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STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

Northwest Region Office
PO Box 330316, Shoreline, WA 98133-9716 • 206-594-0000

June 14, 2022

Adam Weinstein, AICP
Planning and Building Development Director
City of Kirkland
123 5th Avenue
Kirkland, WA 98033
(aweinstein@kirklandwa.gov)

Re: Proposed Release of Activity and Use Restrictions at the following Cleanup Site:

Site Name: GTE Vehicle Center/Slater Avenue Property
Site Address: 12055 Slater Avenue NE, Kirkland WA 98034
Cleanup Site ID: 5147
Facility/Site ID: 2555
Tax Parcel: 282605-9181
PLIA Technical Assistance Program No.: PNW179
Covenant Recording #: King County 9508070767

Dear Adam Weinstein:

The purpose of this letter is to notify your agency that the Department of Ecology (Ecology) is proposing to release (remove) an environmental covenant (Covenant) that restricts certain uses and activities on the above-referenced property as part of the cleanup of the GTE Vehicle Center (Site). The restrictions were established to protect human health and the environment and integrity of the remedial actions at the Site.

Ecology has preliminarily determined the conditions on the property that originally required the Covenant no longer exist. The Pollution Liability Insurance Agency (PLIA) issued a No Further Action (NFA) opinion letter for this Site dated March 4, 2022. A detailed description of the remedial actions conducted and copies of the NFA opinion letter and the Covenant can be found at on the [Ecology Site web page](#).

Based on this determination, the following restrictions appear to be no longer necessary for this property:

- Any situation on the Site that may expose the contaminated area beneath the garage building and near the buried utility should be preceded with an investigation and remediation of the contaminated area.

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- No groundwater may be taken for domestic purposes at the Site, unless tested and deemed suitable for use by the local drinking water authority and the Department of Ecology.
- The owner of the Site must give written notice to the Department of Ecology, or to a successor agency, of the owner's intent to convey any interest in the Site. No conveyance of title, easement, lease or other interest in the Site shall be consummated by the owner without adequate and complete provision for the continued operation, maintenance and monitoring of the contaminated area.
- The owner must notify and obtain approval from the Department of Ecology, or from a successor agency, prior to any use of the Site that is inconsistent with the terms of the Covenant. Public notice and comment may be sought by the Department of Ecology or a successor agency prior to approval of the proposed change.
- The owner shall allow authorized representatives of the Department of Ecology, or from a successor agency, the right to enter the Site at reasonable times for the purpose of evaluating compliance with the Covenant.

Ecology is seeking your input on the proposed release of the property restrictions in accordance with WAC 173-340-440(12). If you believe the restrictions are still necessary to protect human health or the environment, or the integrity of the remedial actions at the Site, please respond to this letter with your reasons for keeping the restrictions.

Ecology would appreciate your response in writing by letter or e-mail by June 30, 2022. If we do not hear from you by that date, we will assume you have no concerns with this proposal. A copy of the document releasing the Covenant will be sent to you after it is recorded.

If you have any questions regarding this letter or the cleanup of the Site, please feel free to contact me by email at tamara.welty@ecy.wa.gov or by phone at (425)-256-1449.

Sincerely,



Michael R. Warfel for

Tamara Welty
Periodic Reviewer and Site Manager
Toxics Cleanup Program, NWRO

cc: Shon Finch, Fairfield Slater LLC (sfinch2@ffres.com)
Levi Fernandez, SoundEarth Strategies (LFernandes@soundearthinc.com)