CASE CLOSURE SUMMARY

LOW-THREAT UNDERGROUND STORAGE TANK CASE CLOSURE POLICY

LEAKING UNDERGROUND FUEL STORAGE TANK PROGRAM

I. AGENCY INFORMATION **DATE: 4/8/2019**

AGENCY NAME:	**California Regional Water Quality Control Board, Colorado River Basin Region**	
ADDRESS:	**73-720 Fred Waring Drive, Suite 100, Palm Desert, CA 92260**	
STAFF PERSON:	**Kola Olatunbosun**	TELEPHONE: **(760) 776-8958**

II. CASE INFORMATION

SITE NAME:	**MOBIL YOUSEF**		
SITE ADDRESS:	**1708 N. PALM CANYON DRIVE, PALM SPRINGS, CA 92262, RIVERSIDE COUNTY**		
RB LUSTIS CASE NO:	**Geotracker Global ID #: T10000007965**	LOCAL AGENCY NO:	**RIVERSIDE COUNTY LOP - CASE # *2015RO6600627***
UNAUTHORIZED RELEASE FORM DATE:	**November 12, 2015**		

RESPONSIBLE PARTIES:	ADDRESS	TELEPHONE
SOBHY YOUSEF	**1708 N. PALM CANYON DRIVE, PALM SPRINGS, CA 92260, RIVERSIDE COUNTY**	**(760) 325-4955**

TANK NO	SIZE (GAL)	CONTENTS	REMOVED/REPLACED/ CLOSED IN PLACE?	DATE
1	**6,000-GALLON**	**GASOLINE**	**REMOVED**	**10/29/2015**
1	**8,000-GALLON**	**GASOLINE**	**REMOVED and REPLACED with 20,000-Gallon**	**10/29/2015**
1	**10,000-GALLON**	**GASOLINE**	**REMOVED and REPLACED with 20,000-Gallon**	**10/29/2015**

III. RELEASE AND SITE CHARACTERIZATION INFORMATION

CAUSE OF RELEASE:	**Unknown**				
TYPE OF RELEASE:	**Gasoline**				
CHARACTERIZATION COMPLETE?	**YES**	**[x]**	NO	[ ]	
MONITORING WELLS INSTALLED?	YES	[ ]	NO	[**X**]	NUMBER**: 0**
GW DEPTH BELOW GROUND SURFACE (ft): *****estimated	HIGHEST:	***315 FT**	LOWEST:	***345 FT**	
GW FLOW DIRECTION:	**Southeast**				
MOST SENSITIVE CURRENT GW USE:	**Municipal, Agricultural, and Industrial**				
ARE DRINKING WATER WELLS AFFECTED:			YES [ ]	**NO**	**[x]**
IS SURFACE WATER AFFECTED:			YES [ ]	**NO**	**[x]**
NEAREST/AFFECTED SW NAME: **N/A**					
REPORT (S) ON FILE?			YES **[x]**	NO	[ ]
LOCATION OF REPORT(S) FILED:	http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T10000007965				

TREATMENT & DISPOSAL OF AFFECTED MATERIAL

MATERIAL	AMOUNT (UNIT)	ACTION TREATMENT OR DISPOSAL DESTINATION	DATE
SOIL	**646 Tons**	**Excavated and disposed offsite**	**11/16/2015-11/17/2015**
SOIL VAPOR	**N/A**	**N/A**	**N/A**
GROUNDWATER	**N/A**	**N/A**	**N/A**

IV. MAXIMUM CONTAMINANT CONCENTRATIONS BEFORE AND AFTER CLEANUP

SOIL (ppm)

CONTAMINANT	BEGINNING (mg/kg) DATE SAMPLED **10/29/2015**	DEPTH (ft)	END (mg/kg) DATE SAMPLED **10/30-31/2018**	DEPTH (ft)
TPH(g) gasoline	**3,310**	**14**	**ND**	**15**
TPH(d) diesel	**N.T.**	**N/A**	**30**	**15**
OTHER FUEL	**N.T.**	**N/A**	**N.T.**	**N/A**
BENZENE	**< 12.5**	**14**	**ND**	**15**
TOLUENE	**160**	**14**	**ND**	**15**
ETHYLBENZENE	**77**	**14**	**ND**	**15**
XYLENE	**490**	**14**	**ND**	**15**
MTBE	**< 12.5**	**14**	**ND**	**15**
HEAVY METALS	**N.T.**	**N/A**	**N.T.**	**N/A**
NAPHTHALENE	**N.T.**	**N/N**	**ND**	**15**

***COMMENTS*:** (soil types, soil remediation method(s), depth of remediation, duration, etc):

The site is underlain by surficial sediments (quaternary alluvial deposits), consisting of sand and gravel. The site is 568 feet above mean sea level, and slopes towards the Salton Sea.

***REMEDIATION*: Approximately 646 tons of impacted soil were excavated and disposed of offsite during UST removal. Soils in the UST pit were excavated to a total depth of 20 feet. The excavation was backfilled with imported clean soil.**

(B) GROUNDWATER (ppb)

CONTAMINANT	BEGINNING (ug/L) DATE SAMPLED:	END (ug/L) DATE SAMPLED:	CONTAMINANT	BEGINNING (ug/L) DATE SAMPLED:	END (ug/L) DATE SAMPLED:
TPHg	NONE	**N/A**	MTBE	NONE	**N/A**
TPHd	NONE	**N/A**	ETBE	NONE	**N/A**
OTHER FUEL TPHo	NONE	**N/A**	TAME	NONE	**N/A**
BENZENE	NONE	**N/A**	DIPE	NONE	**N/A**
TOLUENE	NONE	**N/A**	TBA	NONE	**N/A**
ETHYLBENZENE	NONE	**N/A**	HEAVY METALS	NONE	**N/A**
XYLENE	NONE	**N/A**	OTHER	NONE	**N/A**

COMMENTS (Groundwater remediation method(s), duration, etc): **SOIL-ONLY CASE**

V. FREE PRODUCT

WAS FREE PRODUCT ENCOUNTERED? YES[ ] NO[ ]

N/A

HAS FREE PRODUCT BEEN ADEQUATELY RECOVERED? YES[ ] NO[]

N/A

VI. CLOSURE

DOES COMPLETED CORRECTIVE ACTION PROTECT EXISTING BENEFICIAL USES PER THE REGIONAL BOARD BASIN PLAN? YES[**x**] NO[ ]

DOES COMPLETED CORRECTIVE ACTION PROTECT POTENTIAL BENEFICIAL USES PER THE REGIONAL BOARD BASIN PLAN? YES[**x**] NO[ ]

DOES THE CORRECTIVE ACTION PROTECT PUBLIC HEALTH FOR CURRENT LAND USE? YES [**x**] NO[ ]

IF NO:

WAS QUANTITATIVE OR QUALITATIVE RISK EVALUATION PERFORMED? YES[ ] NO[ ] (briefly describe below)

IF LAND USE CHANGES SHOULD RISK BE RE-EVALUATED? YES[ ] NO[ ] (briefly describe below)

SITE MANAGEMENT REQUIREMENTS? YES[ ] NO[**x**]

SHOULD CORRECTIVE ACTION BE REVIEWED IF LAND USE CHANGES? YES[ ] NO**[X]**

MONITORING WELLS DECOMMISSIONED: **N/A**

NUMBER DECOMMISSIONED: **N/A** NUMBER WILL BE DECOMMISSIONED: **N/A**

NUMBER RETAINED: **N/A**

No groundwater monitoring wells were installed at the site.

LIST ENFORCEMENT ACTIONS TAKEN: **NONE**

LIST ENFORCEMENT ACTIONS RESCINDED: **NONE**

VII. REMEDIATION SUMMARY AND CLOSURE RATIONALE

Remediation Summary:

Approximately 646 tons of impacted soil were excavated and disposed of offsite during UST removal. The excavation extended 20 feet below the ground surface. Clean, imported soil was used to backfill the excavation.

Closure Rationale: *Justification that closure is Protective of Human and the Environment, water, Beneficial Uses that do not pose a threat to water quality.*

The site is currently an active Mobil-branded gasoline station. A single-story building used as a convenience store is located on the center/eastern area of the site. The building also houses an auto shop facility on the south side. Three USTs, together with their associated product lines and fuel dispensers, were removed from the site on October 29, 2015. TPHg, benzene, and MTBE were detected beneath the USTs identified as 1 and 2. Contaminated soil was excavated from the tank area on November 2, 2015, and before installation of two new, 20,000-gallon USTs. The area was then backfilled with clean soil. The petroleum release impacted soils at 50 to 60 feet below the ground surface; maximum concentrations of TPHg were 940 mg/kg. Impacted soil is approximately 200 feet above the groundwater table, and does not pose a significant risk to human health, safety or the environment. No water supply wells or surface water bodies were identified within 1000 feet of the site.

Rationale for Closure under the Policy**:**

The Low-Threat UST Case Closure Policy (Policy) contains general and media-specific criteria to close UST sites. Cases that meet those criteria are appropriate for closure pursuant to the Policy. This case meets all required Policy criteria.

General Criteria: The case meets all eight general criteria under the Policy.

Media Specific Criteria:

1. **Groundwater: This site is a "soil only" case; pollutants have not reached groundwater.**
2. **Petroleum Vapor Intrusion to Indoor Air: The "Active Commercial Petroleum Fueling Facility" exception under the Policy applies, because of the nature of the facility and since there is no reason to believe an unacceptable health risk exists.**
3. **Direct Contact and Outdoor Air Exposure: This case meets Policy criterion 3(a), because maximum concentrations of petroleum constituents in soil are less than those listed in Table 1 of the Policy for the specified depth below ground surface.**

List of Acronyms:

TPH – total petroleum hydrocarbons
TPHg – total petroleum hydrocarbons as gasoline
TPHd – total petroleum hydrocarbons as diesel

MTBE – methyl *tert*-butyl ether
ETBE – ethyl *tert*-butyl ether
TAME – *tert*-amyl methyl ether
DIPE – diisopropyl ether
TBA – *tert*-butyl alcohol
GW – groundwater
bgs – below ground surface

UST – underground storage tank
ND – non-detectable
NA – not applicable

NS – not sampled
NT – not tested
mg/kg – milligrams per kilogram
ug/L – micrograms per liter
ppmv – parts per million by volume
ppbv- parts per billion by volume