



RESPONSIVENESS SUMMARY

Reliable Steel site

December 3, 2007 – January 4, 2008 Public Comment Period

**Agreed Order for Remedial Investigation, Feasibility Study and
Draft Cleanup Action Plan**

**Prepared by
Washington State Department of Ecology
Southwest Regional Office, Lacey, Washington**

January 2008

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Site Information

Address: 1218 West Bay Drive

Site Manager: Steve Teel

Public Involvement Coordinator: Meg Bommarito

The Washington State Department of Ecology (Ecology) is entering into an Agreed Order with Bojo Investments, LLC (one of the potentially liable parties or PLPs) for a Remedial Investigation, Interim Actions and Feasibility Study at the Reliable Steel site. This agreement requires Bojo Investments, LLC to complete the following:

- Remedial Investigation of the site to determine the nature and extent of contamination.
- Feasibility Study to identify and evaluate cleanup remedies.
- Draft a Cleanup Action Plan.

The comment period for this agreed order ran from December 3, 2007 through January 4, 2008. Public comments and Ecology's responses are summarized in this document.

Site Background

The Reliable Steel site is located on Budd Inlet at 1218 West Bay Drive in Olympia. The 4.25 acre site was originally developed as a lumber mill. Since 1941, the site has been used for boat building, welding and steel fabrication. In 1993, Ecology inspected the site and found levels of arsenic and copper above Ecology standards for marine sediment quality. Ecology requested that welding slag and debris on or near the shore of Budd Inlet be removed.

Ecology was notified in 2006 that total petroleum hydrocarbons and heavy metals had been found above MTCA cleanup levels in soil and groundwater on the site. In May 2006, the site was placed on the "Confirmed and Suspected Contaminated Sites" list. Also in May 2006, the site entered the Voluntary Cleanup Program. This program assists parties conducting independent cleanups with some Ecology oversight or assistance. In August 2006, the site was included as part of the Puget Sound Initiative and became a priority for Ecology. Reliable Steel was removed from the Voluntary Cleanup Program due to inactivity and was entered into the formal MTCA cleanup program.

Site Map



Comment #1: Roger Polzin

As I read the request for comments in your publication 07-09-059, the proposed agreed order would have Bojo Investments conduct the remedial investigation of the site, prepare a feasibility study to identify and evaluate clean remedies and prepare a draft cleanup action plan.

While I agreed that Bojo should pay the costs for the remedial investigation and feasibility study, I have some concerns if Bojo will be selecting and engaging the consultant(s) who will be doing the actual work. People generally work for those who are paying the bills and sometimes slant or soft pedal adverse findings.

Does Ecology have the in-house expertise, and staff time, to adequately critique a consultant's work product? If it doesn't, and even if it does, I would suggest that the agreed order should provide that Bojo should also pay the costs for a reviewing consultant who should be selected by Ecology and report independently to Ecology regarding the adequacy of Bojo's work product.

Ecology Response:

Roger -

Thank you for your comment. Ecology's Toxic Cleanup Program does have the in-house expertise and staff time to review and adequately critique the reports generated by the consultant. Therefore, we are not planning on having a reviewing consultant involved.

Please let me know if you have any additional concerns.

Thank you,

Steve

Comment #2: Jeffrey Kilip

Hello Steve,

Our family lives on 2024 Crestline Blvd NW, Oly 98502. I commute by bike and ride past Reliable Steel daily. There are some days, even after hours and on weekends, when you can "taste" the paint, etc., that they use there. We are concerned about the environmental impact of their business practices for this reason.

I hope these comments are not too late. Please feel free to contact me should you have any questions or wish to have more information from us. Thanks for asking.

Jeff Killip

Ecology Response:

Jeff -

Thank you for your comment! Please let us know if you have any additional concerns. We will keep you updated on the progress of the site investigation and cleanup.

Sincerely,
Steve

Comment #3: Tom Conner

Dear Steve Teel –

As a home owner on the near West Side of Olympia and as a past Northwest Olympia Neighborhood Association President, I would support the establishment of an Agreed Order between Department of Ecology and Reliable Steel, Inc for cleanup activities of this industrial site to fully comply with Washington’s Model Toxic Control Act. Since federally listed salmon species do utilize and migrate along the nearshore habitats adjacent to this site, markedly reducing off-site discharge of pollutants into the neighboring receiving waters will be a positive contribution to the impaired marine waters of Budd Inlet. Furthermore, with Reliable Steel's close proximity to Olympia's new West Bay Parklands and two perennial independent streams, sound remediation of this historical site will be a strong contribution to Budd Inlet’s wider estuarine ecosystem, while contributing its small part to the greater Puget Sound Initiative.

I and other West Side home owners and businesses look forward to the next draft of this Agreed Order.

Thank you for your time and attention, Tom Connor.

Ecology Response:

Tom -

Thank you for taking the time to comment! We appreciate your support for the establishment of an Agreed Order for the site! We will continue to update you on the cleanup progress.

Sincerely,
Steve

Comment #4: Helen Y. Wright

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Per Usual - Why leave it up to us, most of whom know nothing about this sort of thing. I hate to comment on something of which I know nothing. Use those who are educated in this field and just do it. All these steps seem ridiculous to me; just a way to prolong the situation. Why let things get worse with all these extra investigations? You

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already know there is contamination, find your funds -- & time -- getting rid of what you know -- then examine site to see if more clean-up is necessary. But for Peter Scher, get rid of what you know as quickly as possible.

My educated comment,

Helen Wright

P.S. Duha scribble - Sorry!

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Ecology Response:

Dear Ms. Wright:

Thank you for taking the time to write us a note with your comments! We value your thoughts regarding the cleanup of the Reliable Steel Site.

Please contact me at (360) 407-6247 or via e-mail at stee461@ecy.wa.gov if you have any other comments or questions. We will keep you informed on the status of the site investigation and cleanup.

Sincerely,

Steve Teel