

CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD  
CENTRAL VALLEY REGION

ORDER NO. R5-2007-XXXX

RESCISSION OF CLEANUP AND ABATEMENT ORDER NO. R5-2002-0706  
FOR  
UNITED STATES DEPARTMENT OF THE AIR FORCE  
FORMER McCLELLAN AIR FORCE BASE  
FORMER CAPEHART GAS STATION/SHOPPETTE (BUILDING 5365)  
SACRAMENTO COUNTY

The California Regional Water Quality Control Board, Central Valley Region, (hereafter Board) finds that:

1. On 31 January 2002, the Regional Water Board adopted Cleanup and Abatement Order No. R5-2002-0706 against the United States Department of the Air Force, Air Force Real Property Agency formerly the Air Force Base Conversion Agency (hereafter Discharger) directing the investigation, clean up, and abatement, forthwith, of soil and potential groundwater pollution from activities at the former Capehart Gas Station/Shoppette (Building 5365) site located on the northeast corner of Navaho Drive and Aztec Way in Antelope, California.
2. The Discharger owned the Capehart Gas Station until 2001. In 2001, the Capehart Housing Complex (including the Gas Station/Shoppette) was transferred to the County of Sacramento, under the terms of an Economic Development Conveyance. A portion of the site is managed by CARMEL Partners, Inc., a private developer.
3. The former Capehart Gasoline Station operated a vehicle fueling station and a convenience store. An unauthorized release of petroleum hydrocarbons from the on-site underground storage tank system was identified in 1987. Three 10,000-gallon underground storage tanks, used to store various grades of gasoline, were located on site. In 1987, a release of approximately 2,000 gallons of unleaded gasoline occurred. By 2001, in anticipation of site closure, all original and subsequent tank structures were removed.
4. Soil gas sampling, soil vapor extraction (for 1 year), bioventing (for 7-years), and multiple subsurface investigations and activities were conducted at the site. Soil and soil gas data show that there are no remaining source areas at the site. Groundwater monitoring has been conducted in six monitoring wells at the site since May 2002. Detected concentrations of total petroleum hydrocarbons (TPH) as gasoline or petroleum constituents in groundwater have been low, or at trace levels and sporadic. No trends of contamination above water quality limits were observed in any of the groundwater monitoring wells.
5. Human health risk was evaluated. The data show that remaining constituent levels are below unrestricted use protective levels. The Air Force has completed the

decommissioning of the biovent system and destroyed the 14 wells that are on the site.

6. On 27 February 2007, Regional Water Board staff notified interested persons of their opportunity to provide comments on a request for regulatory closure via a Public Notice that included a 30-day public comment period from 1 March to 31 March 2007. No comments were received during the comment period.
7. The Discharger has satisfactorily completed site investigation and remedial action, achieved applicable remedial action standards and objectives, and a permanent remedy has been accomplished at the former Capehart Gasoline Station USTs. Therefore, no further action is required.
8. On 6 April 2007 the Regional Water Board issued a No Further Action Determination letter.
9. The Discharger has achieved compliance with the Cleanup and Abatement Order.
10. The issuance of this order is exempt from the provisions of the California Environmental Quality Act (Public Resources Code Section 2100, et seq.), in accordance with Section 15321(a)(2), Title 14, California Administrative Code.
11. The Board, on XX December 2007, held a hearing and considered all evidence on this matter.

IT IS HEREBY ORDERED THAT:

1. Cleanup and Abatement Order No. R5-2002-0706 be rescinded.

I, PAMELA C. CREEDON, Executive Officer, do hereby certify the foregoing is a full, true, and correct copy of an Order adopted by the California Regional Water Quality Control Board, Central Valley Region, on xx December 2007.

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PAMELA C. CREEDON, Executive Officer