



## C L Auto Repair

Prospective Purchaser Consent Decree and Public Participation Plan

*Open House: October 29, 2024*

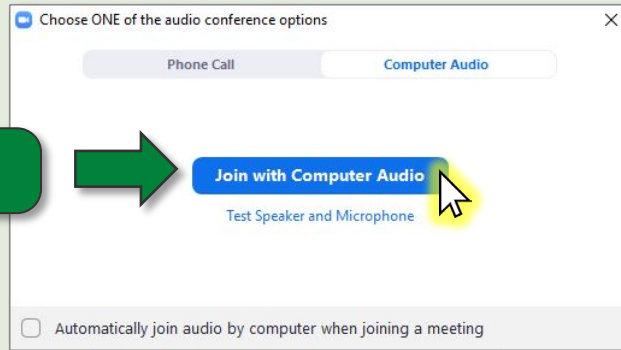
**\*Slides will advance every 30 seconds, for a total of 6 minutes. This is a digital version of the posters on display at the open house, with some background information, and will repeat on a loop.**

# Welcome to our online open house

We will begin taking questions shortly.  
No sound? We will unmute soon for sound checks.

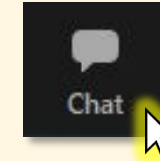
## Join

Connect Audio & Join

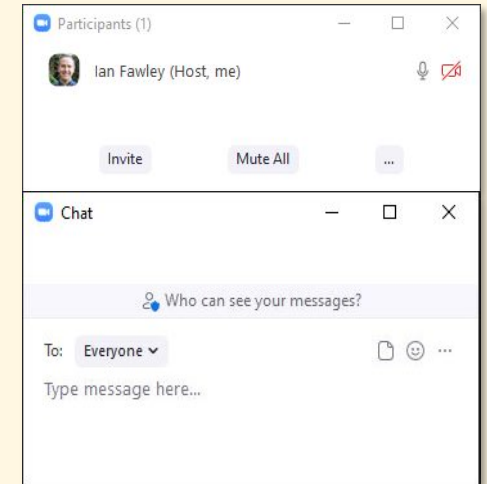


**Tip** Try your computer audio *first*.  
If you'd like, you can test your speaker and microphone *before* joining.

## Participate



Question?  
Need help?  
Chat with us!



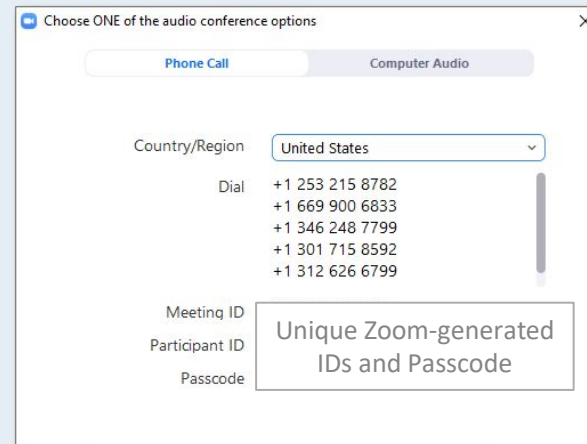
Turn on the Chat box  
and Participant list  
from your toolbar.

## Audio

**A** Best Option: Use computer for audio

**B** If selecting "Phone Call"...

- Dial: **253 215 8782 (Tacoma)**
- Enter Zoom Meeting ID **851 8243 1409** followed by "#"
- Enter your unique Zoom Participant ID, followed by "#"
- (If you do not enter the Participant ID, you will be prompted to enter the Passcode = **496268**)



# Online Open House Flow



1. Put your question in the chat or raise your hand to request to be unmuted.
2. We will connect you with the best staff to answer your questions one by one.
3. Slides will advance every 30 seconds, for a total of 6 minutes. This is a digital version of the information on display at the in-person open house and will repeat on a loop.

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# Ecology Staff Available Today

**Shreejita Basu** (in person)

C L Auto Repair Cleanup Site Manager

**Augie Nuszer** (in person)

Community Outreach Specialist

**Sandra Matthews** (online)

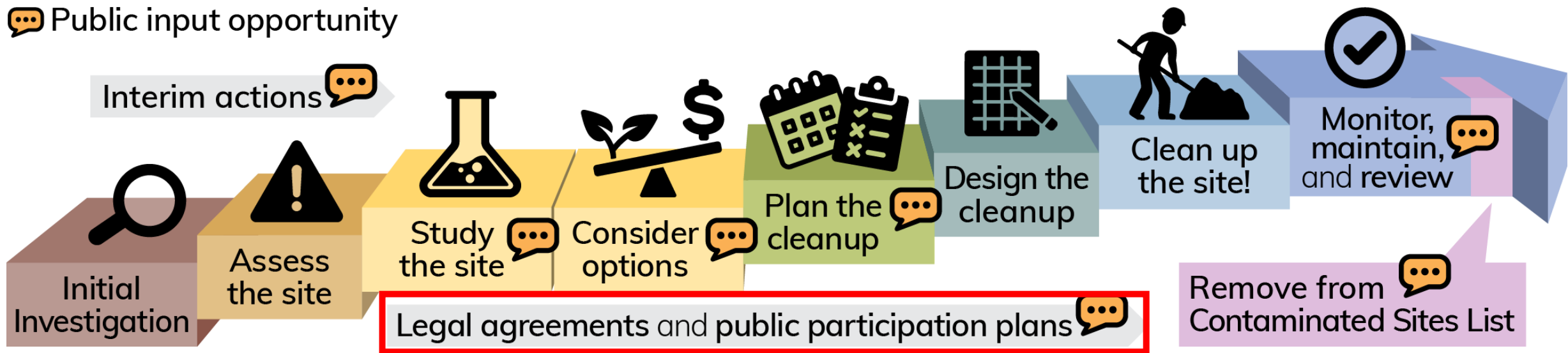
Affordable Housing Group Lead

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# Washington's Formal Cleanup Process

- The Model Toxics Control Act (MTCA) is Washington's environmental cleanup law. It provides requirements for contaminated site cleanup and sets standards that protect human health and the environment.
- WA Dept of Ecology (Ecology) enacts MTCA and oversees cleanups.
- The MTCA cleanup process is completed in steps over a variable timeline.

 Public input opportunity



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**We are here**

## Site Location

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- Located in Seattle's North Beacon Hill Neighborhood
- Busy street with light rail and transit

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# Site History

## Former Uses:

- Gilmore Gas Station (1939–1956)
- Mobil Gas Station (1956–1990)
- Auto Body Service (1990–2022)

## Contamination:

- Soil: Petroleum-contaminated soil extends 36 feet below ground and beyond property boundaries.
- Groundwater: Contamination found 15–20 feet below ground, extending off-site.

## Contaminants:

- Petroleum hydrocarbons, BTEX (Benzene, Toluene, Ethylbenzene, Xylenes), Naphthalene, Lead, VOCs.

## USTs:

- Three USTs removed in 2001 (one 8000-gallon, two 6000-gallon tanks).
- One 285-gallon waste oil tank closed in place.



# Affordable Housing Cleanup Grant Program

- Ecology's Affordable Housing Cleanup Grant Program provides grants for the planning and cleanup of contaminated sites intended for affordable housing development.
- Estelita's Library has received a cleanup grant through the Affordable Housing Cleanup Grant program.
- The grant will fund work to assess, study, and plan the cleanup at C L Auto Repair.



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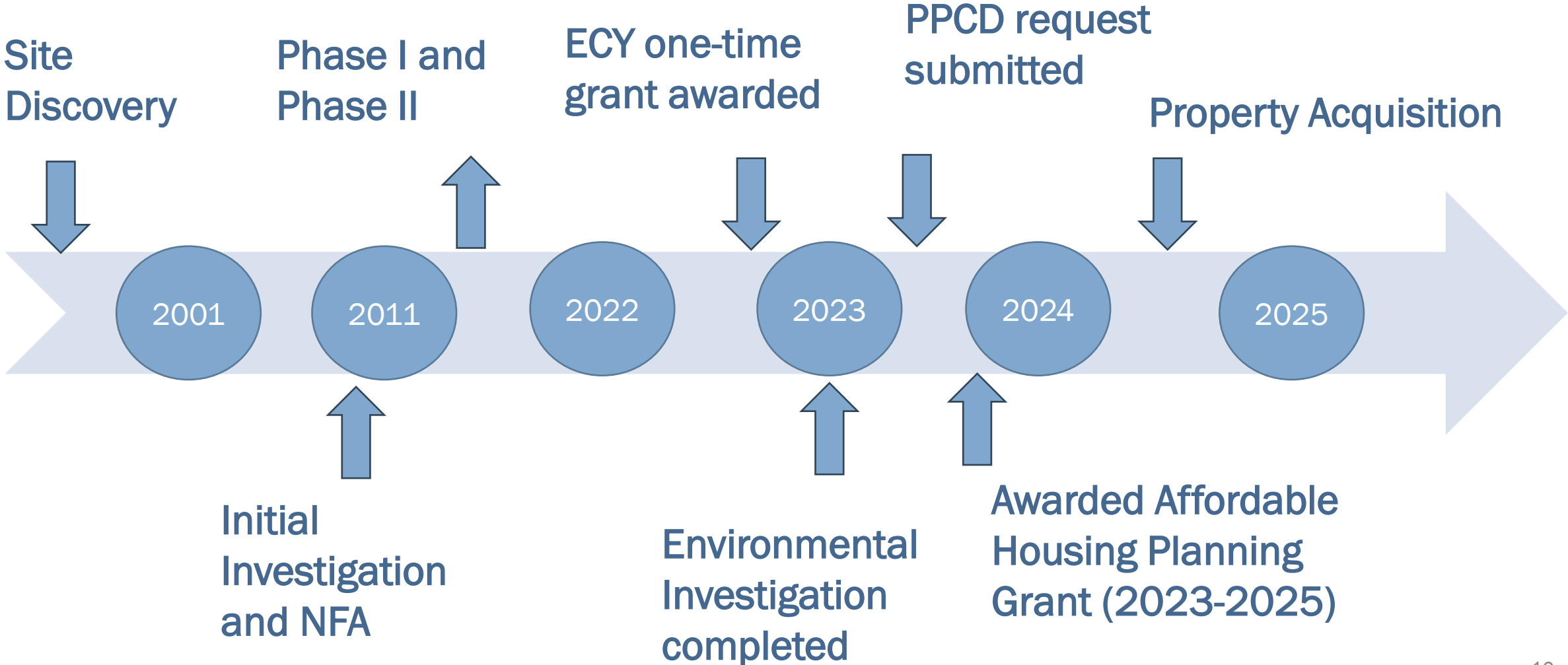
# Vision and Goal

Estelita's Library is a non-profit social justice focused community bookstore and library. They want to establish 'Freedom house' to provide affordable housing, performance, art, and community space



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# Site Timeline



# How to Comment

Oct 7, 12:00 a.m. –  
Nov 7, 11:59 p.m.,  
2024



## Comment Online

[go.ecology.wa.gov/CLAutoRepair-Comments](https://go.ecology.wa.gov/CLAutoRepair-Comments)

## Site Manager Contact Information

Shreejita Basu

PO Box 330316

Shoreline, WA 98133-9716

[Shreejita.Basu@ecy.wa.gov](mailto:Shreejita.Basu@ecy.wa.gov)

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DEPARTMENT OF  
**ECOLOGY**  
State of Washington

Find this presentation on our webpage at: [C L Auto Repair cleanup site](#)

Thank you for joining!

**Shreejita Basu**

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