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STATE OF CALIFORNIA
STATE WATER RESOURCES CONTROL BOARD
ORDER WQ 20XX-XXXX-UST

**In the Matter of Underground Storage Tank (UST) Case Closure
Pursuant to Health and Safety Code Section 25296.10 and the
Low-Threat Underground Storage Tank Case Closure Policy**

BY THE CHIEF DEPUTY DIRECTOR:¹

By this order, the Chief Deputy Director directs closure of the UST cases at the site listed below, pursuant to section 25296.10 of the Health and Safety Code.² The name of the responsible party(ies), the site names, the site address, the Underground Storage Tank Cleanup Fund (Fund) claim number, if applicable, current and former lead agencies, and case numbers are as follows:

ERETZ WISH-I-AH, LLC (Responsible Party)

**Wish-I-Ah Care Center (Admin Bldg), Wish-I-Ah Care Center (Annex Bld), and
Wish-I-Ah Care Center (Canyon View Bldg)**

35680 North Wish-I-Ah Road, Auberry, Fresno County

**Central Valley Regional Water Quality Control Board, Case Nos. 5T10000909,
5T10000910, and 5T10000911**

¹ State Water Board Resolution No. 2023-0036 delegates to the Executive Director the authority to close or require the closure of any UST case if the case meets the criteria found in the State Water Board's Low-Threat Underground Storage Tank Case Closure Policy adopted by State Water Board Resolution No. 2012-0016. Pursuant to Resolution No. 2023-0036, the Executive Director has delegated this authority to the Chief Deputy Director.

² Unless otherwise noted, all references are to the California Health and Safety Code.

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I. STATUTORY AND PROCEDURAL BACKGROUND

Upon review of a UST case, the State Water Resources Control Board (State Water Board), or in certain cases the State Water Board Executive Director or Chief Deputy Director, is authorized to close or require closure of a UST case where an unauthorized release has occurred if the State Water Board determines that corrective action at the site is in compliance with all the requirements of subdivisions (a) and (b) of section 25296.10. Closure of a UST case is appropriate where the corrective action ensures that any residual petroleum constituents associated with the case pose a low threat to human health, safety, and the environment and where the corrective action is consistent with: 1) chapter 6.7 of division 20 of the Health and Safety Code and implementing regulations; 2) any applicable waste discharge requirements or other orders issued pursuant to division 7 of the Water Code; 3) all applicable state policies for water quality control; and 4) all applicable water quality control plans.

State Water Board staff have reviewed the UST cases identified above and recommend case closure under the Water Quality Control Policy for Low-Threat Underground Storage Tank Case Closures (Low-Threat Closure Policy or Policy). This recommendation is based upon the facts and circumstances of these particular UST cases. State Water Board staff prepared the attached UST Case Closure Summary, which is incorporated herein by reference. The State Water Board's recommendation is based on information in the UST case record available on GeoTracker.

[GeoTracker Case Record \(Admin Building\):](http://geotracker.waterboards.ca.gov/?gid=T10000004965)

<http://geotracker.waterboards.ca.gov/?gid=T10000004965>

[GeoTracker Case Record \(Annex Building\):](http://geotracker.waterboards.ca.gov/?gid=T10000005548)

<http://geotracker.waterboards.ca.gov/?gid=T10000005548>

[GeoTracker Case Record \(Canyon View Building\):](http://geotracker.waterboards.ca.gov/?gid=T10000005549)

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Low-Threat Closure Policy

The Policy became effective on August 17, 2012 and establishes consistent statewide case closure criteria for low-threat petroleum UST sites. The Policy applies to unauthorized petroleum releases from USTs, as defined in section 25281. In the absence of unique attributes or site-specific conditions that demonstrably increase the risk associated with residual petroleum constituents, cases that meet the general and media-specific criteria in the Policy pose a low threat to human health, safety, and the environment and are appropriate for closure under section 25296.10. If a regulatory agency determines that a case meets the general and media-specific criteria of the Policy, then the regulatory agency shall notify the responsible party(ies) and other specified interested persons that the case is eligible for closure. Unless the regulatory agency revises its determination based on comments received on the proposed case closure, the agency shall issue a uniform closure letter as specified in section 25296.10. Prior to issuance of a uniform closure letter, the following items must be completed: a 60-day public comment period; proper destruction or certification of continued maintenance of monitoring wells or borings; and removal of waste associated with investigation and remediation of the site. All activities must be conducted in accordance with applicable local and state requirements.

Health and Safety Code section 25299.57, subdivision (l)(1) provides that claims for reimbursement of corrective action costs that are received by the Fund more than 365 days after the date of a uniform closure letter or a letter of commitment, whichever occurs later, shall not be reimbursed unless specified conditions are satisfied.

II. FINDINGS

Based upon information available in the UST case record on GeoTracker, as summarized in the attached UST Case Closure Summary, the State Water Board finds that the corrective action taken to address the unauthorized release of petroleum at the UST site identified below ensures any residual petroleum constituents associated with the cases pose a low threat to human health, safety, and the environment and is consistent with chapter 6.7 of division 20 of the Health and Safety Code and

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implementing regulations, the Policy, and other applicable water quality control policies and plans:

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This order directs closure for the petroleum UST cases at the site. This order does not address non-petroleum contamination.

Pursuant to the Policy, notification of proposed case closure and a 60-day comment period were provided to all entities required to receive notice of the proposed case closure. Any comments received have been considered by the State Water Board prior to determining that the cases should be closed.

Pursuant to section 21080.5 of the Public Resources Code, environmental impacts associated with the adoption of the Policy were analyzed in the substitute environmental document (SED) the State Water Board approved on May 1, 2012. The SED concludes that all environmental effects of adopting, and implementing, the Policy are less than significant. A Notice of Decision was filed August 17, 2012. No new environmental impacts or any additional reasonably foreseeable impacts beyond those that were addressed in the SED will result from adopting this order.

The UST cases identified above may be the subject of orders issued by a Regional Water Quality Control Board (Regional Water Board) pursuant to division 7 of the Water Code. Any orders that have been issued by a Regional Water Board pursuant to division 7 of the Water Code, or directives issued by a Local Oversight Program (LOP) agency, for these cases should be rescinded to the extent they are inconsistent with this order.

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III. ORDER

IT IS THEREFORE ORDERED that:

- A. The UST cases identified in Section II of this order, meeting the general and media-specific criteria established in the Policy, be closed in accordance with the following conditions and after the following actions are complete. Prior to the issuance of a uniform closure letter, the responsible party(ies) is/are ordered to:
 - 1. Properly destroy any and all monitoring wells and borings unless the owner of real property on which the well or boring is located certifies that the wells or borings will be maintained in accordance with local or state requirements;
 - 2. Properly remove from the site and manage any and all waste piles, drums, debris, and other investigation and remediation derived materials in accordance with local or state requirements; and
 - 3. Within six months of the date of this order, submit documentation to the regulatory agency overseeing the UST case identified in Section II of this order that the tasks in subparagraphs (1) and (2) have been completed.
- B. The tasks in subparagraphs (1) and (2) of Paragraph (A) are ordered pursuant to Health and Safety Code section 25296.10, and failure to comply with these requirements may result in the imposition of civil penalties pursuant to Health and Safety Code section 25299, subdivision (d)(1). Penalties may be imposed administratively by the State Water Board or Regional Water Board.
- C. Within 30 days of receipt of proper documentation from the responsible party(ies) that requirements in subparagraphs (1) and (2) of Paragraph (A) are complete, the regulatory agency that is responsible for oversight of the UST case identified in Section II of this order shall notify the State Water Board that the tasks have been satisfactorily completed.
- D. Within 30 days of notification from the regulatory agency that the tasks are complete pursuant to Paragraph (C), the Deputy Director of the Division of Water

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Quality shall issue a uniform closure letter consistent with Health and Safety Code section 25296.10, subdivision (g) and upload the uniform closure letter to GeoTracker.

- E. Pursuant to section 25299.57, subdivision (l)(1), and except in specified circumstances, all claims for reimbursement of corrective action costs must be received by the Fund within 365 days of issuance of the uniform closure letter in order for the costs to be considered.
- F. Any Regional Water Board or LOP agency directive or order that directs corrective action or other action inconsistent with case closure for the UST cases identified in Section II is rescinded, but only to the extent the Regional Water Board order or LOP agency directive is inconsistent with this order.

Chief Deputy Director

Date