS		
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation
OTHER REGULATORY	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
ACTIONS		
CLEANUP ACTION	6/1/1995	Excavate and Dispose
LEAK ACTION	9/3/1992	Leak Reported
LEAK ACTION	9/3/1992	Leak Stopped
LEAK ACTION	9/3/1992	Leak Discovery

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600100983

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil sampling conducted at time of tank removal in 1992
- Four groundwater monitoring wells installed and sampled at time of second tank removal in 1993

Remediation older than 5 years

- Five USTs removed 1992
- Three USTs removed 1993
- Excavate and dispose conducted 1995 and 1998

IMPEDIMENTS TO CLOSURE T0600100983

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Lateral extent of dissolved phase contamination has not been defined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to NOV*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker*
- Other - *Landowner notification not completed*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Lateral extent of contamination will be defined*
- Verify Remedial Action Effectiveness - *Verification monitoring will evaluate the effectiveness of interim remediation*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated concentrations of petroleum hydrocarbons detected in groundwater

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600100983

- No activities at the site since 1998, RP has officially been in violation since August 15, 2008. RP has not responded to July 24, 2009 Notice of Violation
- Case has undergone remediation, and is currently inactive, case status should be changed to Inactive, Interim Remedial Action, or Verification Monitoring
- While a lack of funding is one possible reason for inactivity on the part of the RP, they have failed to respond to correspondence from this agency. Furthermore, lack of funding does not remove the RP's legal obligations to bring this site into compliance with all applicable laws and regulations.

THOMPSON & THOMPSON FENCE CO INC. (T0600102097)

2584 GRANT AVE., SAN LORENZO, CA 94580



Case Age: 18 years

Primary COC: Gasoline

RP Identified by Regulator: THOMPSON & THOMPSON FENCE CO

– UNCLAIMED IN GEOTRACKER

Current Land Use: Light Industrial

SITE			OPEN - SITE ASSESSMENT
CLEANUP OVERSIGHT AGENCIES			
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000467			
CASEWORKER: MARK DETTERMAN - SUPERVISOR: DONNA DROGOS			
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2281			
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA			
ACTION TYPE	ACTION DATE	ACTION	
CLEANUP ACTION	9/9/9999		
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due	
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724	
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724	
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703	
LEAK ACTION	11/16/1992	Leak Reported	
LEAK ACTION	11/6/1992	Leak Stopped	
LEAK ACTION	11/6/1992	Leak Discovery	

Possible Reasons Why This Case Is So Old

- Site has not been claimed in GeoTracker and no reports or data have been uploaded.
- GeoTracker Site history reads, "One 1,000-gallon gasoline UST was removed in November 1992. Three temporary wells were installed in March 1996, and subsequently converted to permanent wells in May 1996. Groundwater has been sampled periodically between 1996 and 2005."
- Site has been in Non-Compliance since August 15, 2008

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102097

Assessment last 5 years

- NONE DOCUMENTED
- Periodic Monitoring

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 3 Monitoring wells installed in 1996, and monitored periodically until 2005

Remediation older than 5 years

- USTs removed in 1992.

IMPEDIMENTS TO CLOSURE T0600102097

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Extent is not defined, vertical extent of contamination in the source area is unknown.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined; downgradient wells contain highest concentrations. Down-gradient extent needs to be defined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed; potential risks and threats have not been fully evaluated. Potential for vapor intrusion needs to be evaluated.*
- Sensitive Receptor Survey Has Not Been Completed - *Conduit study has not been conducted; Well survey has not been conducted; VI study has not been conducted (onsite building downgradient of wells with highest concentrations).*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Elevated concentrations of PHC in GW remains in the source area. Source area cleanup is incomplete.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker, reports and data have not been uploaded.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Concentrations highest in downgradient wells and onsite building downgradient of these wells; additional work will determine extent of contamination.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof; including vapor intrusion.*
- Remove / Reduce Source Mass - *Significant mass removal is feasible and will quickly remove contamination.*
- Protect Designated Beneficial Uses - *It is unknown if the municipal and domestic water supply beneficial use is being utilized in the area of the site. Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Highest concentrations in downgradient wells; directly upgradient of site building.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102097

- Case has not been claimed and no reports or analytical data are present in GeoTracker
- Groundwater monitoring was conducted from 1996 to 2005, and then ceased with no explanation
- RP is recalcitrant and has not responded to AB2886 letter sent in 2008, or a Notice of Violation dated July 24, 2009.

BRECKENRIDGE AUTO SHOP (T0600102251)

6045 SAN PABLO AVE., OAKLAND , CA 94608



Case Age: 17 years
 Primary COC: Gasoline
 RP Identified by Regulator: BRECKENRIDGE AUTO SHOP – UNCLAIMED IN GEOTRACKER
 Current Land Use: Auto Repair

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R0000227
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2443
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Site has been inactive since 1993
- Site history states that no site plans showing UST locations are available
- RP has been non-responsive/recalcitrant, and has not responded to a 2008 AB2886 letter requiring that they claim the site in GeoTracker. The site remains Unclaimed with no reports or data uploaded.



ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	*8/31/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	7/21/1993	Leak Stopped
LEAK ACTION	7/12/1993	Leak Reported
LEAK ACTION	7/12/1993	Leak Discovery

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102251

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- A Soil investigation conducted in July 1993. Three soil borings were advanced.
- An additional soil investigation was conducted in August 1993

Remediation older than 5 years

- An unknown number of USTs were removed in 1970s
- A waste oil UST removed in 1990

IMPEDIMENTS TO CLOSURE T0600102251

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area does not appear to be adequately defined, no maps for tank locations or initial borings is provided. The vertical extent of contamination in the source area is unknown.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined. An evaluation of flow direction has not been made. MTBE has not been analyzed.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to request to claim site in Geotracker.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including residual source*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Plume of dissolved phase petroleum hydrocarbons present beneath source area.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102251

- Case has not been claimed and no reports or analytical data are present in GeoTracker
- Site investigations were conducted in 1993, and the site has been inactive since.
- RP is recalcitrant and has not responded to AB2886 letter sent in 2008, or Notice of Violation Dated July 24, 2009. Site has been in non-compliance since August 15, 2008

CALIFORNIA SYRUP & EXTRACT (T0600101623)

1355 55TH ST., EMERYVILLE, CA 94608



Case Age: 17 years

Primary COC: Primary COC: BENZENE, DIESEL, GASOLINE, W. OIL/MOTOR/ HYDRAULIC/ LUBE

RP Identified by Regulator: CALIFORNIA SYRUP & EXTRACT INC. – UNCLAIMED IN G-TRACKER

Current Land Use: Offices

ACTION TYPE	ACTION DATE	ACTION
CLEANUP ACTION	9/9/1999	Pump and Treat Groundwater
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	7/21/1993	Leak Discovery
LEAK ACTION	7/20/1993	Leak Reported
LEAK ACTION	5/28/1993	Leak Stopped

Possible Reasons Why This Case Is So Old

- Site consists of 8 USTs abandoned in place. The USTs contained petroleum fuels, waste oil, aqueous ammonia, and denatured alcohol
- Site was inactive from 1994 to 1999 and has been inactive since 2000
- Recalcitrant RP has not responded to staff letters or July 24, 2009 notice of violation

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000046

CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1754

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101623

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 13 soil borings were advanced as part of UST abandonment activities in 1994
- 2 Monitoring wells were installed in 1994

Remediation older than 5 years

- USTs were abandoned in place in 1994.

IMPEDIMENTS TO CLOSURE T0600101623

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Downgradient wells contain highest concentrations. Down-gradient, lateral and vertical extent is undefined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Elevated concentrations in the source area. Source area cleanup is incomplete.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker, data not uploaded. Wells not surveyed to Geotracker standards.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Additional work will determine extent of soil and groundwater impacts; the downgradient well contains the highest concentrations.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional investigation will assess whether preferential pathways are present beneath the site.*
- Remove / Reduce Source Mass - *Source area remediation would reduce source mass.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Downgradient well has highest concentrations.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101623

- Subsequent to UST abandonment in 1994 two monitoring wells were installed. These were monitored once, then the site became inactive. Starting in 1999 the wells were monitored for 4 consecutive quarters before the site again became inactive.
- No analytical data is available in GeoTracker, and the site remains unclaimed
- The vertical and lateral extent of contamination remains unknown
- RP has not responded to correspondence or July 24, 2009 Notice of Violation

GMC TRUCK CENTER (T0600101692)

8099 COLISEUM WAY, OAKLAND, CA 94621

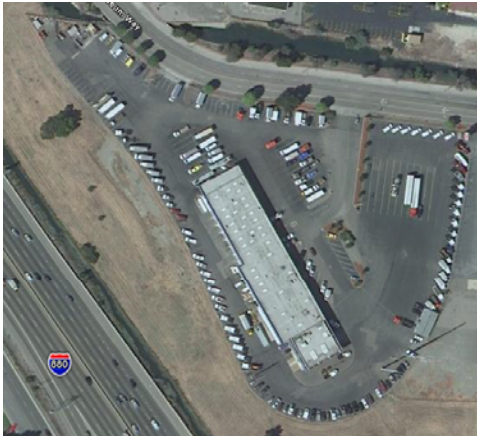
Case Age: 17 years

Primary COC: Diesel

RP Identified by Regulator: General Motors Corp

Site is **UNCLAIMED** in GeoTracker

Current Land Use: Truck Sales



OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00001389

CASEWORKER: [PARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1826

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/28/2009	Staff Letter - #20090728
ENFORCEMENT/ORDERS	7/28/2009	Notice of Violation - #20090728
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
ENFORCEMENT/ORDERS	11/6/1995	* Historical Enforcement - #UNK
LEAK ACTION	8/16/1995	Leak Discovery
LEAK ACTION	8/16/1993	Leak Reported

Possible Reasons Why This Case Is So Old

- RP has not uploaded any documents or Data to GeoTracker
- Site appears to have been inactive since some time after 1996
- RP has not responded to requests for additional site characterization
- Site remains unclaimed

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101692

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil boring advanced at site between 1993 and 1995
- Monitoring Wells were installed in 1996

Remediation older than 5 years

- USTs were removed from the site in 1993

IMPEDIMENTS TO CLOSURE T0600101692

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Several borings installed at the site. Elevated concentrations of petroleum hydrocarbons detected in soil and groundwater. Source(s) of elevated concentrations of petroleum hydrocarbons have not been adequately evaluated.*
- Extent of Contamination Has Not Been Determined - *Elevated concentrations of petroleum hydrocarbons detected in soil and groundwater. The down-gradient wells contain highest concentrations of contaminants. The down-gradient extent of contamination has not been defined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Elevated concentrations of benzene detected in soil. However, site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated, including potential for vapor intrusion to indoor air.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Free product present in shallow soil at the site. Elevated concentrations of TPH and benzene are also present in shallow soil in one area of the site. Removal of free product and shallow soil contamination is feasible for source control.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *RP is recalcitrant, Site is not claimed in Geotracker.*
- Other - *Landowner Notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Additional site investigation will determine extent of soil and groundwater impact including free product and residual sources.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Remove / Reduce Source Mass - *Free product and shallow soil removal is feasible and would reduce source mass.*
- Protect Designated Beneficial Uses - *Additional investigation and cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use may not currently be utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization and remediation are necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Free phase petroleum hydrocarbons present in groundwater.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101692

- General Motors is also named as an RP on the adjacent site CALTRANS (T0600101696). This is potentially a duplicated case, or comingled plume, if so, the regulator should specify in GeoTracker.
- RP is recalcitrant and has not yet responded to the July 2008 AB2886 letter, or a July 2009 Notice of Violation
- The site remains unclaimed in GeoTracker
- Site appears to have been inactive since 1996 (14 years)

MAX'S AUTO REPAIR (T0600101710)

508 LEWELLING BLVD., SAN LORENZO, CA 94580



Case Age: 17 years
 Primary COC: Gasoline
 RP Identified by Regulator: Engine Research Co., Trinh & Oanh Hoang & Tran, and Max's Auto –UNCLAIMED in GeoTracker
 Current Land Use: Auto Repair

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000497		
CASEWORKER: MARK DETTERMAN - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1844		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
CLEANUP ACTION	9/9/1999	
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	4/14/1994	Leak Stopped
LEAK ACTION	4/14/1994	Leak Discovery
LEAK ACTION	8/26/1993	Leak Reported

Possible Reasons Why This Case Is So Old

- Site has been inactive since 2001
- RP is described as recalcitrant, and no work has been performed beyond the UST removal and initial soil and grab water sampling performed in 1994
- Site conditions remain undocumented in GeoTracker

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101710

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- One soil boring was advanced at the site in 1994 and soil and grab water samples were taken

Remediation older than 5 years

- Three USTs were removed in 1994

IMPEDIMENTS TO CLOSURE T0600101710

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Extent of contamination not determined; downgradient, lateral, and vertical; wells have not been installed.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed; potential risks and threats have not been fully evaluated.*
- Sensitive Receptor Survey Has Not Been Completed - *Sensitive receptor survey (wells, utilities, basements, vapor intrusion, San Lorenzo Creek, etc.) are unevaluated.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Source remediation is feasible and has not been performed.*
- Other - *No manifests have been located; fate of source soils unknown.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker, data not uploaded.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including any residual sources.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risk. Additional work will also evaluate potential discharge to surface water.*
- Protect Designated Beneficial Uses - *Municipal and domestic water supply beneficial use is currently utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Protect Existing Water Supply Wells - *Domestic and / or water supply wells are known in this area of the county; local vicinity unevaluated.*
- Protect Ecological Receptors - *Additional investigation is will determine if discharges to San Lorenzo Creek are occurring.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

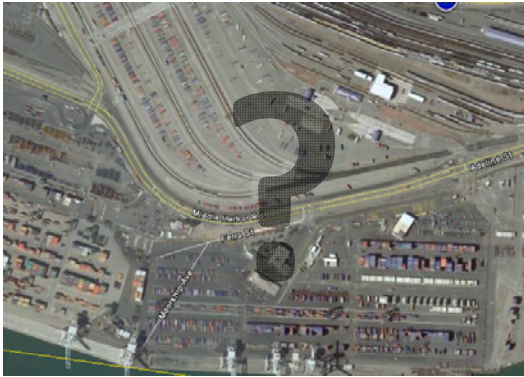
SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated grab groundwater samples indicate impact to groundwater onsite.
- Surface Water (Bay, Estuary, Stream, Lake) Undetermined San Lorenzo Creek under 200 ft; presumed downgradient.

Review Conclusions T0600101710

- Site has had no work documented in GeoTracker beyond a single boring in 1994 and site conditions remain uncharacterized
- RP is described as recalcitrant:
 - RP has not responded to July 2008 AB2886 letter.
 - RP has not responded to July 2009 Notice of Violation.
 - Site remains unclaimed in GeoTracker.

**PORT OF OAKLAND / UNION PACIFIC
RAILROAD (T0600101587)
1717 MIDDLE HARBOR RD., OAKLAND, CA 94607**



Case Age: 17 years
Primary COC: Diesel
RP Identified by Regulator: Port of Oakland and Union Pacific Railroad
Current Land Use: Active port and rail facility

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000035
CASEWORKER: [PARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1716
CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- Exact site location is not documented
- RP has not uploaded any site documented
- All Monitoring wells were decommissioned in 2001 due to site redevelopment, and have not been reinstalled

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090728
LEAK ACTION	10/10/1995	Leak Stopped
LEAK ACTION	10/2/1995	Leak Discovery
LEAK ACTION	6/5/1993	Leak Reported
CLEANUP ACTION	5/12/1992	Remove free product

NOTE: Data queried from GeoTracker and reviewed in July 2010

**Activities Conducted to Date Based on GeoTracker Info
T0600101587**

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Monitoring wells were installed onsite subsequent to UST Removal and monitored until 2001 when all wells were reportedly destroyed

Remediation older than 5 years

- UST removed in 1993

IMPEDIMENTS TO CLOSURE T0600101587

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Free product still at the site and site is located adjacent to Oakland Estuary. Potential discharges to adjacent surface water not evaluated.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *USTs removed in 1987 and 1990. Monitoring wells and a product recovery well installed in 1993. Recovered free product from 1993 to 1999. Free product still at the site. Source remediation is feasible and has not been performed.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded within established schedule.*
- Site Data And Reports Not Uploaded to Geotracker - *RP has not responded to Notice of Violation. Site not claimed in Geotracker, reports not uploaded*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Remove / Reduce Source Mass - *Free product present at the site. Mass removal is feasible and will quickly remove contamination.*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Protect Ecological Receptors - *Remedial action necessary to protect adjacent estuary.*
- Other - *Remedial action is required to address off-site impacts.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated concentrations of petroleum hydrocarbons, including free product, detected in groundwater.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101587

- Groundwater monitoring frequency tab in GeoTracker states that 17 wells are monitored semi-annually. Site history states that all wells were destroyed in 2001 as part of site redevelopment and have not been redeveloped.

RIX INDUSTRIES (T0600101776)

6460 HOLLIS STREET., EMERYVILLE, CA 94608



Case Age: 17 years
 Primary COC: Gasoline
 RP Identified by Regulator: Hollis Technology Square LLC,
 and Charles F & Gloria J Dewolf Trust - **UNCLAIMED IN
 GEOTRACKER**
 Current Land Use: Commercial / Light industrial

OPEN - SITE ASSESSMENT

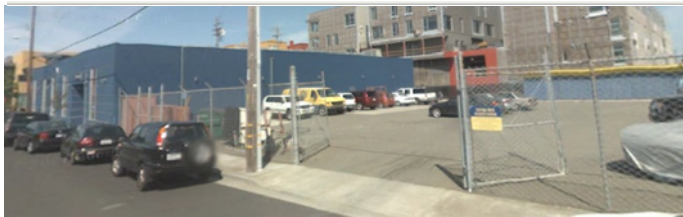
CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000062
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1916
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	7/3/1996	Leak Discovery
LEAK ACTION	7/3/1996	Leak Stopped
ENFORCEMENT/ORDERS	11/16/1995	* Historical Enforcement - #UNK
LEAK ACTION	11/9/1993	Leak Reported

Possible Reasons Why This Case Is So Old

- No documents or data have been uploaded by the RP for this site to GeoTracker
- RP has not responded to correspondence or July 24th 2009 Notice of Violation
- USTs were for former paint plant, and included petroleum hydrocarbons, , MEK, MIBK, TCE, PCE, 1,2-DCE, Acetone, and Isopropanol

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101776

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Soil Samples taken at time of UST removal, no data in GeoTracker

Remediation older than 5 years

- Five USTs were removed and five USTs were closed in place in 1994

IMPEDIMENTS TO CLOSURE T0600101776

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Vertical extent of contamination in the source area is unknown.*
- Extent of Contamination Has Not Been Determined - *Extent of contamination and current conditions unknown.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Potential for vapor intrusion has not been fully evaluated.*

LAND USE IMPEDIMENTS

- Risk Management Measures Need Agency Oversight (eg. Cap Maintenance) - *Soil management plan developed for the site but not in case file. Deed restriction considered but never developed. Present review indicates that evaluation of data gaps necessary.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker, reports not uploaded.*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will evaluate data gaps.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Groundwater impacted with solvents and petroleum hydrocarbons.

NOTES / COMMENTS

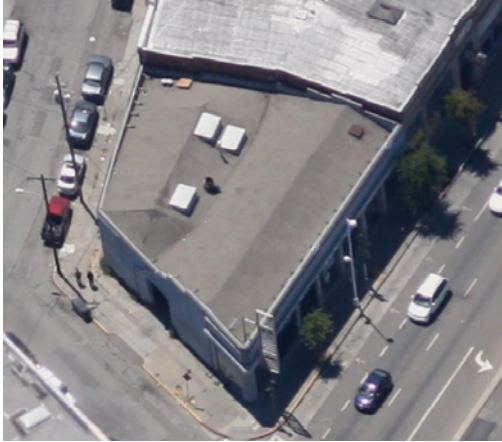
- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101776

- GeoTracker file is limited to Case History section, Resolution 2009-0042 letter, AB-2886 letter and Notice of violation
- While contamination is from leaking USTs, the tanks contained industrial chemicals and solvents for paint production. Not a primarily petroleum-related LUST site. SLIC?
- No conclusions can be made regarding conditions in the subsurface at this time.

ROY ANDERSON PAINTS (T0600101621)

3080 BROADWAY, OAKLAND , CA 94611



Case Age: 17 years
 Primary COC: WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING
 RP Identified by Regulator: MARIA P SHIRAR TRUST – **NOT CLAIMED IN GEOTRACKER**
 Current Land Use: Auto Upholstery Shop

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000140

CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1752

CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT - OTHER	9/9/9999	* No Action - #0
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	10/15/1993	Leak Reported
LEAK ACTION	5/10/1993	Leak Discovery
LEAK ACTION	5/10/1993	Leak Stopped

Possible Reasons Why This Case Is So Old

- No reports or data for this site have been uploaded to GeoTracker.
- RP is described as recalcitrant.
- A single sampling event at an unknown date detected petroleum hydrocarbons in groundwater. No additional work has been performed.

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101621

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Site History states that 2 soil samples and a water sample were taken at an unknown date.

Remediation older than 5 years

- NONE DOCUMENTED

IMPEDIMENTS TO CLOSURE T0600101621

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined. MTBE not analyzed*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will evaluate source(s) beneath the site.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Petroleum hydrocarbons detected in groundwater.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101621

- Site conditions remain undocumented in Geotracker as no reports or ESI data have been uploaded. Site history notes that 2 soil samples taken at 21 and 26 feet showed no petroleum hydrocarbons, however they were detected in the groundwater. There were no follow up sampling events.
- Notice of Violation issued July 24, 2009. RP has not responded, case remains unclaimed.

USPS (T0600101608)

1505 62ND STREET., EMERYVILLE , CA 94608



Case Age: 17 years
 Primary COC: DIESEL, GASOLINE, OTHER PETROLEUM, POLYCHLORINATED BIPHENYLS (PCBS)
 RP Identified by Regulator: US Postal Service, and R & D Hollis Associates
 Current Land Use: US Post Office

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000447
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-1737
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	1/30/2009	Staff Letter - #20090130
CLEANUP ACTION	7/26/1993	Excavate and Dispose
LEAK ACTION	4/22/1993	Leak Reported
LEAK ACTION	8/2/1992	Leak Stopped
LEAK ACTION	8/2/1992	Leak Discovery



Possible Reasons Why This Case Is So Old

- No documents have been uploaded by the RP to GeoTracker for this site.
- Site is impacted by PCBs from adjacent Westinghouse Case.
- No work carried out to date on 2002 WP

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101608

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- PCB investigations began in 1981 as part of Westinghouse site.
- Site investigations related to petroleum contamination conducted 1992 and 1993. 35 soil borings and 46 vapor probes advanced. (no data in GeoTracker)
- Groundwater monitoring conducted 1994 to 1995

Remediation older than 5 years

- Two USTs removed in 1993, one additional UST removed at later time.

IMPEDIMENTS TO CLOSURE T0600101608

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown; status of monitoring wells is unknown.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Potential risks remain unevaluated; including vapor intrusion.*
- Sensitive Receptor Survey Has Not Been Completed - *Conduit survey has not been undertaken.*
- Other - *Site may be commingled with several vicinity SLIC cases.*

PROCEDURAL IMPEDIMENTS

- Site Data And Reports Not Uploaded to Geotracker - *No data has been submitted; recent site data and reports are not uploaded to Geotracker.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Vertical and lateral extent of contamination will be defined; additional source(s) at the site will be evaluated.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Plume extends offsite.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101608

- PCB contamination is from adjacent Westinghouse site. Site was formerly a tank farm in 1930s operated by Shell Oil and Guardian Oil with 14 ASTs present. Three USTs have been removed from the site to date.
- In a letter dated January 30, 2009, the agency responded to a work plan submitted in 2002, and a report submitted in 2001. The letter states that Hydrocarbons have been detected in groundwater at levels high enough to indicate the presence of free product. However, the work plan was submitted mostly to deal with the PCB contamination. The regulator asked for site to be sampled for hydrocarbons also.
- Site appears to be better categorized as a Cleanup Program Site rather than a LUFT site. No explanation why this RP is being held responsible for PCBs related to the Westinghouse Site is present in GeoTracker.

CHRYSLER DEALERSHIP (T0600102225)

2417 BROADWAY, OAKLAND, CA 94612



Case Age: 16 years
 Primary COC: BENZENE, GASOLINE, WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING
 RP Identified by Regulator: Kai C & Kai Y Ma – **UNCLAIMED IN GEOTRACKER**
 Current Land Use: Vacant as of October 2009

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000166		
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2416		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	8/1/1994	Leak Reported
LEAK ACTION	7/28/1994	Leak Stopped
CLEANUP ACTION	7/28/1994	Excavate and Dispose
LEAK ACTION	7/28/1994	Leak Discovery

Possible Reasons Why This Case Is So Old

- No documents or data have been uploaded to GeoTracker by the RP.
- No investigations have been performed, and groundwater has never been sampled
- Notice of violation issued July 24, 2009 after 15 years of inactivity by the RP
- RP is recalcitrant, and has not responded to any correspondence

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600102225

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Sampling conducted at time of UST removal.

Remediation older than 5 years

- Two USTs and two hydraulic lifts removed 1994

IMPEDIMENTS TO CLOSURE T0600102225

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined; no groundwater samples have been collected.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker.*
- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will evaluate source area contamination and determine if groundwater contamination is present.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Protect Existing Water Supply Wells - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Undetermined Groundwater not sampled/analyzed.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102225

- RP is recalcitrant. Site has not been claimed, no data or documents have been uploaded by the RP, and they have not responded to requests for work or the July 2009 Notice of Violation
- As of October 2009 the property was vacant and no business was present at the site.
- No investigations beyond soil samples taken at the time of tank removal have been performed at this site. The impact on groundwater is unknown.
- With no data or documents in GeoTracker, no conclusions can be reached about conditions in the subsurface at the site. However, it can be assumed that natural attenuation has occurred in the intervening 16 years since the tanks were removed.

CITY OF EMERYVILLE FIRE STATION (T0600101848)

4331 SAN PABLO AVE., EMERYVILLE, CA 94608



Case Age: 16 years
 Primary COC: Diesel
 RP Identified by Regulator: City of Emeryville, and Park Emery Assoc. LTD. Partnership
 Current Land Use: Retail and Parking

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R0000068
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2001
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
CLEANUP ACTION	9/9/1999	Excavate and Dispose
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	8/2/1994	Leak Reported
LEAK ACTION	7/20/1994	Leak Stopped
LEAK ACTION	7/20/1994	Leak Discovery

Possible Reasons Why This Case Is So Old

- GeoTracker site history reads, "One 500- or 1,000-gallon UST and associated piping and the dispenser were removed from the site in July 1994. In August 1994 approximately 20 yards of soil was excavated. In February 1995 well MW-1 was installed at the site. Groundwater sampled for four quarters then terminated; significant hydrocarbon concentrations in groundwater. No further information available."



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600101848

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- A single monitoring well was installed in 1995 and monitored for 4 quarters. No additional assessment conducted.

Remediation older than 5 years

- USTs removed and limited excavate and dispose conducted in 1994

IMPEDIMENTS TO CLOSURE T0600101848

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined; lateral and vertical extent of contamination is unknown.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed; potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Source remediation is feasible and has not been performed.*

PROCEDURAL IMPEDIMENTS

- Site Data And Reports Not Uploaded to Geotracker - *Monitoring well is not surveyed to Geotracker standards.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact; vertical and lateral extent will be defined; soil vapor will be evaluated.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Remove / Reduce Source Mass - *Source area remediation would reduce source mass.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Downgradient well contains highest concentrations.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101848

- Site was subjected to limited remediation and monitoring subsequent to UST removal. The site has been inactive since 1996.
- RP has not responded to a 2008 notice of requiring that they claim their site in GeoTracker.
- One of the RPs is a Government Entity, so is lack of funds a contributing factor to their inaction?
- Second RP is a business, there is no Address, email or Phone number for this RP in GeoTracker.

MOBIL #99-105 / CARS RENT A CAR (T0600101855)

6301 SAN PABLO Ave., OAKLAND, CA 94608



Case Age: 16 years
Primary COC: Gasoline
RP Identified by Regulator: ExxonMobil, Ecru, Inc., and Dan and Cindy On
Current Land Use: Oil Change Shop

OPEN - SITE ASSESSMENT		
CLEANUP OVERSIGHT AGENCIES		
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000445		
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS		
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2008		
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA		
ACTION TYPE	ACTION DATE	ACTION
RESPONSE - WORKPLANS	10/12/2009	Soil and Water Investigation Workplan - Addendum
ENFORCEMENT/ORDERS	8/13/2009	Staff Letter - #20090813
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	10/17/2008	Staff Letter - #20081017
CLEANUP ACTION	5/4/1999	Excavate and Dispose
CLEANUP ACTION	11/19/1998	Dual Phase Extraction
LEAK ACTION	8/5/1994	Leak Discovery
LEAK ACTION	8/5/1994	Leak Reported
CLEANUP ACTION	4/1/1994	Excavate and Dispose
LEAK ACTION	4/1/1994	Leak Stopped

Possible Reasons Why This Case Is So Old

- Site was actively managed and monitored until 2004 when monitoring ceased. RP then requested closure in 2005, and 2006. In 2008 the regulator denied closure and requested a soil vapor intrusion investigation.
- A Work plan addendum to a 2008 soil vapor investigation work plan was submitted in October of 2009 adding a soil and groundwater investigation component. From the documentation available in GeoTracker It is unclear if this work has been approved or the work performed.

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101855

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 4 Monitoring Wells installed in 1996.
- 13 soil borings advanced in 1998
- Regular groundwater monitoring conducted from 1996 to 2004

Remediation older than 5 years

- 5 USTs removed 1994
- Piping removal and over excavation conducted in 1996
- A DPE event was conducted in 1998
- Excavate and dispose conducted in 1999

IMPEDIMENTS TO CLOSURE T0600101855

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - *Lateral extent of plume undefined offsite adjacent to church and residences.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PLUME INSTABILITY

- Groundwater Contamination Plume Not Stable or Decreasing - *Hydrocarbon concentrations increasing in on-site monitoring wells.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Proposed vapor sampling and off-site investigation work will assess the potential for vapor intrusion into on-site and off-site buildings and define the extent of the dissolved plume offsite.*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board*
- Resolution 92-49. *The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work. Other - Site characterization is currently in progress at the site. Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Plume has migrated to site boundary.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101855

- Station ceased operations in 1980. The USTs were not used after 1980 and were removed in 1994
- Site is an active oil change facility, remainder of property is capped with asphalt.
- Site was actively monitored until 2004, when monitoring ceased.
- The RP requested closure in 2005 and 2006. Closure was denied in 2008 due to the following reasons: "an increasing trend in contaminants for MW-5; the need for a vapor intrusion investigation; the need to better characterize residual soil contamination; and the need for a table accounting for waste disposal".
- Closure Review states that the plume is not stable or decreasing, and has migrated to site boundary
- An addendum to a work plan for site investigation including a soil vapor investigation was submitted in October 2009, no agency approval of this work plan or report documenting this work being completed have been submitted to GeoTracker.
- On April 15, 2010 the consultant for this site petitioned the CUF for a 5-Year Review, although, not clear this site is in the CUF.

QUAN'S AUTOMOTIVE (T0600102217)

10100 INTERNATIONAL BLVD, OAKLAND, CA 94603



Case Age: 16 years
Primary COC: DIESEL, GASOLINE, LEAD, WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING
RP Identified by Regulator: ExxonMobil, M&F Investment Company, and DODG Corporation.
Current Land Use: Auto Sales and Repair

OPEN - SITE ASSESSMENT	
CLEANUP OVERSIGHT AGENCIES	
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000162	
CASEWORKER: MARK DETTERMAN - SUPERVISOR: DONNA DROGOS	
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2407	
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA	

ACTION TYPE	ACTION DATE	ACTION
CLEANUP ACTION	9/9/9999	
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/16/2008	Staff Letter - #20080716
ENFORCEMENT/ORDERS	7/15/2008	Staff Letter - #20080715
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	10/5/1994	Leak Reported
LEAK ACTION	8/24/1994	Leak Discovery
LEAK ACTION	3/8/1974	Leak Stopped



Possible Reasons Why This Case Is So Old

- Documentation in Geotracker is limited to Directives and Letters of Non-Compliance from the agency in 2008 and 2009.
- The letters state that the USTs were removed in 1974 and that this case is related to the oil/water separator.
- RP is Recalcitrant, and has not responded to Correspondence from 1999, 2008 and 2009. Site has not been claimed.

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102217

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 2 soil borings advanced in 1994.

Remediation older than 5 years

- Geotracker history notes a 17' x 6' excavation conducted near the Oil/Water Separator. No details available

IMPEDIMENTS TO CLOSURE T0600102217

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, lateral & vertical extent of soil contamination in the source area is unknown; groundwater is not investigated in source area; gw gradient is undetermined; contaminant suite is not defined.*
- Extent of Contamination Has Not Been Determined - *Borings limited to source area only; lateral, vertical extent of soil & gw undefined; contaminant suite undefined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed; thus potential risks and threats have not been evaluated.*
- Sensitive Receptor Survey Has Not Been Completed - *Utility conduits, well survey, VI survey not undertaken.*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to requests for work or Notice of Violation.*
- Site Data And Reports Not Uploaded to Geotracker - *RP is recalcitrant, no data uploaded; site not claimed in Geotracker.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Additional work will determine extent of soil and groundwater impact in the source area and downgradient.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and risk thereof.*
- Remove / Reduce Source Mass - *Source area remediation would reduce source mass.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Undetermined Not evaluated.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102217

- In a letter dated 7/15/2008, it is stated that the USTs were removed in 1974. This case dates to work performed in 1993 on the Oil/Water separator. The letter goes on to discuss soil boring locations from a previous work plan. All Borings are discussed in relation to the oil/water separator. This case appears to be a Cleanup Program Case and not a LUFT Program case.
- RPs appear to have not responded to correspondence since 1999.
- Property was sold in 2000 new owners. They are now listed as one of three RPs, and have not responded to the county's request for a subsurface investigation.

CALTRANS CYPRESS PROJECT (T0600102208)

0 5TH ST & ADELIN STREET, OAKLAND, CA 94607



Case Age: 15 years
 Primary COC: Gasoline
 RP Identified by Regulator: CALTRANS
 Current Land Use: Freeway?

OPEN - SITE ASSESSMENT	
CLEANUP OVERSIGHT AGENCIES	
ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000178	
CASEWORKER: BARBARA JAKUB - SUPERVISOR: DONNA DROGOS	
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2398	
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA	

ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY	12/21/2009	File review
ACTIONS		
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
OTHER REGULATORY	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
ACTIONS		
LEAK ACTION	11/14/1995	Leak Reported
CLEANUP ACTION	11/1/1995	Excavate and Dispose
LEAK ACTION	10/31/1995	Leak Stopped
LEAK ACTION	10/30/1995	Leak Discovery

Possible Reasons Why This Case Is So Old

- No documents or data have been uploaded to GeoTracker by the RP, with the exception of an email dated July 31, 2009 stating that there are no documents to upload as no work has been performed at the site since 1995
- RP claims financial hardship due to state budget crisis; according to GeoTracker no work was done between 1995 and when the budget crisis started.



NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102208

Assessment last 5 years

- NONE

Remediation last 5 years

- NONE

Assessment older than 5 years

- UNKNOWN
 - Regulator states work was performed between 1996 and 2002, RP states, no work was performed.

Remediation older than 5 years

- Three USTs removed in 1994

IMPEDIMENTS TO CLOSURE T0600102208

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to NOV*
- RP Says They Do Not Have Adequate Funds to Initiate or Continue Work at the Site - *RP claims financial hardship due to State budget crisis.*
- Other - *Land owner notification not completed*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including free product and residual source*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional investigation will help to define extent of contamination and develop a conceptual model*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use may not be currently utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Undetermined Groundwater sampling not performed

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102208

- Three USTs were removed in 1994, and elevated levels of petroleum hydrocarbons were detected in soil.
- Site history entered by regulatory states that site investigations were conducted between 1996 and 2002 and that these confirmed the presence of a dissolved plume, however, the only document posted by the RP states that no work was performed after 1995. No other information about this case is present in GeoTracker
- Notice of Violation issued July 24th 2009. No follow up in GeoTracker
- RP is a state agency and claims financial hardship due to the state budget crisis, however, this does not remove the responsibility to clean up the site.
- With no data of any kind present in GeoTracker, no conclusions about subsurface conditions can be made at this time.

CERESKE ELECTRIC (T0600102219)

1688 24TH STREET, OAKLAND, CA 94607



Case Age: 15 years
Primary COC: Gasoline
RP Identified by Regulator: BETTE J & CATHRINE C CERESKE TRUST – UNCLAIMED in GeoTracker
Current Land Use: Light Industrial

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
CLEANUP ACTION	5/23/1996	Excavate and Dispose
LEAK ACTION	7/12/1995	Leak Reported
LEAK ACTION	7/12/1995	Leak Discovery

Possible Reasons Why This Case Is So Old

- Site has not been claimed in GeoTracker and no reports or data have been uploaded.
- Case documents consist of 2 compliance letters and a notice of violation with the address for the site incorrectly listed in the body of the letter.
- Case notes indicate that 2 USTs were removed in 1995, followed by over excavation and advancement of 2 soil borings. No work appears to have been conducted since 1997
- RP is Recalcitrant and non-responsive

NOTE: Data queried from GeoTracker and reviewed in July 2010

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000031
CASEWORKER: [FARESH KHATRI](#) - SUPERVISOR: DONNA DROGOS
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2410
CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA



Activities Conducted to Date Based on GeoTracker Info T0600102219

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- 3 Soil Borings advanced in 1997

Remediation older than 5 years

- USTs removed in 1995. Followed by over-excavation of the tank pit.

IMPEDIMENTS TO CLOSURE T0600102219

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Extent of Contamination Has Not Been Determined - Two USTs removed from the site, followed by over-excavation. Subsurface investigation, consisting of borings and "grab" groundwater sampling yielded elevated reporting limits for TPH-g and BTEX and did not analyze for MTBE or fuel oxygenates. Therefore, the extent of contamination has not been adequately assessed.

PLUME INSTABILITY

- Verification Monitoring Not Complete - Two USTs removed from the site, followed by over-excavation. Subsurface investigation, consisting of borings and "grab" groundwater sampling yielded elevated reporting limits for TPH-g and BTEX and did not analyze for MTBE or fuel oxygenates. Verification sampling is necessary to evaluate remedial effectiveness.

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - RP has not responded to NOVs
- Site Data And Reports Not Uploaded to Geotracker - RP has not claimed site and is not responsive to correspondences, including NOVs.

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - Additional site investigation will determine extent of contamination, including verification of fuel oxygenates.
- Verify Remedial Action Effectiveness - Additional site investigation will evaluate remedial effectiveness.
- Protect Designated Beneficial Uses - Additional investigation would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. Although the municipal and domestic water supply beneficial may not currently be utilized in the area of the site, the benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Petroleum hydrocarbons detected in GW.

NOTES / COMMENTS

The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102219

- No reports or analytical data are present in GeoTracker
- Site Remains unclaimed in GeoTracker
- According to GeoTracker, no work has been conducted at the site since 1997
- RP is recalcitrant and has not responded to a letter sent in 2008 and a Notice of Violation sent in 2009. Agency has not followed up NOV with enforcement action.

CITY OF EMERYVILLE FIRE STATION #2 (T0600101925)

6303 HOLLIS STREET, EMERYVILLE, CA 94608



Case Age: 15 years
 Primary COC: DIESEL, FUEL OXYGENATES, GASOLINE
 RP Identified by Regulator: City of Emeryville
 Current Land Use: Fire Station

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000061
 CASEWORKER: [MARK DETTERMAN](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2094
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	10/12/1995	Leak Stopped
LEAK ACTION	5/31/1995	Leak Reported
LEAK ACTION	5/31/1995	Leak Discovery

Possible Reasons Why This Case Is So Old

- No reports or data have been uploaded to GeoTracker, just directives and a Notice of Violation for failure to claim the case in GeoTracker.
- Site history states that a diesel and a gasoline UST were removed in 1996 and a single monitoring well installed and seven soil borings advanced. No documented work has been performed since.

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600101925

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Seven soil borings advanced in 1995
- One monitoring well installed in 1997 and monitored until 1998

Remediation older than 5 years

- Tanks removed in 1995. The tank pits were over excavated, however the soil was then placed back into the gasoline UST pit, while clean fill was placed into the diesel UST pit.

IMPEDIMENTS TO CLOSURE T0600101925

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area, and lateral and vertical extent not adequately defined.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Site Data And Reports Not Uploaded to Geotracker - *Well not surveyed to Geotracker standards.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Site investigation and /or remediation should mitigate potentially completed exposure pathways; vapor intrusion remains unevaluated.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and associated risks.*
- Verify Remedial Action Effectiveness - *Verification monitoring will evaluate the effectiveness of remediation (overexcavation).*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Present beneath source and vicinity.

NOTES / COMMENTS

- Information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600101925

- No reports or data have been uploaded to GeoTracker for this site.
- Case history states that 2 tanks were removed in 1995 and that 3-4 years of investigations and groundwater monitoring followed.
- RP claimed case in GeoTracker in the second half of 2009
- Subsurface conditions at the site remain undocumented in GeoTracker. No conclusions can be drawn about this case.

MERRITT ENV CORP (T0600102304)

1044 5TH, OAKLAND, CA 94606



Case Age: 15 years
 Primary COC: Gasoline
 RP Identified by Regulator: MLSC Investment LLC, Merritt Environmental Corp, and Pamela Brown. – Unclaimed in GeoTracker
 Current Land Use: Retail/Commercial

ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY ACTIONS	12/3/2009	File review
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	11/6/1995	Leak Reported
LEAK ACTION	10/18/1995	Leak Stopped
CLEANUP ACTION	10/18/1995	Excavate and Dispose
LEAK ACTION	10/18/1995	Leak Discovery

Possible Reasons Why This Case Is So Old

- No Documents or data have been uploaded by the RP to Geotracker. No work has been performed at the site since 1997.
- Site history states that the case was reviewed for closure in 2007 and that additional information was needed for closure. The RP has not responded to that request.

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES
 ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000419
 CASEWORKER: [JERRY WICKHAM](#) - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 21-2323
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

NOTE: Data queried from GeoTracker and reviewed in July 2010



Activities Conducted to Date Based on GeoTracker Info T0600102304

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Sampling conducted at time of UST removal in 1995
- Monitoring well or wells installed in 1997. no data or details of this are in GeoTracker

Remediation older than 5 years

- UST removed 1995

IMPEDIMENTS TO CLOSURE T0600102304

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in the source area is unknown*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to request for information or NOV*
- Site Data And Reports Not Uploaded to Geotracker - *Site not claimed in Geotracker*
- Other - *Land owner notification has not been completed*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Vertical and lateral extent of contamination in source area will be defined*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial is not being currently utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Elevated concentrations of PHC detected in groundwater

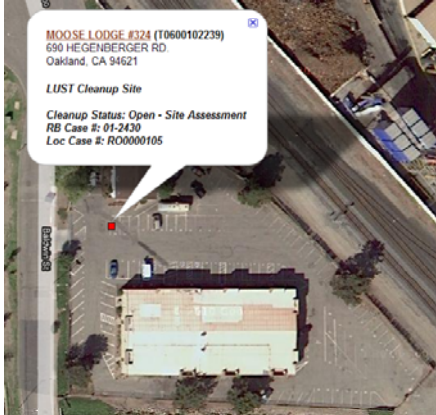
NOTES / COMMENTS

- The information presented in this Case Closure Review is limited to the specific topics in this form and does not represent all of the factors to be considered for case closure

Review Conclusions T0600102304

- No documents or Data have been uploaded by the RP to GeoTracker, and the site remains unclaimed
- No work has been performed at the site since 1997
- Notice of Violation issued July 24, 2009, states that failure to comply may result in a referral to the District Attorney, however, no referral appears to have taken place.

MOOSE LODGE #324 (T0600102239)
 690 Hegenberger Rd. Oakland, CA 94621



Case Age: 15 years
Primary COC: Gasoline
RP Identified by Regulator: OAKLAND LODGE 324 ROYAL ORDER OF MOOSE
Current Land Use: Moose Lodge

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000105
 CASEWORKER: [BARBARA JAKUB](#) - SUPERVISOR: DONNA DROGOS

SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2430
 CASEWORKER: [Cherie McCaulou](#) - SUPERVISOR: MARY ROSE CASSA

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT / ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT / ORDERS	7/24/2009	Notice of Violation - #20090724
ENFORCEMENT / ORDERS	7/3/2008	Staff Letter - #20080703
LEAK ACTION	8/31/1995	Leak Reported
LEAK ACTION	8/17/1995	Leak Stopped
LEAK ACTION	8/17/1995	Leak Discovery
CLEANUP ACTION	8/15/1995	Excavate and Dispose



Possible Reasons Why This Case Is So Old

- No documents or data have been uploaded by the RP to GeoTracker for this case.
- One AB2886 letter and one 2009-0042 letter have been uploaded by the regulator for this site and one letter regarding an unrelated site
- Site history states that the tanks was removed 1995 and that there was a "subsequent investigation", no details or data from that investigation are available

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info (T0600102239)

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- NONE DOCUMENTED

Remediation older than 5 years

- UST Removed 1995. Over excavation performed

IMPEDIMENTS TO CLOSURE (T0600102239)

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *No downgradient samples collected. MTBE not analyzed.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

PROCEDURAL IMPEDIMENTS

- Other - *Landowner notification not completed.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will evaluate source(s) beneath the site.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Petroleum hydrocarbons detected in groundwater

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102239

- No data or information regarding conditions in the subsurface at this site have been uploaded to GeoTracker.
- A Notice of Violation was issued in 2009, however, it was not uploaded to GeoTracker

RUSSI COMMERCIAL PROPERTY (T0600102196)

1347 PARK STREET, ALAMEDA, CA 94501



Case Age: 15 years
Primary COC: HEATING OIL / FUEL OIL
RP Identified by Regulator: Steve & Cecilia Simi Trust, and James F. and Arleen M. Russi Trust
Current Land Use: Commercial Building

OPEN - SITE ASSESSMENT

CLEANUP OVERSIGHT AGENCIES

ALAMEDA COUNTY LOP (LEAD) - CASE #: RO0000460
 CASEWORKER: **PARESH KHATRI** - SUPERVISOR: DONNA DROGOS
 SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2386
 CASEWORKER: **Cherie McCaulou** - SUPERVISOR: MARY ROSE CASSA

Possible Reasons Why This Case Is So Old

- No documents have been uploaded to GeoTracker by the RP
- Site history states, "Free phase hydrocarbon contamination remains beneath the site and may be migrating through the utility corridor present in the UST excavation."
- RP has been recalcitrant, and has not responded to a notice of violation and two AB2886 letters which have been uploaded to Geotracker

NOTE: Data queried from GeoTracker and reviewed in July 2010

ACTION TYPE	ACTION DATE	ACTION
OTHER REGULATORY ACTIONS	12/1/2009	File review
RESPONSE - OTHER	8/10/2009	Electronic Reporting Submittal Due
ENFORCEMENT/ORDERS	7/24/2009	Notice of Violation
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter
RESPONSE - REPORTS	10/21/2008	Sensitive Receptor Survey Report
ENFORCEMENT/ORDERS	8/28/2008	Staff Letter - #08/28/2008
OTHER REGULATORY ACTIONS	7/3/2008	Technical Correspondence / Assistance / Other - #20080703
LEAK ACTION	11/30/1995	Leak Stopped
LEAK ACTION	11/30/1995	Leak Discovery
LEAK ACTION	11/21/1995	Leak Reported
CLEANUP ACTION	11/17/1995	Excavate and Dispose

Activities Conducted to Date Based on GeoTracker Info T0600102196

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Site investigations were conducted between 1998 and 2000. Three borings were advanced and one monitoring well installed

Remediation older than 5 years

- UST removed 1995, no removal report or data available in GeoTracker

IMPEDIMENTS TO CLOSURE T0600102196

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, extent of contamination in the source area is unknown*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site Characterization has not been completed. Therefore, potential risks fan threats have not been fully evaluated*
- Sensitive Receptor Survey Has Not Been Completed - *Conduit study not performed. Free product onsite and extent of contamination in soil and groundwater has not been assessed. Need to evaluate if utility corridor is acting as a pathway for dissolved phase plume migration*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *Free product present in monitoring well, no free product removal performed*

PROCEDURAL IMPEDIMENTS

- Non-Responsive and / or Recalcitrant Responsible Party - *RP has not responded to request for work or NOV Site Data And Reports Not Uploaded to Geotracker - Site not claimed in Geotracker*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Will determine extent of soil and groundwater impact including free product and determine if migration along utility is occurring*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Additional investigation will help to define extent of contamination and develop a conceptual model*
- Remove / Reduce Source Mass - *Free product and shallow soil removal would reduce source mass*
- Protect Designated Beneficial Uses - *Additional investigation and/or cleanup would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Free product detected in source area and at utility corridor

Review Conclusions T0600102196

- No documents or data have been uploaded by the RP for this case. There was a three year gap between tank removal and the first site investigation. No work appears to have been performed at the site since 2000.
- In letter dated 8/28/2008 from ACDEH to the RP, is stated that a Risk Management Plan dated Sept. 5 2003 was received by the agency in August 2008 (5 year lag). The letter stated that up until that point three borings had been advanced at the site, and 1 monitoring well installed, that as of August 2000, 1.85 feet of free product were present at the site and that a sanitary sewer line was observed in the tank pit at the time of tank removal (1995) and free product was observed entering the utility trench. The regulator requested that the RMP include a utility survey based on this observation. Grab water samples collected in 1998 detected up to 730,000 ppb TPHd. The letter requested that the site be claimed in Geotracker, and that a technical report be submitted by Oct. 2008. No work appears to have been performed. The letter ends by stating that if the requested work is not performed Alameda County will consider referring the site to the RWQCB or District Attorney's office.

EBMUD (T0600102115)

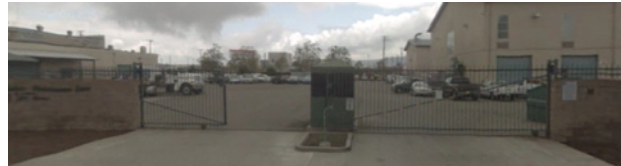
1200 21st Street., Oakland, CA 94607



Case Age: 16 years
 Primary COC: 1,1,1-TRICHLOROETHANE (TCA), DIESEL, GASOLINE, LEAD, OTHER SOLVENT OR NON-PETROLEUM HYDROCARBON, TETRACHLORO-ETHYLENE (PCE), TRICHLORO-ETHYLENE (TCE), WASTE OIL / MOTOR / HYDRAULIC / LUBRICATING
 RP Identified by Regulator: EBMUD
 Current Land Use: EBMUD Warehouse and Maintenance Yard

OPEN - SITE ASSESSMENT	
CLEANUP OVERSIGHT AGENCIES	
ALAMEDA COUNTY LOP (LEAD) - CASE #: R00000030	
CASEWORKER: MARK DETTERMAN - SUPERVISOR: DONNA DROGOS	
SAN FRANCISCO BAY RWQCB (REGION 2) - CASE #: 01-2299	
CASEWORKER: Cherie McCaulou - SUPERVISOR: MARY ROSE CASSA	

ACTION TYPE	ACTION DATE	ACTION
ENFORCEMENT/ORDERS	7/24/2009	Staff Letter - #20090724
ENFORCEMENT/ORDERS	2/19/2009	Staff Letter - #20090219
ENFORCEMENT/ORDERS	10/24/2008	Staff Letter - #20081024
RESPONSE - WORKPLANS	7/28/2008	Soil and Water Investigation Workplan
ENFORCEMENT/ORDERS	7/3/2008	Staff Letter - #20080703
ENFORCEMENT - OTHER	5/29/2008	* NEL - #20080529
LEAK ACTION	11/18/1994	Leak Stopped
LEAK ACTION	11/17/1994	Leak Reported
CLEANUP ACTION	11/17/1994	Excavate and Dispose
LEAK ACTION	11/17/1994	Leak Discovery



Possible Reasons Why This Case Is So Old

- Site has 3 AOCs, Former Gas Station, Former Auto Shop and the Former Waste Oil Tank
- Free product was observed at the site during the 1998 waste oil UST removal
- 1998 Final Report was submitted 12 years late. No Notice of Violation was issued for this delay.
- Work plan for additional site assessment was approved in Feb 2009, no report documenting this work has been submitted to GeoTracker

NOTE: Data queried from GeoTracker and reviewed in July 2010

Activities Conducted to Date Based on GeoTracker Info T0600102115

Assessment last 5 years

- NONE DOCUMENTED

Remediation last 5 years

- NONE DOCUMENTED

Assessment older than 5 years

- Subsurface sampling performed during tank removal in 1994
- Additional subsurface investigations conducted in 1995 (18 soil borings), 1996 (15 soil borings), and 1997 (5 test pits)
- Sampling conducted in 1998 as part of waste oil UST removal activities

Remediation older than 5 years

- Six USTs were removed from site in 1994. Over-excavation performed at that time
- Excavate and dispose conducted 1997
- Waste oil UST removed from site in 1998

IMPEDIMENTS TO CLOSURE T0600102115

as reported by regulatory agency

SITE ASSESSMENT INCOMPLETE

- Pollutant Sources Have Not Been Adequately Identified or Evaluated - *Source area not adequately defined, vertical extent of contamination in soil and groundwater in the source area is unknown.*
- Extent of Contamination Has Not Been Determined - *Lateral and vertical extent of contamination not determined; well s not installed.*
- Potential Risks, Threats, And Other Environmental Concerns Have Not Been Adequately Identified And Assessed - *Site characterization has not been completed. Therefore, potential risks and threats have not been fully evaluated.*

INADEQUATE SOURCE CONTROL

- Feasible Source Control Not Performed - *No documentation that waste oil UST has been removed or remediated.*

Other Impediments

- Currently known and immediately relevant impediments to closure have been identified above in the context of this Closure Review Form. However, the impediments to closure identified above do not comprehensively describe the full scope of work that may be necessary to achieve case closure nor do they necessarily represent the full range of conditions to be evaluated on a site-specific basis during case closure review. In addition, as more information becomes available during progress of the case, additional impediments to closure may become known.

BENEFITS OF ADDITIONAL WORK

- Fill-in RI Data Gaps - *Additional work will determine vertical and lateral extent of soil and groundwater impacts.*
- Complete CSM and Our Understanding of Hydrogeologic Regime and Fate and Transport of Contaminants - *Completion of SCM will aid in evaluating potentially completed exposure pathways and any associated risk.*
- Verify Remedial Action Effectiveness - *Effectiveness of gas or hydraulic oil over excavations not documented adequately; additional work will determine.*
- Protect Designated Beneficial Uses - *Additional investigation/cleanup/or other would protect the designated beneficial uses for groundwater. Groundwater at the site is considered suitable, or potentially suitable for municipal and domestic water supply (MUN) as designated in the San Francisco Bay Region Water Quality Control Board Basin Plan. However, the municipal and domestic water supply beneficial use is not currently being utilized in the area of the site. The benefits of protecting the resource will be evaluated in accordance with the policies and procedures set forth in State Water Board Resolution 92-49. The protection of designated beneficial uses is one of several benefits and is not the sole benefit of additional work.*
- Other - *Completion of site characterization is necessary before decisions can be made regarding site cleanup or closure.*

SENSITIVE RECEPTORS LIKELY TO BE IMPACTED AND TIME FRAME FOR IMPACT

- Groundwater Already Impacted Groundwater impacted; extent undefined.

NOTES / COMMENTS

- The information presented in this Case Closure Review form is limited to the specific topics listed in this form and does not represent all of the factors to be considered for case closure.

Review Conclusions T0600102115

- This is a large site with 3 areas of concern (AOCs)
- Free product historically present near Waste Oil UST.
- RP submitted final sampling report from 1998 ten years late.
- Agency requested a work plan for additional site assessment in October 2008, which was submitted in December 2008 and approved with conditions in February 2009. To date, no report for this work has been submitted to GeoTracker, or notice of violation issued loaded into GeoTracker. Conditions in the subsurface remain undocumented, the plume remains undefined, and the risk to human health and the environment are unknown.