

From: [Winslow, Frank \(ECY\)](#)
To: [Mindy Graddon](#); [Tom Cammarata](#)
Subject: RE: Plantation Building - XN0045 - Request for Intake Meeting
Date: Wednesday, March 20, 2024 5:00:41 PM
Attachments: [Comments on RI FS Report.pdf](#)

Hi Mindy and Tom,

Thank you for the Intake Meeting this morning.

I have reviewed the non-potability discussion within the RI/FS report and it appears to make a reasonably strong case. It is particularly helpful that the well you tested (MW-7) is adjacent to a deeper monitoring well (MW-10) that did not have any contamination, and that you also monitored within an observation well. In addition, the fact that a considerable amount of groundwater cleanup work has taken place at the Site is relevant. Our next step on this subject is to present this case to Ecology's peer reviewer as well as to my boss (HQ section manager) to see if they have thoughts on this conclusion.

Attached please find a memorandum providing initial comments on the RI/FS report. These initial comments focus on vapor intrusion-related questions. Ecology considers it critical to address this pathway as soon as possible to ensure that no exposure to contaminated vapors could take place. The existing indoor air sampling data are encouraging, but unfortunately are not sufficient alone to close out this concern.

Also, attached is Ecology's Environmental Covenant (EC) boilerplate. It appears that beginning the preparation of a draft EC for Ecology's review would be a logical next step. As we discussed during the Intake Meeting, as Ecology continues our review, we will be assessing whether we can provide concurrence on the proposed alternative (Alternative 3) for the remaining contamination at the Site. We recognize that as long as the structures remain on the Property and at the Site, there are limitations on the cleanup that can occur both on the Property and at the Site. Hence the recording of an EC for the Property is anticipated to be a component of whatever actions are implemented toward achieving a No Further Action (NFA) determination.

Please let me know if you have any questions regarding this email or the attached comments memo.

Thanks, Frank

Frank P. Winslow, LHG

WA Expedited VCP Site Manager
Department of Ecology – Toxics Cleanup Program
1250 W. Alder Street, Union Gap, WA 98903
(509) 424-0543 (cell)

Frank.Winslow@ecy.wa.gov

From: Winslow, Frank (ECY)
Sent: Friday, March 15, 2024 11:14 AM
To: dmullavey@comcast.net; Mindy Graddon <MGraddon@soundearthinc.com>

Cc: Mitchell, Treasure (ECY) <trmi461@ECY.WA.GOV>

Subject: Plantation Building - XN0045 - Request for Intake Meeting

Hi,

Now that the Site is enrolled in the expedited VCP process, a next step is an Intake Meeting.

I am currently open most of next week except for Tuesday. Please let me know a date/time that works for you and I will send a Teams invite.

Please feel free to include other attendees. Note that for all calls, if legal counsel are invited, Ecology's counsel will need to also be invited and this could delay scheduling.

The elements of an Intake Meeting from our guidance are:

- Introduction to the Expedited VCP process and expectations to remain enrolled.
- Desired outcome of the cleanup, including Restricting Future Property Use.
- Site history; including past land use, chemical storage or usage, remedial efforts to date.
- Anticipated future land use at the Site.
- Expectations of deliverables, timelines, and conduct.

Many of these elements may have already been discussed, and the meeting will be as long or short as needed.

We look forward to working with you on this project.

Thanks, Frank

Frank P. Winslow, LHG

WA Expedited VCP Site Manager
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From: Mitchell, Treasure (ECY) <trmi461@ECY.WA.GOV>

Sent: Friday, March 15, 2024 9:59 AM

To: dmullavey@comcast.net

Cc: Mindy Graddon <MGraddon@soundearthinc.com>; Winslow, Frank (ECY) <fwin461@ECY.WA.GOV>; Snyder, Erik (ECY) <esny461@ECY.WA.GOV>; Thai, Tra (ECY) <ttha461@ECY.WA.GOV>; ECY RE VCP (FSD) <ecyrevcp@ECY.WA.GOV>

Subject: Plantation Building - XN0045 - Expedited VCP Acceptance (DSARS 137698)

Importance: High

Greetings,

Thank you for your interest in the Expedited VCP process. We have accepted your application and are looking forward to working with you. Attached you will find the application acceptance letter which includes the signed Expedited VCP agreement. *The letter is also available at [this link](#).*

- This letter is being sent to you via email only. Please reply to this email to let us know you received it and can open the attachment. —

Frank Winslow, LHG, is the Expedited VCP Cleanup Project Manager, and he will schedule an intake meeting with you within the next few days.

Also attached is the \$20,000 Prepayment Fee Invoice. Please reach out to our fiscal department with any questions. Their contact information will be on the invoice.

If you have any questions, please contact me or Frank Winslow, LHG at frank.winslow@ecy.wa.gov.

Thanks,

Treasure



Treasure A. Mitchell (she/her)
Expedited VCP Coordinator
Toxics Cleanup Program
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360-870-6450



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