



Los Angeles Regional Water Quality Control Board

August 2, 2021

CVS Inc.
Attn: Mr. David Conway
One CVS Drive – MC2340
Woonsocket, RI 02895-6167

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
CLAIM NO.: 7019 2970 0001 1914 6812

Daniel M. Moine Trust
One CVS Drive
Woonsocket, RI 02895-6167

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
CLAIM NO.: 7019 2970 0001 1914 6829

PCH Lomita, LLC
Attn: Mr. Charles Moine
521 East D Street
Wilmington, CA 90744

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
CLAIM NO.: 7019 2970 0001 1914 6836

UNDERGROUND STORAGE TANK PROGRAM – REVIEW OF SITE INVESTIGATION REPORT

**CVS PHARMACY (FORMER ROLLING HILLS CARWASH)
25825 SOUTH NARBONNE AVENUE, LOMITA
(CASE NO. I-01353A) (GLOBAL ID NO.: T10000013272)**

Dear Mr. Conway, Mr. Moine, and the Daniel M. Moine Trust:

The California Regional Water Quality Control Board, Los Angeles Region (Regional Water Board), is the public agency with primary responsibility for the protection of ground and surface water quality for all beneficial uses within Los Angeles and Ventura Counties. As such, the Regional Water Board is the lead regulatory agency for overseeing corrective actions (assessment and/or monitoring activities) and cleanup of releases from leaking underground storage tank (UST) systems at the subject site (Site).

Pursuant to Health and Safety Code Section 25296.10, CVS Inc. (CVS), the Daniel M. Moine Trust, and PCH Lomita, LLC, (collectively “Responsible Parties”) are required to take corrective actions (i.e. Preliminary Site Assessment, Soil and Water Investigation, Corrective Action Plan Implementation, and Verification Monitoring) to ensure protection of human health, safety, and the environment. Corrective action requirements are set forth in California Code of Regulations (CCR), Title 23, Chapter 16, Sections 2720 through 2727.

LAWRENCE YEE, CHAIR | RENEE PURDY, EXECUTIVE OFFICER

Regional Water Board staff has reviewed the document titled "Site Assessment Report" dated May 25, 2021, prepared by Terracon Consultants, Inc. (Terracon), on behalf of CVS. Regional Water Board staff has also reviewed information in our case file.

Site Background

In March 2021, three soil borings (MW-1, MW-2, and MW-3) were advanced at the Site to a depth of approximately 150 feet below ground surface (bgs). Soil samples were collected in each boring at five-foot intervals and submitted for chemical testing. Laboratory results for the soil samples indicated maximum concentrations of total petroleum hydrocarbons as gasoline (TPHg) of 5,300 milligrams per kilogram (mg/kg), benzene of 1 mg/kg, naphthalene of 40 mg/kg, and no detections of methyl tertiary butyl ether (MTBE) and tertiary butyl alcohol (TBA) above the reporting limit. The maximum concentration of benzene in soil was detected in the 60-foot bgs sample collected in boring MW-2. Groundwater was encountered in the three soil borings at approximately 135 feet bgs. Each soil boring was completed as a groundwater monitoring well with a screen interval between 130 and 150 feet bgs. Groundwater samples were collected from monitoring wells MW-1, MW-2, and MW-3 in March 2021 and submitted for chemical testing. Laboratory results for the groundwater samples indicated maximum concentrations of TPHg of 10,000 micrograms per liter ($\mu\text{g/L}$), benzene of 29 $\mu\text{g/L}$, naphthalene of 85 $\mu\text{g/L}$, MTBE of 3.9 $\mu\text{g/L}$, and no detections of TBA above the reporting limit. The maximum concentration of benzene in groundwater was detected in the groundwater sample collected from well MW-2. In April 2021, groundwater levels measured in wells MW-1, MW-2, and MW-3 ranged between 134.95 and 138.15 feet below the top of the well casings.

Groundwater Monitoring Requirement (per CCR, Title 23, Chapter 16, §2725)

To confirm petroleum hydrocarbon concentrations in groundwater and hydrology in the area, the Responsible Parties are required to commence a semiannual groundwater monitoring program at the Site and must meet the following requirements:

1. All existing groundwater monitoring wells associated with the Site must be monitored.
2. The Responsible Parties should coordinate with the responsible parties for the UST case located at 25808 South Narbonne Avenue so that the semiannual groundwater monitoring events at both sites can coincide with each other.
3. Groundwater monitoring and submission of semiannual monitoring reports shall be conducted according to the following schedule:

<u>Reporting Period</u>	<u>Report Due Date</u>
January – June	July 15th
July – December	January 15th

4. The semiannual groundwater monitoring report for the reporting period of July 2021 through December 2021 is due to the Regional Water Board by **January 15, 2022**. Based on results of the groundwater monitoring events, additional site investigation activities may be required.

General Requirements

5. Groundwater samples must be analyzed for TPHg, total petroleum hydrocarbons as diesel (TPHd) when diesel is identified at the Site, and for benzene, toluene, ethylbenzene, and xylenes (BTEX), naphthalene, fuel oxygenate compounds including MTBE, di-isopropyl ether (DIPE), ethyl tertiary butyl ether (ETBE), tertiary amyl methyl ether (TAME), TBA, and ethanol. For a waste oil tank, the full suite of aromatic and chlorinated analytes must be tested per EPA Method 8260B, and polynuclear aromatic hydrocarbons (PAHs) must also be tested per EPA Method 8270C. The analytical methods and respective detection limits must conform to the Regional Water Board General Laboratory Testing Guidance (3/2021) (https://www.waterboards.ca.gov/losangeles/publications_forms/forms/ust/lab_for_ms/USTLabupdate3-2021_ADA.pdf). All respective analytical methods must be certified by the California Environmental Laboratory Accreditation Program (ELAP). All analytical data must be reported by a California-certified laboratory.
6. Prior to consideration of case closure, The Responsible Parties must analyze at least one round of groundwater samples including the full suite of aromatic and chlorinated volatile organic compounds per EPA Method 8260B.
7. The contractor who conducts the environmental work as required in this directive shall, at all times, comply with all applicable State laws, rules, regulations, and local ordinances specifically including, but not limited to, environmental, procurement, and safety laws, rules, regulations, and ordinances. The contractor shall obtain the services of a Professional Geologist or Engineer, Civil (PG/PE-Civil) to comply with the applicable requirements of the Business and Professions Code, sections 6700 et seq. and/or 7800 et seq. implementing regulations for engineering or geological analysis and interpretation for this case. All documents prepared by the contractor that reflect or rely upon engineering or geological interpretations by the contractor shall be signed and stamped by the PG/PE-Civil indicating her/his responsibility for them, as required by the Business and Professions Code.
8. The Responsible Parties are required to obtain all necessary access agreements, permits from the appropriate agencies, and make all required notifications prior to the start of work.
9. Please provide Regional Water Board staff a minimum of 10 days advance notice by email (jamesw.ryan@waterboards.ca.gov) prior to commencing any field work.

Regulatory Requirement for Electronic Submission of Laboratory Data to the State GeoTracker Internet Database

On September 30, 2004, the State Water Resources Control Board (State Water Board) adopted the resolution to revise regulations in Chapter 30, Division 3 of Title 23 of CCR, which requires persons to ensure electronic submission of laboratory analytical data (i.e., soil or water chemical analysis) and locational data (i.e., location and elevation of groundwater monitoring wells) via the Internet to the State Water Board's GeoTracker database. The regulations and other background information are available at <http://geotracker.waterboards.ca.gov>.

In accordance with the regulations, the Responsible Parties must upload the following information to the State Water Board's GeoTracker database: reports and work plans (in PDF format), laboratory analytical data (in electronic data format [EDF]), monitoring event information in GEO_WELL format, an updated site map (GEO_MAP) showing any monitoring well locations, boring logs in PDF (GEO_BORE) to be used to link to well locations, monitoring well latitude and longitude (GEO_XY) survey data, and monitoring well elevation data (GEO_Z). Hard copy paper reports, which have already been electronically uploaded to the GeoTracker data base, are no longer required to be submitted to the Regional Water Board.

Enforcement

Pursuant to Health and Safety Code section 25299, subdivision (d), any person who violates any corrective action requirement established by, or issued pursuant to, section 25296.10 is liable for a civil penalty of not more than ten thousand dollars (\$10,000) for each underground storage tank for each day of violation. A civil penalty may be imposed by civil action pursuant to Health and Safety Code section 25299, subdivision (d)(2) or imposed administratively by the Regional Water Board pursuant to California Water Code (CWC) sections 13323 through 13328. The Regional Water Board may also request that the Attorney General seek judicial civil liabilities or injunctive relief pursuant to CWC sections 13264, 13304, and 13340. The Regional Water Board reserves its rights to take any further enforcement action authorized by law.

If you have any questions regarding this matter, please contact Dr. Weixing Tong at (213) 576-6715 or at weixing.tong@waterboards.ca.gov, or Mr. James W. Ryan IV at (213) 576-6711 or at jamesw.ryan@waterboards.ca.gov.

Sincerely,

Renee Purdy
Executive Officer

CVS Inc., Daniel M. Moine Trust,
PCH Lomita, LLC
25825 S. Narbonne Avenue, Lomita

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August 2, 2021

cc: Ric Roda, State Water Resources Control Board, Division of Drinking Water
Dmitriy Ginzburg, State Water Resources Control Board, Division of
Drinking Water
Tim Smith, Los Angeles County Department of Public Works,
Environmental Program Division
Joe Liles, Water Replenishment District of Southern California
Carla Dillon, City of Lomita, Department of Public Works
Marla D. Madden, ExxonMobil Oil Corporation
Vahid Vahdat, Hanukah, Inc.
Bharat Bhattarai, Petroleum Management & Marketing
Fabio Minervini, Terracon Consultants, Inc.
Greg Buchanan, Leymaster Environmental Consulting, LLC
Ryan Haughey, ETIC