

STATE OF CALIFORNIA  
STATE WATER RESOURCES CONTROL BOARD  
**ORDER WQ 2013-0116-UST**

---

**In the Matter of Underground Storage Tank Case Closure  
Pursuant to Health and Safety Code Section 25296.40 and the  
Low-Threat Underground Storage Tank Case Closure Policy**

---

**BY THE EXECUTIVE DIRECTOR:<sup>1</sup>**

By this order, the Executive Director directs closure of the underground storage tank (UST) case at the site listed below, pursuant to subdivision (a) of section 25296.40 of the Health and Safety Code.<sup>2</sup> The name of the petitioner, the site name, the site address, the Underground Storage Tank Cleanup Fund (Fund) claim number if applicable, the lead agency, and case number are as follows:

**Dr. Edward Cruchley  
Los Altos Car Wash  
5470 Stearns Street, Long Beach, Los Angeles County  
Fund Claim No. 14679  
Los Angeles Regional Water Quality Control Board, Case No. 908150034**

**I. STATUTORY AND PROCEDURAL BACKGROUND**

Upon receipt of a petition from a UST owner, operator, or other responsible party, section 25296.40 authorizes the State Water Resources Control Board (State Water Board) 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 of the requirements of subdivisions (a) and (b) of section 25296.10. The State Water Board, or in certain cases the State Water Board Executive Director, may close a case or require the closure

---

<sup>1</sup> State Water Board Resolution No. 2012-0061 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.

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

of a UST case. Closure of a UST case is appropriate where the corrective action ensures the protection of 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 has completed a review of the UST case identified above, and recommends that this case be closed. The recommendation is based upon the facts and circumstances of this particular UST case. A UST Case Closure Summary has been prepared for the case identified above and the basis for determining compliance with the Water Quality Control Policy for Low-Threat Underground Storage Tank Case Closures (Low-Threat Closure Policy or Policy) are explained in the Case Closure Summary.

### **Low-Threat Closure Policy**

In State Water Board Resolution No. 2012-0016, the State Water Board adopted the Low-Threat Closure Policy. The Policy became effective on August 17, 2012. The Policy establishes consistent statewide case closure criteria for certain low-threat petroleum UST sites. 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 Low-Threat Closure Policy pose a low-threat to human health, safety, and the environment and are appropriate for closure under Health and Safety Code section 25296.10. The Policy provides that if a regulatory agency determines that a case meets the general and media-specific criteria of the Policy, then the regulatory agency shall notify responsible parties and other specified interested persons that the case is eligible for case closure. Unless the regulatory agency revises its determination based on comments received on the proposed case closure, the Policy provides that the agency shall issue a uniform closure letter as specified in Health and Safety Code section 25296.10. The uniform closure letter may only be issued after the expiration of the 60-day comment period, proper destruction or maintenance of monitoring wells or borings, and removal of waste associated with investigation and remediation of the site.

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 the UST Case Closure Summary prepared for the case attached hereto, the State Water Board finds that corrective action taken to address the unauthorized release of petroleum at the UST release site identified as:

**Dr. Edward Cruchley**

**Los Altos Car Wash**

**5470 Stearns Street, Long Beach, Los Angeles County**

**Fund Claim No. 14679**

**Los Angeles Regional Water Quality Control Board, Case No. 908150034**

ensures protection of human health, safety, and the environment and is consistent with Chapter 6.7 of division 20 of the Health and Safety Code, and implementing regulations, the Low-Threat Closure Policy and other water quality control policies and applicable water quality control plans.

Pursuant to the Low-Threat Closure Policy, notification has been provided to all entities that are required to receive notice of the proposed case closure, a 60-day comment period has been provided to notified parties, and any comments received have been considered by the State Water Board in determining that the case should be closed.

Pursuant to section 21080.5 of the Public Resources Code, environmental impacts associated with the adoption of this Order 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 Low Threat Closure Policy are less than significant, and environmental impacts as a result of adopting this Order in compliance with the Policy are no different from the impacts that are reasonably foreseen as a result of the Policy itself. 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 case identified above may be the subject of orders issued by the Regional Water Quality Control Board (Regional Water Board) pursuant to division 7 of the Water Code. Any orders that have been issued by the Regional Water Board pursuant to division 7 of the Water Code, or directives issued by a Local Oversight Program (LOP) agency for this case should be rescinded to the extent they are inconsistent with this Order.

### III. ORDER

**IT IS THEREFORE ORDERED** that:

- A. The UST case identified in Section II of this Order, meeting the general and media-specific criteria established in the Low-Threat Closure 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 Petitioner is ordered to:
1. Properly destroy 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 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 Petitioner 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 Quality shall issue a uniform closure letter consistent with Health and Safety Code section 25296.10, subdivision (g) and upload the uniform closure letter and UST Case Closure Summary 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 case 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.

Thomas Howard

Executive Director

11/21/13

Date



State Water Resources Control Board

UST CASE CLOSURE SUMMARY

Agency Information

Table with 2 columns: Agency Name, Address, Agency Caseworker, Case No.

Case Information

Table with 2 columns: USTCF Claim No., Global ID, Site Name, Address, Petitioner, Address, USTCF Expenditures to Date, Number of Years Case Open

URL: http://geotracker.waterboards.ca.gov/profile\_report.asp?global\_id=T0603701979

Summary

The Low-Threat Underground Storage Tank Case Closure Policy (Policy) contains general and media-specific criteria, and cases that meet those criteria are appropriate for closure pursuant to the Policy. This Site meets all of the required criteria of the Policy. A summary evaluation of compliance with the Policy is shown in Attachment 1: Compliance with State Water Board Policies and State Law. The Conceptual Site Model upon which the evaluation of the case has been made is described in Attachment 2: Summary of Basic Site Information. Highlights of the Conceptual Site Model are summarized as follows.

The release at the Site was discovered in April 1988. Three underground storage tanks (USTs) were removed in February 1995. The Site currently operates as a commercial car wash with a convenience store. No USTs remain onsite. Remediation by dual phase extraction (DPE) was active from November 2007 to present. DPE removed approximately 5,139 pounds of gasoline in vapor and treated approximately 2,123,189 gallons of groundwater. The Site is currently under verification monitoring.

There are two water-bearing zones at the Site. The groundwater flow direction for both zones is southwesterly. The petroleum release is limited to soil to a depth of approximately 25 feet below ground surface (bgs). The nearest surface water body is the Pacific Ocean located over 13,000 feet south of the Site. The nearest public supply wells regulated by the California Department of Public Health are located over 2,000 feet northwest of the Site. Public water is supplied by the Metropolitan District of Southern California. The affected groundwater is not currently being used as a source of drinking water or any other designated beneficial use, and it is highly unlikely that the affected

groundwater will be used as a source of drinking water or any other beneficial use in the foreseeable future. Public supply wells are usually constructed with competent sanitary seals. Production intervals are in deeper protected aquifers. Remaining petroleum constituents are limited, stable, and declining. Remedial actions have been implemented and additional corrective action would be ineffective and expensive. Additional assessment/monitoring will not likely change the conceptual model. Remaining petroleum constituents do not pose significant risk to human health, safety, or the environment.

### Rationale for Closure under the Policy

- General Criteria – Site **MEETS ALL EIGHT GENERAL CRITERIA** under the Policy.
- Groundwater Media-Specific Criteria – Site meets the criterion in **CLASS 2**. The contaminant plume that exceeds water quality objectives is less than 250 feet in length. There is no free product. The nearest existing water supply well or surface water body is greater than 1,000 feet from the defined plume boundary. The dissolved concentration of benzene is less than 3,000 micrograms per liter ( $\mu\text{g/L}$ ), and the dissolved concentration of MTBE is less than 1,000  $\mu\text{g/L}$ .
- Petroleum Vapor Intrusion to Indoor Air – Site meets **CRITERIA (2) b**. A Site-specific risk assessment for the vapor intrusion pathway was conducted and demonstrates that human health is protected.
- Direct Contact and Outdoor Air Exposure – Site meets **CRITERIA (3) b**. A Site-specific risk assessment from exposure shows that maximum concentrations of petroleum constituents in soil will have no significant risk of adversely affecting human health.

### Objections to Closure

Regional Board staff objected to UST case closure because:

1. The site is currently in active remediation phase and there is insufficient post-remediation monitoring to evaluate the effectiveness of natural attenuation as a means to remediate the residual contamination after the active cleanup at the site. Additional groundwater monitoring is necessary to demonstrate whether natural attenuation is occurring.  
RESPONSE: According to GeoTracker, the Site is currently under verification monitoring. Stable to decreasing groundwater concentration trends for MTBE and benzene demonstrates that Water Quality Objectives (WQOs) will be attained through natural attenuation within a reasonable time. Additional groundwater monitoring is not necessary.
2. Groundwater monitoring data do not indicate a strongly decreasing trend or plume stability. There were significant increases of most gasoline constituents in groundwater samples collected from monitoring wells MW-1 to MW-5 during July 2012 monitoring event.  
RESPONSE: Groundwater monitoring data collected between 2000 and 2012 in all wells indicate decreasing or stable trends for MTBE and BTEX in all wells. Data collected in the downgradient wells to the southwest of the former USTs indicate concentrations below WQOs since 2006. The plume appears to be stable and less than 210 feet in length.
3. The abovementioned facts of the increasing trends in MW-1 to MW-5 indicate the potential source contributing to the identified groundwater contamination has not been successfully remediated.

Los Altos Car Wash  
5470 Stearns Street, Long Beach


**RESPONSE:** Soil borings from 2009 to 2011 show the top 10 feet of soil contain low concentrations of gasoline constituents. Residual soil contamination remains between 10 to 30 feet bgs. Remediation by DPE removed approximately 5,139 pounds of gasoline in vapor and treated approximately 2,123,189 gallons of groundwater through February 2013. Remaining soil and groundwater contamination poses low-threat to human health. Therefore, additional remediation is not necessary.

**Recommendation for Closure**

The corrective action performed at this Site ensures the protection of human health, safety, the environment and is consistent with chapter 6.7 of the Health and Safety Code and implementing regulations, applicable state policies for water quality control and the applicable water quality control plan, and case closure is recommended.

Prepared By:   
Charlow Arzadon  
Water Resource Control Engineer

7/12/13  
Date

Reviewed By:   
Benjamin Henningburg, PG No. 8130  
Senior Engineering Geologist

7/12/13  
Date



**ATTACHMENT 1: COMPLIANCE WITH STATE WATER BOARD POLICIES AND STATE LAW**

The Site complies with State Water Resources Control Board policies and state law. Section 25296.10 of the Health and Safety Code requires that Sites be cleaned up to protect human health, safety, and the environment. Based on available information, any residual petroleum constituents at the Site do not pose significant risk to human health, safety, or the environment.

**The Site complies with the requirements of the Low-Threat Underground Storage Tank (UST) Case Closure Policy as described below.<sup>1</sup>**

<p><b>Is corrective action consistent with Chapter 6.7 of the Health and Safety Code and implementing regulations?</b>          The corrective action provisions contained in Chapter 6.7 of the Health and Safety Code and the implementing regulations govern the entire corrective action process at leaking UST sites. If it is determined, at any stage in the corrective action process, that UST case closure is appropriate, further compliance with corrective action requirements is not necessary. Corrective action at this Site has been consistent with Chapter 6.7 of the Health and Safety Code and implementing regulations and, since this case meets applicable case-closure requirements, further corrective action is not necessary, unless the activity is necessary for case closure.</p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p><b>Have waste discharge requirements or any other orders issued pursuant to Division 7 of the Water Code been issued at this Site?</b></p>	<p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>
<p><b>If so, was the corrective action performed consistent with any order?</b></p>	<p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> NA</p>
<p><b><u>General Criteria</u></b>          General criteria that must be satisfied by all candidate sites:</p>	
<p><b>Is the unauthorized release located within the service area of a public water system?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p><b>Does the unauthorized release consist only of petroleum?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p><b>Has the unauthorized ("primary") release from the UST system been stopped?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p><b>Has free product been removed to the maximum extent practicable?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> NA</p>
<p><b>Has a conceptual site model that assesses the nature, extent, and mobility of the release been developed?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p><b>Has secondary source been removed to the extent practicable?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>

<sup>1</sup> Refer to the Low-Threat Underground Storage Tank Case Closure Policy for closure criteria for low-threat petroleum UST sites.

<p><b>Has soil or groundwater been tested for MTBE and results reported in accordance with Health and Safety Code, Section 25296.15?</b></p> <p><b>Does nuisance as defined by Water Code, section 13050 exist at the Site?</b></p> <p><b>Are there unique Site attributes or Site-specific conditions that demonstrably increase the risk associated with residual petroleum constituents?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>
<p><b><u>Media-Specific Criteria</u></b>        Candidate sites must satisfy all three of these media-specific criteria:</p> <p><b>1. Groundwater:</b>        To satisfy the media-specific criteria for groundwater, the contaminant plume that exceeds water quality objectives must be stable or decreasing in areal extent, and meet all of the additional characteristics of one of the five classes of sites:</p> <p><b>Is the contaminant plume that exceeds water quality objectives stable or decreasing in areal extent?</b></p> <p><b>Does the contaminant plume that exceeds water quality objectives meet all of the additional characteristics of one of the five classes of sites?</b>        If YES, check applicable class: <input type="checkbox"/> 1 <input checked="" type="checkbox"/> 2 <input type="checkbox"/> 3 <input type="checkbox"/> 4 <input type="checkbox"/> 5</p> <p><b>For sites with releases that have not affected groundwater, do mobile constituents (leachate, vapors, or light non-aqueous phase liquids) contain sufficient mobile constituents to cause groundwater to exceed the groundwater criteria?</b></p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> NA</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> NA</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> NA</p>
<p><b>2. Petroleum Vapor Intrusion to Indoor Air:</b>        The Site is considered low-threat for vapor intrusion to indoor air if Site-specific conditions satisfy all of the characteristics of one of the three classes of sites (a through c) or if the exception for active commercial fueling facilities applies.</p> <p><b>Is the Site an active commercial petroleum fueling facility?</b>        Exception: Satisfaction of the media-specific criteria for petroleum vapor intrusion to indoor air is not required at active commercial petroleum fueling facilities, except in cases where release characteristics can be reasonably believed to pose an unacceptable health risk.</p> <p><b>a. Do Site-specific conditions at the release Site satisfy all of the applicable characteristics and criteria of scenarios 1 through 3 or all of the applicable characteristics and criteria of scenario 4?</b>        If YES, check applicable scenarios: <input type="checkbox"/> 1 <input type="checkbox"/> 2 <input type="checkbox"/> 3 <input type="checkbox"/> 4</p> <p><b>b. Has a Site-specific risk assessment for the vapor intrusion pathway been conducted and demonstrates that human health is protected to the satisfaction of the regulatory agency?</b></p>	<p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> NA</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> NA</p>

<p><b>c. As a result of controlling exposure through the use of mitigation measures or through the use of institutional or engineering controls, has the regulatory agency determined that petroleum vapors migrating from soil or groundwater will have no significant risk of adversely affecting human health?</b></p>	<p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> NA</p>
<p><b>3. Direct Contact and Outdoor Air Exposure:</b>          The Site is considered low-threat for direct contact and outdoor air exposure if Site-specific conditions satisfy one of the three classes of sites (a through c).</p> <p><b>a. Are maximum concentrations of petroleum constituents in soil less than or equal to those listed in Table 1 for the specified depth below ground surface (bgs)?</b></p> <p><b>b. Are maximum concentrations of petroleum constituents in soil less than levels that a Site-specific risk assessment demonstrates will have no significant risk of adversely affecting human health?</b></p> <p><b>c. As a result of controlling exposure through the use of mitigation measures or through the use of institutional or engineering controls, has the regulatory agency determined that the concentrations of petroleum constituents in soil will have no significant risk of adversely affecting human health?</b></p>	<p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> NA</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> NA</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> NA</p>

**ATTACHMENT 2: SUMMARY OF BASIC INFORMATION (Conceptual Site Model)**

**Site Location/History**

- Location: The Site is located at the intersection of Stearns Street and Bellflower Boulevard in Long Beach. The Site is operating as a commercial car wash with a convenience store.
- Surrounding Land Usage: The Site is bounded by commercial and residential properties.
- Nature of Contaminants of Concern: Petroleum hydrocarbons only.
- Primary Source of Release: UST system.
- Discovery Date: 1988.
- Release Type: Petroleum<sup>2</sup>.
- Investigation: Twenty monitoring wells have been installed.
- Free Product: None reported.

**Table A: USTs**

Tank No.	Size	Contents	Status	Date
1	5,000-gallon	Gasoline	Removed	1995
2	7,500-gallon	Gasoline	Removed	1995
3	7,500-gallon	Gasoline	Removed	1995

**Receptors**

- Groundwater Basin: Coastal Plain of Los Angeles.
- Groundwater Beneficial Uses: Municipal and domestic water supply (MUN), agricultural supply (AGR), industrial service supply (IND), and industrial process supply (PROC).
- Designated Land Use: General Commercial (GC).
- Public Water System: Metropolitan Water District of Southern California.
- Distance to Nearest Supply Wells: Supply well is greater than 1,000 feet northwest.
- Distance to Nearest Surface Waters: Pacific Ocean is located greater than 1,000 feet south.

**Geology/Hydrogeology**

- Average Groundwater Depth: ~15 feet bgs.
- Minimum Groundwater Depth: ~10 feet bgs.
- Groundwater Flow Direction: Southwesterly.
- Geology: The Site is generally underlain by thickly bedded layers of silts and clays beginning three feet bgs. A layer of silty sands at approximately 10 to 20 feet bgs. A second layer of interbedded sands begin at approximately 30 feet bgs and observed to a depth of 50 feet.
- Hydrology: The Site consists of two water-bearing zones. The nearest surface water body is the Pacific Ocean located over 13,000 south of the Site.

<sup>2</sup> "Petroleum" means crude oil, or any fraction thereof, which is liquid at standard conditions of temperature and pressure, which means at 60 degrees Fahrenheit and 14.7 pounds per square inch absolute.  
(Health & Safety Code, § 25299.2)

**Corrective Actions**

- Five USTs were removed in 1995.
- Dual Phase Extraction (DPE) was active from November 2007 to present and has reached asymptotic limits.

**Table B: Concentrations of Petroleum Constituents in Soil**

Constituent	Maximum 0-5 ft. bgs (mg/kg)	Maximum 5-10 ft. bgs (mg/kg)
Benzene	<0.143	13.535
Ethylbenzene	<0.282	25.715
Naphthalene	Not Analyzed	Not Analyzed
PAHs*	Not Analyzed	Not Analyzed

\*Poly-aromatic hydrocarbons as benzo(a)pyrene toxicity equivalent

**Table C: Concentrations of Petroleum Constituents of Concern in Groundwater**

Sample	Sample Date	TPHg (µg/L)	Benzene (µg/L)	Toluene (µg/L)	Ethylbenzene (µg/L)	Total Xylenes (µg/L)	MTBE (µg/L)	TBA (µg/L)
MW-1	12/11/12	1,764	<b>311.3</b>	10.8	<0.5	67.2	<1.0	<10.0
MW-2	12/11/12	145	<b>21.0</b>	<0.5	<0.5	1.4	<1.0	<10.0
MW-3	12/11/12	4,793	<b>2,640</b>	13.4	34.1	7.9	<1.0	<b>376.1</b>
MW-4	12/11/12	285	<b>22.1</b>	1.8	10.3	4.8	<1.0	<10.0
MW-5	12/11/12	5,757	<b>194.2</b>	32.2	67.6	74.7	<1.0	<10.0
MW-6	12/11/12	281	<b>28</b>	1.3	<0.5	<0.5	<1.0	<10.0
MW-7D	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-8S	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-8D	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-9S	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-9D	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-10S	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-10D	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-11S	12/11/12	261	<b>4.5</b>	1.0	1.4	1.1	<1.0	<10.0
MW-11D	12/11/12	1,801	<b>157.4</b>	1.5	<0.5	<0.5	<1.0	<10.0
MW-12	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-13S	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-13D	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-14S	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
MW-14D	12/11/12	<100	<0.5	<0.5	<0.5	<0.5	<1.0	<10.0
<b>WQOs</b>	-	-	<b>1.0</b>	<b>150</b>	<b>300</b>	<b>1,750</b>	<b>5.0</b>	<b>12*</b>

WQOs - Water Quality Objectives

**Bold** = above WQOs

ppb = parts per billion

TPHg = Total Petroleum Hydrocarbons quantified as gasoline

TPHd = Total Petroleum Hydrocarbons quantified as diesel

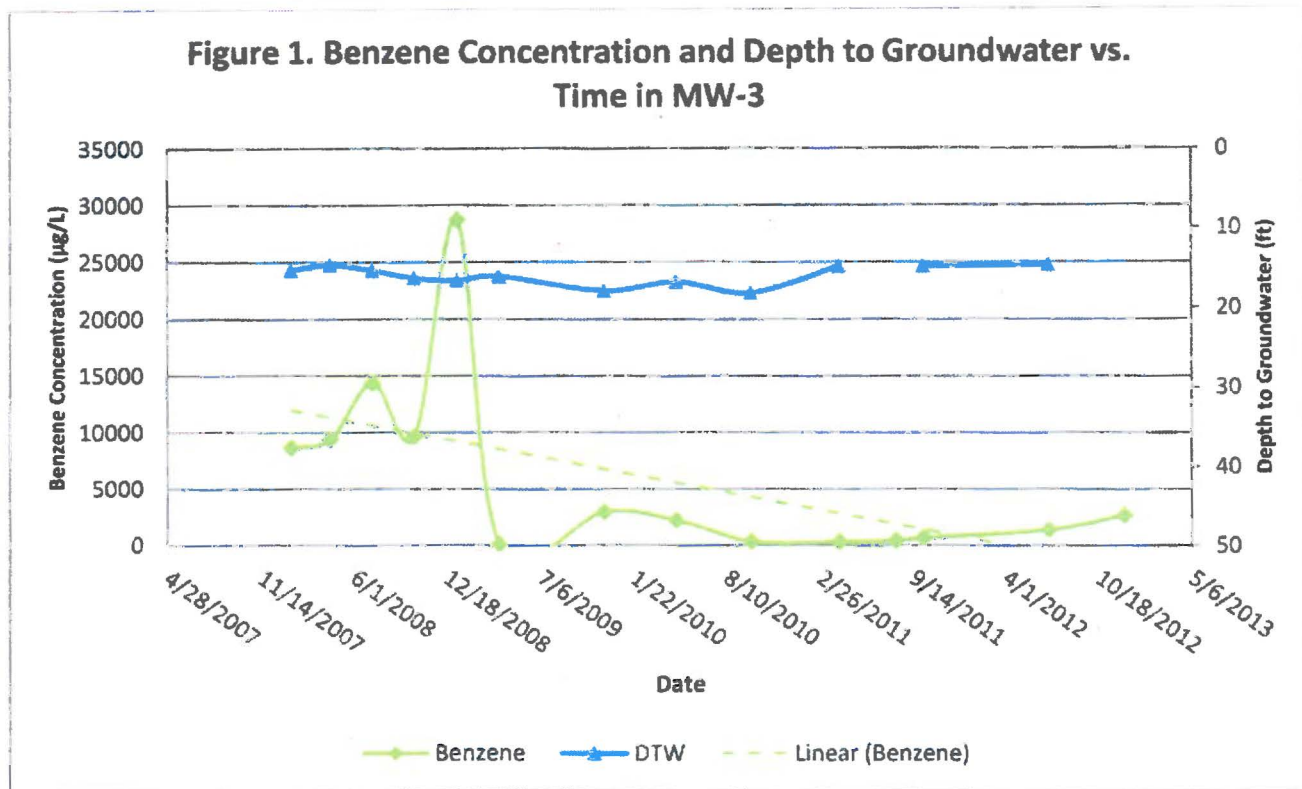
MTBE = methyl tert-Butyl ether

< = less than the indicated reporting limit

\* California Department of Public Health Notification Level

**Groundwater Trends:**

Reported concentrations of benzene at the Site have demonstrated stable or decreasing trends over time since 2008.



**Evaluation of Risk Criteria**

- Maximum Petroleum Constituent Plume Length above WQOs: Benzene in groundwater plume is ~140 feet in length.
- Petroleum Constituent Plume Determined Stable or Decreasing: Yes.
- Soil/Groundwater Sampled for MTBE: Yes, see Table C above.
- Residual Petroleum Constituents Pose Significant Risk to the Environment: No.  
 Residual Petroleum Constituents Pose Significant Vapor Intrusion Risk to Human Health: No - Site meets criteria (2) b. A Site-specific risk assessment for the vapor intrusion pathway was conducted and demonstrates that human health is protected.

Groundwater data collected during 2012 indicates elevated benzene concentration in MW-3. However, MW-3 is not located directly underneath the building at the Site, groundwater concentration trend for benzene is decreasing in this well, and the bioattenuation zone is approximately 15 feet. Therefore, the residual constituents in soil and groundwater are acceptable because Site conditions are protective of human health.

Los Altos Car Wash  
5470 Stearns Street, Long Beach

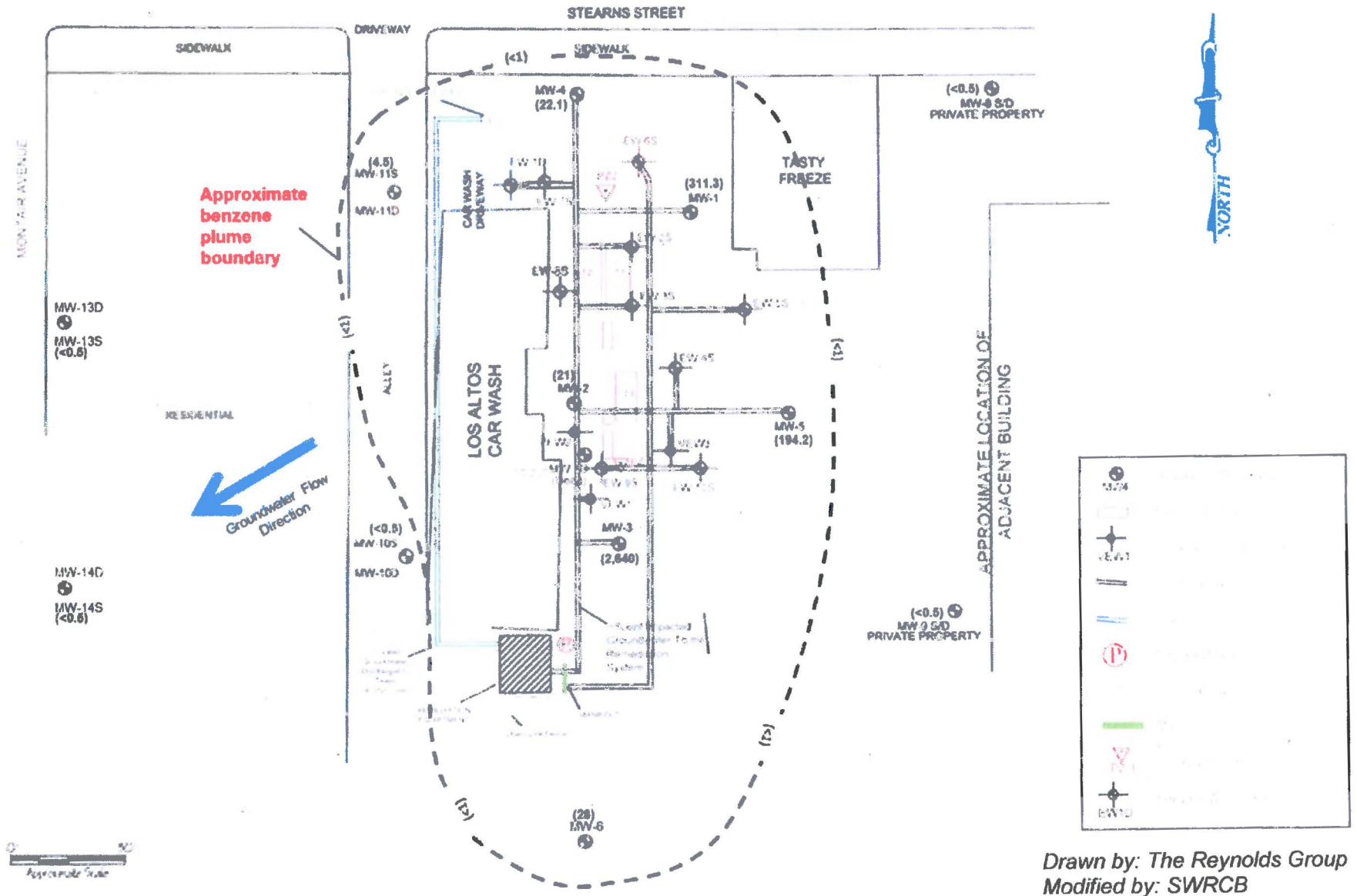
- Residual Petroleum Constituents Pose a Nuisance<sup>3</sup> at the Site: No.
- Residual Petroleum Constituents in Soil Pose Significant Risk of Adversely Affecting Human Health: No.
- Residual Petroleum Constituents Pose Significant Direct Contact and Outdoor Air Exposure to Human Health: No – Site meets criteria (3) b. A Site-specific risk assessment from exposure shows that maximum concentrations of petroleum constituents in soil will have no significant risk of adversely affecting human health. There are no soil samples results in the case record for naphthalene. However, the relative concentration of naphthalene in soil can be conservatively estimated using the published relative concentrations of naphthalene and benzene in gasoline. Taken from Potter and Simmons (1998), gasoline mixtures contain approximately 2% benzene and 0.25% naphthalene. Therefore, benzene concentrations can be directly substituted for naphthalene concentrations with a safety factor of eight. Benzene concentrations from the Site are below the naphthalene thresholds in Table 1 of the Policy. Therefore, estimated naphthalene concentrations meet the thresholds in Table 1 and the Policy criteria for direct contact by a factor of eight. It is highly unlikely that naphthalene concentrations in the soil, if any, exceed the threshold.

---

<sup>3</sup> Nuisance as defined in California Water Code, section 13050, subdivision (m).

Los Altos Car Wash  
 5470 Stearns Street, Long Beach

Figure 2. Site Map



Drawn by: The Reynolds Group  
 Modified by: SWRCB