

**PHASE I ENVIRONMENTAL  
SITE ASSESSMENT**

**FOUR CORNERS SQUARE SHOPPING CENTER  
23800 TO 23926 SOUTHEAST KENT-KANGLEY ROAD  
MAPLE VALLEY, WASHINGTON 98038**

**September 30, 2003**

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**Project No. 2003-165a**

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# 1 Introduction

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The Riley Group, Inc. (Riley) conducted a Phase I Environmental Site Assessment (ESA) for the approximately 7.17-acre Four Corners Shopping Center property located at 23800 to 23926 Southeast Kent-Kangley Road, Maple Valley, Washington (hereafter referred to as the Site), Figure 1. Site photographs are included in Appendix A.

Riley understands that Kite Development of Indianapolis, Indiana (KITE) anticipates the purchase and redevelopment of the subject Site for commercial/retail use. Riley also understands that KITE anticipates simultaneously purchasing and redeveloping the north adjoining Four Corners Auto Wrecking Yard for like purpose. This Phase I ESA report specifically regards the Four Corners Shopping Center. Our Phase I ESA findings specifically pertaining to the Four Corners Auto Wrecking Yard property are presented under separate cover.

## 1.1 PURPOSE

The purpose of the ESA was to identify any *recognized environmental conditions* (RECs) and/or *business environmental risks* (BERs) as defined by the American Society for Testing and Materials (ASTM), Standard Practice E 1527-00.

The term "*recognized environmental conditions*" means the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with current environmental regulations. The term is not intended to include *de minimis* conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies.

The term "*business environmental risks*" are risks that can have a material environmental or environmentally-driven impact on the business associated with the current or planned use of a parcel of commercial real estate, not necessarily limited to those environmental issues required to be investigated in this practice.

Definitions used herein, as defined by ASTM, are provided in Appendix B for reference.

## 1.2 SCOPE OF WORK

Riley's scope of work for this Phase I ESA included the following tasks:

- Perform a Site and limited adjoining property inspection;
- Review of state and federal databases of contaminated facilities or facilities that use hazardous materials in the vicinity of the Site;
- Review of historic uses of the Site and adjoining/nearby properties;
- Review of available records on-file for the Site and/or nearby properties at the Washington Department of Ecology (Ecology), as applicable;
- Interviews with knowledgeable persons regarding Site, nearby properties and/or vicinity; and



- Preparation of a final report presenting Riley's findings and conclusions.

### **1.3 SIGNIFICANT ASSUMPTIONS**

In evaluating the property, Riley has relied upon representations and information furnished by individuals and agencies noted in the report. Riley assumes that the information provided by these third party sources is accurate, and has no reason to believe otherwise.

Riley reviewed available topographic maps and water well logs records for the Site and immediate vicinity. Based on this review, Riley assumes the following Site conditions:

- The Site is underlain by sand and gravel with cobbles and boulders;
- Seasonal perched water underlies the Site at depths of 7 feet to 12 feet below ground surface (BGS);
- Static groundwater underlies the Site at about 40 feet BGS; and
- Static groundwater flow direction is to the east-northeast.

### **1.4 STANDARD LIMITATIONS AND EXCEPTIONS**

This ESA report is based upon information obtained by Riley personnel and upon the condition of the Site and surrounding property on the dates of such visits, supplemented by readily available information and data obtained by Riley and described herein.

Riley accepts no responsibility for any deficiency, misstatements or inaccuracies contained in this report as a result of misstatements, omissions, and misrepresentations or fraudulent acts of persons interviewed. In addition, potentially important interviewees are often not available or cannot be located within a reasonable project time frame. In these instances, Riley accepts no responsibility for any environmental liability that later results from information not readily available during the assessment.

This report is the property of Riley, Kite Development and their authorized affiliates. This report was prepared in a manner consistent with the level of skill and care ordinarily exercised by members of the profession currently practicing in the same locality and time, and under similar conditions. This report is intended for specific application to the Four Corners Square shopping center property located at 23800 to 23926 SE Kent-Kangley Road, Maple Valley, Washington.

### **1.5 SPECIAL TERMS AND CONDITIONS**

In addition to providing environmental services under the scope of ASTM for performing a Phase I ESA, Riley performed an environmental data review to address the following non-scope consideration: radon gas.

### **1.6 RELIANCE**

No reports or other information regarding the Site or its setting were provided to, obtained by, or relied upon, by Riley, other than those specifically referenced in Section 10.0 of this report.

## **2 Site Description**

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### **2.1 PHYSICAL SETTING SOURCE(S), LOCATION AND LEGAL DESCRIPTION**

The Site is located on the United States Geological Survey (USGS) Black Diamond, Washington 7.5-Minute Topographic Map. The Site is located on the northwest corner of Maple Valley Black Diamond Highway and SE Kent-Kangley Road (Figure 1). The Site is situated at an average elevation of 575 feet above mean sea level.

The Site consists of four tax parcels. The Site's King County tax parcel numbers and the recorded property owner are as follows:

- Tax parcel 2722069086 (0.77 acres, owned by Four Corner Square);
- Tax parcel 2722069096 (2.42 acres, owned by Four Corner Square);
- Tax parcel 2722069096 (3.68 acres, owned by Four Corner Square); and
- Tax parcel 2722069086 (0.3 acres, owned by Four Corner Square)

The bounds and means of the Site are the Southeast Quarter of Section 27, Township 22 North, and Range 6 East of the Willamette Meridian.

### **2.2 SITE AND VICINITY CHARACTERISTICS**

The Site is a relatively flat irregular-shaped, approximately 7.17-acre lot that contains a retail shopping center consisting of a total of six (6) buildings including: four retail/office buildings (buildings D, E, G and I), one restaurant (Dairy Queen) and a Do-It Center Hardware and Do-It Best Rental Center. In addition, a self-service car wash is located on-Site. The current site layout and configuration is shown in Figure 2.

Effluent for the existing Site buildings was discharged to at least three (3) septic disposal systems on-site between about 1979 to 1993 (Figure 2). In 1993, most buildings were reportedly connected to a municipal sanitary sewer line. However, the Dairy Queen apparently is still connected to septic.

The Site contains asphalted parking throughout and a stormwater retention grass swale on the northwest corner. Reportedly all storm water and roof water run-off are tightlined and discharged to the stormwater retention grass swale.

Typical property use in the Site vicinity includes a mix of undeveloped, residential, commercial and light industrial properties.

### **2.3 SITE GEOLOGY**

According to well log reports for the Site vicinity, available at the Washington State Department of Ecology, the Site is generally underlain by a mix of gravel and sand with cobbles and boulders (glacial outwash) to at least a depth of 45 feet BGS. Wells logs note that static groundwater is predominantly found at a depths of 30 to 40 feet BGS.

During a subsurface investigation conducted at the Site in 1989, seasonal perched water was noted at the northeast and northwest corners of the Site at approximately 7.5 feet to 12 feet BGS.

## **2.4 CURRENT USES OF THE SITE**

The Site is currently utilized as a retail shopping center. Tenants include a Do-It Center Hardware, 4-Corners Dry Cleaners, Do-It Best Rental Center (equipment rentals), a self-service car wash, and other retail.

## **2.5 CURRENT USES OF ADJOINING PROPERTIES**

Current uses of adjoining properties are summarized as follows:

<b>North of Site:</b>	A former Burlington railroad right-of-way/walking trail and the Four Corners Auto Wrecking yard.
<b>East of Site:</b>	Maple Valley-Black Diamond Highway with a single-family residence, Century 21 Realty, TRM Wood Products and a retail ski shop located beyond.
<b>South of Site:</b>	SE Kent-Kangley Road with undeveloped property, Key Bank, a construction site (proposed Jiffy Lube) and a BP/76 gasoline station located beyond.
<b>Southeast of Site:</b>	An Exxon gasoline station located beyond the intersection of SE Kent-Kangley Road and Maple Valley Black Diamond Highway.
<b>West of Site:</b>	Single-family residences and a church.

## **3 User-Provided Information**

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### **3.1 TITLE RECORDS**

The client supplied no title records to Riley for the purposes of this report.

### **3.2 ENVIRONMENTAL LIENS, SPECIALIZED KNOWLEDGE, ETC.**

Ms. Dana Holstine, property manager for Four Corners Square Shopping Center, stated that to her knowledge, no liens exist for the Site. Ms. Holstine provided several previous geotechnical and environmental reports for the Site, dated from 1989 to 1997. Previous reports are referenced in Section 10.0 of this report.

### **3.3 REASON FOR PERFORMING THE PHASE I ESA**

It is Riley's understanding that Kite intends to purchase and/or redevelop the Site for commercial purposes. The purpose of this ESA is to identify any RECs and/or BERs associated with the Site and/or its setting.

## **4 Site Reconnaissance**

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Riley performed a Site reconnaissance and walk-through hazardous materials inspection on August 20, 2003. Ms. Dana Holstine, property manager, accompanied Riley during the inspection. A summary of our findings is given below. Photographs of the Site are available in Appendix A.

#### **4.1 EXTERIOR OBSERVATIONS & FINDINGS**

- Hydraulic oil, 5-gallon containers are stored over a secondary containment area behind the Do-It Best Rental Center. No staining was noted around the secondary containment.
- Various rental equipment (power tools, equipment with small engines, etc.) is pressure washed behind the Do-It Best Rental Center. Wash water run-off is collected by a nearby storm drain (Photo 10) and reportedly is tightlined and discharged to the existing stormwater retention swale. No obvious signs of petroleum stained asphalt was noted around the drain at the time of our inspection. In addition, no petroleum hydrocarbon sheen or odors were observed inside the storm drain at the time of our inspection.
- Three (3) 30 to 55-gallon drums were noted behind the Do-It Best Rental Center (Photo 14). One 30-gallon drum was labeled "antifreeze." The other drums were labeled "Hazardous Waste" and "Gasoline." No staining was noted on or around the 30-gallon drums. The 55-gallon drum was labeled "waste oil." Although the asphalt was stained around the drum, no cracking or significant degradation was noted. Ms. Tina Hartman, the store manager, indicated that Safety Kleen empties the drums and transported the waste off-site once or twice every quarter.
- The car wash utilizes an oil/water separator. Ms. Holstine indicated that McDonough and Sons, a vacuum truck company, pump the separator out quarterly.
- A stormwater grass lined bioswale is located on the northwest corner of the Site. Reportedly all surface water and roof water run-off (and wash water from the Tool Rental store) discharges to the bioswale.
- Three groundwater monitoring wells are located on the northern boundary of the Site (Figure 2). These are discussed in greater detail in Section 6.0 of this report.
- No significant staining or stressed vegetation was noted elsewhere on the Site.

#### **4.2 INTERIOR OBSERVATIONS**

- The on-Site dry cleaning facility utilizes a system that recycles its tetrachloroethylene (PCE) cleaning solvent (Photo 11). Waste PCE sludge is stored in plastic bags which are placed in lined, plastic containers. Mr. Kim, store manager, indicated that Safety Kleen removes the waste approximately every 1 ½ months. No staining or other indications of improper waste storage were noted in conjunction with the dry cleaning operations.
- A 30-gallon unleaded gasoline storage unit was noted in the storage room of the Do-It Best Rental Center. No staining was noted on or around the unit.
- The storage room of the Do-It Best Rental Center contained flammable storage lockers and a parts cleaning unit. The cleaning unit was labeled for petroleum distillates, PCE and "hydrotreated light." No staining or other indications of improper use of the parts cleaning unit were noted. Ms. Hartman, store manager, stated that Safety Kleen empties the unit regularly.

- No improper storage or handling of any hazardous materials were observed in any of the other tenant spaces. No significant staining or stressed vegetation was noted anywhere on the Site.

#### **4.3 POLYCHLORINATED BIPHENYLS (PCBs) SURVEY**

The EPA considers PCBs to be a possible human carcinogen. The Toxic Substance Control Act of 1976 (15 USC, s/s 2601, et seq.) prohibited any manufacturing of PCBs in the United States after January 1, 1979.

Electricity is supplied to the Site via several pad-mounted and vault-contained transformers located throughout the Site. According to Ms. Leah Boyle of Puget Sound Energy, all of the units on the Site contain less than one part per million PCBs or are considered non-PCB containing based on the date of installation. No other indications of PCBs were noted at the Site.

#### **4.4 UNDERGROUND AND ABOVEGROUND STORAGE TANK SURVEY (UST/AGST)**

Riley's UST and AGST survey included an inspection, review of historical documentation and interviews with knowledgeable persons regarding the Site.

Riley observed the following AGSTs on-Site during our site inspection at the Do-It Best Rental Center or Hardware Store:

- One (1) 200-gallon diesel AGST, with secondary containment (Photo 12);
- One (1) 1,000-gallon, double-walled kerosene AGST, with limited spill containment (Photo 13); and
- One (1) 150-gallon propane AGST.

No significant petroleum hydrocarbon staining or obvious fuel spills were noted on or around the AGSTs at the time of our inspection.

Riley did not observe any fill or vent pipes indicating the presence of USTs at the Site.

#### **4.5 RADON GAS EPA SURVEY DATA**

The EPA has set an "action level" for indoor radon levels at 4.0 picoCuries per liter (pCi/l) and above. The EPA zone for King County is "3," indicating an average radon level of less than 2.0 pCi/l. EPA radon data for King County zip is based on 106 tested residences. The summary data for radon for all of King County is provided in Table 1 below.

Table 1: Summary of Radon Data for King County				
Area	Average Activity (pCi/l)	% < 4 pCi/l	% 4-20 pCi/l	% > 20 pCi/l
Living Area – 1 <sup>st</sup> floor	.334	99%	1%	0%
Living Area – 2 <sup>nd</sup> floor	.800	100%	0%	0%
Basement	.538	97%	3%	0%

No basement or subsurface structures, where radon typically accumulates, currently exist or are proposed for the Site. Therefore, Riley concludes that the risk of exposure to elevated levels of radon gas at the Site is very low.

## **5 Interviews**

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Riley interviewed Ms. Dana Holstine, property manager, regarding current and former Site uses. Ms. Holstine completed a due diligence questionnaire for the Site, which is provided in Appendix D.

Ms. Holstine was unaware of any USTs or hazardous materials on-Site, other than those noted in the Site reconnaissance. Ms. Holstine indicated that USTs, associated with a former gasoline station had been removed. However, she was uncertain as to how many USTs were removed or on what date they were in fact removed.

## **6 Historical Records Review**

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Riley's historical records review included a review of the following:

- Current & Historical King County Tax Assessor Records;
- Polk Reverse City Directories;
- Sanborn Fire Insurance Maps (no coverage available);
- Aerial Photographs dated 1965, 1976, 1984, 1985, 1991, 1997 and 2002;
- USGS Topographic Maps dated 1949, 1968, 1973 and 1994.
- Inspection reports from King County and State regulatory agencies;
- Previous Phase I Environmental Site Assessment for the Four Corners Square Shopping Center dated 1997; and
- Interviews with Knowledgeable Persons.

Historical documentation is provided in Appendix D. The 1965 aerial photograph is provided in Figure 3.

### **6.1 SITE HISTORY**

- From about 1936 to 1950, a restaurant and a gasoline station was located on the southeast corner of Site (near the existing Dairy Queen location).
- Based on a 1949 USGS topographic map, four or five other unknown structures were located on the west portion of the Site. These structures were probably associated with the lumber mill reportedly on-site at this time (see bullet below).
- From about 1946 to 1978, the Site was occupied by logging and lumber operation, which included a dry kiln building, a shingle mill, a sales building, a "hopper and planer" shed and an office/watchman's shack (Figure 3). In addition, two to three single-family residences were constructed along SE Kent-Kangley Road. Exact locations of these former residences is unknown. Also unknown is how they were heated or if they included any heating oil USTs.
- By 1979, the lumber operations ceased and the existing building occupied by the Do-It Center Hardware store was constructed.

- In 1984, the Do-It Center Hardware building was added on to. From 1984 to 2001, the Four Corners Dry Cleaners occupied this building addition.
- In 1991, the single family residences along SE Kent-Kangley Road were demolished or moved off-Site.
- In 1995, Building I was constructed and included Video Update (1995 to 1999); coffee shop (1997 to present) and Music Trader (since 1999).
- In 1987, office and retail buildings D, G and E were constructed in. Tenants have included: Four Corners Dry Cleaners (2001 to present), Menagerie Boutique (1987 to 1990), Saucy's Pizza (1987 to 1989), Knickerbockers (1987 to 1994), Sandy's (1987 to 1990), Movie Marquis Video (1987 to 1992), Jamieson Western Shop (1987 to 1997), Dick's Barber Shop (1987 to present), J and E Fabrics (1987 to 1991), Allstate Insurance (1987 to present), Summit Office Supplies (1987 to 1990), Valley Medical Center (1987 to present), L-Bar offices (1991 to 1993), Family Advocates Counseling (1993 to 1994), Maple Valley Chamber of Commerce (1994 to 1999), Aptech Systems (1992 to present), Eastside Christian Church (1997), Real Life Church (1998 to present), Northwest Tae Kwon Do (1993 to 1999), Interactive Target Systems (1995 to 2000), Four Corners Family Dentistry (1996 to present), Bauer Chiropractic (1990 to 1993), Petrelli/Partain Chiropractic (1993 to present), Maple Valley Physical Therapy (1992 to present), Cycles Etc. (1992 to 1997), Papa Murphy's (1999 to present), State Farm Insurance (1989 to present), Carquest/Four Corners Auto Parts (1987 to present), Consignment Cove (1994 to 2003), Summit Printing (1988 to 1991) and Solar Nails (2003).

## **6.2 ADJOINING AND NEARBY PROPERTY HISTORY**

The historic uses of adjoining and nearby properties are summarized below.

### **6.2.1 NORTH OF SITE**

- From approximately 1952 to 1972, the property was occupied a logging and lumber mill operation (Figure 3).
- In 1970/1971, the existing auto wrecking and salvage yard commenced operations (Figure 4).

### **6.2.2 EAST OF SITE (ACROSS MAPLE VALLEY BLACK DIAMOND HIGHWAY)**

- In 1939 the existing single-family residence and the existing ski shop building was built.
- In 1966, the current realty office was constructed.
- In 1974, the current TRM lumber yard commenced operations.

### **6.2.3 SOUTHEAST OF SITE (ACROSS INTERSECTION)**

- In 1936, the existing gasoline service station property was built.

#### **6.2.4 SOUTH OF SITE (ACROSS SE KENT KANGLEY ROAD)**

- Prior to construction of the current gas station (1969) and bank (1990), the south adjoining properties were undeveloped and/or vacant lots.

#### **6.2.5 WEST OF SITE**

- Prior to 1970, the west adjacent property was a Burlington railroad right-of-way. Since 1970, the right of way (just north of the Site) has been used as a bike or walk trail.
- Properties located west of the former right-of-way were undeveloped until construction of the current church, in approximately 1993, and single-family residences in 1997.

## **7 Review of Previous Environmental Investigations**

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Riley reviewed several environmental reports prepared by others specifically for the Site. Reports considered to provide relevant and useful information regarding the Site use(s) and condition are listed below.

- *Phase I Environmental Site Assessment* for Four Corner Square Shopping Center by Earth Consultants, Inc. (ECI), dated October 20, 1997.
- *Petroleum-Contaminated Soil Remedial Excavation Letter Report* for Four Corner Square Shopping Center by ECI, dated June 5, 1989;
- *Supplemental Environmental Study* for Four Corner Square Shopping Center by ECI, dated May 10, 1989;
- *Phase I Environmental Site Assessment* for Four Corner Square Shopping Center by Earth Consultants, Inc.(ECI), dated April 3, 1989;
- A supplemental groundwater risk assessment letter report for Four Corner Square Shopping Center by ECI, dated June 7, 1989;
- Various laboratory analytical reports by Friedman & Bruya, Inc., dated September 7, 1990, November 23, 1994 and November 19, 2003.

Most of the above reports are included in Appendix E for reference.

A summary of our report review and comments are given below.

### **7.1 PHASE I ESA, APRIL 1989**

ECI's 1989 Phase I ESA report concluded the following RECs and/or BERs identified for the Site:

- A trench and discharge pipe originating from the north adjoining auto wrecking yard was observed terminating near the Site's northern property line. ECI suspected that oily wastes from this trench or drain pipe- were periodically discharging to the Site, thus adversely affecting Site soils and/or groundwater quality.
- A gasoline station was formerly located on the southeast corner of the Site. ECI stated that it was unknown whether or not the gasoline station's USTs had been removed or if a petroleum hydrocarbon release had occurred..



- Kerosene stained soils were observed beneath an AGST located behind the Do-It Best Rental Center.
- The former lumber yard on the Site.
- Site fill dirt of unknown origin and quality.
- Soil and groundwater conditions in the vicinity of the Site's former septic leach field.

## **7.2 SUPPLEMENT ENVIRONMENTAL STUDY, MAY 1989**

ECI's May 1989 subsurface investigation and geophysical survey was performed to address the environmental issues reported in their April 1989 Phase I ESA report.

ECI drilled a total of nine soil borings (B-1 to B-9) on the Site. Three of the borings, were drilled along the property line shared by the Site and the north adjoining auto wrecking yard) and were completed as 2-inch groundwater monitoring wells (B-1, B-2 and B-4). Only one boring was drilled at the former gasoline station location (boring B-3). ECI's approximate soil boring and monitoring well locations are shown in Figure 2.

Soil and/or groundwater samples were collected and analyzed for various potential contaminants of concern (PCOC) including, but not necessarily limited to, total petroleum hydrocarbons (TPH), volatile organic compounds (VOCs), pentachlorophenol and priority pollutant metals.

### **7.2.1 On-Site Issues: Summary of ECI Findings & Riley Review Comments**

#### **ABANDONED USTs/FORMER GASOLINE STATION**

ECI's geophysical survey and Phase II subsurface investigation findings did not locate any abandoned USTs or encounter any petroleum hydrocarbon affected soils associated with the Site's former gasoline station.

*It is our opinion that, though geophysical surveys are useful for locating buried metallic objects (such as abandoned USTs), their results can sometimes be unreliable due to a variety of unknown factors and interferences (pavement, subgrades, subsurface lithology, subcontractor equipment and experience, level of survey spacing and detail, etc.). Therefore, without hard documentation that ALL USTs (fuel, heating oil, waste oil, dry wells, underground hydraulic lifts (if any) were in fact removed, it remains a possibility that abandoned USTs or other gasoline station subsurface improvements may still be present on-Site.*

*It is our opinion that only one boring (B-3) does not provide sufficient coverage to definitively document Site soil and groundwater quality beneath the former gasoline station location. This is particularly true if the former gasoline station included a service garage and had a waste oil UST, dry well (to dispose of hazardous wastes on-site) or heating oil UST. In addition, the existing Dairy Queen building may be located or partially located where the former gasoline station was located.*

#### **KEROSENE CLEANUP EFFORT**

Approximately 40 tons of kerosene-contaminated soil, identified during ECI's 1989 Phase I ESA, beneath a Do-It Best Rental Centers kerosene AGST, was excavated and transported off-site for disposal or treatment. ECI reported that their remedial

excavation effort was successful in bringing these soils into compliance with the Washington State Department of Ecology (Ecology) cleanup regulations.

#### ON-SITE SEPTIC FIELD

ECI reported that boring B-9, located 20 feet west of an on-site septic system, intercepted soils at 7.5 feet bgs with a total 1,2 Dichloroethene (1,2 DCE-including the cis- and trans- isomers) concentration of 2.4 ug/kg. ECI concluded that the source of 1,2 DCE "may have been from the disposal of the compound via the septic disposal system and that "the concentration of 1,2 DCE is not currently regulated by WDOE (Ecology)."

*1,2, DCE is a breakdown product of PCE, which as previously stated is solvent typically used by dry cleaners. PCE is a regulated contaminant by Ecology. It is our opinion that the origin of the 1,2 DCE reported by ECI may represent the breakdown of PCE which may have originated from effluent wastes from the dry cleaning operation then located at the west end of the Do-It Best Center Hardware building. The disposal of PCE wastes via septic disposal systems is a relatively common/historic occurrence. Another possibility is that the contaminant 1,2-DCE or PCE originated from the routine handling, cleaning, use and wash down of equipment at the Do-It Best Rental Center. The Do-It Best Rental Center's catch basin and drain condition is unknown and likely passes through the vicinity of boring B-9.*

#### FORMER LUMBER YARD/BURLINGTON RAILROAD ROW/UNKNOWN FILLS

ECI reported that boring B-7 intercepted soils at 5 feet bgs with a TPH concentration of 330 mg/kg. ECI reported that soils intercepted were organic in nature and therefore the reported TPH concentration may have been the result of naturally occurring biogenic material (not petroleum). *Riley concurs with their interpretation.*

All other ECI borings did not intercept soils with any detectable concentrations of the PCOC.

#### **7.2.2 Off-Site Issues: Summary of ECI Findings & Comments**

ECI reported that perched groundwater collected from monitoring well B-1 in 1989 had detectable concentrations of oil TPH, BTEX and PCE. ECI attributed these contaminants to the north-adjointing auto wrecking yard and the yards stormwater run-off or other discharge of oily wastes onto or near the Site's northern property boundary. Well B-2 was dry in 1989. Groundwater samples collected from well B-4 had a TPH concentration of 1,000 ug/L and detectable concentrations of various metals. ECI did not speculate as to the origin of the COC detected in groundwater collected from well B-4.

Groundwater from well B-1 has been periodically sampled by ECI since 1989 (in 1990, 1993 and 1994). Well B-2 has apparently always been dry and no groundwater samples have been collected. Well MW-4 has not been re-sampled since the initial 1989 sampling event.

Subsequent groundwater samples collected from well B-1 (in 1990, 1993 and 1994) showed either decreasing or non-detectable concentrations of benzene and PCE. Based on this data, ECI concluded that perched groundwater at well B-1 no longer posed a significant environmental risk to the Site.

*Riley concurs that the origin of the COC detected in well B-1 likely did originate from the north adjoining property. It is likely that the decreasing concentrations of the COC observed in well B-1 verses time was due to the auto wrecking yards prevention of surface water run-off off-site.*

*Since benzene and other VOCs were previously detected in perched groundwater, it is unknown whether or not these COC eventually migrated downward to the underlying static water table at 35 to 40 feet bgs.*

## **8 Environmental Regulatory Database Review**

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Riley's environmental regulatory records review consisted of the following:

- A standard review of Federal and State record databases.
- A review of Site and adjoining property records available at the Washington State Department of Ecology (Ecology).

Riley reviewed federal & state records in a search for properties with existing and/or potential environmental liabilities. Riley and EDR of Southport, Connecticut performed the records search. All records reviewed used search radii in accordance with ASTM parameters. A copy of the EDR database report is included in Appendix C. In addition, Riley reviewed environmental reports and other related documents for the Site and/or adjoining or nearby properties at Ecology, when applicable.

### **8.1.1 SITE**

Four Corners Cleaners, an on-Site tenant, is listed as a RCRA Small Quantity Generator due to the use and disposal of PCE in their dry cleaning operations. No violations were noted in association with this listing.

No other regulatory listings for the Site were noted in the researched environmental databases.

### **8.1.2 ADJOINING/NEARBY PROPERTIES**

#### *Four Corners Auto Wrecking*

The north adjoining wrecking yard is listed on the Ecology Confirmed and Suspected Contaminated Sites List (CSCSL), the State Hazardous Waste Sites (SHWS) and the Washington Emergency Response Tracking System (ERTS) databases.

A summary of our regulatory file review regarding the auto wrecking and salvage yard are summarized below. For a more detailed discussion, the reader is referred to our Phase I ESA report prepared for the auto wrecking yard property dated September 22, 2003.

Multiple ERTS complaints have been made to Ecology against the wrecking yard since 1989. ERTS complaints are usually anomalous and made by disgruntled employees, neighbors or concerned citizens. Complaints are assessed on a case-by-case basis and are usually followed up or investigated to Ecology to determine their validity.

The ERTS complaints included, for the example the following excerpts:

- *"oil and other automotive fluids were flowing from the wrecking yard, (and had) contaminated the (south adjoining property)..."*

- that an unspecified drain on the property was reportedly plugged and the drain was going to be covered soon after, to “*cover the contamination.*”
- Site occupants were “*dumping gas, oils, transmissions, batteries, gas from gas tanks, oils from crank cases directly to (the) ground.*”
- ....that a “*pit was dug (190 feet by 10 feet), which is now covered, to dump (transmissions) and batteries in.*” Ecology records did not indicate whether or not this ERTS report was subsequently addressed or investigated by Ecology.

On July 28, 2003, the King County Department of Natural Resources and Parks (DNR), Water and Land Resources Division, issued a letter to Mr. Don Berg regarding pollution prevention practices at the Site.

### 8.1.3 OTHER NEARBY OFF-SITE PROPERTIES

Based on our regulatory database and file review, the only other off-site property considered a potential risk to Site soil and groundwater quality is the BP/76 gasoline station # 03144 located at 26821 Maple Valley Highway (on the southwest corner of SE Kent-Kangley Road and Maple Valley Black Diamond Highway). However, based on our review of various environmental reports prepared for this property, it appears that static groundwater has not been significantly impacted by a petroleum hydrocarbon release. Therefore, it is unlikely that this off-site property has affected Site soil and/or groundwater quality. Records for this property will be retained in our project file and are available upon request.

## 9 Discussion of Findings and Conclusions

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Riley has performed a Phase I ESA in conformance with the scope and limitations of ASTM E 1527-00 for the Four Corners Square shopping center property located at 23800 to 23926 SE Kent-Kangley Road in Maple Valley, Washington.

Based on our Phase I ESA findings, the *potential* RECs or BERs were identified for the Site or it's setting:

### 9.1 SITE USE FINDINGS

Riley concludes that the **potential** exists that petroleum hydrocarbon affected soils and/or abandoned USTs in the former gasoline station area may be encountered during the proposed redevelopment of the subject Site. The former gasoline station was located on the southeast corner of the Site between about 1934 and 1950. This conclusion is based on the following:

- No written records were found documenting that the former gasoline station USTs or any other associated underground improvements were removed.
- It is unknown whether or not the station included a garage for the repair and maintenance of cars. If it did, there may have been a waste oil UST, a heating oil UST and perhaps a dry well (historically used to dispose of various petroleum or parts cleaning wastes to the subsurface environment). However, no available records reviewed by Riley suggested these other features, and is entirely speculative at this point.

- Previous subsurface investigations to address the former gasoline station were of limited extent and consisted of only one test boring to a depth of 10 to 15 feet.

The **potential** exists that Site soil and/or groundwater quality may have been adversely affected by PCE or one of its breakdown products due to the disposal of PCE wastes via the on-site septic disposal system by either the former dry cleaners facility and/or via leaking drains from the Do-It Best Rental Center. This conclusion is based on the following:

- Trace concentrations of 1,2, DCE were detected in soil at one boring located 20 feet west of the Site's former septic system. 1,2 DCE is a breakdown product of PCE which is solvent typically used by dry cleaners or as a parts cleaning solvent.
- Effluent from the Site was connected to an on-Site septic system from 1979 to about 1993. The dry cleaners was connected to the on-Site septic system during its operation from 1984 to 1993. Reportedly the Site was connected to the municipal sanitary sewer system in 1993. The Dairy Queen is still on septic.
- The disposal of PCE wastes via septic disposal systems or stormwater drains and associated utility corridors is a relatively common/historic occurrence.

Elevated TPH in shallow perched groundwater reported in the Site's stormwater retention swale suggests untreated surface water run-off with petroleum hydrocarbons is occurring.

To better determine and define the **potential** RECs or BER listed above, additional subsurface investigation sampling and/or research would be required. The decision of whether to perform this additional investigation or research at this time depends solely on Client's overall environmental risk tolerance and management program.

## 9.2 ADJOINING/NEARBY PROPERTY USE FINDINGS

The only off-site property identified to be a potential threat to Site soil and/or groundwater quality included the north adjoining auto wrecking and salvage yard. In 1989, two of three groundwater monitoring wells installed on-Site along the wrecking yard property boundary intercepted shallow perched groundwater at 10 to 15 feet bgs. One of the wells (B-2) did not encounter perched groundwater. The most recent of several groundwater sampling events from well B-1 showed decreasing or non-detectable concentrations of the PCOC. However, well B-4 has not been sampled since its installation in 1989.

Since the wells installation in 1989, it appears that the auto wrecking yard has re-directed its storm water run-off so that it would no longer pose a threat to Site soil and/or groundwater quality. Therefore, the water quality observed in 1989 at well B-1 improved over time as a result.

It should be noted though that since various PCOC (particularly benzene and PCE) were previously detected in well B-1, it is unknown whether or not these COC eventually migrated downward to the underlying static water table at 35 to 40 feet bgs. Regardless the inferred groundwater flow direction for the static groundwater table beneath the Site (about 35 to 40 feet BGS) is to the north-northeast. Therefore the auto wrecking yard is

located downgradient of the subject Site and likely has not adversely affected Site soil and/or static groundwater beneath the Site to any significant degree (if at all).

As a standard measure, Riley recommends that the existing wells B-1, B-2 and B-4 be re-sampled since they have not be sampled since 1994. This will ensure that conditions have not changed since their last sampling. The decision of whether to perform this additional investigation or research at this time depends solely on Client's overall environmental risk tolerance and management program.

## 10 Deviations & Additional Services

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Riley performed this Phase I ESA in accordance with ASTM standards. This report generally follows the recommended format provided by ASTM for Phase I ESAs; however, minor deviations in report format may exist. The following additional non-scope services have been added to this Phase I ESA: radon gas EPA survey comments.

## References

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USGS. 1994. *Black Diamond, Washington 7.5-Minute Topographic Map.*

## **11 Signatures of Environmental Professionals**

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Any questions regarding the work within this report, the presentation of the information, or the interpretation of the data are welcome and should be referred to the undersigned.

Sincerely,

**THE RILEY GROUP, INC.**

Lannie Smith, CHMM  
Environmental Scientist

Paul D. Riley, LG, LHG  
Principal Geologist

*Report Distribution:*      *Mr. Doug Pedersen, Kite Development (1 bound copy)*  
                                      *Mr. Mark Sausser, Attorney - Baker & Daniels (1 bound copy)*

*Attachments*



## **12 Qualifications of Environmental Professionals**

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### **12.1 LANNIE SMITH, ENVIRONMENTAL SCIENTIST**

#### **Education**

- B.S. Environmental Science, Washington State University, Pullman, Washington, 1997

#### **Special Training and Certifications**

- 40 hour Hazardous Waste Operations and Emergency Response (HAZWOPER) – 1997
- Underground Storage Tank Site Assessor – 1998
- Airborne Asbestos Dust (NIOSH 582) Certified – 1998
- Certified Hazardous Materials Manager (CHMM) – 2000
- AHERA Building Inspector – 2001
- EPA/HUD Lead Inspector/Risk Assessor (WA, ID, & AK) – 2001
- OR DEQ Soil Cleanup Matrix Supervisor – 2003

#### **Professional Experience**

Mr. Smith has over six years of experience in environmental regulatory compliance and assessments. Mr. Smith's experience includes performing Phase I and Phase II site assessments, underground storage tank site assessments, soil and groundwater investigations, directing small and large-scale remedial excavation projects, lead and asbestos building inspections, environmental compliance audits, and waste management consulting both within the private and government sectors.

#### **Representative Project Experience**

- Various Banks and Lending Institutions – Performing Phase I environmental site assessments for several properties throughout the Pacific Northwest.
- Conner Homes Company – Conducting soil and groundwater sampling as well as providing environmental oversight of large-scale remedial excavations in conjunction with project site development.
- Powell Development Company – Performing subsurface soil investigation for the purpose of achieving site closure through the development of site-specific, risk-based cleanup levels.
- U.S. Bank Corporation – Performing Phase II soil sampling for property involved in transfer of ownership.
- Union Pacific Railroad (UPRR) – Subsurface soil sampling for environmental screening program at UPRR railyards.
- Basin Oil Company – Conducting environmental compliance auditing and regulatory consultation.

- Pacific Northwest National Laboratory – Performance of facility inspections for the purpose of identifying and characterizing above and below ground storage tanks.

## **12.2 PAUL D. RILEY, PRINCIPAL GEOLOGIST**

### **Education**

M.S., Geological/Geophysical Sciences, Western Washington University, 1991

B.S., Geological Sciences, Michigan State University, 1988

Licensed Well Driller, Washington State

Washington State Registered Geologist (License #1264)

Washington State Registered Hydrogeologist (License #1264)

### **Continuing Education**

Groundwater Remediation & Design, GNAW, 1994

Risk-Based Corrective Action – AST Seminar, 1996

Wetlands Delineation Workshop-Richard Chinn, 1999

### **Professional Skills**

**Principal**, The Riley Group, Inc. (formerly Riley Environmental, LLC), Seattle, WA. 3/96 - present.

Mr. Riley, the founding principal of The Riley Group, Inc. has professionally practiced as an environmental geologist and hydrogeologist in the Pacific Northwest since 1991. Mr. Riley has performed numerous Phase I ESAs, Phase II subsurface characterization studies, risk based site closures, aquifer pump tests, in-situ remediation system pilot studies, remediation system design, and remediation system installation and operations & maintenance for over 1,000 sites located in the Pacific Northwest.

Mr. Riley is responsible for all operations of The Riley Group, Inc. Responsibilities include administrative and technical operations and business development. Mr. Riley manages Phase I ESA, Phase II investigations, risk-based closures, remediation system implementation (design, installation, and O&M), geotechnical engineering projects for commercial and mixed-use construction, and wetland delineation and mitigation projects with Riley's diverse technical staff serving a wide clientele base both locally and national.

**Environmental Division Manager**, Omega Environmental (formerly O'Sullivan Omega), Seattle, WA. 11/1992 to 3/1996

Mr. Riley was the environmental division manager for the Pacific Northwest for a national underground storage tank (UST) installation and removal contractor. Mr. Riley supervised a staff of geologists and environmental engineers performing UST site assessments, Phase I ESAs, Phase II subsurface soil and groundwater characterization studies, remediation projects, compliance groundwater monitoring projects, and asbestos and lead paint building surveys.



*The Riley Group, Inc.*

RECEIVED

May 9, 2012

Mr. David George  
KRG Four Corners Square, LLC  
30 South Meridian Street, Suite 1100  
Indianapolis, Indiana 46204

OCT 24 2014  
DEPT OF ECOLOGY  
TCP - NWRO

**RE: Phase I Environmental Site Assessment Update  
Four Corners Square  
23800 to 23926 Southeast Kent-Kangley Road  
Maple Valley, Washington 98038  
RGI Project #2012-205**

Dear Mr. George:

The Riley Group, Inc. (RGI) has performed a Phase I Environmental Site Assessment (ESA) Update (Phase I ESA Update) for the above-referenced property (hereafter referred to as the Site). The Site is currently occupied by Four Corners Square, a multi-building retail shopping center. RGI understands that KRG Four Corners Square, LLC intends to redevelop the Site, which will include demolition of four of the Site's buildings (the Hardware Building, the Carwash Building, D Building, and G Building; Figure 2) and construction of at least one new building and associated paved parking lot. The Phase I ESA Update was authorized by KRG Four Corners Square, LLC on April 25, 2012.

#### **PROJECT OBJECTIVE**

The objective of this Phase I ESA Update was to identify any new recognized environmental conditions (RECs) or business environmental risks (BERs) associated with the Site or its setting since the completion of the previous Phase I ESA Update report in January 2011, and to meet ASTM E-1527-05 standards. Site photographs are included in Appendix A.

#### **SCOPE OF WORK**

The scope of work for this project included:

- Brief description of current and historical land use.
- Site visit to identify any current RECs and/or potential BERs.
- Review of State of Washington records including UST, LUST, and CSCSL. The radius search met the guidelines as defined in ASTM E-1527-05.
- Review of Federal records including the following EPA records: RCRIS (TSD, SQG, LQG), ERNS, RCRA, CERCLIS, and NPL. The radius search met the guidelines as defined in ASTM E-1527-05.
- Submit to the Client and/or current Site owner the ASTM 1527-05 Phase I ESA User Questionnaire.

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- Site owner and/or representative interview.
- Review of the Phase I ESA reports for the subject Site prepared by RGI, dated September 30, 2003 and January 18, 2011, and other previous environmental reports prepared for the Site by RGI and others.
- Reviewed previous environmental reports for the adjoining properties provided by the Client and at the Washington Department of Ecology's (Ecology's) Northwest Regional Office in Bellevue, Washington.
- Prepare a final letter report outlining our findings and conclusions.

#### **SITE LOCATION & DESCRIPTION**

The subject Site is located at 23800 to 23926 Southeast Kent-Kangley Road (a.k.a. State Highway 516), Maple Valley, King County, Washington (Figure 1). The Site currently consists of King County tax parcels 2722069029, 2722069086, 2722069096, 2722069167 and a portion of tax parcel 2722069075. The Site is approximately 8.06 acres in size and has been developed as a multi-building (seven total buildings) retail shopping plaza (Photographs 28 through 30).

The Site is relatively flat and has an approximate average elevation of 549 feet above mean sea level. According to King County Tax Assessor records, the current Site owner is KRG Four Corners Square, LLC. The Site layout and adjoining properties are depicted on Figure 2.

#### **CURRENT USES OF ADJOINING PROPERTIES**

Current uses of adjoining properties are summarized as follows:

- North of Site:** A vacant lot formerly occupied by Four Corners Wrecking Yard (Photograph 32).
- East of Site:** Maple Valley – Black Diamond Road Southeast (a.k.a. State Highway 169), beyond which is a vacant lot and a commercial building that are both under construction (Photograph 33).
- Southeast of Site:** Intersection of Maple Valley – Black Diamond Road Southeast and Southeast Kent Kangley Road, beyond which is a Texaco-Branded gasoline station (background of Photograph 34).
- South of Site:** Southeast Kent-Kangley Road, beyond which are (from east to west) a 76-Branded gasoline service station, Jiffy Lube, Key Bank, and undeveloped land (Photograph 34).
- West of Site:** (South to north) The Green to Cedar Rivers Walking Trail, beyond which are a Church of Latter Day Saints and single-family residences (Photograph 35).

#### **SUMMARY OF PREVIOUS ENVIRONMENTAL REPORTS**

RGI completed a Phase I ESA at the Site in September 2003, a Supplemental Phase II Subsurface Investigation in December 2004, and Phase I ESA Update in January 2011. At the time of the 2003 and 2004 Site visits, the Site consisted of four separate but contiguous parcels occupied by various retail tenants. Subsequent to our original Phase I ESA, the parcel boundaries have been redefined, which has resulted in a portion of the former north-adjoining wrecking yard property to be located on the Site. A cleanup involving remedial excavations was performed at

the wrecking yard property in 2006 and a No Further Action (NFA) letter was issued by Ecology in 2008. The former wrecking yard cleanup, including the portion that is now on-Site, is discussed in the Environmental Records Review section of this report.

### ***RGI Phase I ESA, 2003***

At the time of the 2003 Phase I ESA, the Site layout and tenants were similar to those observed in our 2010 and 2012 inspections. The adjoining properties were also similar, with the exception of the north-adjoining wrecking yard, which had been demolished and consisted of a vacant lot, and the east-adjoining commercial properties, which are currently under construction.

During our 2003 inspection, several chemical containers were observed north of, and within, the Hardware Building. A parts washer was observed within the Johnson's Rental Center. The containers appeared to be managed properly at the time. In addition, an oil-water separator was observed within a catch basin north of the Johnson's Rental Center and north of the Car Wash Building. Three groundwater monitoring wells (B-1, B-2 and B-4) were observed along the northern Site boundary.

No indications of USTs were observed. Three ASTs were observed within and north of the Hardware Building, including one 200-gallon diesel AST, one 1,000-gallon kerosene AST, and one 150-gallon propane AST.

In 2003, Four Corners Cleaners occupied the same tenant space as the 2010 and 2012 inspections. Chemical use, storage and disposal practices were similar to those observed by RGI in 2010 and 2012<sup>1</sup>.

Historical records indicated that a former gasoline station occupied the southeast corner of the Site from approximately 1934 to 1950.

The original (eastern) portion of the existing Hardware Building was constructed in 1979. The western addition was constructed in 1984. The D and G Buildings and the Strip Retail Building were constructed in 1987. The Retail Outbuilding was constructed in 1995. Records suggested that the Site was serviced by at least three former septic systems from approximately 1979 to 1993.

Based on our 2003 Phase I ESA findings, the following potential RECs and/or BERs were identified:

- The potential existed that petroleum hydrocarbon-affected soils and/or abandoned USTs in the former gasoline station area (southeast corner of Site) were present. No records documenting the removal of USTs or associated underground improvements were identified. In addition, it was not known whether automobile service and repair operations were associated with the former gasoline station. Previous subsurface investigations to address the former gasoline station were limited in scope.
- Four Corners Cleaners and Do-It Best Rental Center had occupied the Site since 1984 (prior to 2001, Four Corners Cleaners occupied a different tenant space on-Site). Historical records suggested that the Site was served by at least three former septic systems from 1979 through

<sup>1</sup> RGI conducted a compliance review of the drycleaner operations. Our compliance findings, conclusions and recommendations have been provided under separate cover in our Compliance Review report, dated January 3, 2011.

1993. The use of chlorinated solvents was observed at these establishments during our Site inspection. Trace concentrations of 1,2-dichloroethene (a breakdown component of tetrachloroethene (PERC) a common dry cleaning and parts washing solvent) had been detected in a soil sample collected west of the former septic system in 1989. No source area (septic drainfield) soil sampling was performed. It was RGI's opinion that the previous subsurface investigation did not adequately address the potential chlorinated solvent impacts to the soil and/or groundwater at the Site.

- **Identified Petroleum Hydrocarbon-Affected Groundwater:** Elevated total petroleum hydrocarbons (TPH) in shallow perched groundwater in the Site's stormwater retention swale suggested that untreated surface water run-off with petroleum hydrocarbons was occurring.
- **North-Adjoining Four Corners Wrecking Yard:** The north-adjoining (inferred downgradient) property had been occupied by a wrecking yard since approximately 1970. Three monitoring wells were installed along the northern Site boundary in 1989 to evaluate potential on-Site impacts from the wrecking yard. Although contaminant concentrations in at least one of the wells decreased over time, the other wells were either dry or had not sampled since 1989.

Based on its findings, RGI recommended that additional subsurface investigation activities be performed at the Site and that the 1989-vintage monitoring wells be resampled.

#### ***RGI Supplemental Phase II Subsurface Investigation, 2004***

In November 2004, RGI directed a geophysical survey on the southeastern portion of the Site and advanced nine hollow-stem auger soil borings, four shallow hand auger borings, and two direct-push soil and soil gas sampling probes, and installed three groundwater monitoring wells at the Site using air-rotary methods.

No abandoned USTs were identified during the geophysical survey. Soils generally consisted of gravel and sand with cobbles and boulders (glacial outwash) to the maximum depth explored, which was 45 feet. Shallow groundwater was encountered at a depth of 20 feet bgs.

Soil analytical results indicated that the borings located in the vicinity of the former on-Site gasoline station did not intercept elevated concentrations of gasoline-, diesel- and oil-range TPH. Groundwater analytical results from the closest downgradient monitoring well, MW-1, detected no gasoline-, diesel- or oil-range TPH; or benzene, toluene, ethylbenzene and xylenes (BTEX) compounds.

PCE and its breakdown compounds were detected below their respective Model Toxics Control Act (MTCA) Method A Soil Cleanup Levels for Unrestricted Land Use in two soil samples collected from the northwest corner of the former Four Corners Cleaners tenant space.

PCE was also detected in the soil gas collected from those locations, at 1.2 and 7.1 parts per billion (ppb). At the time of the 2004 RGI Phase II, no Ecology guidance on vapor intrusion had been drafted; therefore, RGI compared the results to the Oregon Department of Environmental Quality (ODEQ) generic Risk-Based Calculations (RBCs) for the vapor intrusion into building exposure pathway. The soil gas concentrations were below the ODEQ RBCs effective at that time. Ecology has since released the *DRAFT Guidance for Evaluating Soil Vapor Intrusion in Washington State: Investigation and Remedial Action*, dated October 2009. According to the 2009 draft guidance document, the sub-slab screening level for PCE is 4.2 µg/, which is

approximately equivalent to 0.61 ppb PCE<sup>2</sup>. Therefore, the PCE soil gas concentrations measured at the Site in 2003 exceed the sub-slab screening levels published in the 2009 draft Ecology guidance document.

Diesel- and oil-range TPH were detected at concentrations above their respective MTCA Method A Cleanup Levels for Groundwater in the groundwater collected from one of the 1989-vintage monitoring wells (B-1). Monitoring well MW-3 was in close proximity to B-1 (approximately 30 feet west) and had no diesel-range TPH detection. However, the depths to water reported in monitoring wells B-1 and MW-3 were 5.98 and 23.72 feet, respectively. Given the relatively similar ground surface elevation in both locations, it would appear that the wells are screened in different water-bearing units. Therefore, although the shallow, perched groundwater at the B-1 location remains adversely-affected by diesel- and oil-range TPH, the deeper water-bearing unit does not appear to have been affected by the release.

RGI concluded that the former gasoline station had not adversely affected soil and/or groundwater quality at the Site. RGI also concluded that the former drycleaners, rental center and associated septic systems had not adversely affected Site groundwater, and that the soils are in compliance with MTCA. In addition, the discharges to the bioswale did not appear to have adversely affected soil and/or groundwater quality at the Site. RGI indicated that the likely source of the elevated diesel- and oil-range TPH in the shallow groundwater along the northern Site boundary was the north-adjointing wrecking yard. RGI suggested that additional investigation and/or cleanup associated with the elevated TPH at B-1 may be required.

#### ***RGI Phase I ESA Update, 2011***

At the time of the 2011 Phase I ESA Update, it was RGI's understanding that no redevelopment was proposed for the Site. In addition, at the time of the 2011 Phase I ESA Update, the Site layout and tenants were similar to those observed in our 2012 inspection. The adjoining properties were also similar, with the exception of the north-adjointing wrecking yard, which had been demolished and consisted of a vacant lot, and the east-adjointing commercial properties, which are currently under construction.

The inspection for the 2011 Phase I ESA Update occurred in December 2010. During our 2010 inspection, all tenant spaces were accessible, with the exception of the vacant spaces, Partain Chiropractic, Dick's Barber Shop, and the tenant storage spaces in D and G Buildings. Based on the nature of the tenant operations, this was not considered to be a significant data gap.

Stormwater at the Site drained to on-Site catchbasins that discharged to a bioswale on the northwest corner of the Site. Electricity was provided to the Site via several on-Site pad-mounted transformers.

Typical commercial cleaners in retail-sized containers were observed in the tenant spaces inspected. The containers were all in good condition and stored properly.

An electric cardboard baler was observed in the loading dock area of the Johnson's Hardware Store.

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<sup>2</sup> The conversion factor of 1 ppm = 6.78 mg/m<sup>3</sup> PCE, taken from the NIOSH Pocket Guide to Chemical Hazards (2003), was used in this calculation.



A hydraulic trash compacter was observed in the trash enclosure east of the D Building. The age of the compacter is not known. No evidence of leaks was observed.

A representative of Four Corners Family Dentistry indicated that all x-ray development at its clinic is digital and that no chemicals are used or wastes generated in the process. A representative of Multicare Maple Valley Clinic indicated that no x-ray equipment is used at its facility.

An oil-water separator was observed in the catch basin behind (north of) the Johnson's Rental Center. The rental center used the area to wash down equipment upon its return. The separator was in good condition and was reportedly serviced regularly as needed.

A 200-gallon steel diesel AST with dispenser was observed within a plastic secondary containment basin behind (north of) the Johnson's Rental Center. No staining was observed on the pavement outside the secondary containment. However, the secondary containment basin was approximately one-quarter to one-half full with apparent rainwater that exhibited a sheen.

Three steel drums (55-gallon capacity and less) were observed on secondary containment pallets behind (north of) the Johnson's Rental Center. The drum contents consisted of waste oil (55-gallon), waste antifreeze (30-gallon), and waste gasoline (30-gallon). In addition, two plastic 5-gallon gasoline containers and an approximately 30-gallon portable kerosene dispenser were staged on the pallets. The containers were in good condition with no evidence of releases noted.

All former groundwater monitoring wells installed by both ECI and RGI were either not able to be located (B-2, B-4 and MW-2) or were observed to have been decommissioned (MW-1, MW-2 and B-1). Documents reviewed at Ecology for the north-adjointing wrecking yard (discussed further below) indicated that on-Site monitoring wells B-1, B-4, MW-1, MW-2 and MW-3 were decommissioned in 2008 by LFR. However, B-2 was not able to be located at that time. LFR presumed that B-2 had been previously decommissioned.

No indications of USTs, hazardous materials, PCBs, suspect staining, stressed vegetation or other indications of hazardous releases were noted during the Site reconnaissance.

Based on our 2011 Phase I ESA Update findings, the following potential RECs and/or BERs were identified:

- Diesel- and oil-range TPH were historically detected in former on-Site monitoring well B-1, which was located along the northern Site boundary. According to previous reports prepared by others, concentrations had been decreasing since 1989. However, well B-1 was sampled by RGI in 2004 and diesel- and oil-range TPH were detected at 4,100 and 4,500 µg/L, respectively. The concentrations detected exceeded the applicable MTCA Method A Cleanup Levels for Groundwater of 500 µg/L (for each). RGI suggested that additional investigation and/or cleanup associated with the elevated TPH may be required. By 2011, it appeared that no subsequent sampling of B-1 or additional subsurface investigation work had been conducted on-Site since 2004, and the well was decommissioned by others in 2008. Therefore, the elevated diesel- and oil-range TPH at this location remained unresolved and was considered a REC for the Site.
- PCE was detected at 1.2 ppb and 7.1 ppb in the soil gas collected from the vicinity of the former drycleaner. The soil gas concentrations were below the ODEQ RBCs in effect at that time, which Ecology had acknowledged the informal adoption of the ODEQ regulations in lieu of Ecology formulating their own. Ecology has since released the *DRAFT Guidance for*

*Evaluating Soil Vapor Intrusion in Washington State: Investigation and Remedial Action*, dated October 2009. The PCE soil gas concentrations measured at the Site in 2003 exceed the sub-slab screening levels published in the 2009 draft Ecology guidance document, suggesting the potential for vapor intrusion into the building.

- The southern portion of EFI's remedial excavation performed at the wrecking yard property in June 2006 was located on what is now the Site. The residual diesel-range TPH concentrations at the remedial extents were below MTCA Method A Soil Cleanup Levels for Unrestricted Land Use. Residual oil-range TPH concentrations at EX-44 and EX-90 were 2,900 and 3,100 mg/kg (respectively), which were below the site-specific total TPH mixture cleanup level of 7,457 mg/kg. However, no cPAH, lead or cadmium analyses (identified contaminants of concern) were performed at EX-44, and no lead or cadmium analyses were performed at EX-90. According to the EFI reports, cPAHs, lead and cadmium were to be remediated to MTCA Method A Soil Cleanup Levels. In addition, no soil confirmation sampling was performed along the western sidewall of the remedial excavation, which was approximately 15 feet west of base sample EX-44. Therefore, the soils on this portion of the Site were considered inadequately assessed for cPAHs, lead and cadmium and constituted a REC for the Site.

RGI recommended that a subsurface investigation be conducted in the vicinity of former groundwater monitoring well B-1 to determine whether the previously-detected diesel- and oil-range TPH remained in the shallow groundwater on the northern portion of the Site. In addition, further characterization of the former remedial excavation would be required to determine whether cPAH, cadmium and lead concentrations were in compliance with MTCA Method A Soil Cleanup Levels.

In addition, according to Washington Administrative Code (WAC) Chapter 173-340-300(2)(a), "any owner or operator who has information that a hazardous substance has been released to the environment at the owner or operator's facility and may be a threat to human health or the environment shall report such information to the department within ninety days of discovery." The previously-identified diesel- and oil-range TPH was not addressed as part of the off-Site wrecking yard NFA and had not yet been reported to Ecology. Therefore, RGI recommended that the presence of elevated diesel- and oil-range TPH at the on-Site monitoring well B-1 be reported to Ecology.

Based on the concentrations and proximity of PCE to the Hardware Building, an indoor air quality issue was noted to possibly be present at the Site. A soil gas and/or indoor air sampling assessment could be performed to determine whether a vapor intrusion risk was present in the building. Since Ecology did not regulate vapor intrusion (but was proposing to), the decision to perform the assessment would have depended upon the Client's risk tolerance. If further assessment of this risk was desired, RGI recommended sampling of soil vapor and/or ambient air from within the building and comparing levels to Ecology's guidance. If a vapor intrusion risk was identified, then RGI recommended engineering controls be implemented to mitigate that risk (e.g., improved ventilation).

#### **UPDATED SITE RECONNAISSANCE & INTERVIEWS**

RGI visited the Site on May 2, 2012, to identify (1) current Site conditions, (2) changes in Site occupancy and usage (if any) and (3) changes in adjacent property usage that have occurred from

December 2010 to the present. RGI was unaccompanied during the Site inspection. Site Photographs are included in Appendix A.

The current Site occupancy is summarized by building below:

Building Name	Tenants
Hardware Building (Photograph 29)	Johnson's Hardware Store Do It Best Rental Center Quintessence Gift Shop
Strip Retail Building (Photograph 29)	MultiCare Maple Valley Clinic Vacant spaces Partain Chiropractic Four Corners Family Dentistry Maple Valley Physical Therapy Dick's Barber Shop Phillips Tai Kwan Do Center Allstate Insurance Papa Murphy's Pizza Solar Nails Four Corners Cleaners
Retail Building (Photograph 30)	City Perk Espresso Vacant Spaces
Restaurant Building (Photograph 30)	Dairy Queen
Car Wash Building (Photograph 28)	Four Corners Car Wash
G Building (Photograph 26)	COMmand Computers Tenant storage
D Building (Photograph 27)	Tenant storage Real Life Church (offices)

As part of the 2012 reconnaissance of the Site, RGI inspected the interior portions of the Do It Best Rental Center, Johnson's Hardware Store, and the Four Corners Cleaners. RGI did not inspect the interior area of the other tenant spaces on the Site. However, based on the nature of the other tenant space operations, this is not considered to be a significant data gap.

The bioswale previously observed on the north portion of the Site was vegetated with blackberry bushes and no standing water was observed in this feature.

Disturbed soils and miscellaneous debris (general household garbage) was observed near the northern border of the Site (Photograph 31).

Several pad mounted transformers were observed on the exterior portions of the Site. No labels indicating PCB contents were observed on these transformers. No staining or indications of spills or releases were observed in the vicinity of any of the Site's transformers (Photograph 25).

An oil-water separator within a stormwater catch basin was observed in the storage yard of the Do It Best Rental Center (Figure 2). The oil-water separator was in good condition and is reportedly serviced regularly as needed.

The storage yard of Do It Best Rental Center was generally utilized for storage of rental equipment (Photograph 17).

A 200-gallon, steel, diesel AST with dispenser was observed in the fenced storage yard of Do It Best Rental Center (Figure 2). This AST was noted to be within a plastic secondary containment

basin that was resting on the asphalt ground surface and a roof was noted to protect the AST and containment system from the elements (Photograph 18). Petroleum staining was observed near the fuel dispenser on the AST (Photograph 19) and a slight petroleum odor was noted in the vicinity of the AST. No staining was observed on the asphalt ground surface in the vicinity of this AST. According to a representative of Do It Best Rental Center, this diesel AST is utilized for re-fueling of rental equipment and no leaks or spills have occurred with regards to this AST.

One plastic and five steel drums (all of capacities of 55-gallons or less) were observed on secondary containment pallets behind the Do It Best Rental Center (Photographs 20 and 21). The plastic drum label indicated that the contents consisted of NORFOX DCSA. According to the Material Safety Data Sheet (MSDS) for this product, NORFOX DCSA is a viscosity building and foam stabilizer for use in household and personal care products. This product contains approximately 5.7 percent diethanolamine, which is classified as hazardous but is a low hazard for usual industrial or commercial handling. NORFOX DCSA is also considered to be a biodegradable product. Three of the five steel drums were empty, and the two other steel drums contained waste oil and waste gas. Petroleum staining was observed on top of the waste oil drum (Photograph 22), and minor petroleum sheen, (considered to be a de minimus condition) was observed on the asphalt below the drum secondary containment system (Photograph 23). The asphalt in this area was noted to be in good condition with no significant cracking or pitting noted. Minor petroleum odors were also noted in the vicinity of these drums. According to a representative of Do It Best Rental Center, the spent petroleum products are removed from the Site by Safety Kleen approximately one time per year.

A wheel barrow that appeared to be full of manure and rain water was also observed in the storage yard of Do It Best Rental Center. An organic sheen (from the manure) was observed on the standing water in this wheel barrow (Photograph 24).

The interior of the Do It Best Rental Center generally consisted of a retail area with cash register and retail displays (Photograph 10) and a shop area with rental tool and equipment storage shelves and work benches (Photograph 11).

A parts washer that utilizes solvents was observed inside the Do It Best Rental Center shop (Photograph 14). The parts washer and the flooring below the parts washer were noted to be in good condition with no indication of spills or releases. According to a representative of Do It Best Rental Center, the spent solvent for the parts washer is removed from the Site on a quarterly basis by Safety Kleen.

An oil pan was observed on one of the work bench tables in the Do It Best Rental Center shop (Photograph 15). Black residue and/or staining were observed on the flooring below this work bench (Photograph 16).

Typical retail sized containers of household cleaners, garden products (pesticides and herbicides), petroleum products, and paint were observed in the Do It Best Rental Center and Johnson's Hardware Store (Photograph 12). The containers were all in good condition and stored properly.

A caddy for dispensing a gasoline oil mixture for rental equipment was also observed in the Do It Best Rental Center (Photograph 13). The floor below this caddy was noted to be in good condition and no indications of spills or releases were observed.

A hydraulic lift (Photograph 9) and a hydraulic cardboard compactor were observed inside the storage room of Johnson's Hardware Store. According to a representative of Johnson's Hardware Store, these machines do not produce any hydraulic fluid wastes and no leaks or spills have occurred with respect to these features.

The interior of the Four Corners Cleaners generally consisted of a retail area with cash register (Photograph 1) and the dry cleaning production area.

A dry cleaning machine that utilizes PERC was located within the Four Corners Cleaners tenant space (Photograph 2). The dry cleaning machine was noted to be stored within a metal, bermed containment system. The spent PERC from the dry cleaning machine was stored in a 55-gallon drum that was located within a secondary containment system next to the machine (Photograph 3). According to the representative of Four Corners Cleaners, the spent PERC is removed from the Site by Chem-Safe Environmental every five to nine months. RGI reviewed the hazardous waste manifests from Chem-Safe Environmental dating from 2011 to present. These manifests indicated that in general approximately 30 gallons of spent PERC is removed with the most recent date of removal being July 6, 2011. No indications of spills or releases were observed in the vicinity of the dry cleaning machine or spent PERC drum. The floors in the vicinity of these features were also noted to be in good condition. The Four Corners Cleaners representative stated that the waste water from the dry cleaning machine is placed into another machine that evaporates the waste water (Photograph 6). The representative indicated that once the water is evaporated, any residual wastes that remain are placed in the 55-gallon drum where the spent PERC is stored.

Typical retail sized containers of dry cleaning products (spot removers, detergents, etcetera) were observed in the Four Corners Cleaners tenant space (Photograph 4). The containers were all in good condition and stored properly.

No former groundwater monitoring wells (previously installed by ECI and RGI) were observed on the Site during the reconnaissance.

No indications of USTs, other hazardous materials, PCBs, stressed vegetation, or other indications of hazardous releases were noted during the Site reconnaissance.

### ***ASTM User Questionnaires***

Mr. David George, of KRG Four Corners Square LLC, was provided an ASTM User Questionnaire on April 25, 2012. As of the date of this report, RGI has not received a completed questionnaire from Mr. George.

### ***Interview with Local Agency***

RGI contacted Ms. Sally Perkins, the Emergency Response Tracker (ERTS) for the Washington Department of Ecology (Ecology), to determine whether any ERTS listings existed for the Site since 2010 inquiry. The ERTS database tracks all emergency responses and environmental complaints made to Ecology since 1990, including hazardous material responses. Ms. Perkins indicated that there are no new ERTS for the Site since RGI's 2010 inquiry.

RGI contacted the city and county fire marshals and the city and county building departments to determine whether any permits had been issued for the Site since our 2010 inquiry. No county building department permits were identified. No UST or AST permits were identified.

## ENVIRONMENTAL RECORDS REVIEW

RGI reviewed federal and state records to determine properties with existing and/or potential environmental liabilities. The records search was performed by Environmental Data Resources (EDR) of Milford, Connecticut, dated April 25, 2012, and reviewed by RGI. All records reviewed used search radii in accordance with ASTM parameters. A copy of the report is included in Appendix B.

### ***Subject Site***

The Four Corners Cleaners tenant is listed on the Resource Conservation Recovery Act Non Generator (RCRA-NonGen), Facility Index System (FINDS), Facility/Site Identification System Listing (ALLSITES), and Inactive Drycleaners databases. The Four Corners Cleaners tenant reportedly does not produce hazardous wastes and no violations are on record with regards to the RCRA-NonGen database listing. However, during reconnaissance of this tenant space it was noted that the Four Corners Cleaners utilizes PERC as part of the dry cleaning process (see *Updated Site Reconnaissance and Interviews* section above for details). Based on the observations made by RGI during reconnaissance of the Site and the status of the Four Corners Cleaners tenant (no violations on record), this tenant is not considered a significant risk to Site soil and/or groundwater quality.

The COMmand Computers E-Cycle tenant is listed on the Recycling Facility List (SWRCY) database. This database is a listing of recycling center locations that indicates that the COMmand Computers E-Cycle facility recycles E-readers, computers, monitors, and televisions. No violations were noted with regards to the COMmand Computers E-Cycle database listing. Based on the nature and status of the COMmand Computers E-Cycle database listing, this tenant is not considered a significant risk to Site soil and/or groundwater quality.

Four Corners Square is listed on Ecology's National Pollutants Discharge Elimination System (NPDES) and ALLSITES databases. Listings on these databases are compliance-related and not considered a significant risk to Site soil and/or groundwater quality.

### ***Jiffy Lube 2929 – 24001 Southeast Kent-Kangley Road***

This property, located across Southeast Kent-Kangley Road and considered a south-adjoining property, was listed on the ALLSITES database for a Tier II Hazardous Chemical (notification) Report the facility made under the applicable Emergency Planning and Community Right-to-know Act (EPCRA) requirements. No releases have been reported at the facility. Based on the short duration of its operations (2004 to the present) and its regulatory status, the off-Site Jiffy Lube is not considered a risk to Site soil and/or groundwater quality at this time.

### ***ConocoPhillips 2603144 and BP #03144/Exxon #73465 – 26821 Maple Valley Highway***

The ConocoPhillips 2603144 and BP #03144/Exxon #73465 (ConocoPhillips) property, located across Southeast Kent-Kangley Road and considered a south-adjoining property, was listed on the RCRA-NonGen, Confirmed and Suspected Contaminated Sites List (CSCSL), ALLSITES, Hazardous Waste Manifest (MANIFEST), Voluntary Cleanup Program (VCP), Financial Assurance Information Listing (FINANCIAL ASSURANCE), and Independent Cleanup Report (ICR) databases. This property has petroleum products (diesel and "other") confirmed above cleanup levels in the soil and groundwater at the property. According to Ecology's Integrated Site Information System (ISIS) database, this contamination is from a leaking underground storage tank (LUST) with LUST notification for this property reported in 1992. Applications for this property into the VCP were completed in June 2010 and July 2011. RGI attempted to

interview Ms. Libby Goldstein, Ecology's site manager for the ConocoPhillips property. As of the date of this report RGI has not received a response from Ms. Goldstein. However, based on the distance of this property relative to the Site (across the four lane Southeast Kent-Kangley Road), the off-Site ConocoPhillips property is not considered a significant risk to Site soil and/or groundwater quality at this time.

#### ***Four Corners Auto Wrecking – 26615 Maple Valley-Black Diamond Road Southeast***

The Four Corners Auto Wrecking property, the Site's north-adjoining property, was listed on the Solid Waste Tire Facilities (SWTIRE), ALLSITES, CSCSL-No Further Action (NFA), Reported Spills (SPILLS), and VCP databases. As discussed in our 2003 Phase I ESA and 2011 Phase I ESA Update reports, this north-adjoining property was listed on these databases due to cleanups related to the historical auto salvaging operations at the property. RGI previously reviewed regulatory documentation provided by the Client and on-file at Ecology's Northwest Regional Office regarding this facility and information obtained from the review is summarized below.

Numerous subsurface remedial investigations were conducted by RGI, EFI Global, and LFR, Inc. (on behalf of Kite Realty Group) at this property from 2003 to 2006. In 2006, approximately 4,040 tons of petroleum-contaminated soils were excavated from the property and transported off-site for disposal and/or treatment. In June 2007, Ecology requested that a risk management plan be drawn up to address any additional zones of contamination that are encountered during earthwork activities for an impending redevelopment effort at the property. EFI concluded that the southern extent of the remedial excavation did not extend off-property. Soil confirmation sampling conducted in June and September 2006 indicated that the adversely-affected soils closest to the subject Site were removed from the wrecking yard property. In addition, it was determined that deep groundwater was not significantly impacted at this property, and subsequent groundwater monitoring events indicated that groundwater flow in the deeper aquifer beneath the property was determined to be to the northwest, away from the subject Site. The facility was issued a No Further Action (NFA) opinion letter by Ecology in 2008. All groundwater monitoring wells associated with the off-Site wrecking yard, as well as the on-Site groundwater monitoring wells, were subsequently decommissioned in accordance with applicable regulations.

Due to property boundary changes at the Site, the subject Site now encompasses the drainage ditch that previously separated the two properties, as well as a former sump and its associated former drainline and outfall that formerly serviced the area southwest of the wrecking yard building. RGI performed two test pits (TP-10 and TP-13) in these areas during a Phase II that was performed at the wrecking yard property in 2004. In addition, EFI performed four test pits (ETP-5, ETP-14, ETP-19, and ETP-23) and one soil boring (SB-4) in this area during its additional Site characterization effort of the wrecking yard property in January 2006. Contaminants of concern, including gasoline-, diesel- and oil-range TPH, BTEX, cPAHs, and metals, were either not detected or were below the MTCA Method A Soil Cleanup Levels for Unrestricted Land Use in these locations.

The southern portion of EFI's remedial excavation performed at the wrecking yard property in June 2006 was also located on what is now the Site. The in-situ soil confirmation samples collected from the on-Site portion of the remedial excavation included EX-34, EX-35, EX-44, EX-90, EX-118 and EX-119. Two additional soil samples, EX-36 and EX-89, were over-excavated as part of the remedial effort. The residual diesel-range TPH concentrations at the

remedial extents were below MTCA Method A Soil Cleanup Levels for Unrestricted Land Use. In all but two locations (EX-44 and EX-90), the residual oil-range TPH concentrations were also below MTCA Method A Soil Cleanup Levels. Residual oil-range TPH concentrations at EX-44 and EX-90 were 2,900 and 3,100 mg/kg (respectively), which were below the site-specific total TPH mixture cleanup level of 7,457 mg/kg. According to the EFI reports, cPAHs, lead and cadmium were to be remediated to MTCA Method A Soil Cleanup Levels. However, no cPAH, lead or cadmium analyses were performed at EX-44, and no lead or cadmium analyses were performed at EX-90. In addition, no soil confirmation sampling was performed along the western sidewall of the remedial excavation, which was approximately 15 feet west of base sample EX-44<sup>3</sup>. Therefore, the soils on this portion of the Site are considered inadequately assessed for cPAHs, lead and cadmium at this time.

Furthermore, the 2008 NFA issued by Ecology pertained to only the wrecking yard property. Therefore, the previously-identified elevated diesel- and oil-range TPH in shallow groundwater within the on-Site monitoring well B-1, though likely attributable to historical wrecking yard runoff, was not included in the NFA and remains an outstanding issue for the Site.

#### *Other Off-Site Properties*

No new environmental database listings were noted within significant proximity to the Site since the 2011 Phase I ESA Update. Several properties located within one-mile of the Site were listed on various Federal or State environmental regulatory databases. However, due to the nature of the database listings, distance from the Site, property status, assumed hydraulic gradient relative to the Site and groundwater analysis from the monitoring wells located on the subject Site, none of these off-Site properties are considered a potential threat to the Site soil and/or groundwater quality at this time.

#### **DATA GAPS**

No significant data gaps were identified for this report.

#### **CONCLUSIONS**

RGI has performed a Phase I ESA Update in conformance with the scope and limitations of ASTM E 1527-05 of the Four Corners Square property located at 23800 to 23926 Southeast Kent-Kangley Road, Maple Valley, King County, Washington. Any exceptions to, or deletions from, this practice are described herein.

This assessment has revealed no evidence of RECs in connection with the Site, except for the following:

- ***Previously-Identified Elevated TPH On-Site:*** Diesel- and oil-range TPH have historically been detected in former on-Site monitoring well B-1, which was located along the northern Site boundary. According to previous reports prepared by others, concentrations had been decreasing since 1989. However, well B-1 was sampled by RGI in 2004 and diesel- and oil-range TPH were detected at 4,100 and 4,500 µg/L, respectively. The concentrations detected exceeded the applicable MTCA Method A Cleanup Levels for Groundwater of 500 µg/L (for each). RGI previously suggested that additional investigation and/or cleanup associated with

<sup>3</sup> The scale on the EFI drawings was incorrect. Based on the known north-south dimension of the former Site building (125 feet), the actual scale of EFI's remedial excavation in Figure 4 of its report was 1 inch equals approximately 32 feet, rather than 1 inch equals 2.67 feet ( $3/8" = 1'$ ).



the elevated TPH may be required. It appears that no subsequent sampling of B-1 or additional subsurface investigation work has been conducted on-Site since 2004, and the well was decommissioned by others in 2008. Therefore, the elevated diesel- and oil-range TPH at this location remains unresolved and is considered a REC for the Site.

- **Elevated PCE in Soil Gas:** PCE was detected at 1.2 ppb and 7.1 ppb in the soil gas collected from the vicinity of the former drycleaner (presently the Quintessence Gift Shop which is located in the Hardware Building). The soil gas concentrations were below the ODEQ RBCs in effect at that time. Ecology has since released the *DRAFT Guidance for Evaluating Soil Vapor Intrusion in Washington State: Investigation and Remedial Action*, dated October 2009. The PCE soil gas concentrations measured at the Site in 2003 exceed the sub-slab screening levels published in the 2009 draft Ecology guidance document, suggesting the potential for vapor intrusion into the building.
- **Residual Adversely-Affected Wrecking Yard Soils:** The southern portion of EFI's remedial excavation performed at the wrecking yard property in June 2006 was located on what is now the Site. The residual diesel-range TPH concentrations at the remedial extents were below MTCA Method A Soil Cleanup Levels for Unrestricted Land Use. Residual oil-range TPH concentrations at EX-44 and EX-90 were 2,900 and 3,100 mg/kg (respectively), which were below the site-specific total TPH mixture cleanup level of 7,457 mg/kg. However, no cPAH, lead or cadmium analyses (identified contaminants of concern) were performed at EX-44, and no lead or cadmium analyses were performed at EX-90. According to the EFI reports, cPAHs, lead and cadmium were to be remediated to MTCA Method A Soil Cleanup Levels. In addition, no soil confirmation sampling was performed along the western sidewall of the remedial excavation, which was approximately 15 feet west of base sample EX-44. Therefore, the soils on this portion of the Site are considered inadequately assessed for cPAHs, lead and cadmium at this time and constitute a REC for the Site.
- **Potential Future PCS Disposal Costs:** Future redevelopment activities will likely encounter soils that will require special handling and increased disposal costs, due to the presence of oil-range TPH at concentrations above the applicable Class I/II/III/IV End Use Criteria as outlined in Ecology's *Guidance for Remediation of Petroleum Contaminated Sites*, Publication No. 10-09-057, dated September 2011. A copy of Table 12.1 and 12.2, included in the September 2011 Ecology Guidance, is included in Appendix C for reference.

RGI recommends that a subsurface investigation be conducted in the vicinity of former groundwater monitoring well B-1 to determine whether the previously-detected diesel- and oil-range TPH remains in the shallow groundwater on the northern portion of the Site. In addition, based on these apparent elevated soil gas readings and the fact that the Hardware Building on the Site is to be demolished; additional sampling of the subgrade soils in the vicinity of the former dry cleaner tenant space is recommended. In addition, further characterization of the former wrecking yard remedial excavation would be required to determine whether cPAH, cadmium and lead concentrations are in compliance with MTCA Method A Soil Cleanup Levels. RGI also recommends that the presence of elevated diesel- and oil-range TPH at the on-Site monitoring well B-1 be reported to Ecology.

### **CERTIFICATION, LIMITATIONS, AND STATEMENT OF INDEPENDENCE**

This report has been prepared by The Riley Group, Inc. (RGI) for KRG Four Corners Square, LLC and its authorized representative(s). RGI has no present or contemplated future ownership interest or financial interest in the real estate that is the subject of this Phase I ESA report. RGI has no personal interest with respect to the subject matter of the Phase I ESA report or the parties involved and RGI has no relationship with the property or the owners thereof, which would prevent an independent analysis of the environmental or other conditions of the property.

The information contained in this report has received appropriate technical review and approval. The conclusions represent professional judgment and are founded upon the findings of the investigations identified in the report and the interpretation of such data based on our experience and expertise according to the existing standard of care. No other warranty or limitation exists, either expressed or implied.

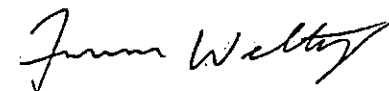
The investigation was prepared for the use and benefit of KRG Four Corners Square LLC and its successors, assignees, purchasing entity and lender. It is based, in part, upon documents, writings and information owned, possessed, or secured by Client. Neither this report, nor any information contained herein shall be used or relied upon for any purpose by any other person or entity without the express written permission of The Riley Group, Inc.

As required by 40 CFR 312.21(d), we declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional and have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed all the appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

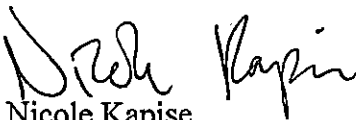
If you have questions regarding this report, please contact the undersigned.

Respectfully Submitted,

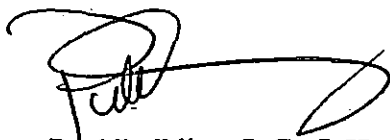
**THE RILEY GROUP, INC.**



Tamara Welty  
Staff Geologist



Nicole Kapise  
Project Geologist



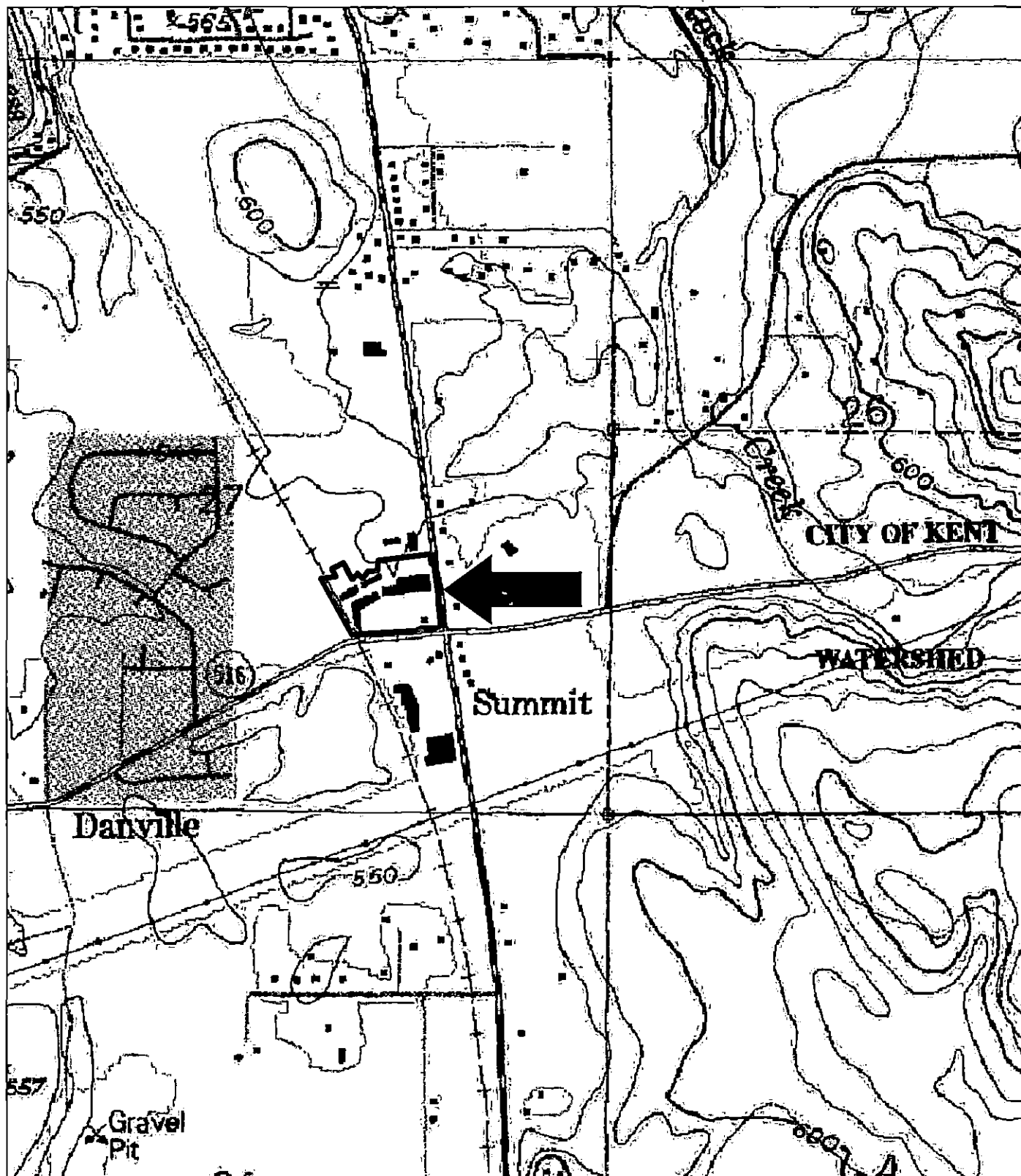
Paul D. Riley, L.G., L.H.  
Principal Geologist

**THE RILEY GROUP, INC.**

<i>Attachments</i>	<i>Figure 1</i>	<i>Site Vicinity Map</i>
	<i>Figure 2</i>	<i>Site and Surrounding Area</i>
	<i>Appendix A</i>	<i>Site Photographs</i>
	<i>Appendix B</i>	<i>Regulatory Database Report</i>
	<i>Appendix C</i>	<i>Guidance for Remediation of Petroleum Contaminated Sites Excerpts</i>
<i>Report Distribution</i>	<i>Mr. David George, KRG Four Corners Square LLC (one bound copy and electronic PDF)</i>	

## FIGURES

— — — — —



USGS, 1994, Black Diamond, Washington  
7.5-Minute Quadrangle

Approximate Scale: 1"=1000'

0 500 1000 2000



**The Riley Group, Inc.**

7406 - 27th Street West, Suite 301  
University Place, Washington 98466  
Phone: 253.565.0552 ♦ Fax: 253.460.2981

Four Corners Square

Figure 1

RGI Project Number

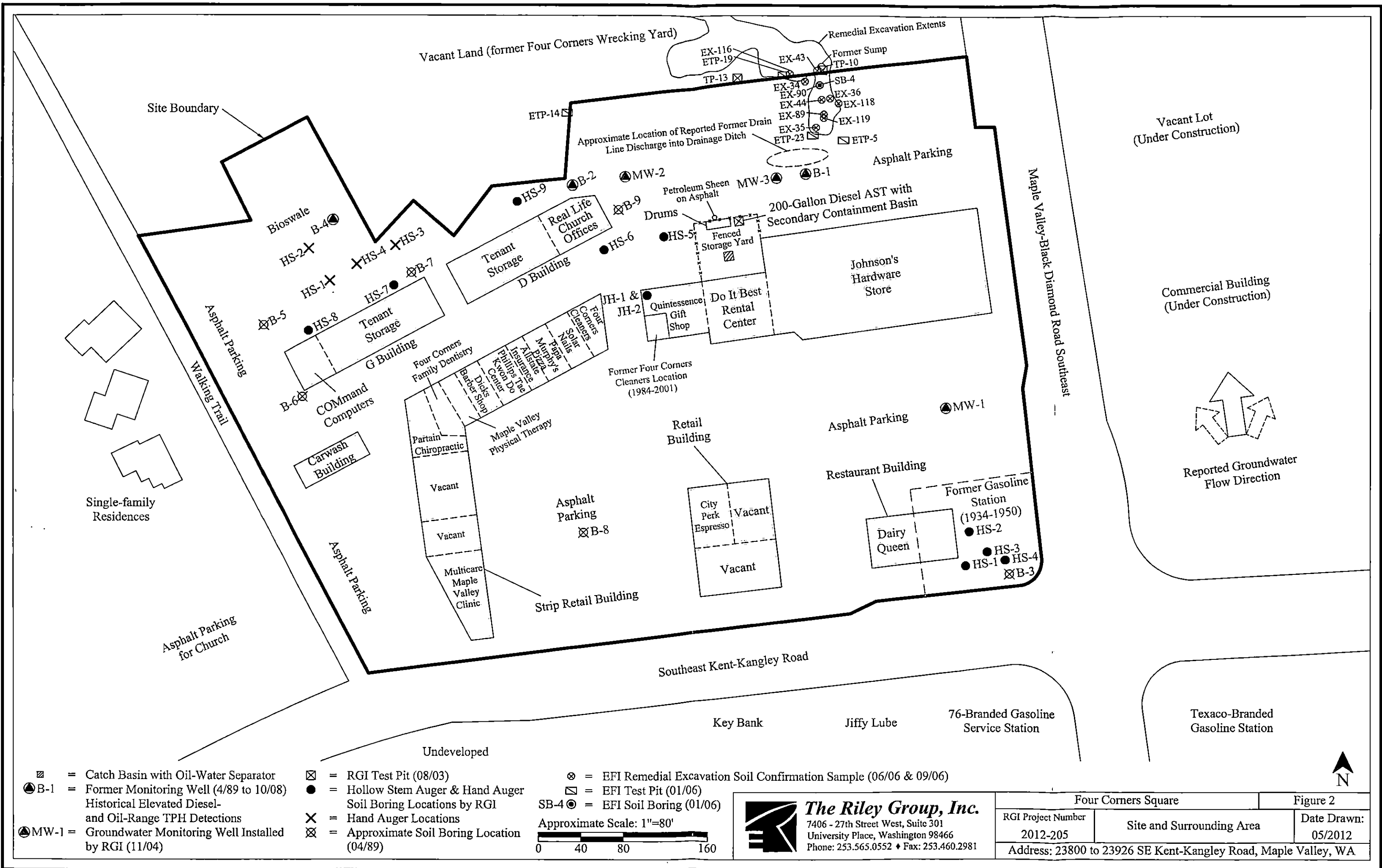
2012-205

Site Vicinity Map

Date Drawn:

05/2012

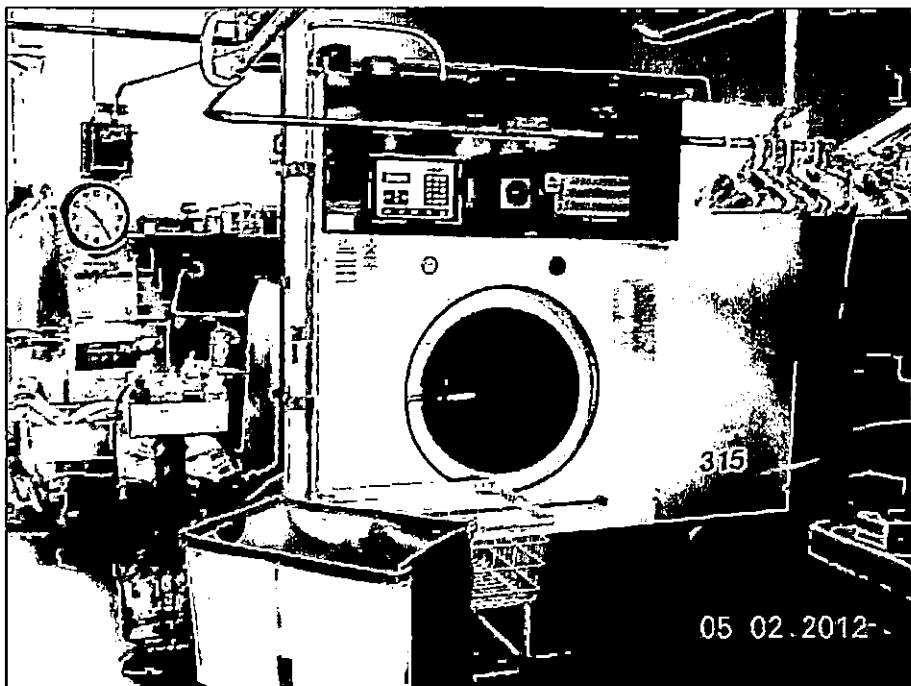
Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA







Photograph 1: Interior of Four Corners Cleaners on the Site.



Photograph 2: Dry cleaning machine containing PERC.



**The Riley Group, Inc.**

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Four Corners Square

Figure A-1

RGI Project Number

2012-205

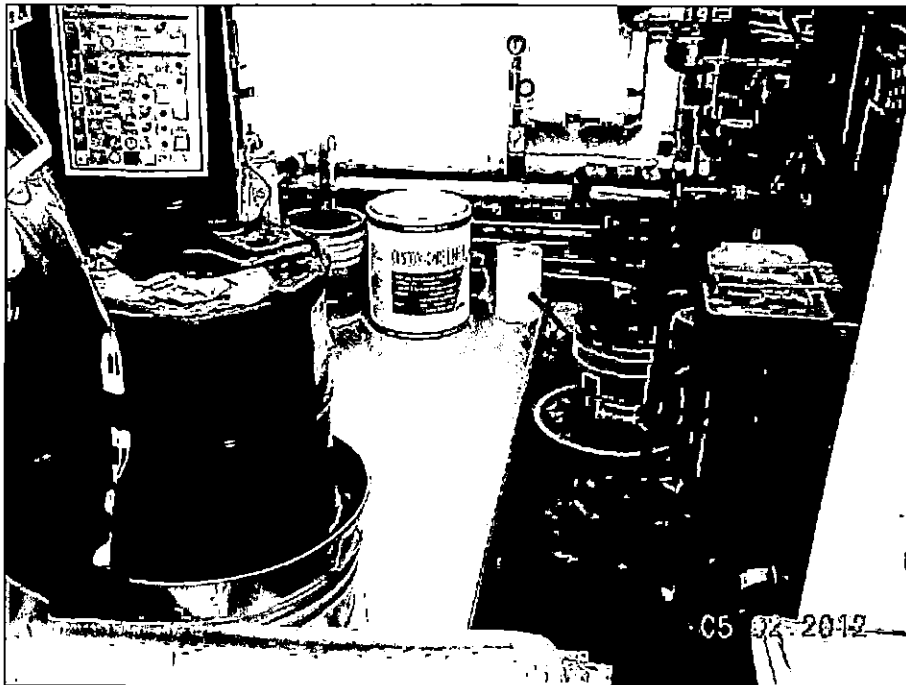
Site Photographs

Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA





Photograph 3: Area behind dry cleaning machine and 55-gallon drum of waste PERC.



Photograph 4: Storage cabinet for stain removers.



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Four Corners Square

Figure A-2

RGI Project Number

Site Photographs

Date Drawn:

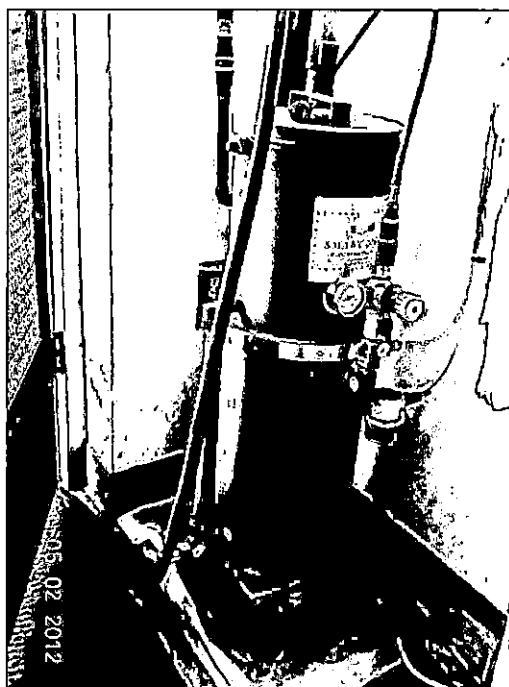
2012-205

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 5: Stain remover station.



Photograph 6: Machine that processes waste water from the dry cleaning machine.



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Four Corners Square

Figure A-3

RG1 Project Number

Site Photographs

Date Drawn:

2012-205

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Photograph 7: Interior of Johnson's Hardware Store on the Site.



Photograph 8: Stockroom of hardware store.



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Four Corners Square

Figure A-4

RGI Project Number

2012-205

Site Photographs

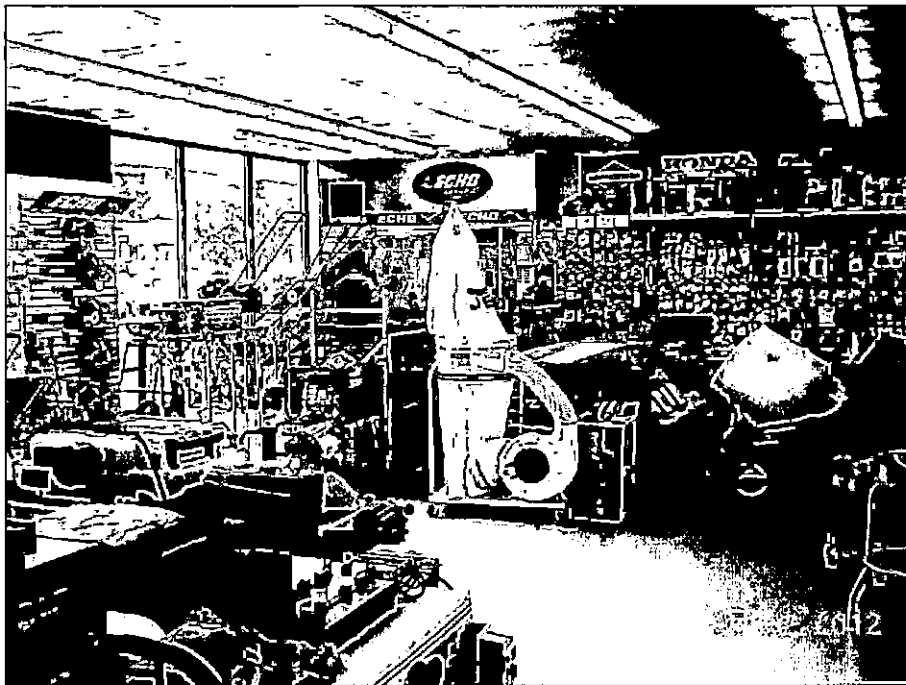
Date Drawn:

05/2012

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Photograph 9: Lift in hardware store.



Photograph 10: Interior of Do It Best Rental Center on the Site.



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**Four Corners Square**

RGI Project Number

2012-205

**Site Photographs**

**Figure A-5**

Date Drawn:

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 11: Shop in rental center.



Photograph 12: Storage cabinet with gasoline containers.



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Four Corners Square

Figure A-6

RGI Project Number

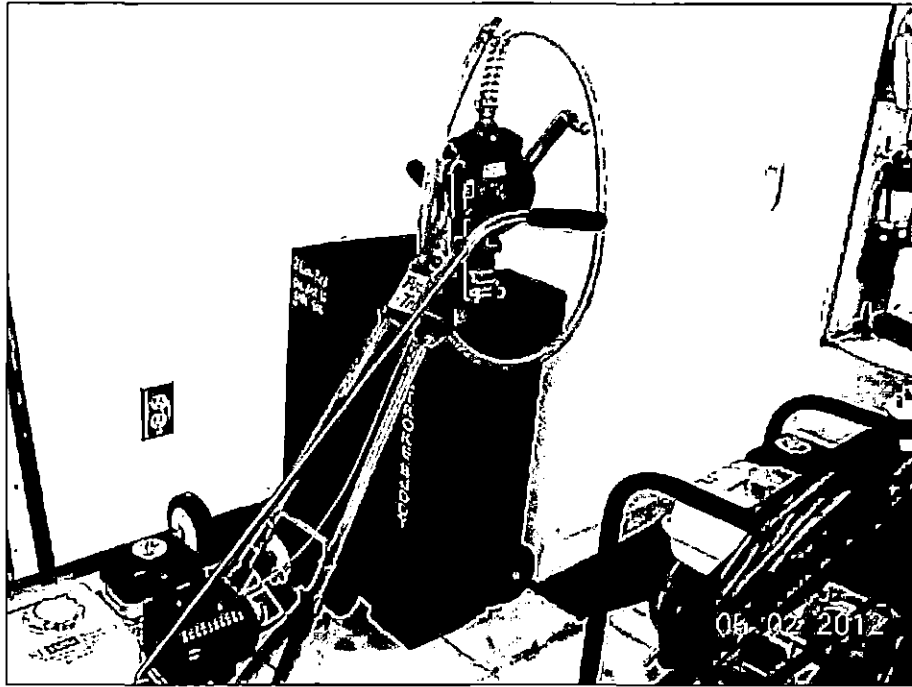
Site Photographs

Date Drawn:

2012-205

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 13: Caddy for dispensing a gasoline and oil mixture.



Photograph 14: Parts washer with drum of solvent beneath in shop.



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Four Corners Square

Figure A-7

RGI Project Number

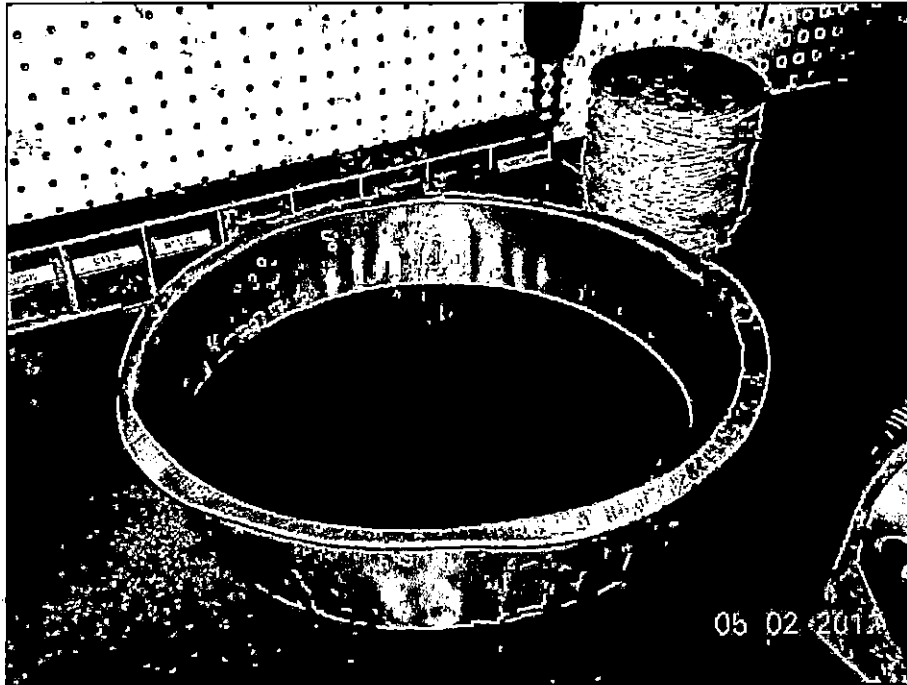
2012-205

Site Photographs

Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 15: Oil pan on table in shop.



Photograph 16: Black staining beneath table in shop.



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Four Corners Square

Figure A-8

RGI Project Number

2012-205

Site Photographs

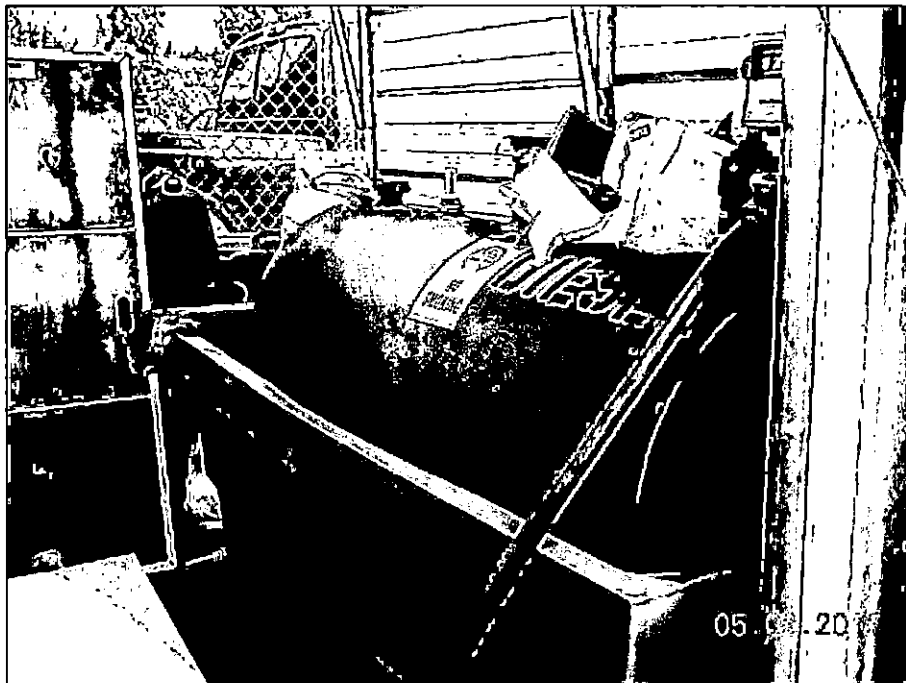
Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 17: Storage yard of rental center, facing east.



Photograph 18: Diesel AST in storage yard.



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Four Corners Square

Figure A-9

RGI Project Number

2012-205

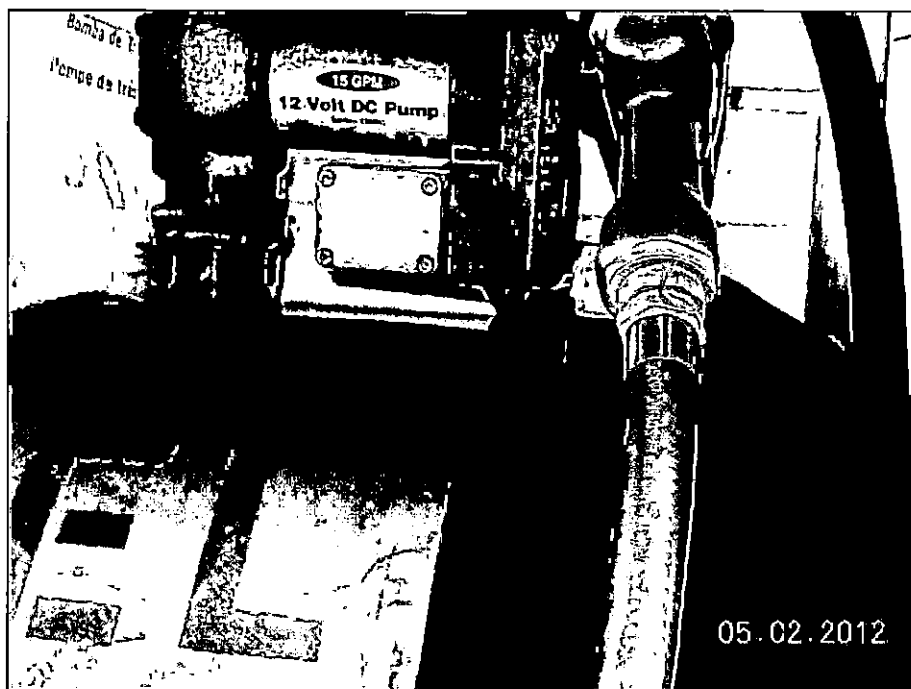
Site Photographs

Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA





Photograph 19: Petroleum staining around dispenser of AST.



Photograph 20: Drums in storage yard. Most drums were empty, except one for waste oil and one for waste gasoline.



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Four Corners Square

Figure A-10

RGI Project Number

2012-205

Site Photographs

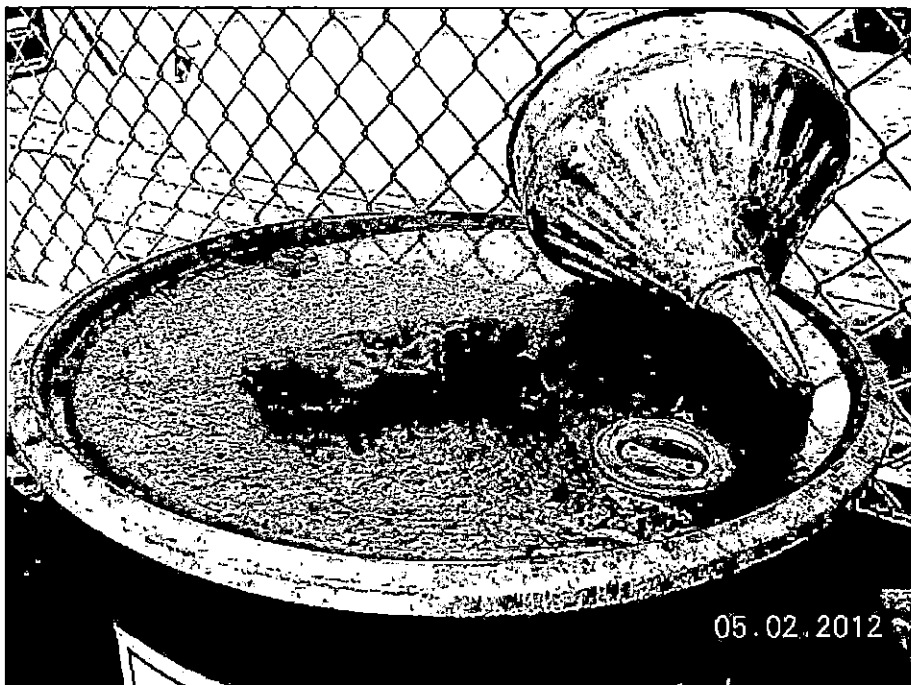
Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 21: Secondary containment for drums in storage yard.



Photograph 22: Petroleum staining on drum in storage yard.



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Four Corners Square

Figure A-11

RGI Project Number

2012-205

Site Photographs

Date Drawn:

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 23: Petroleum sheen on asphalt north of drum storage area.



Photograph 24: Organic sheen in wheelbarrow.



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Four Corners Square

Figure A-12

RGI Project Number

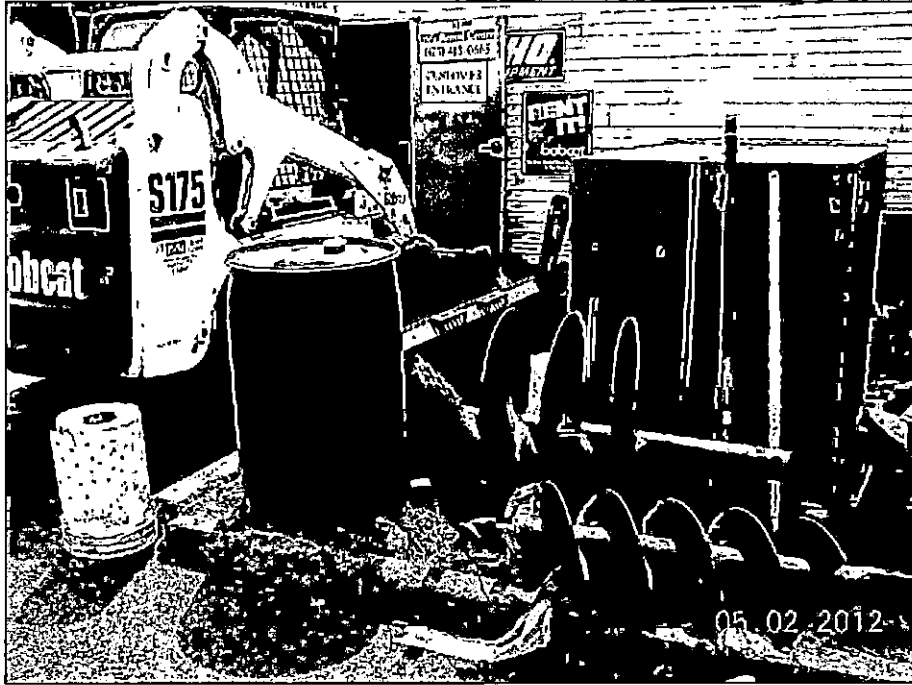
2012-205

Site Photographs

Date Drawn:

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 25: Transformer and drum in storage yard.



Photograph 26: Damaged storage buildings on the Site, facing west.



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**Four Corners Square**

RGI Project Number

2012-205

Site Photographs

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA

**Figure A-13**

Date Drawn:

05/2012



Photograph 27: Interior of damaged storage building on the Site.



Photograph 28: Carwash building on the Site, facing northwest.



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Four Corners Square

Figure A-14

RGI Project Number

2012-205

Site Photographs

Date Drawn:

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 29: View of retail buildings on the Site, facing northeast.



Photograph 30: View of retail buildings on the Site, facing southwest.



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Four Corners Square

Figure A-15

RGI Project Number

2012-205

Site Photographs

Date Drawn:

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 31: Trash and disturbed soil near northern boundary of the Site, facing northwest.



Photograph 32: View of north-adjointing vacant property, facing west.



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Four Corners Square

Figure A-16

RGI Project Number

2012-205

Site Photographs

Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 33: View of Maple Valley-Black Diamond Road Southeast with east-adjointing commercial building (under construction) beyond, facing northeast.



Photograph 34: View of Southeast Kent-Kangley Road with the south-adjointing Key Bank, Jiffy Lube, and 76-Branded Gasoline Service Station beyond, facing southeast.



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Four Corners Square

Figure A-17

RGI Project Number

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Site Photographs

Date Drawn:

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA





Photograph 35: View of the west-adjointing walking trail and church, facing west.



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Four Corners Square

Figure A-18

RGI Project Number

2012-205

Site Photographs

Date Drawn:

05/2012

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA

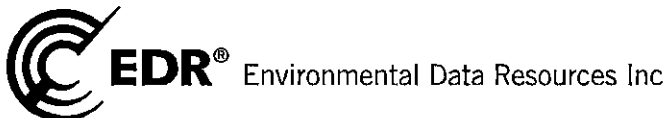


**Four Corners Square**

23800 To 23926 Southeast Kent-Kangley Road  
Maple Valley, WA 98038

Inquiry Number: 3310498.3s  
April 25, 2012

## The EDR Radius Map™ Report



440 Wheelers Farms Road  
Milford, CT 06461  
Toll Free: 800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

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### GEOCHECK ADDENDUM

GeoCheck - Not Requested

*Thank you for your business.*  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

### TARGET PROPERTY INFORMATION

#### ADDRESS

23800 TO 23926 SOUTHEAST KENT-KANGLEY ROAD  
MAPLE VALLEY, WA 98038

#### COORDINATES

Latitude (North): 47.3618000 - 47° 21' 42.48"  
Longitude (West): 122.0224000 - 122° 1' 20.64"  
Universal Transverse Mercator: Zone 10  
UTM X (Meters): 573821.4  
UTM Y (Meters): 5245615.5  
Elevation: 548 ft. above sea level

### USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 47122-C1 BLACK DIAMOND, WA  
Most Recent Revision: 1994  
  
North Map: 47122-D1 MAPLE VALLEY, WA  
Most Recent Revision: 1995  
  
East Map: 47121-C8 CUMBERLAND, WA  
Most Recent Revision: 1993

### AERIAL PHOTOGRAPHY IN THIS REPORT

Photo Year: 2009  
Source: USDA

### TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records. For more information on this property see page 7 of the attached EDR Radius Map report:

Site	Database(s)	EPA ID
FOUR CORNERS CLEANERS 23900 SE KENT KANGLEY RD MAPLE VALLEY, WA 98038	RCRA-NonGen FINDS ALLSITES Inactive Drycleaners	WAD982658171
COMMAND.COMPUTERS E-CYCLE 23804 SE KENT-KANGLEY ROAD MAPLE VALLEY, WA 98038	SWRCY	N/A

## EXECUTIVE SUMMARY

FOUR CORNERS SQUARE  
23800 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038

ALLSITES  
NPDES

N/A

### DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

### STANDARD ENVIRONMENTAL RECORDS

#### ***Federal NPL site list***

NPL..... National Priority List  
Proposed NPL..... Proposed National Priority List Sites  
NPL LIENS..... Federal Superfund Liens

#### ***Federal Delisted NPL site list***

Delisted NPL..... National Priority List Deletions

#### ***Federal CERCLIS list***

CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System  
FEDERAL FACILITY..... Federal Facility Site Information listing

#### ***Federal CERCLIS NFRAP site List***

CERC-NFRAP..... CERCLIS No Further Remedial Action Planned

#### ***Federal RCRA CORRACTS facilities list***

CORRACTS..... Corrective Action Report

#### ***Federal RCRA non-CORRACTS TSD facilities list***

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

#### ***Federal RCRA generators list***

RCRA-LQG..... RCRA - Large Quantity Generators  
RCRA-SQG..... RCRA - Small Quantity Generators

#### ***Federal institutional controls / engineering controls registries***

US ENG CONTROLS..... Engineering Controls Sites List  
US INST CONTROL..... Sites with Institutional Controls

#### ***Federal ERNS list***

ERNS..... Emergency Response Notification System

## EXECUTIVE SUMMARY

### ***State- and tribal - equivalent NPL***

HSL..... Hazardous Sites List

### ***State and tribal landfill and/or solid waste disposal site lists***

SWF/LF..... Solid Waste Facility Database

### ***State and tribal leaking storage tank lists***

LUST..... Leaking Underground Storage Tanks Site List

INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

### ***State and tribal registered storage tank lists***

AST..... Aboveground Storage Tank Locations

INDIAN UST..... Underground Storage Tanks on Indian Land

FEMA UST..... Underground Storage Tank Listing

### ***State and tribal institutional control / engineering control registries***

INST CONTROL..... Institutional Control Site List

### ***State and tribal voluntary cleanup sites***

INDIAN VCP..... Voluntary Cleanup Priority Listing

### ***State and tribal Brownfields sites***

BROWNFIELDS..... Brownfields Sites Listing

### **ADDITIONAL ENVIRONMENTAL RECORDS**

#### ***Local Lists of Landfill / Solid Waste Disposal Sites***

DEBRIS REGION 9..... Torres Martinez Reservation Illegal\*Dump Site Locations

ODL..... Open Dump Inventory

INDIAN ODL..... Report on the Status of Open Dumps on Indian Lands

#### ***Local Lists of Hazardous waste / Contaminated Sites***

US CDL..... Clandestine Drug Labs

CDL..... Clandestine Drug Lab Contaminated Site List

HIST CDL..... List of Sites Contaminated by Clandestine Drug Labs

US HIST CDL..... National Clandestine Laboratory Register

#### ***Local Land Records***

LIENS 2..... CERCLA Lien Information

LUCIS..... Land Use Control Information System

#### ***Records of Emergency Release Reports***

HMIRS..... Hazardous Materials Information Reporting System

## EXECUTIVE SUMMARY

SPILLS..... Reported Spills

### ***Other Ascertainable Records***

DOT OPS..... Incident and Accident Data  
DOD..... Department of Defense Sites  
FUDS..... Formerly Used Defense Sites  
CONSENT..... Superfund (CERCLA) Consent Decrees  
ROD..... Records Of Decision  
UMTRA..... Uranium Mill Tailings Sites  
MINES..... Mines Master Index File  
TRIS..... Toxic Chemical Release Inventory System  
TSCA..... Toxic Substances Control Act  
FTTS..... FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)  
HIST FTTS..... FIFRA/TSCA Tracking System Administrative Case Listing  
SSTS..... Section 7 Tracking Systems  
ICIS..... Integrated Compliance Information System  
PADS..... PCB Activity Database System  
MLTS..... Material Licensing Tracking System  
RADINFO..... Radiation Information Database  
RAATS..... RCRA Administrative Action Tracking System  
UIC..... Underground Injection Wells Listing  
DRYCLEANERS..... Drycleaner List  
AIRS..... Washington Emissions Data System  
INDIAN RESERV..... Indian Reservations  
SCRD DRYCLEANERS..... State Coalition for Remediation of Drycleaners Listing  
COAL ASH..... Coal Ash Disposal Site Listing  
COAL ASH EPA..... Coal Combustion Residues Surface Impoundments List  
PCB TRANSFORMER..... PCB Transformer Registration Database  
COAL ASH DOE..... Sleam-Electric Plan Operation Data  
FINANCIAL ASSURANCE..... Financial Assurance Information Listing

### **EDR PROPRIETARY RECORDS**

#### ***EDR Proprietary Records***

Manufactured Gas Plants..... EDR Proprietary Manufactured Gas Plants  
EDR Historical Auto Stations.. EDR Proprietary Historic Gas Stations  
EDR Historical Cleaners..... EDR Proprietary Historic Dry Cleaners

### **SURROUNDING SITES: SEARCH RESULTS**

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property. Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.



## EXECUTIVE SUMMARY

### STANDARD ENVIRONMENTAL RECORDS

#### ***Federal RCRA generators list***

RCRA-CESQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

A review of the RCRA-CESQG list, as provided by EDR, and dated 11/10/2011 has revealed that there are 2 RCRA-CESQG sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>MOTORPLEX 264TH ST</b>	<b>23933 SE 264TH ST</b>	<b>N 1/8 - 1/4 (0.237 mi.)</b>	<b>14</b>	<b>44</b>
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>ACE CLEANERS</b>	<b>26921 MAPLE VALLEY BLAC</b>	<b>SE 0 - 1/8 (0.117 mi.)</b>	<b>12</b>	<b>38</b>

#### ***State- and tribal - equivalent CERCLIS***

CSCSL: The State Hazardous Waste Sites records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. The data come from the Department of Ecology's Confirmed & Suspected Contaminated Sites List.

A review of the CSCSL list, as provided by EDR, and dated 01/24/2012 has revealed that there are 2 CSCSL sites within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>FRED MEYER MAPLE VALLEY TOWN S</b>	<b>26420 MAPLE VALLEY BLAC</b>	<b>NNE 1/8 - 1/4 (0.177 mi.)</b>	<b>13</b>	<b>43</b>
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>CONOCOPHILLIPS 2603144</b>	<b>26821 MAPLE VALLEY HWY</b>	<b>ESE 0 - 1/8 (0.082 mi.)</b>	<b>B5</b>	<b>12</b>

#### ***State and tribal registered storage tank lists***

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Ecology's Statewide UST Site/Tank Report.

A review of the UST list, as provided by EDR, and dated 02/24/2012 has revealed that there are 2 UST sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>SHOP FAST GROCERY</b>	<b>26804 MAPLE VALLEY HWY</b>	<b>ESE 0 - 1/8 (0.093 mi.)</b>	<b>B8</b>	<b>28</b>

## EXECUTIVE SUMMARY

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
TRM WOOD PRODUCTS CO INC	26656 MAPLE VALLEY RD S	ENE 0 - 1/8 (0.096 mi.)	9	29

### ***State and tribal voluntary cleanup sites***

VCP: Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

A review of the VCP list, as provided by EDR, and dated 01/24/2012 has revealed that there are 3 VCP sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
FOUR CORNERS AUTO WRECKING	26615 MAPLE VALLEY HIGH	NNW 0 - 1/8 (0.097 mi.)	C11	36
FRED MEYER MAPLE VALLEY TOWN S	26420 MAPLE VALLEY BLAC	NNE 1/8 - 1/4 (0.177 mi.)	13	43
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CONOCOPHILLIPS 2603144	26821 MAPLE VALLEY HWY	ESE 0 - 1/8 (0.082 mi.)	B5	12

ICR: These are remedial action reports Ecology has received from either the owner or operator of the site. These actions have been conducted without department oversight or approval and are not under an order or decree.

A review of the ICR list, as provided by EDR, and dated 12/01/2002 has revealed that there is 1 ICR site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BP #03144/EXXON #7 3465 (TWO R	26821 MAPLE VALLEY HWY	ESE 0 - 1/8 (0.082 mi.)	B6	21

### **ADDITIONAL ENVIRONMENTAL RECORDS**

#### ***Local Brownfield lists***

US BROWNFIELDS: The EPA's listing of Brownfields properties from the Cleanups in My Community program, which provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

A review of the US BROWNFIELDS list, as provided by EDR, and dated 06/27/2011 has revealed that there is 1 US BROWNFIELDS site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
26820 235TH AVE SE	26820 235TH AVE SE	WSW 1/4 - 1/2 (0.275 mi.)	D16	57

## EXECUTIVE SUMMARY

### **Local Lists of Landfill / Solid Waste Disposal Sites**

This study identified sites statewide with unauthorized accumulations of scrap tires.

A review of the SWTIRE list, as provided by EDR, and dated 11/01/2005 has revealed that there is 1 SWTIRE site within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
FOUR CORNERS AUTO WRECKING	26615 MAPLE VALLEY HIGH	NNW 0 - 1/8 (0.097 mi.)	C10	32

### **Local Lists of Hazardous waste / Contaminated Sites**

ALLSITES: Information on facilities and sites of interest to the Department of Ecology.

A review of the ALLSITES list, as provided by EDR, and dated 01/31/2012 has revealed that there are 12 ALLSITES sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
FOUR CORNERS AUTO WRECKING	26615 MAPLE VALLEY HIGH	NNW 0 - 1/8 (0.097 mi.)	C11	36
FRED MEYER MAPLE VALLEY TOWN S	26420 MAPLE VALLEY BLAC	NNE 1/8 - 1/4 (0.177 mi.)	13	43
MOTORPLEX 264TH ST	23933 SE 264TH ST	N 1/8 - 1/4 (0.237 mi.)	14	44
THOMAS CONSTRUCTION	23713 SE 264TH ST	NW 1/4 - 1/2 (0.264 mi.)	15	55
JORDANS CROSSING	MWC 239TH PL SE & SE 27	S 1/4 - 1/2 (0.435 mi.)	19	61
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
JIFFY LUBE 2929	24001 SE KENT KANGLEY R	ESE 0 - 1/8 (0.078 mi.)	B4	12
CONOCOPHILLIPS 2603144	26821 MAPLE VALLEY HWY	ESE 0 - 1/8 (0.082 mi.)	B5	12
ANIMAL HOSPITAL OF MAPLE VALLE	26824 MAPLE VALLEY BLAC	ESE 0 - 1/8 (0.084 mi.)	B7	27
TRM WOOD PRODUCTS CO INC	26656 MAPLE VALLEY RD S	ENE 0 - 1/8 (0.096 mi.)	9	29
ACE CLEANERS	26921 MAPLE VALLEY BLAC	SE 0 - 1/8 (0.117 mi.)	12	38
US DOJ DEA 235TH AVE	26820 235TH AVE SE	WSW 1/4 - 1/2 (0.275 mi.)	D17	58
CLEAN SERVICE CO INC 233RD PL	27018 SE 233RD PL	WSW 1/4 - 1/2 (0.392 mi.)	18	59

CSCSL NFA: The data set contains information about sites previously on the Confirmed and Suspected Contaminated Sites list that have received a No Further Action (NFA) determination. Because it is necessary to maintain historical records of sites that have been investigated and cleaned up, sites are not deleted from the database when cleanup activities are completed. Instead a No Further Action code is entered based upon the type of NFA determination the site received.

A review of the CSCSL NFA list, as provided by EDR, and dated 01/24/2012 has revealed that there is 1 CSCSL NFA site within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
FOUR CORNERS AUTO WRECKING	26615 MAPLE VALLEY HIGH	NNW 0 - 1/8 (0.097 mi.)	C11	36

## EXECUTIVE SUMMARY

### ***Other Ascertainable Records***

RCRA-NonGen: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

A review of the RCRA-NonGen list, as provided by EDR, and dated 11/10/2011 has revealed that there is 1 RCRA-NonGen site within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CONOCOPHILLIPS 2603144	26821 MAPLE VALLEY HWY	ESE 0 - 1/8 (0.082 mi.)	B5	12

MANIFEST: Hazardous waste manifest information.

A review of the MANIFEST list, as provided by EDR, and dated 12/31/2010 has revealed that there are 3 MANIFEST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
MOTORPLEX 264TH ST	23933 SE 264TH ST	N 1/8 - 1/4 (0.237 mi.)	14	44
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CONOCOPHILLIPS 2603144	26821 MAPLE VALLEY HWY	ESE 0 - 1/8 (0.082 mi.)	B5	12
ACE CLEANERS	26921 MAPLE VALLEY BLAC	SE 0 - 1/8 (0.117 mi.)	12	38

Inactive Drycleaners: A listing of inactive drycleaner facility locations.

A review of the Inactive Drycleaners list, as provided by EDR, and dated 12/31/2010 has revealed that there is 1 Inactive Drycleaners site within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
ACE CLEANERS	26921 MAPLE VALLEY BLAC	SE 0 - 1/8 (0.117 mi.)	12	38

## EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 21 records.

<u>Site Name</u>	<u>Database(s)</u>
FLETCHER DISTRIBUTING AND RECYCLIN	SWRCY
STONEWAY CONCRETE KEN KANGLEY	ALLSITES, NPDES
RABANCO	ALLSITES, SPILLS
MOTORPLEX MAPLE VALLEY HWY	RCRA-NonGen, FINDS, ALLSITES
CEDAR RECYCLING CENTER	RCRA-NonGen, FINDS, ALLSITES
ALLPRIDE INC	RCRA-NonGen, FINDS, ALLSITES
HILLSIDE ENTERPRISES	RCRA-CESQG, FINDS, ALLSITES
SAFEWAY	ALLSITES, SPILLS, FINANCIAL ASSURANCE
SHOP FAST	ALLSITES, FINANCIAL ASSURANCE
MAPLE VALLEY TOWN SQUARE	ALLSITES
BELMONDO REVETMENT	ALLSITES
US EPA LEHMAN MILLARD SITE	CERC-NFRAP, RCRA-NonGen, FINDS, ALLSITES
WITTE ROAD DRUMS	ALLSITES
WASTE MOBILE COLLECTIONS	SWF/LF
FOUR CORNERS TOWING	SPILLS
MAPLE VALLEY BP	LUST, UST
STUTH COMPANY INC	FINDS, UST
MAPLE VALLEY TOWN SQUARE	FINDS
MAPLE VALLEY OVERCROSSING	ICR
EXXON #7 3465	ICR
MAPLE VALLEY TOWN SQUARE	NPDES

# OVERVIEW MAP - 3310498.3s



★ Target Property

▲ Sites at elevations higher than or equal to the target property

◆ Sites at elevations lower than the target property

▲ Manufactured Gas Plants

■ National Priority List Sites

■ Dept. Defense Sites

■ Indian Reservations BIA

▲ Power transmission lines

▲ Oil & Gas pipelines from USGS

■ 100-year flood zone

■ 500-year flood zone

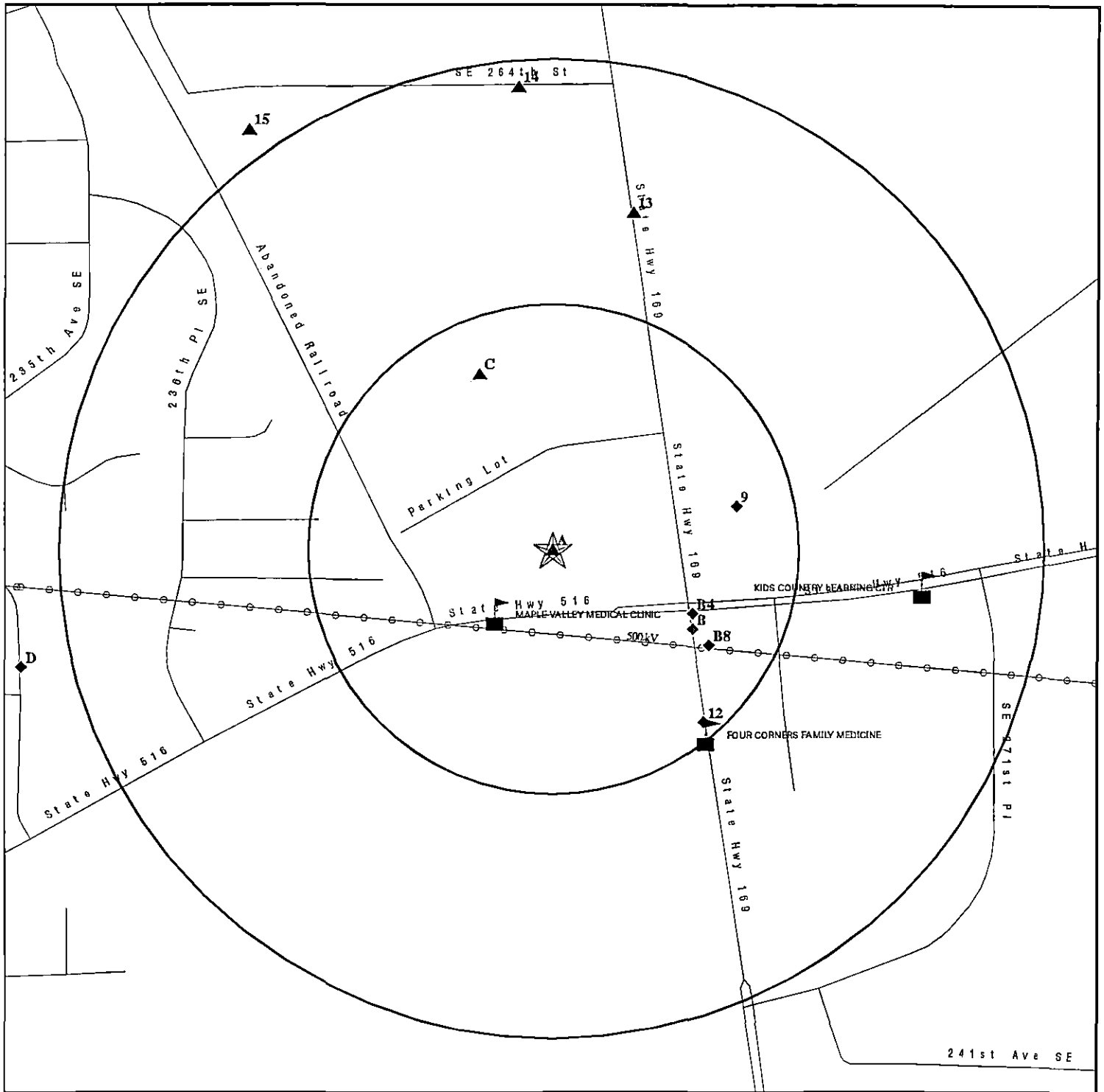
■ National Wetland Inventory

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Four Corners Square  
ADDRESS: 23800 To 23926 Southeast Kent-Kangley Road  
Maple Valley WA 98038  
LAT/LONG: 47.3618 / 122.0224

CLIENT: The Riley Group, Inc.  
CONTACT: Nicole Kapise  
INQUIRY #: 3310498.3s  
DATE: April 25, 2012 6:33 pm

# DETAIL MAP - 3310498.3s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Power transmission lines
- Oil & Gas pipelines from USGS
- 100-year flood zone
- 500-year flood zone

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Four Corners Square  
 ADDRESS: 23800 To 23926 Southeast Kent-Kangley Road  
 Maple Valley WA 98038  
 LAT/LONG: 47.3618 / 122.0224

CLIENT: The Riley Group, Inc.  
 CONTACT: Nicole Kapise  
 INQUIRY #: 3310498.3s  
 DATE: April 25, 2012 6:34 pm

## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b>STANDARD ENVIRONMENTAL RECORDS</b>								
<b><i>Federal NPL site list</i></b>								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	TP		NR	NR	NR	NR	NR	0
<b><i>Federal Delisted NPL site list</i></b>								
Delisted NPL	1.000		0	0	0	0	NR	0
<b><i>Federal CERCLIS list</i></b>								
CERCLIS	0.500		0	0	0	NR	NR	0
FEDERAL FACILITY	1.000		0	0	0	0	NR	0
<b><i>Federal CERCLIS NFRAP site List</i></b>								
CERC-NFRAP	0.500		0	0	0	NR	NR	0
<b><i>Federal RCRA CORRACTS facilities list</i></b>								
CORRACTS	1.000		0	0	0	0	NR	0
<b><i>Federal RCRA non-CORRACTS TSD facilities list</i></b>								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
<b><i>Federal RCRA generators list</i></b>								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-CESQG	0.250		1	1	NR	NR	NR	2
<b><i>Federal institutional controls / engineering controls registries</i></b>								
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
<b><i>Federal ERNS list</i></b>								
ERNS	TP		NR	NR	NR	NR	NR	0
<b><i>State- and tribal - equivalent NPL</i></b>								
HSL	1.000		0	0	0	0	NR	0
<b><i>State- and tribal - equivalent CERCLIS</i></b>								
CSCSL	1.000		1	1	0	0	NR	2
<b><i>State and tribal landfill and/or solid waste disposal site lists</i></b>								
SWF/LF	0.500		0	0	0	NR	NR	0
<b><i>State and tribal leaking storage tank lists</i></b>								
LUST	0.500		0	0	0	NR	NR	0
INDIAN LUST	0.500		0	0	0	NR	NR	0



## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b>State and tribal registered storage tank lists</b>								
UST	0.250		2	0	NR	NR	NR	2
AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
FEMA UST	0.250		0	0	NR	NR	NR	0
<b>State and tribal institutional control / engineering control registries</b>								
INST CONTROL	0.500		0	0	0	NR	NR	0
<b>State and tribal voluntary cleanup sites</b>								
VCP	0.500		2	1	0	NR	NR	3
ICR	0.500		1	0	0	NR	NR	1
INDIAN VCP	0.500		0	0	0	NR	NR	0
<b>State and tribal Brownfields sites</b>								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
<b>ADDITIONAL ENVIRONMENTAL RECORDS</b>								
<b>Local Brownfield lists</b>								
US BROWNFIELDS	0.500		0	0	1	NR	NR	1
<b>Local Lists of Landfill / Solid Waste Disposal Sites</b>								
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
SWRCY	0.500	1	0	0	0	NR	NR	1
SWTIRE	0.500		1	0	0	NR	NR	1
INDIAN ODI	0.500		0	0	0	NR	NR	0
<b>Local Lists of Hazardous waste / Contaminated Sites</b>								
US CDL	TP		NR	NR	NR	NR	NR	0
ALLSITES	0.500	2	6	2	4	NR	NR	14
CSCSL NFA	0.500		1	0	0	NR	NR	1
CDL	TP		NR	NR	NR	NR	NR	0
HIST CDL	TP		NR	NR	NR	NR	NR	0
US HIST CDL	TP		NR	NR	NR	NR	NR	0
<b>Local Land Records</b>								
LIENS 2	TP		NR	NR	NR	NR	NR	0
LUCIS	0.500		0	0	0	NR	NR	0
<b>Records of Emergency Release Reports</b>								
HMIRS	TP		NR	NR	NR	NR	NR	0
SPILLS	TP		NR	NR	NR	NR	NR	0
<b>Other Ascertainable Records</b>								
RCRA-NonGen	0.250	1	1	0	NR	NR	NR	2

## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
DOT OPS	TP		NR	NR	NR	NR	NR	0
DOD	1.000		0	0	0	0	NR	0
FUDS	1.000		0	0	0	0	NR	0
CONSENT	1.000		0	0	0	0	NR	0
ROD	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
MINES	0.250		0	0	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
HIST FTTS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
ICIS	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
RADINFO	TP		NR	NR	NR	NR	NR	0
FINDS	TP	1	NR	NR	NR	NR	NR	1
RAATS	TP		NR	NR	NR	NR	NR	0
UIC	TP		NR	NR	NR	NR	NR	0
MANIFEST	0.250		2	1	NR	NR	NR	3
DRYCLEANERS	0.250		0	0	NR	NR	NR	0
NPDES	TP	1	NR	NR	NR	NR	NR	1
AIRS	TP		NR	NR	NR	NR	NR	0
Inactive Drycleaners	0.250	1	1	0	NR	NR	NR	2
INDIAN RESERV	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
COAL ASH	0.500		0	0	0	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	TP		NR	NR	NR	NR	NR	0
COAL ASH DOE	TP		NR	NR	NR	NR	NR	0
FINANCIAL ASSURANCE	TP		NR	NR	NR	NR	NR	0

### EDR PROPRIETARY RECORDS

#### *EDR Proprietary Records*

Manufactured Gas Plants	1.000	0	0	0	0	NR	0
EDR Historical Auto Stations	0.250	0	0	NR	NR	NR	0
EDR Historical Cleaners	0.250	0	0	NR	NR	NR	0

#### NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

A1  
Target  
Property

FOUR CORNERS CLEANERS  
23900 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038

RCRA-NonGen  
FINDS  
ALLSITES  
Inactive Drycleaners

1000351117  
WAD982658171

Site 1 of 3 in cluster A

Actual:  
548 ft.

RCRA-NonGen:

Date form received by agency: 06/09/1989

Facility name: FOUR CORNERS CLEANERS

Facility address: 23900 SE KENT KANGLEY RD

MAPLE VALLEY, WA 98038

EPA ID: WAD982658171

Contact: NICOLE KIM

Contact address: 23900 SE KENT KANGLEY RD

MAPLE VALLEY, WA 98038-6897

Contact country: US

Contact telephone: (253)927-1767

Contact email: Not reported

EPA Region: 10

Classification: Non-Generator

Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: FOUR CORNERS CLEANERS

Owner/operator address: 23900 SE KENT KANGLEY RD

MAPLE VALLEY, WA 98038

Owner/operator country: US

Owner/operator telephone: Not reported

Legal status: Private

Owner/Operator Type: Owner

Owner/Op start date: 06/09/1989

Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No

Mixed waste (haz. and radioactive): No

Recycler of hazardous waste: No

Transporter of hazardous waste: No

Treater, storer or disposer of HW: No

Underground injection activity: No

On-site burner exemption: No

Furnace exemption: No

Used oil fuel burner: No

Used oil processor: No

User oil refiner: No

Used oil fuel marketer to burner: No

Used oil Specification marketer: No

Used oil transfer facility: No

Used oil transporter: No

Violation Status: No violations found

FINDS:

Registry ID: 110005347767

Environmental Interest/Information System

RCRAInfo is a national information system that supports the Resource  
Conservation and Recovery Act (RCRA) program through the tracking of

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOUR CORNERS CLEANERS (Continued)**

**1000351117**

events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Facility Id: 98451692  
Latitude: 47.3612899  
Longitude: -122.02225  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 98451692  
Facility Name: Four Corners Cleaners  
Latitude Decimal Degrees: 47.361289999999997  
Longitude Decimal Degrees: -122.02225  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

**Inactive Drycleaners:**

EPA I: WAD982658171  
FS Id: 10919  
Facility ID: WAD982658171  
NAICS Code: Not reported  
Fed Waste Code Desc: Not reported  
State Waste Code Desc: Not reported  
TAX REG NBR: 81232  
BUSINESS TYPE: Not reported  
MAIL NAME: Not reported  
MAIL LINE1: Not reported  
MAIL LINE2: Not reported  
MAIL CITY: Not reported  
MAIL STATE: Not reported  
MAIL ZIP: Not reported  
MAIL COUNTRY: Not reported  
LEGAL ORG NAME: Not reported  
LEGAL PERSON FIRST NAME: Not reported  
LEGAL PERSON MIDDLE INIT: Not reported  
LEGAL PERSON LAST NAME: Not reported  
LEGAL LINE1: Not reported  
LEGAL LINE2: Not reported  
LEGAL CITY: Not reported  
LEGAL STATE: Not reported  
LEGAL ZIP: Not reported  
LEGAL COUNTRY: Not reported  
LEGAL PHONE NBR: Not reported  
LEGAL EFFECTIVE DATE: Not reported  
LEGAL ORGANIZATION TYPE: Not reported  
LAND ORG NAME: Not reported  
LAND PERSON FIRST NAME: Not reported  
LAND PERSON MIDDLE INIT: Not reported  
LAND PERSON LAST NAME: Not reported  
LAND LINE1: Not reported  
LAND LINE2: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FOUR CORNERS CLEANERS (Continued)

1000351117

LAND CITY: Not reported  
LAND STATE: Not reported  
LAND ZIP: Not reported  
LAND COUNTRY: Not reported  
LAND PHONE NBR: Not reported  
LAND ORGANIZATION TYPE: Not reported  
OPERATOR ORG NAME: Not reported  
OPERATOR PERSON FIRST NAME: Not reported  
OPERATOR PERSON MIDDLE INIT: Not reported  
OPERATOR PERSON LAST NAME: Not reported  
OPERATOR LINE1: Not reported  
OPERATOR LINE2: Not reported  
OPERATOR CITY: Not reported  
OPERATOR STATE: Not reported  
OPERATOR ZIP: Not reported  
OPERATOR COUNTRY: Not reported  
OPERATOR PHONE NBR: Not reported  
OPERATOR EFFECTIVE DATE: Not reported  
OPERATOR ORGANIZATION TYPE: Not reported  
SITE CONTACT FIRST NAME: Not reported  
SITE CONTACT MIDDLE INIT: Not reported  
SITE CONTACT LAST NAME: Not reported  
SITE CONTACT LINE1: Not reported  
SITE CONTACT LINE2: Not reported  
SITE CONTACT CITY: Not reported  
SITE CONTACT STATE: Not reported  
SITE CONTACT ZIP: Not reported  
SITE CONTACT COUNTRY: Not reported  
SITE CONTACT PHONE NBR: Not reported  
SITE CONTACT EMAIL: Not reported  
FORM CONTACT FIRST NAME: Not reported  
FORM CONTACT MIDDLE INIT: Not reported  
FORM CONTACT LAST NAME: Not reported  
FORM CONTACT LINE1: Not reported  
FORM CONTACT LINE2: Not reported  
FORM CONTACT CITY: Not reported  
FORM CONTACT STATE: Not reported  
FORM CONTACT ZIP: Not reported  
FORM CONTACT COUNTRY: Not reported  
FORM CONTACT PHONE NBR: Not reported  
FORM CONTACT EMAIL: Not reported  
GEN STATUS CD: Not reported  
MONTHLY GENERATION: Not reported  
BATCH GENERATION: Not reported  
ONE TIME GENERATION: Not reported  
TRANSPORTS OWN WASTE: Not reported  
TRANSPORTS OTHERS WASTE: Not reported  
RECYCLER ONSITE: Not reported  
TRANSFER FACILITY: Not reported  
PBR: Not reported  
TBG: Not reported  
MIXED RADIOACTIVE: Not reported  
IMPORTER: Not reported  
TSDR FACILITY: Not reported  
IMMEDIATE RECYCLER: Not reported  
GEN DANG FUEL: Not reported  
GEN MARKET TO BURNER: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FOUR CORNERS CLEANERS (Continued)

1000351117

GEN OTHER MARKETERS:	Not reported
UTILITY BOILER BURNER:	Not reported
INDUSTRY BOILER BURNER:	Not reported
FURNACE BURNER:	Not reported
SMELTER DEFERRAL:	Not reported
SMALL QTY EXEMPTION:	Not reported
OTHER EXEMPTION:	Not reported
UW BATTERY GEN:	Not reported
UW THERMOSTATS GEN:	Not reported
UW MERCURY GEN:	Not reported
UW LAMPS GEN:	Not reported
UW BATTERY ACCUM:	Not reported
UW THERMOSTATS ACCUM:	Not reported
UW MERCURY ACCUM:	Not reported
UW LAMPS ACCUM:	Not reported
UW DESTINATION FACILITY:	Not reported
OFF SPEC UTILITY BOILER:	Not reported
OFF SPEC INDUSTRY BOILER:	Not reported
OFF SPEC FURNACE:	Not reported
USED OIL TRANSPORTER:	Not reported
USED OIL TRANSFER FACILITY:	Not reported
USED OIL PROCESSOR:	Not reported
USED OIL REREFINER:	Not reported
USED OIL FUEL MARKETER DIR SHIPMENTS:	Not reported
USED OIL FUEL MARKETER MEETS SPECS:	Not reported
Comments:	Not reported

A2 COMMAND.COMPUTERS E-CYCLE  
Target 23804 SE KENT-KANGLEY ROAD  
Property MAPLE VALLEY, WA 98038

SWRCY S111415674  
N/A

Site 2 of 3 in cluster A

Actual:  
548 ft.

SWRCY:

Service:	COMMAND.COMputers E-Cycle
Phone:	425-413-0808
Extension:	Not reported
Website:	<a href="http://maplevalleycommand.com">http://maplevalleycommand.com</a>
Email:	<a href="mailto:mtobin@mytangledweb.com">mtobin@mytangledweb.com</a>
Material Category:	electronics
Material Accepted:	E-readers

Service:	COMMAND.COMputers E-Cycle
Phone:	425-413-0808
Extension:	Not reported
Website:	<a href="http://maplevalleycommand.com">http://maplevalleycommand.com</a>
Email:	<a href="mailto:mtobin@mytangledweb.com">mtobin@mytangledweb.com</a>
Material Category:	electronics
Material Accepted:	Computers

Service:	COMMAND.COMputers E-Cycle
Phone:	425-413-0808
Extension:	Not reported
Website:	<a href="http://maplevalleycommand.com">http://maplevalleycommand.com</a>
Email:	<a href="mailto:mtobin@mytangledweb.com">mtobin@mytangledweb.com</a>
Material Category:	electronics
Material Accepted:	Monitors

Service:	COMMAND.COMputers E-Cycle
----------	---------------------------

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**COMMAND.COMPUTERS E-CYCLE (Continued)**

**S111415674**

Phone: 425-413-0808  
Extension: Not reported  
Website: <http://maplevalleycommand.com>  
Email: [mtobin@mytangledweb.com](mailto:mtobin@mytangledweb.com)  
Material Category: electronics  
Material Accepted: Televisions

**A3**  
**Target**  
**Property**  
**FOUR CORNERS SQUARE**  
**23800 SE KENT KANGLEY RD**  
**MAPLE VALLEY, WA 98038**

**ALLSITES** **S110036701**  
**NPDES** **N/A**

**Site 3 of 3 in cluster A**

**Actual:**  
**548 ft.**

**ALLSITES:**  
Facility Id: 5708  
Latitude: 47.3616999  
Longitude: -122.02  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 5708  
Facility Name: FOUR CORNERS SQUARE  
Latitude Decimal Degrees: 47.361699999999999  
Longitude Decimal Degrees: -122.02  
Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 0  
Location Verified Code: Not reported  
  
Geographic Location Identifier (Alias Facid): 5708  
Interaction (Aka Env Int) Type Code: CONSTGP  
Interaction (Aka Env Int) Description: Construction SW GP  
Interaction Status: A  
Federal Program Identifier: WAR010387  
Interaction Start Date: 06/23/2008  
Interaction End Date: Not reported  
prgm\_facil: FOUR CORNERS SQUARE  
cur\_sys\_pr: WATQUAL  
cur\_sys\_nm: PARIS

**NPDES:**

Facility Status: Active  
Facility Type: Construction SW GP  
Admin Region: Headquarters  
Latitude: 47.36169999  
Longitude: -122.02  
Permit ID: WAR010387  
Permit Version: 2  
Permit Status: Active  
Permit SubStatus: Coverage Issued  
Ecology Contact: Ken Waldo  
WRIA: Duwamish-Green  
Permit Expiration Date: 12/31/2015  
Effective Date: 01/01/2011

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

B4 JIFFY LUBE 2929  
ESE 24001 SE KENT KANGLEY RD  
< 1/8 MAPLE VALLEY, WA 98038  
0.078 mi.  
412 ft. Site 1 of 5 in cluster B

ALLSITES S109552717  
N/A

Relative:  
Lower

ALLSITES:

Actual:  
546 ft.

Facility Id: 6927  
Latitude: 47.361393  
Longitude: -122.02090  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 6927  
Facility Name: JIFFY LUBE 2929  
Latitude Decimal Degrees: 47.361393  
Longitude Decimal Degrees: -122.020904  
Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 8  
Location Verified Code: Not reported  
  
Geographic Location Identifier (Alias Facid): 6927  
Interaction (Aka Env Int) Type Code: TIER2  
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2  
Interaction Status: A  
Federal Program Identifier: Not reported  
Interaction Start Date: 05/19/2009  
Interaction End Date: Not reported  
prgm\_facil: JIFFY LUBE 2929  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: EPCRA

B5 CONOCOPHILLIPS 2603144  
ESE 26821 MAPLE VALLEY HWY  
< 1/8 MAPLE VALLEY, WA 98038  
0.082 mi.  
432 ft. Site 2 of 5 in cluster B

RCRA-NonGen 1000659313  
CSCSL WAD988489829  
ALLSITES  
MANIFEST  
VCP  
FINANCIAL ASSURANCE

Relative:  
Lower

RCRA-NonGen:

Actual:  
546 ft.

Date form received by agency: 02/07/2008  
Facility name: CONOCOPHILLIPS 2603144  
Facility address: 26821 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038  
  
EPA ID: WAD988489829  
Mailing address: 600 NORTH DAIRY ASHFORD  
HOUSTON, TX 77079  
  
Contact: TIANA ANDRIAMANARIVO  
Contact address: 600 NORTH DAIRY ASHFORD  
HOUSTON, TX 77079  
  
Contact country: US  
Contact telephone: (510)245-5176  
Contact email: Not reported  
EPA Region: 10  
Land type: Private  
Classification: Non-Generator  
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

Owner/operator name: MALWA LLC  
Owner/operator address: 600 NORTH DAIRY ASHFORD  
HOUSTON, TX 77079  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 03/18/1997  
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

Historical Generators:

Date form received by agency: 12/31/2007  
Facility name: CONOCOPHILLIPS 2603144  
Classification: Not a generator, verified

Date form received by agency: 12/31/2005  
Facility name: CONOCOPHILLIPS 2603144  
Classification: Not a generator, verified

Date form received by agency: 12/31/2003  
Facility name: CONOCOPHILLIPS 2603144  
Classification: Not a generator, verified

Violation Status: No violations found

Evaluation Action Summary:

Evaluation date: 07/31/1991  
Evaluation: COMPLIANCE ASSISTANCE VISIT  
Area of violation: Not reported  
Date achieved compliance: Not reported  
Evaluation lead agency: State

CSCSL:

Facility ID: 12272  
Region: Northwest  
Lat/Long: 47.361252 / -122.021085  
Brownfield Status: Not reported  
Rank Status: Not reported  
Clean Up Siteid: 7034

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

Site Status: Cleanup Started  
PSI?: Not reported  
Contaminant Name: Petroleum-Diesel  
Ground Water: C  
Surface Water: Not reported  
Soil: C  
Sediment: Not reported  
Air: Not reported  
Bedrock: Not reported  
Responsible Unit: Northwest

Facility ID: 12272  
Region: Northwest  
Lat/Long: 47.361252 / -122.021085  
Brownfield Status: Not reported  
Rank Status: Not reported  
Clean Up Siteid: 7034  
Site Status: Cleanup Started  
PSI?: Not reported  
Contaminant Name: Petroleum-Other  
Ground Water: C  
Surface Water: Not reported  
Soil: C  
Sediment: Not reported  
Air: Not reported  
Bedrock: Not reported  
Responsible Unit: Northwest

ALLSITES:

Facility Id: 12272  
Latitude: 47.361252  
Longitude: -122.02108  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 12272  
Facility Name: MAPLE VALLEY BP  
Latitude Decimal Degrees: 47.361252  
Longitude Decimal Degrees: -122.021085  
Coordinate Point Areal Extent Code: 4  
Horizontal Accuracy Code: 13  
Coordinate Point Geographic Position Code: 8  
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: UST  
Interaction (Aka Env Int) Description: Underground Storage Tank  
Interaction Status: A  
Federal Program Identifier: 9555  
Interaction Start Date: 01/01/1986  
Interaction End Date: Not reported  
prgm\_facil: Not reported  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: I

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

Federal Program Identifier: WAD988489829  
Interaction Start Date: 06/10/1991  
Interaction End Date: 12/31/2004  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: LUST  
Interaction (Aka Env Int) Description: LUST Facility  
Interaction Status: I  
Federal Program Identifier: 9555  
Interaction Start Date: 01/06/1992  
Interaction End Date: 10/28/1996  
prgm\_facil: Not reported  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: TIER2  
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2  
Interaction Status: I  
Federal Program Identifier: WAD988489829  
Interaction Start Date: 01/01/1993  
Interaction End Date: 07/04/1776  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: EPCRA

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: LUST  
Interaction (Aka Env Int) Description: LUST Facility  
Interaction Status: A  
Federal Program Identifier: 9555  
Interaction Start Date: 02/17/1993  
Interaction End Date: Not reported  
prgm\_facil: Not reported  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: IRAP  
Interaction (Aka Env Int) Description: Independent Remedial Actn Prg  
Interaction Status: I  
Federal Program Identifier: Not reported  
Interaction Start Date: 04/01/1997  
Interaction End Date: 04/02/1997  
prgm\_facil: MAPLE VALLEY BP  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: HWOTHER  
Interaction (Aka Env Int) Description: Haz Waste Management Activity  
Interaction Status: I  
Federal Program Identifier: WAD988489829  
Interaction Start Date: 12/31/2004

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

Interaction End Date: 12/31/2006  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE  
  
Geographic Location Identifier (Alias Facid): 12272  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: I  
Federal Program Identifier: WAD988489829  
Interaction Start Date: 12/31/2006  
Interaction End Date: 12/31/2007  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

WA MANIFEST:

Facility Site ID Number: 12272  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Site sold 11/26/07.  
Data Year: Not reported  
Permit by Rule: FALSE  
Treatment by Generator: FALSE  
Mixed radioactive waste: FALSE  
Importer of hazardous waste: FALSE  
Immediate recycler: FALSE  
Treatment/Storage/Disposal/Recycling Facility: FALSE  
Generator of dangerous fuel waste: FALSE  
Generator marketing to burner: FALSE  
"Other marketers (i.e., blender, distributor, etc.)": FALSE  
Utility boiler burner: FALSE  
Industry boiler burner: FALSE  
Industrial Furnace: FALSE  
Smelter deferral: FALSE  
Universal waste - batteries - generate: FALSE  
Universal waste - thermostats - generate: FALSE  
Universal waste - mercury - generate: FALSE  
Universal waste - lamps - generate: FALSE  
Universal waste - batteries - accumulate: FALSE  
Universal waste - thermostats - accumulate: FALSE  
Universal waste - mercury - accumulate: FALSE  
Universal waste - lamps - accumulate: FALSE  
Destination Facility for Universal Waste: FALSE  
Off-specification used oil burner - utility boiler: FALSE  
Off-specification used oil burner - industrial boiler: FALSE  
Off-specification used oil burner - industrial furnace: FALSE  
EPA ID: WAD988489829  
Facility Address 2: Not reported  
TAX REG NBR: 600115909  
NAICS CD: 44711  
BUSINESS TYPE: gas station  
MAIL NAME: ConocoPhillips Company  
MAIL ADDR LINE1: 600 North Dairy Ashford  
MAIL CITY,ST,ZIP: Houston, TX 77079  
MAIL COUNTRY: UNITED STATES

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS.

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

LEGAL ORG NAME: ConocoPhillips Company  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 600 North Dairy Ashford  
LEGAL CITY,ST,ZIP: Houston, TX 77079  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: 281-293-1000  
LEGAL EFFECTIVE DATE: 12/31/2003  
LAND ORG NAME: ConocoPhillips Company  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 600 North Dairy Ashford  
LAND CITY,ST,ZIP: Houston, TX 77079  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: 281-293-1000  
OPERATOR ORG NAME: MALWA LLC  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26821 Maple Valley Hwy  
OPERATOR CITY,ST,ZIP: Maple Valley, WA 98038  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: 425-432-7957  
OPERATOR EFFECTIVE DATE: 3/18/1997  
SITE CONTACT NAME: Tiana Andriamanarivo  
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave  
SITE CONTACT ZIP: Rodeo, CA 94572  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: 510-245-5176  
SITE CONTACT EMAIL: Tiana.Andriamanarivo@ConocoPhillips.com  
FORM CONTACT NAME: Thomas R Border  
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B  
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: 281-293-4335  
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com  
GEN STATUS CD: MQG  
MONTHLY GENERATION: FALSE  
BATCH GENERATION: TRUE  
ONE TIME GENERATION: FALSE  
TRANSPORTS OWN WASTE: FALSE  
TRANSPORTS OTHRS WASTE: FALSE  
RECYCLER ONSITE: FALSE  
TRANSFER FACILITY: FALSE  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: FALSE  
USED OIL TRANSPORTER: FALSE  
USED OIL TRANSFER FACLTY: FALSE  
USED OIL PROCESSOR: FALSE  
USED OIL REREFINER: FALSE  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE  
USED OIL FUEL MRKTR MEETS SPECS: FALSE  
  
Facility Site ID Number: 12272  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Site sold 11/26/07.  
Data Year: Not reported  
Permit by Rule: No  
Treatment by Generator: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

Mixed radioactive waste: No  
Importer of hazardous waste: No  
Immediate recycler: No  
Treatment/Storage/Disposal/Recycling Facility: No  
Generator of dangerous fuel waste: No  
Generator marketing to burner: No  
"Other marketers (i.e., blender, distributor, etc.)": No  
Utility boiler burner: No  
Industry boiler burner: No  
Industrial Furnace: No  
Smelter deferral: No  
Universal waste - batteries - generate: No  
Universal waste - thermostats - generate: No  
Universal waste - mercury - generate: No  
Universal waste - lamps - generate: No  
Universal waste - batteries - accumulate: No  
Universal waste - thermostats - accumulate: No  
Universal waste - mercury - accumulate: No  
Universal waste - lamps - accumulate: No  
Destination Facility for Universal Waste: No  
Off-specification used oil burner - utility boiler: No  
Off-specification used oil burner - industrial boiler: No  
Off-specification used oil burner - industrial furnace: No  
EPA ID: WAD988489829  
Facility Address 2: Not reported  
TAX REG NBR: 600115909  
NAICS CD: 44711  
BUSINESS TYPE: gas station  
MAIL NAME: ConocoPhillips Company  
MAIL ADDR LINE1: 600 North Dairy Ashford  
MAIL CITY,ST,ZIP: Houston, TX 77079  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: ConocoPhillips Company  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 600 North Dairy Ashford  
LEGAL CITY,ST,ZIP: Houston, TX 77079  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: 281-293-1000  
LEGAL EFFECTIVE DATE: 12/31/2003  
LAND ORG NAME: ConocoPhillips Company  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 600 North Dairy Ashford  
LAND CITY,ST,ZIP: Houston, TX 77079  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: 281-293-1000  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26821 Maple Valley Hwy  
OPERATOR CITY,ST,ZIP: Maple Valley, WA 98038  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: 425-432-7957  
OPERATOR EFFECTIVE DATE: 3/18/1997  
SITE CONTACT NAME: Irene Jimenez  
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave  
SITE CONTACT ZIP: Rodeo, CA 94572  
SITE CONTACT COUNTRY: UNITED STATES

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

SITE CONTACT PHONE NBR: 510-245-5176  
SITE CONTACT EMAIL: Irene.I.Jimenez@ConocoPhillips.com  
FORM CONTACT NAME: Marina Tishkova  
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford TA1026B  
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: 281-293-1684  
FORM CONTACT EMAIL: Marina.A.Tishkova@conocophillips.com  
GEN STATUS CD: XQG  
MONTHLY GENERATION: Yes  
BATCH GENERATION: No  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHERS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACILITY: No  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No  
USED OIL FUEL MRKTR MEETS SPECS: No

Facility Site ID Number: 12272  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Site sold 11/26/07.  
Data Year: Not reported  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False  
Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.):": False  
Utility boiler burner: False  
Industry boiler burner: False  
Industrial Furnace: False  
Smelter deferral: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False  
Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAD988489829  
Facility Address 2: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

TAX REG NBR: 600115909  
NAICS CD: 44711  
BUSINESS TYPE: gas station  
MAIL NAME: ConocoPhillips Company  
MAIL ADDR LINE1: 600 North Dairy Ashford  
MAIL CITY,ST,ZIP: Houston, TX 77079  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: ConocoPhillips Company  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 600 North Dairy Ashford  
LEGAL CITY,ST,ZIP: Houston, TX 77079  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: 281-293-1000  
LEGAL EFFECTIVE DATE: 12/31/2003  
LAND ORG NAME: ConocoPhillips Company  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 600 North Dairy Ashford  
LAND CITY,ST,ZIP: Houston, TX 77079  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: 281-293-1000  
OPERATOR ORG NAME: MALWA LLC  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26821 Maple Valley Hwy  
OPERATOR CITY,ST,ZIP: Maple Valley, WA 98038  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: 425-432-7957  
OPERATOR EFFECTIVE DATE: 03/18/97  
SITE CONTACT NAME: Tiana Andriamanarivo  
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave  
SITE CONTACT ZIP: Rodeo, CA 94572  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: 510-245-5176  
SITE CONTACT EMAIL: Tiana.Andriamanarivo@ConocoPhillips.com  
FORM CONTACT NAME: Thomas R Border  
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B  
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: 281-293-4335  
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com  
GEN STATUS CD: XQG  
MONTHLY GENERATION: False  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHERS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACILITY: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

VCP:

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: KING COUNTY  
edr\_zip: Not reported  
Facility ID: 12272  
VCP Status: VCP  
VCP: Not reported  
Ecology Status: Cleanup Started  
NFA Type: Cleanup Started  
Date NFA: Cleanup Started  
Rank: Cleanup Started

WA FINANCIAL ASSURANCE 1:

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: Not reported  
edr\_zip: Not reported  
DOE Site ID: 9555  
Site Type: PLIA  
Financial Resp Type: Colony (GUS)  
Inception Date: 04/04/2011  
Expiration Date: 04/04/2012

B6  
ESE  
< 1/8  
0.082 mi.  
432 ft.

BP #03144/EXXON #7 3465 (TWO REPORTS)  
26821 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038

ICR S103850475  
N/A

Site 3 of 5 in cluster B

Relative:  
Lower

ICR:

Date Ecology Received Report: 06/06/97  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 95-03  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Actual:  
546 ft.

Date Ecology Received Report: 09/09/97  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 95-08  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 09/24/98  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (TWO REPORTS) (Continued)**

**S103850475**

Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-13  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 06/15/98  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-13  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 03/17/98  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Final cleanup report  
Site Register Issue: 98-11  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 01/21/99  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-14  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 02/23/99  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-15  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 03/02/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (TWO REPORTS) (Continued)**

**S103850475**

Site Register Issue: 98-24  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 06/15/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-27  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 06/19/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-27  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: / /  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-43  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 10/14/93  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-24  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 10/14/93  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-27  
County Code: 17

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (TWO REPORTS) (Continued)**

**S103850475**

Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	01/04/94
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	93-23
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	03/14/94
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	93-23
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	01/13/92
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	92-15
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	04/15/92
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	92-22
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	10/13/92
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Final cleanup report
Site Register Issue:	92-37
County Code:	17
Contact:	Not reported
Report Title:	Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (TWO REPORTS) (Continued)**

**S103850475**

Date Ecology Received Report: 03/10/93  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-11  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 02/27/95  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 94-19  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 10/23/95  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 94-19  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 01/27/97  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 94-51  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 10/22/96  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 94-38  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 11/03/00  
Contaminants Found at Site: Petroleum products

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (TWO REPORTS) (Continued)**

**S103850475**

Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-34  
County Code: 17  
Contact: Not reported  
Report Title: Monitoring - July 2000

Date Ecology Received Report: 08/06/01  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-39  
County Code: 17  
Contact: Not reported  
Report Title: Soil Sampling Results

Date Ecology Received Report: 01/16/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-44  
County Code: 17  
Contact: Not reported  
Report Title: Third Quarter Ground Water Monitoring 2001

Date Ecology Received Report: 12/27/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-33  
County Code: 17  
Contact: Not reported  
Report Title: Ground Water Monitoring and Sampling Report

Date Ecology Received Report: 03/07/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-46  
County Code: 17  
Contact: Not reported  
Report Title: Fourth Quarter Ground Water Monitoring 2001

Date Ecology Received Report: 10/30/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (TWO REPORTS) (Continued)**

**S103850475**

Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-54  
County Code: 17  
Contact: Not reported  
Report Title: Second Quarter Ground Water Monitoring 2002

Date Ecology Received Report: 06/21/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-50  
County Code: 17  
Contact: Not reported  
Report Title: First Quarter Ground Water Monitoring 2002

**B7**  
**ESE**  
**< 1/8**  
**0.084 mi.**  
**444 ft.**

**ANIMAL HOSPITAL OF MAPLE VALLEY**  
**26824 MAPLE VALLEY BLACK DIAMOND RD SE**  
**MAPLE VALLEY, WA 98038**

**ALLSITES** **S110123523**  
**N/A**

**Site 4 of 5 in cluster B**

**Relative:**  
**Lower**

**ALLSITES:**

Facility Id: 13832  
Latitude: 47.361193  
Longitude: -122.02067  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 13832  
Facility Name: Animal Hospital of Maple Valley  
Latitude Decimal Degrees: 47.361193  
Longitude Decimal Degrees: -122.02067700000001  
Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 8  
Location Verified Code: Not reported

**Actual:**  
**546 ft.**

Geographic Location Identifier (Alias Facid): 13832  
Interaction (Aka Env Int) Type Code: LSC  
Interaction (Aka Env Int) Description: Local Source Control  
Interaction Status: I  
Federal Program Identifier: Not reported  
Interaction Start Date: 03/16/2009  
Interaction End Date: 04/29/2010  
prgm\_facil: Animal Hospital of Maple Valley  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: LSC

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

B8  
ESE  
< 1/8  
0.093 mi.  
491 ft.  
SHOP FAST GROCERY  
26804 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038  
Site 5 of 5 in cluster B

UST U003026306  
N/A

Relative:  
Lower

UST:

Actual:  
546 ft.

Facility ID: 64217476  
Site ID: 239  
Lat Deg: 47  
Lat Min: 21  
Lat Sec: 40.499999999993861  
Long Deg: -122  
Long Min: 1  
Long Sec: 14.401200000011158  
UBI: 6021511270010001  
Phone Number: 4254321415  
  
Tank ID: 13530  
Tank Name: 3-R  
Install Date: 1/1/1982  
Capacity: 10,000 to 19,999 Gallons  
Tank Upgrade Date: 1/28/1999  
TankSystem Status: Operational  
TankSystem Status Change Date: 3/3/1999  
Tank Status: Operational  
Tank Permit Expiration Date: 9/30/2012  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Pressurized System  
Tank Spill Prevention: Spill Bucket/Spill Box  
Tank Overfill Prevention: Automatic Shutoff (fill pipe)  
Tank Material: Steel  
Tank Construction: Single Wall Tank  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Impressed Current  
Pipe Material: Flexible Piping  
Pipe Construction: Double Wall Pipe  
Pipe Primary Release Detection: Automatic Line Leak Detection  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Corrosion Resistant  
Tank Primary Release Detection: Automatic Tank Gauging  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Annual  
Tank Actual Status Date: 8/6/1996  
Tag Number: A8177

Tank ID: 14867  
Tank Name: 1-P  
Install Date: 1/1/1982  
Capacity: 10,000 to 19,999 Gallons  
Tank Upgrade Date: 1/28/1999  
TankSystem Status: Operational  
TankSystem Status Change Date: 3/3/1999  
Tank Status: Operational  
Tank Permit Expiration Date: 9/30/2012  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Pressurized System  
Tank Spill Prevention: Spill Bucket/Spill Box



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

SHOP FAST GROCERY (Continued)

U003026306

Tank Overfill Prevention: Automatic Shutoff (fill pipe)  
Tank Material: Steel  
Tank Construction: Single Wall Tank  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Impressed Current  
Pipe Material: Flexible Piping  
Pipe Construction: Double Wall Pipe  
Pipe Primary Release Detection: Automatic Line Leak Detection  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Corrosion Resistant  
Tank Primary Release Detection: Automatic Tank Gauging  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Annual  
Tank Actual Status Date: 8/6/1996  
Tag Number: A8177

Tank ID: 8402  
Tank Name: 2-N  
Install Date: 1/1/1982  
Capacity: 10,000 to 19,999 Gallons  
Tank Upgrade Date: 1/28/1999  
TankSystem Status: Operational  
TankSystem Status Change Date: 3/3/1999  
Tank Status: Operational  
Tank Permit Expiration Date: 9/30/2012  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Pressurized System  
Tank Spill Prevention: Spill Bucket/Spill Box  
Tank Overfill Prevention: Automatic Shutoff (fill pipe)  
Tank Material: Steel  
Tank Construction: Single Wall Tank  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Impressed Current  
Pipe Material: Flexible Piping  
Pipe Construction: Double Wall Pipe  
Pipe Primary Release Detection: Automatic Line Leak Detection  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Corrosion Resistant  
Tank Primary Release Detection: Automatic Tank Gauging  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Annual  
Tank Actual Status Date: 8/6/1996  
Tag Number: A8177

9  
ENE  
< 1/8  
0.096 mi.  
507 ft.

TRM WOOD PRODUCTS CO INC  
26656 MAPLE VALLEY RD SE  
MAPLE VALLEY, WA 98010

ALLSITES U003710120  
UST N/A

Relative:  
Lower

ALLSITES:

Facility Id: 27339595  
Latitude: 47.3237949  
Longitude: -122.00866  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 27339595  
Facility Name: TRM WOOD PRODUCTS CO INC

Actual:  
547 ft.

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

TRM WOOD PRODUCTS CO INC (Continued)

U003710120

Latitude Decimal Degrees: 47.323794999999997  
Longitude Decimal Degrees: -122.008669  
Coordinate Point Areal Extent Code: 4  
Horizontal Accuracy Code: 13  
Coordinate Point Geographic Position Code: 5  
Location Verified Code: N

UST:

Facility ID: 27339595  
Site ID: 493370  
Lat Deg: 47  
Lat Min: 19  
Lat Sec: 25.661999999989007  
Long Deg: -122  
Long Min: 0  
Long Sec: 31.208399999991343  
UBI: Not reported  
Phone Number: 2064321222

Tank ID: 518594  
Tank Name: 1  
Install Date: 1/1/1900  
Capacity: Not reported  
Tank Upgrade Date: 1/1/0001  
TankSystem Status: Closure in Process  
TankSystem Status Change Date: 12/29/1999  
Tank Status: Closure in Process  
Tank Permit Expiration Date: 1/1/0001  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Not reported  
Tank Spill Prevention: Not reported  
Tank Overfill Prevention: Not reported  
Tank Material: Not reported  
Tank Construction: Not reported  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Not reported  
Pipe Material: Not reported  
Pipe Construction: Not reported  
Pipe Primary Release Detection: Not reported  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Not reported  
Tank Primary Release Detection: Not reported  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Not reported  
Tank Actual Status Date: 12/29/1999  
Tag Number: Not reported

Tank ID: 620356  
Tank Name: UST-2  
Install Date: 1/1/0001  
Capacity: 111 TO 1,100 Gallons  
Tank Upgrade Date: 1/1/0001  
TankSystem Status: Removed  
TankSystem Status Change Date: 2/11/2011  
Tank Status: Removed

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**TRM WOOD PRODUCTS CO INC (Continued)**

**U003710120**

Tank Permit Expiration Date: 1/1/0001  
Tank Closure Date: 1/5/2011  
Tank Pumping System: Not reported  
Tank Spill Prevention: Not reported  
Tank Overfill Prevention: Not reported  
Tank Material: Not reported  
Tank Construction: Not reported  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Not reported  
Pipe Material: Not reported  
Pipe Construction: Not reported  
Pipe Primary Release Detection: Not reported  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Not reported  
Tank Primary Release Detection: Not reported  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Not reported  
Tank Actual Status Date: 2/7/2011  
Tag Number: Not reported

Tank ID: 620357  
Tank Name: UST-1  
Install Date: 1/1/0001  
Capacity: 111 TO 1,100 Gallons  
Tank Upgrade Date: 1/1/0001  
TankSystem Status: Removed  
TankSystem Status Change Date: 2/11/2011  
Tank Status: Removed  
Tank Permit Expiration Date: 1/1/0001  
Tank Closure Date: 1/5/2011  
Tank Pumping System: Not reported  
Tank Spill Prevention: Not reported  
Tank Overfill Prevention: Not reported  
Tank Material: Not reported  
Tank Construction: Not reported  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Not reported  
Pipe Material: Not reported  
Pipe Construction: Not reported  
Pipe Primary Release Detection: Not reported  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Not reported  
Tank Primary Release Detection: Not reported  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Not reported  
Tank Actual Status Date: 2/7/2011  
Tag Number: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

C10  
NNW  
< 1/8  
0.097 mi.  
514 ft.

FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY HIGHWAY SE  
MAPLE VALLEY, WA 98038

SWTIRE S107565793  
N/A

Site 1 of 2 in cluster C

Relative:  
Higher

SWTIRE:

Facility ID: 18  
Site Id: 18  
Latitude: 47.36333  
Longitude: -122.02333  
Record Entry: Aug 4, 2005  
Record Edit: Nov 4, 2005  
Site Comment:

Actual:  
554 ft.

The site is located in a commercial and residential area at "Four Corners", located south of Maple Valley. Aerial photographs indicate that this site had significantly more tires present in 2002. As of September 2005, tires were reportedly being removed from the site by L&S Tires. L&S was reportedly shipping them to a concrete manufacturer to be burned.

Tire Quantity (pte) Comments: 800-5K = 1 5K-10K = 2 10K-50K = 3 50K-100K = 4 100K-1M = 5 >1M = 6

Surface Water: 1  
Surface Water Comments: >1/2 mi = 1 1/8-1/2 mi = 2 <1/8 mi = 3  
Population: 3  
Population Comments: Remote = 1 Rural = 2 Urban =  
School: 1  
School Comments: >1/2 mi = 1 1/4 to 1/2 mi = 2 <1/4 mi =  
Cleanup Priority: 18  
Truck Tire Factor: \$0  
Rim Factor: \$1,180  
Pile Total Estimate: \$14,127  
Total Pte Tires: 10,848  
Scrap Pte Tons: 104  
Scrap Pte Tires(random, laced and barrel): 10,357  
Scrap Pte Base Cleanup Estimate: \$12,947  
Site Access Difficulty(factor +50%): 0.00 \$0  
Site Solid Waste Difficulty(factor +15%): 0.00 \$0  
Site Erosion Difficulty(factor +200%): 0.00 \$0  
Project Administration Costs(+75%): \$10,595  
Planning Level Cost Estimate: \$24,722  
Base Estimated On-site Cleanup Days: 3.6  
Site Access Difficulty(factor +10%): 0.00 0.0  
Site Solid Waste Difficulty(factor +10%): 0.00 0.0  
Site Erosion Difficulty(factor +50%): 0.00 0.0  
Total Estimated On-site Days: 3.6  
Project Administration Days +100 Days: 100  
Planning Level Estimated Days: 103.6

Pile: A  
Area(sf): 787  
Height: 1  
Cubic Yards: 10,931  
Random: 0.00  
Laced: 0.70  
Barrel: 0.30  
Baled: 0.00  
Resale: 0.00  
Truck: 0.05  
Rims: 0.20  
Random Tires: 0  
Laced Tires: 286

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOUR CORNERS AUTO WRECKING (Continued)**

**S107565793**

Barrel Tires:	105
Baled Tires:	0
Resale Tires:	0
Total Tires:	391
Pile:	L
Area(sf):	368
Height:	3
Cubic Yards:	5,111
Random:	0.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	1.00
Truck:	0.05
Rims:	0.20
Random Tires:	0
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	491
Total Tires:	491
Pile:	G
Area(sf):	446
Height:	2
Cubic Yards:	6,194
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.05
Random Tires:	330
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	330
Pile:	B
Area(sf):	997
Height:	1
Cubic Yards:	13,847
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.20
Random Tires:	369
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	369
Pile:	C
Area(sf):	1,710

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FOUR CORNERS AUTO WRECKING (Continued)

S107565793

Height:	1
Cubic Yards:	23,750
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.05
Random Tires:	633
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	633
Pile:	D
Area(sf):	1,360
Height:	5
Cubic Yards:	18,889
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.20
Rims:	0.20
Random Tires:	2,519
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	2,519
Pile:	E
Area(sf):	425
Height:	4
Cubic Yards:	5,903
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.20
Random Tires:	630
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	630
Pile:	F
Area(sf):	3,640
Height:	2
Cubic Yards:	50,556
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FOUR CORNERS AUTO WRECKING (Continued)

S107565793

Resale:	0.00
Truck:	0.05
Rims:	0.20
Random Tires:	2,696
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	2,696
Pile:	H
Area(sf):	456
Height:	1
Cubic Yards:	6,333
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.05
Random Tires:	169
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	169
Pile:	I
Area(sf):	557
Height:	3
Cubic Yards:	7,736
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.05
Random Tires:	619
Laced Tires:	0
Barrel Tires:	0
Baled Tires:	0
Resale Tires:	0
Total Tires:	619
Pile:	J
Area(sf):	622
Height:	3
Cubic Yards:	8,639
Random:	1.00
Laced:	0.00
Barrel:	0.00
Baled:	0.00
Resale:	0.00
Truck:	0.05
Rims:	0.05
Random Tires:	691
Laced Tires:	0
Barrel Tires:	0

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOUR CORNERS AUTO WRECKING (Continued)**

**S107565793**

Baled Tires: 0  
Resale Tires: 0  
Total Tires: 691  
Pile: K  
Area(sf): 589  
Height: 2  
Cubic Yards: 8,181  
Random: 1.00  
Laced: 0.00  
Barrel: 0.00  
Baled: 0.00  
Resale: 0.00  
Truck: 0.05  
Rims: 0.20  
Random Tires: 436  
Laced Tires: 0  
Barrel Tires: 0  
Baled Tires: 0  
Resale Tires: 0  
Total Tires: 436

C11  
NNW  
< 1/8  
0.097 mi.  
514 ft.

**FOUR CORNERS AUTO WRECKING**  
**26615 MAPLE VALLEY HIGHWAY**  
**MAPLE VALLEY, WA**  
**Site 2 of 2 in cluster C**

**ALLSITES**  
**CSCSL NFA**  
**SPILLS**  
**VCP**

**S106445462**  
**N/A**

**Relative:**  
**Higher**

**ALLSITES:**

**Actual:**  
**554 ft.**

Facility Id: 2324  
Latitude: 47.3631600  
Longitude: -122.02206  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 2324  
Facility Name: FOUR CORNER AUTO WRECKING  
Latitude Decimal Degrees: 47.363160000000001  
Longitude Decimal Degrees: -122.02206  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 2324  
Interaction (Aka Env Int) Type Code: VOLCLNST  
Interaction (Aka Env Int) Description: Voluntary Cleanup Sites  
Interaction Status: I  
Federal Program Identifier: NW1400  
Interaction Start Date: 02/22/2005  
Interaction End Date: 04/04/2008  
prgm\_facil: FOUR CORNER AUTO WRECKING  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 2324  
Interaction (Aka Env Int) Type Code: SCS  
Interaction (Aka Env Int) Description: State Cleanup Site  
Interaction Status: I  
Federal Program Identifier: Not reported  
Interaction Start Date: 03/07/1991



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOUR CORNERS AUTO WRECKING (Continued)**

**S106445462**

Interaction End Date: 03/04/2004  
prgm\_facil: FOUR CORNER AUTO WRECKING  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 2324  
Interaction (Aka Env Int) Type Code: VOLCLNST  
Interaction (Aka Env Int) Description: Voluntary Cleanup Sites  
Interaction Status: I  
Federal Program Identifier: NW1228  
Interaction Start Date: 03/04/2004  
Interaction End Date: 06/16/2004  
prgm\_facil: FOUR CORNER AUTO WRECKING  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

Geographic Location Identifier (Alias Facid): 2324  
Interaction (Aka Env Int) Type Code: SCS  
Interaction (Aka Env Int) Description: State Cleanup Site  
Interaction Status: I  
Federal Program Identifier: Not reported  
Interaction Start Date: 06/16/2004  
Interaction End Date: 02/22/2005  
prgm\_facil: FOUR CORNER AUTO WRECKING  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

**CSCSL NFA:**

Facility/Site Id: 2324  
CS Id: 2054  
NFA Type: NFA-Voluntary Cleanup Program Review  
NFA Date: 02/16/2010  
Rank: 2

**SPILLS:**

Facility ID: 540767  
Medium: Not reported  
Material Desc: PETROLEUM - GASOLINE  
Material Qty: Not reported  
Material Units: Not reported  
Date Received: 5/13/2004  
Contact Name: Not reported

**VCP:**

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: KING COUNTY  
edr\_zip: Not reported  
Facility ID: 2324  
VCP Status: Not reported  
VCP: Y  
Ecology Status: Not reported  
NFA Type: NFA-Voluntary Cleanup Program Review  
Date NFA: 2/16/2010  
Rank: 2

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

12  
SE  
< 1/8  
0.117 mi.  
617 ft.

**ACE CLEANERS**  
26921 MAPLE VALLEY BLACK DIAMO  
MAPLE VALLEY, WA 98038

**RCRA-CESQG  
FINDS  
ALLSITES  
MANIFEST  
Inactive Drycleaners**

1004794346  
WAD988507661

**Relative:  
Lower**

**RCRA-CESQG:**

**Actual:  
547 ft.**

Date form received by agency: 04/06/2006  
Facility name: ACE CLEANERS  
Facility address: 26921 MAPLE VALLEY BLACK DIAMO  
MAPLE VALLEY, WA 980388314  
EPA ID: WAD988507661  
Mailing address: 26921 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038-8314  
Contact: MICHAEL YU  
Contact address: 26921 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038-8314  
Contact country: US  
Contact telephone: (425)432-7445  
Contact email: Not reported  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

**Owner/Operator Summary:**

Owner/operator name: MICHAEL YU  
Owner/operator address: 26921 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 06/05/2000  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**ACE CLEANERS (Continued)**

**1004794346**

Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

**Historical Generators:**

Date form received by agency: 12/31/2005  
Facility name: ACE CLEANERS  
Classification: Not a generator, verified

Date form received by agency: 12/31/2003  
Facility name: ACE CLEANERS  
Classification: Not a generator, verified

Violation Status: No violations found

**FINDS:**

Registry ID: 110005376388

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**HAZARDOUS WASTE BIENNIAL REPORTER**

**ALLSITES:**

Facility Id: 72431371  
Latitude: 47.3594900  
Longitude: -122.02187  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 72431371  
Facility Name: Ace Cleaners  
Latitude Decimal Degrees: 47.35949000000001  
Longitude Decimal Degrees: -122.02187000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

**WA MANIFEST:**

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

Facility Site ID Number: 72431371  
SWC Desc: Not reported  
FWC Desc: SQG SMALL QUANTITY WASTE.  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: No  
Treatment by Generator: No  
Mixed radioactive waste: No  
Importer of hazardous waste: No  
Immediate recycler: No  
Treatment/Storage/Disposal/Recycling Facility: No  
Generator of dangerous fuel waste: No  
Generator marketing to burner: No  
"Other marketers (i.e., blender, distributor, etc.)": No  
Utility boiler burner: No  
Industry boiler burner: No  
Industrial Furnace: No  
Smelter deferral: No  
Universal waste - batteries - generate: No  
Universal waste - thermostats - generate: No  
Universal waste - mercury - generate: No  
Universal waste - lamps - generate: No  
Universal waste - batteries - accumulate: No  
Universal waste - thermostats - accumulate: No  
Universal waste - mercury - accumulate: No  
Universal waste - lamps - accumulate: No  
Destination Facility for Universal Waste: No  
Off-specification used oil burner - utility boiler: No  
Off-specification used oil burner - industrial boiler: No  
Off-specification used oil burner - industrial furnace: No  
EPA ID: WAD988507661  
Facility Address 2: Not reported  
TAX REG NBR: 602041487  
NAICS CD: 81232  
BUSINESS TYPE: Dry Cleaners  
MAIL NAME: Ace Cleaners  
MAIL ADDR LINE1: 26921 MAPLE VALLEY HWY  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-8314  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Ace Cleaners  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 26921 Maple Valley Hwy  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)432-7445  
LEGAL EFFECTIVE DATE: 6/5/2000  
LAND ORG NAME: Not reported  
LAND ORG TYPE: Private  
LAND PERSON NAME: C T Ting  
LAND ADDR LINE1: 13219 NE 10TH PL  
LAND CITY,ST,ZIP: BELLEVUE, WA 98005-2726  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)454-6780  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26921 MAPLE VALLEY HWY  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-8314

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**ACE CLEANERS (Continued)**

**1004794346**

OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360) 432-7445  
OPERATOR EFFECTIVE DATE: 6/5/2000  
SITE CONTACT NAME: Michael Yu  
SITE CONTACT ADDR LINE1: 26921 Maple Valley Hwy  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)432-7445  
SITE CONTACT EMAIL: Not reported  
FORM CONTACT NAME: Michael Yu  
FORM CONTACT ADDR LINE1: 26921 Maple Valley Hwy  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98039-8314  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)432-7445  
FORM CONTACT EMAIL: sangheegongju@AOL.COM  
GEN STATUS CD: SQG  
MONTHLY GENERATION: No  
BATCH GENERATION: Yes  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHERS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACILITY: No  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No  
USED OIL FUEL MRKTR MEETS SPECS: No

**Inactive Drycleaners:**

EPA I: WAD988507661  
FS Id: 72431371  
Facility ID: WAD988507661  
NAICS Code: 602041487  
Fed Waste Code Desc: Not reported  
State Waste Code Desc: Not reported  
TAX REG NBR: 81232  
BUSINESS TYPE: Dry Cleaners  
MAIL NAME: Ace Cleaners  
MAIL LINE1: 26921 MAPLE VALLEY HWY  
MAIL LINE2: Not reported  
MAIL CITY: MAPLE VALLEY  
MAIL STATE: WA  
MAIL ZIP: 98038-8314  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Ace Cleaners  
LEGAL PERSON FIRST NAME: Michael  
LEGAL PERSON MIDDLE INIT: Not reported  
LEGAL PERSON LAST NAME: Yu  
LEGAL LINE1: 26921 Maple Valley Hwy  
LEGAL LINE2: Not reported  
LEGAL CITY: MAPLE VALLEY  
LEGAL STATE: WA  
LEGAL ZIP: 98038

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)432-7445  
LEGAL EFFECTIVE DATE: 6/5/2000  
LEGAL ORGANIZATION TYPE: Private  
LAND ORG NAME: Not reported  
LAND PERSON FIRST NAME: C  
LAND PERSON MIDDLE INIT: T  
LAND PERSON LAST NAME: Ting  
LAND LINE1: 13219 NE 10TH PL  
LAND LINE2: Not reported  
LAND CITY: BELLEVUE  
LAND STATE: WA  
LAND ZIP: 98005-2726  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)454-6780  
LAND ORGANIZATION TYPE: Private  
OPERATOR ORG NAME: Not reported  
OPERATOR PERSON FIRST NAME: Michael  
OPERATOR PERSON MIDDLE INIT: Not reported  
OPERATOR PERSON LAST NAME: Yu  
OPERATOR LINE1: 26921 MAPLE VALLEY HWY  
OPERATOR LINE2: Not reported  
OPERATOR CITY: MAPLE VALLEY  
OPERATOR STATE: WA  
OPERATOR ZIP: 98038-8314  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360) 432-7445  
OPERATOR EFFECTIVE DATE: 6/5/2000  
OPERATOR ORGANIZATION TYPE: Private  
SITE CONTACT FIRST NAME: Michael  
SITE CONTACT MIDDLE INIT: Not reported  
SITE CONTACT LAST NAME: Yu  
SITE CONTACT LINE1: 26921 Maple Valley Hwy  
SITE CONTACT LINE2: Not reported  
SITE CONTACT CITY: MAPLE VALLEY  
SITE CONTACT STATE: WA  
SITE CONTACT ZIP: 98038  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)432-7445  
SITE CONTACT EMAIL: Not reported  
FORM CONTACT FIRST NAME: Michael  
FORM CONTACT MIDDLE INIT: Not reported  
FORM CONTACT LAST NAME: Yu  
FORM CONTACT LINE1: 26921 Maple Valley Hwy  
FORM CONTACT LINE2: Not reported  
FORM CONTACT CITY: MAPLE VALLEY  
FORM CONTACT STATE: WA  
FORM CONTACT ZIP: 98039-8314  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)432-7445  
FORM CONTACT EMAIL: sangheegongju@AOL.COM  
GEN STATUS CD: SQG  
MONTHLY GENERATION: No  
BATCH GENERATION: Yes  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHERS WASTE: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

RECYCLER ONSITE:	No
TRANSFER FACILITY:	No
PBR:	No
TBG:	No
MIXED RADIOACTIVE:	No
IMPORTER:	No
TSDR FACILITY:	No
IMMEDIATE RECYCLER:	No
GEN DANG FUEL:	No
GEN MARKET TO BURNER:	No
GEN OTHER MARKETERS:	No
UTILITY BOILER BURNER:	No
INDUSTRY BOILER BURNER:	No
FURNACE BURNER:	No
SMELTER DEFERRAL:	No
SMALL QTY EXEMPTION:	Not reported
OTHER EXEMPTION:	Not reported
UW BATTERY GEN:	No
UW THERMOSTATS GEN:	No
UW MERCURY GEN:	No
UW LAMPS GEN:	No
UW BATTERY ACCUM:	No
UW THERMOSTATS ACCUM:	No
UW MERCURY ACCUM:	No
UW LAMPS ACCUM:	No
UW DESTINATION FACILITY:	No
OFF SPEC UTILITY BOILER:	No
OFF SPEC INDUSTRY BOILER:	No
OFF SPEC FURNACE:	No
USED OIL TRANSPORTER:	No
USED OIL TRANSFER FACILITY:	Not reported
USED OIL PROCESSOR:	No
USED OIL REREFINER:	No
USED OIL FUEL MARKETER DIR SHIPMENTS:	No
USED OIL FUEL MARKETER MEETS SPECS:	No
Comments:	Not reported

13  
NNE  
1/8-1/4  
0.177 mi.  
933 ft.

FRED MEYER MAPLE VALLEY TOWN SQUARE  
26420 MAPLE VALLEY BLACK DIAMOND RD SE  
MAPLE VALLEY, WA 98038

CSCSL S111289267  
ALLSITES N/A  
VCP

Relative:  
Higher

CSCSL:	
Facility ID:	21821
Region:	Northwest
Lat/Long:	47.363590640332 / -122.0230103788
Brownfield Status:	Not reported
Rank Status:	Not reported
Clean Up Siteid:	11680
Site Status:	Cleanup Started
PSI?:	Not reported
Contaminant Name:	Petroleum-Diesel
Ground Water:	Not reported
Surface Water:	Not reported
Soil:	C
Sediment:	Not reported
Air:	Not reported
Bedrock:	Not reported

Actual:  
554 ft.

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FRED MEYER MAPLE VALLEY TOWN SQUARE (Continued)

S111289267

Responsible Unit: Northwest

ALLSITES:

Facility Id: 21821  
Latitude: 47.3635906  
Longitude: -122.02301  
Ecology Interest Type Code: Not reported

VCP:

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: KING COUNTY  
edr\_zip: Not reported  
Facility ID: 21821  
VCP Status: VCP  
VCP: Not reported  
Ecology Status: Cleanup Started  
NFA Type: Cleanup Started  
Date NFA: Cleanup Started  
Rank: Cleanup Started

14  
North  
1/8-1/4  
0.237 mi.  
1250 ft.

MOTORPLEX 264TH ST  
23933 SE 264TH ST  
MAPLE VALLEY, WA 98038

RCRA-CESQG  
FINDS  
ALLSITES  
MANIFEST  
SPILLS

1004794669  
WAH000001651

Relative:  
Higher

RCRA-CESQG:

Date form received by agency: 03/09/2010  
Facility name: MOTORPLEX 264TH ST  
Facility address: 23933 SE 264TH ST  
MAPLE VALLEY, WA 98038  
EPA ID: WAH000001651  
Mailing address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038  
Contact: KEITH LEWIS  
Contact address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038  
Contact country: US  
Contact telephone: (425) 413-1436  
Contact email: KEITHLEWIS@MOTORPLEX.COM  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Actual:  
553 ft.



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

**Owner/Operator Summary:**

Owner/operator name: MOTORPLEX CORP  
Owner/operator address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, 98038  
Owner/operator country: US  
Owner/operator telephone: (425)413-1436  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 05/30/1997  
Owner/Op end date: Not reported

Owner/operator name: MOTORPLEX CORP  
Owner/operator address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 05/30/1997  
Owner/Op end date: Not reported

Owner/operator name: KEITH LEWIS  
Owner/operator address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 05/30/1997  
Owner/Op end date: Not reported

Owner/operator name: KEITH LEWIS  
Owner/operator address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, 98038  
Owner/operator country: US  
Owner/operator telephone: (360)413-1436  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 05/30/1997  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Used oil transporter: No

**Historical Generators:**

Date form received by agency: 01/02/2008

Facility name: MOTORPLEX 264TH ST

Classification: Conditionally Exempt Small Quantity Generator

Date form received by agency: 12/31/2007

Facility name: MOTORPLEX 264TH ST

Classification: Not a generator, verified

Date form received by agency: 12/31/2005

Facility name: MOTORPLEX 264TH ST

Classification: Not a generator, verified

Date form received by agency: 12/31/2003

Facility name: MOTORPLEX 264TH ST

Classification: Not a generator, verified

**Hazardous Waste Summary:**

Waste code: WSQG

Waste name: A placeholder to allow BR submission to validate. In WA State, Conditionally Exempt Small Quantity Generators (Called SQG in WA) are not required to report waste streams, so no valid State or Fed codes are available for reporting to BR.

Violation Status: No violations found

**FINDS:**

Registry ID: 110005390638

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**HAZARDOUS WASTE BIENNIAL REPORTER**

**ALLSITES:**

Facility Id: 39626275

Latitude: 47.3650999

Longitude: -122.02948

Ecology Interest Type Code: Not reported

Geographic location identifier (alias facid): 39626275

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Facility Name: Motorplex 264th St  
Latitude Decimal Degrees: 47.36509999999998  
Longitude Decimal Degrees: -122.02948000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

**WA MANIFEST:**

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: FALSE  
Treatment by Generator: FALSE  
Mixed radioactive waste: FALSE  
Importer of hazardous waste: FALSE  
Immediate recycler: FALSE  
Treatment/Storage/Disposal/Recycling Facility: FALSE  
Generator of dangerous fuel waste: FALSE  
Generator marketing to burner: FALSE  
"Other marketers (i.e., blender, distributor, etc.)": FALSE  
Utility boiler burner: FALSE  
Industry boiler burner: FALSE  
Industrial Furnace: FALSE  
Smelter defferal: FALSE  
Universal waste - batteries - generate: FALSE  
Universal waste - thermostats - generate: FALSE  
Universal waste - mercury - generate: FALSE  
Universal waste - lamps - generate: FALSE  
Universal waste - batteries - accumulate: FALSE  
Universal waste - thermostats - accumulate: FALSE  
Universal waste - mercury - accumulate: FALSE  
Universal waste - lamps - accumulate: FALSE  
Destination Facility for Universal Waste: FALSE  
Off-specification used oil burner - utility boiler: FALSE  
Off-specification used oil burner - industrial boiler: FALSE  
Off-specification used oil burner - industrial furnace: FALSE  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

LAND ORG TYPE: Private  
LAND PERSON NAME: Keith Lewis  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: FALSE  
BATCH GENERATION: FALSE  
ONE TIME GENERATION: FALSE  
TRANSPORTS OWN WASTE: FALSE  
TRANSPORTS OTHERS WASTE: FALSE  
RECYCLER ONSITE: FALSE  
TRANSFER FACILITY: FALSE  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: FALSE  
USED OIL TRANSPORTER: FALSE  
USED OIL TRANSFER FACILITY: FALSE  
USED OIL PROCESSOR: FALSE  
USED OIL REREFINER: FALSE  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE  
USED OIL FUEL MRKTR MEETS SPECS: FALSE

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False  
Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.)": False  
Utility boiler burner: False

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Industry boiler burner: False  
Industrial Furnace: False  
Smelter defferal: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False  
Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Synergize Maple Valley, LLC  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 05/30/97  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

GEN STATUS CD: SQG  
MONTHLY GENERATION: False  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHRS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACILITY: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: 2010  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False  
Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.)": False  
Utility boiler burner: False  
Industry boiler burner: False  
Industrial Furnace: False  
Smelter defferral: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False  
Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)310-1100  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Synergize Maple Valley, LLC  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)310-1100  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)310-1100  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)310-1100  
SITE CONTACT EMAIL: keith@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)310-1100  
FORM CONTACT EMAIL: suzanne@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: True  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHRS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACILITY: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: 2009  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.)": False  
Utility boiler burner: False  
Industry boiler burner: False  
Industrial Furnace: False  
Smelter defferal: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False  
Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Synergize Maple Valley, LLC  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: True  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHRS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACLTY: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: No  
Treatment by Generator: No  
Mixed radioactive waste: No  
Importer of hazardous waste: No  
Immediate recycler: No  
Treatment/Storage/Disposal/Recycling Facility: No  
Generator of dangerous fuel waste: No  
Generator marketing to burner: No  
"Other marketers (i.e., blender, distributor, etc.)": No  
Utility boiler burner: No  
Industry boiler burner: No  
Industrial Furnace: No  
Smelter defferal: No  
Universal waste - batteries - generate: No  
Universal waste - thermostats - generate: No  
Universal waste - mercury - generate: No  
Universal waste - lamps - generate: No  
Universal waste - batteries - accumulate: No  
Universal waste - thermostats - accumulate: No  
Universal waste - mercury - accumulate: No  
Universal waste - lamps - accumulate: No  
Destination Facility for Universal Waste: No  
Off-specification used oil burner - utility boiler: No  
Off-specification used oil burner - industrial boiler: No  
Off-specification used oil burner - industrial furnace: No  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Not reported  
LAND ORG TYPE: Private  
LAND PERSON NAME: Keith Lewis  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: No  
BATCH GENERATION: No  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHRS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACLTY: No  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No  
USED OIL FUEL MRKTR MEETS SPECS: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

[Click this hyperlink](#) while viewing on your computer to access  
1 additional WA MANIFEST: record(s) in the EDR Site Report.

**SPILLS:**

Facility ID: 516677  
Medium: Not reported  
Material Desc: CHEMICAL  
Material Qty: Not reported  
Material Units: Not reported  
Date Received: 3/10/2001  
Contact Name: Not reported

**15  
NW  
1/4-1/2  
0.264 mi.  
1395 ft.**

**THOMAS CONSTRUCTION  
23713 SE 264TH ST  
MAPLE VALLEY, WA 98038**

**RCRA-CESQG  
FINDS  
ALLSITES**

**1004793213  
WA0000148775**

**Relative:  
Higher**

**RCRA-CESQG:**

Date form received by agency: 05/04/2005  
Facility name: THOMAS CONSTRUCTION  
Facility address: 23713 SE 264TH ST  
MAPLE VALLEY, WA 98038  
EPA ID: WA0000148775  
Mailing address: 18215 72ND AVE S  
KENT, WA 98032-1006  
Contact: DENNIS GILKISON  
Contact address: 18215 72ND AVE S  
KENT, WA 98032-1006  
Contact country: US  
Contact telephone: (425)432-8450  
Contact email: Not reported  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

**Actual:  
556 ft.**

**Owner/Operator Summary:**

Owner/operator name: DENNIS GILKISON  
Owner/operator address: 18215 72ND AVE S  
KENT, WA 98032  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**THOMAS CONSTRUCTION (Continued)**

**1004793213**

Owner/Operator Type: Operator  
Owner/Op start date: 08/30/1996  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

Violation Status: No violations found

**FINDS:**

Registry ID: 110005303714

**Environmental Interest/Information System**

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RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Facility Id: 98744462  
Latitude: 47.4168999  
Longitude: -122.04640  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 98744462  
Facility Name: Thomas Construction  
Latitude Decimal Degrees: 47.416899999999998  
Longitude Decimal Degrees: -122.046400000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

D16 26820 235TH AVE SE  
WSW 26820 235TH AVE SE  
1/4-1/2 MAPLE VALLEY, WA 98038  
0.275 mi.  
1454 ft. Site 1 of 2 in cluster D

US BROWNFIELDS 1011813550  
N/A

Relative:  
Lower

US BROWNFIELDS:

Actual:  
539 ft.

Recipient name: Public Health - Seattle & King County  
Grant type: Assessment  
Property name: 26820 235th Ave SE  
Property #: 2722069089  
Parcel size: .9  
Latitude: 47.361058  
Longitude: -122.027916  
HCM label: Not reported  
Map scale: Not reported  
Point of reference: Not reported  
Datum: World Geodetic System of 1984  
ACRES property ID: 73381  
Start date: Not reported  
Completed date: Not reported  
Acres cleaned up: Not reported  
Cleanup funding: Not reported  
Cleanup funding source: Not reported  
Assessment funding: 2246.75  
Assessment funding source: US EPA - Brownfields Assessment Cooperative Agreement  
Redevelopment funding: Not reported  
Redev. funding source: Not reported  
Redev. funding entity name: Not reported  
Redevelopment start date: Not reported  
Assessment funding entity: EPA  
Cleanup funding entity: Not reported  
Grant type: N/A  
Accomplishment type: Phase I Environmental Assessment  
Ownership entity: Private  
Current owner: Margaret P Denny  
Did owner change: N  
Cleanup required: Yes  
Video available: Not reported  
Photo available: Not reported  
Institutional controls required: Not reported  
IC Category proprietary controls: Not reported  
IC cat. info. devices: Not reported  
IC cat. gov. controls: Not reported  
IC cat. enforcement permit tools: Not reported  
IC in place date: Not reported  
IC in place: Not reported  
State/tribal program date: Not reported  
State/tribal program ID: Not reported  
State/tribal NFA date: Not reported  
Air contaminated: Not reported  
Air cleaned: Not reported  
Asbestos found: Not reported  
Asbestos cleaned: Not reported  
Controlled substance found: Y  
Controlled substance cleaned: Not reported  
Drinking water affected: Not reported  
Drinking water cleaned: Not reported  
Groundwater affected: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

26820 235TH AVE SE (Continued)

1011813550

Groundwater cleaned: Not reported  
Lead contaminant found: Not reported  
Lead cleaned up: Not reported  
No media affected: Not reported  
Unknown media affected: Y  
Other cleaned up: Not reported  
Other metals found: Not reported  
Other metals cleaned: Not reported  
Other contaminants found: Not reported  
Other contams found description: Not reported  
PAHs found: Not reported  
PAHs cleaned up: Not reported  
PCBs found: Not reported  
PCBs cleaned up: Not reported  
Petro products found: Not reported  
Petro products cleaned: Not reported  
Sediments found: Not reported  
Sediments cleaned: Not reported  
Soil affected: Not reported  
Soil cleaned up: Not reported  
Surface water cleaned: Not reported  
Unknown found: Y  
VOCs found: Not reported  
VOCs cleaned: Not reported  
Cleanup other description: Not reported  
Num. of cleanup and re-dev. jobs: Not reported  
Past use greenspace acreage: Not reported  
Past use residential acreage: Not reported  
Past use commercial acreage: Not reported  
Past use industrial acreage: Not reported  
Future use greenspace acreage: Not reported  
Future use residential acreage: Not reported  
Future use commercial acreage: Not reported  
Future use industrial acreage: Not reported  
Greenspace acreage and type: Not reported  
Superfund Fed. landowner flag: Not reported

Property Description: House including attached garage, septic system and surrounding area.

D17 US DOJ DEA 235TH AVE  
WSW 26820 235TH AVE SE  
1/4-1/2 MAPLE VALLEY, WA 98083  
0.275 mi.  
1454 ft.

ALLSITES S108894207  
SPILLS N/A

Site 2 of 2 in cluster D

Relative:  
Lower

ALLSITES:

Actual:  
539 ft.

Facility Id: 22463425  
Latitude: 47.36233  
Longitude: -122.02894  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 22463425  
Facility Name: US DOJ DEA 235th Ave  
Latitude Decimal Degrees: 47.36233  
Longitude Decimal Degrees: -122.02894000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

US DOJ DEA 235TH AVE (Continued)

S108894207

SPILLS:

Facility ID: 601635  
Medium: Not reported  
Material Desc: CHEMICAL  
Material Qty: Not reported  
Material Units: Not reported  
Date Received: 10/27/2007 12:20:00 PM  
Contact Name: UNKNOWN

18  
WSW  
1/4-1/2  
0.392 mi.  
2071 ft.

CLEAN SERVICE CO INC 233RD PL  
27018 SE 233RD PL  
MAPLE VALLEY, WA 98042

RCRA-CESQG  
FINDS  
ALLSITES

1001491408  
WA0000630509

Relative:  
Lower

RCRA-CESQG:

Date form received by agency: 04/02/1997  
Facility name: CLEAN SERVICE CO INC 233RD PL  
Facility address: 27018 SE 233RD PL  
MAPLE VALLEY, WA 98042  
EPA ID: WA0000630509  
Mailing address: PO BOX 49  
MAPLE VALLEY, WA 98038-0049  
Contact: PAUL KEMP  
Contact address: PO BOX 49  
MAPLE VALLEY, WA 98038-0049  
Contact country: US  
Contact telephone: (360)432-8005  
Contact email: Not reported  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Owner/Operator Summary:

Owner/operator name: JOHN BAHLENHORST  
Owner/operator address: PO BOX 49  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 02/25/1997  
Owner/Op end date: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CLEAN SERVICE CO INC 233RD PL (Continued)**

**1001491408**

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

Violation Status: No violations found

**FINDS:**

Registry ID: 110006459572

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Facility Id: 19931588  
Latitude: 47.3596  
Longitude: -122.03001  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 19931588  
Facility Name: Clean Service Co Inc 233rd Pl  
Latitude Decimal Degrees: 47.3596  
Longitude Decimal Degrees: -122.03001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

19  
South  
1/4-1/2  
0.435 mi.  
2298 ft.

JORDANS CROSSING  
MWC 239TH PL SE & SE 276TH  
MAPLE VALLEY, WA 98055

ALLSITES S110040301  
N/A

Relative:  
Higher

ALLSITES:

Actual:  
550 ft.

Facility Id: 20937  
Latitude: 47.3558000  
Longitude: -122.021  
Ecology Interest Type Code: Not reported  
Geographic location identifier (alias facid): 20937  
Facility Name: JORDANS CROSSING  
Latitude Decimal Degrees: 47.355800000000002  
Longitude Decimal Degrees: -122.021  
Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 0  
Location Verified Code: Not reported

Geographic Location Identifier (Alias Facid): 20937  
Interaction (Aka Env Int) Type Code: CONSTGP  
Interaction (Aka Env Int) Description: Construction SW GP  
Interaction Status: A  
Federal Program Identifier: WAR010218  
Interaction Start Date: 01/11/2008  
Interaction End Date: Not reported  
prgm\_facil: JORDANS CROSSING  
cur\_sys\_pr: WATQUAL  
cur\_sys\_nm: PARIS

Count: 21 records.

## ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
KING COUNTY	S108107942	WASTE MOBILE COLLECTIONS	MOVES LOCATIONS (SEE COMMENT F		SWF/LF
MAPLE VALLEY	S103508162	MAPLE VALLEY OVERCROSSING	SE 216TH CROSSING OF THE MAPLE	98038	ICR
MAPLE VALLEY	S108673406	FOUR CORNERS TOWING	264TH		SPILLS
MAPLE VALLEY	S110039159	STONEWAY CONCRETE KEN KANGLEY	332ND SE & KENT KANGLEY RD	98038	ALLSITES, NPDES
MAPLE VALLEY	1007073810	STUTH COMPANY INC	28620 MAPLE VALLEY RD	98038	FINDS, UST
MAPLE VALLEY	U000924330	MAPLE VALLEY BP	26821 MAPLE VALLEY HWY	98038	LUST, UST
MAPLE VALLEY	S107475916	RABANCO	18825 MAPLE VALLEY RD		ALLSITES, SPILLS
MAPLE VALLEY	S103507058	EXXON #7 3465	36821 MAPLE VALLEY HWY	98038	ICR
MAPLE VALLEY	1000891900	MOTORPLEX MAPLE VALLEY HWY	18421 MAPLE VALLEY HWY	98038	RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1000892018	CEDAR RECYCLING CENTER	18409 MAPLE VALLEY HWY	98038	RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1004794708	ALLPRIDE INC	26217 MAPLE VALLEY HWY SE	98038	RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1001490388	HILLSIDE ENTERPRISES	17835 MAPLE VALLEY HWY SE	98038	RCRA-CESQG, FINDS, ALLSITES
MAPLE VALLEY	S108107616	SAFEWAY	27020 MAPLE VALLEY RD		ALLSITES, SPILLS, FINANCIAL ASSURANCE
MAPLE VALLEY	S108024173	SHOP FAST	26804 MAPLE VALLEY HWY	98038	ALLSITES, FINANCIAL ASSURANCE
MAPLE VALLEY	S110764388	MAPLE VALLEY TOWN SQUARE	NEC AAND KENT KANGLEY RD SE	98038	NPDES
MAPLE VALLEY	1014851427	MAPLE VALLEY TOWN SQUARE	NEC AAND KENT KANGLEY RD SE	98038	FINDS
MAPLE VALLEY	S110700694	MAPLE VALLEY TOWN SQUARE	NEC AAND KENT KANGLEY RD SE	98038	ALLSITES
MAPLE VALLEY	S111413698	BELMONDO REVETMENT	16916 RENTON MAPLE VALLEY RD S	98038	ALLSITES
MAPLE VALLEY	1001114257	US EPA LEHMAN MILLARD SITE	22 USHY EPA	98038	CERC-NFRAP, RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	S109555343	WITTE ROAD DRUMS	E YRDS FROM HWY SE	98038	ALLSITES
RENTON	S111415776	FLETCHER DISTRIBUTING AND RECYCLIN	18407 RENTON MAPLE VALLEY RD	98038	SWRCY

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

**Number of Days to Update:** Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

## STANDARD ENVIRONMENTAL RECORDS

### ***Federal NPL site list***

#### **NPL: National Priority List**

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 09/07/2011	Source: EPA
Date Data Arrived at EDR: 10/12/2011	Telephone: N/A
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 04/05/2012
Number of Days to Update: 141	Next Scheduled EDR Contact: 07/23/2012
	Data Release Frequency: Quarterly

#### **NPL Site Boundaries**

##### **Sources:**

EPA's Environmental Photographic Interpretation Center (EPIC)  
Telephone: 202-564-7333

EPA Region 1  
Telephone 617-918-1143

EPA Region 6  
Telephone: 214-655-6659

EPA Region 3  
Telephone 215-814-5418

EPA Region 7  
Telephone: 913-551-7247

EPA Region 4  
Telephone 404-562-8033

EPA Region 8  
Telephone: 303-312-6774

EPA Region 5  
Telephone 312-886-6686

EPA Region 9  
Telephone: 415-947-4246

EPA Region 10  
Telephone 206-553-8665

#### **Proposed NPL: Proposed National Priority List Sites**

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 09/07/2011	Source: EPA
Date Data Arrived at EDR: 10/12/2011	Telephone: N/A
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 04/05/2012
Number of Days to Update: 141	Next Scheduled EDR Contact: 07/23/2012
	Data Release Frequency: Quarterly

#### **NPL LIENS: Federal Superfund Liens**

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 08/15/2011
Number of Days to Update: 56	Next Scheduled EDR Contact: 11/28/2011
	Data Release Frequency: No Update Planned

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ***Federal Delisted NPL site list***

### **DELISTED NPL: National Priority List Deletions**

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 09/07/2011	Source: EPA
Date Data Arrived at EDR: 10/12/2011	Telephone: N/A
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 04/05/2012
Number of Days to Update: 141	Next Scheduled EDR Contact: 07/23/2012
	Data Release Frequency: Quarterly

## ***Federal CERCLIS list***

### **CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System**

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 12/27/2011	Source: EPA
Date Data Arrived at EDR: 02/27/2012	Telephone: 703-412-9810
Date Made Active in Reports: 03/12/2012	Last EDR Contact: 04/05/2012
Number of Days to Update: 14	Next Scheduled EDR Contact: 06/11/2012
	Data Release Frequency: Quarterly

### **FEDERAL FACILITY: Federal Facility Site Information listing**

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 12/10/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/11/2011	Telephone: 703-603-8704
Date Made Active in Reports: 02/16/2011	Last EDR Contact: 04/12/2012
Number of Days to Update: 36	Next Scheduled EDR Contact: 07/23/2012
	Data Release Frequency: Varies

## ***Federal CERCLIS NFRAP site List***

### **CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned**

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 12/28/2011	Source: EPA
Date Data Arrived at EDR: 02/27/2012	Telephone: 703-412-9810
Date Made Active in Reports: 03/12/2012	Last EDR Contact: 04/05/2012
Number of Days to Update: 14	Next Scheduled EDR Contact: 06/11/2012
	Data Release Frequency: Quarterly

## ***Federal RCRA CORRACTS facilities list***

### **CORRACTS: Corrective Action Report**

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 08/19/2011  
Date Data Arrived at EDR: 08/31/2011  
Date Made Active in Reports: 01/10/2012  
Number of Days to Update: 132

Source: EPA  
Telephone: 800-424-9346  
Last EDR Contact: 02/13/2012  
Next Scheduled EDR Contact: 05/28/2012  
Data Release Frequency: Quarterly

## ***Federal RCRA non-CORRACTS TSD facilities list***

### **RCRA-TSDF: RCRA - Treatment, Storage and Disposal**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 11/10/2011  
Date Data Arrived at EDR: 01/05/2012  
Date Made Active in Reports: 03/12/2012  
Number of Days to Update: 67

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 04/04/2012  
Next Scheduled EDR Contact: 07/16/2012  
Data Release Frequency: Quarterly

## ***Federal RCRA generators list***

### **RCRA-LQG: RCRA - Large Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 11/10/2011  
Date Data Arrived at EDR: 01/05/2012  
Date Made Active in Reports: 03/12/2012  
Number of Days to Update: 67

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 04/04/2012  
Next Scheduled EDR Contact: 07/16/2012  
Data Release Frequency: Quarterly

### **RCRA-SQG: RCRA - Small Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 11/10/2011  
Date Data Arrived at EDR: 01/05/2012  
Date Made Active in Reports: 03/12/2012  
Number of Days to Update: 67

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 04/04/2012  
Next Scheduled EDR Contact: 07/16/2012  
Data Release Frequency: Quarterly

### **RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 11/10/2011  
Date Data Arrived at EDR: 01/05/2012  
Date Made Active in Reports: 03/12/2012  
Number of Days to Update: 67

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 04/04/2012  
Next Scheduled EDR Contact: 07/16/2012  
Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## *Federal institutional controls / engineering controls registries*

### US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 12/30/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/30/2011	Telephone: 703-603-0695
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 03/12/2012
Number of Days to Update: 11	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Varies

### US INST CONTROL: Sites with Institutional Controls

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 12/30/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/30/2011	Telephone: 703-603-0695
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 03/12/2012
Number of Days to Update: 11	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Varies

## *Federal ERNS list*

### ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 10/03/2011	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 10/04/2011	Telephone: 202-267-2180
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 04/03/2012
Number of Days to Update: 38	Next Scheduled EDR Contact: 07/16/2012
	Data Release Frequency: Annually

## *State- and tribal - equivalent NPL*

### HSL: Hazardous Sites List

The Hazardous Sites List is a subset of the CSCSL Report. It includes sites which have been assessed and ranked using the Washington Ranking Method (WARM).

Date of Government Version: 02/28/2012	Source: Department of Ecology
Date Data Arrived at EDR: 03/16/2012	Telephone: 360-407-7200
Date Made Active in Reports: 03/27/2012	Last EDR Contact: 03/13/2012
Number of Days to Update: 11	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Semi-Annually

## *State- and tribal - equivalent CERCLIS*

### CSCSL: Confirmed and Suspected Contaminated Sites List

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 01/24/2012	Source: Department of Ecology
Date Data Arrived at EDR: 01/26/2012	Telephone: 360-407-7200
Date Made Active in Reports: 02/21/2012	Last EDR Contact: 01/26/2012
Number of Days to Update: 26	Next Scheduled EDR Contact: 05/07/2012
	Data Release Frequency: Semi-Annually

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ***State and tribal landfill and/or solid waste disposal site lists***

### **SWF/LF: Solid Waste Facility Database**

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 10/11/2011	Source: Department of Ecology
Date Data Arrived at EDR: 10/11/2011	Telephone: 360-407-6132
Date Made Active in Reports: 11/10/2011	Last EDR Contact: 03/12/2012
Number of Days to Update: 30	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Annually

## ***State and tribal leaking storage tank lists***

### **LUST: Leaking Underground Storage Tanks Site List**

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 02/22/2012	Source: Department of Ecology
Date Data Arrived at EDR: 02/22/2012	Telephone: 360-407-7183
Date Made Active in Reports: 03/27/2012	Last EDR Contact: 02/22/2012
Number of Days to Update: 34	Next Scheduled EDR Contact: 06/04/2012
	Data Release Frequency: Quarterly

### **INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 12/05/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/07/2011	Telephone: 415-972-3372
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 01/30/2012
Number of Days to Update: 34	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Quarterly

### **INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 09/12/2011	Source: EPA Region 6
Date Data Arrived at EDR: 09/13/2011	Telephone: 214-665-6597
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 04/23/2012
Number of Days to Update: 59	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

### **INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land**

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 10/01/2011	Source: EPA Region 1
Date Data Arrived at EDR: 11/01/2011	Telephone: 617-918-1313
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 02/03/2012
Number of Days to Update: 10	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

### **INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 11/02/2011	Source: EPA Region 10
Date Data Arrived at EDR: 11/04/2011	Telephone: 206-553-2857
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 01/30/2012
Number of Days to Update: 7	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Quarterly

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 08/18/2011	Source: EPA Region 8
Date Data Arrived at EDR: 08/19/2011	Telephone: 303-312-6271
Date Made Active in Reports: 09/13/2011	Last EDR Contact: 01/30/2012
Number of Days to Update: 25	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Quarterly

### INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 12/14/2011	Source: EPA Region 4
Date Data Arrived at EDR: 12/15/2011	Telephone: 404-562-8677
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 01/30/2012
Number of Days to Update: 26	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Semi-Annually

### INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 11/01/2011	Source: EPA Region 7
Date Data Arrived at EDR: 11/21/2011	Telephone: 913-551-7003
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 01/30/2012
Number of Days to Update: 50	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

### *State and tribal registered storage tank lists*

#### UST: Underground Storage Tank Database

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 02/24/2012	Source: Department of Ecology
Date Data Arrived at EDR: 02/24/2012	Telephone: 360-407-7183
Date Made Active in Reports: 03/26/2012	Last EDR Contact: 02/24/2012
Number of Days to Update: 31	Next Scheduled EDR Contact: 06/04/2012
	Data Release Frequency: Quarterly

#### AST: Aboveground Storage Tank Locations

A listing of aboveground storage tank locations regulated by the Department of Ecology's Spill Prevention, Preparedness and Response Program.

Date of Government Version: 05/27/2009	Source: Department of Ecology
Date Data Arrived at EDR: 05/28/2009	Telephone: 360-407-7562
Date Made Active in Reports: 06/19/2009	Last EDR Contact: 02/06/2012
Number of Days to Update: 22	Next Scheduled EDR Contact: 05/21/2012
	Data Release Frequency: Varies

### INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 11/02/2011	Source: EPA Region 10
Date Data Arrived at EDR: 11/04/2011	Telephone: 206-553-2857
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 01/30/2012
Number of Days to Update: 7	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 11/01/2011	Source: EPA Region 7
Date Data Arrived at EDR: 11/21/2011	Telephone: 913-551-7003
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 01/30/2012
Number of Days to Update: 50	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

### INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 08/18/2011	Source: EPA Region 8
Date Data Arrived at EDR: 08/19/2011	Telephone: 303-312-6137
Date Made Active in Reports: 09/13/2011	Last EDR Contact: 01/30/2012
Number of Days to Update: 25	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Quarterly

### INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 11/28/2011	Source: EPA Region 9
Date Data Arrived at EDR: 11/29/2011	Telephone: 415-972-3368
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 01/30/2012
Number of Days to Update: 42	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Quarterly

### INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 05/10/2011	Source: EPA Region 6
Date Data Arrived at EDR: 05/11/2011	Telephone: 214-665-7591
Date Made Active in Reports: 06/14/2011	Last EDR Contact: 04/23/2012
Number of Days to Update: 34	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Semi-Annually

### INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 10/01/2011	Source: EPA, Region 1
Date Data Arrived at EDR: 11/01/2011	Telephone: 617-918-1313
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 02/03/2012
Number of Days to Update: 10	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

### INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations).

Date of Government Version: 12/14/2011	Source: EPA Region 4
Date Data Arrived at EDR: 12/15/2011	Telephone: 404-562-9424
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 01/30/2012
Number of Days to Update: 26	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Semi-Annually

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 07/01/2011	Source: EPA Region 5
Date Data Arrived at EDR: 08/26/2011	Telephone: 312-886-6136
Date Made Active in Reports: 09/13/2011	Last EDR Contact: 01/30/2012
Number of Days to Update: 18	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

## FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010	Source: FEMA
Date Data Arrived at EDR: 02/16/2010	Telephone: 202-646-5797
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 04/10/2012
Number of Days to Update: 55	Next Scheduled EDR Contact: 07/30/2012
	Data Release Frequency: Varies

## State and tribal institutional control / engineering control registries

### INST CONTROL: Institutional Control Site List

Sites that have institutional controls.

Date of Government Version: 02/14/2012	Source: Department of Ecology
Date Data Arrived at EDR: 02/16/2012	Telephone: 360-407-7170
Date Made Active in Reports: 03/27/2012	Last EDR Contact: 02/16/2012
Number of Days to Update: 40	Next Scheduled EDR Contact: 05/28/2012
	Data Release Frequency: Varies

## State and tribal voluntary cleanup sites

### INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 08/04/2011	Source: EPA, Region 1
Date Data Arrived at EDR: 10/04/2011	Telephone: 617-918-1102
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 04/03/2012
Number of Days to Update: 38	Next Scheduled EDR Contact: 07/16/2012
	Data Release Frequency: Varies

### INDIAN VCP R7: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008	Source: EPA, Region 7
Date Data Arrived at EDR: 04/22/2008	Telephone: 913-551-7365
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 04/20/2009
Number of Days to Update: 27	Next Scheduled EDR Contact: 07/20/2009
	Data Release Frequency: Varies

### ICR: Independent Cleanup Reports

These are remedial action reports Ecology has received from either the owner or operator of the sites. These actions have been conducted without department oversight or approval and are not under an order or decree. This database is no longer updated by the Department of Ecology.

Date of Government Version: 12/01/2002	Source: Department of Ecology
Date Data Arrived at EDR: 01/03/2003	Telephone: 360-407-7200
Date Made Active in Reports: 01/22/2003	Last EDR Contact: 08/10/2009
Number of Days to Update: 19	Next Scheduled EDR Contact: 11/09/2009
	Data Release Frequency: No Update Planned

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## VCP: Voluntary Cleanup Program Sites

Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

Date of Government Version: 01/24/2012	Source: Department of Ecology
Date Data Arrived at EDR: 02/02/2012	Telephone: 360-407-7200
Date Made Active in Reports: 02/29/2012	Last EDR Contact: 04/16/2012
Number of Days to Update: 27	Next Scheduled EDR Contact: 08/06/2012
	Data Release Frequency: Varies

## State and tribal Brownfields sites

### BROWNFIELDS: Brownfields Sites Listing

A listing of brownfields sites included in the Confirmed & Suspected Sites Listing. Brownfields are abandoned, idle or underused commercial or industrial properties, where the expansion or redevelopment is hindered by real or perceived contamination. Brownfields vary in size, location, age, and past use -- they can be anything from a five-hundred acre automobile assembly plant to a small, abandoned corner gas station.

Date of Government Version: 01/24/2012	Source: Department of Ecology
Date Data Arrived at EDR: 01/26/2012	Telephone: 360-725-4030
Date Made Active in Reports: 02/21/2012	Last EDR Contact: 01/26/2012
Number of Days to Update: 26	Next Scheduled EDR Contact: 05/07/2012
	Data Release Frequency: Varies

## ADDITIONAL ENVIRONMENTAL RECORDS

### Local Brownfield lists

#### US BROWNFIELDS: A Listing of Brownfields Sites

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 06/27/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 06/27/2011	Telephone: 202-566-2777
Date Made Active in Reports: 09/13/2011	Last EDR Contact: 04/03/2012
Number of Days to Update: 78	Next Scheduled EDR Contact: 07/09/2012
	Data Release Frequency: Semi-Annually

### Local Lists of Landfill / Solid Waste Disposal Sites

#### ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985	Source: Environmental Protection Agency
Date Data Arrived at EDR: 08/09/2004	Telephone: 800-424-9346
Date Made Active in Reports: 09/17/2004	Last EDR Contact: 06/09/2004
Number of Days to Update: 39	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

#### DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009	Source: EPA, Region 9
Date Data Arrived at EDR: 05/07/2009	Telephone: 415-947-4219
Date Made Active in Reports: 09/21/2009	Last EDR Contact: 03/26/2012
Number of Days to Update: 137	Next Scheduled EDR Contact: 07/09/2012
	Data Release Frequency: No Update Planned

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### SWRCY: Recycling Facility List

A listing of recycling center locations.

Date of Government Version: 01/30/2012  
Date Data Arrived at EDR: 02/02/2012  
Date Made Active in Reports: 02/22/2012  
Number of Days to Update: 20

Source: Department of Ecology  
Telephone: 360-407-6105  
Last EDR Contact: 01/27/2012  
Next Scheduled EDR Contact: 05/14/2012  
Data Release Frequency: Varies

### SWTIRE: Solid Waste Tire Facilities

This study identified sites statewide with unauthorized accumulations of scrap tires.

Date of Government Version: 11/01/2005  
Date Data Arrived at EDR: 03/16/2006  
Date Made Active in Reports: 04/13/2006  
Number of Days to Update: 28

Source: Department of Ecology  
Telephone: N/A  
Last EDR Contact: 03/16/2012  
Next Scheduled EDR Contact: 06/25/2012  
Data Release Frequency: Varies

### INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998  
Date Data Arrived at EDR: 12/03/2007  
Date Made Active in Reports: 01/24/2008  
Number of Days to Update: 52

Source: Environmental Protection Agency  
Telephone: 703-308-8245  
Last EDR Contact: 02/06/2012  
Next Scheduled EDR Contact: 05/21/2012  
Data Release Frequency: Varies

### Local Lists of Hazardous waste / Contaminated Sites

#### US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 10/07/2011  
Date Data Arrived at EDR: 12/09/2011  
Date Made Active in Reports: 01/10/2012  
Number of Days to Update: 32

Source: Drug Enforcement Administration  
Telephone: 202-307-1000  
Last EDR Contact: 03/06/2012  
Next Scheduled EDR Contact: 06/18/2012  
Data Release Frequency: Quarterly

#### ALLSITES: Facility/Site Identification System Listing

Information on facilities and sites of interest to the Department of Ecology.

Date of Government Version: 01/31/2012  
Date Data Arrived at EDR: 02/02/2012  
Date Made Active in Reports: 02/21/2012  
Number of Days to Update: 19

Source: Department of Ecology  
Telephone: 360-407-6423  
Last EDR Contact: 02/02/2012  
Next Scheduled EDR Contact: 05/21/2012  
Data Release Frequency: Quarterly

#### CSCSL NFA: Confirmed and Contaminated Sites - No Further Action

The data set contains information about sites previously on the Confirmed and Suspected Contaminated Sites list that have received a No Further Action (NFA) determination. Because it is necessary to maintain historical records of sites that have been investigated and cleaned up, sites are not deleted from the database when cleanup activities are completed. Instead, a No Further Action code is entered based upon the type of NFA determination the site received.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/24/2012  
Date Data Arrived at EDR: 01/26/2012  
Date Made Active in Reports: 02/21/2012  
Number of Days to Update: 26

Source: Department of Ecology  
Telephone: 360-407-7170  
Last EDR Contact: 01/26/2012  
Next Scheduled EDR Contact: 05/07/2012  
Data Release Frequency: Semi-Annually

### CDL: Clandestine Drug Lab Contaminated Site List

Illegal methamphetamine labs use hazardous chemicals that create public health hazards. Chemicals and residues can cause burns, respiratory and neurological damage, and death. Biological hazards associated with intravenous needles, feces, and blood also pose health risks.

Date of Government Version: 02/09/2009  
Date Data Arrived at EDR: 03/18/2009  
Date Made Active in Reports: 03/24/2009  
Number of Days to Update: 6

Source: Department of Health  
Telephone: 360-236-3380  
Last EDR Contact: 02/14/2012  
Next Scheduled EDR Contact: 05/28/2012  
Data Release Frequency: Varies

### HIST CDL: List of Sites Contaminated by Clandestine Drug Labs

This listing of contaminated sites by Clandestine Drug Labs includes non-remediated properties. The current CDL listing does not. This listing is no longer updated by the state agency.

Date of Government Version: 02/08/2007  
Date Data Arrived at EDR: 06/26/2007  
Date Made Active in Reports: 07/19/2007  
Number of Days to Update: 23

Source: Department of Health  
Telephone: 360-236-3381  
Last EDR Contact: 06/02/2008  
Next Scheduled EDR Contact: 09/01/2008  
Data Release Frequency: No Update Planned

### US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007  
Date Data Arrived at EDR: 11/19/2008  
Date Made Active in Reports: 03/30/2009  
Number of Days to Update: 131

Source: Drug Enforcement Administration  
Telephone: 202-307-1000  
Last EDR Contact: 03/23/2009  
Next Scheduled EDR Contact: 06/22/2009  
Data Release Frequency: No Update Planned

### Local Land Records

#### LIENS 2: CERCLA Lien Information

A Federal CERCLA ("Superfund") lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 09/09/2011  
Date Data Arrived at EDR: 09/16/2011  
Date Made Active in Reports: 09/29/2011  
Number of Days to Update: 13

Source: Environmental Protection Agency  
Telephone: 202-564-6023  
Last EDR Contact: 01/30/2012  
Next Scheduled EDR Contact: 05/14/2012  
Data Release Frequency: Varies

#### LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005  
Date Data Arrived at EDR: 12/11/2006  
Date Made Active in Reports: 01/11/2007  
Number of Days to Update: 31

Source: Department of the Navy  
Telephone: 843-820-7326  
Last EDR Contact: 04/03/2012  
Next Scheduled EDR Contact: 06/04/2012  
Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## *Records of Emergency Release Reports*

### HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 10/04/2011	Source: U.S. Department of Transportation
Date Data Arrived at EDR: 10/04/2011	Telephone: 202-366-4555
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 04/03/2012
Number of Days to Update: 38	Next Scheduled EDR Contact: 07/16/2012
	Data Release Frequency: Annually

### SPILLS: Reported Spills

Spills reported to the Spill Prevention, Preparedness and Response Division.

Date of Government Version: 01/03/2012	Source: Department of Ecology
Date Data Arrived at EDR: 01/06/2012	Telephone: 360-407-6950
Date Made Active in Reports: 02/21/2012	Last EDR Contact: 03/26/2012
Number of Days to Update: 46	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Semi-Annually

## *Other Ascertainable Records*

### RCRA-NonGen: RCRA - Non Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 11/10/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/05/2012	Telephone: (206) 553-1200
Date Made Active in Reports: 03/12/2012	Last EDR Contact: 04/04/2012
Number of Days to Update: 67	Next Scheduled EDR Contact: 07/16/2012
	Data Release Frequency: Varies

### DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 07/29/2011	Source: Department of Transportation, Office of Pipeline Safety
Date Data Arrived at EDR: 08/09/2011	Telephone: 202-366-4595
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 02/07/2012
Number of Days to Update: 94	Next Scheduled EDR Contact: 05/21/2012
	Data Release Frequency: Varies

### DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 11/10/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 04/16/2012
Number of Days to Update: 62	Next Scheduled EDR Contact: 07/30/2012
	Data Release Frequency: Semi-Annually

### FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2009	Source: U.S. Army Corps of Engineers
Date Data Arrived at EDR: 08/12/2010	Telephone: 202-528-4285
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 03/12/2012
Number of Days to Update: 112	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 12/01/2011	Source: Department of Justice, Consent Decree Library
Date Data Arrived at EDR: 01/25/2012	Telephone: Varies
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 04/02/2012
Number of Days to Update: 36	Next Scheduled EDR Contact: 07/16/2012
	Data Release Frequency: Varies

## ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 09/28/2011	Source: EPA
Date Data Arrived at EDR: 12/14/2011	Telephone: 703-416-0223
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 03/14/2012
Number of Days to Update: 27	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Annually

## UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 09/14/2010	Source: Department of Energy
Date Data Arrived at EDR: 10/07/2011	Telephone: 505-845-0011
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 02/28/2012
Number of Days to Update: 146	Next Scheduled EDR Contact: 06/11/2012
	Data Release Frequency: Varies

## MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 08/18/2011	Source: Department of Labor, Mine Safety and Health Administration
Date Data Arrived at EDR: 09/08/2011	Telephone: 303-231-5959
Date Made Active in Reports: 09/29/2011	Last EDR Contact: 03/07/2012
Number of Days to Update: 21	Next Scheduled EDR Contact: 06/18/2012
	Data Release Frequency: Semi-Annually

## TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2009	Source: EPA
Date Data Arrived at EDR: 09/01/2011	Telephone: 202-566-0250
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 02/28/2012
Number of Days to Update: 131	Next Scheduled EDR Contact: 06/11/2012
	Data Release Frequency: Annually

## TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2006	Source: EPA
Date Data Arrived at EDR: 09/29/2010	Telephone: 202-260-5521
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 03/28/2012
Number of Days to Update: 64	Next Scheduled EDR Contact: 07/09/2012
	Data Release Frequency: Every 4 Years

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

**FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)**  
FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances  
Telephone: 202-566-1667  
Last EDR Contact: 02/27/2012  
Next Scheduled EDR Contact: 06/11/2012  
Data Release Frequency: Quarterly

**FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)**  
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA  
Telephone: 202-566-1667  
Last EDR Contact: 02/27/2012  
Next Scheduled EDR Contact: 06/11/2012  
Data Release Frequency: Quarterly

**HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing**

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2007  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

**HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing**

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2008  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

**SSTS: Section 7 Tracking Systems**

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 12/10/2010  
Date Made Active in Reports: 02/25/2011  
Number of Days to Update: 77

Source: EPA  
Telephone: 202-564-4203  
Last EDR Contact: 01/30/2012  
Next Scheduled EDR Contact: 05/14/2012  
Data Release Frequency: Annually



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 07/20/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 11/10/2011	Telephone: 202-564-5088
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 03/26/2012
Number of Days to Update: 61	Next Scheduled EDR Contact: 07/09/2012
	Data Release Frequency: Quarterly

### PADS: PCB Activity Database System

PCB Activity Database. PADS identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 11/01/2010	Source: EPA
Date Data Arrived at EDR: 11/10/2010	Telephone: 202-566-0500
Date Made Active in Reports: 02/16/2011	Last EDR Contact: 04/17/2012
Number of Days to Update: 98	Next Scheduled EDR Contact: 07/30/2012
	Data Release Frequency: Annually

### MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 06/21/2011	Source: Nuclear Regulatory Commission
Date Data Arrived at EDR: 07/15/2011	Telephone: 301-415-7169
Date Made Active in Reports: 09/13/2011	Last EDR Contact: 03/12/2012
Number of Days to Update: 60	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Quarterly

### RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 01/10/2012	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/12/2012	Telephone: 202-343-9775
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 04/10/2012
Number of Days to Update: 49	Next Scheduled EDR Contact: 07/23/2012
	Data Release Frequency: Quarterly

### FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 10/23/2011	Source: EPA
Date Data Arrived at EDR: 12/13/2011	Telephone: (206) 553-1200
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 03/13/2012
Number of Days to Update: 79	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Quarterly

### RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/17/1995  
Date Data Arrived at EDR: 07/03/1995  
Date Made Active in Reports: 08/07/1995  
Number of Days to Update: 35

Source: EPA  
Telephone: 202-564-4104  
Last EDR Contact: 06/02/2008  
Next Scheduled EDR Contact: 09/01/2008  
Data Release Frequency: No Update Planned

### BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 03/01/2011  
Date Made Active in Reports: 05/02/2011  
Number of Days to Update: 62

Source: EPA/NTIS  
Telephone: 800-424-9346  
Last EDR Contact: 02/27/2012  
Next Scheduled EDR Contact: 06/11/2012  
Data Release Frequency: Biennially

### UIC: Underground Injection Wells Listing

A listing of underground injection wells.

Date of Government Version: 02/22/2012  
Date Data Arrived at EDR: 02/22/2012  
Date Made Active in Reports: 03/27/2012  
Number of Days to Update: 34

Source: Department of Ecology  
Telephone: 360-407-6143  
Last EDR Contact: 02/22/2012  
Next Scheduled EDR Contact: 06/04/2012  
Data Release Frequency: Varies

### WA MANIFEST: Hazardous Waste Manifest Data

Hazardous waste manifest information.

Date of Government Version: 12/31/2010  
Date Data Arrived at EDR: 06/30/2011  
Date Made Active in Reports: 07/27/2011  
Number of Days to Update: 27

Source: Department of Ecology  
Telephone: N/A  
Last EDR Contact: 04/16/2012  
Next Scheduled EDR Contact: 08/06/2012  
Data Release Frequency: Annually

### DRYCLEANERS: Drycleaner List

A listing of registered drycleaners who registered with the Department of Ecology (using the SIC code of 7215 and 7216) as hazardous waste generators.

Date of Government Version: 12/31/2010  
Date Data Arrived at EDR: 06/30/2011  
Date Made Active in Reports: 07/27/2011  
Number of Days to Update: 27

Source: Department of Ecology  
Telephone: 360-407-6732  
Last EDR Contact: 04/16/2012  
Next Scheduled EDR Contact: 08/06/2012  
Data Release Frequency: Varies

### NPDES: Water Quality Permit System Data

A listing of permitted wastewater facilities.

Date of Government Version: 01/31/2012  
Date Data Arrived at EDR: 02/02/2012  
Date Made Active in Reports: 02/21/2012  
Number of Days to Update: 19

Source: Department of Ecology  
Telephone: 360-407-6073  
Last EDR Contact: 04/23/2012  
Next Scheduled EDR Contact: 08/06/2012  
Data Release Frequency: Quarterly

### AIRS (EMI): Washington Emissions Data System

Emissions inventory data.

Date of Government Version: 12/31/2010  
Date Data Arrived at EDR: 01/12/2012  
Date Made Active in Reports: 02/29/2012  
Number of Days to Update: 48

Source: Department of Ecology  
Telephone: 360-407-6040  
Last EDR Contact: 03/26/2012  
Next Scheduled EDR Contact: 07/09/2012  
Data Release Frequency: Annually

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INACTIVE DRYCLEANERS: Inactive Drycleaners A listing of inactive drycleaner facility locations.

Date of Government Version: 12/31/2010	Source: Department of Ecology
Date Data Arrived at EDR: 06/30/2011	Telephone: 360-407-6732
Date Made Active in Reports: 07/27/2011	Last EDR Contact: 04/16/2012
Number of Days to Update: 27	Next Scheduled EDR Contact: 08/06/2012
	Data Release Frequency: Annually

### INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 12/08/2006	Telephone: 202-208-3710
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 04/16/2012
Number of Days to Update: 34	Next Scheduled EDR Contact: 07/30/2012
	Data Release Frequency: Semi-Annually

### SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 03/07/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/09/2011	Telephone: 615-532-8599
Date Made Active in Reports: 05/02/2011	Last EDR Contact: 04/23/2012
Number of Days to Update: 54	Next Scheduled EDR Contact: 08/06/2012
	Data Release Frequency: Varies

### FEDLAND: Federal and Indian Lands

Federally and Indian administered lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005	Source: U.S. Geological Survey
Date Data Arrived at EDR: 02/06/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 04/16/2012
Number of Days to Update: 339	Next Scheduled EDR Contact: 07/30/2012
	Data Release Frequency: N/A

### PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 02/01/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 10/19/2011	Telephone: 202-566-0517
Date Made Active in Reports: 01/10/2012	Last EDR Contact: 02/03/2012
Number of Days to Update: 83	Next Scheduled EDR Contact: 05/14/2012
	Data Release Frequency: Varies

### COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 08/17/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/03/2011	Telephone: N/A
Date Made Active in Reports: 03/21/2011	Last EDR Contact: 03/16/2012
Number of Days to Update: 77	Next Scheduled EDR Contact: 06/25/2012
	Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## COAL ASH DOE: Sleam-Electric Plan Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 08/07/2009  
Date Made Active in Reports: 10/22/2009  
Number of Days to Update: 76

Source: Department of Energy  
Telephone: 202-586-8719  
Last EDR Contact: 04/16/2012  
Next Scheduled EDR Contact: 07/30/2012  
Data Release Frequency: Varies

## COAL ASH: Coal Ash Disposal Site Listing

A listing of coal ash disposal site locations.

Date of Government Version: 06/29/2009  
Date Data Arrived at EDR: 07/02/2009  
Date Made Active in Reports: 07/08/2009  
Number of Days to Update: 6

Source: Department of Ecology  
Telephone: 360-407-6933  
Last EDR Contact: 04/11/2012  
Next Scheduled EDR Contact: 06/25/2012  
Data Release Frequency: Varies

## FINANCIAL ASSURANCE 2: Financial Assurance Information Listing

A listing of financial assurance information for hazardous waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 05/23/2011  
Date Data Arrived at EDR: 05/26/2011  
Date Made Active in Reports: 06/27/2011  
Number of Days to Update: 32

Source: Department of Ecology  
Telephone: 360-407-6754  
Last EDR Contact: 02/20/2012  
Next Scheduled EDR Contact: 06/04/2012  
Data Release Frequency: Varies

## FINANCIAL ASSURANCE 3: Financial Assurance Information Listing

A listing of financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 02/01/2001  
Date Data Arrived at EDR: 03/06/2007  
Date Made Active in Reports: 04/19/2007  
Number of Days to Update: 44

Source: Department of Ecology  
Telephone: 360-407-6136  
Last EDR Contact: 02/22/2012  
Next Scheduled EDR Contact: 06/04/2012  
Data Release Frequency: Varies

## FINANCIAL ASSURANCE 1: Financial Assurance Information Listing

A listing of financial assurance information for underground storage tank facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 02/24/2012  
Date Data Arrived at EDR: 02/24/2012  
Date Made Active in Reports: 03/27/2012  
Number of Days to Update: 32

Source: Department of Ecology  
Telephone: 360-586-1060  
Last EDR Contact: 02/20/2012  
Next Scheduled EDR Contact: 06/04/2012  
Data Release Frequency: Varies

## EDR PROPRIETARY RECORDS

### *EDR Proprietary Records*

#### Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

## EDR Historical Auto Stations: EDR Proprietary Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

## EDR Historical Cleaners: EDR Proprietary Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

## COUNTY RECORDS

### KING COUNTY:

#### Abandoned Landfill Study in King County

The King County Abandoned Landfill Survey was conducted from October through December 1984 by the Health Department's Environmental Health Division at the request of the King County Council. The primary objective of the survey was to determine if any public health problems existed at the predetermined 24 sites.

Date of Government Version: 04/30/1985  
Date Data Arrived at EDR: 11/07/1994  
Date Made Active in Reports: N/A  
Number of Days to Update: 0

Source: Seattle-King County Department of Public Health  
Telephone: 206-296-4785  
Last EDR Contact: 10/21/1994  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### SEATTLE COUNTY:

#### Abandoned Landfill Study in the City of Seattle

The Seattle Abandoned Landfill Survey was conducted in June and July of 1984 by the Health Department's Environmental Health Division at the request of the Mayor's Office. The primary objective of the survey was to determine if any public health problems existed at the predetermined 12 sites.

Date of Government Version: 07/30/1984  
Date Data Arrived at EDR: 11/07/1994  
Date Made Active in Reports: N/A  
Number of Days to Update: 0

Source: Seattle - King County Department of Public Health  
Telephone: 206-296-4785  
Last EDR Contact: 10/21/1994  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### SEATTLE/KING COUNTY:

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### Seattle - King County Abandoned Landfill Toxicity / Hazard Assessment Project

This report presents the Seattle-King County Health Department's follow-up investigation of two city owned and four county owned abandoned landfills which was conducted from February to December 1986.

Date of Government Version: 12/31/1986  
Date Data Arrived at EDR: 08/18/1995  
Date Made Active in Reports: 09/20/1995  
Number of Days to Update: 33

Source: Department of Public Health  
Telephone: 206-296-4785  
Last EDR Contact: 08/14/1995  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### SNOHOMISH COUNTY:

#### Solid Waste Sites of Record at Snohomish Health District

Solid waste disposal and/or utilization sites in Snohomish County.

Date of Government Version: 03/08/2011  
Date Data Arrived at EDR: 03/31/2011  
Date Made Active in Reports: 05/06/2011  
Number of Days to Update: 36

Source: Snohomish Health District  
Telephone: 206-339-5250  
Last EDR Contact: 03/28/2012  
Next Scheduled EDR Contact: 07/09/2012  
Data Release Frequency: Semi-Annually

### TACOMA/PIERCE COUNTY:

#### Closed Landfill Survey

Following numerous requests for information about closed dumpsites and landfills in Pierce County, the Tacoma-Pierce County Health Department decided to conduct a study on the matter. The aim of the study was to evaluate public health risks associated with the closed dumpsites and landfills, and to determine the need, if any, for further investigations of a more detailed nature. The sites represent all of the known dumpsites and landfills closed after 1950.

Date of Government Version: 09/01/2002  
Date Data Arrived at EDR: 03/24/2003  
Date Made Active in Reports: 05/14/2003  
Number of Days to Update: 51

Source: Tacoma-Pierce County Health Department  
Telephone: 206-591-6500  
Last EDR Contact: 03/19/2003  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

#### CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 02/20/2012  
Date Data Arrived at EDR: 02/20/2012  
Date Made Active in Reports: 03/15/2012  
Number of Days to Update: 24

Source: Department of Energy & Environmental Protection  
Telephone: 860-424-3375  
Last EDR Contact: 02/20/2012  
Next Scheduled EDR Contact: 06/04/2012  
Data Release Frequency: Annually

#### NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/10/2012  
Date Data Arrived at EDR: 02/09/2012  
Date Made Active in Reports: 03/09/2012  
Number of Days to Update: 29

Source: Department of Environmental Conservation  
Telephone: 518-402-8651  
Last EDR Contact: 02/09/2012  
Next Scheduled EDR Contact: 05/21/2012  
Data Release Frequency: Annually

### PA MANIFEST: Manifest Information Hazardous waste manifest information.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 01/26/2012  
Date Made Active in Reports: 03/06/2012  
Number of Days to Update: 40

Source: Department of Environmental Protection  
Telephone: 717-783-8990  
Last EDR Contact: 04/23/2012  
Next Scheduled EDR Contact: 08/06/2012  
Data Release Frequency: Annually

### WI MANIFEST: Manifest Information Hazardous waste manifest information.

Date of Government Version: 12/31/2010  
Date Data Arrived at EDR: 08/19/2011  
Date Made Active in Reports: 09/15/2011  
Number of Days to Update: 27

Source: Department of Natural Resources  
Telephone: N/A  
Last EDR Contact: 03/19/2012  
Next Scheduled EDR Contact: 07/02/2012  
Data Release Frequency: Annually

**Oil/Gas Pipelines:** This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines.

### Electric Power Transmission Line Data

Source: Rextag Strategies Corp.  
Telephone: (281) 769-2247  
U.S. Electric Transmission and Power Plants Systems Digital GIS Data

**Sensitive Receptors:** There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

### AHA Hospitals:

Source: American Hospital Association, Inc.  
Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

### Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services  
Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

### Nursing Homes

Source: National Institutes of Health  
Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

### Public Schools

Source: National Center for Education Statistics  
Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

### Private Schools

Source: National Center for Education Statistics  
Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Daycare Centers: Daycare Center Listing  
Source: Department of Social & Health Services  
Telephone: 253-383-1735

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2011 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

## STREET AND ADDRESS INFORMATION

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**Table 12.1 Guidelines for Reuse of Petroleum-Contaminated Soil**

Parameter	Analytical Method	Soil Category (8)(9)(10)			
		1 No detectable Petroleum Components  (mg/kg)	2 Commercial Fill Above Water Table (mg/kg)	3 Paving Base Material & Road Construction (mg/kg)	4 Landfill Daily Cover or Asphalt Manufacturing (mg/kg)
Total Petroleum Hydrocarbons:(1)(2) See Table 7.1 for petroleum products that fall within these categories.					
Gasoline Range Organics	NWTPH-Gx	<5	5 - 30	>30 - 100	>100
Diesel Range Organics	NWTPH-Dx	<25	25 - 200	>200 - 500	>500
Heavy Fuels and Oils*	NWTPH-Dx	<100	100 - 200	>200 – 500	>500
Mineral Oil	NWTPH-Dx	<100	100 - 200	>200 – 500	>500
Volatile Petroleum Components					
Benzene	SW8260B	<0.005	0.005 - 0.03	0.03 or less	See Table 12.2
Ethyl benzene	SW8260B	<0.005	0.005 - 6	6 or less	>6
Toluene	SW8260B	<0.005	0.005 - 7	7 or less	>7
Xylenes (3)	SW8260B	<0.015	0.015 - 9	9 or less	>9
Fuel Additives & Blending Components					
(MTBE) Methyl Tert-Butyl Ether	SW8260B	<0.005	0.005 - 0.1	0.1 or less	>0.1
Lead	SW6010A	<17	17 - 50	>50 - 220	See Table 12.2
Other Petroleum Components					
Polychlorinated (4) Biphenyls (PCBs)	SW8082	<0.04	<0.04	<0.04	See Table 12.2
Naphthalenes (5)	SW8260B	<0.05	0.05 - 5	5 or less	>5
cPAHs (6)	SW8270C	<0.05	0.05 - 0.1	>0.1 - 2	>2
Other Petroleum Characteristics (Applies to soils contaminated with any petroleum product.)					
Odors	Smell	No detectable odor			
Staining	Visual	No unusual color or staining			
Sheen Test	See Footnote # 7	No visible sheen			
IMPORTANT: See Table 12.2 and the footnotes to this Table on the following pages! Test soil for the parameters specified in Table 7.2. *Does NOT include waste oil contaminated soils, which should be disposed of in a landfill. “<” means less than; “>” means greater than					

**Table 12.2 Description and Recommended Best Management Practices for Soil Categories in Table 12.1 (continues on next page)**

Category	Acceptable Uses	Limitations
<b>Category 1 Soils:</b> Soils with no detectable/ quantifiable levels of petroleum hydrocarbons or constituents using the analytical methods listed in Table 7.3 and are not suspected of being contaminated with any other hazardous substances.	<ul style="list-style-type: none"> <li>• Can be used anywhere the use is allowed under other regulations.</li> <li>• Any use allowed for Category 2, 3 &amp; 4 soils.</li> </ul>	<ul style="list-style-type: none"> <li>• These soils may have a slight petroleum odor, depending on the sensitivity of individuals, and this should be considered when reusing these soils.</li> </ul>
<b>Category 2 Soils:</b> Soils with residual levels of petroleum hydrocarbons that could have adverse impacts on the environment in some circumstances.	<ul style="list-style-type: none"> <li>• Any use allowed for Category 3 &amp; 4 soils.</li> <li>• Backfill at cleanup sites above the water table.</li> <li>• Fill in commercial or industrial areas above the water table.</li> <li>• Road and bridge embankment construction in areas above the water table.</li> </ul>	<ul style="list-style-type: none"> <li>• Should be placed above the highest anticipated high water table. If seasonal groundwater elevation information is not available, place at least 10 feet above the current water table.</li> <li>• Should not be placed within 100 feet of any private drinking water well or within the 10 year wellhead protection area of a public water supply well.</li> <li>• Should not be placed in or directly adjacent to wetlands or surface water where contact with water is possible.</li> <li>• Should not be placed under a surface water infiltration facility or septic drain field.</li> <li>• Any other limitations in state or local regulations.</li> </ul>
<b>Category 3 Soils:</b> Soils with moderate levels of residual petroleum contamination that could have adverse impacts on the environment unless re-used in carefully controlled situations.	<ul style="list-style-type: none"> <li>• Any use allowed for Category 4 soils.</li> <li>• Use as pavement base material under public and private paved streets and roads.</li> <li>• Use as pavement base material under commercial and industrial parking lots.</li> </ul>	<ul style="list-style-type: none"> <li>• Should be placed above the highest anticipated high water table. If seasonal ground water elevation information is not available, place at least 10 feet above the water table.</li> <li>• Should be a maximum of 2 feet thick to minimize potential for leaching or vapor impacts.</li> <li>• Should not be placed within 100 feet of any private drinking water well or within the 10 year wellhead protection area of a public water supply well.</li> <li>• Should not be placed in or directly adjacent to wetlands or surface water.</li> <li>• Should not be placed under a surface water infiltration facility or septic drain field.</li> <li>• When exposed, runoff from area in use should be contained or treated to prevent entrance to storm drains, surface water or wetlands.</li> <li>• Any other limitations in state or local regulations.</li> </ul>

**Table 12.2 Description and Recommended Best Management Practices for Soil Categories in Table 12.1 (continued)**

Category	Acceptable Uses	Limitations
<p><b>Category 4 Soils:</b> Soils with high levels of petroleum contamination that should not be re-used except in very limited circumstances.</p>	<ul style="list-style-type: none"> <li>• Use in the manufacture of asphalt.</li> <li>• Use as daily cover in a lined municipal solid waste or limited purpose landfill provided this is allowed under the landfill operating permit.</li> </ul>	<p><b><u>Landfill Limitations:</u></b></p> <p>The soil should be tested for and pass the following tests:</p> <ul style="list-style-type: none"> <li>➤ Free liquids test. Soils that contain free liquids cannot be landfilled without treatment.</li> <li>➤ TCLP for lead and benzene. Unless exempt under WAC 173-303-071(3)(t), soils that fail a TCLP for lead or benzene must be disposed of as hazardous waste.</li> <li>➤ Flammability test. Soils that fail this test must be disposed of as hazardous waste.</li> <li>➤ Bioassay test under WAC 173-303-100(5). Soils that fail this test must be disposed of as hazardous waste.</li> <li>➤ PCBs. Soils with a total PCB content of 2 ppm or more must be disposed of as hazardous waste.</li> </ul> <p>Soil used for daily cover should be stockpiled within the landfill lined fill area.</p> <p>Soil containing more than 10,000 mg/kg TPH should be buried immediately with other wastes or daily covered to limit potential worker exposure.</p> <p>Any additional limitations specified in the landfill permit or in other state or local regulations.</p> <p><b><u>Asphalt Manufacturing Limitations:</u></b></p> <p>Soil storage areas should be contained in a bermed area to minimize contact with surface water runoff from adjacent areas. Runoff from storage areas should be considered contaminated until tested to prove otherwise.</p> <p>Soil storage areas should also be lined and covered with a roof or secured tarp to minimize contact with precipitation and potential groundwater contamination. Leachate from storage areas should be considered contaminated until tested to prove otherwise.</p> <p>The soil should be tested for and pass the following tests:</p> <ul style="list-style-type: none"> <li>➤ TCLP for lead and benzene. Unless exempt under WAC 173-303-071(3)(t), soils that fail a TCLP for lead or benzene must be disposed of as hazardous waste.</li> <li>➤ Flammability test. Soils that fail this test must be disposed of as hazardous waste.</li> <li>➤ Bioassay test under WAC 173-303-100(5). Soils that fail this test must be disposed of as hazardous waste.</li> <li>➤ No detectable levels of PCBs in soil (&lt;0.04 mg/kg).</li> </ul> <p>Precautions should be taken to minimize worker exposure to soil storage piles and any dust or vapors from these piles prior to feeding into the asphalt batch plant.</p>

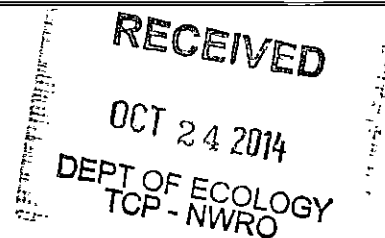
**IMPORTANT:** See the following page for additional information!



*The Riley Group, Inc.*

January 18, 2011

Mr. Eric Strickland  
KRG Four Corners Square, LLC  
30 South Meridian Street, Suite 1100  
Indianapolis, Indiana 46204



**RE: Phase I Environmental Site Assessment Update  
Four Corners Square  
23800 to 23926 Southeast Kent-Kangley Road  
Maple Valley, Washington 98038  
RGI Project #2003-165g**

Dear Mr. Strickland:

The Riley Group, Inc. (RGI) has performed a Phase I Environmental Site Assessment (ESA) Update (Phase I ESA Update) for the above-referenced property (hereafter referred to as the Site). The Site is currently occupied by Four Corners Square, a multi-building retail shopping center. The Phase I ESA Update was authorized by KRG Four Corners Square, LLC (Client) on November 30, 2010.

#### **PROJECT OBJECTIVE**

The objective of this Phase I ESA Update was to identify any new recognized environmental conditions (RECs) or business environmental risks (BERs) associated with the Site or its setting since the completion of the previous Phase I ESA report in September 2003, and to meet ASTM E-1527-05 standards. Site photographs are included in Appendix A. Excerpts from the September 2003 Phase I ESA report have been included as Appendix B.

#### **SCOPE OF WORK**

The scope of work for this project included:

- Brief description of current and historical land use.
- Site visit to identify any current RECs and/or potential BERs.
- Review of State of Washington records including UST, LUST, and CSCSL. The radius search met the guidelines as defined in ASTM E-1527-05.
- Review of Federal records including the following EPA records: RCRIS (TSD, SQG, LQG), ERNS, RCRA, CERCLIS, and NPL. The radius search met the guidelines as defined in ASTM E-1527-05.
- Submit to the Client and/or current Site owner the ASTM 1527-05 Phase I ESA User Questionnaire.
- Site owner and/or representative interview.

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- Review of the Phase I ESA report for the subject Site prepared by RGI, dated September 30, 2003, and subsequent environmental reports prepared for the Site.
- Reviewed previous environmental reports for the adjoining properties provided by the Client and at the Washington Department of Ecology's (Ecology's) Northwest Regional Office in Bellevue, Washington.
- Prepare a final letter report outlining our findings and conclusions.

#### **SITE LOCATION & DESCRIPTION**

The subject Site is located at 23800 to 23926 Southeast Kent-Kangley Road (a.k.a. State Highway 516), Maple Valley, King County, Washington (Figure 1). The Site currently consists of a multi-building (7 total buildings) retail shopping plaza on approximately 8.06 acres of land.

The Site is relatively flat and has an approximate average elevation of 549 feet above mean sea level. According to King County Tax Assessor records, the current Site owner is KRG Four Corners Square, LLC. The Site layout and adjoining properties are depicted on Figure 2.

#### **CURRENT USES OF ADJOINING PROPERTIES**

Current uses of adjoining properties are summarized as follows:

- North of Site:** A vacant lot formerly occupied by Four Corners Wrecking Yard (Photograph 1, Appendix A).
- East of Site:** Maple Valley -- Black Diamond Road Southeast (a.k.a. State Highway 169), beyond which is an abandoned single-family residence (Photograph 2), a vacant lot, and TRM Wood Products (Photograph 3).
- Southeast of Site:** Intersection of Maple Valley -- Black Diamond Road Southeast and Southeast Kent Kangley Road, beyond which is a Texaco-branded gasoline station.
- South of Site:** Southeast Kent-Kangley Road, beyond which are (from east to west) a 76-branded gasoline service station (Photograph 4), a Jiffy Lube (Photograph 5), and a Key Bank (Photograph 6).
- Southwest of Site:** Southeast Kent-Kangley Road, beyond which is undeveloped land.
- West of Site:** (South to north) Church of Latter Day Saints (Photograph 7) and the Green to Cedar Rivers Trail beyond which are single-family residences (Photograph 8).

#### **SUMMARY OF PREVIOUS ENVIRONMENTAL REPORTS**

RGI completed a Phase I ESA at the Site in September 2003, and a Supplemental Phase II Subsurface Investigation in December 2004. At that time, the Site consisted of four separate but contiguous parcels occupied by similar retail tenants. Subsequent to our original Phase I ESA, the parcel boundaries have been redefined, which has resulted in a portion of the former north-adjoining wrecking yard property to be located on the Site. A cleanup involving remedial excavations was performed at the wrecking yard property in 2006 and a No Further Action (NFA) letter was issued by Ecology in 2008. The former wrecking yard cleanup, including the portion that is now on-Site, is discussed in the Environmental Records Review section of this report.

A copy of the relevant excerpts from the previous RGI reports has been included as Appendix B. Excerpts from previous environmental reports for the north-adjoining former wrecking yard have been included as Appendix C.

### ***RGI Phase I ESA, 2003***

At the time of the previous Phase I ESA, the Site layout and tenants were similar to those observed in our 2010 inspection. The adjoining properties were also similar, with the exception of the north-adjoining wrecking yard, which had been demolished and consisted of a vacant lot.

During our 2003 inspection, several chemical containers were observed north of, and within, the Hardware Building. A parts washer was observed within the Johnson's Rental Center. The containers appeared to be managed properly at the time. In addition, an oil-water separator was observed within a catch basin north of the Johnson's Rental Center and north of the Car Wash Building. Three groundwater monitoring wells (B-1, B-2 and B-4) were observed along the northern Site boundary.

No indications of USTs were observed. Three ASTs were observed within and north of the Hardware Building, including one 200-gallon diesel AST, one 1,000-gallon kerosene AST, and one 150-gallon propane AST.

Four Corners Cleaners occupied the same tenant space as the 2010 inspection. Chemical use, storage and disposal practices were similar to those observed by RGI in 2010<sup>1</sup>.

Historical records indicated that a former gasoline station occupied the southeast corner of the Site from approximately 1934 to 1950.

The original (eastern) portion of the existing Hardware Building was constructed in 1979. The western addition was constructed in 1984. The D and G Buildings and the Strip Retail Building were constructed in 1987. The Retail Outbuilding was constructed in 1995. Records suggested that the Site was serviced by at least three former septic systems from approximately 1979 to 1993.

Based on our 2003 Phase I ESA findings, the following potential RECs and/or BERs were identified:

- **Former On-Site Gasoline Station:** The potential existed that petroleum hydrocarbon-affected soils and/or abandoned USTs in the former gasoline station area (southeast corner of Site) were present. No records documenting the removal of USTs or associated underground improvements were identified. In addition, it was not known whether automobile service and repair operations were association with the former gasoline station. Previous subsurface investigations to address the former gasoline station were limited in scope.
- **Potential Chlorinated Solvent Impacts:** Four Corners Cleaners and Do-It Best Rental Center had occupied the Site since 1984 (prior to 2001, Four Corners Cleaners occupied a different tenant space on-Site). Historical records suggested that the Site was served by at least three former septic systems from 1979 through 1993. The use of chlorinated solvents was observed at these establishments during our Site inspection. Trace concentrations of 1,2-

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<sup>1</sup> RGI conducted a compliance review of the drycleaner operations. Our compliance findings, conclusions and recommendations have been provided under separate cover in our Compliance Review report, dated January 3, 2011.

dichloroethene (a breakdown component of tetrachloroethene, or PCE, a common drycleaning and parts washing solvent) had been detected in a soil sample collected west of the former septic system in 1989. No source area (septic drainfield) soil sampling was performed. It was RGI's opinion that the previous subsurface investigation did not adequately address the potential chlorinated solvent impacts to the soil and/or groundwater at the Site.

- **Identified Petroleum Hydrocarbon-Affected Groundwater:** Elevated total petroleum hydrocarbons (TPH) in shallow perched groundwater in the Site's stormwater retention swale suggested that untreated surface water run-off with petroleum hydrocarbons is occurring.
- **North-Adjoining Four Corners Wrecking Yard:** The north-adjoining (inferred downgradient) property had been occupied by a wrecking yard since approximately 1970. Three monitoring wells were installed along the northern Site boundary in 1989 to evaluate potential on-Site impacts from the wrecking yard. Although contaminant concentrations in at least one of the wells decreased over time, the other wells were either dry or not sampled since in 1989.

Based on its findings, RGI recommended that additional subsurface investigation activities be performed at the Site and that the 1989-vintage monitoring wells be resampled.

#### ***RGI Supplemental Phase II Subsurface Investigation, 2004***

In November 2004, RGI directed a geophysical survey on the southeastern portion of the Site and advanced nine hollow-stem auger soil borings, four shallow hand auger borings, and two direct-push soil and soil gas sampling probes and installed three groundwater monitoring wells at the Site using air-rotary methods.

No abandoned USTs were identified during the geophysical survey. Soils generally consisted of gravel and sand with cobbles and boulders (glacial outwash) to the maximum depth explored, which was 45 feet. Shallow groundwater was encountered at a depth of 20 feet bgs.

Soil analytical results indicated that the borings located in the vicinity of the former on-Site gasoline station did not intercept elevated concentrations of gasoline-, diesel- and oil-range TPH. Groundwater analytical results from the closest downgradient monitoring well, MW-1, detected no gasoline-, diesel- or oil-range TPH; or benzene, toluene, ethylbenzene and xylenes (BTEX) compounds.

PCE and its breakdown compounds were detected below their respective Model Toxics Control Act (MTCA) Method A Soil Cleanup Levels for Unrestricted Land Use in two soil samples collected from the northwest corner of the former Four Corners Cleaners tenant space.

PCE was also detected in the soil gas collected from those locations, at 1.2 and 7.1 parts per billion (ppb). At the time of the 2004 RGI Phase II, no Ecology guidance on vapor intrusion had been drafted; therefore, RGI compared the results to the Oregon Department of Environmental Quality (ODEQ) generic Risk-Based Calculations (RBCs) for the vapor intrusion into building exposure pathway. The soil gas concentrations were below the ODEQ RBCs effective at that time. Ecology has since released the *DRAFT Guidance for Evaluating Soil Vapor Intrusion in Washington State: Investigation and Remedial Action*, dated October 2009. According to the 2009 draft guidance document, the sub-slab screening level for PCE is 4.2 µg/, which is



approximately equivalent to 0.61 ppb PCE<sup>2</sup>. Therefore, the PCE soil gas concentrations measured at the Site in 2003 exceed the sub-slab screening levels published in the 2009 draft Ecology guidance document.

Diesel- and oil-range TPH were detected in the groundwater collected from one of the 1989-vintage monitoring wells (B-1) at concentrations above their respective MTCA Method A Cleanup Levels for Groundwater. Monitoring well MW-3 was in close proximity to B-1 (approximately 30 feet west) and had no diesel-range TPH detection. However, the depths to water reported in monitoring wells B-1 and MW-3 were 5.98 and 23.72 feet, respectively. Given the relatively similar ground surface elevation in both locations, it would appear that the wells are screened in different water-bearing units. Therefore, although the shallow, perched groundwater at the B-1 location remains adversely-affected by diesel- and oil-range TPH, the deeper water-bearing unit does not appear to have been affected by the release.

RGI concluded that the former gasoline station had not adversely affected soil and/or groundwater quality at the Site. RGI also concluded that the former drycleaners, rental center and associated septic systems had not adversely affected Site groundwater, and that the soils are in compliance with MTCA. In addition, the discharges to the bioswale did not appear to have adversely affected soil and/or groundwater quality at the Site. RGI indicated that the likely source of the elevated diesel- and oil-range TPH in the shallow groundwater along the northern Site boundary was the north-adjointing wrecking yard. RGI suggested that additional investigation and/or cleanup associated with the elevated TPH at B-1 may be required.

#### UPDATED SITE RECONNAISSANCE & INTERVIEWS

RGI visited the Site on December 20, 2010, to identify (1) current Site conditions, (2) changes in Site occupancy and usage (if any) and (3) changes in adjacent property usage that have occurred from September 2003 to the present. RGI was unaccompanied during the Site inspection. Site access was granted by the individual Site tenants. Site Photographs are included in Appendix A.

The current Site occupancy is summarized by building below:

Building Name	Tenants
Hardware Building (Photograph 9)	Johnson's Hardware Store Johnson's Rental Center Johnson's Woodworking Center
Strip Retail Building (Photographs 10 and 11)	MultiCare Maple Valley Clinic Vacant space Partain Chiropractic Four Corners Family Dentistry Allstate Maple Valley Physical Therapy Dick's Barber Shop Phillips Tai Kwan Do Center Vacant space Papa Murphy's Pizza Solar Nails Four Corners Cleaners
Retail Outbuilding (Photograph 12)	City Perk Espresso Serena Hair Design

<sup>2</sup> The conversion factor of 1 ppm = 6.78 mg/m<sup>3</sup> PCE, taken from the NIOSH Pocket Guide to Chemical Hazards (2003), was used in this calculation.

Building Name	Tenants
	Quintessence
Restaurant Building (Photograph 13)	Dairy Queen
Car Wash Building (Photograph 14)	Four Corners Car Wash
G Building (Photograph 15)	COMmand Computers KRG Four Corners Square property manager office Tenant storage
D Building (Photograph 16)	Vacant space – temporarily occupied by food drive Tenant storage

All tenant spaces were accessible, with the exception of the vacant spaces, Partain Chiropractic, Dick's Barber Shop, and the tenant storage spaces in D and G Buildings. Based on the nature of the tenant operations, this is not considered to be a significant data gap.

Stormwater at the Site drains to on-Site catchbasins that discharge to a bioswale on the northwest corner of the Site. Electricity is provided to the Site via several on-Site pad-mounted transformers.

Typical commercial cleaners in retail-sized containers were observed in the tenant spaces inspected. The containers were all in good condition and stored properly.

An electric cardboard baler was observed in the loading dock area of the Johnson's Hardware Store.

A hydraulic trash compactor was observed in the trash enclosure east of the D Building. The age of the compactor is not known. No evidence of leaks was observed.

A representative of Four Corners Family Dentistry indicated that all x-ray development at its clinic is digital and that no chemicals are used or wastes generated in the process. A representative of Multicare Maple Valley Clinic indicated that no x-ray equipment is used at its facility.

An oil-water separator was observed in the catch basin behind (north of) the Johnson's Rental Center. The rental center uses the area to washdown equipment upon its return. The separator was in good condition and is reportedly serviced regularly as needed.

A 200-gallon steel diesel AST with dispenser was observed within a plastic secondary containment basin behind (north of) the Johnson's Rental Center (Photograph 17). No staining was observed on the pavement outside the secondary containment. However, the secondary containment basin was approximately one-quarter to one-half full with apparent rainwater that exhibited a sheen. In order to prevent spills from the AST from overflowing from the basin, it may be prudent to have the water evacuated from the basin at the next scheduled vacuum truck service. In addition, shelter improvements that would reduce the amount of rainwater entering the secondary containment basin should be considered.

Three steel drums (55-gallon capacity and less) were observed on secondary containment pallets behind (north of) the Johnson's Rental Center (Photograph 18). The drum contents consisted of waste oil (55-gallon), waste antifreeze (30-gallon), and waste gasoline (30-gallon). In addition, two plastic 5-gallon gasoline containers and an approximately 30-gallon portable kerosene dispenser were staged on the pallets. The containers were in good condition with no evidence of releases noted.

All former groundwater monitoring wells installed by both ECI and RGI were either not able to be located (B-2, B-4 and MW-2) or were observed to have been decommissioned (MW-1, MW-2 and B-1). Documents reviewed at Ecology for the north-adjointing wrecking yard (discussed further below) indicated that on-Site monitoring wells B-1, B-4, MW-1, MW-2 and MW-3 were decommissioned in 2008 by LFR. B-2 was not able to be located at that time. LFR presumed that B-2 had been previously decommissioned.

No indications of USTs, hazardous materials, PCBs, suspect staining, stressed vegetation or other indications of hazardous releases were noted during the Site reconnaissance.

### ***ASTM User Questionnaires***

Mr. Eric Strickland, of KRG Four Corners Square LLC, completed an ASTM E 1527-05 User Questionnaire on December 17, 2010. Mr. Strickland was not aware of any environmental liens or property use limitations associated with the Site. He indicated that the Site has been occupied by a shopping center since at least 2003, and that the north-adjointing property was formerly occupied by a wrecking yard. Mr. Strickland was not aware of any ASTs, USTs, sumps, oil-water separators, hydraulic hoists, wells or septic tanks at the Site. He did not provide RGI with contact information of any former Site owners. A copy of the completed questionnaire is provided in Appendix D.

Ms. Dana Holstine, on-Site property manager for KRG Four Corners Square LLC, was provided an ASTM E 1527-05 User Questionnaire on December 29, 2010. A completed questionnaire has not been received as of the date of this report.

### ***Interview with Local Agency***

RGI contacted Ms. Sally Perkins, the Emergency Response Tracker (ERTS) for Ecology, to determine whether any ERTS listings existed for the Site. The ERTS database tracks all emergency responses and environmental complaints made to Ecology since 1990, including hazardous material responses. Ms. Perkins indicated that there were no ERTS responses for the Site addresses.

RGI contacted the city and county fire marshals and the city and county building departments to determine whether any permits had been issued for the Site since 2003. No building, UST or AST permits were identified. According to Mr. Scott Webster, Maple Valley Fire Marshal, three hazardous response incidents were identified for the Site, including a trash can fire in the parking lot, a "UPS power supply battery leak," and a passenger car fuel spill in the parking lot. Maple Valley Fire and Life Safety provided RGI with Incident Reports for all three occurrences. The incidents had no significant associated chemical releases. In addition, no ERTS listings were reported in association with any of these incidents, and no significant staining or stressed vegetation were observed in the on-Site bioswale. Therefore, these incidents are not considered a risk to Site soil and/or groundwater quality at this time.

### **ENVIRONMENTAL RECORDS REVIEW**

RGI reviewed Federal & State records to determine properties with existing and/or potential environmental liabilities. The records search was performed by Environmental Data Resources (EDR) of Milford, Connecticut (dated December 20, 2010), and reviewed by RGI. All records reviewed used search radii in accordance with ASTM parameters. A copy of the report is included in Appendix D.

### ***Subject Site***

Four Corners Square is listed on Ecology's National Pollutants Discharge Elimination System (NPDES) and Allsites databases. Listings on these databases are compliance-related and not considered a significant risk to Site soil and/or groundwater quality.

No new listings for Four Corners Cleaners were included on the regulatory records database. The facility was still listed on the Resource Conservation and Recovery Act (RCRA)-NonGenerator (NonGen), Facility Index System (FINDS), Allsites, and Inactive Drycleaners databases. No violations were found.

### ***Jiffy Lube – 24001 Southeast Kent-Kangley Road***

This property, located south-adjointing the Site across State Highway 516, was listed on the Allsites database for a Tier II Hazardous Chemical (notification) Report the facility made under the applicable Emergency Planning and Community Right-to-know Act (EPCRA) requirements. No releases have been reported at the facility. Based on the short duration of its operations (2004 to the present, 6 years) and its regulatory status, the off-Site Jiffy Lube is not considered a risk to Site soil and/or groundwater quality at this time.

### ***Four Corners Auto Wrecking – 26615 Maple Valley-Black Diamond Road Southeast***

As discussed in our 2003 Phase I ESA, the north-adjointing property was listed on Ecology's Confirmed and Suspected Sites List (CSCSL) and ERTS databases due to cleanups related to the historical auto salvaging operations at the property. RGI reviewed regulatory documentation provided by the Client and on-File at Ecology's Northwest Regional Office regarding this facility.

Numerous subsurface remedial investigations were conducted by RGI, EFI Global and LFR, Inc. (on behalf of Kite Realty Group) at the property from 2003 to 2006. In 2006, approximately 4,040 tons of petroleum-contaminated soils were excavated from the property and transported off-site for disposal and/or treatment. In June 2007, Ecology requested that a risk management plan be drawn up to address any additional zones of contamination that are encountered during earthwork activities for an impending redevelopment effort at the property. EFI concluded that the southern extent of the remedial excavation did not extend off-property. Soil confirmation sampling conducted in June and September 2006 indicated that the adversely-affected soils closest to the subject Site were removed from the wrecking yard property. In addition, it was determined that deep groundwater was not significantly impacted at the property, and subsequent groundwater monitoring events indicated that groundwater flow in the deeper aquifer beneath the property was determined to be to the northwest, away from the subject Site. The facility was issued a No Further Action (NFA) opinion letter by Ecology in 2008. All groundwater monitoring wells associated with the off-Site wrecking yard, as well as the on-Site groundwater monitoring wells, were subsequently decommissioned in accordance with applicable regulations.

The Site now encompasses the drainage ditch that previously separated the two properties, as well as a former sump and its associated former drainline and outfall that formerly serviced the area southwest of the wrecking yard building. RGI performed two test pits (TP-10 and TP-13) in these areas during a Phase II that was performed at the wrecking yard property in 2003. In addition, EFI performed four test pits (ETP-5, ETP-14, ETP-19, and ETP-23) and one soil boring (SB-4) in this area during its additional Site characterization effort of the wrecking yard property in January 2006. Contaminants of concern, including gasoline-, diesel- and oil-range TPH,

BTEX, cPAHs, and metals, were either not detected or were below the MTCA Method A Soil Cleanup Levels for Unrestricted Land Use in these locations.

The southern portion of EFI's remedial excavation performed at the wrecking yard property in June 2006 was also located on what is now the Site. The in-situ soil confirmation samples collected from the on-Site portion of the remedial excavation included EX-34, EX-35, EX-44, EX-90, EX-118 and EX-119. Two additional soil samples, EX-36 and EX-89, were overexcavated as part of the remedial effort. The residual diesel-range TPH concentrations at the remedial extents were below MTCA Method A Soil Cleanup Levels for Unrestricted Land Use. In all but two locations (EX-44 and EX-90), the residual oil-range TPH concentrations were also below MTCA Method A Soil Cleanup Levels. Residual oil-range TPH concentrations at EX-44 and EX-90 were 2,900 and 3,100 mg/kg (respectively), which were below the site-specific total TPH mixture cleanup level of 7,457 mg/kg. However, no cPAH, lead or cadmium analyses (identified contaminants of concern) were performed at EX-44, and no lead or cadmium analyses were performed at EX-90. According to the EFI reports, cPAHs, lead and cadmium were to be remediated to MTCA Method A Soil Cleanup Levels. In addition, no soil confirmation sampling was performed along the western sidewall of the remedial excavation, which was approximately 15 feet west of base sample EX-44<sup>3</sup>. Therefore, the soils on this portion of the Site are considered inadequately assessed for cPAHs, lead and cadmium at this time.

Furthermore, the 2008 NFA issued by Ecology pertained to only the wrecking yard property. Therefore, the previously-identified elevated diesel- and oil-range TPH in shallow groundwater within the on-Site monitoring well B-1, though likely attributable to historical wrecking yard runoff, was not included in the NFA and remains an outstanding issue for the Site.

#### *Other Off-Site Properties*

No new environmental database listings were noted within significant proximity to the Site since the 2003 Phase I ESA. Several properties located within one-mile of the Site were listed on various Federal or State environmental regulatory databases. However, due to the nature of the database listings, distance from the Site, property status, assumed hydraulic gradient relative to the Site and groundwater analysis from the monitoring wells located on the subject Site, none of these off-Site properties are considered a potential threat to the Site soil and/or groundwater quality at this time.

#### **DATA GAPS**

No significant data gaps were identified for this report.

#### **CONCLUSIONS**

RGI has performed a Phase I ESA Update in conformance with the scope and limitations of ASTM E 1527-05 of the Four Corners Square property located at 23800 to 23926 Southeast Kent-Kangley Road, Maple Valley, King County, Washington. Any exceptions to, or deletions from, this practice are described herein.

---

<sup>3</sup> The scale on the EFI drawings was incorrect. Based on the known north-south dimension of the former Site building (125 feet), the actual scale of EFI's remedial excavation in Figure 4 of its report was 1 inch equals approximately 32 feet, rather than 1 inch equals 2.67 feet (3/8" = 1').

This assessment has revealed no evidence of RECs in connection with the Site, except for the following:

- ***Previously-Identified Elevated TPH On-Site:*** Diesel- and oil-range TPH have historically been detected in former on-Site monitoring well B-1, which was located along the northern Site boundary. According to previous reports prepared by others, concentrations had been decreasing since 1989. However, well B-1 was sampled by RGI in 2004 and diesel- and oil-range TPH were detected at 4,100 and 4,500 µg/L, respectively. The concentrations detected exceeded the applicable MTCA Method A Cleanup Levels for Groundwater of 500 µg/L (for each). RGI suggested that additional investigation and/or cleanup associated with the elevated TPH may be required. It appears that no subsequent sampling of B-1 or additional subsurface investigation work has been conducted on-Site since 2004, and the well was decommissioned by others in 2008. Therefore, the elevated diesel- and oil-range TPH at this location remains unresolved and is considered a REC for the Site.
- ***Elevated PCE in Soil Gas:*** PCE was detected at 1.2 and 7.1 ppb in the soil gas collected from the vicinity of the former drycleaner. The soil gas concentrations were below the ODEQ RBCs in effect at that time. Ecology has since released the *DRAFT Guidance for Evaluating Soil Vapor Intrusion in Washington State: Investigation and Remedial Action*, dated October 2009. The PCE soil gas concentrations measured at the Site in 2003 exceed the sub-slab screening levels published in the 2009 draft Ecology guidance document, suggesting the potential for vapor intrusion into the building.
- ***Residual Adversely-Affected Wrecking Yard Soils:*** The southern portion of EFI's remedial excavation performed at the wrecking yard property in June 2006 was located on what is now the Site. The residual diesel-range TPH concentrations at the remedial extents were below MTCA Method A Soil Cleanup Levels for Unrestricted Land Use. Residual oil-range TPH concentrations at EX-44 and EX-90 were 2,900 and 3,100 mg/kg (respectively), which were below the site-specific total TPH mixture cleanup level of 7,457 mg/kg. However, no cPAH, lead or cadmium analyses (identified contaminants of concern) were performed at EX-44, and no lead or cadmium analyses were performed at EX-90. According to the EFI reports, cPAHs, lead and cadmium were to be remediated to MTCA Method A Soil Cleanup Levels. In addition, no soil confirmation sampling was performed along the western sidewall of the remedial excavation, which was approximately 15 feet west of base sample EX-44. Therefore, the soils on this portion of the Site are considered inadequately assessed for cPAHs, lead and cadmium at this time and constitute a REC for the Site.

RGI recommends that a subsurface investigation be conducted in the vicinity of former groundwater monitoring well B-1 to determine whether the previously-detected diesel- and oil-range TPH remains in the shallow groundwater on the northern portion of the Site. In addition, further characterization of the former remedial excavation would be required to determine whether cPAH, cadmium and lead concentrations are in compliance with MTCA Method A Soil Cleanup Levels.

According to Washington Administrative Code (WAC) Chapter 173-340-300(2)(a), "any owner or operator who has information that a hazardous substance has been released to the environment at the owner or operator's facility and may be a threat to human health or the environment shall report such information to the department within ninety days of discovery." The previously-identified diesel- and oil-range TPH was not addressed as part of the off-Site wrecking yard NFA

and has not yet been reported to Ecology. Therefore, RGI recommends that the presence of elevated diesel- and oil-range TPH at the on-Site monitoring well B-1 be reported to Ecology.

Based on the concentrations and proximity of PCE to the Site Hardware Building, an indoor air quality issue may be present at the Site. A soil gas and/or indoor air sampling assessment could be performed to determine whether a vapor intrusion risk is present in the building. Since Ecology does not currently (but is proposing to) regulate vapor intrusion, the decision to perform the assessment would depend upon the Client's risk tolerance. If a further assessment of this risk is desired, soil vapor and/or ambient air could be collected from within the building and compared levels in Ecology's guidance. If a vapor intrusion risk is identified, then engineering controls can likely be implemented to mitigate that risk (e.g., improved ventilation).

#### **CERTIFICATION, LIMITATIONS, AND STATEMENT OF INDEPENDENCE**

This report has been prepared by The Riley Group, Inc. (RGI) for KRG Four Corners Square, LLC and its authorized representative(s). RGI has no present or contemplated future ownership interest or financial interest in the real estate that is the subject of this Phase I ESA report. RGI has no personal interest with respect to the subject matter of the Phase I ESA report or the parties involved and RGI has no relationship with the property or the owners thereof, which would prevent an independent analysis of the environmental or other conditions of the property.

The information contained in this report has received appropriate technical review and approval. The conclusions represent professional judgment and are founded upon the findings of the investigations identified in the report and the interpretation of such data based on our experience and expertise according to the existing standard of care. No other warranty or limitation exists, either expressed or implied.

The investigation was prepared for the use and benefit of KRG Four Corners Square LLC and its successors, assignees, purchasing entity and lender. It is based, in part, upon documents, writings and information owned, possessed, or secured by Client. Neither this report, nor any information contained herein shall be used or relied upon for any purpose by any other person or entity without the express written permission of The Riley Group, Inc.

As required by 40 CFR 312.21(d), we declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional and have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed all the appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

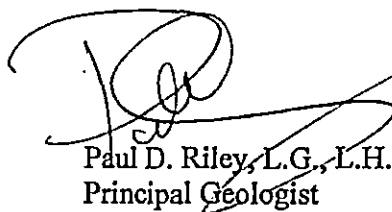
If you have questions regarding this report, please contact the undersigned.

Respectfully Submitted,

**THE RILEY GROUP, INC.**



Elizabeth Uchison, L.G., L.H.G.  
Senior Hydrogeologist



Paul D. Riley, L.G., L.H.G.  
Principal Geologist

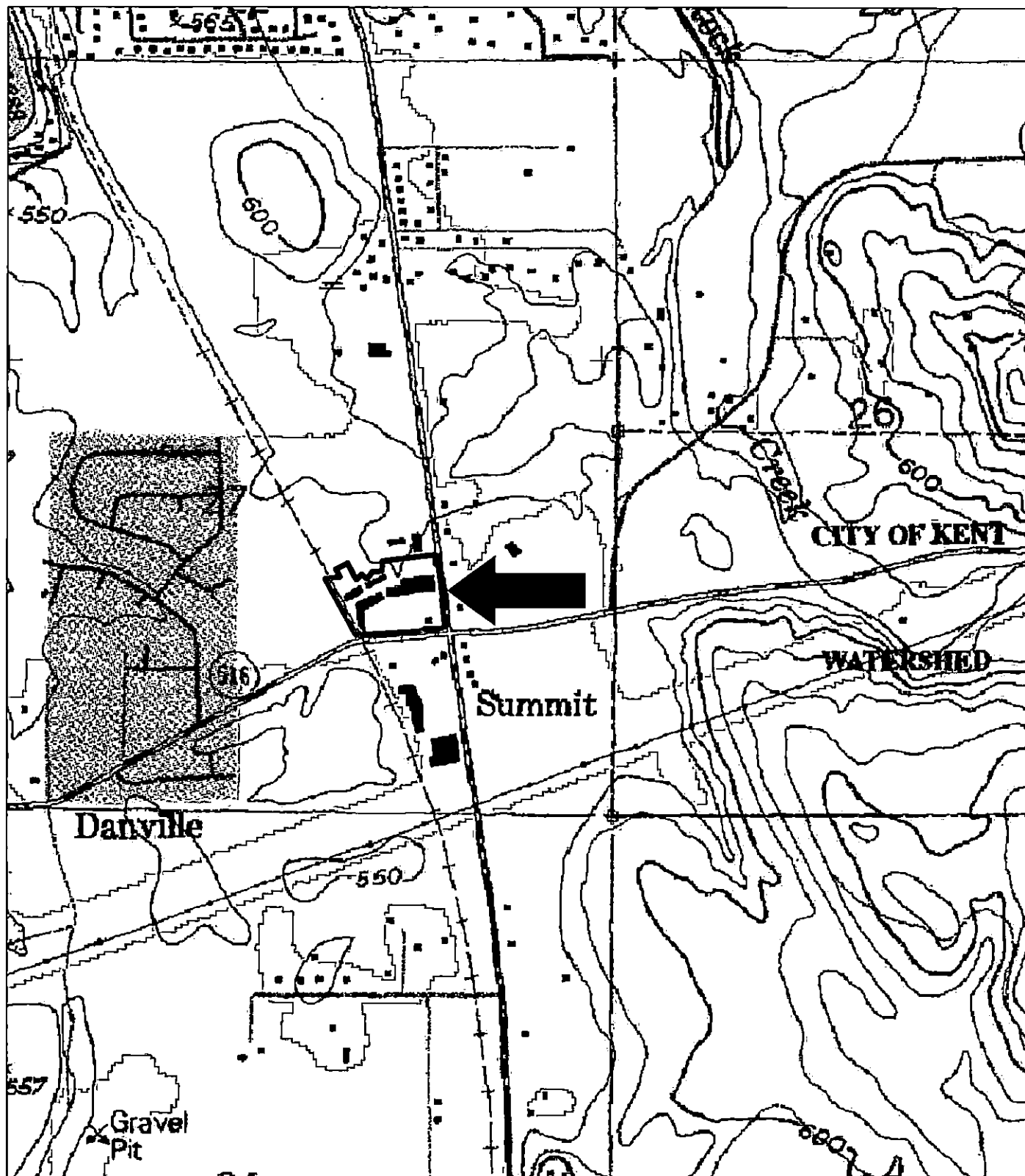
<i>Attachments</i>	<i>Figure 1</i>	<i>Site Vicinity Map</i>
	<i>Figure 2</i>	<i>Site and Surrounding Area</i>
	<i>Appendix A</i>	<i>Site Photographs</i>
	<i>Appendix B</i>	<i>Previous Environmental Reports for the Site</i>
	<i>Appendix C</i>	<i>Previous Environmental Reports for the North-adjointing Wrecking Yard</i>
	<i>Appendix D</i>	<i>Regulatory Database Report</i>
	<i>Appendix E</i>	<i>ASTM Questionnaire</i>

*Report Distribution*      *Mr. Eric Strickland, KRG Four Corners Square LLC (two hard copies, electronic PDF)*



## FIGURES

— — — — —



USGS, 1994, Black Diamond, Washington  
7.5-Minute Quadrangle

Approximate Scale: 1"=1000'

0 500 1000 2000



**The Riley Group, Inc.**

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Four Corners Square

Figure 1

RGI Project Number

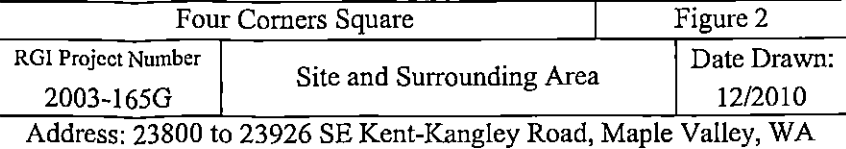
Site Vicinity Map

Date Drawn:

2003-165G

12/2010

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA







Photograph 1: North-adjointing vacant land (former Four Corners Wrecking Yard).



Photograph 2: East-adjointing abandoned single-family residence.



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**Four Corners Square**

RGI Project Number

2003-165G

Site Photographs

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA

**Figure A-1**

Date Drawn:

12/2010



Photograph 3: Eastern Site parking area with east-adjointing TRM Wood Products beyond.



Photograph 4: South-adjointing 76-branded gasoline service station.



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**Four Corners Square**

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2003-165G

**Site Photographs**

**Figure A-2**

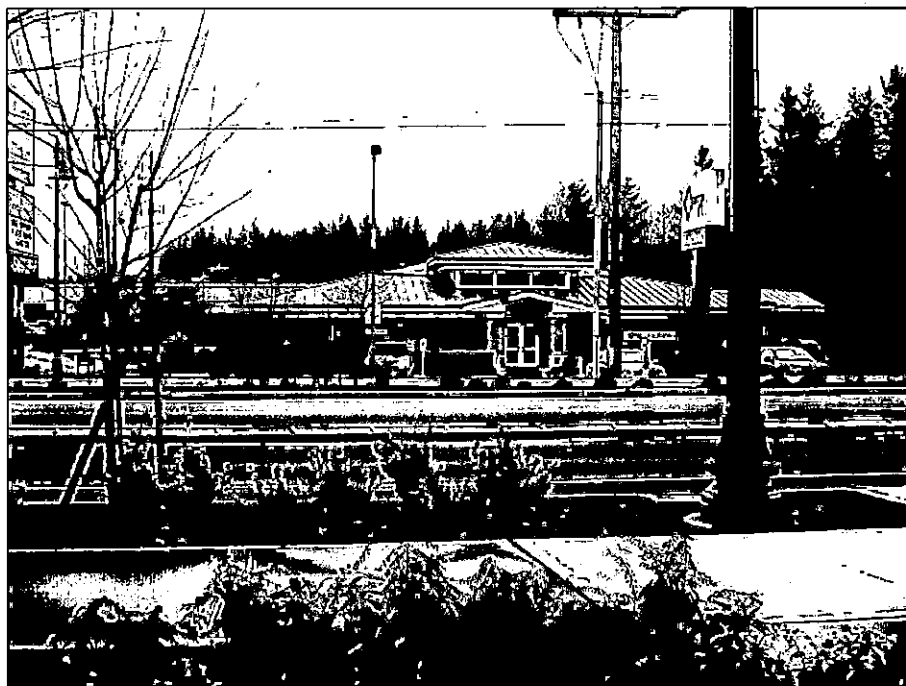
Date Drawn:

12/2010

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 5: South-adjoining Jiffy Lube.



Photograph 6: South-adjoining Key Bank.



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Four Corners Square

Figure A-3

RGI Project Number

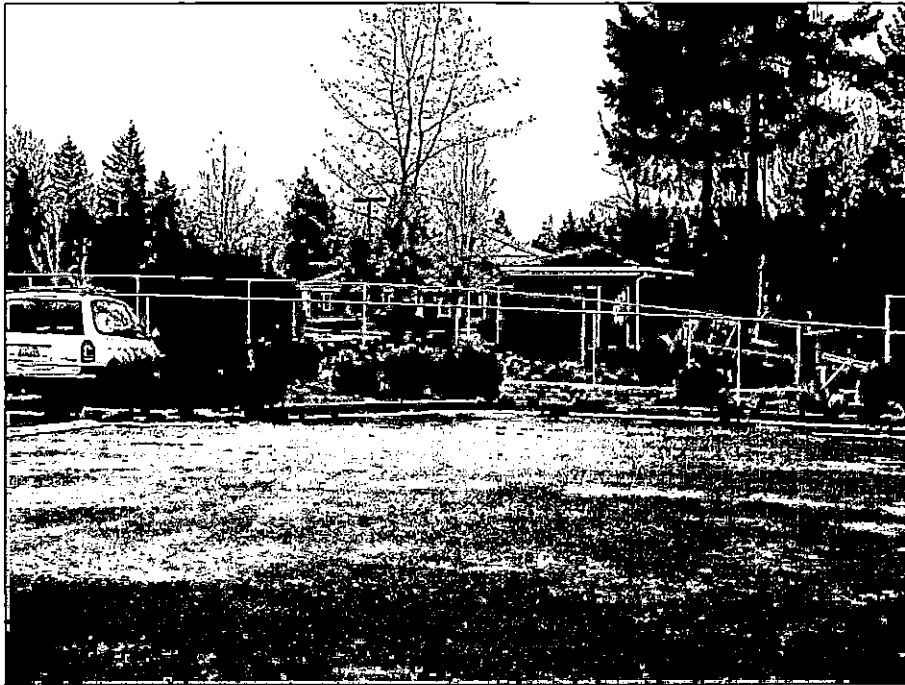
Site Photographs

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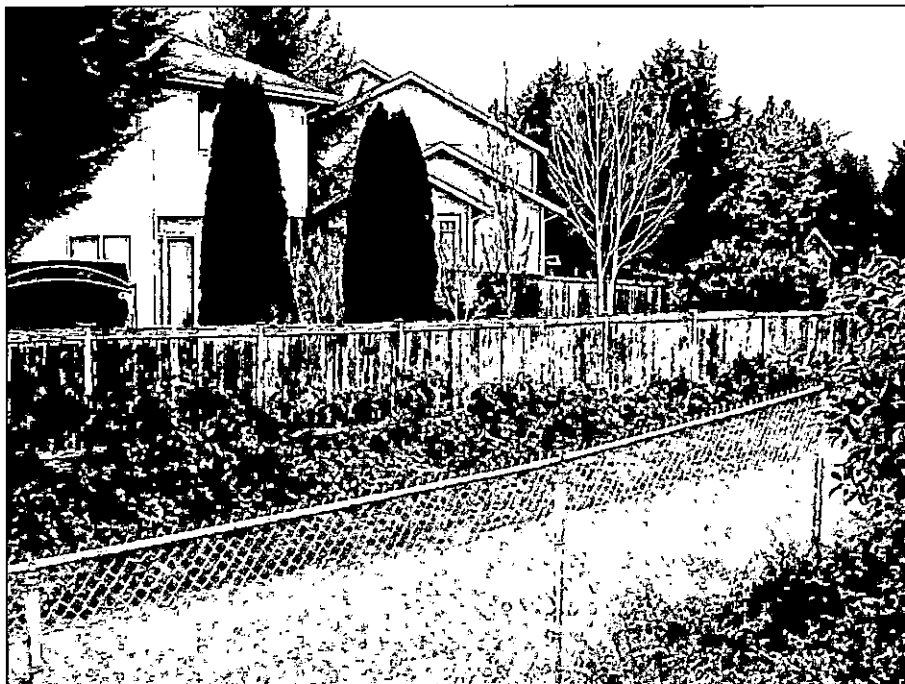
2003-165G

12/2010

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 7: West-adjointing Church of Latter Day Saints.



Photograph 8: West-adjointing walking trail with single-family residences beyond.



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Four Corners Square

Figure A-4

RGI Project Number

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Site Photographs

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Photograph 9: Hardware Building, looking east-northeast.



Photograph 10: Strip Retail Building, looking north.



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Four Corners Square

Figure A-5

RGI Project Number

Site Photographs

Date Drawn:

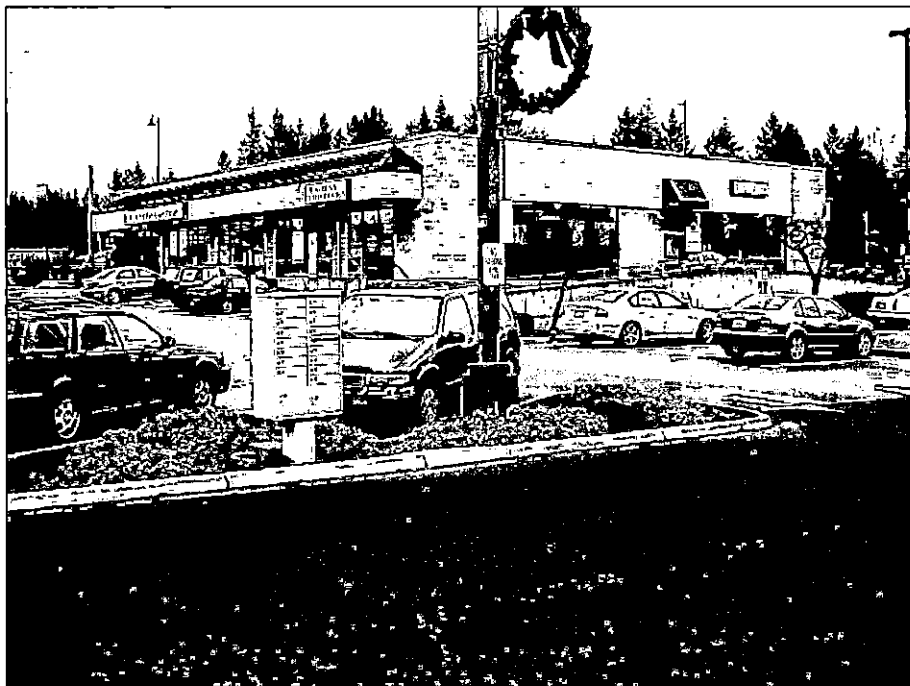
2003-165G

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 11: Strip Retail Building, looking west-northwest.



Photograph 12: Retail Outbuilding, looking southwest.



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Four Corners Square

Figure A-6

RGI Project Number

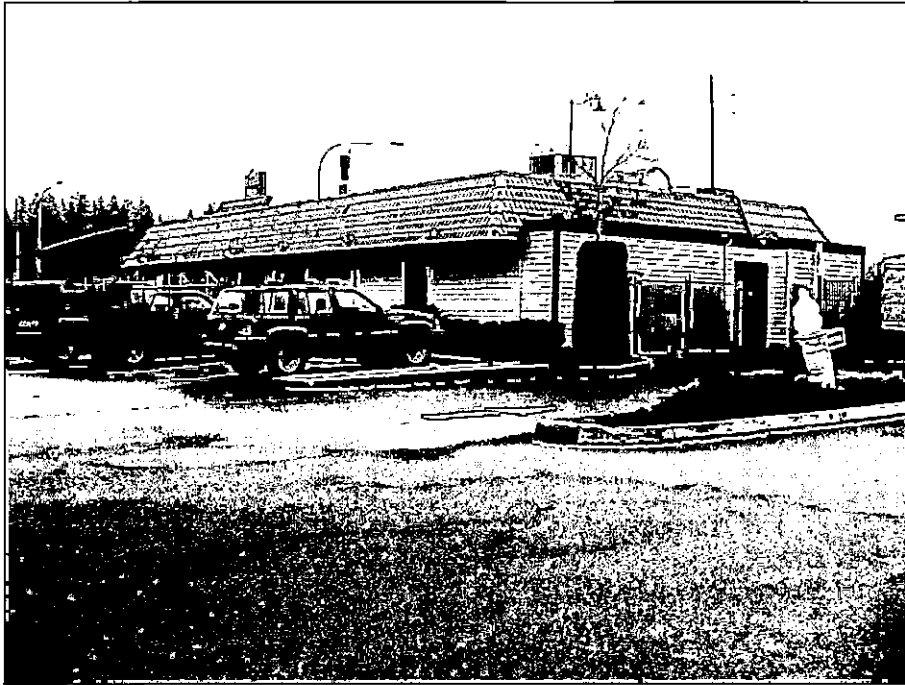
Site Photographs

Date Drawn:

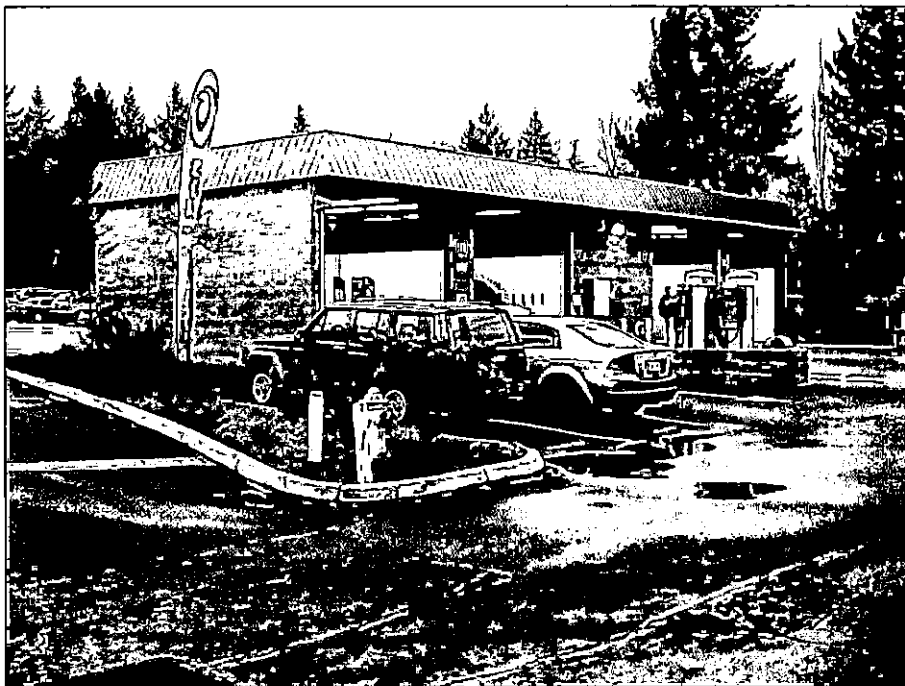
2003-165G

12/2010

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 13: Restaurant Building, looking southeast.



Photograph 14: Carwash Building, looking southwest.



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Four Corners Square

Figure A-7

RGI Project Number

2003-165G

Site Photographs

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Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 15: G Building, looking west.



Photograph 16: D Building, looking northeast.



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Four Corners Square

Figure A-8

RGI Project Number

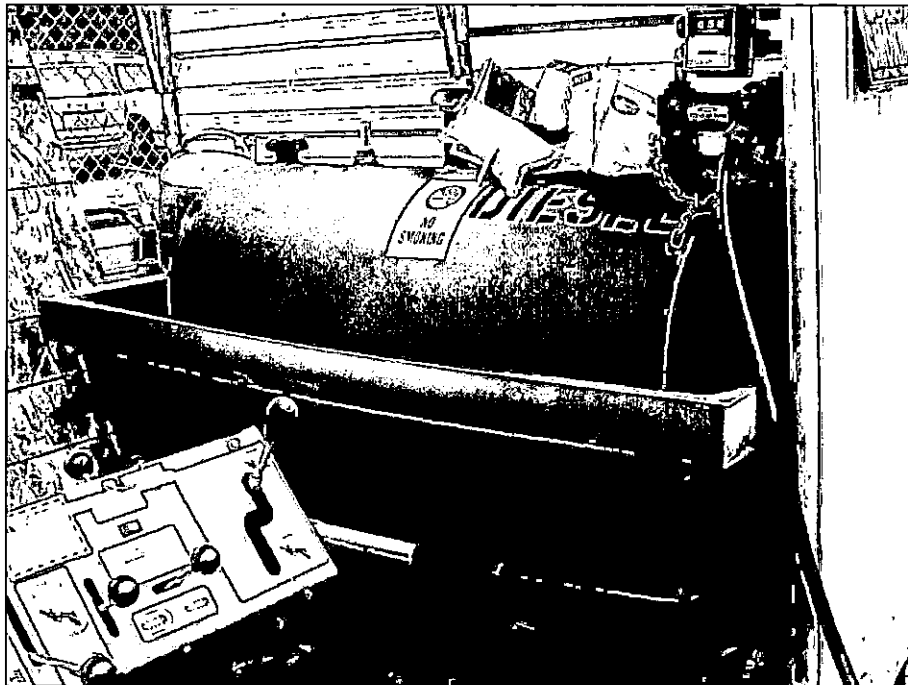
Site Photographs

Date Drawn:

2003-165G

12/2010

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



Photograph 17: 200-gallon steel diesel AST and dispenser with secondary containment basin behind Johnson's Rental.



Photograph 18: Various drums on secondary containment pallets behind Johnson's Rental.



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Four Corners Square

Figure A-9

RGI Project Number

Site Photographs

Date Drawn:

2003-165G

12/2010

Address: 23800 to 23926 SE Kent-Kangley Road, Maple Valley, WA



**PHASE I ENVIRONMENTAL  
SITE ASSESSMENT**

**FOUR CORNERS SQUARE SHOPPING CENTER  
23800 TO 23926 SOUTHEAST KENT-KANGLEY ROAD  
MAPLE VALLEY, WASHINGTON 98038**

**September 30, 2003**

**PREPARED BY:**

**The Riley Group, Inc.  
10728 Lake City Way NE  
Seattle, WA 98125**

**PREPARED FOR:**

**Mr. Doug Pedersen  
Kite Development  
30 South Meridian Street – Suite 1100  
Indianapolis, IN 46204**

**Project No. 2003-165a**

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# 1 Introduction

---

The Riley Group, Inc. (Riley) conducted a Phase I Environmental Site Assessment (ESA) for the approximately 7.17-acre Four Corners Shopping Center property located at 23800 to 23926 Southeast Kent-Kangley Road, Maple Valley, Washington (hereafter referred to as the Site), Figure 1. Site photographs are included in Appendix A.

Riley understands that Kite Development of Indianapolis, Indiana (KITE) anticipates the purchase and redevelopment of the subject Site for commercial/retail use. Riley also understands that KITE anticipates simultaneously purchasing and redeveloping the north adjoining Four Corners Auto Wrecking Yard for like purpose. This Phase I ESA report specifically regards the Four Corners Shopping Center. Our Phase I ESA findings specifically pertaining to the Four Corners Auto Wrecking Yard property are presented under separate cover.

## 1.1 PURPOSE

The purpose of the ESA was to identify any *recognized environmental conditions* (RECs) and/or *business environmental risks* (BERs) as defined by the American Society for Testing and Materials (ASTM), Standard Practice E 1527-00.

The term "*recognized environmental conditions*" means the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with current environmental regulations. The term is not intended to include *de minimis* conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies.

The term "*business environmental risks*" are risks that can have a material environmental or environmentally-driven impact on the business associated with the current or planned use of a parcel of commercial real estate, not necessarily limited to those environmental issues required to be investigated in this practice.

Definitions used herein, as defined by ASTM, are provided in Appendix B for reference.

## 1.2 SCOPE OF WORK

Riley's scope of work for this Phase I ESA included the following tasks:

- Perform a Site and limited adjoining property inspection;
- Review of state and federal databases of contaminated facilities or facilities that use hazardous materials in the vicinity of the Site;
- Review of historic uses of the Site and adjoining/nearby properties;
- Review of available records on-file for the Site and/or nearby properties at the Washington Department of Ecology (Ecology), as applicable;
- Interviews with knowledgeable persons regarding Site, nearby properties and/or vicinity; and

- Preparation of a final report presenting Riley's findings and conclusions.

### **1.3 SIGNIFICANT ASSUMPTIONS**

In evaluating the property, Riley has relied upon representations and information furnished by individuals and agencies noted in the report. Riley assumes that the information provided by these third party sources is accurate, and has no reason to believe otherwise.

Riley reviewed available topographic maps and water well logs records for the Site and immediate vicinity. Based on this review, Riley assumes the following Site conditions:

- The Site is underlain by sand and gravel with cobbles and boulders;
- Seasonal perched water underlies the Site at depths of 7 feet to 12 feet below ground surface (BGS);
- Static groundwater underlies the Site at about 40 feet BGS; and
- Static groundwater flow direction is to the east-northeast.

### **1.4 STANDARD LIMITATIONS AND EXCEPTIONS**

This ESA report is based upon information obtained by Riley personnel and upon the condition of the Site and surrounding property on the dates of such visits, supplemented by readily available information and data obtained by Riley and described herein.

Riley accepts no responsibility for any deficiency, misstatements or inaccuracies contained in this report as a result of misstatements, omissions, and misrepresentations or fraudulent acts of persons interviewed. In addition, potentially important interviewees are often not available or cannot be located within a reasonable project time frame. In these instances, Riley accepts no responsibility for any environmental liability that later results from information not readily available during the assessment.

This report is the property of Riley, Kite Development and their authorized affiliates. This report was prepared in a manner consistent with the level of skill and care ordinarily exercised by members of the profession currently practicing in the same locality and time, and under similar conditions. This report is intended for specific application to the Four Corners Square shopping center property located at 23800 to 23926 SE Kent-Kangley Road, Maple Valley, Washington.

### **1.5 SPECIAL TERMS AND CONDITIONS**

In addition to providing environmental services under the scope of ASTM for performing a Phase I ESA, Riley performed an environmental data review to address the following non-scope consideration: radon gas.

### **1.6 RELIANCE**

No reports or other information regarding the Site or its setting were provided to, obtained by, or relied upon, by Riley, other than those specifically referenced in Section 10.0 of this report.

## **2 Site Description**

---

### **2.1 PHYSICAL SETTING SOURCE(S), LOCATION AND LEGAL DESCRIPTION**

The Site is located on the United States Geological Survey (USGS) Black Diamond, Washington 7.5-Minute Topographic Map. The Site is located on the northwest corner of Maple Valley Black Diamond Highway and SE Kent-Kangley Road (Figure 1). The Site is situated at an average elevation of 575 feet above mean sea level.

The Site consists of four tax parcels. The Site's King County tax parcel numbers and the recorded property owner are as follows:

- Tax parcel 2722069086 (0.77 acres, owned by Four Corner Square);
- Tax parcel 2722069096 (2.42 acres, owned by Four Corner Square);
- Tax parcel 2722069096 (3.68 acres, owned by Four Corner Square); and
- Tax parcel 2722069086 (0.3 acres, owned by Four Corner Square)

The bounds and means of the Site are the Southeast Quarter of Section 27, Township 22 North, and Range 6 East of the Willamette Meridian.

### **2.2 SITE AND VICINITY CHARACTERISTICS**

The Site is a relatively flat irregular-shaped, approximately 7.17-acre lot that contains a retail shopping center consisting of a total of six (6) buildings including: four retail/office buildings (buildings D, E, G and I), one restaurant (Dairy Queen) and a Do-It Center Hardware and Do-It Best Rental Center. In addition, a self-service car wash is located on-Site. The current site layout and configuration is shown in Figure 2.

Effluent for the existing Site buildings was discharged to at least three (3) septic disposal systems on-site between about 1979 to 1993 (Figure 2). In 1993, most buildings were reportedly connected to a municipal sanitary sewer line. However, the Dairy Queen apparently is still connected to septic.

The Site contains asphalted parking throughout and a stormwater retention grass swale on the northwest corner. Reportedly all storm water and roof water run-off are tightlined and discharged to the stormwater retention grass swale.

Typical property use in the Site vicinity includes a mix of undeveloped, residential, commercial and light industrial properties.

### **2.3 SITE GEOLOGY**

According to well log reports for the Site vicinity, available at the Washington State Department of Ecology, the Site is generally underlain by a mix of gravel and sand with cobbles and boulders (glacial outwash) to at least a depth of 45 feet BGS. Wells logs note that static groundwater is predominantly found at a depths of 30 to 40 feet BGS.

During a subsurface investigation conducted at the Site in 1989, seasonal perched water was noted at the northeast and northwest corners of the Site at approximately 7.5 feet to 12 feet BGS.

## **2.4 CURRENT USES OF THE SITE**

The Site is currently utilized as a retail shopping center. Tenants include a Do-It Center Hardware, 4-Corners Dry Cleaners, Do-It Best Rental Center (equipment rentals), a self-service car wash, and other retail.

## **2.5 CURRENT USES OF ADJOINING PROPERTIES**

Current uses of adjoining properties are summarized as follows:

- North of Site:** A former Burlington railroad right-of-way/walking trail and the Four Corners Auto Wrecking yard.
- East of Site:** Maple Valley-Black Diamond Highway with a single-family residence, Century 21 Realty, TRM Wood Products and a retail ski shop located beyond.
- South of Site:** SE Kent-Kangley Road with undeveloped property, Key Bank, a construction site (proposed Jiffy Lube) and a BP/76 gasoline station located beyond.
- Southeast of Site:** An Exxon gasoline station located beyond the intersection of SE Kent-Kangley Road and Maple Valley Black Diamond Highway.
- West of Site:** Single-family residences and a church.

## **3 User-Provided Information**

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### **3.1 TITLE RECORDS**

The client supplied no title records to Riley for the purposes of this report.

### **3.2 ENVIRONMENTAL LIENS, SPECIALIZED KNOWLEDGE, ETC.**

Ms. Dana Holstine, property manager for Four Corners Square Shopping Center, stated that to her knowledge, no liens exist for the Site. Ms. Holstine provided several previous geotechnical and environmental reports for the Site, dated from 1989 to 1997. Previous reports are referenced in Section 10.0 of this report.

### **3.3 REASON FOR PERFORMING THE PHASE I ESA**

It is Riley's understanding that Kite intends to purchase and/or redevelop the Site for commercial purposes. The purpose of this ESA is to identify any RECs and/or BERs associated with the Site and/or its setting.

## **4 Site Reconnaissance**

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Riley performed a Site reconnaissance and walk-through hazardous materials inspection on August 20, 2003. Ms. Dana Holstine, property manager, accompanied Riley during the inspection. A summary of our findings is given below. Photographs of the Site are available in Appendix A.

#### **4.1 EXTERIOR OBSERVATIONS & FINDINGS**

- Hydraulic oil, 5-gallon containers are stored over a secondary containment area behind the Do-It Best Rental Center. No staining was noted around the secondary containment.
- Various rental equipment (power tools, equipment with small engines, etc.) is pressure washed behind the Do-It Best Rental Center. Wash water run-off is collected by a nearby storm drain (Photo 10) and reportedly is tightlined and discharged to the existing stormwater retention swale. No obvious signs of petroleum stained asphalt was noted around the drain at the time of our inspection. In addition, no petroleum hydrocarbon sheen or odors were observed inside the storm drain at the time of our inspection.
- Three (3) 30 to 55-gallon drums were noted behind the Do-It Best Rental Center (Photo 14). One 30-gallon drum was labeled "antifreeze." The other drums were labeled "Hazardous Waste" and "Gasoline." No staining was noted on or around the 30-gallon drums. The 55-gallon drum was labeled "waste oil." Although the asphalt was stained around the drum, no cracking or significant degradation was noted. Ms. Tina Hartman, the store manager, indicated that Safety Kleen empties the drums and transported the waste off-site once or twice every quarter.
- The car wash utilizes an oil/water separator. Ms. Holstine indicated that McDonough and Sons, a vacuum truck company, pump the separator out quarterly.
- A stormwater grass lined bioswale is located on the northwest corner of the Site. Reportedly all surface water and roof water run-off (and wash water from the Tool Rental store) discharges to the bioswale.
- Three groundwater monitoring wells are located on the northern boundary of the Site (Figure 2). These are discussed in greater detail in Section 6.0 of this report.
- No significant staining or stressed vegetation was noted elsewhere on the Site.

#### **4.2 INTERIOR OBSERVATIONS**

- The on-Site dry cleaning facility utilizes a system that recycles its tetrachloroethylene (PCE) cleaning solvent (Photo 11). Waste PCE sludge is stored in plastic bags which are placed in lined, plastic containers. Mr. Kim, store manager, indicated that Safety Kleen removes the waste approximately every 1 ½ months. No staining or other indications of improper waste storage were noted in conjunction with the dry cleaning operations.
- A 30-gallon unleaded gasoline storage unit was noted in the storage room of the Do-It Best Rental Center. No staining was noted on or around the unit.
- The storage room of the Do-It Best Rental Center contained flammable storage lockers and a parts cleaning unit. The cleaning unit was labeled for petroleum distillates, PCE and "hydrotreated light." No staining or other indications of improper use of the parts cleaning unit were noted. Ms. Hartman, store manager, stated that Safety Kleen empties the unit regularly.

- No improper storage or handling of any hazardous materials were observed in any of the other tenant spaces. No significant staining or stressed vegetation was noted anywhere on the Site.

#### **4.3 POLYCHLORINATED BIPHENYLS (PCBs) SURVEY**

The EPA considers PCBs to be a possible human carcinogen. The Toxic Substance Control Act of 1976 (15 USC, s/s 2601, et seq.) prohibited any manufacturing of PCBs in the United States after January 1, 1979.

Electricity is supplied to the Site via several pad-mounted and vault-contained transformers located throughout the Site. According to Ms. Leah Boyle of Puget Sound Energy, all of the units on the Site contain less than one part per million PCBs or are considered non-PCB containing based on the date of installation. No other indications of PCBs were noted at the Site.

#### **4.4 UNDERGROUND AND ABOVEGROUND STORAGE TANK SURVEY (UST/AGST)**

Riley's UST and AGST survey included an inspection, review of historical documentation and interviews with knowledgeable persons regarding the Site.

Riley observed the following AGSTs on-Site during our site inspection at the Do-It Best Rental Center or Hardware Store:

- One (1) 200-gallon diesel AGST, with secondary containment (Photo 12);
- One (1) 1,000-gallon, double-walled kerosene AGST, with limited spill containment (Photo 13); and
- One (1) 150-gallon propane AGST.

No significant petroleum hydrocarbon staining or obvious fuel spills were noted on or around the AGSTs at the time of our inspection.

Riley did not observe any fill or vent pipes indicating the presence of USTs at the Site.

#### **4.5 RADON GAS EPA SURVEY DATA**

The EPA has set an "action level" for indoor radon levels at 4.0 picoCuries per liter (pCi/l) and above. The EPA zone for King County is "3," indicating an average radon level of less than 2.0 pCi/l. EPA radon data for King County zip is based on 106 tested residences. The summary data for radon for all of King County is provided in Table 1 below.

Table 1: Summary of Radon Data for King County				
Area	Average Activity (pCi/l)	% < 4 pCi/l	% 4-20 pCi/l	% > 20 pCi/l
Living Area – 1 <sup>st</sup> floor	.334	99%	1%	0%
Living Area – 2 <sup>nd</sup> floor	.800	100%	0%	0%
Basement	.538	97%	3%	0%

No basement or subsurface structures, where radon typically accumulates, currently exist or are proposed for the Site. Therefore, Riley concludes that the risk of exposure to elevated levels of radon gas at the Site is very low.

## **5 Interviews**

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Riley interviewed Ms. Dana Holstine, property manager, regarding current and former Site uses. Ms. Holstine completed a due diligence questionnaire for the Site, which is provided in Appendix D.

Ms. Holstine was unaware of any USTs or hazardous materials on-Site, other than those noted in the Site reconnaissance. Ms. Holstine indicated that USTs, associated with a former gasoline station had been removed. However, she was uncertain as to how many USTs were removed or on what date they were in fact removed.

## **6 Historical Records Review**

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Riley's historical records review included a review of the following:

- Current & Historical King County Tax Assessor Records;
- Polk Reverse City Directories;
- Sanborn Fire Insurance Maps (no coverage available);
- Aerial Photographs dated 1965, 1976, 1984, 1985, 1991, 1997 and 2002;
- USGS Topographic Maps dated 1949, 1968, 1973 and 1994.
- Inspection reports from King County and State regulatory agencies;
- Previous Phase I Environmental Site Assessment for the Four Corners Square Shopping Center dated 1997; and
- Interviews with Knowledgeable Persons.

Historical documentation is provided in Appendix D. The 1965 aerial photograph is provided in Figure 3.

### **6.1 SITE HISTORY**

- From about 1936 to 1950, a restaurant and a gasoline station was located on the southeast corner of Site (near the existing Dairy Queen location).
- Based on a 1949 USGS topographic map, four or five other unknown structures were located on the west portion of the Site. These structures were probably associated with the lumber mill reportedly on-site at this time (see bullet below).
- From about 1946 to 1978, the Site was occupied by logging and lumber operation, which included a dry kiln building, a shingle mill, a sales building, a "hopper and planer" shed and an office/watchman's shack (Figure 3). In addition, two to three single-family residences were constructed along SE Kent-Kangley Road. Exact locations of these former residences is unknown. Also unknown is how they were heated or if they included any heating oil USTs.
- By 1979, the lumber operations ceased and the existing building occupied by the Do-It Center Hardware store was constructed.



- In 1984, the Do-It Center Hardware building was added on to. From 1984 to 2001, the Four Corners Dry Cleaners occupied this building addition.
- In 1991, the single family residences along SE Kent-Kangley Road were demolished or moved off-Site.
- In 1995, Building I was constructed and included Video Update (1995 to 1999); coffee shop (1997 to present) and Music Trader (since 1999).
- In 1987, office and retail buildings D, G and E were constructed in. Tenants have included: Four Corners Dry Cleaners (2001 to present), Menagerie Boutique (1987 to 1990), Saucy's Pizza (1987 to 1989), Knickerbockers (1987 to 1994), Sandy's (1987 to 1990), Movie Marquis Video (1987 to 1992), Jamieson Western Shop (1987 to 1997), Dick's Barber Shop (1987 to present), J and E Fabrics (1987 to 1991), Allstate Insurance (1987 to present), Summit Office Supplies (1987 to 1990), Valley Medical Center (1987 to present), L-Bar offices (1991 to 1993), Family Advocates Counseling (1993 to 1994), Maple Valley Chamber of Commerce (1994 to 1999), Aptech Systems (1992 to present), Eastside Christian Church (1997), Real Life Church (1998 to present), Northwest Tae Kwon Do (1993 to 1999), Interactive Target Systems (1995 to 2000), Four Corners Family Dentistry (1996 to present), Bauer Chiropractic (1990 to 1993), Petrelli/Partain Chiropractic (1993 to present), Maple Valley Physical Therapy (1992 to present), Cycles Etc. (1992 to 1997), Papa Murphy's (1999 to present), State Farm Insurance (1989 to present), Carquest/Four Corners Auto Parts (1987 to present), Consignment Cove (1994 to 2003), Summit Printing (1988 to 1991) and Solar Nails (2003).

## **6.2 ADJOINING AND NEARBY PROPERTY HISTORY**

The historic uses of adjoining and nearby properties are summarized below.

### **6.2.1 NORTH OF SITE**

- From approximately 1952 to 1972, the property was occupied a logging and lumber mill operation (Figure 3).
- In 1970/1971, the existing auto wrecking and salvage yard commenced operations (Figure 4).

### **6.2.2 EAST OF SITE (ACROSS MAPLE VALLEY BLACK DIAMOND HIGHWAY)**

- In 1939 the existing single-family residence and the existing ski shop building was built.
- In 1966, the current realty office was constructed.
- In 1974, the current TRM lumber yard commenced operations.

### **6.2.3 SOUTHEAST OF SITE (ACROSS INTERSECTION)**

- In 1936, the existing gasoline service station property was built.

#### **6.2.4 SOUTH OF SITE (ACROSS SE KENT KANGLEY ROAD)**

- Prior to construction of the current gas station (1969) and bank (1990), the south adjoining properties were undeveloped and/or vacant lots.

#### **6.2.5 WEST OF SITE**

- Prior to 1970, the west adjacent property was a Burlington railroad right-of-way. Since 1970, the right of way (just north of the Site) has been used as a bike or walk trail.
- Properties located west of the former right-of-way were undeveloped until construction of the current church, in approximately 1993, and single-family residences in 1997.

## **7 Review of Previous Environmental Investigations**

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Riley reviewed several environmental reports prepared by others specifically for the Site. Reports considered to provide relevant and useful information regarding the Site use(s) and condition are listed below.

- *Phase I Environmental Site Assessment* for Four Corner Square Shopping Center by Earth Consultants, Inc. (ECI), dated October 20, 1997.
- *Petroleum-Contaminated Soil Remedial Excavation Letter Report* for Four Corner Square Shopping Center by ECI, dated June 5, 1989;
- *Supplemental Environmental Study* for Four Corner Square Shopping Center by ECI, dated May 10, 1989;
- *Phase I Environmental Site Assessment* for Four Corner Square Shopping Center by Earth Consultants, Inc.(ECI), dated April 3, 1989;
- A supplemental groundwater risk assessment letter report for Four Corner Square Shopping Center by ECI, dated June 7, 1989;
- Various laboratory analytical reports by Friedman & Bruya, Inc., dated September 7, 1990, November 23, 1994 and November 19, 2003.

Most of the above reports are included in Appendix E for reference.

A summary of our report review and comments are given below.

### **7.1 PHASE I ESA, APRIL 1989**

ECI's 1989 Phase I ESA report concluded the following RECs and/or BERs identified for the Site:

- A trench and discharge pipe originating from the north adjoining auto wrecking yard was observed terminating near the Site's northern property line. ECI suspected that oily wastes from this trench or drain pipe were periodically discharging to the Site, thus adversely affecting Site soils and/or groundwater quality.
- A gasoline station was formerly located on the southeast corner of the Site. ECI stated that it was unknown whether or not the gasoline station's USTs had been removed or if a petroleum hydrocarbon release had occurred..

- Kerosene stained soils were observed beneath an AGST located behind the Do-It Best Rental Center.
- The former lumber yard on the Site.
- Site fill dirt of unknown origin and quality.
- Soil and groundwater conditions in the vicinity of the Site's former septic leach field.

## **7.2 SUPPLEMENT ENVIRONMENTAL STUDY, MAY 1989**

ECI's May 1989 subsurface investigation and geophysical survey was performed to address the environmental issues reported in their April 1989 Phase I ESA report.

ECI drilled a total of nine soil borings (B-1 to B-9) on the Site. Three of the borings, were drilled along the property line shared by the Site and the north adjoining auto wrecking yard) and were completed as 2-inch groundwater monitoring wells (B-1, B-2 and B-4). Only one boring was drilled at the former gasoline station location (boring B-3). ECI's approximate soil boring and monitoring well locations are shown in Figure 2.

Soil and/or groundwater samples were collected and analyzed for various potential contaminants of concern (PCOC) including, but not necessarily limited to, total petroleum hydrocarbons (TPH), volatile organic compounds (VOCs), pentachlorophenol and priority pollutant metals.

### **7.2.1 On-Site Issues: Summary of ECI Findings & Riley Review Comments**

#### **ABANDONED USTs/FORMER GASOLINE STATION**

ECI's geophysical survey and Phase II subsurface investigation findings did not locate any abandoned USTs or encounter any petroleum hydrocarbon affected soils associated with the Site's former gasoline station.

*It is our opinion that, though geophysical surveys are useful for locating buried metallic objects (such as abandoned USTs), their results can sometimes be unreliable due to a variety of unknown factors and interferences (pavement, subgrades, subsurface lithology, subcontractor equipment and experience, level of survey spacing and detail, etc.). Therefore, without hard documentation that ALL USTs (fuel, heating oil, waste oil, dry wells, underground hydraulic lifts (if any) were in fact removed, it remains a possibility that abandoned USTs or other gasoline station subsurface improvements may still be present on-Site.*

*It is our opinion that only one boring (B-3) does not provide sufficient coverage to definitively document Site soil and groundwater quality beneath the former gasoline station location. This is particularly true if the former gasoline station included a service garage and had a waste oil UST, dry well (to dispose of hazardous wastes on-site) or heating oil UST. In addition, the existing Dairy Queen building may be located or partially located where the former gasoline station was located.*

#### **KEROSENE CLEANUP EFFORT**

Approximately 40 tons of kerosene-contaminated soil, identified during ECI's 1989 Phase I ESA, beneath a Do-It Best Rental Centers kerosene AGST, was excavated and transported off-site for disposal or treatment. ECI reported that their remedial

excavation effort was successful in bringing these soils into compliance with the Washington State Department of Ecology (Ecology) cleanup regulations.

#### ON-SITE SEPTIC FIELD

ECI reported that boring B-9, located 20 feet west of an on-Site septic system, intercepted soils at 7.5 feet bgs with a total 1,2 Dichloroethene (1,2 DCE-including the cis- and trans- isomers) concentration of 2.4 ug/kg. ECI concluded that the source of 1,2 DCE "may have been from the disposal of the compound via the septic disposal system and that "the concentration of 1,2 DCE is not currently regulated by WDOE (Ecology)."

*1,2, DCE is a breakdown product of PCE, which as previously stated is solvent typically used by dry cleaners. PCE is a regulated contaminant by Ecology. It is our opinion that the origin of the 1,2 DCE reported by ECI may represent the breakdown of PCE which may have originated from effluent wastes from the dry cleaning operation then located at the west end of the Do-It Best Center Hardware building. The disposal of PCE wastes via septic disposal systems is a relatively common/historic occurrence. Another possibility is that the contaminant 1,2-DCE or PCE originated from the routine handling, cleaning, use and wash down of equipment at the Do-It Best Rental Center. The Do-It Best Rental Center's catch basin and drain condition is unknown and likely passes through the vicinity of boring B-9.*

#### FORMER LUMBER YARD/BURLINGTON RAILROAD ROW/UNKNOWN FILLS

ECI reported that boring B-7 intercepted soils at 5 feet bgs with a TPH concentration of 330 mg/kg. ECI reported that soils intercepted were organic in nature and therefore the reported TPH concentration may have been the result of naturally occurring biogenic material (not petroleum). *Riley concurs with their interpretation.*

All other ECI borings did not intercept soils with any detectable concentrations of the PCOC.

#### **7.2.2 Off-Site Issues: Summary of ECI Findings & Comments**

ECI reported that perched groundwater collected from monitoring well B-1 in 1989 had detectable concentrations of oil TPH, BTEX and PCE. ECI attributed these contaminants to the north-adjointing auto wrecking yard and the yards stormwater run-off or other discharge of oily wastes onto or near the Site's northern property boundary. Well B-2 was dry in 1989. Groundwater samples collected from well B-4 had a TPH concentration of 1,000 ug/L and detectable concentrations of various metals. ECI did not speculate as to the origin of the COC detected in groundwater collected from well B-4.

Groundwater from well B-1 has been periodically sampled by ECI since 1989 (in 1990, 1993 and 1994). Well B-2 has apparently always been dry and no groundwater samples have been collected. Well MW-4 has not been re-sampled since the initial 1989 sampling event.

Subsequent groundwater samples collected from well B-1 (in 1990, 1993 and 1994) showed either decreasing or non-detectable concentrations of benzene and PCE. Based on this data, ECI concluded that perched groundwater at well B-1 no longer posed a significant environmental risk to the Site.

*Riley concurs that the origin of the COC detected in well B-1 likely did originate from the north adjoining property. It is likely that the decreasing concentrations of the COC observed in well B-1 verses time was due to the auto wrecking yards prevention of surface water run-off off-site.*

*Since benzene and other VOCs were previously detected in perched groundwater, it is unknown whether or not these COC eventually migrated downward to the underlying static water table at 35 to 40 feet bgs.*

## **8 Environmental Regulatory Database Review**

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Riley's environmental regulatory records review consisted of the following:

- A standard review of Federal and State record databases.
- A review of Site and adjoining property records available at the Washington State Department of Ecology (Ecology).

Riley reviewed federal & state records in a search for properties with existing and/or potential environmental liabilities. Riley and EDR of Southport, Connecticut performed the records search. All records reviewed used search radii in accordance with ASTM parameters. A copy of the EDR database report is included in Appendix C. In addition, Riley reviewed environmental reports and other related documents for the Site and/or adjoining or nearby properties at Ecology, when applicable.

### **8.1.1 SITE**

Four Corners Cleaners, an on-Site tenant, is listed as a RCRA Small Quantity Generator due to the use and disposal of PCE in their dry cleaning operations. No violations were noted in association with this listing.

No other regulatory listings for the Site were noted in the researched environmental databases.

### **8.1.2 ADJOINING/NEARBY PROPERTIES**

#### *Four Corners Auto Wrecking*

The north adjoining wrecking yard is listed on the Ecology Confirmed and Suspected Contaminated Sites List (CSCSL), the State Hazardous Waste Sites (SHWS) and the Washington Emergency Response Tracking System (ERTS) databases.

A summary of our regulatory file review regarding the auto wrecking and salvage yard are summarized below. For a more detailed discussion, the reader is referred to our Phase I ESA report prepared for the auto wrecking yard property dated September 22, 2003.

Multiple ERTS complaints have been made to Ecology against the wrecking yard since 1989. ERTS complaints are usually anomalous and made by disgruntled employees, neighbors or concerned citizens. Complaints are assessed on a case-by-case basis and are usually followed up or investigated to Ecology to determine their validity.

The ERTS complaints included, for the example the following excerpts:

- *"oil and other automotive fluids were flowing from the wrecking yard, (and had) contaminated the (south adjoining property)..."*

- that an unspecified drain on the property was reportedly plugged and the drain was going to be covered soon after, to “*cover the contamination.*”
- Site occupants were “*dumping gas, oils, transmissions, batteries, gas from gas tanks, oils from crank cases directly to (the) ground.*”
- ....that a “*pit was dug (190 feet by 10 feet), which is now covered, to dump (transmissions) and batteries in.*” Ecology records did not indicate whether or not this ERTS report was subsequently addressed or investigated by Ecology.

On July 28, 2003, the King County Department of Natural Resources and Parks (DNR), Water and Land Resources Division, issued a letter to Mr. Don Berg regarding pollution prevention practices at the Site.

### 8.1.3 OTHER NEARBY OFF-SITE PROPERTIES

Based on our regulatory database and file review, the only other off-site property considered a potential risk to Site soil and groundwater quality is the BP/76 gasoline station # 03144 located at 26821 Maple Valley Highway (on the southwest corner of SE Kent-Kangley Road and Maple Valley Black Diamond Highway). However, based on our review of various environmental reports prepared for this property, it appears that static groundwater has not been significantly impacted by a petroleum hydrocarbon release. Therefore, it is unlikely that this off-site property has affected Site soil and/or groundwater quality. Records for this property will be retained in our project file and are available upon request.

## 9 Discussion of Findings and Conclusions

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Riley has performed a Phase I ESA in conformance with the scope and limitations of ASTM E 1527-00 for the Four Corners Square shopping center property located at 23800 to 23926 SE Kent-Kangley Road in Maple Valley, Washington.

Based on our Phase I ESA findings, the *potential* RECs or BERs were identified for the Site or it's setting:

### 9.1 SITE USE FINDINGS

Riley concludes that the **potential** exists that petroleum hydrocarbon affected soils and/or abandoned USTs in the former gasoline station area may be encountered during the proposed redevelopment of the subject Site. The former gasoline station was located on the southeast corner of the Site between about 1934 and 1950. This conclusion is based on the following:

- No written records were found documenting that the former gasoline station USTs or any other associated underground improvements were removed.
- It is unknown whether or not the station included a garage for the repair and maintenance of cars. If it did, there may have been a waste oil UST, a heating oil UST and perhaps a dry well (historically used to dispose of various petroleum or parts cleaning wastes to the subsurface environment). However, no available records reviewed by Riley suggested these other features, and is entirely speculative at this point.

- Previous subsurface investigations to address the former gasoline station were of limited extent and consisted of only one test boring to a depth of 10 to 15 feet.

The **potential** exists that Site soil and/or groundwater quality may have been adversely affected by PCE or one of its breakdown products due to the disposal of PCE wastes via the on-site septic disposal system by either the former dry cleaners facility and/or via leaking drains from the Do-It Best Rental Center. This conclusion is based on the following:

- Trace concentrations of 1,2, DCE were detected in soil at one boring located 20 feet west of the Site's former septic system. 1,2 DCE is a breakdown product of PCE which is solvent typically used by dry cleaners or as a parts cleaning solvent.
- Effluent from the Site was connected to an on-Site septic system from 1979 to about 1993. The dry cleaners was connected to the on-Site septic system during its operation from 1984 to 1993. Reportedly the Site was connected to the municipal sanitary sewer system in 1993. The Dairy Queen is still on septic.
- The disposal of PCE wastes via septic disposal systems or stormwater drains and associated utility corridors is a relatively common/historic occurrence.

Elevated TPH in shallow perched groundwater reported in the Site's stormwater retention swale suggests untreated surface water run-off with petroleum hydrocarbons is occurring.

To better determine and define the **potential** RECs or BER listed above, additional subsurface investigation sampling and/or research would be required. The decision of whether to perform this additional investigation or research at this time depends solely on Client's overall environmental risk tolerance and management program.

## 9.2 ADJOINING/NEARBY PROPERTY USE FINDINGS

The only off-site property identified to be a potential threat to Site soil and/or groundwater quality included the north adjoining auto wrecking and salvage yard. In 1989, two of three groundwater monitoring wells installed on-Site along the wrecking yard property boundary intercepted shallow perched groundwater at 10 to 15 feet bgs. One of the wells (B-2) did not encounter perched groundwater. The most recent of several groundwater sampling events from well B-1 showed decreasing or non-detectable concentrations of the PCOC. However, well B-4 has not been sampled since its installation in 1989.

Since the wells installation in 1989, it appears that the auto wrecking yard has re-directed its storm water run-off so that it would no longer pose a threat to Site soil and/or groundwater quality. Therefore, the water quality observed in 1989 at well B-1 improved over time as a result.

It should be noted though that since various PCOC (particularly benzene and PCE) were previously detected in well B-1, it is unknown whether or not these COC eventually migrated downward to the underlying static water table at 35 to 40 feet bgs. Regardless the inferred groundwater flow direction for the static groundwater table beneath the Site (about 35 to 40 feet BGS) is to the north-northeast. Therefore the auto wrecking yard is

located downgradient of the subject Site and likely has not adversely affected Site soil and/or static groundwater beneath the Site to any significant degree (if at all).

As a standard measure, Riley recommends that the existing wells B-1, B-2 and B-4 be re-sampled since they have not be sampled since 1994. This will ensure that conditions have not changed since their last sampling. The decision of whether to perform this additional investigation or research at this time depends solely on Client's overall environmental risk tolerance and management program.



## 10 Deviations & Additional Services

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Riley performed this Phase I ESA in accordance with ASTM standards. This report generally follows the recommended format provided by ASTM for Phase I ESAs; however, minor deviations in report format may exist. The following additional non-scope services have been added to this Phase I ESA: radon gas EPA survey comments.

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USGS. 1994. *Black Diamond, Washington 7.5-Minute Topographic Map.*

## **11 Signatures of Environmental Professionals**

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Any questions regarding the work within this report, the presentation of the information, or the interpretation of the data are welcome and should be referred to the undersigned.

Sincerely,  
**THE RILEY GROUP, INC.**

Lannie Smith, CHMM  
Environmental Scientist

Paul D. Riley, LG, LHG  
Principal Geologist

*Report Distribution:*      *Mr. Doug Pedersen, Kite Development (1 bound copy)*  
                                      *Mr. Mark Sausser, Attorney - Baker & Daniels (1 bound copy)*

*Attachments*

## **12 Qualifications of Environmental Professionals**

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### **12.1 LANNIE SMITH, ENVIRONMENTAL SCIENTIST**

#### **Education**

- B.S. Environmental Science, Washington State University, Pullman, Washington, 1997

#### **Special Training and Certifications**

- 40 hour Hazardous Waste Operations and Emergency Response (HAZWOPER) – 1997
- Underground Storage Tank Site Assessor – 1998
- Airborne Asbestos Dust (NIOSH 582) Certified – 1998
- Certified Hazardous Materials Manager (CHMM) – 2000
- AHERA Building Inspector – 2001
- EPA/HUD Lead Inspector/Risk Assessor (WA, ID, & AK) – 2001
- OR DEQ Soil Cleanup Matrix Supervisor – 2003

#### **Professional Experience**

Mr. Smith has over six years of experience in environmental regulatory compliance and assessments. Mr. Smith's experience includes performing Phase I and Phase II site assessments, underground storage tank site assessments, soil and groundwater investigations, directing small and large-scale remedial excavation projects, lead and asbestos building inspections, environmental compliance audits, and waste management consulting both within the private and government sectors.

#### **Representative Project Experience**

- Various Banks and Lending Institutions – Performing Phase I environmental site assessments for several properties throughout the Pacific Northwest.
- Conner Homes Company – Conducting soil and groundwater sampling as well as providing environmental oversight of large-scale remedial excavations in conjunction with project site development.
- Powell Development Company – Performing subsurface soil investigation for the purpose of achieving site closure through the development of site-specific, risk-based cleanup levels.
- U.S. Bank Corporation – Performing Phase II soil sampling for property involved in transfer of ownership.
- Union Pacific Railroad (UPRR) – Subsurface soil sampling for environmental screening program at UPRR railyards.
- Basin Oil Company – Conducting environmental compliance auditing and regulatory consultation.

- Pacific Northwest National Laboratory – Performance of facility inspections for the purpose of identifying and characterizing above and below ground storage tanks.

## **12.2 PAUL D. RILEY, PRINCIPAL GEOLOGIST**

### **Education**

M.S., Geological/Geophysical Sciences, Western Washington University, 1991

B.S., Geological Sciences, Michigan State University, 1988

Licensed Well Driller, Washington State

Washington State Registered Geologist (License #1264)

Washington State Registered Hydrogeologist (License #1264)

### **Continuing Education**

Groundwater Remediation & Design, GNAW, 1994

Risk-Based Corrective Action – AST Seminar, 1996

Wetlands Delineation Workshop-Richard Chinn, 1999

### **Professional Skills**

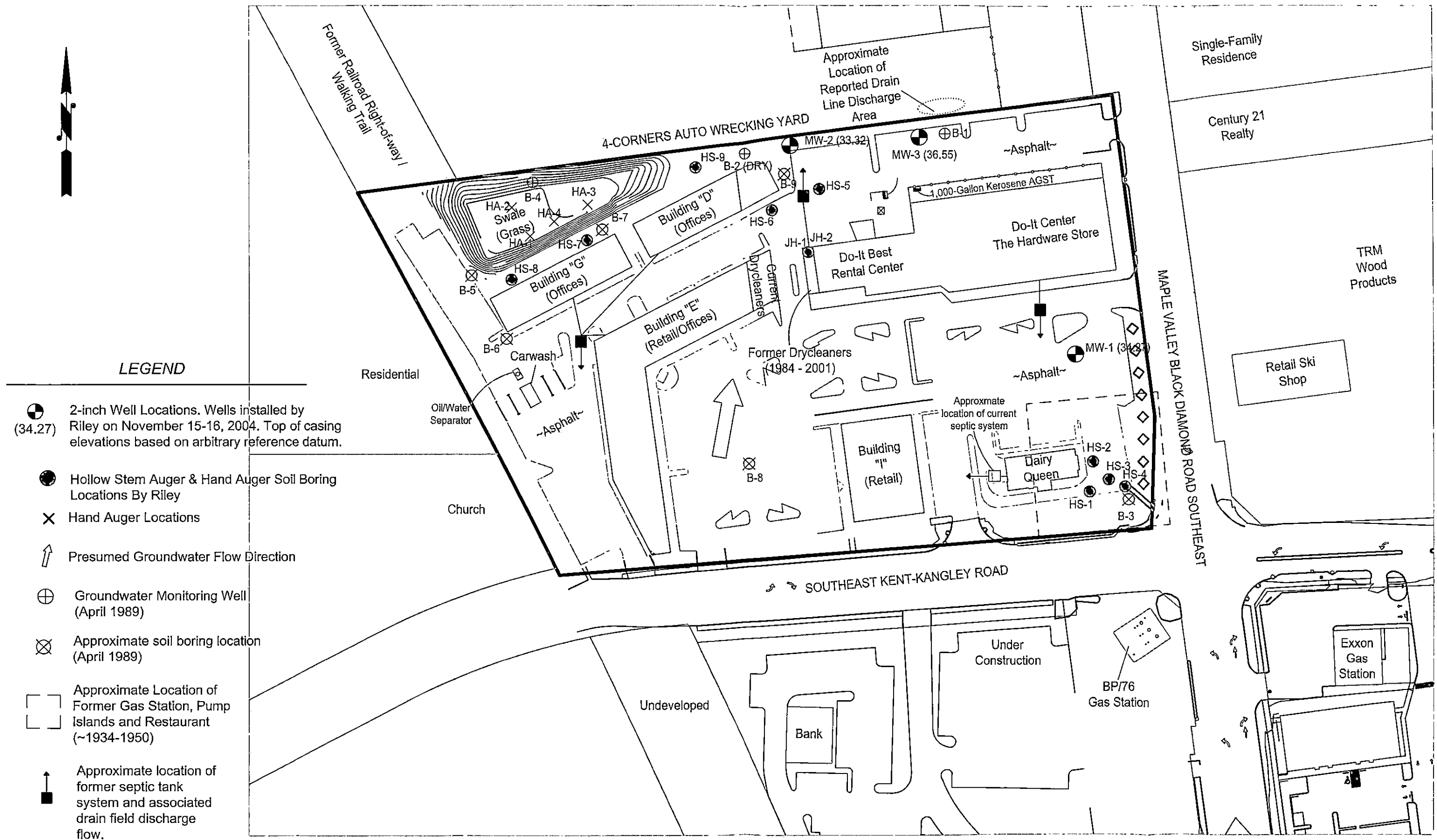
**Principal**, The Riley Group, Inc. (formerly Riley Environmental, LLC), Seattle, WA.  
3/96 - present.

Mr. Riley, the founding principal of The Riley Group, Inc. has professionally practiced as an environmental geologist and hydrogeologist in the Pacific Northwest since 1991. Mr. Riley has performed numerous Phase I ESAs, Phase II subsurface characterization studies, risk based site closures, aquifer pump tests, in-situ remediation system pilot studies, remediation system design, and remediation system installation and operations & maintenance for over 1,000 sites located in the Pacific Northwest.

Mr. Riley is responsible for all operations of The Riley Group, Inc. Responsibilities include administrative and technical operations and business development. Mr. Riley manages Phase I ESA, Phase II investigations, risk-based closures, remediation system implementation (design, installation, and O&M), geotechnical engineering projects for commercial and mixed-use construction, and wetland delineation and mitigation projects with Riley's diverse technical staff serving a wide clientele base both locally and national.

**Environmental Division Manager**, Omega Environmental (formerly O'Sullivan Omega), Seattle, WA. 11/1992 to 3/1996

Mr. Riley was the environmental division manager for the Pacific Northwest for a national underground storage tank (UST) installation and removal contractor. Mr. Riley supervised a staff of geologists and environmental engineers performing UST site assessments, Phase I ESAs, Phase II subsurface soil and groundwater characterization studies, remediation projects, compliance groundwater monitoring projects, and asbestos and lead paint building surveys.



Note: Figure modified from Conceptual Site Plan (Option 14B) prepared by BARGHAUSEN Consulting Engineers, Inc. dated April 2, 2003.

0 100 200  
Approximate Scale in Feet



**The Riley Group, Inc.**  
17522 BOTHELL WAY NE-SUITE A  
BOTHELL, WASHINGTON 98011

*Four Corner Square Shopping Center*

*Site Map*

*Figure 2*

Drawn by: JC

Date drawn: 11/1/2004

Site Address: 23800 - 23926 SE Kent-Kangley Road, Maple Valley, Washington

**Table 1 - Summary of Subsurface Soil Sample Results for the Four Corners Shopping Center  
Maple Valley, Washington. The Riley Group, Inc. Project #2003-165d**

Sample Number	Sample Date	Sample Depth (ft. bgs)	Sample Type	PID <sup>1</sup>	HCID			Diesel TPH	Oil TPH	VOCs <sup>3</sup>	HVOCs <sup>3</sup>		
					Gas	Diesel	Oil				DCE	TCE	PCE
<b>Former Dry Cleaners</b>													
<b>Soil Samples</b>													
4C-JH1-1/2	11/10/04	1-2	discrete	0.7	---	---	---	---	---	---	0.013	0.0019	0.047
4C-JH2-1/2	11/10/04	1-2	discrete	0.4	---	---	---	---	---	---	0.0011	ND<0.0011	0.017
<b>Vapor Samples</b>													
4C-JH1-3	11/10/04	3	vapor	1.1	---	---	---	---	---	---	ND<1	ND<1	1.2
4C-JH2-3	11/10/04	3	vapor	6.2	---	---	---	---	---	---	ND<1	ND<1	7.1
<b>Stormwater Retention Swale</b>													
4C-HA1-0.5/1	11/10/04	0.5-1	discrete	0.1	---	---	---	ND	220	ND	---	---	---
4C-HA2-0.5/1	11/10/04	0.5-1	discrete	0.2	---	---	---	ND	200	ND	---	---	---
4C-HA3-0.5/1	11/10/04	0.5-1	discrete	0.4	---	---	---	ND	360	ND	---	---	---
4C-HA4-0.5/1	11/10/04	0.5-1	discrete	0.2	---	---	---	ND	330	ND	---	---	---
<b>Former Service Station</b>													
4C-HS1-2.5/4	11/11/04	2.5-4	discrete	N/A	---	---	---	---	---	---	---	---	---
4C-HS1-7.5/9	11/11/04	7.5-9	discrete	0.0	---	---	---	---	---	---	---	---	---
4C-HS1-12.5/13	11/11/04	12.5-13	discrete	0.0	---	---	---	---	---	---	---	---	---
4C-HS2-2.5/4	11/11/04	2.5-4	discrete	0.1	ND<23	ND<58	ND<120	---	---	---	---	---	---
4C-HS2-7.5/9	11/11/04	7.5-9	discrete	0.1	ND<22	ND<56	ND<110	---	---	---	---	---	---
4C-HS2-12.5/13	11/11/04	12.5-13.5	discrete	0.2	---	---	---	---	---	---	---	---	---
4C-HS3-2.5/4	11/11/04	2.5-4	discrete	0.1	ND<22	ND<56	ND<110	---	---	---	---	---	---
4C-HS4-2.5/4	11/11/04	2.5-4	discrete	0.2	---	---	---	---	---	---	---	---	---
4C-HS4-7.5/9	11/11/04	7.5-9	discrete	2.5	ND<24	ND<59	ND<120	---	---	---	---	---	---
4C-HS4-12.5/14	11/11/04	12.5-14	discrete	0.7	ND<24	ND<61	ND<120	---	---	---	---	---	---
<b>Former Septic Drain Field</b>													
4C-HS5-2.5/4	11/11/04	2.5-4	discrete	0.3	---	---	---	---	---	---	---	---	---
4C-HS5-7.5/9	11/11/04	7.5-9	discrete	0.2	---	---	---	---	---	---	ND<0.0011	ND<0.0011	0.0031
4C-HS5-12.5/14	11/11/04	12.5-14	discrete	0.2	---	---	---	---	---	---	ND<0.0012	ND<0.0012	0.025
4C-HS6-2.5/4	11/11/04	2.5-4	discrete	0.4	---	---	---	---	---	---	---	---	---
4C-HS6-7.5/9	11/11/04	7.5-9	discrete	0.3	---	---	---	---	---	---	ND<0.0012	ND<0.0012	ND<0.0012
4C-HS6-12.5/14	11/11/04	12.5-14	discrete	0.1	---	---	---	---	---	---	ND<0.0014	ND<0.0014	ND<0.0014
<b>Near Stormwater Retention Swale</b>													
4C-HS7-2.5/4	11/12/04	2.5-4	discrete	0.0	---	---	---	ND<27	ND<54	---	---	---	---
4C-HS7-7.5/9	11/12/04	7.5-9	discrete	0.0	---	---	---	ND<29	210	---	---	---	---
4C-HS7-12.5/14	11/12/04	12.5-14	discrete	0.0	---	---	---	---	---	---	---	---	---
4C-HS8-7.5/9	11/12/04	7.5-9	discrete	0.0	---	---	---	ND<36	77	---	---	---	---
4C-HS8-12.5/13	11/12/04	12.5-13.5	discrete	0.2	---	---	---	---	---	---	---	---	---
4C-HS9-2.5/4	11/12/04	2.5-4	discrete	0.0	---	---	---	ND<27	130	---	ND<0.0016	ND<0.0016	ND<0.0016
4C-HS9-7.5/9	11/12/04	7.5-9	discrete	0.0	---	---	---	ND<28	ND<56	---	ND<0.0014	ND<0.0014	ND<0.0014
<b>MTCA Method A Soil Cleanup Levels</b>					---	---	---	---	---	---	---	0.03	0.05
<b>Notes:</b>													
Unless otherwise noted, all analytical results are given in milligrams per kilogram (mg/kg), equivalent to parts per													

Sample Number	Sample Date	Depth to water (ft)	Water elevation	PID <sup>1</sup>	Gas TPH	BTEX Compounds				Diesel TPH	HVOCs <sup>2</sup>
						B	T	E	X		
<b>Existing Wells</b>											
<b>Well B1</b>											
4C-B1-H <sub>2</sub> O	11/17/04	5.98	—	0.2	ND < 50	ND < 1	ND < 1	ND < 1	ND < 3	4,100/4,500 <sup>3</sup>	ND
B1, WS-4	11/94	—	—	—	—	ND < 1	ND < 1	ND < 1	ND < 7	—	ND
B1, WS-3	11/93	—	—	—	—	ND < 1	ND < 1	ND < 1	ND < 3	—	ND
B1, WS-2	10/92	—	—	—	—	ND < 1	ND < 1	ND < 1	ND < 3	—	ND
B1, WS-1	4/89	—	—	—	—	6.1	95	2.7	230	4,000	2, PCE
<b>Well B4</b>											
4C-B4-H <sub>2</sub> O	11/15/04	15.85	—	0.1	ND < 100	ND < 1	ND < 1	ND < 1	ND < 3	ND < 250	ND
B4, WS-1	4/89	—	—	—	—	ND < 1	ND < 1	ND < 1	ND < 3	1,000	ND
<b>Wells Installed November 2004</b>											
4C-MW1-H <sub>2</sub> O	11/16/04	22.15	12.12	0.3	ND < 50	ND < 1	ND < 1	ND < 1	ND < 3	ND < 250	ND
4C-MW2-H <sub>2</sub> O	11/16/04	25.45	7.87	0.2	ND < 50	ND < 1	ND < 1	ND < 1	ND < 3	ND < 250	ND
4C-MW3-H <sub>2</sub> O	11/17/04	23.72	12.83	12.8	ND < 50	ND < 1	ND < 1	ND < 1	ND < 3	ND < 250	ND
MTCA Method A Groundwater Cleanup Levels	—	—	—	—	800/1,000*	5	1,000	700	1,000	500	5, PCE
<b>Notes:</b> Sample Date 11/2004 were collected by The Riley Group, Inc. Previous Sample Dates were collected and reported by others. Depth to water measured using electronic water level meter prior to sampling. Water elevation based on surveying in the top of well casing (TOC) elevations. <sup>1</sup> Soil and vapor samples were screened in the field with a portable photoionization detector (PID); results are given in ppm. <sup>2</sup> Reporting levels and cleanup levels are analyte specific. <sup>3</sup> Sample was run a second time for motor oil range compounds. All results and detection limits given in ppb, parts per billion (ug/L) MTCA, Washington Department of Ecology Model Toxics Control Act Method A Groundwater Cleanup Levels (WAC 173-340-900, Table 720-1). TPH, total petroleum hydrocarbons. BTEX, Benzene, Toluene, Ethyl Benzene, and Xylene Gas TPH/BTEX determined using Ecology Test Method NWTPH-G with BTEX Diesel TPH determined using Ecology Test Method NWTPH-DX HVOCs, Halogenated Volatiles determined using EPA Test Method EPA 8260 ND: non-detect, contaminant not detected at noted analytical detection limit. —, not applicable, no cleanup level has been established * the higher cleanup level is applicable if no benzene is detected in groundwater.											



RECEIVED

NOV 19 2004

November 12, 2004  
J04-750/AK

The Riley Group  
10728 Lake City Way NE  
Seattle, WA 98125

RE: UST Search  
NW Corner, Maple Valley-Black Diamond Road (Hwy 169) and the Kent-Kangley Road (Hwy 516), King County, Washington.

This letter reports the results of a geophysical exploration for underground storage tanks (UST) at the site of a former gasoline service station at the NW Corner of the Maple Valley-Black Diamond Road (Hwy 169) and the Kent-Kangley Road (Hwy 516), King County, Washington. The site is currently occupied by a Dairy Queen Restaurant facility in the 4-Corner Square Shopping Center. The work was completed on November 8, 2004.

#### Results of the Survey

The respective area was scanned with Ground Penetrating Radar (GPR) and with an Electro-magnetic tool. Depth penetration with the GPR was to 10 to 12 feet. A reported septic tank was found lying east of the Dairy Queen facility.

No evidence of a gasoline UST was located in the survey.

The former service station was reported to have occupied the extreme SE corner of the property. It may be that the tanks (USTs) were in the area acquired by the expansion of Highway 169. A possible underlying concrete surface was discovered lying west of the Dairy Queen facility, which may be associated with the former restaurant reported on the property.

#### Methods

An Electro-magnetic (EM) device was used to look for buried metal targets. Small metal objects in the near surface (1 to 2 feet) will have an EM response equivalent to a larger object (UST) at depth. The signal strength, size and continuity of the response at the

surface may indicate a possible UST. Those EM targets that may be possible USTs were then investigated with Ground Penetrating Radar (GPR) to assess the relative depth, size and ground projection of the object; i.e. to evaluate if the object is or is not a UST.

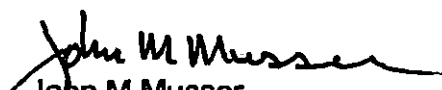
The electro-magnetic or EM device transmits and receives an electro-magnetic signal at a frequency of 6 kHz. The EM signal is transmitted through the subsurface and which generates current flow through the ground. The induced ground current generates a magnetic field that is dependent on the ground conductivity and which is also received at the receiver. The two signals, the transmitted and ground response signals, are balanced (nulled) for a zero response in the instrument electronics. When the ground conditions change, for example, when the transmitted signal encounters buried metal, the ground conductivity changes and the balance or null point is changed, and the instrument responds with an audible signal and meter reading of the change. Depending on the size of the metal object, the penetration is up to 15 feet in depth. One-gallon cans have been detected at depths of up to 3 to 4 feet, with 55-gallon drums at depths of up to 8 to 9 feet.

The Ground Penetrating Radar (a GSSI, SIR System 2) utilized a 400 Mega-Hertz antenna. The GPR antenna used for this investigation transmits a 2.5 nano-second (ns) pulse at a center frequency of 400 Mega-Hertz for the selected scan rate of 16 times per second. When the signal encounters a change in electrical properties (a change in electrical permittivity), a portion of the signal energy is reflected back to the surface. The reflected signal received by the antenna, is digitally processed and recorded in the instrument consol. The character of the reflection is used to interpret the source of the reflection.

The information presented in this report is based upon geophysical measurements made by generally accepted methods and field procedures, and our interpretation of these data. The presented information is based upon our best estimate of subsurface conditions considering the geophysical results and all other information available to us. These results are interpretive in nature and are considered to be a reasonably accurate presentation of the existing conditions within the limitations of the method or methods employed.

We trust that the above is sufficient for your requirements. Please let us know if you have any questions or if we may be of further assistance.

For Geo-Recon International

  
John M Musser  
Principal Geophysicist



STATE OF WASHINGTON  
DEPARTMENT OF ECOLOGY

Northwest Regional Office • 3190 160th Avenue SE • Bellevue, Washington 98008-5452 • (425) 649-7000

April 4, 2008

Mr. Doug Pedersen  
Kite Reality Group  
30 South Meridian St. STE 1100  
Indianapolis, IN 46204

Dear Mr. Doug Pedersen:

**Re: No Further Action Determination under WAC 173-340-515(5) for the following  
Hazardous Waste Site:**

- Name: Four Corners Auto Wrecking
- Address: 26615 Maple Valley HWY SE, Maple Valley WA
- Facility/Site No.: 2324
- VCP No.: NW1400

Thank you for submitting your independent remedial action report for the Four Corners Auto Wrecking facility (Site) for review by the State of Washington Department of Ecology (Ecology) under the Voluntary Cleanup Program (VCP). Ecology appreciates your initiative in pursuing this administrative option for cleaning up hazardous waste sites under the Model Toxics Control Act (MTCA), Chapter 70.105D RCW.

This letter constitutes an advisory opinion regarding whether further remedial action is necessary at the Site to meet the substantive requirements of MTCA and its implementing regulations, Chapter 70.105D RCW and Chapter 173-340 WAC. Ecology is providing this advisory opinion under the specific authority of RCW 70.105D.030(1)(i) and WAC 173-340-515(5).

This opinion does not resolve a person's liability to the state under MTCA or protect a person from contribution claims by third parties for matters addressed by the opinion. The state does not have the authority to settle with any person potentially liable under MTCA except in accordance with RCW 70.105D.040(4). The opinion is advisory only and not binding on Ecology.

Ecology's Toxics Cleanup Program has reviewed the following information regarding the Site:

1. *Remedial Action Plan Four Corner Auto Wrecking*, dated February 2005 written by EPI Global.

Mr. Doug Pedersen  
April 4, 2008  
Page 2

2. *Additional Characterization Report Four Corner Auto Wrecking Volume 1 & 2*, dated May 2006 written by EFI Global.
3. *Independent Remedial Action Report Four Corner Auto Wrecking Volume 1 & 2*, dated November 2006 written by EFI Global.
4. Four Corners Groundwater Monitoring Reports dated April 4, 2007 by EFI Global
5. *Request for Closure Four Corners Auto Wrecking Volume 1 & 2*, dated January 2008 written by EFI Global.

The documents listed above will be kept in the Central Files of the Northwest Regional Office of Ecology (NWRO) for review by appointment only. Appointments can be made by calling the NWRO resource contact at 425.649.7239.

The Site is defined by the extent of contamination caused by the following release(s):

- TPH-o, TPH-g, BTEX, oPAH, naphthalene's, cadmium and lead in soil;
- TPH-o and lead in Ground Water.

The Site is more particularly described in Enclosure A to this letter, which includes a detailed Site diagram. The description of the Site is based solely on the information contained in the documents listed above.

Based on a review of the independent remedial action report and supporting documentation listed above, Ecology has determined that the independent remedial action(s) conducted at the Site are sufficient to meet the substantive requirements contained in MTCA and its implementing regulations, Chapter 70.105D RCW and Chapter 173-340 WAC, for characterizing and addressing the contamination at the Site. Therefore, pursuant to WAC 173-340-515(5), Ecology is issuing this opinion that no further remedial action is necessary at the Site under MTCA.

Based on this no further action determination, Ecology will update the status of the Site on its site database and remove the Site from the Confirmed and Suspected Contaminated Sites List.

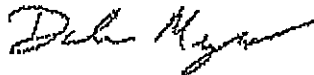
This no further action determination does not apply to any other release(s) or potential release(s) of contaminant(s) that may impact any other portion of any property impacted by this Site, or any other property owned or operated by Four Corners Auto Wrecking. Please note that this opinion is based solely on the information contained in the documents listed above. Therefore, if any of the information contained in those documents is materially false or misleading, then this opinion will automatically be rendered null and void and further remedial action may be required at the Site.

Mr. Doug Pedersen  
April 4, 2008  
Page 3

The state, Ecology, and its officers and employees make no guarantees or assurances by providing this opinion, and no cause of action against the state, Ecology, its officers or employees may arise from any act or omission in providing this opinion.

Again, Ecology appreciates your initiative in successfully completing cleanup under the Voluntary Cleanup Program (VCP). If you have any questions regarding this opinion, please contact me at 425.649.4446.

Sincerely,



Dale R. Myers  
NWRO Toxics Cleanup Program

dm/lcp

Enclosures: 1

cc: Christopher Robinson, LFR Inc.





STATE OF WASHINGTON  
DEPARTMENT OF ECOLOGY

Northwest Regional Office • 3190 160th Avenue SE • Bellevue, Washington 98008-5452 • (425) 649-7000

June 1, 2007

Mr. Doug Pedersen  
Kite Reality Group  
30 South Meridian St. STE 1100  
Indianapolis, IN 46204

**Re: Partial Sufficiency and Further Action Determination under  
WAC 173-340-515(5) for the following Hazardous Waste Site:**

- Name: Four Corners Auto Wrecking
- Address: 26615 Maple Valley HWY SE, Maple Valley WA
- Facility/Site No.: 2324
- VCP No.: NW1400

Dear Mr. Pedersen:

Thank you for submitting your independent remedial action report for the Four Corners Auto Wrecking facility (Site) for review by the State of Washington Department of Ecology (Ecology) under the Voluntary Cleanup Program (VCP). Ecology appreciates your initiative in pursuing this administrative option for cleaning up hazardous waste sites under the Model Toxics Control Act (MTCA), Chapter 70.105D RCW.

This letter constitutes an advisory opinion regarding whether further remedial action is necessary at the Site to meet the substantive requirements of MTCA and its implementing regulations, Chapter 70.105D RCW and Chapter 173-340 WAC. Ecology is providing this advisory opinion under the specific authority of RCW 70.105D.030(1)(i) and WAC 173-340-515(5).

This opinion does not resolve a person's liability to the state under MTCA or protect a person from contribution claims by third parties for matters addressed by the opinion. The state does not have the authority to settle with any person potentially liable under MTCA except in accordance with RCW 70.105D.040(4). The opinion is advisory only and not binding on Ecology.

Ecology's Toxics Cleanup Program has reviewed the following information regarding the Site:

1. *Remedial Action Plan Four Corner Auto Wrecking*, dated February 2005 written by EFI Global.

Mr. Doug Pedersen  
June 1, 2007  
Page 2 of 4

2. *Additional Characterization Report Four Corner Auto Wrecking Volume 1 & 2*, dated May 2006 written by EFI Global.
3. *Independent Remedial Action Report Four Corner Auto Wrecking Volume 1 & 2*, dated November 2006 written by EFI Global.
4. Four Corners Groundwater Monitoring Reports dated April 4, 2007 by EFI Global

The documents listed above will be kept in the Central Files of the Northwest Regional Office of Ecology (NWRO) for review by appointment only. Appointments can be made by calling the NWRO resource contact at 425-649-7239.

The Site is defined by the extent of contamination caused by the following release(s):

- TPH-o, TPH-g, BTEX, cPAH, naphthalene's, cadmium and lead in soil;
- TPH-o and lead in Ground Water.

The Site is more particularly described in Enclosure A to this letter, which includes a detailed Site diagram. The description of the Site is based solely on the information contained in the documents listed above.

Based on a review of the independent remedial action report and supporting documentation listed above, **Ecology has determined that the independent remedial action(s) performed at the Site are sufficient to meet the substantive requirements contained in MTCA and its implementing regulations, Chapter 70.105D RCW and Chapter 173-340 WAC, for characterizing and addressing the following release(s):**

TPH-o, TPH-g, BTEX, cPAH, naphthalene's, cadmium and lead in soil. A total of 4,040 tons of impacted soils were excavated and disposed of off-site. Confirmational soil sampling was performed to assure extent of impacted soils had been reached.

EFI will prepare a Risk Management Plan (RMP) for future subsurface activities to be conducted at the above referenced property. The RMP will describe the policies and procedures that will be implemented to minimize risk to construction workers associated with potentially impacted subsurface materials at the property, and to properly manage potentially contaminated soil and waste materials uncovered during these subsurface activities. Subsurface activities are expected to include building foundation and utility trench excavations and the installation of a storm water management system. Whereas there is no indication at this time of impacted soils beneath the pad, the consultant will prepare a "Risk Assessment Plan" to address any impacted soils if they are encountered. If any impacted soils are encountered beneath the pad, it will be considered a "separate" release from the previously characterized "site" and will not effect this partially sufficient determination.



Mr. Doug Pedersen  
June 1, 2007  
Page 3 of 4

**However, the independent remedial action(s) performed at the Site are not sufficient to meet MTCA's substantive requirements for characterizing and addressing the following release(s):**

- TPH-o in Ground Water (Four consecutive Ground Water Monitoring events meeting the substantive requirements of MTCA must be completed);

Therefore, pursuant to WAC 173-340-515(5), Ecology is issuing this opinion that **further remedial action is necessary** at this Site under MTCA.

Laboratory results determined the presence of Chemicals of Primary Concern (COPC) above MTCA Method A cleanup standards in groundwater for the following; **TPH-o** in existing well MW-4. Of note this was a damaged well with visible evidence of petroleum impacts to the surficial soils surrounding the well. Due to the mechanical damage to the well, MW-4 was appropriately decommissioned and subsequently replaced. (refer to Vol. 1 Independent Remedial Action Report dated Nov 2006 by EFI Global pages 1-4 & 1-5 for description of decommissioning of well and observations during decommissioning). Based on the apparent mechanical damage to MW-4 and observed PCS at the well head, it can be assumed that damage to the well opened a pathway for contamination to reach groundwater. To confirm, four consecutive Ground Water Monitoring events meeting the substantive requirements of MTCA must be completed.

Please note that this opinion is based solely on the information contained in the documents listed above. Therefore, if any of the information contained in those documents is materially false or misleading, then this opinion will automatically be rendered null and void.

The state, Ecology, and its officers and employees make no guarantees or assurances by providing this opinion, and no cause of action against the state, Ecology, its officers or employees may arise from any act or omission in providing this opinion.

Again, Ecology appreciates your initiative in conducting independent remedial action and requesting technical consultation under the VCP. As the cleanup of the Site progresses, you may request additional consultative services under the VCP, including assistance in identifying applicable regulatory requirements and opinions regarding whether remedial actions proposed for or conducted at the Site meet those requirements.

Mr. Doug Pedersen  
June 1, 2007  
Page 4 of 4

If you have any questions regarding this opinion, please contact me at 425-649-4446.

Sincerely,

A handwritten signature in cursive script, appearing to read "Dale R. Myers".

Dale R. Myers  
Toxics Cleanup Program

drm/nr

Enclosures: 1



**EFI Global**

Complex Issues • Solid Solutions

11241 Slater Avenue NE  
Suite 200  
Kirkland, WA 98033  
Tl: 800-746-3646  
Tel: 425-828-7592  
Fax: 425-828-7768  
www.efiglobal.com

**ADDITIONAL CHARACTERIZATION REPORT**

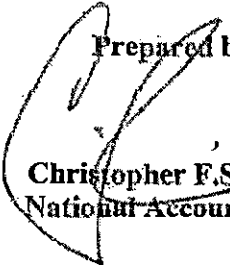
**Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington**

**Prepared for:  
Kite Realty Group, LLC  
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## 1.0 INTRODUCTION

EFI Global (EFI) is pleased to present this Additional Characterization report for the Four Corners Auto Wrecking property located at 26615 Maple Valley--Black Diamond Road Southeast, Maple Valley, Washington (Site). EFI was authorized to proceed with this project by the *Agreement for Environmental Engineering Services* dated January 13, 2006 (W-03016-11) and March 6, 2006 (W-03013-12). This report presents a summary of the work completed under the referenced agreements, results of analysis of soil and groundwater samples collected, and conclusions of the additional characterization and associated activities.

### 1.1 PURPOSE AND OBJECTIVE

Kite Realty Group, LLC (KRG), has proposed to purchase and redevelop the Site as a commercial retail shopping center. Prior to the proposed redevelopment of the Site, KRG wishes to address existing environmental concerns at the Site and secure appropriate closure documentation from the Washington State Department of Ecology (Ecology) in accordance with the Model Toxics Control Act Cleanup Regulation (MTCA), Washington Administrative Code (WAC) 173-340.

The purpose of the Additional Characterization activities was to address identified site characterization data gaps and assess current groundwater conditions beneath the Site.

The objective of this project is to provide Ecology with sufficient documentation regarding current Site conditions utilizing the following documents as a guideline: *Remedial Action Workplan (RAW)*, *Four Corners Auto Wrecking*, dated February 2005, as prepared by EFI and provided to Ecology for comment under the Voluntary Cleanup Program (VCP), and the subsequent Ecology correspondence dated March 4, 2005 regarding the Ecology review and subsequent written comment to the RAW.

During groundwater sampling activities at the site, EFI observed mechanical damage to the Site groundwater monitoring wells MW-3 and MW-4. Based on the observed damage to the referenced monitoring wells, evidence of apparent petroleum impacts to the surficial soils surrounding MW-4, and subsequent laboratory analytical results (discussed in section 5.0) for groundwater samples obtained from MW-4, EFI recommended the appropriate decommissioning and replacement of this monitoring well. Consequently, an additional objective of this project is to provide Ecology with appropriate documentation of monitoring well replacement/repair, and sampling activities.

### 1.2 SITE DESCRIPTION

The Site consists of the three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103) located at 26615 Maple Valley--Black Diamond Road Southeast, Maple Valley, King County, Washington. The Site is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corner Shopping Center to the south; vacated railroad right-of-way to the west; and Maple Valley--Black Diamond Road Southeast to the east. The attached Figure 1 depicts the general location of the Site.

The Site was developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004 when a fire completely destroyed the buildings interior. The structure has since been demolished.

The Site was separated into two distinct areas; the wrecking yard and warehouse area. The wrecking yard contained numerous rows of wrecked automobiles and mechanical parts, containers of various fluids, and

tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth.

Site equipment consisted of two hydraulic car lifts, parts washer, and oil heating system within the Site structure, and hydraulic car crusher located south of the referenced concrete pad on bare earth. Two sumps historically serviced floor drains within the Site structure and are located at the northeast and southwest corners of the referenced concrete pad. The site was most recently on a septic system and generated storm water was managed on-site. Improvements to the Site, including the salvaged vehicle parts, site structure, car crusher, hydraulic lift, sumps, concrete pad, etc., were removed from the Site as of April 2006. The attached Figure 2 depicts the location of former Site improvements. At the time of the writing of this report, the Site consisted of graded bare-earth and an asphalt parking area encompassed by a sheet metal and chain link fence.

### 1.3 BACKGROUND

KRG previously contracted the Riley Group (Riley) to conduct a Phase I and Phase II Environmental Site Assessment (ESA Report) on the Site. The attached Figure 2 depicts the location of Site improvements and Riley sample locations. A summary of the report is as follows:

- The ESA Report separated the Site into two distinct areas; the wrecking yard and warehouse area (which includes the Site building). The wrecking yard contained various automobile and mechanical parts, containers of various fluids, and tire debris piles. Surficial soil staining was observed in the wrecking yard area; however, staining was not extensive in area or depth. The warehouse area was used to process, clean, store, and sell used auto parts. Heavy staining was noted on the concrete and adjacent soil surrounding the diesel powered car crusher, automobile-draining area, and beneath several aboveground storage tanks (ASTs) containing gasoline, diesel and motor oils.
- Two sumps of unknown condition were noted on the north and south sides of the warehouse area respectively. Floor drains within the Site building reportedly drain to these sumps. Liquids accumulated within these sumps reportedly discharge to surface areas located north and south of the warehouse area.
- A total of 17 test pits were excavated throughout the Site to depths ranging from 5- to 10.5-feet bgs. Six test pits were advanced within the wrecking yard area and the remainder was advanced within the warehouse area. Riley also installed four groundwater monitoring wells during field activities. Refer to Figure 2 for test pit and groundwater monitoring well locations.
- Selected soil samples were submitted for one of more of the following analyses: total petroleum hydrocarbons (TPH) in the diesel (TPH-d) and oil (TPH-o) range using the NWTPH-Dx method with silica gel cleanup; TPH in the gasoline range (TPH-g), benzene, toluene, ethylbenzene, and total xylenes (BTEX) using the NWTPH-G/BTEX method; halogenated volatile organic compounds (HVOCs) using the United States Environmental Protection Agency (EPA) method 8260; carcinogenic polynuclear aromatic hydrocarbons (cPAHs) by EPA method 8270 SIM; polychlorinated biphenyls (PCBs) by EPA method 8082; and, Resource Conservation and Recovery Act (RCRA) 8 metals using the Toxicity Characteristic Leaching Procedure (TCLP) and subsequent EPA 6010/7000 series methods.
- Soil samples selected for VOC analysis were not prepared using the high-level and low-level field preservation methods outlined in EPA Method 5035A.

- Reported laboratory analytical results for soil samples obtained from the test pit locations within the wrecking yard area did not identify selected analytes at concentrations greater than MTCA Method A Cleanup Levels (Method A Cleanup Levels).
- Reported laboratory analytical results for soil samples obtained from the test pit locations within the warehouse area identified selected analytes at concentrations greater than Method A Cleanup Levels. Detected analytes at concentrations greater than Method A Cleanup Levels included TPH-o, TPH-g, and benzene.
- Five soil samples collected from the warehouse area were submitted for fractional analysis of extractable petroleum hydrocarbons (EPH) for use in the Ecology worksheet titled "*MTCATPH--Worksheet for Calculating Cleanup Levels for a Petroleum Mixture*". The MTCATPH worksheet also allows space for input of volatile petroleum hydrocarbons (VPH), which are represented by volatile hydrocarbons, such as those found in gasoline products.
- The resulting hazard index and carcinogenic risk calculated for two of the five samples selected for EPH analysis resulted in a failing result. This result indicates that residual concentrations of TPH-o, TPH-g, and benzene are not protective of human health and the environment and that remedial action is warranted.
- Selected analytes were not detected in groundwater samples obtained from the Site at concentrations greater than the laboratory method detection limit (MDL) with the exception of pyrene and benzo(g,h,i)perylene. However, these concentrations were less than Method A Cleanup Levels for Groundwater. Groundwater samples were selected for the following analysis: TPH-d and TPH-o range using the NWTPH-Dx method with silica gel cleanup; TPH-g/BTEX using the NWTPH-G/BTEX method; HVOCs using the EPA method 8260; cPAHs by EPA method 8270 SIM; and, RCRA 8 metals using EPA 6010/7000 series methods.

EFI identified site characterization data gaps within the ESA Report. At the request of KRG, EFI prepared the above referenced RAW to provide appropriate documentation to solicit comment from Ecology under the VCP for proposed additional characterization and remedial activities at the Site. The Ecology correspondence dated March 28, 2005 presented comments to the RAW (a copy of this letter is provided in Appendix A). Subsequently, EFI included appropriate additions to the additional characterization scope of work; including additional test-pits. Additionally, based on the December 2005 meeting with representatives of KRG, EFI included groundwater sampling of the four (4) groundwater monitoring wells located on the Site.

## 1.4 SCOPE OF WORK

The work presented in this report was conducted on behalf of KRG in accordance with the *Agreement for Environmental Engineering Services* dated January 13, 2006 (W-03016-11) and March 6, 2006 (W-03013-12). The proposed scope of work included the following items:

### 1.4.1 Pre-field Activities

Pre-field activities including developing a site-specific Health and Safety Plan (HASP) and subsurface utility survey.

### 1.4.2 Field Activities

The following activities were conducted in general accordance with the RAW:

- EFI assessed the potential impacts to subsurface soils along the 3-inch PVC pipe and discharge point of the line identified during the excavation of the Riley test-pit TP-3. EFI coordinated a sub-contractor to snake the drain line in order to locate the discharge point. EFI coordinated the completion of three (3) test pits beneath the line (ETP-1, ETP-2, and ETP-3), and one (1) within the identified discharge location (ETP-4). The attached Figure 2 depicts the location of EFI sample locations. Soil samples were obtained from completed test pits and selected for laboratory analysis.
- EFI assessed the potential impacts to subsurface soils at the reported drain line discharge area south of the warehouse area. EFI coordinated the completion of one (1) test pit within the reported discharge location (ETP-5). Soil samples were obtained from the completed test pit and selected for laboratory analysis.
- EFI assessed the construction, depth, and condition of the two sumps which service floor drains in the warehouse area. EFI coordinated one test-pit (ETP-19) and one soil boring (SB-4) to assess subsurface soils within the vicinity of the southernmost sump and one soil boring (SB-1) to assess subsurface soils within the vicinity of the northernmost sump. The Riley test-pit TP-2 appears to have assessed impacts at the discharge location of the northernmost sump.
- EFI coordinated the completion of three (3) of test pits within the warehouse area (ETP-6, ETP-7, and ETP-8). Soil samples were obtained from the completed test pits and selected laboratory analysis including EPH/VPH to complete MTCA Method B Cleanup Level calculations, which are discussed further below. Additionally, EFI selected soil samples from the three referenced warehouse area test-pits for Resource Conservation and Recovery Act (RCRA) 8 metals analysis.
- EFI advanced two (2) soil borings within the Site septic system drain field (SB-7 and SB-8). Soil samples were obtained from completed soil borings and selected for laboratory analysis.
- EFI advanced two (2) soil borings within the Site structure to assess soils in the vicinity of a hydraulic hoist and catch basin (SB-5) and to assess soils in the vicinity of a single catch basin (SB-6). Additionally, EFI advanced three (3) soil borings within the associated warehouse area concrete slab (SB-1, SB-2, and SB-3) to address the northernmost sump (SB-1), soils beneath the slab (SB-2), and soils in the vicinity of a small trench drain (SB-3). Soil samples obtained from soil borings were submitted for laboratory analysis.
- EFI coordinated the completion of eleven (11) test pits beneath the former locations of stacked salvaged vehicles and parts within the wrecking yard area warehouse area (ETP-1, ETP-2, ETP-3, ETP-9, ETP-12, ETP-13, ETP-14, ETP-15, ETP-16, ETP-18, and ETP-20). Test pits ETP-1, ETP-2, and ETP-3 were advanced to assess soils beneath the former locations of stacked salvaged vehicles and beneath the 3-inch PVC drain line referenced above. Soil samples were obtained from completed test pits and selected laboratory analysis.

The following additions were based on Ecology's comment on the RAW referenced above and the December 2005 meeting with representatives of KRG:

- EFI coordinated the completion of two (2) test pits beneath the former location of the 55-gallon drum storage area located on the northwest portion of the Site (ETP-10 and ETP-11). Soil samples were obtained from completed test pits and selected for laboratory analysis.
- EFI coordinated the completion of two (2) test pits in storm water accumulation (ETP-17) and discharge location (ETP-12) located on the northwestern portion of the Site. EFI coordinated a sub-contractor to snake the drain line in order to locate the discharge point. Soil samples were obtained from completed test pits and selected for laboratory analysis.
- EFI collected two (2) blind duplicate samples (ETP-21 and ETP-22) for laboratory quality assurance/quality control purposes during the referenced sample collection activities.
- EFI collected groundwater samples from Site monitoring wells (MW-1, MW-2, MW-3, and MW-4) for laboratory analysis.

During groundwater sampling activities at the site, EFI observed mechanical damage to the groundwater monitoring wells MW-3 and MW-4. Based on the observed damage to the monitoring well MW-4 and evidence of TPH impacts to the surficial soils surrounding MW-4, and reported laboratory analytical results for groundwater samples obtained from MW-4; EFI subsequently proposed and conducted appropriate decommissioning and replacement of this monitoring well. Additionally, EFI proposed and conducted appropriate repair and upgrades to the remaining on-site monitoring wells (MW-1, MW-2, and MW-3).



## **2.0 PHYSICAL SETTING**

### **2.1 GEOLOGY AND HYDROGEOLOGY**

Site-specific geologic information was collected during the performance of the previously mentioned site assessment activities. EFI also reviewed local geologic information prepared by others in the immediate vicinity of the Site.

#### **2.1.1 Regional Geology and Hydrogeology**

The 1980 United States Geological Survey (USGS) 7.5 minute Black Diamond, Washington Quadrangle minute topographic map shows the Site to be at an elevation of approximately 500 feet above mean sea level. The site and immediate vicinity are relatively flat. The nearest waterway is Wilderness Lake located approximately ½ mile northwest of the Site.

The subsurface mapped in the vicinity the site is typically glacial deposits that consist of silt, clay, sand, and gravelly sand deposited in advance of, beneath, and during the recession of the Vashon Stade of the Upper Pleistocene Fraser Glaciation. The thickness of the glacial deposits in the immediate vicinity of the Site is not known, but glacial drift in the Puget Sound region can extend to depths greater than 1,000 feet.

The glacial drift is comprised of unconsolidated sand, gravel, silt, and clay, and partially consolidated glacial till. The sand and gravel units in the drift form the principal aquifers. These aquifers typically receive ample recharge from the heavy precipitation characteristic of western Washington. The drift in the Puget Sound region varies greatly in composition, and accordingly, in water-yielding capability. Typically, wells in glacial drift that tap silt, clay or till in the Puget Sound region (i.e., approximately 75 to 100 feet below ground surface (bgs) may have yields on the order of 100 gallons per minute (gpm). Deeper wells tapping thick, saturated layers of highly permeable gravel and coarse sand (typically at depths greater than 250 feet bgs) can yield more than 1,000 gpm.

#### **2.1.2 Site Geology and Hydrogeology**

Lithologic information from the soil borings and groundwater wells completed on the Site indicate the Site is underlain by gravel and sand with cobbles and boulders to a depth of at least 45-feet bgs. Some silty sands were encountered on the southern portion of the Site. Groundwater was encountered between 35 and 38-feet bgs. Based the referenced Riley ESA Report measured water level elevations, groundwater flows across the Site to the north-northwest. Shallow (i.e., less than 10 feet bgs) groundwater was not encountered during the ESA Report completed at the Site.

EFI reviewed files at Ecology to determine local geology and hydrogeology in the vicinity of the Site. Based on a review of boring logs advanced on surrounding properties, soils in the vicinity of the Site consist of glacial till and silty sands with cobble and boulder. Groundwater was encountered within soil borings in the vicinity of the Site at approximately 45-feet bgs.

The City of Maple Valley supplies potable water to the site. According to information obtained from the City of Maple Valley Public Works website ([www.ci.maple-valley.wa.us](http://www.ci.maple-valley.wa.us)), the city obtains its water from the Covington Water District (CWD). The CWD ([www.covingtonwater.com](http://www.covingtonwater.com)) receives water from various sources including groundwater and surface water. The CWD, Drinking Water Quality Report indicates the water supply meets the primary health standards.

According to the Ecology website ([apps.ecy.wa.gov](http://apps.ecy.wa.gov)) there are 26 water wells within a one-mile radius of the Site. Six of the identified wells appear to be topographically down-gradient of the Site.

### **3.0 PRE-FIELD INVESTIGATION**

Prior to conducting field activities, EFI completed a site specific HASP, obtained necessary clearances for drilling and excavation activities, surveyed the site for potential subsurface obstructions and cored concrete at appropriate boring locations, where necessary.

#### **3.1 HEALTH AND SAFETY**

The HASP identified potential physical and chemical hazards associated with the proposed field activities, and established personnel protection standards and safety practices and procedures for use during the field activities. The HASP also included information on suspected chemical compounds to be encountered, a list of monitoring equipment, the required protective clothing and equipment, a map and directions to the nearest hospital, and a list of emergency telephone numbers. The HASP was available on-site at all times during the field activities. All EFI personnel and subcontractors working on-site were required to review, sign, and comply with the provisions put forth in the HASP.

#### **3.2 UTILITY CLEARANCE**

Prior to the drilling activities, EFI arranged to have the public underground utility location service identify subsurface municipal and private utilities located in public rights-of-way. In addition, EFI contracted with a private underground utility location service, Applied Professional Services (APS) of Issaquah, Washington, to clear the Site of subsurface obstructions in the area of field activities. APS cleared all boring and test-pit locations.

## **4.0 FIELD INVESTIGATION**

Field activities were conducted on January 16 through 19, 2006, February 2, 2006, and March 21 through 23, 2006. EFI contracted Saybr Contractors, Inc. of Tacoma, Washington, to complete the test-pitting activities; ESN, Inc., of Lacey, Washington provided geo-probe services; and Environmental West, of Spokane, Washington provided groundwater monitoring well services. A description of the field activities is presented below.

EFI personnel were present during all excavation activities. Field procedures were conducted in general accordance with the Sampling and Analysis Plan (SAP) presented as Appendix B and the above referenced agreements between KRG and EFI.

### **4.1 SOIL BORINGS**

Eight soil borings (SB-1 through SB-8) were advanced on the Site using mobile, hydraulic direct push equipment on January 18, 2006. The soil borings were advanced in accessible exterior and interior areas on the Site at the locations depicted on the attached Figure 2 and described within Section 1.4. The depth of the sixteen direct push borings was between 6 and 11 feet bgs, depending on observed field conditions (refusal due to cobble/gravel). The soil borings were continuously cored using a hydraulically driven sampler equipped with a 2-inch outside diameter core barrel that was 4-feet in length. Four-foot long clear acetate sleeves were placed within the barrel to facilitate sample collection and determining soil lithology. Soil samples were logged continuously using the Unified Soil Classification System. Field screening was completed in general accordance with the SAP. Upon completion, each soil boring was backfilled to approximately 6-inches bgs with bentonite chips and the surface area was completed to match existing. Boring Logs are presented in Appendix C.

Two soil samples were collected from soil borings SB-1 through SB-8. The soil samples from each boring were selected for chemical analysis based on field screening results or, barring obvious evidence of impact, from the near surface and the termination depth of the boring.

All handwork was conducted using disposable nitrile gloves, which were changed before and after the handling of each individual sample, to prevent sample cross contamination. Each sample was uniquely identified with sample location, depth, collection time and date. Soil samples were preserved using EPA Method 5035A field preservation methods where applicable. Samples were immediately placed in an iced cooler and were shipped to OnSite Environmental Inc. (OnSite), a Washington state-certified laboratory, under standard chain-of-custody procedures.

### **4.2 TEST PITS**

Twenty test pits (ETP-1 through ETP-20) were advanced on the Site using a rubber-tired backhoe on January 16 and 17, 2006. The test pits were advanced in accessible exterior areas on the Site at the locations depicted on the attached Figure 2 and described within Section 1.4. The depth of the twenty test pits was between 3 and 6 feet bgs, depending on field observations.

During excavation activities, a portion of sidewall soil was collected at approximately one-foot increments and logged using the Unified Soil Classification System. Field screening was completed in general accordance with the SAP. Soil samples were collected from the interval that exhibited the greatest field evidence of potential impacts. EFI collected one soil sample from within one foot of the surface at each test pit location; with the exception of test pit ETP-5, which was collected at 4-feet bgs.

Soil samples were collected by driving a 2-inch diameter by 6-inch long clear acetate sleeve directly into the excavation sidewall and then capping with Teflon tissue and plastic caps. All handwork was conducted using disposable nitrile gloves, which were changed before and after the handling of each individual sample, to prevent sample cross contamination. Each sample was uniquely identified with sample location, depth, collection time and date. Soil samples were preserved using EPA Method 5035A field preservation methods where applicable. Samples were immediately placed in an iced cooler and were shipped to OnSite, a Washington state-certified laboratory, under standard chain-of-custody procedures.

Upon completion, each test pit was backfilled to ground surface with the soil excavated from that test pit and subsequently compacted using the backhoe bucket.

Based on reported laboratory analytical results, EFI mobilized to the Site on February 2, 2006 to collect soil samples for analysis of EPH/VPH. EFI collected soil samples from soils immediately proximate to soil sample locations ETP-6-0.5, ETP-7-1, and ETP-8-0.5; which exhibited the highest concentrations of TPH based on the above referenced field activities.

#### **4.3 GROUNDWATER SAMPLING**

EFI collected groundwater samples from monitoring wells (MW-1, MW-2, MW-3, and MW-4) on January 19, 2006. Prior to collecting groundwater samples, EFI measured depth to water in each well using an electronic water level indicator decontaminated between wells and calculate the volume of water standing in each well (casing volume). EFI directed 1/4-inch inside diameter polyethylene tubing down and associated submersible pump down each well casing. Groundwater samples were collected once parameters (pH, temperature, conductivity) stabilized within approximately 10 percent of each reading for three consecutive readings.

Groundwater samples were collected from the well using the submersible pump and 1/4-inch inside diameter polyethylene tubing and directed into laboratory prepared sample jars. Samples were immediately placed in an iced cooler and were shipped to OnSite, a Washington state-certified laboratory, under standard chain-of-custody procedures.

During groundwater sampling activities at the site, EFI observed mechanical damage to the groundwater monitoring wells MW-3 and MW-4. Reported analytical results for groundwater samples obtained from monitoring well MW-4 indicated concentrations of TPH-o at levels greater than the Washington State Method A Cleanup Levels for Groundwater. Based on the observed damage to the monitoring well MW-4, evidence of TPH impacts to the surficial soils surrounding MW-4, and reported laboratory analytical results for groundwater samples obtained from MW-4; EFI subsequently proposed and conducted appropriate decommissioning and replacement of this monitoring well. Additionally, EFI proposed and conducted appropriate repair and upgrades to the remaining on-site monitoring wells (MW-1, MW-2, and MW-3).

#### **4.4 GROUNDWATER MONITORING WELL REPLACEMENT**

EFI conducted groundwater monitoring well activities on March 20 and 21, 2006. EFI's drilling sub-contractor removed the surface monument and casing from monitoring well location MW-4 and proceeded to drill out the remaining well materials to the total depth of 40-feet bgs using 8-inch outside diameter hollow stem auger (HSA) flights. The residual annulus of MW-4 was filled with hydrated medium bentonite chips to the near surface and completed to the surface with concrete. The referenced well decommissioning activities were completed in general accordance with the Washington Administrative Code (WAC) 173-160 (Minimum Standards for Construction and Maintenance of Wells.)

EFI subsequently advanced a single soil boring approximately 30-feet northwest of the recently decommissioned MW-4 to the total depth of 40-feet bgs. This boring was completed as permanent groundwater monitoring well and is identified as MW-4A. Figure 2 depicts the location of wells MW-4 and MW-4A. The monitoring well was completed in accordance with WAC 173-160. The groundwater monitoring well was subsequently developed using a surge block and through purging until turbidity significantly lowered (approximately 10 casing volumes).

Soil samples were collected at approximate 5-foot intervals within a split-spoon sampler for field screening and laboratory analysis. Two soil samples were submitted for chemical analysis based on field observations (MW-4A-5 and MW-4A-15).

Upon selection of the sample interval to be submitted for analysis, the brass sleeve were capped with Teflon® tape and plastic caps at each end. The sleeve samples will be marked with the project name, sample number, date, and time and placed within an iced cooler. Samples were immediately placed in an iced cooler and were shipped to OnSite, a Washington state-certified laboratory, under standard chain-of-custody procedures.

The well was completed at the surface with a secure steel standpipe and three protective steel bollards emplaced within framed and poured concrete.

#### **4.5 GROUNDWATER MONITORING WELL REPAIR AND UPGRADE**

The damaged monument of monitoring well MW-3 was visually assessed from the surface. Additionally, EFI contracted the services of a video inspection service to assess the integrity of the PVC casing within monitoring well MW-3. Based on this visual assessment, EFI proceeded to repair the surface monument of monitoring well MW-3. The well was completed at the surface with a secure steel stand pipe and three protective steel bollards emplaced within framed and poured concrete.

EFI coordinated surface monument upgrade activities for the remaining Site monitoring wells (MW-1 and MW-2). Each well was completed at the surface with a secure steel stand pipe and three protective steel bollards emplaced within framed and poured concrete.

#### **4.6 GROUNDWATER SAMPLING OF MW-4A**

EFI collected groundwater samples from the newly installed monitoring well, MW-4A on March 21, 2006. Prior to collecting groundwater samples, EFI measured depth to water in each well using an electronic water level indicator decontaminated between wells and calculate the volume of water standing in each well (casing volume). EFI directed ¼-inch inside diameter polyethylene tubing down and associated submersible pump down each well casing. Groundwater samples were collected once parameters (pH, temperature, conductivity) stabilized within approximately 10 percent of each reading for three consecutive readings.

Groundwater samples were collected from the well using the submersible pump and ¼-inch inside diameter polyethylene tubing and directed into laboratory prepared sample jars. Samples were immediately placed in an iced cooler and were shipped to OnSite, a Washington state-certified laboratory, under standard chain-of-custody procedures.

## 5.0 ANALYTICAL PROGRAM

### 5.1 ANALYTICAL PROCEDURES

Additional characterization soil samples collected on January 16, 17, 18, and February 2, 2006 were submitted for the following analyses: TPHg, TPHd, and TPHo using NWTPH-Gx and NWTPH-Dx, BTEX using Ecology Method NWTPH-G/BTEX, RCRA total metals by EPA 6000/7000 series methods, PCBs by EPA Method 8082, cPAHs by EPA Method 8270C, and VOCs by EPA Method 8260B. EFI remobilized to the Site on February 2, 2006 to collect soil samples for analysis of EPH/VPH by Ecology EPH/VPH methods.

Groundwater samples collected on January 19, 2006 were submitted for the following analyses: TPH in the gasoline, diesel, and oil ranges using NWTPH-Gx and NWTPH-Dx, BTEX using Ecology Method NWTPH-G/BTEX, total and dissolved RCRA 8 metals by EPA 6000/7000 series methods, PCBs by EPA Method 8082, PAHs by EPA Method 8270C, and VOCs by EPA Method 8260B.

Soil and groundwater samples collected on March 20 and 21, 2006 were submitted for TPH in the diesel and oil ranges using NWTPH-Dx.

The laboratory analytical results are presented on Tables 1 through 3, and laboratory reports and chain of custody documentation are presented in Appendix D. The analytical results are discussed below.

### 5.2 SOIL RESULTS

Soil sample laboratory analytical results along with the current MTCA Method A Cleanup Levels (Method A Cleanup Levels), are presented in Table 1. Fractional analysis of EPH and VPH are presented on Table 3.

Laboratory analytical results for the submitted soil samples did not reveal the presence of the following Chemicals of Potential Concern (COPCs); as defined in the RAW referenced above, at concentrations above the laboratory method reporting limits (MRL): halogenated VOCs, arsenic, mercury, and selenium.

Laboratory analytical results for the submitted soil samples revealed the presence of the following COPCs at concentrations above the MRL: TPH-g, TPH-o, cPAHs, naphthalenes, benzene, toluene, ethylbenzene, total xylenes, methylene chloride, barium, silver, cadmium, chromium, and lead.

Laboratory analytical results for the submitted soil samples revealed the presence of the following COPCs at concentrations greater than MRL but less than Method A Cleanup Levels: silver, barium, and chromium.

Laboratory analytical results for the submitted soil samples revealed the presence of the following COPCs at concentrations above Method A Cleanup Levels: TPH-o, TPH-g, cPAHs, naphthalenes, benzene, toluene, ethylbenzene, total xylenes, cadmium, and lead.

Methylene chloride was also detected at concentrations greater than Method A Cleanup Levels within soil sample SB-6-1; however, no other selected analytes were detected at concentrations greater than the MDL within this sample, and methylene chloride is a common laboratory contaminant that likely attributed to laboratory cross-contamination. This assumption is further supported within the case narrative associated with sample SB-6-1 and referenced in the attached laboratory report in Appendix D.

Oil range hydrocarbons were detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (33,000 milligrams per kilogram [mg/Kg]), ETP-7-1 (5,300 mg/Kg), ETP-8-0.5 (9,200 mg/Kg), SB-3-1 (13,000 mg/Kg), and SB-8-1 (6,600 mg/Kg). Gasoline range hydrocarbons were detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (1,500 mg/Kg) and ETP-12-1.5 (1,300 mg/Kg).

Carcinogenic PAHs (results presented as the sum of detected cPAHs as presented in MTCA Table 830-1 (13)) were detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (0.2 mg/Kg), ETP-8-0.5 (0.814 mg/Kg), ETP-12-1.5 (0.367 mg/Kg), SB-3-1 (0.3561 mg/Kg), SB-4-1 (0.309 mg/Kg), and SB-8-1 (0.641 mg/Kg).

Napthalenes were detected in the soil sample ETP-6-0.5 (11.7 mg/Kg) at concentrations greater than Method A Cleanup Levels.

Benzene was detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (7.0 mg/Kg), ETP-8-0.5 (0.074 mg/Kg), and ETP-12-1.5 (0.11 mg/Kg).

Toluene was detected in the soil sample ETP-6-0.5 (99.0 mg/Kg) at concentrations greater than Method A Cleanup Levels.

Ethylbenzene was detected in the soil sample ETP-6-0.5 (33 mg/Kg) at concentrations greater than Method A Cleanup Levels.

Total Xylenes were detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (181 mg/Kg) and ETP-12-1.5 (95 mg/Kg).

Cadmium was detected in the soil sample ETP-6-0.5 (5.5 mg/Kg) at concentrations greater than Method A Cleanup Levels.

Lead was detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (770 mg/Kg), ETP-7-1 (400 mg/Kg), ETP-8-0.5 (860 mg/Kg), ETP-12-1.5 (440 mg/Kg), ETP-17-1 (490 mg/Kg), and SB-3-1 (550 mg/Kg).

A discussion of soil concentrations greater than the Method A Cleanup levels are discussed in Section 6.0.

### **5.3 GROUNDWATER RESULTS**

Groundwater sample laboratory analytical results along with the current MTCA Method A cleanup levels, are presented in Table 2.

Laboratory analytical results for the submitted groundwater samples did not reveal the presence of the following analytes at concentrations above the MRL: TPH-g, TPH-d, naphthalenes, BTEX, PCBs, and dissolved metals.

Laboratory analytical results for the submitted groundwater samples revealed the presence of the following analytes at concentrations above the MRL: TPH-o (MW-4 and MW-3), cPAHs (MW-4), tetrachloroethylene (PCE) (MW-1), and total lead (MW-1, MW-3, and MW-4).



Laboratory analytical results for the submitted groundwater samples revealed the presence of only TPH-o (1,400 micrograms per liter [ $\mu\text{g/L}$ ]) concentrations greater than Method A Cleanup Levels within monitoring well MW-4.

Based on the observed damage to the monitoring well MW-4 and evidence of TPH impacts to the surficial soils surrounding MW-4, and reported laboratory analytical results for groundwater samples obtained from MW-4; EFI subsequently proposed and conducted appropriate decommissioning and replacement of this monitoring well.

Laboratory analytical results for the submitted groundwater samples obtained from the newly installed MW-4A did not reveal the presence TPH-o at concentrations above the MRL.

## 6.0 DISCUSSION

EFI conducted an evaluation of the potential risk to human health and the environment resulting from residual concentrations of COPCs greater than Method A Cleanup Levels remaining in surficial soil and groundwater at the Site. Further discussion of this evaluation is presented below.

### 6.1 SUMP INVESTIGATION

The southernmost sump appeared to consist of a concrete vault without an outflow. EFI coordinated one test-pit (ETP-19) and one soil boring (SB-4) to assess subsurface soils within the vicinity of this vault. The northernmost sump appeared to drain to the surface soils located north of the warehouse are concrete slab. EFI coordinated one soil boring (SB-1) to assess subsurface soils within the vicinity of this sump. The Riley test-pit TP-2 appears to have assessed impacts at the discharge location of the northernmost sump.

### 6.2 SOIL RESULTS

Laboratory analytical results for the submitted soil samples revealed the presence of the following COPCs at concentrations above Method A Cleanup Levels: TPH-o, TPH-g, cPAHs, naphthalenes, benzene, toluene, ethylbenzene, total xylenes, cadmium, and lead.

Oil range hydrocarbons detected in submitted soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 are not expected to extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report; however, TPHo was identified at a concentration greater than MTCA Method A Cleanup Levels in the sample obtained from 8-feet bgs in the Riley test pit TP-15. Concentrations of TPH-o greater than the MDL were not detected within the deeper samples submitted from soil borings SB-3 and SB-8. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

Gasoline range hydrocarbons detected in submitted soil samples ETP-6-0.5 and ETP-12-1.5 are not expected extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

Carcinogenic PAHs (results presented as the sum of detected cPAHs as presented in MTCA Table 830-1 (13)) detected in submitted soil samples ETP-6-0.5, ETP-8-0.5, and ETP-12-1.5 are not expected to extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report. Concentrations of TPH-o greater than the MDL were not detected within the deeper samples submitted from soil borings SB-3, SB-4, and SB-8. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

Naphthalenes, cadmium, toluene, and ethylbenzene detected in submitted soil sample ETP-6-0.5 are not expected to extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

Benzene detected in submitted soil samples ETP-6-0.5, ETP-8-0.5, and ETP-12-1.5 are not expected to extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

Total Xylenes detected in submitted soil samples ETP-6-0.5 and ETP-12-1.5 are not expected to extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

Lead detected in submitted soil samples ETP-6-0.5, ETP-7-1, ETP-8-0.5, ETP-12-1.5, and ETP-17-1 are not expected to extend beyond approximately 3-feet bgs based on field observations and the findings of the Riley ESA Report. Concentrations of TPH-o greater than the MDL were not detected within the deeper samples submitted from soil borings SB-3. Confirmatory soil samples will be obtained from the total excavated depth and lateral extents of the proposed remedial excavation at these locations where applicable.

### **6.2.1 Development of Soil cleanup levels**

Method A Cleanup Levels are conservative numeric standards provided in look-up tables for the most common contaminants, and are generally established at low concentrations to be protective of groundwater resources. Standard Method B Cleanup Levels are determined on a compound-specific basis using standard formulas and risk-based calculations for assessing human health risks. Modified Method B Cleanup Levels use site-specific factors in the calculations rather than the default factors used in the standard equations. Both the Method A and Method B cleanup levels include conservative factors designed to be protective of impacts to groundwater resources from contaminated soils.

Ecology has developed a worksheet for use in developing soil cleanup levels and evaluating risk under current conditions for petroleum hydrocarbon impacted sites. The worksheet is titled "*MTCATPH – Worksheet for Calculating Cleanup Levels for a Petroleum Mixture*". The MTCATPH worksheet allows the use of pre-established chemical and toxicity data, risk-based exposure assumptions, and user-defined site-specific information to calculate the risk (carcinogenic and non-carcinogenic) under current conditions for a petroleum mixture. Measured soil concentrations are entered into the worksheet, and the worksheet executes a "forward" calculation using the equations presented in the MTCA and solving for risk. For soil measurements, the worksheet calculates the risk corresponding to the soil direct contact pathway, and the leaching pathway (protection of potable groundwater).

The workbook also provides a calculation tool to "back calculate" a protective concentration based on target risk levels outlined in MTCA. EFI utilized this tool to calculate cleanup levels for TPH mixtures that would be protective of human health and the environment where reported residual concentrations of COPCs caused in a "failing" result based on the hazard index and carcinogenic risk.

### **6.2.2 Soil Cleanup Criteria**

To evaluate the risk corresponding to the soil direct contact pathway, the worksheet uses the standard equations provided in WAC 173-340-740. For petroleum mixtures, the evaluation of the direct contact pathway involves a concurrent evaluation of both soil ingestion and dermal contact. When evaluating the direct contact pathway for industrial land use, for a single hazardous substance (TPH component) and total site risk (TPH mixture), the hazard index as calculated by the worksheet must not exceed 1 and the carcinogenic risk calculated by the worksheet must not exceed  $1 \times 10^{-5}$  for the site to be considered protective of human health (WAC 173-340-708(5)).

For the evaluation of the risk corresponding to the leaching pathway (protection of groundwater), the worksheet uses the three and four-phase equilibrium models described in WAC 173-340-747

to calculate a cleanup level that will not cause an exceedance of the ground water cleanup level established under WAC 173-340-720. The measured soil concentrations are used to establish a predicted groundwater concentration for each chemical of concern based on the partitioning equations described in WAC 173-340-747. To be protective of groundwater, the predicted individual chemical concentrations must not exceed the applicable Method A groundwater cleanup level, the hazard index must not exceed 1, and the total cancer risk must not exceed  $1 \times 10^{-5}$ .

EFI consulted Ecology's publication "*Workbook Tools for Calculating Soil and Ground Water Cleanup Levels under the Model Toxics Control Act Cleanup Regulation*" for guidance on inputting data into the MTCATPH worksheet. For values that were found to be below the MDL, one-half of the MDL limit was used. Because samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 were also analyzed using both the VPH and the EPH methods, the higher value for the fraction, where there was an overlap between these two methods, was used. Because the TPH Equivalent Carbon (EC) fractions include hazardous substances that were individually quantified, including ethylbenzene, xylenes, naphthalene, benzo(a)anthracene, benzo(b)fluoranthene, benzo(k)fluoranthene, benzo(a)pyrene, chrysene, dibenzo(a,h)anthracene, and indeno(1,2,3-cd)pyrene, the concentrations of these substances were subtracted from the appropriate EC-fraction concentrations. The MTCATPH default values were used to describe the hydrogeological characteristics of the Site, including default values for soil porosity, volumetric water content, soil bulk density, fraction organic carbon, and the dilution factor. The results of the worksheet calculation are presented in Appendix E.

EFI selected soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 for EPH/VPH analysis based on reported TPH concentrations relative to other submitted soil samples. EFI believes that soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 are representative of residual COPC concentrations present at the site.

#### **6.2.2.1. Direct Contact Pathway**

As discussed above, the hazard index and carcinogenic risk for the soil direct contact pathway for residential land use was calculated using confirmation soil sample results from samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5.

The resulting hazard index for soil sample ETP-6-0.5 was  $3.08E+00$ . The carcinogenic risk was calculated to be  $1.19E-06$ . Even though the carcinogenic risk is less than  $1.0E-05$ , the site-specific hazard index is greater than 1, which resulted in a current condition failure result. Based on laboratory analytical results, EFI "back calculated" an adjusted condition of 8,450 mg/Kg TPH, which is protective of human health and the environment.

The resulting hazard index for soil sample ETP-7-1 was  $4.56E-01$ . The carcinogenic risk was calculated to be  $1.665E-07$ . The carcinogenic risk is less than  $1.0E-06$  and the site specific hazard index is less than 1, which resulted in a current condition passing result. This indicates that the residual TPH mixture concentrations detected in sample ETP-7-1 is protective of human health for unrestricted land use. Based on laboratory analytical results, the concentration of 7,547 mg/Kg TPH, is protective of human health and the environment.

The resulting hazard index for soil sample ETP-8-0.5 was  $7.94E-01$ . The carcinogenic risk was calculated to be  $1.89E-06$ . Even though the site-specific hazard index is less than 1, the carcinogenic risk is greater than  $1.0E-06$ , the, which resulted in a current condition failure result. Based on laboratory analytical results, EFI "back calculated" an adjusted condition of 5,300 mg/Kg TPH, which is protective of human health and the environment. However, this low number is predominately due to the presence of chrysene (a cPAH) at high

concentrations (0.17 mg/Kg) within the sample. EFI has elected to apply Method A cleanup levels to cPAHs.

#### 6.2.2.2. Leaching Pathway (Protection of Groundwater)

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-6-0.5 was determined to be 4.21E+00, and the carcinogenic risk was determined to be 1.19E-04. The predicted well concentration is 677 µg/L, which is greater than the MTCA Method A Cleanup Level for Groundwater (500 µg/L). Based on laboratory analytical results, EFI “back calculated” an adjusted condition of 100 mg/Kg TPH, which is protective of human health and the environment. However, this low number is predominately due to the presence of benzene at high concentrations (7mg/Kg) within the sample. EFI has elected to apply Method A cleanup levels to benzene.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-7-1 was determined to be 3.51E-02, and the carcinogenic risk was determined to be 7.250E-07. The predicted well concentration is 10.2 µg/L, which is less than the MTCA Method A Cleanup Level for Groundwater (500 µg/L). These levels indicate that the residual TPH mixture detected in sample ETP-7-1 or 7,547 mg/Kg is protective of groundwater and human health and the environment.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-8-0.5 was determined to be 1.41E-01, and the carcinogenic risk was determined to be 3.11E-06. The predicted well concentration is 27.4 µg/L, which is less than the MTCA Method A Cleanup Level for Groundwater (500 µg/L). These levels indicate that the residual TPH mixture detected in sample ETP-8-0.5 is protective of groundwater.

### 6.3 GROUNDWATER RESULTS

Reported concentrations contained within soil samples were first compared to MTCA, “*Table 2 Method A Soil Cleanup Levels for Unrestricted Land Use.*” Soil sample laboratory analytical results along with the current MTCA Method A cleanup levels, are presented in Table 2.

Laboratory analytical results for the submitted groundwater samples revealed the presence of the following analytes at concentrations above the MRL: TPH-o (MW-4 and MW-3), cPAHs (MW-4), PCE (MW-1), and total lead (MW-1, MW-3, and MW-4).

Laboratory analytical results for the submitted groundwater samples revealed the presence of TPH-o concentrations greater than Method A Cleanup Levels for Groundwater within monitoring well MW-4.

Based on the observed damage to the monitoring well MW-4 and evidence of TPH impacts to the surficial soils surrounding MW-4, and reported laboratory analytical results for groundwater samples obtained from MW-4; EFI subsequently proposed and conducted appropriate decommissioning and replacement of this monitoring well. EFI believes that the observed mechanical damage to MW-4 likely affected the structural integrity of the well and subsequently contributed to the detected concentrations of TPH-o within groundwater samples.

EFI’s drilling sub-contractor removed the surface monument and casing from monitoring well location MW-4 and proceeded to drill out the remaining well materials to the total depth of 40-feet bgs using 8-inch diameter HSA flights. The residual annulus of MW-4 was filled with hydrated medium bentonite chips to the near surface and completed to the surface with concrete.

Based on reported laboratory analytical results for the newly installed groundwater monitoring well MW-4A (located approximately 30-feet gradient of MW-4), it appears that impacts to groundwater identified during the additional characterization activities are limited to an area immediately surrounding the decommissioned monitoring well MW-4. Additionally, TPH-o impacts to soil near the groundwater interface were not identified during EFIs additional characterization Activities, or reported within the referenced Riley ESA Report. Groundwater is not considered a medium of concern at the site.

## 7.0 CONCLUSIONS

EFI has completed this Additional Characterization report for the Site. Field activities were conducted on January 16 through 19, 2006, February 2, 2006, and March 21 through 23, 2006. EFI was authorized to proceed with this project by the *Agreement for Environmental Engineering Services* dated January 13, 2006 (W-03016-11) and March 6, 2006 (W-03013-12). Kite Realty Group, LLC (KRG), has proposed to purchase and redevelop the Site as a commercial retail shopping center. Prior to the proposed redevelopment of the Site, KRG wishes to address existing environmental concerns at the Site and secure appropriate closure documentation from Ecology in accordance with MTCA. The purpose of the Additional Characterization activities was to address identified site characterization data gaps and assess current groundwater conditions beneath the Site.

### 7.1 SOIL

Laboratory analytical results for the following submitted soil samples revealed the presence of COPCs at concentrations above Method A Cleanup Levels: ETP-6-0.5, ETP-7-1, ETP-8-0.5, ETP-12-1.5, ETP-17-1, SB-3-1, SB-4-1, and SB-8-1. EFI "back calculated" cleanup levels for TPH mixtures based on the EPH/VPH analysis of soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5. Based on these calculations, EFI proposes that soils exhibiting concentrations of TPH mixtures (combination of TPHd, TPHo, and TPHg) at levels less than 7,457 mg/kg are protective of human health and the environment; via the soil direct contact and leaching to groundwater exposure pathways, and would therefore not require further action.

EFI proposes that soils exhibiting concentrations of TPH greater than 7,457 mg/Kg be removed from the Site by excavation and appropriately disposed of off-site. Soils exhibiting concentrations of TPH greater than 7,547 based on the referenced ESA Report and EFIs additional characterization activities will be removed from the site and appropriate confirmatory samples will be obtained from the horizontal and vertical extents of the excavation in accordance with RAW, Ecology correspondence dated March 4, 2005, and the Ecology document titled *Guidance for Remediation of Petroleum Contaminated Soils*, dated November 1995 (Ecology publication number 91-30). Soil confirmatory samples will be selected for the analysis of TPHo, TPHd, and TPH-g.

The "failed" result calculated for TPH mixtures exhibited in soil samples ETP-6-0.5 and ETP-8-0.5 for the soil direct contact and leaching to groundwater exposure pathways were primarily due high concentrations of the individual COPCs benzene and chrysene. EFI will apply Method A Cleanup Levels to the following individual COPCs: cPAHs, benzene, cadmium, and lead. Soils exhibiting concentrations of the referenced individual COPCs based on the referenced ESA Report and EFIs additional characterization activities will be removed from the site and appropriate confirmatory samples will be obtained from the horizontal and vertical extents of the excavation in accordance with RAW, Ecology correspondence dated March 4, 2005, and Ecology publication number 91-30. Soil confirmatory samples will be selected for the analysis of cPAHs, benzene, cadmium, and lead.

### 7.2 GROUNDWATER

Laboratory analytical results for the submitted groundwater samples revealed the presence of TPH-o concentrations greater than Method A Cleanup Levels for Groundwater within monitoring well MW-4.

Based on the observed damage to the monitoring well MW-4 and evidence of TPH impacts to the surficial soils surrounding MW-4, and reported laboratory analytical results for groundwater samples obtained from MW-4; EFI subsequently proposed and conducted appropriate decommissioning and replacement of this monitoring well. EFI believes that the observed mechanical damage to MW-4 likely

affected the structural integrity of the well and subsequently contributed to the detected concentrations of TPH-o within groundwater samples.

EFI's drilling sub-contractor removed the surface monument and casing from monitoring well location MW-4 and proceeded to drill out the remaining well materials to the total depth of 40-feet bgs using 8-inch diameter HSA flights. The residual annulus of MW-4 was filled with hydrated medium bentonite chips to the near surface and completed to the surface with concrete.

Based on reported laboratory analytical results for the newly installed groundwater monitoring well MW-4A (located approximately 30-feet gradient of MW-4), it appears that impacts to groundwater identified during the additional characterization activities are limited to an area immediately surrounding the decommissioned monitoring well MW-4. Additionally, TPH-o impacts to soil near the groundwater interface were not identified during EFIs additional characterization Activities, or reported within the referenced Riley ESA Report. Groundwater is not considered a medium of concern at the site.



## 8.0 LIMITATIONS

This report has been prepared to aid KRG, regarding the subsurface conditions on the site. This report is prepared for the sole benefit of BRE Properties, Inc., and its investors, lenders and attorneys, and may not be relied upon by any other person or entity without the written authorization of EFI.

The preliminary subsurface evaluation was intended to evaluate the general shallow subsurface conditions, and is based on limited and selected sampling locations. Significant variations in the subsurface conditions may be present in areas not sampled. Additional investigations would be necessary to evaluate the extent and magnitude of any soil and groundwater contamination present.

This report and all field data and notes were gathered and/or prepared by EFI in accordance with the agreed upon scope of work and generally accepted engineering and scientific practices in effect at the time of EFI's assessment of the sites. The statements, conclusions, and opinions contained in this report are only intended to give approximations of the environmental conditions at the site. Moreover, there are several points to note, as follows:

1. Environmental regulations continually change, as do the enforcement priorities of the applicable government agencies involved.
2. It is often difficult and sometimes impossible to accurately estimate the cost that may be involved in remedying the issues. The legal and technological standard initially applied at the agency level for evaluating and remedying environmental issues can be dependent upon the agency official involved.
3. There is always a possibility that sources of future environmental liability have yet to manifest themselves to the point where they are reasonably identifiable through a reasonable external investigation such as the one conducted herein.

The conclusions describe only the conditions present at the time of the study, in the areas that were assessed. The scope of this report is limited to matters expressly covered.

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1. Environmental regulations continually change, as do the enforcement priorities of the applicable government agencies involved.
2. It is often difficult and sometimes impossible to accurately estimate the cost that may be involved in remedying the issues. The legal and technological standard initially applied at the agency level for evaluating and remedying environmental issues can be dependent upon the agency official involved.
3. There is always a possibility that sources of future environmental liability have yet to manifest themselves to the point where they are reasonably identifiable through a reasonable external investigation such as the one conducted herein.

The conclusions describe only the conditions present at the time of the study, in the areas that were assessed. The scope of this report is limited to matters expressly covered.

**Table 1**  
**Soil Sample Analytical Results**  
**Four Corners Auto Wrecking 26615 Maple Valley - Black Diamond Road SE**  
**Maple Valley, Washington**  
**EFT PN: 98520-00059**

Sample Location	Sample Depth (bgs) <sup>1</sup>	Sample Date	Total Petroleum Hydrocarbons (mg/Kg) <sup>2</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>4</sup> (mg/Kg)	Naphthalenes <sup>5</sup> (mg/Kg)	Volatile Organic Compounds (mg/Kg)					Metals (mg/Kg)				
			Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	Acetylene Chloride	Silver	Barium	Cadmium	Chromium	Lead
ETP-1-1	1.0'	1/16/2006	<8	79	<7.7	<0.0073	<0.0073	<0.02	<0.077	<0.077	<0.077	<0.0083	<0.55	45	<0.55	22	9.8
ETP-2-1	1.0'	1/16/2006	<29	130	<8.8	0.010	<0.0078	<0.02	<0.088	<0.088	<0.088	<0.0096	<0.58	110	0.93	23	130
ETP-3-1	1.0'	1/16/2006	<28	550	<7.9	<0.0076	<0.0076	<0.02	<0.079	<0.079	<0.079	<0.0092	<0.57	65	0.76	20	120
ETP-4-2	2.0'	1/16/2006	<28	<57	<7.7	<0.0076	<0.0076	<0.02	<0.077	<0.077	<0.077	<0.010	<0.57	56	0.57	30	6.0
ETP-5-4	4.0'	1/16/2006	<36	<71	<7.5	<0.0095	<0.0095	<0.02	<0.075	<0.075	<0.075	<0.0072	<0.71	95	<0.71	33	<7.1
ETP-6-0.5	0.5'	1/16/2006	<690	<33000	<1500	<0.0073	<0.0073	<0.02	<0.077	<0.077	<0.077	<0.0083	<0.55	45	<0.55	22	9.8
ETP-7-1	1.0'	1/17/2006	<140	<15300	<12	0.0431	0.067	<0.023	<0.12	<0.12	<0.12	<0.0047	<0.82	81	1.6	18	<4.0
ETP-8-0.5	0.5'	1/17/2006	<140	<9200	<6.1	<0.0073	1.98	<0.023	0.73	0.14	1.08	<0.0067	1.2	91	17	22	<6.0
ETP-9-1	1.0'	1/16/2006	<27	<53	<6.4	<0.0071	<0.0071	<0.02	<0.064	<0.064	<0.064	<0.0080	<0.53	42	<0.53	20	<5.3
ETP-10-1	1.0'	1/16/2006	<27	<54	<5.7	<0.0072	<0.0072	<0.02	<0.057	<0.057	<0.057	<0.0058	<0.54	47	<0.54	17	<5.4
ETP-11-1	1.0'	1/16/2006	<27	<54	<5.5	<0.0072	<0.0072	<0.02	<0.055	<0.055	<0.055	<0.0064	<0.54	42	<0.54	20	8.4
ETP-12-1.5	1.5'	1/16/2006	640	740	<9300	<0.0073	4.32	<0.023	0.60	2.4	<0.0073	<0.0073	<0.63	99	2.8	27	<4.0
ETP-13-1	1.0'	1/16/2006	<30	120	<6.6	<0.0079	<0.0079	<0.02	<0.066	<0.066	<0.066	<0.0074	<0.60	62	0.60	23	51
ETP-14-1	1.0'	1/16/2006	<32	<64	<6.4	<0.0085	<0.0085	<0.02	<0.064	<0.064	<0.064	<0.0088	<0.64	92	0.96	27	110
ETP-15-1	1.0'	1/17/2016	<27	<54	<6.1	<0.0072	<0.0072	<0.02	<0.061	<0.061	<0.061	<0.0056	<0.54	57	<0.54	18	9.6
ETP-16-1	1.0'	1/17/2006	<25	<52	<6.0	<0.0069	<0.0069	<0.02	<0.06	<0.06	<0.06	<0.0058	<0.52	41	<0.52	14	<5.2
ETP-17-1	1.0'	1/17/2006	<28	510	<5.4	0.0087	<0.0073	<0.02	<0.054	<0.054	<0.054	<0.0092	<0.55	78	1.0	23	<5.5
ETP-18-1	1.0'	1/17/2006	<27	<54	<6.6	<0.0072	<0.0072	<0.02	<0.066	<0.066	<0.066	<0.0063	<0.54	49	<0.54	15	75
ETP-20-1	1.0'	1/17/2006	<27	1000	<5.6	<0.0072	<0.0072	<0.02	<0.056	<0.056	<0.056	ND	<0.54	70	<0.6	17	63
SB-1-1	3.0'	1/18/2006	<27	310	<6.0	<0.0071	<0.0071	<0.02	<0.06	<0.06	<0.06	0.011	<0.053	57	<0.053	51	41
SB-1-2	10.0'	1/18/2006	<27	—	—	—	—	—	—	—	—	—	<0.056	60	<0.056	28	<0.056
SB-2-1	4.0'	1/18/2006	<27	<58	<7.7	<0.0072	<0.0072	<0.02	<0.077	<0.077	<0.077	0.0058	0.073	50	<0.54	19	22
SB-2-2	11.0'	1/18/2006	<27	—	—	—	—	—	—	—	—	—	<0.55	47	<0.55	22	<5.5
SB-3-1	3.0'	1/18/2006	<280	<19000	<6.5	<0.0073	0.1167	<0.02	<0.065	<0.065	<0.065	<0.0092	1.2	82	<0.55	22	<5.5
SB-3-2	10.0'	1/18/2006	<27	<54	<6.5	<0.0072	<0.0072	<0.02	<0.065	<0.065	<0.065	0.0095	<0.54	130	<0.54	16	<5.4
SB-4-1	3.0'	1/18/2006	<28	1500	<7.8	<0.0073	<0.015	<0.02	<0.078	<0.078	<0.078	<0.0069	<0.56	58	<0.56	11	51
SB-4-2	8.0'	1/18/2006	<27	<53	<6.3	<0.0071	<0.0071	<0.02	<0.063	<0.063	<0.063	0.0098	<0.53	37	<0.53	14	<5.3
SB-5-1	4.0'	1/18/2006	<34	<68	<7.5	<0.0090	<0.0090	<0.02	<0.075	<0.075	<0.075	<0.0092	<0.68	120	<0.68	21	6.8
SB-5-2	6.0'	1/18/2006	—	—	—	—	—	—	—	—	—	—	<0.52	65	<0.52	28	<5.2
SB-6-1	4.0'	1/18/2006	<28	<55	<5.2	<0.0073	<0.0073	<0.02	<0.052	<0.052	<0.052	<0.0056	<0.55	67	<0.55	21	7.7
SB-6-2	8.0'	1/18/2006	—	—	—	—	—	—	—	—	—	—	<0.53	53	<0.53	23	5.3
SB-7-1	3.0'	1/18/2006	<26	<52	<5.5	<0.0069	<0.0069	<0.02	<0.055	<0.055	<0.055	<0.0066	<0.52	56	0.56	36	5.2
SB-7-2	8.0'	1/18/2006	—	—	—	—	—	—	—	—	—	—	<0.54	55	<0.54	25	5.4
SB-8-1	2.5'	1/18/2006	1500	<16800	<6.7	<0.0073	0.134	<0.02	<0.067	<0.067	<0.067	<0.0053	<0.52	51	1	18	9.7
SB-8-2	8.0'	1/18/2006	<28	<55	<7.7	<0.0073	<0.0073	<0.02	<0.077	<0.077	<0.077	<0.0073	<0.55	38	<0.55	14	0.55
MW-4A-5	5.0'	3/20/2006	33	<52	—	—	—	—	—	—	—	—	—	—	—	—	—
MW-4A-15	15.0'	3/20/2006	<27	<54	—	—	—	—	—	—	—	—	—	—	—	—	—
MTCA Method A Cleanup Levels for Soil (mg/Kg)			2000	2000	100	0.1	5.0	0.03	7	6	9	0.02	NA	5,600 <sup>6</sup>	2	19/2,000 <sup>7</sup>	250

**NOTES:**

Only detected analytes presented on table

— indicates analyte not tested

ND indicates analyte detected at or above referenced Cleanup Level

ND indicates analyte not detected at or above laboratory detection limit

\* indicates soil sample location over-excavated based on analytical result

1 bgs indicates depth below ground surface in feet where sample was obtained

2 mg/Kg indicates milligrams of analyte per kilogram, synonymous with parts per million

3 results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (CPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

4 results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-1 (12)

5 indicates analyte not detected at or above referenced laboratory detection limit

6 Value taken from the Standard Method B Formula Values for Soil (Unrestricted Use), Direct Contact (Ingestion Only) tables located in the Ecology document Cleanup Levels and Risk Calculations (CLARC) Version 3.1.

7 Cleanup Level presented as Chromium VI, and Chromium III

**Table 2**  
**Groundwater Sample Analytical Results**  
**Four Corners Auto Wrecking Maple Valley, Washington**  
**EFI PN: 98520-00179**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	1/19/2006	<280 <sup>2</sup>	<450	<100	<0.010	<0.10	<1.0	<1.0	<1.0	<1.0	0.53	1.8	<1.0	<0.051
MW-2	1/19/2006	<270	<430	<100	<0.0095	<0.095	<1.0	<1.0	<1.0	<1.0	<0.2	<1.1	<1.0	<0.056
MW-3	1/19/2006	<250	430	<100	<0.010	<0.10	<1.0	<1.0	<1.0	<1.0	<0.2	13	<1.0	<0.053
MW-4 <sup>6</sup>	1/19/2006	<250	1400	<100	0.025	<0.10	<1.0	<1.0	<1.0	<1.0	<0.2	30.0	<1.0	<0.053
MW-4A	3/21/2006	<300	<480	--	--	--	--	--	--	--	--	--	--	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**NOTES:**

Only detected analytes presented on table

-- indicates analyte not tested

 indicates analyte detected at or above referenced Cleanup Level

1 µg/Kg indicates micrograms of analyte per liter, synonymous with parts per billion

2 indicates analyte not detected at or above referenced laboratory detection limit

3 results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

4 results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-1 (12)

5 PCE also known as tetrachloroethylene

6 Monitoring well MW-4 was decommissioned on March 20, 2006.

Table 3  
VPH/EPH Analytical Results  
Four Corners Auto Wrecking 26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington  
EFI PN: 98520-00179

Sample Location	Sample Depth (bgs) <sup>1</sup>	Sample Date	Extractable Petroleum Hydrocarbons (mg/Kg) <sup>2</sup>								
			Aliphatics					Aromatics			
			C5-C-6 <sup>3</sup>	C6-C8	C8-C10	C10-C12	TOTAL	C8-C10	C10-C12	C12-C13	TOTAL
ETP-6-0.5	0.5'	2/2/2006	<5.0 <sup>4</sup>	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0
ETP-7-1	1.0'	2/2/2006	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0	<5.0
ETP-8-0.5	0.5'	2/2/2006	<5.0	<5.0	<5.0	9.7	9.7	5.9	8.1	8.2	21

Sample Location	Sample Depth (bgs)	Sample Date	Extractable Petroleum Hydrocarbons (mg/Kg)											
			Aliphatics						Aromatics					
			C8-C10	C10-C12	C12-C16	C16-C21	C21-C34	TOTAL	C8-C10	C10-C12	C12-C16	C16-C21	C21-C34	TOTAL
ETP-6-0.5	0.5'	2/2/2006	<110	<110	<110	980	20,000	21,000	<220	<57	<57	449.5* (-0.5)	4,200	4,700
ETP-7-1	1.0'	2/2/2006	<56	<56	<56	680	6200	6,900	<22	<5.6	8.0	169.7* (-0.431)	450	630
ETP-8-0.5	0.5'	2/2/2006	<59	<59	78	880	7,900	8,900	<24	8.1	22	299.3* (-0.045)	0.769)	1,100

NOTES:

Only detected analytes presented on table

-- indicates analyte not tested

**BOLD** result represents higher value fraction for respective EC fraction overlap

\* result is adjusted in Method B calculation to prevent "double counting" of representative substance. Amount to be subtracted presented in parentheses (ie (-9.7))

1 bgs indicates depth below ground surface in feet where sample was obtained

2 mg/Kg indicates milligrams of analyte per kilogram, synonymous with parts per million

3 C5-C6 (example) indicates carbon chain range

4 indicates analyte not detected at or above referenced laboratory detection limit





STATE OF WASHINGTON

DEPARTMENT OF ECOLOGY

P.O. Box 47600 • Olympia, Washington 98504-7600  
(360) 407-6000 • TDD Only (Hearing Impaired) (360) 407-6006

March 4, 2005

Christopher Robinson  
EFI Global  
11241 Slater Avenue Northeast, Suite 200  
Kirkland, Washington 98033-8826

Dear Mr. Robinson:

Re: Independent Remedial Action  
Request for Review  
NW 1400, Four Corner Auto Wrecking  
26615 Maple Valley-Black Diamond Rd NE  
Maple Valley, WA 98308-8308

Thank you for the February 17, 2005, report for Four Corner Auto Wrecking, 26615 Maple Valley, Washington, 98308, for review by the State of Washington Department of Ecology (Ecology). Ecology appreciates your initiative in pursuing this administrative option under the Model Toxics Control Act (MTCA).

Ecology's Toxics Cleanup Program has reviewed the following information regarding Four Corner Auto Wrecking, 26615 Maple Valley, Washington 98308-8308:

- 1) Remedial Action Work Plan, Four Corner Auto Wrecking, 26615 Maple Valley, February 17, 2005.

The report listed above will be kept in the Central Files of Ecology's Northwest Regional Office (NWRO) for review by appointment only. Appointments can be made by calling Sally Perkins at the NWRO at (425) 649-7190.

Based upon a review of the above report, Ecology has determined, at this time, that:

- 1) In order for Ecology to continue its review, we need the following as it pertains to the October 15, 2003, report in Appendix D of the report:
  - a. The rationale for locating monitoring wells No. 1 through 4 as it relates to potential groundwater contaminant transport. Please note Ecology may not concur with the rationale.
  - b. Well completion logs for monitoring wells No. 1 through 4.
  - c. Groundwater water level depths in the wells at the time of sampling.

- d. A more comprehensive basis for the direction of groundwater flow, with additional groundwater measurements. The direction is based on a single measurement. The wells were put in with a reference to RCRA. RCRA has standards for reporting the groundwater flow based on more than a single measurement. On what date was the measurement taken?
  - e. Quality Assurance Quality Control (QA/QC) field data and QA/QC laboratory report for groundwater sampling.
  - f. Quality Assurance Quality Control (QA/QC) field data and QA/QC laboratory report for soil sampling.
  - g. The nature and origin of the hazardous waste shown in 55-gallon drums.
  - h. The history of hazardous waste generation at the site, including the type, amount, and duration of hazardous waste generation. Without this information the site environmental assessment is incomplete, and site characterization is premature.
  - i. The history of the wood treatment operations on the site, including the location of operations and the handling of waste is missing. Without this information the site environmental assessment is incomplete, and site characterization premature.
  - j. Rationale for why the storm line, shown running from the shop building, and the storm line discharge point were not sampled when a composite sample from TP-3 showed 1400 mg/kg of TPH Oil. (Please refer to comment No. 2, below, for shortcomings in composite samples.) Ecology may not concur with the rationale.
  - k. Rationale for why the catch basins, drainage line, and the storm water drainage line exit points were not sampled for the undetermined storm water line in the northwest corner of the site. Ecology may not concur with the rationale.
  - l. Rationale for not sampling at "Reported Drain Discharge Area" for the unknown drain shown at the south of the site. Ecology may not concur with the rationale.
  - m. Rationale for sampling in the "yard" at TP- 6, TP-7, TP-9, TP-12, and not at other spots in the yard. Ecology may not concur with the rationale.
  - n. Rationale for a single test pit located in the undefined area of 55-gallon drums of hazardous waste shown in northwest corner of the site. Ecology likely will not concur with the rationale.
  - o. The size of the septic field shown to the east of the shop.
  - p. The flow path for the catch basin inside the garage.
  - q. The flow path and discharge points for the sumps. Without a. through q. for Ecology's review, you proceed at your own risk that we may not concur with your results.
- 2) Ecology will not accept the results of composite sampling to be used as representative, or conservative values in site-specific risk assessments or environmental calculations for human health such as those in "MTCATPH-Worksheet for Calculating Cleanup Levels for a Petroleum Mixture." The nature of composite sampling shown in Table 1 of the report in Appendix D creates several critical data gaps. Some, but not all, are listed below:



- a. The reported concentration of 8300 mg/kg for TPH-Oil at 4C-TP1-0-3 is not expected to be the highest observed concentration at the site. The TPH-Gas concentration at this location is expected to be higher.
- b. The reported concentration of 1600 mg/kg for TPH-Oil and TPH-Gas at 4-CTP2-0-3 is expected to be higher.
- c. The reported contaminant concentrations for all the composite samples are expected to be higher. This includes sample analysis for Total Naphthalenes, PAH's, and Aliphatics, Aromatics, and PCB's.

A soil "re-sampling" program is necessary to address the critical data gaps created by composite sampling. Discrete samples are necessary to characterize maximum or conservative values for environmental calculations regarding human health.

- 3) In order to comment on the proposed sampling locations identified in Section 7.1 of the main body of the report, Ecology would need a map of the locations, the rationale for selecting the locations, and the basis for alternating the number of samples. In the absence of these three items, you proceed at your own risk. (For example, one sample may not be enough depending on the size and configuration of the septic drain field. Consider borings for the septic.) Please beware of the shortfalls of composite sampling, identified in Comment No. 2, above.
- 4) The random sampling for wood preservatives from three soil samples, noted in the Table shown in Section 4.4.1, is unacceptable. In order for Ecology to concur with sampling locations, we would want to review the locations as they relate to documented wood treatment operations described in an environmental assessment of the site. The assessment could draw upon historical files, air photos, conversations with former personnel, or an objective approach with Ecology's concurrence. At this juncture, Ecology will postpone placing the site on the list of known and suspected contaminated sites for wood preservative contaminants.
- 5) The identified data gaps in the Table in Section 4.4.1 of the report does not address all the data gaps listed in Comment No. 1 above.
- 6) Confirmation soil samples taken from the sidewalls and bottoms of excavations must be taken at a rate of one per 100 square feet of side wall and one per 200 square feet of excavation bottom to be acceptable for demonstrating the contaminant levels of soil not excavated.
- 7) Decommissioning well MW-4, stated in Section 6.21., is premature. Please refer to comment No. 1 a) through d) above.
- 8) In regard to soil screening in Section 6.2.2, merely stating that one sample will be taken every 30 yards is not sufficient for Ecology's concurrence. We would like to come to agreement with you on a method of "dynamic composite sampling" in which a sample is taken from the bucket excavator and placed into a container. When the container samples represent 30 yards of excavated soil, then a composite sample could be drawn.

Mr. Christopher Robinson  
March 4, 2005  
Page 4

- 9) In regard to characterizing the excavated overburden in 6.2.3 and stockpiled soil in Section 7.3, merely citing the name of an Ecology reference is not sufficient for our concurrence. Please identify the specific methodology including the frequency and location of proposed sampling. Otherwise proceed at your own risk that Ecology might not concur with the results.

Please note that because your actions were not, or will not be, conducted under a consent decree with Ecology, this letter is not a settlement by the state under RCW 70.105D.040 (4) and is not binding on the agency. Further action may be required at your site regardless of how strictly you follow Ecology's advice.

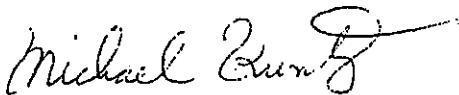
The opinions presented by Ecology in this letter are made only with respect to the information provided in the report and document(s) listed above. It does not apply to any other release or potential release at the property.

Ecology does not assume any liability for any release, threatened release, or other conditions at the site, or for any actions taken or omitted by any person or his/her agents or employees with regard to the release, threatened release, or other conditions at the site.

Again, thank you for taking the initiative to voluntarily address the contamination at your site. Your efforts are recognized by Ecology as a positive step in our work to protect human health and the environment in Washington State.

Please contact me at (360) 407-7239 if you have any questions regarding this letter or if I can be of further service.

Sincerely,

A handwritten signature in cursive script, appearing to read "Michael Kuntz", with a long horizontal flourish extending to the right.

Michael Kuntz P.G., P.HG  
Senior Hydrogeologist  
Toxics Cleanup Program, HQ

MK:cp

**Soil Cleanup Levels: Worksheet for Data Entry**

Refer to WAC 173-340-720, 740,745, 747, 750

Date: 05/05/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

**1. Enter Soil Concentration Measured**

Chemical of Concern or Equivalent Carbon Group	Measured Soil Conc dry basis mg/kg	Composition Ratio %
---	--	---------------------------

**Petroleum EC Fraction**

AL_EC>5-6	2.5	0.01%
AL_EC>6-8	2.5	0.01%
AL_EC>8-10	2.5	0.01%
AL_EC>10-12	2.5	0.01%
AL_EC>12-16	55	0.21%
AL_EC>16-21	980	3.76%
AL_EC>21-34	20000	76.75%
AR_EC>8-10	2.5	0.01%
AR_EC>10-12	2.5	0.01%
AR_EC>12-16	28.5	0.11%
AR_EC>16-21	449.5	1.72%
AR_EC>21-34	4200	16.12%

Benzene	7	0.03%
Toluene	99	0.38%
Ethylbenzene	33	0.13%
Total Xylenes	181	0.69%

Total Naphthalenes	11.7	0.04%
n-Hexane	0	0.00%
MTBE	0	0.00%
Ethylene Dibromide (EDB)	0	0.00%
1,2 Dichloroethane (EDC)	0.0045	0.00%

Benzo(a)anthracene	0.042	0.00%
Benzo(b)fluoranthene	0.11	0.00%
Benzo(k)fluoranthene	0.042	0.00%
Benzo(a)pyrene	0.042	0.00%
Chrysene	0.09	0.00%
Dibenzo(a,h)anthracene	0.042	0.00%
Indeno(1,2,3-cd)pyrene	0.042	0.00%

<b>Sum</b>	<b>26060.1145</b>	<b>100.00%</b>
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**2. Enter Site-Specific Hydrogeological Data**

Total soil porosity: default is 0.43	0.43	Unitless
Volumetric water content: default is 0.3	0.3	Unitless
Volumetric air content: default is 0.13	0.13	Unitless
Soil bulk density measured: default is 1.5	1.5	kg/l
Fraction Organic Carbon: default is 0.001	0.001	Unitless
Dilution Factor: default is 20	20	Unitless

Exposure Pathway	Pass or Fail?	HI	RISK
Soil Direct Contact	Unrestricted Land use	Fail	3.08E+00
	Industrial Land use	Pass	2.54E-01
Method B Potable Ground Water Protection	Fail	4.21E+00	1.19E-04

**Warning!!!**

\*Check to determine if a simplified or site-specific Terrestrial Ecological Evaluation may be required based on site-specific conditions and type of fuel (see WAC 173-340-7490-7494).  
\*Check Soil Residual Saturation Evaluation specified in WAC 173-340-747(10).

\*Need Extensive Vapor Study

**Note:**

1. All data must be numeric values. Use of alphabetical characters (i.e., "ND", "NA", "<", ">", or "=") will cause an error.
2. Try to avoid double counting: The Petroleum Equivalent Carbon (EC) fractions include many individual substances that must be analyzed separately. When entering the concentration of petroleum EC fraction into the data entry cell, make sure you subtract the concentration of individual substances from the appropriate EC fraction. (See User's Guide)
3. For the values of soil measurement below the method detection limit, substitute one-half the method detection limit as required by WAC173-340-740-(7). For the values for soil measurement above the method detection limit but below the practical quantitation limit, substitute the method detection limit. However, for a hazardous substance or petroleum fraction which has never been detected in any sample at a site and these substances are not suspected of being present at the site based on site history and other knowledge, enter "0" for that hazardous substances or petroleum fraction for further calculation. Refer to WAC173-340-740(7) for detail.
4. For detail analytical testing requirements for petroleum contaminated sites, refer to WAC 173-340-820, 830 and 840, and Table 830-1.
5. For detail information on site-specific hydrogeological conditions, refer to WAC 173-340-747.

**REMARK:**

Enter site-specific information here.....

**Worksheet for Calculating Soil Cleanup Level for Soil Direct Contact pathway: Method B-Unrestricted Land use**  
**(Refer to WAC 173-340-740)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

Chemical of Concern or EC Group	Measured Soil Conc dry basis	Exposure Parameters				Toxicity Parameters		Current Condition			Adjusted Condition			
		AB1	AF	ABS <sub>d</sub>	GI	RfD <sub>o</sub>	CPF <sub>o</sub>	HQ	RISK	Pass or Fail?	Soil Conc being tested	HQ	RISK	Pass or Fail?
	mg/kg	unitless	mg/cm <sup>2</sup> -day	unitless	unitless	mg/kg-day	kg-day/mg	unitless	unitless		mg/kg	unitless	unitless	
<b>Petroleum EC Fraction</b>														
AL_EC>5-6	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			8.11E-01	1.92E-06		
AL_EC>6-8	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			8.11E-01	1.92E-06		
AL_EC>8-10	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			8.11E-01	3.66E-04		
AL_EC>10-12	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			8.11E-01	3.66E-04		
AL_EC>12-16	55	1	0.2	0.1	0.5	0.03		3.30E-02			1.78E+01	1.07E-02		
AL_EC>16-21	980	1	0.2	0.1	0.5	2		8.82E-03			3.18E+02	2.86E-03		
AL_EC>21-34	20000	1	0.2	0.1	0.5	2		1.80E-01			6.49E+03	5.84E-02		
AR_EC>8-10	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			8.11E-01	2.19E-04		
AR_EC>10-12	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			8.11E-01	2.19E-04		
AR_EC>12-16	28.5	1	0.2	0.1	0.5	0.05		1.03E-02			9.24E+00	3.33E-03		
AR_EC>16-21	449.5	1	0.2	0.1	0.5	0.03		2.70E-01			1.46E+02	8.75E-02		
AR_EC>21-34	4200	1	0.2	0.1	0.5	0.03		2.52E+00			1.36E+03	8.17E-01		
Benzene	7	1	0.2	0.0005	0.95	0.003	0.055	2.92E-02	3.85E-07		2.27E+00	9.47E-03	1.25E-07	
Toluene	99	1	0.2	0.03	1	0.2		6.60E-03			3.21E+01	2.14E-03		
Ethylbenzene	33	1	0.2	0.03	0.92	0.1		4.42E-03			1.07E+01	1.43E-03		
Total Xylenes	181	1	0.2	0.03	0.9	2		1.21E-03			5.87E+01	3.94E-04		
Total Naphthalenes	11.7	1	0.2	0.13	0.89	0.02		9.66E-03			3.79E+00	3.13E-03		
n-Hexane	0	1	0.2	0.03	0.8	0.06					0.00E+00	0.00E+00		
MTBE	0										0.00E+00			
Ethylene Dibromide (EDB)	0	1	0.2	0.03	0.8	0.000057	85		0.00E+00		0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.0045	1	0.2	0.03	0.8	0.03	0.091	2.03E-06	4.43E-10		1.46E-03	6.58E-07	1.44E-10	
Benzo(a)anthracene	0.042	1	0.2	0.13	0.89		0.73		4.05E-08	for	1.36E-02		1.31E-08	for
Benzo(b)fluoranthene	0.11	1	0.2	0.13	0.89		0.73		1.06E-07	all	3.57E-02		3.44E-08	all
Benzo(k)fluoranthene	0.042	1	0.2	0.13	0.89		0.73		4.05E-08	cPAHs	1.36E-02		1.31E-08	cPAHs
Benzo(a)pyrene	0.042	1	0.2	0.13	0.89		7.3		4.05E-07		1.36E-02		1.31E-07	
Chrysene	0.09	1	0.2	0.13	0.89		0.073		8.68E-09		2.92E-02		2.81E-09	
Dibenzo(a,h)anthracene	0.042	1	0.2	0.13	0.89		2.92		1.62E-07		1.36E-02		5.25E-08	
Indeno(1,2,3-cd)pyrene	0.042	1	0.2	0.13	0.89		0.73		4.05E-08		1.36E-02		1.31E-08	
Sum	26060.1145							3.08E+00	1.19E-06	Fail	8.45E+03	9.98E-01	3.86E-07	

- a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.
- b. Check columns at left for Pass/Fail detail.

Current Condition	
TPH, mg/kg=	26060.115
HI=	3.076E+00
Cancer RISK=	1.189E-06
Pass or Fail?	Fail

Adjusted Condition	
TPH, mg/kg=	8450.000
HI=	9.976E-01
Cancer RISK=	3.857E-07
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Exposure Parameters		
for Non-carcinogens		Units
Average Body Weight, ABW	16	kg
Averaging Time, AT	6	yr
Exposure Frequency, EF	1	unitless
Exposure Duration, ED	6	yr
Soil Ingestion Rate, SIR	200	mg/day
Dermal Surface Area, SA	2200	cm <sup>2</sup>
for Carcinogens		
Averaging time, AT_C	75	yr

# Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water (Refer to WAC 173-340-747)

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

			Adjusted Condition				
Chemical.of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Ground Water Cleanup Level Method A ug/l	Soil Conc being tested mg/kg	Predicted Conc @Well ug/l	HQ @ Well unitless	RISK @ Well unitless	Pass or Fail?
<i>Petroleum EC Fraction</i>							
AL_EC>5-6	2.5		2.50E+00	7.07E-01	1.55E-05	0.00E+00	
AL_EC>6-8	2.5		2.50E+00	8.69E-02	1.91E-06	0.00E+00	
AL_EC>8-10	2.5		2.50E+00	5.34E-03	2.23E-05	0.00E+00	
AL_EC>10-12	2.5		2.50E+00	3.43E-04	1.43E-06	0.00E+00	
AL_EC>12-16	55		5.50E+01	1.35E-04	2.82E-07	0.00E+00	
AL_EC>16-21	980		9.80E+02	3.05E-06	9.53E-11	0.00E+00	
AL_EC>21-34	20000		2.00E+04	4.85E-10	1.52E-14	0.00E+00	
AR_EC>8-10	2.5		2.50E+00	8.65E-01	2.16E-03	0.00E+00	
AR_EC>10-12	2.5		2.50E+00	3.09E-01	7.72E-04	0.00E+00	
AR_EC>12-16	28.5		2.85E+01	7.11E-01	8.89E-04	0.00E+00	
AR_EC>16-21	449.5		4.50E+02	7.80E-01	1.62E-03	0.00E+00	
AR_EC>21-34	4200		4.20E+03	7.47E-02	1.56E-04	0.00E+00	
Benzene	7	5	7.00E+00	9.41E+01	3.92E+00	1.18E-04	Fail
Toluene	99	1000	9.90E+01	3.57E+02	2.23E-01	0.00E+00	
Ethylbenzene	33	700	3.30E+01	3.37E+01	4.22E-02	0.00E+00	
Total Xylenes	181	1000	1.81E+02	1.87E+02	1.17E-02	0.00E+00	
Total Naphthalenes	11.7	160	1.17E+01	1.82E+00	1.14E-02	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.0045	5	4.50E-03	2.02E-01	8.41E-04	4.20E-07	
Benzo(a)anthracene	0.042		4.20E-02	1.12E-06	0.00E+00	9.33E-12	for all cPAHs
Benzo(b)fluoranthene	0.11		1.10E-01	4.23E-07	0.00E+00	3.53E-12	
Benzo(k)fluoranthene	0.042		4.20E-02	8.61E-08	0.00E+00	7.19E-13	
Benzo(a)pyrene	0.042		4.20E-02	1.74E-07	0.00E+00	1.45E-11	
Chrysene	0.09		9.00E-02	4.08E-07	0.00E+00	3.40E-13	
Dibenzo(a,h)anthracene	0.042		4.20E-02	2.43E-07	0.00E+00	8.12E-12	
Indeno(1,2,3-cd)pyrene	0.042		4.20E-02	2.16E-09	0.00E+00	1.80E-14	
Sum	26060.115		2.61E+04	6.77E+02	4.21E+00	1.19E-04	Fail
Testing Total Soil Conc (mg/kg) is:			26060.11				

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

## Site-Specific Hydrogeological Characteristics

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\Theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\Theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

## Back-Calculate Target Soil TPH Cleanup Levels

Based on HI=1.0 @Ground Water:

Based on total Cancer RISK =1.0E-5 @Ground Water:

Based on Benzene Ground Water Cleanup Level:

## TPH OUTPUT

Total Soil Concentration (mg/kg) tested:	26060.115
Pass or Fail?	Fail
Predicted TPH (ug/l) @Well:	6.77E+02
Cancer Risk @ Well:	1.19E-04
Hazard Index @Well:	4.21E+00

Initial Weighted Average MW of NAPL (g/mol):	336.8
Equilibrated Weighted Average MW of NAPL (g/mol):	337.0
Initial Weighted Average Density of NAPL (kg/l):	0.849
Volumetric NAPL Content, $\Theta_{NAPL}$ :	0.046
NAPL Saturation (%), $\Theta_{NAPL}/n$ :	10.70%

Type of model used for computation:	4-Phase Model
Computation completed?	Yes!

Mass Distribution Pattern @ 4-phase in soil pore system:		
Total Mass distributed in Water Phase: 0.01%		in Solid: 0.01%
Total Mass distributed in Air Phase: 0.00%		in NAPL: 99.98%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-51

# Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water (Refer to WAC 173-340-747)

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

			Adjusted Condition				
Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Ground Water Cleanup Level Method A ug/l	Soil Conc being tested mg/kg	Predicted Conc @ Well ug/l	HQ @ Well unitless	RISK @ Well unitless	Pass or Fail?
<b>Petroleum EC Fraction</b>							
AL_EC >5-6	2.5		9.59E-03	1.07E-01	2.34E-06	0.00E+00	
AL_EC >6-8	2.5		9.59E-03	3.54E-02	7.76E-07	0.00E+00	
AL_EC >8-10	2.5		9.59E-03	3.91E-03	1.63E-05	0.00E+00	
AL_EC >10-12	2.5		9.59E-03	3.05E-04	1.27E-06	0.00E+00	
AL_EC >12-16	55		2.11E-01	1.32E-04	2.76E-07	0.00E+00	
AL_EC >16-21	980		3.76E+00	2.76E-06	8.61E-11	0.00E+00	
AL_EC >21-34	20000		7.67E+01	5.09E-10	1.59E-14	0.00E+00	
AR_EC >8-10	2.5		9.59E-03	2.05E-01	5.12E-04	0.00E+00	
AR_EC >10-12	2.5		9.59E-03	1.14E-01	2.86E-04	0.00E+00	
AR_EC >12-16	28.5		1.09E-01	4.37E-01	5.46E-04	0.00E+00	
AR_EC >16-21	449.5		1.72E+00	7.11E-01	1.48E-03	0.00E+00	
AR_EC >21-34	4200		1.61E+01	7.75E-02	1.61E-04	0.00E+00	
Benzene	7	5	2.69E-02	4.56E+00	1.90E-01	5.74E-06	
Toluene	99	1000	3.80E-01	4.60E+01	2.87E-02	0.00E+00	
Ethylbenzene	33	700	1.27E-01	1.04E+01	1.30E-02	0.00E+00	
Total Xylenes	181	1000	6.95E-01	5.49E+01	3.43E-03	0.00E+00	
Total Naphthalenes	11.7	160	4.49E-02	8.77E-01	5.48E-03	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.0045	5	1.73E-05	3.91E-03	1.63E-05	8.13E-09	
Benzo(a)anthracene	0.042		1.61E-04	1.12E-06	0.00E+00	9.31E-12	for all cPAHs
Benzo(b)fluoranthene	0.11		4.22E-04	4.33E-07	0.00E+00	3.61E-12	
Benzo(k)fluoranthene	0.042		1.61E-04	8.92E-08	0.00E+00	7.44E-13	
Benzo(a)pyrene	0.042		1.61E-04	1.79E-07	0.00E+00	1.50E-11	
Chrysene	0.09		3.45E-04	4.24E-07	0.00E+00	3.54E-13	
Dibenzo(a,h)anthracene	0.042		1.61E-04	2.42E-07	0.00E+00	8.07E-12	
Indeno(1,2,3-cd)pyrene	0.042		1.61E-04	2.27E-09	0.00E+00	1.89E-14	
Sum	26060.115		1.00E+02	1.18E+02	2.44E-01	5.74E-06	
Testing Total Soil Conc (mg/kg) is:			100.00				

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

## Site-Specific Hydrogeological Characteristics

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\Theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\Theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

## Back-Calculate Target Soil TPH Cleanup Levels

Based on  $H_I=1.0$  @Ground Water:

Based on total Cancer RISK =  $1.0E-5$  @Ground Water:

Based on Benzene Ground Water Cleanup Level:

## TPH OUTPUT

Total Soil Concentration (mg/kg) tested:	100.000
Pass or Fail?	Pass
Predicted TPH (ug/l) @Well:	1.18E+02
Cancer Risk @ Well:	5.74E-06
Hazard Index @Well:	2.44E-01
Initial Weighted Average MW of NAPL (g/mol):	336.8
Equilibrated Weighted Average MW of NAPL (g/mol):	346.8
Initial Weighted Average Density of NAPL (kg/l):	0.849
Volumetric NAPL Content, $\Theta_{NAPL}$ :	0.000
NAPL Saturation (%), $\Theta_{NAPL}/n$ :	0.04%
Type of model used for computation:	4-Phase Model
Computation completed?	Yes!
Mass Distribution Pattern @ 4-phase in soil pore system:	
Total Mass distributed in Water Phase: 0.47%	in Solid: 1.48%
Total Mass distributed in Air Phase: 0.07%	in NAPL: 97.98%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-51

**Soil Cleanup Levels: Worksheet for Data Entry**  
Refer to WAC 173-340-720, 740, 745, 747, 750

Date: 05/05/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-7-1.0

**1. Enter Soil Concentration Measured**

Chemical of Concern or Equivalent Carbon Group	Measured Soil Conc dry basis mg/kg	Composition Ratio %
<b>Petroleum EC Fraction</b>		
AL_EC >5-6	2.5	0.03%
AL_EC >6-8	2.5	0.03%
AL_EC >8-10	2.5	0.03%
AL_EC >10-12	2.5	0.03%
AL_EC >12-16	28	0.37%
AL_EC >16-21	680	9.01%
AL_EC >21-34	6200	82.15%
AR_EC >8-10	2.5	0.03%
AR_EC >10-12	2.5	0.03%
AR_EC >12-16	4	0.05%
AR_EC >16-21	169.7	2.25%
AR_EC >21-34	450	5.96%
Benzene	0.012	0.00%
Toluene	0.06	0.00%
Ethylbenzene	0.06	0.00%
Total Xylenes	0.06	0.00%
Total Naphthalenes	0.067	0.00%
n-Hexane	0	0.00%
MTBE	0	0.00%
Ethylene Dibromide (EDB)	0	0.00%
1,2 Dichloroethane (EDC)	0.00047	0.00%
Benzo(a)anthracene	0.091	0.00%
Benzo(b)fluoranthene	0.016	0.00%
Benzo(k)fluoranthene	0.0036	0.00%
Benzo(a)pyrene	0.0036	0.00%
Chrysene	0.018	0.00%
Dibenzo(a,h)anthracene	0.0036	0.00%
Indeno(1,2,3-cd)pyrene	0.0036	0.00%
<b>Sum</b>	<b>7547.09887</b>	<b>100.00%</b>

**2. Enter Site-Specific Hydrogeological Data**

Total soil porosity: default is 0.43	0.43	Unitless
Volumetric water content: default is 0.3	0.3	Unitless
Volumetric air content: default is 0.13	0.13	Unitless
Soil bulk density measured: default is 1.5	1.5	kg/l
Fraction Organic Carbon: default is 0.001	0.001	Unitless
Dilution Factor: default is 20	20	Unitless

Exposure Pathway	Pass or Fail?	HI	RISK
Soil Direct Contact	Unrestricted Land use	Pass	4.56E-01
	Industrial Land use	Pass	3.79E-02
Method B Potable Ground Water Protection	Pass	3.51E-02	7.25E-07

**Warning!!!**

\*Check to determine if a simplified or site-specific Terrestrial Ecological Evaluation may be required based on site-specific conditions and type of fuel (see WAC 173-340-7490-7494).  
\*Check Soil Residual Saturation Evaluation specified in WAC 173-340-747(10).

**Note:**

1. All data must be numeric values. Use of alphabetical characters (i.e., "ND", "NA", "<", ">", or "=") will cause an error.
2. Try to avoid double counting: The Petroleum Equivalent Carbon (EC) fractions include many individual substances that must be analyzed separately. When entering the concentration of petroleum EC fraction into the data entry cell, make sure you subtract the concentration of individual substances from the appropriate EC fraction. (See User's Guide)
3. For the values of soil measurement below the method detection limit, substitute one-half the method detection limit as required by WAC173-340-740-(7). For the values for soil measurement above the method detection limit but below the practical quantitation limit, substitute the method detection limit. However, for a hazardous substance or petroleum fraction which has never been detected in any sample at a site and these substances are not suspected of being present at the site based on site history and other knowledge, enter "0" for that hazardous substances or petroleum fraction for further calculation. Refer to WAC173-340-740(7) for detail.
4. For detail analytical testing requirements for petroleum contaminated sites, refer to WAC 173-340-820, 830 and 840, and Table 830-1.
5. For detail information on site-specific hydrogeological conditions, refer to WAC 173-340-747.

**REMARK:**

Enter site-specific information here.....

**Worksheet for Calculating Soil Cleanup Level for Soil Direct Contact pathway: Method B-Unrestricted Land use**  
**(Refer to WAC 173-340-740)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-7-1.0

Chemical of Concern or EC Group	Measured Soil Conc dry basis	Exposure Parameters				Toxicity Parameters		Current Condition			Adjusted Condition			
		AB1	AF	ABS <sub>d</sub>	GI	RfD <sub>o</sub>	CPF <sub>o</sub>	HQ	RISK	Pass or Fail?	Soil Conc being tested	HQ	RISK	Pass or Fail?
	mg/kg	unitless	mg/cm <sup>2</sup> -day	unitless	unitless	mg/kg-day	kg-day/mg	unitless	unitless		mg/kg	unitless	unitless	
<b>Petroleum EC Fraction</b>														
AL_EC>5-6	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			5.49E+00	1.30E-05		
AL_EC>6-8	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			5.49E+00	1.30E-05		
AL_EC>8-10	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			5.49E+00	2.47E-03		
AL_EC>10-12	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			5.49E+00	2.47E-03		
AL_EC>12-16	28	1	0.2	0.1	0.5	0.03		1.68E-02			6.14E+01	3.69E-02		
AL_EC>16-21	680	1	0.2	0.1	0.5	2		6.12E-03			1.49E+03	1.34E-02		
AL_EC>21-34	6200	1	0.2	0.1	0.5	2		5.58E-02			1.36E+04	1.22E-01		
AR_EC>8-10	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			5.49E+00	1.48E-03		
AR_EC>10-12	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			5.49E+00	1.48E-03		
AR_EC>12-16	4	1	0.2	0.1	0.5	0.05		1.44E-03			8.78E+00	3.16E-03		
AR_EC>16-21	169.7	1	0.2	0.1	0.5	0.03		1.02E-01			3.72E+02	2.23E-01		
AR_EC>21-34	450	1	0.2	0.1	0.5	0.03		2.70E-01			9.87E+02	5.92E-01		
Benzene	0.012	1	0.2	0.0005	0.95	0.003	0.055	5.01E-05	6.61E-10		2.63E-02	1.10E-04	1.45E-09	
Toluene	0.06	1	0.2	0.03	1	0.2		4.00E-06			1.32E-01	8.77E-06		
Ethylbenzene	0.06	1	0.2	0.03	0.92	0.1		8.04E-06			1.32E-01	1.76E-05		
Total Xylenes	0.06	1	0.2	0.03	0.9	2		4.03E-07			1.32E-01	8.83E-07		
Total Naphthalenes	0.067	1	0.2	0.13	0.89	0.02		5.53E-05			1.47E-01	1.21E-04		
n-Hexane	0	1	0.2	0.03	0.8	0.06					0.00E+00	0.00E+00		
MTBE	0										0.00E+00			
Ethylene Dibromide (EDB)	0	1	0.2	0.03	0.8	0.000057	85		0.00E+00		0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00047	1	0.2	0.03	0.8	0.03	0.091	2.12E-07	4.63E-11		1.03E-03	4.65E-07	1.02E-10	
Benzo(a)anthracene	0.091	1	0.2	0.13	0.89		0.73		8.78E-08	for all cPAHs	2.00E-01		1.93E-07	for all cPAHs
Benzo(b)fluoranthene	0.016	1	0.2	0.13	0.89		0.73		1.54E-08		3.51E-02		3.39E-08	
Benzo(k)fluoranthene	0.0036	1	0.2	0.13	0.89		0.73		3.47E-09		7.90E-03		7.62E-09	
Benzo(a)pyrene	0.0036	1	0.2	0.13	0.89		7.3		3.47E-08		7.90E-03		7.62E-08	
Chrysene	0.018	1	0.2	0.13	0.89		0.073		1.74E-09		3.95E-02		3.81E-09	
Dibenzo(a,h)anthracene	0.0036	1	0.2	0.13	0.89		2.92		1.39E-08		7.90E-03		3.05E-08	
Indeno(1,2,3-cd)pyrene	0.0036	1	0.2	0.13	0.89		0.73		3.47E-09		7.90E-03		7.62E-09	
Sum	7547.09887							4.56E-01	1.61E-07		1.66E+04	1.00E+00	3.54E-07	

a. "TPH Test" button below is for testing  
adjusted condition at a specified TPH  
concentration.

b. Check columns at left for Pass/Fail detail.

Current Condition	
TPH, mg/kg=	7547.099
HI=	4.557E-01
Cancer RISK=	1.612E-07
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Adjusted Condition	
TPH, mg/kg=	16560.888
HI=	1.000E+00
Cancer RISK=	3.538E-07
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Exposure Parameters		
for Non-carcinogens		Units
Average Body Weight, ABW	16	kg
Averaging Time, AT	6	yr
Exposure Frequency, EF	1	unitless
Exposure Duration, ED	6	yr
Soil Ingestion Rate, SIR	200	mg/day
Dermal Surface Area, SA	2200	cm <sup>2</sup>
for Carcinogens		
Averaging time, AT_C	75	yr



# Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water (Refer to WAC 173-340-747)

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-7-1.0

			Adjusted Condition				
Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Ground Water Cleanup Level Method A ug/l	Soil Conc being tested mg/kg	Predicted Conc @Well ug/l	HQ @ Well unitless	RISK @ Well unitless	Pass or Fail?
<b>Petroleum EC Fraction</b>							
AL_EC>5-6	2.5		2.50E+00	2.45E+00	5.38E-05	0.00E+00	
AL_EC>6-8	2.5		2.50E+00	3.14E-01	6.88E-06	0.00E+00	
AL_EC>8-10	2.5		2.50E+00	1.95E-02	8.13E-05	0.00E+00	
AL_EC>10-12	2.5		2.50E+00	1.26E-03	5.24E-06	0.00E+00	
AL_EC>12-16	28		2.80E+01	2.52E-04	5.25E-07	0.00E+00	
AL_EC>16-21	680		6.80E+02	7.75E-06	2.42E-10	0.00E+00	
AL_EC>21-34	6200		6.20E+03	5.52E-10	1.72E-14	0.00E+00	
AR_EC>8-10	2.5		2.50E+00	3.07E+00	7.67E-03	0.00E+00	
AR_EC>10-12	2.5		2.50E+00	1.11E+00	2.78E-03	0.00E+00	
AR_EC>12-16	4		4.00E+00	3.63E-01	4.54E-04	0.00E+00	
AR_EC>16-21	169.7		1.70E+02	1.08E+00	2.25E-03	0.00E+00	
AR_EC>21-34	450		4.50E+02	2.94E-02	6.12E-05	0.00E+00	
Benzene	0.012	5	1.20E-02	4.92E-01	2.05E-02	6.19E-07	
Toluene	0.06	1000	6.00E-02	7.41E-01	4.63E-04	0.00E+00	
Ethylbenzene	0.06	700	6.00E-02	2.20E-01	2.75E-04	0.00E+00	
Total Xylenes	0.06	1000	6.00E-02	2.22E-01	1.39E-05	0.00E+00	
Total Naphthalenes	0.067	160	6.70E-02	3.79E-02	2.37E-04	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00047	5	4.70E-04	5.09E-02	2.12E-04	1.06E-07	
Benzo(a)anthracene	0.091		9.10E-02	8.88E-06	0.00E+00	7.41E-11	for all cPAHs
Benzo(b)fluoranthene	0.016		1.60E-02	2.26E-07	0.00E+00	1.88E-12	
Benzo(k)fluoranthene	0.0036		3.60E-03	2.71E-08	0.00E+00	2.26E-13	
Benzo(a)pyrene	0.0036		3.60E-03	5.48E-08	0.00E+00	4.57E-12	
Chrysene	0.018		1.80E-02	2.99E-07	0.00E+00	2.50E-13	
Dibenzo(a,h)anthracene	0.0036		3.60E-03	7.64E-08	0.00E+00	2.55E-12	
Indeno(1,2,3-cd)pyrene	0.0036		3.60E-03	6.80E-10	0.00E+00	5.67E-15	
Sum	7547.099		7.55E+03	1.02E+01	3.51E-02	7.25E-07	
Testing Total Soil Conc (mg/kg) is: 7547.10							

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

## Site-Specific Hydrogeological Characteristics

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\Theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\Theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

## Back-Calculate Target Soil TPH Cleanup Levels

Based on  $HI=1.0$  @Ground Water:

Based on total Cancer RISK =  $1.0E-5$  @Ground Water:

Based on Benzene Ground Water Cleanup Level:

## TPH OUTPUT

Total Soil Concentration (mg/kg) tested:	7547.099
Pass or Fail?	Pass
Predicted TPH (ug/l) @Well:	1.02E+01
Cancer Risk @ Well:	7.25E-07
Hazard Index @Well:	3.51E-02
Initial Weighted Average MW of NAPL (g/mol):	357.9
Equilibrated Weighted Average MW of NAPL (g/mol):	358.0
Initial Weighted Average Density of NAPL (kg/l):	0.814
Volumetric NAPL Content, $\Theta_{NAPL}$ :	0.014
NAPL Saturation (%), $\Theta_{NAPL}/n$ :	3.23%
Type of model used for computation:	4-Phase Model
Computation completed?	Yes!
Mass Distribution Pattern @ 4-phase in soil pore system:	
Total Mass distributed in Water Phase: 0.00%	in Solid: 0.03%
Total Mass distributed in Air Phase: 0.00%	in NAPL: 99.97%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-5!

**Soil Cleanup Levels: Worksheet for Data Entry**

Refer to WAC 173-340-720, 740, 745, 747, 750

Date: 05/05/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-8-05

**1. Enter Soil Concentration Measured**

Chemical of Concern or Equivalent Carbon Group	Measured Soil Conc dry basis mg/kg	Composition Ratio %
<b>Petroleum EC Fraction</b>		
AL_EC >5-6	2.5	0.03%
AL_EC >6-8	2.5	0.03%
AL_EC >8-10	2.5	0.03%
AL_EC >10-12	9.7	0.10%
AL_EC >12-16	78	0.78%
AL_EC >16-21	880	8.80%
AL_EC >21-34	7900	79.02%
AR_EC >8-10	5.9	0.06%
AR_EC >10-12	8.1	0.08%
AR_EC >12-16	22	0.22%
AR_EC >16-21	299.3	2.99%
AR_EC >21-34	779.2	7.79%
Benzene	0.074	0.00%
Toluene	0.73	0.01%
Ethylbenzene	0.14	0.00%
Total Xylenes	1.08	0.01%
Total Naphthalenes	4.32	0.04%
n-Hexane	0	0.00%
MTBE	0	0.00%
Ethylene Dibromide (EDB)	0	0.00%
1,2 Dichloroethane (EDC)	0.00065	0.00%
Benzo(a)anthracene	0.14	0.00%
Benzo(b)fluoranthene	0.26	0.00%
Benzo(k)fluoranthene	0.059	0.00%
Benzo(a)pyrene	0.14	0.00%
Chrysene	0.17	0.00%
Dibenzo(a,h)anthracene	0.011	0.00%
Indeno(1,2,3-cd)pyrene	0.034	0.00%
<b>Sum</b>	<b>9996.85865</b>	<b>100.00%</b>

**2. Enter Site-Specific Hydrogeological Data**

Total soil porosity: default is 0.43	0.43	Unitless
Volumetric water content: default is 0.3	0.3	Unitless
Volumetric air content: default is 0.13	0.13	Unitless
Soil bulk density measured: default is 1.5	1.5	kg/l
Fraction Organic Carbon: default is 0.001	0.001	Unitless
Dilution Factor: default is 20	20	Unitless

Exposure Pathway	Pass or Fail?	HI	RISK
Soil Direct Contact	Unrestricted Land use	Fail	7.94E-01
	Industrial Land use	Pass	6.58E-02
Method B Potable Ground Water Protection	Pass	1.41E-01	3.11E-06

**Warning!!!**

\*Check to determine if a simplified or site-specific Terrestrial Ecological Evaluation may be required based on site-specific conditions and type of fuel (see WAC 173-340-7490-7494).  
\*Check Soil Residual Saturation Evaluation specified in WAC 173-340-747(10).

**Note:**

1. All data must be numeric values. Use of alphabetical characters (i.e., "ND", "NA", "<", ">", or "=") will cause an error.
2. Try to avoid double counting: The Petroleum Equivalent Carbon (EC) fractions include many individual substances that must be analyzed separately. When entering the concentration of petroleum EC fraction into the data entry cell, make sure you subtract the concentration of individual substances from the appropriate EC fraction. (See User's Guide)
3. For the values of soil measurement below the method detection limit, substitute one-half the method detection limit as required by WAC173-340-740-(7). For the values for soil measurement above the method detection limit but below the practical quantitation limit, substitute the method detection limit. However, for a hazardous substance or petroleum fraction which has never been detected in any sample at a site and these substances are not suspected of being present at the site based on site history and other knowledge, enter "0" for that hazardous substances or petroleum fraction for further calculation. Refer to WAC173-340-740(7) for detail.
4. For detail analytical testing requirements for petroleum contaminated sites, refer to WAC 173-340-820, 830 and 840, and Table 830-1.
5. For detail information on site-specific hydrogeological conditions, refer to WAC 173-340-747.

**REMARK:**

Enter site-specific information here.....

**Worksheet for Calculating Soil Cleanup Level for Soil Direct Contact pathway: Method B-Unrestricted Land use**  
**(Refer to WAC 173-340-740)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-8-.05

Chemical of Concern or EC Group	Measured Soil Conc dry basis	Exposure Parameters				Toxicity Parameters		Current Condition			Adjusted Condition			
		AB1	AF	ABS <sub>d</sub>	GI	RD <sub>o</sub>	CPF <sub>o</sub>	HQ	RISK	Pass or Fail?	Soil Conc being tested	HQ	RISK	Pass or Fail?
	mg/kg	unitless	mg/cm <sup>2</sup> -day	unitless	unitless	mg/kg-day	kg-day/mg	unitless	unitless		mg/kg	unitless	unitless	
<b>Petroleum EC Fraction</b>														
AL_EC>5-6	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			1.33E+00	3.15E-06		
AL_EC>6-8	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			1.33E+00	3.15E-06		
AL_EC>8-10	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			1.33E+00	5.98E-04		
AL_EC>10-12	9.7	1	0.2	0.03	0.8	0.03		4.38E-03			5.14E+00	2.32E-03		
AL_EC>12-16	78	1	0.2	0.1	0.5	0.03		4.68E-02			4.14E+01	2.48E-02		
AL_EC>16-21	880	1	0.2	0.1	0.5	2		7.92E-03			4.67E+02	4.20E-03		
AL_EC>21-34	7900	1	0.2	0.1	0.5	2		7.11E-02			4.19E+03	3.77E-02		
AR_EC>8-10	5.9	1	0.2	0.03	0.8	0.05		1.60E-03			3.13E+00	8.47E-04		
AR_EC>10-12	8.1	1	0.2	0.03	0.8	0.05		2.19E-03			4.29E+00	1.16E-03		
AR_EC>12-16	22	1	0.2	0.1	0.5	0.05		7.92E-03			1.17E+01	4.20E-03		
AR_EC>16-21	299.3	1	0.2	0.1	0.5	0.03		1.80E-01			1.59E+02	9.52E-02		
AR_EC>21-34	779.2	1	0.2	0.1	0.5	0.03		4.68E-01			4.13E+02	2.48E-01		
Benzene	0.074	1	0.2	0.0005	0.95	0.003	0.055	3.09E-04	4.07E-09		3.92E-02	1.64E-04	2.16E-09	
Toluene	0.73	1	0.2	0.03	1	0.2		4.86E-05			3.87E-01	2.58E-05		
Ethylbenzene	0.14	1	0.2	0.03	0.92	0.1		1.88E-05			7.42E-02	9.94E-06		
Total Xylenes	1.08	1	0.2	0.03	0.9	2		7.25E-06			5.73E-01	3.84E-06		
Total Naphthalenes	4.32	1	0.2	0.13	0.89	0.02		3.57E-03			2.29E+00	1.89E-03		
n-Hexane	0	1	0.2	0.03	0.8	0.06					0.00E+00	0.00E+00		
MTBE	0										0.00E+00			
Ethylene Dibromide (EDB)	0	1	0.2	0.03	0.8	0.000057	85		0.00E+00		0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00065	1	0.2	0.03	0.8	0.03	0.091	2.93E-07	6.40E-11		3.45E-04	1.55E-07	3.39E-11	
Benzo(a)anthracene	0.14	1	0.2	0.13	0.89		0.73		1.35E-07	for	7.42E-02		7.16E-08	for
Benzo(b)fluoranthene	0.26	1	0.2	0.13	0.89		0.73		2.51E-07	all	1.38E-01		1.33E-07	all
Benzo(k)fluoranthene	0.059	1	0.2	0.13	0.89		0.73		5.69E-08	cPAHs	3.13E-02		3.02E-08	cPAHs
Benzo(a)pyrene	0.14	1	0.2	0.13	0.89		7.3		1.35E-06		7.42E-02		7.16E-07	
Chrysene	0.17	1	0.2	0.13	0.89		0.073		1.64E-08	Fail	9.01E-02		8.69E-09	
Dibenzo(a,h)anthracene	0.011	1	0.2	0.13	0.89		2.92		4.24E-08		5.83E-03		2.25E-08	
Indeno(1,2,3-cd)pyrene	0.034	1	0.2	0.13	0.89		0.73		3.28E-08		1.80E-02		1.74E-08	
Sum	9996.85865							7.94E-01	1.89E-06		5.30E+03	4.21E-01	1.00E-06	

a. "TPH Test" button below is for testing  
adjusted condition at a specified TPH  
concentration.

b. Check columns at left for Pass/Fail detail.

Current Condition	
TPH, mg/kg=	9996.859
HI=	7.941E-01
Cancer RISK=	1.889E-06
Pass or Fail?	Fail

Adjusted Condition	
TPH, mg/kg=	5300.000
HI=	4.210E-01
Cancer RISK=	1.001E-06
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Exposure Parameters		
for Non-carcinogens		Units
Average Body Weight, ABW	16	kg
Averaging Time, AT	6	yr
Exposure Frequency, EF	1	unitless
Exposure Duration, ED	6	yr
Soil Ingestion Rate, SIR	200	mg/day
Dermal Surface Area, SA	2200	cm <sup>2</sup>
for Carcinogens		
Averaging time, AT_C	75	yr

# Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water (Refer to WAC 173-340-747)

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-8-.05

			Adjusted Condition				
Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Ground Water Cleanup Level Method A ug/l	Soil Conc being tested mg/kg	Predicted Conc @Well ug/l	HQ @ Well unitless	RISK @ Well unitless	Pass or Fail?
<b>Petroleum EC Fraction</b>							
AL_EC>5-6	2.5		2.50E+00	1.84E+00	4.03E-05	0.00E+00	
AL_EC>6-8	2.5		2.50E+00	2.32E-01	5.09E-06	0.00E+00	
AL_EC>8-10	2.5		2.50E+00	1.44E-02	5.99E-05	0.00E+00	
AL_EC>10-12	9.7		9.70E+00	3.59E-03	1.50E-05	0.00E+00	
AL_EC>12-16	78		7.80E+01	5.17E-04	1.08E-06	0.00E+00	
AL_EC>16-21	880		8.80E+02	7.38E-06	2.31E-10	0.00E+00	
AL_EC>21-34	7900		7.90E+03	5.17E-10	1.62E-14	0.00E+00	
AR_EC>8-10	5.9		5.90E+00	5.39E+00	1.35E-02	0.00E+00	
AR_EC>10-12	8.1		8.10E+00	2.67E+00	6.67E-03	0.00E+00	
AR_EC>12-16	22		2.20E+01	1.47E+00	1.84E-03	0.00E+00	
AR_EC>16-21	299.3		2.99E+02	1.40E+00	2.92E-03	0.00E+00	
AR_EC>21-34	779.2		7.79E+02	3.74E-02	7.79E-05	0.00E+00	
Benzene	0.074	5	7.40E-02	2.38E+00	9.91E-02	2.99E-06	
Toluene	0.73	1000	7.30E-01	6.79E+00	4.25E-03	0.00E+00	
Ethylbenzene	0.14	700	1.40E-01	3.80E-01	4.75E-04	0.00E+00	
Total Xylenes	1.08	1000	1.08E+00	2.96E+00	1.85E-04	0.00E+00	
Total Naphthalenes	4.32	160	4.32E+00	1.80E+00	1.13E-02	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00065	5	6.50E-04	5.91E-02	2.46E-04	1.23E-07	
Benzo(a)anthracene	0.14		1.40E-01	1.01E-05	0.00E+00	8.39E-11	for all cPAHs
Benzo(b)fluoranthene	0.26		2.60E-01	2.70E-06	0.00E+00	2.25E-11	
Benzo(k)fluoranthene	0.059		5.90E-02	3.26E-07	0.00E+00	2.72E-12	
Benzo(a)pyrene	0.14		1.40E-01	1.57E-06	0.00E+00	1.31E-10	
Chrysene	0.17		1.70E-01	2.08E-06	0.00E+00	1.73E-12	
Dibenzo(a,h)anthracene	0.011		1.10E-02	1.72E-07	0.00E+00	5.73E-12	
Indeno(1,2,3-cd)pyrene	0.034		3.40E-02	4.72E-09	0.00E+00	3.94E-14	
Sum	9996.859		1.00E+04	2.74E+01	1.41E-01	3.11E-06	
Testing Total Soil Conc (mg/kg) is:				9996.86			

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

## Site-Specific Hydrogeological Characteristics

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

## Back-Calculate Target Soil TPH Cleanup Levels

Based on HI=1.0 @Ground Water:

Based on total Cancer RISK = 1.0E-5 @Ground Water:

Based on Benzene Ground Water Cleanup Level:

## TPH OUTPUT

Total Soil Concentration (mg/kg) tested:	9996.859
Pass or Fail?	Pass
Predicted TPH (ug/l) @Well:	2.74E+01
Cancer Risk @ Well:	3.11E-06
Hazard Index @Well:	1.41E-01
Initial Weighted Average MW of NAPL (g/mol):	348.7
Equilibrated Weighted Average MW of NAPL (g/mol):	348.7
Initial Weighted Average Density of NAPL (kg/l):	0.822
Volumetric NAPL Content, $\theta_{NAPL}$ :	0.018
NAPL Saturation (%), $\theta_{NAPL}/n$ :	4.24%
Type of model used for computation:	4-Phase Model
Computation completed?	Yes!
Mass Distribution Pattern @ 4-phase in soil pore system:	
Total Mass distributed in Water Phase: 0.00%	in Solid: 0.03%
Total Mass distributed in Air Phase: 0.00%	in NAPL: 99.97%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-5!



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## INDEPENDENT REMEDIAL ACTION REPORT

**FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY - BLACK DIAMOND ROAD SOUTHEAST  
MAPLE VALLEY, WASHINGTON**


November 13, 2006

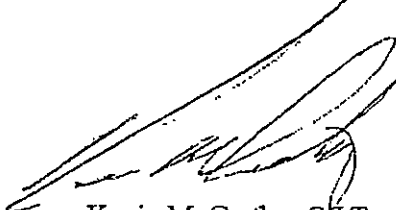
### Prepared for:

Kite Realty Group, LLC  
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### Prepared by:

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Christopher F.S. Robinson  
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Kevin McCarthy, G.I.T.  
Project Geologist

## 1.0 INTRODUCTION

EFI Global (EFI) is pleased to present this Independent Remedial Action (IRA) Report detailing the field activities conducted at the Four Corners Auto Wrecking facility located at 26615 Maple Valley–Black Diamond Road Southeast, in Maple Valley, Washington (Site). EFI was authorized to proceed with this project as stipulated by our proposal number 98520-06-0057, dated May 19, 2006.

Kite Realty Group, LLC (KRG), has proposed to purchase and redevelop the Site as a commercial retail shopping center. Prior to the proposed redevelopment of the Site, KRG wishes to address existing environmental concerns at the Site and secure appropriate closure documentation from the Washington State Department of Ecology (Ecology) in accordance with the Model Toxics Control Act Cleanup Regulation (MTCA), Washington Administrative Code (WAC) 173-340.

This report presents the project introduction, regulatory correspondence discussion, site physical setting, project coordination activities, field activities, analytical program results, cleanup criteria discussion, and conclusions of the IRA.

### 1.1. PURPOSE AND OBJECTIVE

The purpose of the IRA was to remediate impacted soils at the Site resulting from historical operations as a wrecking yard and to allow for future unrestricted site usage in accordance with MTCA. EFI intends to request that a no further action determination (NFA) under the Voluntary Cleanup Program (VCP) be issued for the Site with regards to the identified remedial efforts discussed herein.

The objective of this project is to provide Ecology with sufficient documentation regarding current Site conditions utilizing the following documents and correspondence as a guideline: *Remedial Action Workplan (RAW)*, *Four Corners Auto Wrecking*, dated February 2005, the subsequent Ecology correspondence dated March 4, 2005 detailing Ecology's review of the RAW, the *Additional Characterization Report, Four Corners Auto Wrecking*, dated May 2006, and the subsequent meeting with representatives of Ecology in May 2006. In general, EFI has proposed that soils exceeding Model Toxics Control Act Cleanup Regulation, WAC 173-340 (MTCA) Method A Cleanup Levels for Soil and site specific Method B Cleanup Levels for Soil be removed from the Site through excavation and appropriate off-site disposal.

An additional objective of this report is to provide Ecology with appropriate documentation of groundwater monitoring activities completed subsequent to the remedial activities described herein. However, EFI understands that additional field activities may be warranted regarding identified impacts to groundwater beneath the Site.

### 1.2. REGULATORY DISCUSSION

The work referenced within this report was conducted in general accordance with MTCA. The IRA was conducted in general accordance with the following documents, which are administered by Ecology:

- Model Toxics Control Act Cleanup Regulation, WAC 173-340, dated February 12, 2001, (Ecology publication number 94-06);
- Guidance for Remediation of Petroleum Contaminated Soils, dated November 1995 (Ecology publication number 91-30);
- Guidance on Sampling and Data Analysis Methods, dated January 1995 (Ecology publication number 94-49);
- Guidance on Preparing Independent Remedial Action Reports Under the Model Toxics Control Act, dated March 1994 (Ecology publication number 94-18);

- Workbook Tools for Calculating Soil and Groundwater Cleanup Levels under the Model Toxics Control Act Cleanup Regulation, dated August 2001 (Ecology publication number 01-09-073); and,
- Cleanup Levels and Risk Calculations under the Model Toxics Control Act Cleanup Regulation, Version 3.1, dated November 2001 (Ecology publication number 94-145).

### **1.3. SITE DESCRIPTION**

The Site consists of three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103) located at 26615 Maple Valley–Black Diamond Road Southeast, Maple Valley, King County, Washington. The Site is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corner Shopping Center to the south; vacated railroad right-of-way to the west; and Maple Valley–Black Diamond Road Southeast to the east. The attached Figure 1 depicts the general location of the Site.

The Site was previously developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004, when a fire completely destroyed the building's interior.

The Site was separated into two distinct areas; the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth.

Site equipment consisted of two hydraulic car lifts, parts washer, and oil heating system within the Site structure, and hydraulic car crusher located south of the referenced concrete pad on bare earth. Two sumps historically serviced two catch basins within the Site structure and a small trench drain located on the exterior concrete pad. The sumps were located at the northeast and southwest corners of the exterior concrete pad. The site was most recently on a septic system. Generated storm water was managed on-site through a single storm water line and two associated catch basins in the northwest portion of the Site. Improvements to the Site, including the salvaged vehicle parts, site structure, car crusher, hydraulic lifts, sumps, catch basins, septic tank, concrete pad, etc., were removed from the Site in April 2006 during demolition activities. The underground lines associated with the above referenced drainage and storm water system remained in place. However, these subsurface utilities were removed during EFI's remedial activities which are discussed further below.

The attached Figure 2 depicts the location of former Site improvements. At the time of the writing of this report, the Site consisted of graded bare-earth and an asphalt parking area encompassed by a sheet metal and chain link fence. Site photos are provided in the attached Appendix A.

### **1.4. BACKGROUND AND SITE HISTORY**

KRG previously contracted the Riley Group (Riley) to conduct a Phase I and Phase II Environmental Site Assessment (Riley ESA) on the Site. The attached Figure 2 depicts the location of Site improvements and Riley sample locations. A summary of the report is as follows:

- The Riley ESA separated the Site into two distinct areas; the wrecking yard and the warehouse area (which includes the Site building). The wrecking yard contained various automobile and

mechanical parts, containers of various fluids, and tire debris piles. Surficial soil staining was observed in the wrecking yard area; however, staining was not extensive in area or depth. The warehouse area was used to process, clean, store, and sell used auto parts. Heavy staining was noted on the concrete and adjacent soil surrounding the diesel powered car crusher, automobile-draining area, and beneath several aboveground storage tanks (ASTs) containing gasoline, diesel and motor oils.

- Two sumps of unknown condition were noted on the north and south sides of the warehouse area respectively. Floor drains within the Site building reportedly drain to these sumps. Liquids accumulated within these sumps reportedly discharge to surface areas located north and south of the warehouse area.
- A total of 17 test pits were excavated throughout the Site to depths ranging from 5- to 10.5-feet bgs. Six test pits were advanced within the wrecking yard area and the remainder was advanced within the warehouse area. Riley also installed four groundwater monitoring wells during field activities. Refer to Figure 2 for test pit and groundwater monitoring well locations.
- Selected soil samples were submitted for one of more of the following analyses: total petroleum hydrocarbons (TPH) in the diesel (TPH-d) and oil (TPH-o) range using the NWTPH-Dx method with silica gel cleanup; TPH in the gasoline range (TPH-g), benzene, toluene, ethylbenzene, and total xylenes (BTEX) using the NWTPH-G/BTEX method; halogenated volatile organic compounds (HVOCs) using the United States Environmental Protection Agency (EPA) method 8260; carcinogenic polynuclear aromatic hydrocarbons (cPAHs) by EPA method 8270 SIM; polychlorinated biphenyls (PCBs) by EPA method 8082; and, Resource Conservation and Recovery Act (RCRA) 8 metals using the Toxicity Characteristic Leaching Procedure (TCLP) and subsequent EPA 6010/7000 series methods.
- Soil samples selected for VOC analysis were not prepared using the high-level and low-level field preservation methods outlined in EPA Method 5035A.
- Reported laboratory analytical results for soil samples obtained from the test pit locations within the wrecking yard area did not identify selected analytes at concentrations greater than MTCA Method A Cleanup Levels (Method A Cleanup Levels).
- Reported laboratory analytical results for soil samples obtained from the test pit locations within the warehouse area identified selected analytes at concentrations greater than Method A Cleanup Levels. Detected analytes at concentrations greater than Method A Cleanup Levels included TPH-o, TPH-g, and benzene.
- Five soil samples collected from the warehouse area were submitted for fractional analysis of extractable petroleum hydrocarbons (EPH) for use in the Ecology worksheet titled "MTCATPH – Worksheet for Calculating Cleanup Levels for a Petroleum Mixture". The MTCATPH worksheet also allows space for input of volatile petroleum hydrocarbons (VPH), which are represented by volatile hydrocarbons, such as those found in gasoline products.
- The resulting hazard index and carcinogenic risk calculated for two of the five samples selected for EPH analysis resulted in a failing result. This result indicates that residual concentrations of TPH-o, TPH-g, and benzene were not protective of human health and the environment and that remedial action was warranted.



- Groundwater samples were selected for the following analysis: TPH-d and TPH-o range using the NWTPH-Dx method with silica gel cleanup; TPH-g/BTEX using the NWTPH-G/BTEX method; HVOCs using the EPA method 8260; cPAHs by EPA method 8270 SIM; and, RCRA 8 metals using EPA 6010/7000 series methods.
- Selected analytes were not detected in groundwater samples obtained from the Site at concentrations greater than the laboratory method detection limit (MDL) with the exception of pyrene and benzo(g,h,i,)perylene. However, these concentrations were less than MTCA Method A Cleanup Levels for Groundwater.

EFI identified site characterization data gaps within the Riley ESA and proposed additional characterization activities. At the request of KRG, EFI prepared the above referenced RAW to solicit comment from Ecology under the VCP for the proposed additional characterization and remedial activities. The Ecology correspondence dated March 28, 2005 presented comments to the RAW (a copy of this letter is provided in Appendix B). Based on a review of this correspondence, EFI included appropriate additions to the proposed additional characterization scope of work, including additional test-pits, exploratory activities, groundwater monitoring activities, and laboratory analysis. EFI's detailed response to this correspondence is presented in Section 2.0.

EFI completed additional characterization activities on January 16 through 19, 2006, February 2, 2006, and March 21 through 23, 2006. Laboratory analytical results for the following submitted soil samples revealed the presence of constituents of potential concern (COPCs) at concentrations above MTCA Method A Cleanup Levels: ETP-6-0.5, ETP-7-1, ETP-8-0.5, ETP-12-1.5, ETP-17-1, SB-3-1, SB-4-1, and SB-8-1.

Laboratory analytical results for soil samples submitted during the above referenced additional characterization activities revealed the presence of the following COPCs at concentrations above Method A Cleanup Levels: TPH-o, TPH-g, cPAHs, naphthalenes, benzene, toluene, ethylbenzene, total xylenes, cadmium, and lead.

EFI "back calculated" cleanup levels, via the soil direct contact and leaching to groundwater exposure pathways, for TPH mixtures based on the extractable petroleum hydrocarbon (EPH) and volatile petroleum hydrocarbon (VPH) analysis of soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5. Based on these calculations, EFI proposed that soils exhibiting concentrations of TPH mixtures (combination of TPHd, TPHo, and TPHg) at levels less than 7,457 mg/kg are protective of human health and the environment, and would therefore not require further action. This concentration is based on the MTCATPH worksheet calculations for soil sample ETP-7-1.

The "failed" result calculated for TPH mixtures exhibited in soil samples ETP-6-0.5 and ETP-8-0.5 for the soil direct contact and leaching to groundwater exposure pathways were primarily due to high concentrations of the individual COPCs benzene and chrysene. EFI proposed to excavate soils exhibiting the COPCs: benzene, cadmium, lead, and cPAHs at concentrations greater than MTCA Method A Cleanup Levels for Soil.

Laboratory analytical results for the submitted groundwater samples revealed the presence of TPH-o concentrations greater than Method A Cleanup Levels for Groundwater within monitoring well MW-4.

Based on the observed damage to the monitoring well MW-4 and evidence of petroleum impacts to the surficial soils surrounding MW-4, as well as reported laboratory analytical results for groundwater samples obtained from MW-4, EFI subsequently proposed and conducted appropriate decommissioning

and replacement of this monitoring well. EFI believes that the observed mechanical damage to MW-4 likely affected the structural integrity of the well and subsequently contributed to the detected concentrations of TPH-o within groundwater samples.

EFI's drilling sub-contractor removed the surface monument and casing from monitoring well location MW-4 and proceeded to drill out the remaining well materials to the total depth of 40-feet bgs using 8-inch diameter HSA flights. The residual annulus of MW-4 was filled with hydrated medium bentonite chips to the near surface and completed to the surface with concrete. The damaged monument of monitoring well MW-3 was visually assessed from the surface. Additionally, EFI contracted the services of a video inspection service to assess the integrity of the PVC casing within monitoring well MW-3. Based on this visual assessment, EFI proceeded to repair the surface monument of monitoring well MW-3. The wells were completed at the surface with a secure steel stand pipe and three protective steel bollards emplaced within framed and poured concrete.

TPH-o impacts to soil at or near the groundwater interface were not identified during EFI's additional characterization activities, or reported within the referenced Riley ESA report. Depth to groundwater reportedly fluctuates between approximately 20-feet bgs (January 2006 sampling event) and 40-feet bgs (September 2006 sampling event).

EFI met with representatives of Ecology in May 2006 to discuss the RAW and subsequent Ecology correspondence, and EFI's additional characterization activities. Based on this meeting, EFI included appropriate additions to the proposed remedial excavation scope of work, including additional test-pits, exploratory activities, groundwater monitoring activities, and laboratory analysis. The topics discussed during this meeting are presented in Section 2.0.

## 2.0 ECOLOGY CORRESPONDENCE

EFI has prepared the following response to the correspondence dated March 4, 2005 regarding Ecology's review of the RAW. Please find below the Ecology comments followed by the EFI response/clarification. The EFI response/clarification is presented in *italics*.

1) In order for Ecology to continue its review, we need the following as it pertains to the October 15, 2003 report in Appendix D (Riley ESA) of the report:

a. The rationale for locating monitoring wells No. 1 through 4 as it relates to potential groundwater contaminant transport. Please note Ecology may not concur with the rationale.

*The location of groundwater monitoring wells was apparently based on the assumed groundwater flow direction (to the north-northeast and the relative location of historical wrecking yard operations). Monitoring well MW-1 is located up gradient of the location where vehicle processing (disassembly and fluids removal) took place. Monitoring well MW-4 was located immediately down gradient of this location. Monitoring wells MW-2 and MW-3 were located further down gradient and near the eastern and northern property boundaries (respectively) to assess for potential off-site migration of identified impacts to groundwater.*

b. Well completion logs for monitoring wells No. 1 through 4.

*Well completion logs were not available to EFI; however, EFI completed soil boring and monitoring well completion logs during the above referenced additional characterization activities. These are provided within the additional characterization report referenced above.*

c. Groundwater water level depths in the wells at the time of sampling.

*Groundwater depths ranged between 35 and 40 feet below ground surface (bgs) during the Riley groundwater sampling activities.*

d. A more comprehensive basis for the direction of groundwater flow, with additional groundwater measurements. The direction is based on a single measurement. The wells were put in with a reference to RCRA. RCRA has standards for reporting the groundwater flow based on more than a single measurement. One what date was the measurement taken?

*Riley completed groundwater-sampling activities on September 15, 2003. EFI subsequently performed groundwater-sampling activities on June 28, and September 14, 2006. The inferred groundwater flow direction based on these monitoring events has been highly variable. EFI intends to complete additional groundwater monitoring events to better assess groundwater flow direction.*

e. Quality Assurance Quality Control (QA/QC) field data and QA/QC laboratory report for groundwater sampling.

*Laboratory Quality Assurance Quality Control (QA/QC) laboratory report data is presented within the Appendix of the referenced Riley ESA. No QA/QC field data (equipment blanks, field blanks, etc.) were collected during the Riley ESA field activities.*

f. Quality Assurance Quality Control (QA/QC) field data and QA/QC laboratory report for soil sampling.

*Laboratory Quality Assurance Quality Control (QA/QC) laboratory report data is presented within the Appendix of the referenced Riley ESA. No QA/QC field data (equipment blanks, field blanks, etc.) were collected during the Riley ESA field activities.*

g. The nature and origin of the hazardous waste shown in 55-gallon drums.

*EFI understands that these drums formerly contained Hyrizon-HB1, an unsaturated polyester resin. According to the former site operator, these drums were reportedly brought to the site empty.*

h. The history of hazardous waste generation at the site, including the type, amount, and duration of the hazardous waste generation. Without this information the site environmental assessment is incomplete, and site characterization is premature.

*Historical site operations consisted of vehicle salvage operations from circa 1970 to circa 2005. Reported waste generated during this process consisted of petroleum wastes (waste oils, gasoline, diesel) and other vehicle liquids including brake fluids and antifreeze. The site also operated a single parts cleaner (approximate 15-gallon solvent reservoir) for cleaning salvaged parts. Detailed information regarding the specific amounts of generated waste and disposal dates was not available to EFI. EFI requested this information from the former site operator. However, historical hazardous waste generation and disposal documentation was reportedly destroyed during the 2004 Site structure fire. EFI has requested hazardous waste generation and disposal documentation for the years between 2004 and 2006 and will forward this information to Ecology upon receipt.*

i. The history of the wood treatment operations on the site, including the location of operations and the handling of waste is missing. Without this information the site environmental assessment is incomplete, and site characterization premature.

*EFI reviewed historical aerial photographs of the site dated 1936, 1960, and 1974 to assess the location of former outbuildings associated with former lumberyard operations. EFI prepared a transparent overlay using the current site configuration and reviewed the relative location of former lumberyard operations. Based on this review, EFI believes that historical lumberyard operations were conducted on the southern adjacent parcel. However, evidence of land clearing associated with the former lumberyard was observed on the southern portion of the Site based on the 1960 aerial photograph.*

j. Rationale for why the storm line, shown running from the shop building, and the storm line discharge point were not sampled when a composite sample from TP-3 showed 1400 mg/kg of TPH Oil. (Please refer to comment No. 2, below, for shortcomings in composite samples.) Ecology may not concur with the rationale.

*EFI assessed for potential impacts to subsurface soils along the 3-inch PVC pipe and discharge point during the referenced additional characterization activities. EFI coordinated a sub-contractor to snake the drain line in order to locate the discharge point. EFI coordinated the completion of three (3) test pits beneath the line (ETP-1, ETP-2, and ETP-3), and one (1) within the identified discharge location (ETP-4). The attached Figure 2 depicts the location of EFI sample locations. Soil samples were obtained from completed test pits and selected for laboratory analysis. The findings are presented in the above referenced additional characterization report.*

k. Rationale for why the catch basins, drainage line, and the storm water drainage line exit points were not sampled for the undetermined storm water line in the northwest corner of the site. Ecology may not concur with the rationale.

*EFI coordinated the completion of test pits adjacent to the former storm water catch basin (ETP-17) and discharge location (ETP-12) located on the northwestern portion of the Site. EFI coordinated a sub-contractor to snake the drain line in order to locate the discharge point. Furthermore, EFI advanced test pit ETP-27 immediately prior to remedial excavation activities to assess the northernmost catch basin. Soil samples were obtained from completed test pits and selected for laboratory analysis. The findings are presented in the above referenced additional characterization report and in Section 7.0.*

l. Rationale for not sampling at "Reported Drain Discharge Area" for the unknown drain shown at the south of the site. Ecology may not concur with the rationale.

*EFI conducted additional characterization activities using discrete sampling procedures to assess the condition of soils at this location. EFI advanced test pit ETP-5 at this location during the additional characterization activities referenced above and test pit ETP-23 immediately prior to the proposed remedial excavation activities.*

m. Rationale for sampling in the "yard" at TP-6, TP-7, TP-9, TP-12, and not at other spots in the yard. Ecology may not concur with the rationale.

*According to the Riley report, the referenced test pits were advanced within the general wrecking yard area. The objective of these test pits was to assess the relative magnitude and extent of surficial oil-stained soils observed within the wrecking yard and warehouse area. EFI advanced an additional 19 test-pits within the wrecking yard area during the additional characterization activities referenced above and immediately prior to remedial excavation activities at the following locations; former 55-gallon drum storage area, beneath salvaged part storage areas, and beneath former site drainage structures. Soil samples were obtained from completed test pits and selected for laboratory analysis. The findings are presented in the above referenced additional characterization report and in Section 7.0.*

n. Rationale for a single test pit located in the undefined area of 55-gallon drums of hazardous waste shown in northwest corner of the site. Ecology likely will not concur with the rationale.

*EFI coordinated the completion of two (2) test pits at the former 55-gallon drum storage area located on the northwest portion of the Site (ETP-10 and ETP-11). Soil samples were obtained from completed test pits and selected for laboratory analysis. The findings*

are presented in the above referenced additional characterization report. No evidence of significant staining or stressed vegetation was observed beneath the referenced drums during EFI's field activities.

o. The size of the septic field shown to the east of the shop.

*Based on interviews with the site owner/operator, the specific size of the septic drain field could not be determined. The septic drain field historically serviced two, single bathrooms. Based on this information EFI advanced two soil borings (SB-7 and SB-8) within the location of the former septic system. Furthermore, EFI excavated the location of this drain field during the June 2006 field activities and collected an additional sample from the base of the excavation (SS-1). The findings are presented in the above referenced additional characterization report and in Section 7.0.*

p. The flow path for the catch basin inside the garage.

*Please refer to the attached Figure 2.*

q. The flow path and discharge points for the sumps.

*Please refer to the attached Figure 2.*

2) Ecology will not accept the results of composite sampling to be used as representative, or conservative values in site-specific risk assessments or environmental calculations for human health such as those in "MTCATPH-Worksheet for Calculating Cleanup Levels for a Petroleum Mixture." The nature of composite sampling shown in Table 1 of the report in Appendix D creates several critical data gaps. Some, but not all, are listed below:

a. The reported concentration of 8300 mg/kg for TPH-Oil at 4C-TP1-0-3 is not expected to be the highest observed concentration at this site. The TPH-Gas concentration at this location is expected to be higher.

*EFI coordinated the completion of three (3) additional test pits within the warehouse area (ETP-6, ETP-7, and ETP-8). Soil samples were obtained from the completed test pits and selected laboratory analysis including EPH/VPH to complete MTCA Method B Cleanup Level calculations. Furthermore, EFI advanced two (2) soil borings within the Site structure to assess soils in the vicinity of a hydraulic hoist and catch basin (SB-5) and to assess soils in the vicinity of a single catch basin (SB-6). EFI advanced three (3) soil borings within the associated warehouse area concrete slab (SB-1, SB-2, and SB-3) to address the northernmost sump (SB-1), soils beneath the slab (SB-2), and soils in the vicinity of a small trench drain (SB-3). Discrete soil samples obtained from soil borings and test pits were submitted for laboratory analysis and discussed in the referenced additional characterization report.*

b. The reported concentration of 1600 mg/kg for TPH-Oil and TPH-Gas at 4-CTP2-0-3 is expected to be higher.

*See comment above*

c. The reported contaminant concentrations for all the composite samples are expected to be higher. This includes sample analysis for Total Naphthalenes, PAH's and Aliphatics, Aromatics, and PCB's.

*See comment above*

3) In order to comment on the proposed sampling locations identified in Section 7.1 of the main body of the report, Ecology would need a map of the locations, the rationale for electing the locations, and the basis for alternating the number of samples. In the absence of these three items, you proceed at your own risk. (For example, one sample may not be depending on the size and configuration of the septic drain field. Considering borings for the septic.) Please be aware of the shortfalls of composite sampling, identified in the Comment No. 2, above.

*EFI discussed soil sample locations with Ecology representatives during the May 2006 meeting. Ecology requested three additional test pits within the wrecking yard area. EFI advanced five additional test-pits (ETP-23, ETP-24, ETP-25, ETP-26, and ETP-27) immediately prior to remedial excavation activities. The findings are presented in the above referenced additional characterization report and in Section 7.0.*

4) The random sampling for wood preservatives from three soil samples, noted in the Table shown in Section 4.4.1, is unacceptable. In order for Ecology to concur with sampling locations, we would want to review the locations as they relate to documented wood treatment operations described in an environmental assessment of the site. The assessment could draw upon historical files, air photos, conversations with former personnel, or an objective approach with Ecology's concurrence. At this juncture, Ecology will postpone placing the site on the list of known and suspected contaminated sites for wood preservative contaminants.

*EFI reviewed historical aerial photographs of the site dated 1936, 1960, and 1974 to assess the location of former outbuildings associated with former lumberyard operations. EFI prepared a transparent overlay using the current site configuration and reviewed the relative location of former lumberyard operations. Based on this review, EFI believes that historical lumberyard operations were conducted on the southern adjacent parcel. However, evidence of land clearing associated with the former lumberyard was observed on the southern portion of the Site based on the 1960 aerial photograph.*

5) The identified data gaps in the Table in Section 4.4.1 of the report does not address all the data gaps listed in Comment No. 1 above.

*Based on EFI's additional characterization activities, the May 2006 meeting with Ecology, and subsequent additional activities completed immediately prior to remedial activities, EFI believes that all identified data gaps have now been addressed.*

6) Confirmation soil samples taken from the sidewalls and bottoms of excavations must be taken at a rate of one per 100 square feet of side wall and one per 200 square feet of excavation bottom to be acceptable for demonstrating the contaminate levels of soil not excavated.

*Confirmation soil samples were collected from EFI's remedial excavations based on the above requested protocols.*

7) Decommissioning well MW-4, stated in Section 6.21, is premature. Please refer to comment No. 1 a) through d) above.

*Based on the observed damage to the monitoring well MW-4 and evidence of TPH impacts to the surficial soils surrounding MW-4, and reported laboratory analytical results for groundwater samples obtained from MW-4; EFI subsequently proposed and conducted appropriate decommissioning and replacement of this monitoring well.*

8) In regard to soil screening in Section 6.2.2, merely stating that one sample will be taken every 30 yards is not sufficient for Ecology's concurrence. We would like to come to agreement with you on a method of "dynamic composite sampling" in which a sample is taken from the bucket excavator and placed into a container. When the container samples represent 30 yards of excavated soil, then a composite sample could be drawn.

*The approximate boundaries of the remedial excavation(s) were determined based on the findings of the Riley ESA and EFI's additional characterization activities referenced above. The primary remedial excavation roughly followed the boundaries of the former concrete pad and extended south to the former southern sump drain line discharge area (encompassing EFI additional characterization test-pit locations ETP-6, ETP-7, ETP-8; EFI additional characterization soil boring SB-4; and Riley test pit locations TP-17, TP-2, and TP-1.) Smaller remedial excavations were completed at the following locations, the former storm water system catch basin and discharge area in the western portion of the Site (encompassing EFI additional characterization test-pit locations ETP-12, ETP-17), the vicinity of the former concrete pad trench drain (encompassing EFI additional characterization soil boring location SB-3), the vicinity of Riley test pit location TP-15, and within the paved parking area proximate to the septic system and EFI additional characterization soil boring SB-8.*

*Furthermore, during remedial excavation activities, soil from the sidewall or base of the excavation was collected and logged using the Unified Soil Classification System. Field screening was completed in general accordance with the SAP (refer to Appendix C). Soil samples were collected from the interval that exhibited the greatest field evidence of potential impacts.*

*Finally, confirmatory soil samples were collected from the remedial excavation extents in accordance with the above referenced protocols to document residual soil impacts (if any.)*

9) In regard to characterizing the excavated overburden in 6.2.3 and stockpiled soil in Section 7.3, merely citing the name of an Ecology reference is not sufficient for our concurrence. Please identify the specific methodology including the frequency and location of proposed sampling. Otherwise proceed at your own risk that Ecology might not concur with the results.

*Excavated overburden soil stockpiles were characterized in accordance with the Ecology document Guidance for Remediation of Petroleum Contaminated Soils, Table I (see page 13 of Ecology Publication Number 91-30). Soil stockpile samples will be collected in*



*accordance with the SAP referenced above. Thirteen soil stockpile samples were collected from excavated soils.*

## **2.1. ECOLOGY MEETING**

EFI met with representatives of Ecology in May 2006 to discuss the RAW and findings of EFI's additional characterization report referenced above. The following topics were discussed:

- Ecology requested that EFI complete an approximate 5-foot deep by 35-foot long trench within the southeastern portion of the Site to assess the presence of buried 55-gallon drums. According to representatives of Ecology, an anonymous report was filed in 1997 regarding the possible disposal and subsequent burial of 55-gallon drums within this area. EFI advanced a trench within this area prior to initiation of remedial excavation activities. The findings of this exploratory activity are presented within Section 6.0.
- Ecology requested that EFI determine groundwater flow direction based on more recent groundwater monitoring activities. EFI subsequently performed groundwater-sampling activities on June 28, and September 14, 2006. The inferred groundwater flow direction based on these monitoring events has been highly variable. EFI intends to complete additional groundwater monitoring events to better assess groundwater flow direction.
- Historical site operations consisted of vehicle salvage operations from circa 1970 to circa 2005. Reported waste generated during this process consisted of petroleum wastes (waste oils, gasoline, diesel) and other vehicle liquids including brake fluids and antifreeze. The site also operated a single parts cleaner (approximate 15-gallon solvent reservoir) for cleaning salvaged parts. Detailed information regarding the specific amounts of generated waste and disposal dates was not available to EFI. EFI requested this information from the former site operator. However, historical hazardous waste generation and disposal documentation was reportedly destroyed during the 2004 Site structure fire. EFI has requested hazardous waste generation and disposal documentation for the years between 2004 and 2006 and will forward this information to Ecology upon receipt.
- EFI reviewed historical aerial photographs of the site dated 1936, 1960, and 1974 to assess the location of former outbuildings associated with former lumberyard operations. EFI prepared a transparent overlay using the current site configuration and reviewed the relative location of former lumberyard operations. Based on this review, EFI believes that historical lumberyard operations were conducted on the southern adjacent parcel. However, evidence of land clearing associated with the former lumberyard was observed on the southern portion of the Site based on the 1960 aerial photograph.
- Ecology requested that EFI submit one soil sample from the remedial excavation for analysis of cPAHs. Based on the reported laboratory analytical results of this sample, the selection of additional soil samples for analysis of cPAHs may be warranted. Details of EFI's soil sampling program and reported analytical results are discussed further in Sections 6.0 and 7.0.
- Ecology requested that EFI submit remedial excavation soil samples for analysis of cadmium and lead at locations where previous environmental studies have identified the presence of these metals. Details of EFI's soil sampling program and reported analytical results are discussed further in Sections 6.0 and 7.0.

- Ecology requested that EFI complete additional groundwater monitoring events upon completion of remedial activities at the Site. EFI subsequently performed groundwater-sampling activities on June 28 and September 14, 2006. The findings are presented in Section 7.0.
- Ecology requested three additional test pits within the wrecking yard area. EFI advanced five additional test-pits (ETP-23, ETP-24, ETP-25, ETP-26, and ETP-27) immediately prior to remedial excavation activities. The findings are presented in Section 7.0.
- Ecology requested that EFI describe the soil profile encountered during remedial excavation activities. A description of the soil types and lithology observed during remedial excavation activities is described further in Section 3.0.

### **3.0 PHYSICAL SETTING**

#### **3.1. GEOLOGY AND HYDROGEOLOGY**

Site-specific geologic information was collected during the performance of the above referenced additional characterization and subsequent remedial excavation activities. EFI also reviewed local geologic information prepared by others in the immediate vicinity of the Site.

##### **3.1.1. Regional Geology and Hydrogeology**

The 1980 United States Geological Survey (USGS) 7.5 minute Black Diamond, Washington Quadrangle minute topographic map shows the Site to be at an elevation of approximately 500 feet above mean sea level. The site and immediate vicinity are relatively flat. The nearest waterway is Wilderness Lake located approximately ½ mile northwest of the Site.

The subsurface mapped in the vicinity the site is typically glacial deposits that consist of silt, clay, sand, and gravelly sand deposited in advance of, beneath, and during the recession of the Vashon Stade of the Upper Pleistocene Fraser Glaciation. The thickness of the glacial deposits in the immediate vicinity of the Site is not known; but glacial drift in the Puget Sound region can extend to depths greater than 1,000 feet.

The glacial drift is comprised of unconsolidated sand, gravel, silt, clay, and partially consolidated glacial till. The sand and gravel units in the drift form the principal aquifers. These aquifers typically receive ample recharge from the heavy precipitation characteristic of western Washington. The drift in the Puget Sound region varies greatly in composition, and accordingly, in water-yielding capability. Typically, wells in glacial drift that tap silt, clay or till in the Puget Sound region (i.e., approximately 75 to 100 feet below ground surface may have yields on the order of 100 gallons per minute [gpm]). Deeper wells tapping thick, saturated layers of highly permeable gravel and coarse sand (typically at depths greater than 250 feet bgs) can yield more than 1,000 gpm.

##### **3.1.2. Site Geology and Hydrogeology**

Lithologic information obtained from the soil borings and groundwater wells completed during the Riley ESA indicate the Site is underlain by gravel and sand with cobbles and boulders to a depth of at least 45-feet bgs. Some silty sands were encountered on the southern portion of the Site.

Lithologic information obtained from observed soils during EFI's remedial excavation activities indicate that the Subject Property is underlain by the following consisting of sandy gravels with little to trace silt and some fine to coarse cobble at depths ranging from ground surface to 3-feet bgs. In general, these soils were underlain by a layer of coarse sand and gravelly sands with some fine to coarse cobble at depths ranging from 3- to 6-feet bgs. Areas within the northern portion of the primary remedial excavation were underlain by a layer of sandy gravels (with some fine to medium cobble) and with trace to no fines at depths ranging from 3- to 6-feet bgs. Remedial excavation activities progressed to depths greater than 6-feet bgs near the southern sump discharge location and the storm water system discharge location. Soils located greater than 6-feet bgs consisted of a layer of dense fine sandy silt. This layer appeared to extend to at least 15-feet bgs along the western property boundary.

According to the Riley ESA groundwater was encountered between 35 and 40-feet bgs. Based on measured water level elevations, groundwater flows across the Site to the north-northeast. Shallow (i.e. less than 10 feet bgs) groundwater was not encountered during the Riley ESA.

EFI reviewed files at Ecology to determine local geology and hydrogeology in the vicinity of the Site. Based on a review of boring logs advanced on surrounding properties, soils in the vicinity of the Site consist of glacial till and silty sands with cobble and boulder. Groundwater was encountered within soil borings in the vicinity of the Site at approximately 45-feet bgs.

Shallow groundwater was encountered at approximately 8-feet bgs within the test-pit ETP-23. However, groundwater was not encountered again during the course of the remedial excavation activities.

The inferred groundwater flow direction based on EFI's recent groundwater monitoring events has been highly variable. EFI intends to complete additional groundwater monitoring events to better assess groundwater flow direction.

The City of Maple Valley supplies potable water to the site. According to information obtained from the City of Maple Valley Public Works website ([www.ci.maple-valley.wa.us](http://www.ci.maple-valley.wa.us)), the city obtains its water from the Covington Water District (CWD). The CWD ([www.covingtonwater.com](http://www.covingtonwater.com)) receives water from various sources including groundwater and surface water. The CWD Drinking Water Quality Report indicates the water supply meets the primary health standards.

According to the Ecology website ([apps.ecy.wa.gov](http://apps.ecy.wa.gov)) there are 26 water wells within a one-mile radius of the Site. Six of the identified wells appear to be topographically down-gradient of the Site.

## 4.0 CLEANUP GOALS DISCUSSION

EFI conducted an evaluation of the potential risk to human health and the environment resulting from residual concentrations of COPCs greater than Method A Cleanup Levels in surficial soil at the Site. This evaluation was completed subsequent to the additional characterization activities in January, February, and March of 2006. This evaluation is discussed in further detail within the *Additional Characterization Report* referenced above. A brief discussion of this evaluation is presented below.

EFI selected soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 for EPH/VPH analysis based on reported TPH concentrations relative to other submitted soil samples (reported highest concentrations). EFI believes that soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 were representative of residual COPC concentrations present at the Site.

EFI consulted the Ecology publication "Workbook Tools for Calculating Soil and Ground Water Cleanup Levels under the Model Toxics Control Act Cleanup Regulation" for guidance on inputting data into the MTCATPH worksheet. For values that were found to be below the MDL, one-half of the MDL limit was used. Because samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 were also analyzed using both the VPH and the EPH methods, the higher value for the fraction, where there was an overlap between these two methods, was used. Because the TPH Equivalent Carbon (EC) fractions include hazardous substances that were individually quantified, including ethylbenzene, xylenes, naphthalene, benzo(a)anthracene, benzo(b)fluoranthene, benzo(k) fluoranthene, benzo(a)pyrene, chrysene, dibenzo(a,h)anthracene, and indeno(1,2,3-cd)pyrene, the concentrations of these substances were subtracted from the appropriate EC-fraction concentrations. The MTCATPH default values were used to describe the hydrogeological characteristics of the Site, including default values for soil porosity, volumetric water content, soil bulk density, fraction organic carbon, and the dilution factor. The results of the worksheet calculation are presented in the additional characterization report referenced above.

### 4.1. DIRECT CONTACT PATHWAY

As discussed above, the hazard index and carcinogenic risk for the soil direct contact pathway for residential land use was calculated using soil sample results from samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5.

The resulting hazard index for soil sample ETP-6-0.5 was  $3.08E+00$ . The carcinogenic risk was calculated to be  $1.19E-06$ . Even though the carcinogenic risk is less than  $1.0E-05$ , the site-specific hazard index is greater than 1, which resulted in a current condition failure result. Based on laboratory analytical results, EFI "back calculated" an adjusted condition of 8,450 mg/Kg TPH, which is protective of human health and the environment.

The resulting hazard index for soil sample ETP-7-1 was  $4.56E-01$ . The carcinogenic risk was calculated to be  $1.665E-07$ . The carcinogenic risk is less than  $1.0E-06$  and the site specific hazard index is less than 1, which resulted in a current condition passing result. This indicates that the residual TPH mixture concentrations detected in sample ETP-7-1 is protective of human health for unrestricted land use. Based on laboratory analytical results, the concentration of 7,547 mg/Kg TPH, is protective of human health and the environment.

The resulting hazard index for soil sample ETP-8-0.5 was  $7.94E-01$ . The carcinogenic risk was calculated to be  $1.89E-06$ . Even though the site-specific hazard index is less than 1, the carcinogenic risk is greater than  $1.0E-06$ , which resulted in a current condition failure result. Based on laboratory analytical results, EFI "back calculated" an adjusted condition of 5,300 mg/Kg TPH, which is protective of human health and the environment. However, this low number is predominately due to the presence of

chrysene (a cPAH) at high concentrations (0.17 mg/Kg) within the sample. EFI has elected to apply Method A cleanup levels to the COPC cPAHs.

#### 4.2. LEACHING PATHWAY (PROTECTION OF GROUNDWATER)

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-6-0.5 was determined to be 4.21E+00, and the carcinogenic risk was determined to be 1.19E-04. The predicted well concentration is 677 µg/L, which is greater than the MTCA Method A Cleanup Level for Groundwater (500 µg/L). Based on laboratory analytical results, EFI “back calculated” an adjusted condition of 100 mg/Kg TPH, which is protective of human health and the environment. However, this low number is predominately due to the presence of benzene at high concentrations (7 mg/Kg) within the sample. EFI has elected to apply Method A Cleanup Levels to the COPC benzene.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-7-1 was determined to be 3.51E-02, and the carcinogenic risk was determined to be 7.250E-07. The predicted well concentration is 10.2 µg/L, which is less than the MTCA Method A Cleanup Level for Groundwater (500 mg/L). These levels indicate that the residual TPH mixture detected in sample ETP-7-1 (7,547 mg/Kg) is protective of groundwater and human health and the environment.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-8-0.5 was determined to be 1.41E-01, and the carcinogenic risk was determined to be 3.11E-06. The predicted well concentration is 27.4 µg/L, which is less than the MTCA Method A Cleanup Level for Groundwater (500 µg/L). These levels indicate that the residual TPH mixture detected in sample ETP-8-0.5 is protective of groundwater.

#### 4.3. SOIL CLEANUP GOALS

EFI “back calculated” cleanup levels via the soil direct contact and leaching to groundwater exposure pathways for TPH mixtures based on the EPH/VPH analysis of soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5. Based on these calculations, EFI proposes that soils exhibiting concentrations of TPH mixtures (combination of TPHd, TPHo, and TPHg) at levels less than 7,457 mg/kg are protective of human health and the environment, and would therefore not require further action.

EFI proposes that soils exhibiting concentrations of TPH greater than 7,457 mg/Kg be removed from the Site by excavation and appropriately disposed of off-site. Soils exhibiting concentrations of TPH greater than 7,547 based on the referenced Riley ESA report and EFI’s additional characterization activities will be removed from the site and appropriate confirmatory samples will be obtained from the horizontal and vertical extents of the excavation in accordance with RAW, Ecology correspondence dated March 4, 2005, subsequent May 2006 meeting with representatives of Ecology, and the Ecology document titled *Guidance for Remediation of Petroleum Contaminated Soils*, dated November 1995 (Ecology publication number 91-30.) Soil confirmatory samples will be selected for the analysis of TPHo, TPHd, and TPH-g at a minimum.

The “failed” result calculated for TPH mixtures exhibited in soil samples ETP-6-0.5 and ETP-8-0.5 for the soil direct contact and leaching to groundwater exposure pathways were primarily due to high concentrations of the individual COPCs benzene and chrysene. EFI elected to apply Method A Cleanup Levels to the following individual COPCs: cPAHs, benzene, cadmium, and lead. Soils exhibiting concentrations of the referenced individual COPCs at levels greater than Method A Cleanup Levels will be removed from the site and appropriate confirmatory samples will be obtained

from the horizontal and vertical extents of the excavation in accordance with RAW, Ecology correspondence dated March 4, 2005, subsequent May 2006 meeting with representatives of Ecology, and the Ecology document titled *Guidance for Remediation of Petroleum Contaminated Soils*, dated November 1995 (Ecology publication number 91-30.) Soil confirmatory samples will be selected for the analysis of some or all of the following: TPHo, TPHd, TPH-g, BTEX, cPAHs, cadmium and lead.

## **5.0 PRE FIELD ACTIVITIES**

### **5.1. PROJECT COORDINATION**

Prior to conducting field activities, EFI completed a site specific Health and Safety Plan (HASP), conducted a pre-construction meeting, and coordinated a private and public subsurface utility survey.

### **5.2. HEALTH AND SAFETY**

The HASP identified potential physical and chemical hazards associated with the proposed field activities, and established personnel protection standards and safety practices and procedures for use during the field activities. The HASP also included information on suspected chemical compounds to be encountered, a list of monitoring equipment, the required protective clothing and equipment, a map and directions to the nearest hospital, and a list of emergency telephone numbers. The HASP was available on-site at all times during the field activities. All EFI personnel working on-site were required to review, sign, and comply with the provisions put forth in the HASP.

### **5.3. PRE-CONSTRUCTION MEETING**

EFI conducted a pre-construction meeting with Sabyr to discuss project logistics and scheduling prior to the field activities. Items discussed included proposed excavation extents, soil stockpiling logistics, soil sampling analytical program, potential dewatering activities, and potential soil screening activities.

### **5.4. UTILITY CLEARANCE**

Prior to field activities, EFI arranged to have a municipal underground utility location service identify subsurface municipal utilities located in public rights-of-way. In addition, EFI contracted with a private underground utility location service to clear the proposed remedial excavation locations.



## 6.0 FIELD ACTIVITIES

EFI conducted field activities from June 6 through 20, June 28, September 6 through 10, and September 14, 2006. Sabyr of Puyallup, Washington provided remedial excavation and soil screening services. EFI utilized Envirocon and Trucking Inc. (Envirocon) to transport impacted soils to the Waste Management, Alaska Street transfer station for appropriate off-site disposal. Imported fill materials (bank run) were provided by Quality Rock Product Inc, and Cadman. Imported fill materials were sourced from the Black Diamond Pit, located near Black Diamond, Washington. Refer to Appendix D for the associated bill of lading and dump tickets. Collected soil and groundwater samples were submitted under standard chain of custody protocol to OnSite Environmental, Inc. (OnSite) of Redmond. Applied Professional Services (APS) supplied private utility locate services prior to field activities.

EFI personnel were present during the pre-excavation and remedial excavation activities (June 6 through 20, 2006); over excavation activities (September 6, 2006); and subsequent backfill activities (September 7 through 10, 2006.) Soil samples were collected in general accordance with the SAP presented in Appendix C. Details regarding fieldwork are described further below.

### 6.1. PRE-EXCAVATION ACTIVITIES

Prior to initiating remedial excavation activities, EFI completed additional characterization test-pits, excavated and removed remaining subsurface storm water and drain lines, and completed exploratory trenching activities.

Five test pits (ETP-23 through ETP-27) were advanced on the Site using a rubber-tired backhoe on June 6, 2006. The test pits were advanced in accessible exterior areas on the Site at the locations depicted on the attached Figure 2 to further assess the wrecking yard area (ETP-24, ETP-25, and ETP-26), storm water catch basin (ETP-27), and southern sump discharge location (ETP-23). The depth of the five test pits ranged between 3- and 10-feet bgs.

During excavation activities sidewall soil was collected and logged using the Unified Soil Classification System. Field screening was completed in general accordance with the SAP. Soil samples were collected from the interval that exhibited the greatest field evidence of potential impacts. EFI collected one soil sample from within one foot of the surface at each test pit location, with the exception of soil sample ETP-23-7.0, which was collected at 7-feet bgs (immediately above the observed perched groundwater interface.)

All handwork was conducted using disposable nitrile gloves, which were changed before and after the handling of each individual sample to prevent sample cross contamination. Each sample was uniquely identified with sample location, depth, collection time and date. Soil samples were preserved using EPA Method 5035A field preservation methods where applicable. Samples were immediately placed in an iced cooler and were shipped to OnSite, a Washington state-certified laboratory, under standard chain-of-custody procedures.

Upon completion, each test pit was backfilled to the ground surface soils excavated from that test pit and subsequently compacted using the backhoe bucket.

EFI completed an approximate 5-foot deep by 35-foot long trench within the southeastern portion of the Site to assess the presence of buried 55-gallon drums (refer to Figure 2). EFI did not identify evidence of buried drums or other metal debris during the completion of this activity.

EFI excavated and removed the remaining storm water system and drain lines from the Site. Upon completion of these activities, each trench line excavation was backfilled to the ground surface with the soil excavated from that excavation and subsequently compacted using the backhoe bucket; with the exception of areas later addressed during the remedial excavation activities. The former location of these subsurface utilities is depicted on the Figure 2.

## **6.2. REMEDIAL EXCAVATION**

Remedial excavation activities began on June 6, 2006. EFI supervised the excavation and disposal of soils exhibiting concentrations of COPCs greater than calculated Method B Cleanup Levels and/or Method A Cleanup Levels where applicable. EFI and Saybr remobilized to the Site in September 2006 to complete over excavation activities at several locations. Figures 3, 4, and 5 depict the vertical and horizontal excavation extents achieved during the June and September 2006 field activities.

The approximate boundaries of the remedial excavation(s) were determined based on the findings of the Riley ESA and EFI's additional characterization activities. The primary remedial excavation roughly followed the boundaries of the former concrete pad and extended south to the former southern drain line discharge area. This excavation encompassed EFI additional characterization test-pit locations ETP-6, ETP-7, ETP-8; EFI additional characterization soil boring SB-4; and Riley test pit locations TP-17, TP-2, and TP-1. Smaller remedial excavations were completed at the following locations: the former storm water system catch basin and discharge area located in the western portion of the Site (encompassing EFI additional characterization test-pit locations ETP-17, ETP-12 respectively), the vicinity of the former concrete pad trench drain (encompassing EFI additional characterization soil boring SB-3), the vicinity of the Riley test pit location TP-15, and within the paved parking area proximate to the septic system and EFI additional characterization soil boring SB-8.

Soil samples were collected during the excavation at various locations and field screened for potential impacts utilizing a photoionization detector (PID), an oil sheen test, and olfactory and visual observations as outlined in the SAP. During excavation activities, soil from the sidewall or base was collected logged using the Unified Soil Classification System. Field screening was completed in general accordance with the SAP. Soil samples were collected from the interval that exhibited the greatest field evidence of potential impacts.

All handwork was conducted using disposable nitrile gloves, which were changed before and after the handling of each individual sample to prevent sample cross contamination. Each sample was uniquely identified with sample location, depth, collection time and date. Soil samples were preserved using EPA Method 5035A field preservation methods where applicable.

EFI collected soil samples in accordance with the SAP to direct excavation activities. All soil samples selected for quantitative chemical analysis were submitted to OnSite under standard chain-of-custody protocol. Soil sample notations are interpreted as follows: EX-1-2.0; where "EX-1" indicates the sample location and "2.0" indicates the depth bgs from which the sample was obtained.

Confirmatory soil samples (EX-1 through EX-106) were collected from the remedial excavation extents to document residual soil impacts (if any.) One confirmatory sidewall sample was collected for every 100-square feet of exposed sidewall and one confirmatory base sample was collected for every 200-square feet of basal area. Based on field observations and laboratory analytical results, remedial excavation activities ceased on June 20, 2006.

Based on reported laboratory analytical results for submitted confirmatory soil samples, several locations required over excavation. These locations included the following: EX-2-0.5, EX-5-0.5, EX-28-0.5, EX-

33-0.5, EX-36-2.0, EX-62-2.0, EX-69-2.0, EX-75-2.0, EX-78-2.0, EX-83-2.0, EX-85-2.0, EX-86-2.0, EX-87-2.0, EX-89-3.0, and EX-105.2.0.

Final excavation extents were reached on September 6, 2006 and additional confirmatory soil samples were collected (ETP-107 through ETP-122.)

A total of 4,040 tons of impacted soils required excavation and appropriate off-site disposal. Excavated soil was either temporarily stockpiled on-Site on continuous 6-mil plastic sheeting, or loaded directly into waiting trucks for transport to the Alaska Street Waste Management facility. Refer to Appendix D for waste disposal documentation.

During remedial excavation activities, EFI encountered soils with some fine to coarse cobble throughout. EFI and Saybr removed cobbles 3-inches in diameter and larger from most excavated soils using a powered vibratory screener. The remaining soils were subsequently loaded into waiting trucks for transport to the Alaska Street Waste Management facility. The screened cobbles were then stockpiled on-Site for potential re-use during the proposed development activities. These cobbles remain on-Site; however, the final use and locations of these materials is yet to be determined.

### **6.3. ADDITIONAL ACTIVITIES**

During remedial excavation activities, EFI identified the remainder of the former septic system beneath the Site structure. EFI subsequently collected one soil sample (SS-1-3) from within the former drain field. EFI also collected soil samples from beneath the hydraulic hoist (HH-1-6) and catch basin (CB-1-4) that were not assessed during EFI's additional characterization activities.

### **6.4. SITE RESTORATION**

The Site may be redeveloped following completion of soil remediation activities. The final grade for the redevelopment has yet to be determined; however, preliminary indications place the final grade at 4-feet in elevation above the current grade.

Remedial excavation areas were backfilled with clean, imported bank run from the Black Diamond Pit located near Black Diamond, Washington (refer to Appendix D for material tickets.) The fill materials were periodically compacted (1-foot lifts) using a backhoe, bulldozer, and vibratory roller.

### **6.5. GROUNDWATER SAMPLING ACTIVITIES**

EFI collected groundwater samples from monitoring wells (MW-1, MW-2, MW-3, and MW-4A) on June 28 and September 14, 2006. Prior to collecting groundwater samples, EFI measured depth to water in each well using an electronic water level indicator decontaminated between wells and calculated the volume of water standing in each well (casing volume). EFI purged each well using a disposable polyethylene bailer. Groundwater samples were collected once parameters (pH, temperature, conductivity) stabilized within approximately 10 percent of each other for three consecutive readings.

Groundwater samples were collected from the well using the same disposable polyethylene bailer and decanted into laboratory prepared sample jars. Samples were immediately placed in an iced cooler and were shipped to OnSite, a Washington state-certified laboratory, under standard chain-of-custody procedures.

## 7.0 ANALYTICAL PROGRAM

### 7.1. ANALYTICAL PROCEDURES

Soil samples collected during the referenced field activities were submitted for the following analyses: TPHg, TPHd, and TPHo using Ecology methods NWTPH-Gx and NWTPH-Dx, BTEX using Ecology method NWTPH-G/BTEX, total metals (cadmium and lead) by United States Environmental Protection Agency (EPA) 6000/7000 series methods, and cPAHs by EPA Method 8270C SIM. Groundwater samples collected during the referenced field activities were submitted for analysis of TPHd and TPHo using Ecology Method NWTPH-Dx.

Selected soil samples were submitted to OnSite, a Washington state-certified laboratory, and analyzed in accordance with procedures referenced in EPA SW 846 "Test Methods for Evaluating Solid Waste; Physical/Chemical Methods" as amended and the state of Washington Department of Health protocols. A total of 130 soil samples were submitted for laboratory analysis. Laboratory analytical results are presented on Tables 1 through 3. Laboratory reports and chain of custody documentation is presented in Appendix E. The analytical results are discussed below.

### 7.2. SOIL RESULTS

Soil sample laboratory analytical results along with the current MTCA Method A Cleanup Levels and calculated MTCA Method B Cleanup Levels, are presented in Tables 1 and 2.

#### 7.2.1. Pre Excavation Activities

Laboratory analytical results for the submitted soil samples did not reveal the presence of selected analytes at concentrations above MTCA Method A Cleanup Levels. Soil samples were submitted from the test-pit locations ETP-23, ETP-24, ETP-25, ETP-26, and ETP-27. Soil sample laboratory analytical results along with the current MTCA Method A Cleanup Levels and calculated MTCA Method B Cleanup Levels, are presented in Tables 1 and 2.

#### 7.2.2. Remedial Excavation

Laboratory analytical results for the submitted confirmatory soil samples revealed the presence of the following COPCs at concentrations above Method A Cleanup Levels: TPH-o, TPH-g, cPAHs, benzene, and lead.

Soil sample locations EX-2-5.0, EX-28-0.5, EX-33-0.5, EX-62-2.0, EX-69-2.0, EX-75-2.0, EX-78-2.0, EX-85-2.0, EX-86-2.0, EX-87-2.0, and EX-105-2.0 exhibited concentrations of TPH-g, cPAHs, benzene, or lead above Method A Cleanup Levels and were subsequently over excavated. Confirmatory soil samples obtained from the final extents of the over excavated areas did not exhibit concentrations of TPH-g, cPAHs, benzene, or lead above Method A Cleanup Levels.

Soil sample locations EX-2-5.0, EX-5-0.5, EX-85-2.0 and EX-105-2.0 exhibited concentrations of TPH above the calculated Method B Cleanup Level of 7,547 mg/Kg referenced in Section 4.0 and were subsequently over excavated. Confirmatory soil samples obtained from the final extents of the over excavated areas did not exhibit concentrations of TPH above the calculated Method B Cleanup Level.

Soil sample locations EX-36-2.0, EX-83-2.0, and EX-89-3.0 did not exhibit concentrations of TPH above the calculated Method B Cleanup Level of 7,547 mg/Kg referenced in Section 4.0. However, these areas were subsequently over excavated. Confirmatory soil samples obtained from the final extents of the over excavated areas did not exhibit concentrations of TPH above the Method A Cleanup Level.

Soil sample locations EX-3-0.5, EX-10-0.5, EX-16-0.5, EX-18-2.0, EX-22-1.5, EX-44-5.0, EX-64-2.0, EX-71-2.0, EX-72-2.0, EX-73-2.0, EX-74-2.0, EX-76-2.0, EX-77-2.0, EX-79-2.0, EX-80-4.0, EX-89-3.0, EX-90-6.0, EX-92-2.0, and EX-113-3.0 exhibited concentrations of TPH well below the calculated Method B Cleanup Level of 7,547 mg/Kg but above the Method A Cleanup Level of 2,000 mg/Kg. The highest residual concentrations of TPH-o based on confirmatory soil sample analytical results were 4,100 mg/Kg (EX-22-1.5.) Furthermore, only seven of the above referenced samples contained reported concentrations of TPH-o above 3,000 mg/Kg.

Soil sample laboratory analytical results, along with the current MTCA Method A Cleanup Levels and calculated MTCA Method B Cleanup Levels, are presented in Tables 1 and 2.

#### **7.2.3. Additional Activities**

Laboratory analytical results for the submitted soil samples did not reveal the presence of selected analytes at concentrations above MTCA Method A Cleanup Levels. Soil samples were submitted from the locations SS-1, CB-1, and HH-1. Soil sample laboratory analytical results along with the current MTCA Method A Cleanup Levels are presented in Tables 1 and 2.

### **7.3. GROUNDWATER RESULTS**

Groundwater sample laboratory analytical results along with the current MTCA Method A Cleanup Levels are presented in Table 3. Reported concentrations contained within groundwater samples were compared to MTCA, "Table 1 Method A Cleanup Levels Groundwater."

#### **7.3.1. June 2006**

Laboratory analytical results for the submitted groundwater samples revealed the presence of the following analytes at concentrations above the MRL: TPH-o (MW-1, MW-3, and MW-4A). Laboratory analytical results revealed the presence of TPH-o concentrations greater than Method A Cleanup Levels for Groundwater within monitoring wells MW-1, MW-3, and MW-4A.

#### **7.3.2. September 2006**

Laboratory analytical results for the submitted groundwater samples revealed the presence of TPH-o within monitoring well MW-1 at concentrations above the MRL. Laboratory analytical results revealed the presence of TPH-o concentrations greater than Method A Cleanup Levels for Groundwater within monitoring well MW-1.

## 8.0 CONCLUSIONS

EFI has completed this Independent Remedial Action Report detailing the remedial activities conducted at the property located at 26615 Maple Valley–Black Diamond Road Southeast, in Maple Valley, Washington (Site). EFI conducted field activities from June 6 through 20, June 28, September 6 through 10, and September 14, 2006.

### 8.1. SOIL RESULTS

Laboratory analytical results for soil samples submitted from test-pit locations ETP-23, ETP-24, ETP-25, ETP-26, and ETP-27 did not reveal the presence of selected analytes at concentrations above MTCA Method A Cleanup Levels.

Soil sample locations EX-2-5.0, EX-28-0.5, EX-33-0.5, EX-62-2.0, EX-69-2.0, EX-75-2.0, EX-78-2.0, EX-85-2.0, EX-86-2.0, EX-87-2.0, and EX-105-2.0 exhibited concentrations of TPH-g, cPAHs, benzene, or lead above Method A Cleanup Levels and were subsequently over excavated. Confirmatory soil samples obtained from the final extents of the over excavated areas did not exhibit concentrations of TPH-g, cPAHs, benzene, or lead above Method A Cleanup Levels.

Soil sample locations EX-2-5.0, EX-5-0.5, EX-85-2.0 and EX-105-2.0 exhibited concentrations of TPH above the calculated Method B Cleanup Level of 7,547 mg/Kg referenced in Section 4.0 and were subsequently over excavated. Confirmatory soil samples obtained from the final extents of the over excavated areas did not exhibit concentrations of TPH above the calculated Method B Cleanup Level.

Soil sample locations EX-36-2.0, EX-83-2.0, and EX-89-3.0 did not exhibit concentrations of TPH above the calculated Method B Cleanup Level of 7,547 mg/Kg referenced in Section 4.0. However, these areas were subsequently over excavated. Confirmatory soil samples obtained from the final extents of the over excavated areas did not exhibit concentrations of TPH above the Method A Cleanup Level.

Soil sample locations EX-3-0.5, EX-10-0.5, EX-16-0.5, EX-18-2.0, EX-22-1.5, EX-44-5.0, EX-64-2.0, EX-71-2.0, EX-72-2.0, EX-73-2.0, EX-74-2.0, EX-76-2.0, EX-77-2.0, EX-79-2.0, EX-80-4.0, EX-89-3.0, EX-90-6.0, EX-92-2.0, and EX-113-3.0 exhibited concentrations of TPH well below the calculated Method B Cleanup Level of 7,547 mg/Kg but above the Method A Cleanup Level of 2,000 mg/Kg. The highest residual concentrations of TPH-o based on confirmatory soil sample analytical results were 4,100 mg/Kg (EX-22-1.5.) Furthermore, only seven of the above referenced samples contained reported concentrations of TPH-o above 3,000 mg/Kg.

Based on confirmatory soil sample analytical results, it appears that soils exhibiting TPH-g, cPAHs, benzene, and/or lead concentrations above the Method A Cleanup Level have been removed from the Site by excavation and off-site disposal. Furthermore, based on confirmatory soil sample analytical results, it appears that soils exhibiting TPH-o concentrations above the calculated Method B Cleanup Level have been removed from the Site by excavation and off-site disposal.

Laboratory analytical results for soil samples submitted from test-pit locations SS-1, CB-1 and HH-1 did not reveal the presence of selected analytes at concentrations above MTCA Method A Cleanup Levels.

## **8.2. GROUNDWATER RESULTS**

Laboratory analytical results for groundwater samples submitted in September 2006 revealed the presence of TPH-o within monitoring well MW-1 at concentrations greater than Method A Cleanup Levels. EFI understands that additional field activities may be warranted regarding identified impacts to groundwater beneath the Site.

## 9.0 LIMITATIONS

The conclusions and recommendations contained in this report/assessment are based upon professional opinions with regard to the subject matter. These opinions have been arrived at in accordance with currently accepted hydrogeologic and engineering standards and practices applicable to this location and are subject to the following inherent limitations:

1. The data and findings presented in this report are valid as of the dates when the investigations were performed. The passage of time, manifestation of latent conditions or occurrence of future events may require further exploration at the Site, analysis of the data, and reevaluation of the findings, observations, and conclusions expressed in the report.
2. The data reported and the findings, observations, and conclusions expressed in the report are limited by the Scope of Work. The Scope of Work was defined by the request of the client, the time and budgetary constraints imposed by the client, and availability of access to the Site.
3. Because of the limitations stated above, the findings, observations, and conclusions expressed by EFI in this report are not, and should not be, considered an opinion concerning the compliance of any past or present owner or operator of the Site with any federal, state or local law or regulation.
4. No warranty or guarantee, whether expressed or implied, is made with respect to the data or the reported findings, observations, and conclusions, which are based solely upon Site conditions in existence at the time of investigation.
5. EFI reports present professional opinions and findings of a scientific and technical nature. While attempts were made to relate the data and findings to applicable environmental laws and regulations, the report shall not be construed to offer legal opinion or representations as to the requirements of, nor compliance with, environmental laws, rules, regulations or policies of federal, state or local governmental agencies. Any use of the report constitutes acceptance of the limits of EFI's liability. EFI's liability extends only to its client and not to any other parties who may obtain the report. Issues raised by the report should be reviewed by appropriate legal counsel.



Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEx (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead	
ETP-23	7.0'	06/05/06	Sump Discharge	Final Extent	<32 <sup>7</sup>	<64.0	<4.70	<0.020	<0.047	<0.047	<0.094	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0595	<0.64	<6.40	
ETP-24	1.0'	06/05/06	Northeast Corner or Wrecking Yard	Final Extent	<28.0	<56.0	<5.10	<0.020	<0.051	<0.051	<0.102	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	<0.56	<5.60	
ETP-25	.5'	06/05/06	Beneath Salvaged Vehicles	Final Extent	<27.0	93	<5.40	<0.020	<0.054	<0.054	<0.108	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0504	<0.54	36	
ETP-26	.5'	06/05/06	Beneath Salvaged Vehicles	Final Extent	<29.0	<57.0	<5.50	<0.020	<0.055	<0.055	<0.110	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0539	<0.57	16	
ETP-27	1.5'	06/05/06	Northern Stormwater Drain Line Catch Basin	Final Extent	<29.0	220	<5.30	<0.020	<0.053	<0.053	<0.106	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0546	1.3	62	
CB-1	4.0'	06/15/06	Warehouse Catch Basin	Final Extent	<31.0	130	<5.4	<0.020	<0.054	<0.054	<0.108	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0574	<0.62	10	
HH-1	6.0'	06/15/06	Hydraulic Hoist Septic System	Final Extent	<28.0	97	<4.9	<0.020	<0.049	<0.049	<0.098	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	<0.56	<5.6	
SS-1	3.0'	06/15/06	Drainfield	Final Extent	<28.0	340	<4.9	<0.020	<0.049	<0.049	<0.098	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0525	<0.56	14	
EX-1	7.0'	06/07/06	Base	Final Extent	<26.0	<53.0	<5.7	<0.20	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	<0.53	<5.30	
EX-2	.5'	06/07/06	Sidewall	Overexcavated	<27.0	2600 <sup>9</sup>	--	--	--	--	--	--	--	--	--	--	--	--	--	1.5	380 <sup>9</sup>	
EX-3	.5'	06/07/06	Sidewall	Final Extent	<150.0	2700 <sup>9</sup>	<6.2	<0.20	<0.62	<0.62	<0.124	--	--	--	--	--	--	--	--	<0.59	140	
EX-4	.5'	06/07/06	Sidewall	Final Extent	<26.0	1400	<6.1	<0.20	<0.61	<0.61	<0.122	--	--	--	--	--	--	--	--	<0.53	54	
EX-5	.5'	06/07/06	Sidewall	Overexcavated	<270.0	3400 <sup>9</sup>	--	--	--	--	--	--	--	--	--	--	--	--	--	0.59	120	
EX-6	.5'	06/07/06	Sidewall	Final Extent	<26.0	670	<6.1	<0.20	<0.61	<0.61	<0.122	--	--	--	--	--	--	--	--	0.53	28	
EX-7	2.0'	06/07/06	Base	Final Extent	<26.0	<53.0	<5.8	<0.20	<0.58	<0.58	<0.116	--	--	--	--	--	--	--	--	<0.53	<5.30	
EX-8	2.0'	06/07/06	Base	Final Extent	<26.0	830	<5.7	<0.20	<0.57	<0.57	0.125	--	--	--	--	--	--	--	--	--	--	
EX-9	2.0'	06/07/06	Base	Final Extent	<29.0	950	<5.1	<0.020	<0.051	<0.051	<0.102	--	--	--	--	--	--	--	--	--	--	
EX-10	.5'	06/12/06	Sidewall	Final Extent	<26.0	2200 <sup>9</sup>	<5.3	<0.020	<0.053	<0.053	<0.106	--	--	--	--	--	--	--	--	--	--	
EX-11	.5'	06/12/06	Sidewall	Final Extent	<26.0	120	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	
EX-12	.5'	06/12/06	Sidewall	Final Extent	<26.0	540	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	--	
EX-13	.5'	06/12/06	Sidewall	Final Extent	<26.0	250	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	<5.20	
EX-14	.5'	06/12/06	Sidewall	Final Extent	<27.0	67	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	<5.40	
EX-15	.5'	06/12/06	Sidewall	Final Extent	<28.0	99	<4.9	<0.020	<0.049	<0.049	<0.098	--	--	--	--	--	--	--	--	--	8.3	
EX-16	.5'	06/12/06	Sidewall	Final Extent	<27.0	2400 <sup>9</sup>	<5.4	<0.020	<0.054	<0.054	<0.108	--	--	--	--	--	--	--	--	--	8.9	
EX-17	.5'	06/12/06	Sidewall	Final Extent	<26.0	71	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	
EX-18	2.0'	06/12/06	Base	Final Extent	<26.0	2100 <sup>9</sup>	<5.5	<0.020	<0.055	<0.055	<0.110	0.01	0.022	0.023	<0.0069	0.0098	0.012	<0.0069	0.0768	--	--	
EX-19	3.0'	06/12/06	Base	Final Extent	<26.0	320	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	
EX-20	1.5'	06/12/06	Base	Final Extent	<26.0	590	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	--	
EX-21	1.5'	06/12/06	Base	Final Extent	<26.0	390	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	11	
EX-22	1.5'	06/12/06	Base	Final Extent	<140.0	4100 <sup>9</sup>	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	18	
EX-23	.5'	06/13/06	Sidewall	Final Extent	<31.0	360	<6.0	<0.020	<0.060	<0.060	<0.120	--	--	--	--	--	--	--	--	--	9.3	
EX-24	.5'	06/13/06	Sidewall	Final Extent	<32.0	380	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--	
EX-25	.5'	06/13/06	Sidewall	Final Extent	<36.0	130	<7.3	<0.020	<0.073	<0.073	<0.146	--	--	--	--	--	--	--	--	--	--	
EX-26	.5'	06/13/06	Sidewall	Final Extent	<31.0	310	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	14	
EX-27	.5'	06/13/06	Sidewall	Final Extent	<35.0	<69.0	<7.3	<0.020	<0.073	<0.073	<0.146	--	--	--	--	--	--	--	--	--	110	
EX-28	.5'	06/13/06	Sidewall	Overexcavated	67	86	160 <sup>9</sup>	<0.020	<0.084	0.68	3.12	--	--	--	--	--	--	--	--	--	18	
EX-29	2.0'	06/13/06	Base	Final Extent	<34.0	<68.0	<6.5	<0.020	<0.065	<0.065	<0.130	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0637	--	<6.80	
EX-30	2.0'	06/13/06	Base	Final Extent	<34.0	80	<6.4	<0.020	<0.064	<0.064	<0.128	--	--	--	--	--	--	--	--	--	--	

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Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
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Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>4</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total ePAHs <sup>6</sup>	Cadmium	Lead
EX-31	2.0'	06/13/06	Base	Final Extent	<33.0	1000	<6.7	<0.020	<0.067	<0.067	<0.134	--	--	--	--	--	--	--	--	--	--
EX-32	.5'	06/14/06	Sidewall	Final Extent	<37.0	120	<8.1	<0.020	<0.081	<0.081	<0.162	--	--	--	--	--	--	--	--	--	--
EX-33	.5'	06/14/06	Sidewall	Overexcavated	<33.0	1700	51	0.13	0.78	0.1	4.5	--	--	--	--	--	--	--	--	--	--
EX-34	.5'	06/14/06	Sidewall	Final Extent	<27.0	700	<4.7	<0.020	<0.047	<0.047	<0.094	--	--	--	--	--	--	--	--	--	--
EX-35	2.0'	06/14/06	Base	Final Extent	<29.0	610	<6.2	<0.020	<0.062	<0.062	<0.124	--	--	--	--	--	--	--	--	--	--
EX-36	2.0'	06/14/06	Base	Overexcavated	<330.0	3300	57	<0.020	<0.072	<0.072	<0.144	--	--	--	--	--	--	--	--	--	--
EX-37	2.0'	06/14/06	Base	Final Extent	<34.0	120	<6.8	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	--
EX-38	2.0'	06/14/06	Base	Final Extent	<28.0	160	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--
EX-39	.5'	06/14/06	Sidewall	Final Extent	<28.0	58	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	--
EX-40	2.0'	06/14/06	Base	Final Extent	<27.0	<53.0	<5.4	<0.020	<0.054	<0.054	<0.108	--	--	--	--	--	--	--	--	--	--
EX-41	2.0'	06/14/06	Base	Final Extent	<33.0	150	<7.7	<0.020	<0.077	<0.077	<0.154	--	--	--	--	--	--	--	--	--	--
EX-42	2.0'	06/14/06	Base	Final Extent	<36.0	130	<7.4	<0.020	<0.074	<0.074	<0.148	--	--	--	--	--	--	--	--	--	--
EX-43	8.0'	06/14/06	Base	Final Extent	<34.0	<68.0	<6.0	<0.020	<0.060	<0.060	<0.120	--	--	--	--	--	--	--	--	--	--
EX-44	5.0'	06/14/06	Base	Final Extent	<140.0	2900	34	<0.020	<0.048	<0.048	<0.096	--	--	--	--	--	--	--	--	--	--
EX-45	2.5'	06/15/06	Sidewall (Septic)	Final Extent	<26.0	<52.0	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	--
EX-46	2.5'	06/15/06	Sidewall (Septic)	Final Extent	<26.0	<53.0	<5.7	<0.020	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	--	--
EX-47	4.0'	06/15/06	Base (Septic)	Final Extent	<26.0	<52.0	<5.5	<0.020	<0.055	<0.055	<0.110	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-48	3.0'	06/15/06	Sidewall (Trench Drain)	Final Extent	<27.0	140	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	--	<5.3
EX-49	3.0'	06/15/06	Sidewall (Trench Drain)	Final Extent	<27.0	<53.0	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	<5.3
EX-50	4.0'	06/15/06	Base (Trench Drain)	Final Extent	<27.0	<53.0	<5.5	<0.020	<0.055	<0.055	<0.110	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0497	--	<5.3
EX-51	12.0'	06/15/06	Base (Stormwater Discharge)	Final Extent	<28.0	<56.0	<6.2	<0.020	<0.062	<0.062	<0.124	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	--	6.1
EX-52	3.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<32.0	110	11	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	28
EX-53	6.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<28.0	280	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	81
EX-54	9.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<28.0	<55.0	<4.9	<0.020	<0.049	<0.049	<0.098	--	--	--	--	--	--	--	--	--	7
EX-55	3.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	--	8.7
EX-56	6.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	<5.4
EX-57	9.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	13
EX-58	7.0'	06/16/06	Base (Riley TP-15 Excavation)	Final Extent	<27.0	860	<5.0	<0.020	<0.050	<0.050	<0.100	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0497	<0.53	10
EX-59	4.0'	06/19/06	Sidewall (Riley TP-15 Excavation)	Final Extent	<26.0	<52.0	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	<0.52	<5.2
EX-60	4.0'	06/19/06	Sidewall (Riley TP-15 Excavation)	Final Extent	<26.0	110	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	<0.52	7.7
EX-61	.5'	06/19/06	Sidewall (Stormwater Catch Basin)	Final Extent	<28.0	130	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	45
EX-62	2.0'	06/19/06	Base (Stormwater Catch Basin)	Overexcavated	<29.0	680	<5.9	<0.020	<0.059	<0.059	<0.118	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0539	--	<5.0

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Sample Number	Sample Depth (feet bgs)	Sample Date	Sample Location	Excavation Status	TPH (mg/kg)			BTEX (mg/kg)				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)		
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs	Cadmium	Lead	
EX-63	.5'	06/19/06	Sidewall (Stormwater Catch Basin)	Final Extent	<28.0	630	<5.7	<0.020	<0.057	<0.057	<0.114											210
EX-64	2.0'	06/19/06	Base	Final Extent	<130.0	3600	<5.7	<0.020	<0.057	<0.057	<0.114	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0490	<0.53	26	
EX-65	2.0'	06/19/06	Base	Final Extent	<26.0	1400	<6.0	<0.020	<0.060	<0.060	<0.120									<0.53	64	
EX-66	2.0'	06/19/06	Base	Final Extent	<26.0	<51.0	<6.6	<0.020	<0.066	<0.066	<0.132									<0.51	6.6	
EX-67	2.0'	06/19/06	Base	Final Extent	<27.0	1600	<5.8	<0.020	<0.058	<0.058	<0.116									<0.54	61	
EX-68	2.0'	06/19/06	Base	Final Extent	<26.0	560	<5.4	<0.020	<0.054	<0.054	<0.108									<0.52	34	
EX-69	2.0'	06/19/06	Base	Overexcavated	<130.0	3000	<5.0	<0.020	<0.050	<0.050	<0.100	0.0094	0.017	0.019	<0.0070	0.0085	0.0097	<0.0070	0.0636	0.73	380	
EX-70	3.0'	06/19/06	Base	Final Extent	<26.0	200	<6.3	<0.020	<0.063	<0.063	<0.126									<0.52	11	
EX-71	2.0'	06/19/06	Base	Final Extent	<140.0	3300	<5.1	<0.020	<0.051	<0.051	<0.102	<0.0072	0.011	0.015	<0.0072	0.0073	0.011	<0.0072	0.0443	<0.54	68	
EX-72	2.0'	06/19/06	Base	Final Extent	<28.0	2800	<5.4	<0.020	<0.054	<0.054	<0.108	0.009	0.015	0.025	<0.0076	0.011	0.021	<0.0076	0.0810	--	--	
EX-73	2.0'	06/19/06	Base	Final Extent	<26.0	2300	<5.4	<0.020	<0.054	<0.054	<0.108	0.0079	0.015	0.019	<0.0070	<0.0070	0.0082	<0.0070	0.0501	--	--	
EX-74	2.0'	06/19/06	Base	Final Extent	<130.0	2800	<5.5	<0.020	<0.055	<0.055	<0.110	0.0099	0.021	0.025	<0.0059	0.0095	0.011	<0.0059	0.0764	--	--	
EX-75	2.0'	06/19/06	Base	Overexcavated	<130.0	5300	<4.7	0.025	0.17	<0.047	<0.167	0.02	0.041	0.041	0.0084	0.016	0.015	<0.0070	0.0414	--	--	
EX-76	2.0'	06/19/06	Base	Final Extent	<130.0	3300	<5.4	<0.020	<0.054	<0.054	<0.108	0.012	0.023	0.016	<0.0070	0.0081	0.016	<0.0070	0.0751	--	--	
EX-77	2.0'	06/19/06	Base	Final Extent	<130.0	2500	<5.3	<0.020	0.12	<0.053	<0.138	0.011	0.023	0.025	<0.0069	0.0096	0.011	<0.0069	0.0796	--	--	
EX-78	2.0'	06/19/06	Base	Overexcavated	<26.0	1800	<5.0	0.0033	0.4	0.054	0.308	--	--	--	--	--	--	--	--	--	--	
EX-79	2.0'	06/19/06	Base	Final Extent	<130.0	3200	<4.9	<0.020	<0.049	<0.049	<0.098	0.0084	0.021	0.022	<0.0071	0.0083	0.0093	<0.0071	0.0690	--	--	
EX-80	4.0'	06/19/06	Base	Final Extent	<130.0	3400	<5.0	<0.020	<0.050	<0.050	0.199	0.0089	0.019	0.02	<0.0071	0.0085	0.008	<0.0071	0.0644	--	--	
EX-81	2.0'	06/19/06	Base	Final Extent	<26.0	730	<5.7	<0.020	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	--	--	
EX-82	2.0'	06/19/06	Base	Final Extent	<26.0	480	<6.8	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	21	
EX-83	2.0'	06/19/06	Base	Overexcavated	<130.0	3400	<5.9	<0.020	<0.059	<0.059	<0.118	<0.0070	0.0082	0.01	<0.0070	<0.0070	<0.0070	<0.0070	0.0182	--	16	
EX-84	2.0'	06/19/06	Base	Final Extent	<26.0	220	<6.2	<0.020	<0.062	<0.062	<0.124	--	--	--	--	--	--	--	--	--	8.8	
EX-85	2.0'	06/19/06	Base	Overexcavated	2000	10000	<5.3	<0.020	<0.053	<0.053	<0.106	0.037	0.068	0.066	0.016	0.035	0.027	<0.0074	0.2493	--	230	
EX-86	2.0'	06/19/06	Base	Overexcavated	560	2900	<5.1	<0.020	<0.051	<0.051	<0.102	0.014	0.029	0.027	<0.0071	0.013	0.0098	<0.0071	0.0280	--	93	
EX-87	2.0'	06/19/06	Base	Overexcavated	<270.0	3300	<5.0	<0.020	<0.050	<0.050	<0.100	0.016	0.056	0.032	0.01	0.022	0.03	<0.0072	0.0660	--	--	
EX-88	2.0'	06/19/06	Base	Final Extent	<26.0	<52.0	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--	
EX-89	3.0'	06/19/06	Base	Overexcavated	<150.0	3900	<6.2	<0.020	<0.062	<0.062	<0.124	0.01	0.022	0.024	<0.0078	0.012	0.012	<0.0078	0.0800	--	--	
EX-90	6.0'	06/19/06	Base	Final Extent	<140.0	3100	15	<0.020	<0.058	<0.058	<0.116	0.0077	0.023	0.019	<0.0074	0.0086	0.0097	<0.0074	0.0680	--	--	
EX-91	2.0'	06/19/06	Base	Final Extent	<30.0	690	<6.7	<0.020	<0.067	<0.067	<0.134	--	--	--	--	--	--	--	--	--	23	
EX-92	2.0'	06/19/06	Base	Final Extent	<33.0	2200	<8.1	<0.020	<0.081	<0.081	<0.162	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0616	--	22	
EX-93	2.0'	06/19/06	Base	Final Extent	<32.0	450	<7.6	<0.020	<0.076	<0.076	<0.152	--	--	--	--	--	--	--	--	--	24	
EX-94	2.0'	06/19/06	Base	Final Extent	<31.0	1100	<7.0	<0.020	<0.070	<0.070	<0.140	--	--	--	--	--	--	--	--	--	41	
EX-95	2.0'	06/19/06	Base	Final Extent	<31.0	1000	<6.5	<0.020	<0.065	<0.065	<0.130	--	--	--	--	--	--	--	--	--	77	
EX-96	2.0'	06/20/06	Base	Final Extent	<30.0	200	<7.60	<0.020	<0.076	<0.076	0.166	--	--	--	--	--	--	--	--	--	31	
EX-97	2.0'	06/20/06	Base	Final Extent	<28.0	1800	<5.40	<0.020	0.099	<0.054	0.141	--	--	--	--	--	--	--	--	--	--	
EX-98	2.0'	06/20/06	Base	Final Extent	<28.0	<56.0	<6.40	<0.020	<0.064	<0.064	<0.128	--	--	--	--	--	--	--	--	--	--	
EX-99	3.0'	06/20/06	Base	Final Extent	<26.0	<51.0	<5.80	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	--	
EX-100	2.0'	06/20/06	Base	Final Extent	<31.0	160	<5.80	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	--	
EX-101	2.0'	06/20/06	Base	Final Extent	90	260	<7.10	0.023	<0.071	<0.071	0.161	--	--	--	--	--	--	--	--	--	--	
EX-102	2.0'	06/20/06	Base	Final Extent	<31.0	1100	<6.20	<0.020	<0.062	<0.062	<0.124	--	--	--	--	--	--	--	--	--	--	
EX-103	2.0'	06/20/06	Base	Final Extent	35	100	<7.70	<0.020	<0.077	<0.077	<0.154	--	--	--	--	--	--	--	--	--	--	
EX-104	2.0'	06/20/06	Base	Final Extent	<31.0	250	<6.70	<0.020	<0.067	<0.067	<0.134	--	--	--	--	--	--	--	--	--	--	
EX-105	2.0'	06/20/06	Base	Overexcavated	<130.0	3900	<5.10	<0.020	<0.051	<0.051	<0.102	0.029	0.094	0.077	0.018	0.04	0.023	<0.0072	0.2810	--	--	
EX-106	3.0'	06/20/06	Base	Final Extent	<28.0	200	<4.60	<0.020	<0.046	<0.046	<0.092	--	--	--	--	--	--	--	--	--	--	

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead	
EX-107	.5'	09/06/06	Sidewall Overexcavation for EX-2	Final Extent	<26.0	100	<6.4	<0.020	<0.64	<0.64	<0.128	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	32	
EX-108	.5'	09/06/06	Sidewall Overexcavation for EX-5	Final Extent	<26.0	770	<4.9	<0.020	<0.49	<0.49	<0.098	--	--	--	--	--	--	--	--	--	--	
EX-109	3.0'	09/06/06	Base Overexcavation for EX-75	Final Extent	<26.0	1300	--	--	--	--	--	<0.0069	0.0088	0.012	<0.0069	<0.0069	<0.0069	<0.0069	<0.0208	--	--	
EX-110	3.0'	09/06/06	Base Overexcavation for EX-78	Final Extent	--	--	--	<0.20	<0.053	<0.053	<0.106	--	--	--	--	--	--	--	--	--	--	
EX-111	3.0'	09/06/06	Base Overexcavation for EX-83	Final Extent	<26.0	<52	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	
EX-112	3.0'	09/06/06	Base Overexcavation for EX-85	Final Extent	<26.0	41	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--	
EX-113	3.0'	09/06/06	Base Overexcavation for EX-86	Final Extent	<26.0	2800	--	--	--	--	--	<0.0069	0.0074	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0074	--	--	
EX-114	3.0'	09/06/06	Sidewall Overexcavation for EX-87	Final Extent	<26.0	84	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--	
EX-115	.5'	09/06/06	Sidewall Overexcavation for EX-28	Final Extent	--	--	<0.73	--	--	--	--	--	--	--	--	--	--	--	--	--	--	
EX-116	.5'	09/06/06	Sidewall Overexcavation for EX-33	Final Extent	--	--	--	<0.020	<0.060	<0.060	<0.121	--	--	--	--	--	--	--	--	--	--	
EX-117	3.0'	09/06/06	Base Overexcavation for EX-105	Final Extent	<26.0	56	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--	
EX-118	3.0'	09/06/06	Sidewall Overexcavation for EX-36	Final Extent	<28.0	840	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	
EX-119	5.0'	09/06/06	Base Overexcavation for EX-89	Final Extent	<27.0	400	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--	
EX-120	3.0'	09/06/06	Base Overexcavation for EX-62	Final Extent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	44	
EX-121	3.0'	09/06/06	Base Overexcavation for EX-69	Final Extent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	19	
EX-122	6.0'	09/06/06	Base	Final Extent	<26.0	480	<6.3	<0.20	<0.63	<0.63	<0.126	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	<5.1	40	
MTCA Method A Cleanup Levels for Soil (mg/Kg) <sup>9</sup>					2000	2000	100	0.03	7	6	9	NA	NA	NA	NA	NA	NA	NA	0.1	2	250	
Calculated MTCA Method B Cleanup Levels for Soil (mg/Kg) <sup>10</sup>					7457 Total TPH			NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	

Notes

Only detected analytes presented on table  
-- indicates analyte not tested

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead <sup>7</sup>

**NA** indicates analyte detected at or above laboratory method reporting limit (MRL)

**NA** indicates analyte detected at or above referenced Cleanup Level

NA indicates value not applicable

1 bgs indicates depth below ground surface in feet where sample was obtained

2 general location of soil sample (actual location depicted on attached Figures 4 and 5)

3 describes status of soil area where referenced sample was obtained (either final extent or over excavated area)

4 mg/Kg indicates milligrams of analyte per kilogram, synonymous with parts per million

5 benzene, toluene, ethylbenzene, and total xylenes

6 results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table #30-1 (13)

7 indicates analyte not detected at or above referenced laboratory detection limit

8 Base and Sidewall indicate samples obtained from base or sidewall of main excavation, smaller excavation locations presented in parentheses

9 Value taken from the Washington State Department of Ecology, Model Toxics Control Act, Method A tables for Soil (Unrestricted Use)

10 Value taken from the calculated Method B Formula Values for Soil (Unrestricted Use) calculation described in the Additional Characterization Report, prepared by EFI Global dated May 10, 2006

Table 2  
Soil Stockpile Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington  
EFI PN: 98520-00442

Sample Location	Total Petroleum Hydrocarbons (mg/kg) <sup>1</sup>			BTEX <sup>2</sup> (mg/kg)			
	TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes
SP-1	<32 <sup>3</sup>	1900	21	0.058	0.41	0.15	1.19
SP-2	<32.0	2200	41	0.11	0.94	0.3	2.61
SP-3	<31.0	2600	<5.3	<0.020	<0.053	<0.053	<0.106
SP-4	<150.0	2600	<5.9	<0.020	<0.059	<0.059	<0.118
SP-5	340	2000	<6.0	<0.020	0.096	<0.060	0.44
SP-6	<30.0	2800	37	<0.130	<0.770	<0.240	<2.070
SP-7	<27.0	360	<5.5	<0.020	<0.055	<0.055	<0.110
SP-8	<28.0	1100	<5.1	<0.020	<0.051	<0.051	<0.102
SP-9	<140.0	3800	18	<0.020	<0.049	<0.049	<0.098
SP-10	220	600	<5.60	<0.020	0.18	0.10	1.45
SP-11	<29.0	1500	<5.10	<0.020	<0.051	<0.051	<0.102
SP-12	<28.0	1900	<6.10	<0.020	<0.061	<0.061	<0.122
SP-13	<28.0	150	<5.50	<0.020	<0.055	<0.055	<0.110
MTCA Method A Cleanup Levels for Soil (mg/Kg) <sup>4</sup>	2000	2000	100	0.03	7	6	9

**Notes:**

**Bold** indicates analyte detected at or above laboratory method reporting limit

**Shaded** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> mg/Kg indicates milligrams of analyte per kilogram, synonymous with parts per million

<sup>2</sup> benzene, toluene, ethylbenzene, and total xylenes

<sup>3</sup> indicates analyte not detected at or above referenced laboratory detection limit

<sup>4</sup> value taken from the Washington State Department of Ecology, Model Toxics Control Act, Method A tables for Soil (Unrestricted Use)

**Table 3**  
**Groundwater Sample Analytical Results**  
**Four Corners Auto Wrecking Maple Valley, Washington**  
**EFI PN: 98520-00179**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	1/19/2006	<280 <sup>2</sup>	<450	<100	<0.010	<0.10	<1.0	<1.0	<1.0	<1.0	0.53	1.8	<1.0	<0.051
	6/28/2006	<250	2300	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	750	--	--	--	--	--	--	--	--	--	--	--
MW-2	1/19/2006	<270	<430	<100	<0.0095	<0.095	<1.0	<1.0	<1.0	<1.0	<0.2	<1.1	<1.0	<0.056
	6/28/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
MW-3	1/19/2006	<250	430	<100	<0.010	<0.10	<1.0	<1.0	<1.0	<1.0	<0.2	13	<1.0	<0.053
	6/28/2006	<250	850	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
MW-4 <sup>6</sup>	1/19/2006	<250	1400	<100	0.025	<0.10	<1.0	<1.0	<1.0	<1.0	<0.2	30.0	<1.0	<0.053
MW-4A	3/21/2006	<300	<480	--	--	--	--	--	--	--	--	--	--	--
	6/28/2006	<250	560	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

**Shaded** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

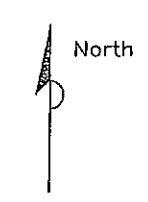
<sup>2</sup> indicates analyte not detected at or above referenced laboratory detection limit

<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

<sup>4</sup> results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-1 (12)

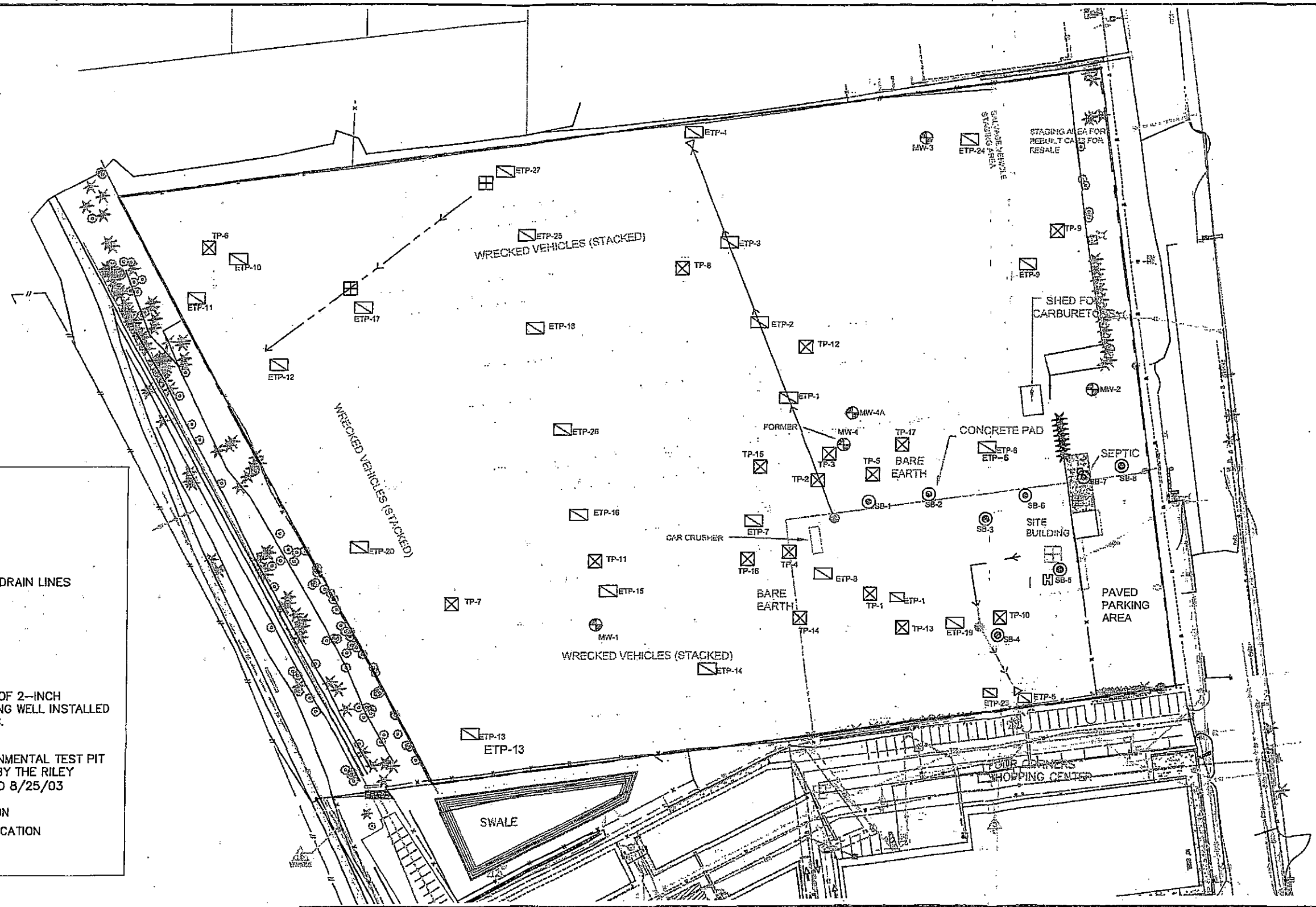
<sup>5</sup> PCE also known as tetrachloroethylene


<sup>6</sup> monitoring well MW-4 was decommissioned on March 20, 2006



LEGEND

- SB#
- EFI TEST PIT
- SITE BOUNDARY
- REPORTED STORMWATER DRAIN LINES
- CATCH BASIN
- SUMP (FORMER)
- APPROXIMATE LOCATION OF 2-INCH GROUNDWATER MONITORING WELL INSTALLED BY THE RILEY GROUP, INC.
- GEOTECHNICAL & ENVIRONMENTAL TEST PIT LOCATIONS EXCAVATED BY THE RILEY GROUP, INC. ON 8/22 AND 8/25/03
- APPARENT FLOW DIRECTION
- APPARENT DISCHARGE LOCATION
- HYDRAULIC HOIST














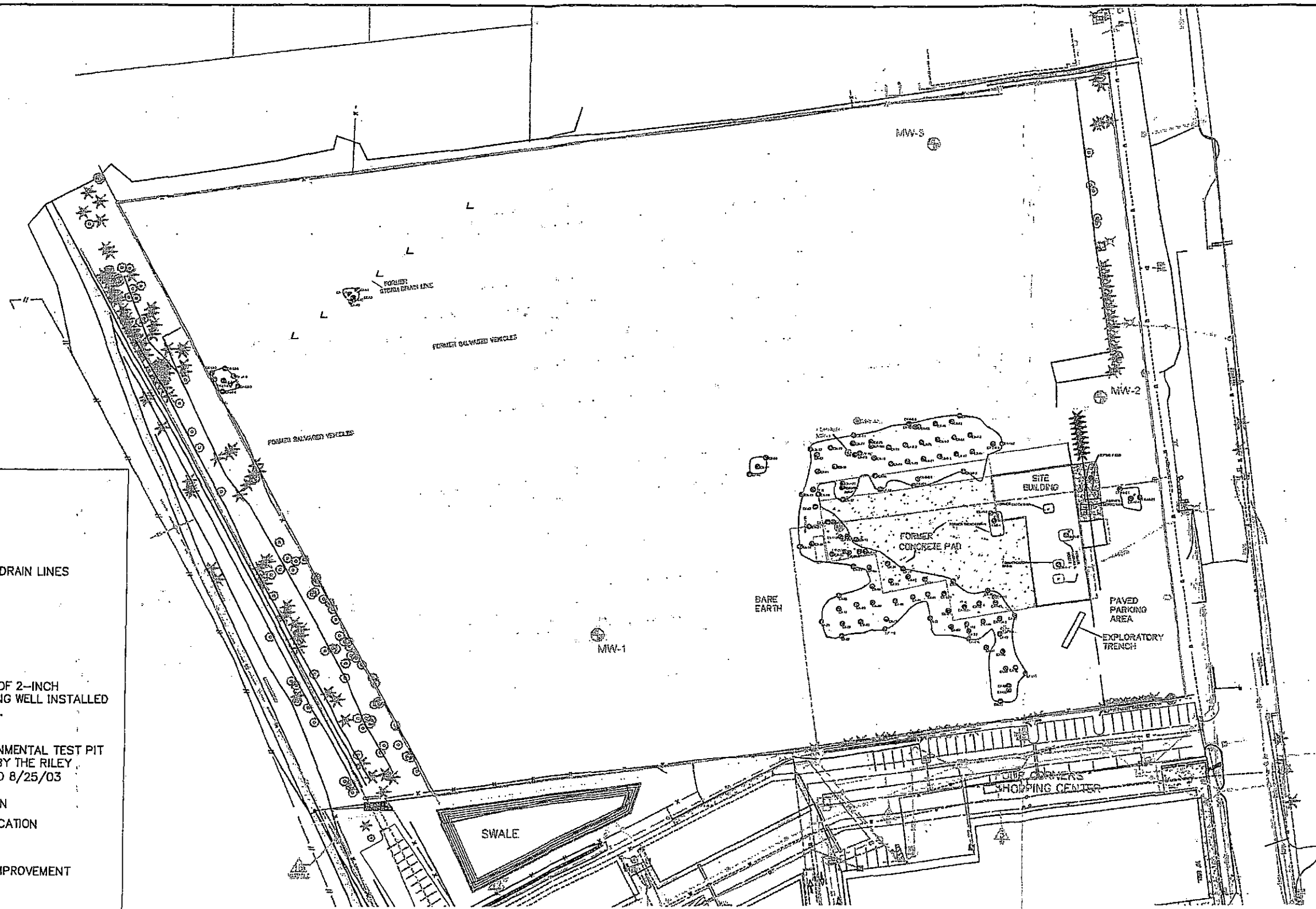
 <b>EFI Global</b> Complex Issues • Solid Solutions 11241 SLATER AVENUE NE SUITE 200 KIRKLAND, WA 98033 TEL: (425) 828-7592 FAX: (425) 828-7768	FIGURE 2 SITE W/ FORMER SITE IMPROVEMENTS & SITE CHARACTERIZATION SOIL SAMPLE LOCATION		REV. C.R.	BY: J.Z.
	KITE REALTY GROUP	FOUR CORNERS AUTO WRECKING	SCALE: 1/8"=1'	
	30 S. MERIDIAN STREET SUITE 1100 INDIANAPOLIS, IN 46204	26615 MAPLE VALLEY BLACK DIAMOND RD. SE. MAPLE VALLEY, WA	EFI JOB NO.: 98520-00442	
			DATE: 11/13/06	





LEGEND

-  SOIL SAMPLE LOCATION
-  SITE BOUNDARY
-  REPORTED STORMWATER DRAIN LINES
-  CATCH BASIN
-  SUMP (FORMER)
-  APPROXIMATE LOCATION OF 2-INCH GROUNDWATER MONITORING WELL INSTALLED BY THE RILEY GROUP, INC.
-  GEOTECHNICAL & ENVIRONMENTAL TEST PIT LOCATIONS EXCAVATED BY THE RILEY GROUP, INC. ON 8/22 AND 8/25/03
-  REPORTED FLOW DIRECTION
-  REPORTED DISCHARGE LOCATION
-  HYDRAULIC HOIST
-  INDICATES FORMER SITE IMPROVEMENT



**EFI Global**  
Complex Issues • Solid Solutions

11241 SLATER AVENUE NE  
SUITE 200  
KIRKLAND, WA 98033

TEL: (425) 828-7592  
FAX: (425) 828-7768

FIGURE 3 SITE PLAN W / LIMITS OF REMEDIAL EXCAVATION

KITE REALTY GROUP

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

FOUR CORNERS AUTO  
WRECKING

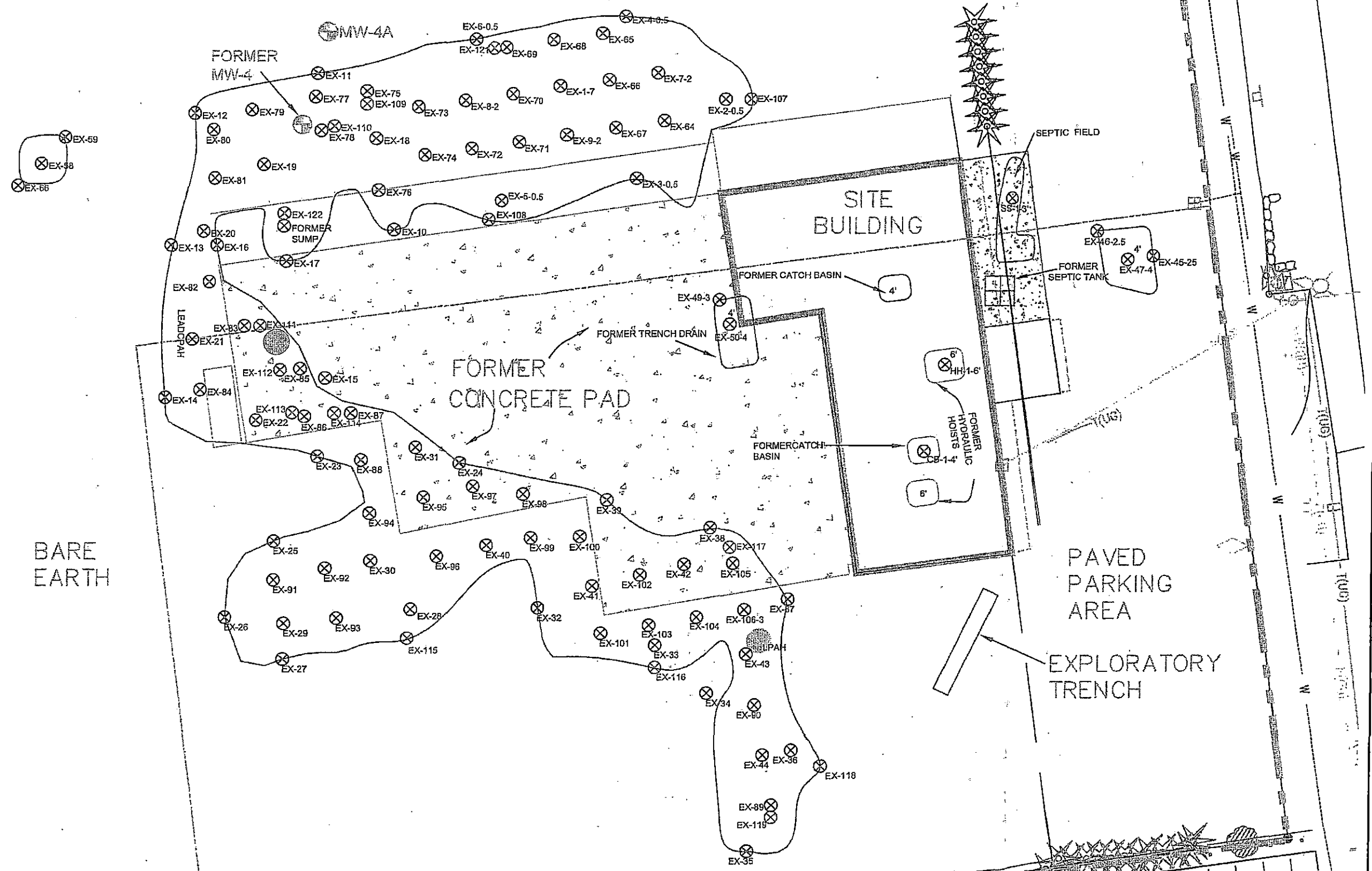
26615 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. C.R. BY: J.Z.


SCALE:  
1/8" = 1'

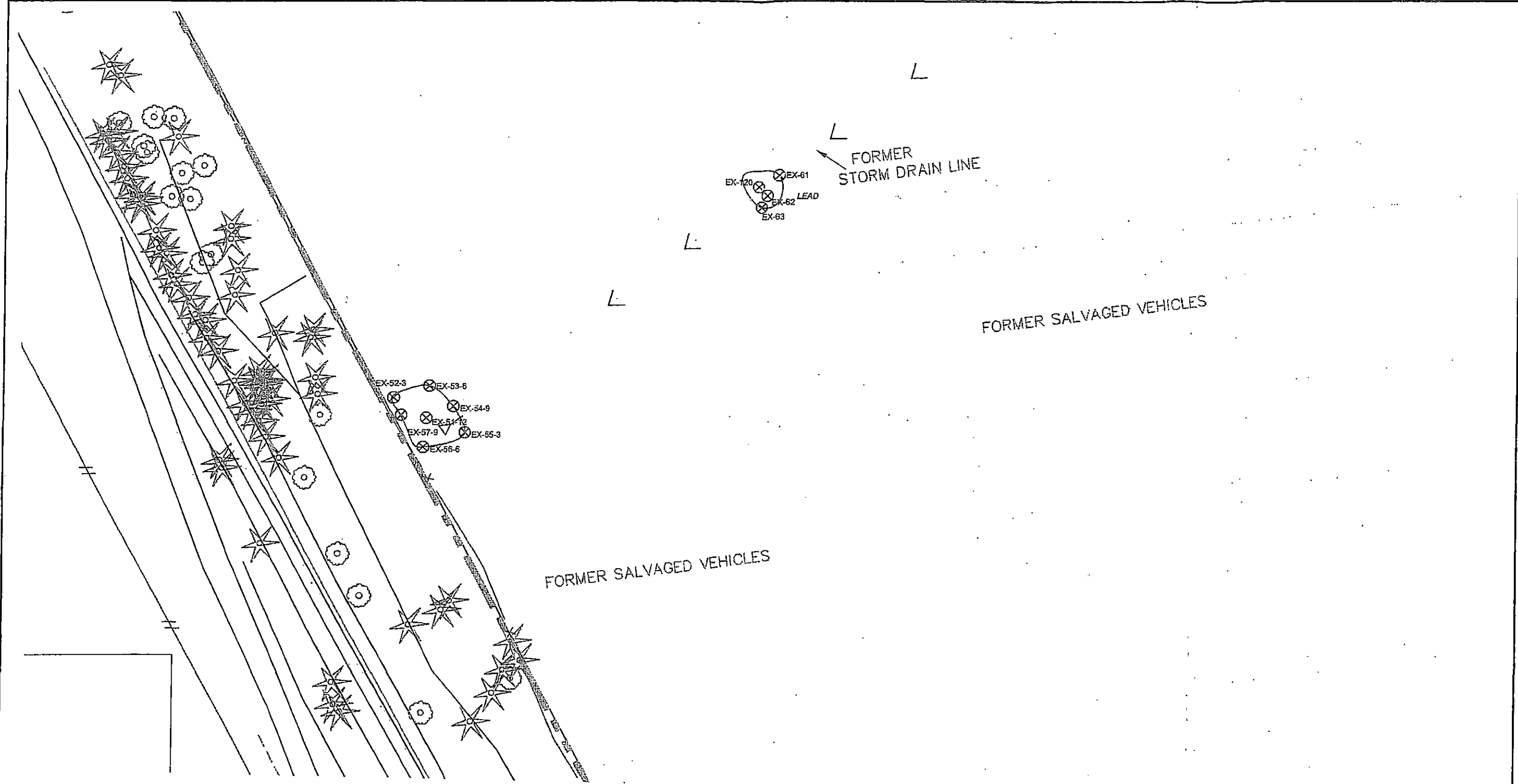
EFI JOB NO.:  
98520-00442

DATE:  
11/13/06



LEGEND	
⊗ EX-#	SOIL SAMPLE LOCATION

 <b>EFI Global</b> Complex Issues • Solid Solutions 11241 SLATER AVENUE NE SUITE 200 KIRKLAND, WA 98033 TEL: (425) 828-7592 FAX: (425) 828-7768	<b>FIGURE 4</b> SITE PLAN DETAIL OF REMEDIAL EXCAVATION & SOIL SAMPLE LOCATIONS (EASTERN)	REV. C.R. BY: J.Z.
	<b>KITE REALTY GROUP</b> 30 S. MERIDIAN STREET SUITE 1100 INDIANAPOLIS, IN 46204	<b>FOUR CORNERS AUTO WRECKING</b> 26615 MAPLE VALLEY BLACK DIAMOND RD. SE. MAPLE VALLEY, WA
	SCALE: 3/8" = 1' EFI JOB NO.: 98520-00442 DATE: 11/10/06	



LEGEND

⊗ EX-#	SOIL SAMPLE LOCATION
--------	----------------------



**EFI Global**  
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11241 SLATER AVENUE NE  
SUITE 200  
KIRKLAND, WA 98033  
TEL: (425) 828-7592  
FAX: (425) 828-7768

FIGURE 5

SITE PLAN DETAIL OF REMEDIAL EXCAVATION & SOIL  
SAMPLE LOCATIONS (WESTERN)

KITE REALTY GROUP

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

FOUR CORNERS AUTO  
WRECKING

26615 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. C.R.	BY: J.Z.
SCALE: 3/8" = 1'	
EFI JOB NO.: 98520-00442	
DATE: 11/10/06	



**EFI Global**

Complex Issues • Solid Solutions

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www.efiglobal.com.

January 3, 2008

Mr. Dale Meyers  
Department of Ecology  
Northwest Regional Office  
3190 160<sup>th</sup> Avenue South  
Bellevue, WA 98008-5452

COPY

**RE: REQUEST FOR CLOSURE  
FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY - BLACK DIAMOND HIGHWAY  
MAPLE VALLEY, WASHINGTON  
EFI PN: 98520-00487**

Dear Mr. Meyers:

EFI Global, Inc. (EFI) has prepared this documentation to support our request for No Further Action related to referenced constituents of potential concern (COPC) impacting soil and groundwater at the Four Corners Auto Wrecking (Four Corners) facility (Subject Property). The Subject Property is located at 26615 Maple Valley-Black Diamond Highway, in Maple Valley, Washington. EFI completed remedial excavation activities at the Subject Property in September 2006. Quarterly groundwater monitoring activities concluded in September 2007. EFI completed the work on behalf of Kite Realty Group (KRG).

#### **BACKGROUND AND SITE DESCRIPTION**

The Subject Property consists of three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103). The Subject Property is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corners Shopping Center to the south; vacated railroad right-of-way to the west; and Maple Valley-Black Diamond Road Southeast to the east. The attached Figure 1 depicts the general location of the Subject Property.

The Subject Property was previously developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004, when a fire completely destroyed the building's interior.

The Subject Property was separated into two distinct areas: the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Subject Property structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth.

Historic Subject Property equipment consisted of two hydraulic car lifts, parts washer, an oil heating system within the Subject Property structure, and hydraulic car crusher located south of the referenced concrete pad. Two sumps historically serviced two catch basins within the Subject Property structure and a small trench drain located on the exterior concrete pad. The sumps were located at the northeast and southwest corners of the exterior concrete pad. The Subject Property was most recently on a septic system. Generated storm water was managed on-site through a single storm water line and two associated catch basins in the northwest portion of the Subject Property. Improvements to the Subject Property, including the salvaged vehicle parts, Subject Property structure, car crusher, hydraulic lifts, sumps, catch basins, septic tank, concrete pad, etc., were removed from the Subject Property in April 2006 during demolition activities. The underground lines associated with the above referenced drainage and storm water system were removed during EFI's remedial activities in June 2006.

All improvements on the Subject Property have been removed, and the Subject Property currently consists of graded bare earth, enclosed by a chain-link fence.

### **INDEPENDENT REMEDIAL ACTION**

Remedial excavation activities began on June 6, 2006. All remedial excavation work was conducted in accordance with EFI's Remedial Action Work Plan (RAW), dated February 15, 2005 and Sampling and Analysis Plan (SAP), dated February 27, 2005.

EFI supervised the excavation and disposal of soils exhibiting COPCs greater than calculated Model Toxic Control Acts (MTCA) Method B Cleanup Levels and/or Method A Cleanup Levels where applicable. EFI remobilized to the Subject Property in September 2006 to complete over excavation activities at several locations.

The approximate boundaries of the remedial excavations were determined based on the findings of a previous ESA and EFI's subsequent additional characterization activities. The primary remedial excavation roughly followed the boundaries of the former concrete pad and extended south to the former southern storm drain line discharge area. Smaller remedial excavations were completed in several additional locations.

Confirmatory soil samples were collected from the remedial excavation extents to document residual soil impacts (if any.) The remedial excavation areas and associated confirmatory sample locations are depicted on the figures in Attachment 2.

Based on EFI's field observations and laboratory analytical results, remedial excavation activities ceased on June 20, 2006. However, based on reported laboratory analytical results for submitted confirmatory soil samples, several locations required additional overexcavation. Final excavation extents were reached on September 6, 2006 and additional confirmatory soil samples were collected in accordance with the referenced RAW and SAP.

A total of 4,040 tons of impacted soils required excavation and appropriate off-site disposal. Excavated soil was either temporarily stockpiled on-site on continuous 6-mil plastic sheeting, or loaded directly into waiting trucks for transport to the Alaska Street Waste Management facility.

During remedial excavation activities, EFI encountered soils with some fine to coarse cobble throughout. EFI and Saybr removed cobbles 3-inches in diameter and larger from most excavated soils using a powered vibratory screener. The remaining soils were subsequently loaded into

waiting trucks for transport to the Alaska Street Waste Management facility. The screened cobbles were then stockpiled on-site for potential re-use during the proposed development activities. These cobbles remain on-site; however, the final use and locations of these materials is yet to be determined.

Based on confirmatory soil sample analytical results, it appears that soils exhibiting TPH-g, cPAHs, benzene, and/or lead concentrations above the Method A Cleanup Level have been removed from the Subject Property by excavation and off-site disposal. Furthermore, based on confirmatory soil sample analytical results, it appears that soils exhibiting TPH-o concentrations above the calculated Method B Cleanup Level have been removed from the Subject Property by excavation and off-site disposal. EFI's Independent Remedial Action Report is included as Attachment 3. Soil analytical results are attached in Tables 1 through 3 in Attachment 1.

Laboratory analytical results for groundwater samples submitted in September 2006 revealed the presence of TPH-o within monitoring well MW-1 at concentrations greater than Method A Cleanup Levels.

After the completion of Independent Remedial Action activities referenced above, the Washington Department of Ecology (Ecology) requested that four quarters of groundwater monitoring be conducted on the Subject Property. The results of the quarterly groundwater monitoring activities are discussed below.

## **GROUNDWATER MONITORING RESULTS**

EFI recently completed four quarters of groundwater monitoring on the Subject Property. The final sampling event was completed on September 28, 2007. The quarterly groundwater monitoring reports are included as Attachment 4.

TPH-o, TPH-d, and dissolved lead were not detected above their respective laboratory method reporting limits (MRLs) in monitoring wells MW-1, MW-2, MW-3A, or MW-4B in each of the four quarterly sampling events.

Groundwater analytical results are summarized in Table 4 in Attachment 1. The inferred direction of groundwater flow at the Subject Property is to the northwest.

## **CONCLUSIONS**

Based on the soil sample analytical data detailed in EFI's Independent Remedial Action Report, dated November 13, 2006, it appears that the referenced COPCs have been delineated and/or removed, and no residual contamination to soil exceeding referenced cleanup levels remains at the Subject Property.

Based on EFI's quarterly groundwater monitoring reports, concentrations of detected analytes in groundwater did not exceed their respective laboratory MRLs for four consecutive quarters.

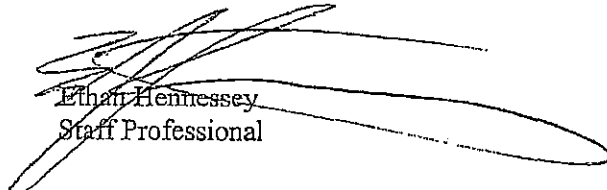
Based on the conclusions of EFI's Independent Remedial Action Report, and the referenced quarterly monitoring reports, KRG requests a No Further Action determination for the Subject Property with regards to the identified impacts referenced above.

Mr. Dale Meyers  
January 3, 2008  
Page 4

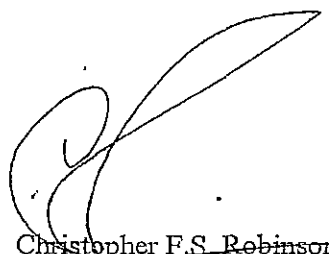
Please call Christopher F.S. Robinson at 425-828-7592 should you have any questions or concerns.

Sincerely,

**EFI Global, Inc.**



Ethan Hennessey  
Staff Professional



Christopher F.S. Robinson  
District Manager

- Attachment 1: Tables
- Attachment 2: Figures
- Attachment 3: Independent Remedial Action Report, dated November 13, 2006.
- Attachment 4: Quarterly Monitoring Reports, dated April 4, 2007, April 13, 2007, July 10, 2007, and October 11, 2007.

cc: Doug Pedersen, Kite Realty Group

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead	
ETP-23	7.0'	06/05/06	Sump Discharge	Final Extent	<32 <sup>7</sup>	<64.0	<4.70	<0.020	<0.047	<0.047	<0.094	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0595	<0.64	<6.40	
ETP-24	1.0'	06/05/06	Northeast Corner or Wrecking Yard	Final Extent	<28.0	<56.0	<5.10	<0.020	<0.051	<0.051	<0.102	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	<0.56	<5.60	
ETP-25	.5'	06/05/06	Beneath Salvaged Vehicles	Final Extent	<27.0	93	<5.40	<0.020	<0.054	<0.054	<0.108	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0504	<0.54	36	
ETP-26	.5'	06/05/06	Beneath Salvaged Vehicles	Final Extent	<29.0	<57.0	<5.50	<0.020	<0.055	<0.055	<0.110	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0539	<0.57	16	
ETP-27	1.5'	06/05/06	Northern Stormwater Drain Line Catch Basin	Final Extent	<29.0	220	<5.30	<0.020	<0.053	<0.053	<0.106	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0546	1.3	62	
CB-1	4.0'	06/15/06	Warehouse Catch Basin	Final Extent	<31.0	130	<5.4	<0.020	<0.054	<0.054	<0.108	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0574	<0.62	10	
HH-1	6.0'	06/15/06	Hydraulic Hoist	Final Extent	<28.0	97	<4.9	<0.020	<0.049	<0.049	<0.098	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	<0.56	<5.6	
SS-1	3.0'	06/15/06	Septic System Drainfield	Final Extent	<28.0	340	<4.9	<0.020	<0.049	<0.049	<0.098	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0525	<0.56	14	
EX-1	7.0'	06/07/06	Base <sup>8</sup>	Final Extent	<26.0	<53.0	<5.7	<0.20	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	<0.53	<5.30	
EX-2	.5'	06/07/06	Sidewall	Overexcavated	<27.0	26009	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1.5	360
EX-3	.5'	06/07/06	Sidewall	Final Extent	<150.0	27001	<6.2	<0.20	<0.62	<0.62	<0.124	--	--	--	--	--	--	--	--	--	<0.59	140
EX-4	.5'	06/07/06	Sidewall	Final Extent	<26.0	1400	<6.1	<0.20	<0.61	<0.61	<0.122	--	--	--	--	--	--	--	--	--	<0.53	54
EX-5	.5'	06/07/06	Sidewall	Overexcavated	<270.0	8400	--	--	--	--	--	--	--	--	--	--	--	--	--	--	0.59	120
EX-6	.5'	06/07/06	Sidewall	Final Extent	<26.0	670	<6.1	<0.20	<0.61	<0.61	<0.122	--	--	--	--	--	--	--	--	--	0.53	28
EX-7	2.0'	06/07/06	Base	Final Extent	<26.0	<53.0	<5.8	<0.20	<0.58	<0.58	<0.116	--	--	--	--	--	--	--	--	--	<0.53	<5.30
EX-8	2.0'	06/07/06	Base	Final Extent	<26.0	830	<5.7	<0.20	<0.57	<0.57	0.125	--	--	--	--	--	--	--	--	--	--	--
EX-9	2.0'	06/07/06	Base	Final Extent	<29.0	950	<5.1	<0.020	<0.051	<0.051	<0.102	--	--	--	--	--	--	--	--	--	--	--
EX-10	.5'	06/12/06	Sidewall	Final Extent	<26.0	2200	<5.3	<0.020	<0.053	<0.053	<0.106	--	--	--	--	--	--	--	--	--	--	--
EX-11	.5'	06/12/06	Sidewall	Final Extent	<26.0	120	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	--
EX-12	.5'	06/12/06	Sidewall	Final Extent	<26.0	540	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	--	--
EX-13	.5'	06/12/06	Sidewall	Final Extent	<26.0	250	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	--	<5.20
EX-14	.5'	06/12/06	Sidewall	Final Extent	<27.0	67	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--	<5.40
EX-15	.5'	06/12/06	Sidewall	Final Extent	<28.0	99	<4.9	<0.020	<0.049	<0.049	<0.098	--	--	--	--	--	--	--	--	--	--	8.3
EX-16	.5'	06/12/06	Sidewall	Final Extent	<27.0	2400	<5.4	<0.020	<0.054	<0.054	<0.108	--	--	--	--	--	--	--	--	--	--	8.9
EX-17	.5'	06/12/06	Sidewall	Final Extent	<26.0	71	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	--
EX-18	2.0'	06/12/06	Base	Final Extent	<26.0	2100	<5.5	<0.020	<0.055	<0.055	<0.110	0.01	0.022	0.023	<0.0069	0.0098	0.012	<0.0069	0.0768	--	--	
EX-19	3.0'	06/12/06	Base	Final Extent	<26.0	320	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	--
EX-20	1.5'	06/12/06	Base	Final Extent	<26.0	590	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	--	--
EX-21	1.5'	06/12/06	Base	Final Extent	<26.0	390	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--	11
EX-22	1.5'	06/12/06	Base	Final Extent	<140.0	6100	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	18
EX-23	.5'	06/13/06	Sidewall	Final Extent	<31.0	360	<6.0	<0.020	<0.060	<0.060	<0.120	--	--	--	--	--	--	--	--	--	--	9.3
EX-24	.5'	06/13/06	Sidewall	Final Extent	<32.0	380	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--	--
EX-25	.5'	06/13/06	Sidewall	Final Extent	<36.0	130	<7.3	<0.020	<0.073	<0.073	<0.146	--	--	--	--	--	--	--	--	--	--	--
EX-26	.5'	06/13/06	Sidewall	Final Extent	<31.0	310	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	--	14
EX-27	.5'	06/13/06	Sidewall	Final Extent	<35.0	<69.0	<7.3	<0.020	<0.073	<0.073	<0.146	--	--	--	--	--	--	--	--	--	--	110
EX-28	.5'	06/13/06	Sidewall	Overexcavated	67	86	<160	<0.020	<0.084	0.68	3.12	--	--	--	--	--	--	--	--	--	--	18
EX-29	2.0'	06/13/06	Base	Final Extent	<34.0	<68.0	<6.5	<0.020	<0.065	<0.065	<0.130	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0637	--	<6.80	
EX-30	2.0'	06/13/06	Base	Final Extent	<34.0	80	<6.4	<0.020	<0.064	<0.064	<0.128	--	--	--	--	--	--	--	--	--	--	--



Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs <sup>1</sup> )	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead
EX-31	2.0'	06/13/06	Base	Final Extent	<33.0	1000	<6.7	<0.020	<0.067	<0.067	<0.134	--	--	--	--	--	--	--	--	--	--
EX-32	.5'	06/14/06	Sidewall	Final Extent	<37.0	120	<8.1	<0.020	<0.081	<0.081	<0.162	--	--	--	--	--	--	--	--	--	--
EX-33	.5'	06/14/06	Sidewall	Overexcavated	<33.0	1700	51	0.11	0.78	0.1	4.5	--	--	--	--	--	--	--	--	--	--
EX-34	.5'	06/14/06	Sidewall	Final Extent	<27.0	700	<4.7	<0.020	<0.047	<0.047	<0.094	--	--	--	--	--	--	--	--	--	--
EX-35	2.0'	06/14/06	Base	Final Extent	<29.0	610	<6.2	<0.020	<0.062	<0.062	<0.124	--	--	--	--	--	--	--	--	--	--
EX-36	2.0'	06/14/06	Base	Overexcavated	<330.0	7300	57	<0.020	<0.072	<0.072	<0.144	--	--	--	--	--	--	--	--	--	--
EX-37	2.0'	06/14/06	Base	Final Extent	<34.0	120	<5.8	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	--
EX-38	2.0'	06/14/06	Base	Final Extent	<28.0	160	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--
EX-39	.5'	06/14/06	Sidewall	Final Extent	<28.0	58	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	--
EX-40	2.0'	06/14/06	Base	Final Extent	<27.0	<53.0	<5.4	<0.020	<0.054	<0.054	<0.108	--	--	--	--	--	--	--	--	--	--
EX-41	2.0'	06/14/06	Base	Final Extent	<33.0	150	<7.7	<0.020	<0.077	<0.077	<0.154	--	--	--	--	--	--	--	--	--	--
EX-42	2.0'	06/14/06	Base	Final Extent	<36.0	130	<7.4	<0.020	<0.074	<0.074	<0.148	--	--	--	--	--	--	--	--	--	--
EX-43	8.0'	06/14/06	Base	Final Extent	<34.0	<58.0	<6.0	<0.020	<0.060	<0.060	<0.120	--	--	--	--	--	--	--	--	--	--
EX-44	5.0'	06/14/06	Base	Final Extent	<140.0	2900	34	<0.020	<0.048	<0.048	<0.096	--	--	--	--	--	--	--	--	--	--
EX-45	2.5'	06/15/06	Sidewall (Septic)	Final Extent	<26.0	<52.0	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	--
EX-46	2.5'	06/15/06	Sidewall (Septic)	Final Extent	<26.0	<53.0	<5.7	<0.020	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	--	--
EX-47	4.0'	06/15/06	Base (Septic)	Final Extent	<26.0	<52.0	<5.5	<0.020	<0.055	<0.055	<0.110	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-48	3.0'	06/15/06	Sidewall (Trench Drain)	Final Extent	<27.0	140	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	--	<5.3
EX-49	3.0'	06/15/06	Sidewall (Trench Drain)	Final Extent	<27.0	<53.0	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	<5.3
EX-50	4.0'	06/15/06	Base (Trench Drain)	Final Extent	<27.0	<53.0	<5.5	<0.020	<0.055	<0.055	<0.110	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0497	--	<5.3
EX-51	12.0'	06/15/06	Base (Stormwater Discharge)	Final Extent	<28.0	<56.0	<6.2	<0.020	<0.062	<0.062	<0.124	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	--	6.1
EX-52	3.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<32.0	110	11	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	28
EX-53	6.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<28.0	280	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	81
EX-54	9.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<28.0	<55.0	<4.9	<0.020	<0.049	<0.049	<0.098	--	--	--	--	--	--	--	--	--	7
EX-55	3.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	--	8.7
EX-56	6.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	<5.4
EX-57	9.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	13
EX-58	7.0'	06/16/06	Base (Riley TP-15 Excavation)	Final Extent	<27.0	860	<5.0	<0.020	<0.050	<0.050	<0.100	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0497	<0.53	10
EX-59	4.0'	06/19/06	Sidewall (Riley TP-15 Excavation)	Final Extent	<26.0	<52.0	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	<0.52	<5.2
EX-60	4.0'	06/19/06	Sidewall (Riley TP-15 Excavation)	Final Extent	<26.0	110	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	<0.52	7.7
EX-61	.5'	06/19/06	Catch Basin	Final Extent	<28.0	130	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	45
EX-62	2.0'	06/19/06	Base (Stormwater Catch Basin)	Overexcavated	<29.0	680	<5.9	<0.020	<0.059	<0.059	<0.118	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0539	--	350

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead
EX-63	5'	06/19/06	Sidewall (Stormwater Catch Basin)	Final Extent	<28.0	630	<5.7	<0.020	<0.057	<0.057	<0.114										210
EX-64	2.0'	06/19/06	Base	Final Extent	<130.0	3600	<5.7	<0.020	<0.057	<0.057	<0.114	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0490	<0.53	26
EX-65	2.0'	06/19/06	Base	Final Extent	<26.0	1400	<6.0	<0.020	<0.060	<0.060	<0.120									<0.53	64
EX-66	2.0'	06/19/06	Base	Final Extent	<26.0	<51.0	<5.6	<0.020	<0.066	<0.066	<0.132									<0.51	6.6
EX-67	2.0'	06/19/06	Base	Final Extent	<27.0	1600	<5.8	<0.020	<0.058	<0.058	<0.116									<0.54	61
EX-68	2.0'	06/19/06	Base	Final Extent	<26.0	560	<5.4	<0.020	<0.054	<0.054	<0.108									<0.52	34
EX-69	2.0'	06/19/06	Base	Overexcavated	<130.0	3000	<5.0	<0.020	<0.050	<0.050	<0.100	0.0094	0.017	0.019	<0.0070	0.0085	0.0097	<0.0070	0.0636	0.73	380
EX-70	3.0'	06/19/06	Base	Final Extent	<26.0	200	<6.3	<0.020	<0.063	<0.063	<0.126									<0.52	11
EX-71	2.0'	06/19/06	Base	Final Extent	<140.0	3300	<5.1	<0.020	<0.051	<0.051	<0.102	<0.0072	0.011	0.015	<0.0072	0.0073	0.011	<0.0072	0.0443	<0.54	68
EX-72	2.0'	06/19/06	Base	Final Extent	<28.0	2800	<5.4	<0.020	<0.054	<0.054	<0.108	0.009	0.015	0.025	<0.0076	0.011	0.021	<0.0076	0.0810		
EX-73	2.0'	06/19/06	Base	Final Extent	<26.0	2300	<5.4	<0.020	<0.054	<0.054	<0.108	0.0079	0.015	0.019	<0.0070	<0.0070	0.0082	<0.0070	0.0501		
EX-74	2.0'	06/19/06	Base	Final Extent	<130.0	2800	<5.5	<0.020	<0.055	<0.055	<0.110	0.0099	0.021	0.025	<0.0069	0.0095	0.011	<0.0069	0.0764		
EX-75	2.0'	06/19/06	Base	Overexcavated	<130.0	5300	<4.7	0.025	0.17	<0.047	<0.167	0.02	0.041	0.041	0.0084	0.016	0.015	<0.0070	0.0414		
EX-76	2.0'	06/19/06	Base	Final Extent	<130.0	3300	<5.4	<0.020	<0.054	<0.054	<0.108	0.012	0.023	0.016	<0.0070	0.0081	0.016	<0.0070	0.0751		
EX-77	2.0'	06/19/06	Base	Final Extent	<130.0	2500	<5.3	<0.020	0.12	<0.053	<0.138	0.011	0.023	0.025	<0.0069	0.0096	0.011	<0.0069	0.0796		
EX-78	2.0'	06/19/06	Base	Overexcavated	<26.0	1800	<5.0	0.063	0.4	0.054	0.308										
EX-79	2.0'	06/19/06	Base	Final Extent	<130.0	3200	<4.9	<0.020	<0.049	<0.049	<0.098	0.0084	0.021	0.022	<0.0071	0.0083	0.0093	<0.0071	0.0690		
EX-80	4.0'	06/19/06	Base	Final Extent	<130.0	3400	<5.0	<0.020	<0.050	<0.050	0.199	0.0089	0.019	0.02	<0.0071	0.0085	0.008	<0.0071	0.0644		
EX-81	2.0'	06/19/06	Base	Final Extent	<26.0	730	<5.7	<0.020	<0.057	<0.057	<0.114										
EX-82	2.0'	06/19/06	Base	Final Extent	<26.0	480	<6.8	<0.020	<0.068	<0.068	<0.136										21
EX-83	2.0'	06/19/06	Base	Overexcavated	<130.0	5400	<5.9	<0.020	<0.059	<0.059	<0.118	<0.0070	0.0082	0.01	<0.0070	<0.0070	<0.0070	<0.0070	0.0182		16
EX-84	2.0'	06/19/06	Base	Final Extent	<26.0	220	<6.2	<0.020	<0.062	<0.062	<0.124										8.8
EX-85	2.0'	06/19/06	Base	Overexcavated	2000	10000	<5.3	<0.020	<0.053	<0.053	<0.106	0.037	0.068	0.066	0.016	0.035	0.027	<0.0074	0.2490		230
EX-86	2.0'	06/19/06	Base	Overexcavated	560	2900	<5.1	<0.020	<0.051	<0.051	<0.102	0.014	0.029	0.027	<0.0071	0.013	0.0098	<0.0071	0.0280		93
EX-87	2.0'	06/19/06	Base	Overexcavated	<270.0	7300	<5.0	<0.020	<0.050	<0.050	<0.100	0.016	0.056	0.032	0.01	0.022	0.03	<0.0072	0.1660		
EX-88	2.0'	06/19/06	Base	Final Extent	<26.0	<52.0	<5.6	<0.020	<0.056	<0.056	<0.112										
EX-89	3.0'	06/19/06	Base	Overexcavated	<150.0	3900	<6.2	<0.020	<0.062	<0.062	<0.124	0.01	0.022	0.024	<0.0078	0.012	0.012	<0.0078	0.0800		
EX-90	6.0'	06/19/06	Base	Final Extent	<140.0	3100	15	<0.020	<0.058	<0.058	<0.116	0.0077	0.023	0.019	<0.0074	0.0086	0.0097	<0.0074	0.0680		
EX-91	2.0'	06/19/06	Base	Final Extent	<30.0	690	<6.7	<0.020	<0.067	<0.067	<0.134										23
EX-92	2.0'	06/19/06	Base	Final Extent	<33.0	2200	<8.1	<0.020	<0.081	<0.081	<0.162	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0516		22
EX-93	2.0'	06/19/06	Base	Final Extent	<32.0	450	<7.6	<0.020	<0.076	<0.076	<0.152										24
EX-94	2.0'	06/19/06	Base	Final Extent	<31.0	1100	<7.0	<0.020	<0.070	<0.070	<0.140										41
EX-95	2.0'	06/19/06	Base	Final Extent	<31.0	1000	<6.5	<0.020	<0.065	<0.065	<0.130										77
EX-96	2.0'	06/20/06	Base	Final Extent	<30.0	200	<7.60	<0.020	<0.076	<0.076	0.166										31
EX-97	2.0'	06/20/06	Base	Final Extent	<28.0	1800	<5.40	<0.020	0.099	<0.054	0.141										
EX-98	2.0'	06/20/06	Base	Final Extent	<28.0	<56.0	<6.40	<0.020	<0.064	<0.064	<0.128										
EX-99	3.0'	06/20/06	Base	Final Extent	<26.0	<51.0	<5.80	<0.020	<0.058	<0.058	<0.116										
EX-100	2.0'	06/20/06	Base	Final Extent	<31.0	160	<5.80	<0.020	<0.058	<0.058	<0.116										
EX-101	2.0'	06/20/06	Base	Final Extent	90	260	<7.10	0.023	<0.071	<0.071	0.161										
EX-102	2.0'	06/20/06	Base	Final Extent	<31.0	1100	<6.20	<0.020	<0.062	<0.062	<0.124										
EX-103	2.0'	06/20/06	Base	Final Extent	35	100	<7.70	<0.020	<0.077	<0.077	<0.154										
EX-104	2.0'	06/20/06	Base	Final Extent	<31.0	250	<6.70	<0.020	<0.067	<0.067	<0.134										
EX-105	2.0'	06/20/06	Base	Overexcavated	<130.0	5900	<5.10	<0.020	<0.051	<0.051	<0.102	0.029	0.094	0.077	0.018	0.04	0.023	<0.0072	0.02810		
EX-106	3.0'	06/20/06	Base	Final Extent	<28.0	200	<4.60	<0.020	<0.046	<0.046	<0.092										

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead	
EX-107	.5'	09/06/06	Sidewall Overexcavation for EX-2	Final Extent	<26.0	100	<6.4	<0.020	<0.64	<0.64	<0.128	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	—	32	
EX-108	.5'	09/06/06	Sidewall Overexcavation for EX-5	Final Extent	<26.0	770	<4.9	<0.020	<0.49	<0.49	<0.098	—	—	—	—	—	—	—	—	—	—	
EX-109	3.0'	09/06/06	Base Overexcavation for EX-75	Final Extent	<26.0	1300	—	—	—	—	—	<0.0069	0.0088	0.012	<0.0069	<0.0069	<0.0069	<0.0069	<0.0208	—	—	
EX-110	3.0'	09/06/06	Base Overexcavation for EX-78	Final Extent	—	—	—	<0.20	<0.053	<0.053	<0.106	—	—	—	—	—	—	—	—	—	—	
EX-111	3.0'	09/06/06	Base Overexcavation for EX-83	Final Extent	<26.0	<52	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	
EX-112	3.0'	09/06/06	Base Overexcavation for EX-85	Final Extent	<26.0	41	—	—	—	—	—	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	—	—	
EX-113	3.0'	09/06/06	Base Overexcavation for EX-86	Final Extent	<26.0	2800	—	—	—	—	—	<0.0069	0.0074	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0074	—	—	
EX-114	3.0'	09/06/06	Sidewall Overexcavation for EX-87	Final Extent	<26.0	84	—	—	—	—	—	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	—	—	
EX-115	.5'	09/06/06	Sidewall Overexcavation for EX-28	Final Extent	—	—	<0.73	—	—	—	—	—	—	—	—	—	—	—	—	—	—	
EX-116	.5'	09/06/06	Sidewall Overexcavation for EX-33	Final Extent	—	—	—	<0.020	<0.060	<0.060	<0.121	—	—	—	—	—	—	—	—	—	—	
EX-117	3.0'	09/06/06	Base Overexcavation for EX-105	Final Extent	<26.0	56	—	—	—	—	—	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	—	—	
EX-118	3.0'	09/06/06	Sidewall Overexcavation for EX-36	Final Extent	<28.0	840	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	
EX-119	5.0'	09/06/06	Base Overexcavation for EX-89	Final Extent	<27.0	400	—	—	—	—	—	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	—	—	
EX-120	3.0'	09/06/06	Base Overexcavation for EX-62	Final Extent	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	44	
EX-121	3.0'	09/06/06	Base Overexcavation for EX-69	Final Extent	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	19	
EX-122	6.0'	09/06/06	Base	Final Extent	<26.0	480	<6.3	<0.20	<0.63	<0.63	<0.126	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	<5.1	40	
MTCA Method A Cleanup Levels for Soil (mg/Kg) <sup>9</sup>					2000	2000	100	0.03	7	6	9	NA	NA	NA	NA	NA	NA	NA	0.1	2	250	
Calculated MTCA Method B Cleanup Levels for Soil (mg/Kg) <sup>10</sup>					7457 Total TPH			NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	

Notes

Only detected analytes presented on table  
— indicates analyte not tested

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead

**Bold** indicates analyte detected at or above laboratory method reporting limit (MRL)

**NA** indicates analyte detected at or above referenced Cleanup Level

NA indicates value not applicable

<sup>1</sup> bgs indicates depth below ground surface in feet where sample was obtained

<sup>2</sup> general location of soil sample (actual location depicted on attached Figures 4 and 5)

<sup>3</sup> describes status of soil area where referenced sample was obtained (either final extent or over excavated area)

<sup>4</sup> mg/Kg indicates milligrams of analyte per kilogram, synonymous with parts per million

<sup>5</sup> benzene, toluene, ethylbenzene, and total xylenes

<sup>6</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

<sup>7</sup> indicates analyte not detected at or above referenced laboratory detection limit

<sup>8</sup> Base and Sidewall indicate samples obtained from base or sidewall of main excavation, smaller excavation locations presented in parentheses

<sup>9</sup> Value taken from the Washington State Department of Ecology, Model Toxics Control Act, Method A tables for Soil (Unrestricted Use)

<sup>10</sup> Value taken from the calculated Method B Formula Values for Soil (Unrestricted Use) calculation described in the Additional Characterization Report, prepared by EFI Global dated May 10, 2006

Table 2  
Soil Stockpile Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington  
EFI PN: 98520-00442

Sample Location	Total Petroleum Hydrocarbons (mg/kg) <sup>1</sup>			BTEX <sup>2</sup> (mg/kg)			
	TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes
SP-1	<32 <sup>3</sup>	1900	21	0.058	0.41	0.15	1.19
SP-2	<32.0	2200	41	0.11	0.94	0.3	2.61
SP-3	<31.0	2600	<5.3	<0.020	<0.053	<0.053	<0.106
SP-4	<150.0	2600	<5.9	<0.020	<0.059	<0.059	<0.118
SP-5	340	2000	<6.0	<0.020	0.096	<0.060	0.44
SP-6	<30.0	2800	37	<0.130	<0.770	<0.240	<2.070
SP-7	<27.0	360	<5.5	<0.020	<0.055	<0.055	<0.110
SP-8	<28.0	1100	<5.1	<0.020	<0.051	<0.051	<0.102
SP-9	<140.0	3800	18	<0.020	<0.049	<0.049	<0.098
SP-10	220	600	<5.60	<0.020	0.18	0.10	1.45
SP-11	<29.0	1500	<5.10	<0.020	<0.051	<0.051	<0.102
SP-12	<28.0	1900	<6.10	<0.020	<0.061	<0.061	<0.122
SP-13	<28.0	150	<5.50	<0.020	<0.055	<0.055	<0.110
MTCA Method A Cleanup Levels for Soil (mg/Kg) <sup>4</sup>	2000	2000	100	0.03	7	6	9

**Notes:**

**Bold** indicates analyte detected at or above laboratory method reporting limit

**Shaded** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> mg/Kg indicates milligrams of analyte per kilogram, synonymous with parts per million

<sup>2</sup> benzene, toluene, ethylbenzene, and total xylenes

<sup>3</sup> indicates analyte not detected at or above referenced laboratory detection limit

<sup>4</sup> value taken from the Washington State Department of Ecology, Model Toxics Control Act, Method A tables for Soil (Unrestricted Use)

**Table 3**  
**Groundwater Sample Analytical Results**  
**Four Corners Auto Wrecking Maple Valley, Washington**  
**EFI PN: 98520-00179**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	1/19/2006	<280 <sup>2</sup>	<450	<100	<0.010	<0.10	<1.0	<1.0	<1.0	<1.0	0.53	1.8	<1.0	<0.051
	6/28/2006	<250	2300	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	750	--	--	--	--	--	--	--	--	--	--	--
MW-2	1/19/2006	<270	<430	<100	<0.0095	<0.095	<1.0	<1.0	<1.0	<1.0	<0.2	<1.1	<1.0	<0.056
	6/28/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
MW-3	1/19/2006	<250	430	<100	<0.010	<0.10	<1.0	<1.0	<1.0	<1.0	<0.2	13	<1.0	<0.053
	6/28/2006	<250	850	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
MW-4 <sup>6</sup>	1/19/2006	<250	1400	<100	0.025	<0.10	<1.0	<1.0	<1.0	<1.0	<0.2	30.0	<1.0	<0.053
MW-4A	3/21/2006	<300	<480	--	--	--	--	--	--	--	--	--	--	--
	6/28/2006	<250	560	--	--	--	--	--	--	--	--	--	--	--
	9/14/2006	<250	<400	--	--	--	--	--	--	--	--	--	--	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

**Shaded** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

<sup>2</sup> indicates analyte not detected at or above referenced laboratory detection limit

<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-I (13)

<sup>4</sup> results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-I (12)

<sup>5</sup> PCE also known as tetrachloroethylene

<sup>6</sup> monitoring well MW-4 was decommissioned on March 20, 2006

**Table 4**  
**Groundwater Sample Analytical Results**  
**Four Corners Wrecking Yard**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Dissolved Metals (µg/L)
		Diesel	Heavy Oil	Gasoline	Lead
MW-1	12/26/2006	<260 <sup>2</sup>	<410	--	<1.0
	3/30/2007	<250	<410	--	<1.0
	3/30/2007	<250	<410	--	<1.0
	6/27/2007	<260	<410	--	<1.0
	9/28/2007	<250	<400	--	<1.0
MW-2	12/26/2006	<260	<420	--	<1.0
	3/30/2007	<260	<410	--	<1.0
	3/30/2007	<260	<410	--	<1.0
	6/27/2007	<260	<420	--	<1.0
	9/28/2007	<260	<410	--	<1.0
MW-3A	12/26/2006	<270	<420	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	6/27/2007	<260	<410	--	<1.0
	9/28/2007	<260	<410	--	<1.0
MW-4B	12/26/2006	<260	<410	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	6/27/2007	<250	<400	--	<1.0
	9/28/2007	<260	<410	--	<1.0
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	15

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

**Shaded** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

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<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

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April 3, 2007

Mr. Doug Pederson  
Kite Realty Group  
30 South Meridian, Suite 1100  
Indianapolis, IN 46204

RE: GROUNDWATER MONITORING REPORT  
DECEMBER 2006  
FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY - BLACK DIAMOND HIGHWAY  
MAPLE VALLEY, WASHINGTON  
EFI PN: 98520-00487

Dear Mr. Pederson:

EFI Global, Inc. (EFI) has prepared this report to summarize the results of groundwater monitoring and sampling performed at the Four Corners Auto Wrecking facility located at 26615 Maple Valley - Black Diamond Highway in Maple Valley, Washington (Subject Site).

#### BACKGROUND AND SITE DESCRIPTION

The Subject Site consists of three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103) located at 26615 Maple Valley-Black Diamond Road Southeast, Maple Valley, King County, Washington. The Subject Site is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corners Shopping Center to the south; a vacated railroad right-of-way to the west; and Maple Valley-Black Diamond Road Southeast to the east.

The Subject Site was previously developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004, when a fire completely destroyed the building's interior.

The Subject Site was separated into two distinct areas: the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Subject Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth. All improvements on the Subject Site have since been removed, and the Subject Site currently consists of graded bare earth, enclosed by a chain-link fence.

Kite Realty Group (KRG) has contracted EFI to conduct groundwater monitoring on the Subject Site. Based on the proposed redevelopment plans for the Subject Site, EFI proposed the relocation of two previously installed groundwater monitoring wells on the Subject Site.



Monitoring wells MW-3A and MW-4B were installed using an air rotary drill rig and developed on December 20, 2006. Soil cuttings and purge water were stored on-site in labeled 55-gallon drums pending receipt of analytical data and coordination of appropriate disposal. Monitoring wells MW-3 and MW-4A will be abandoned in accordance with Washington Administrative Code (WAC) 173-160 (Minimum Standards for Construction and Maintenance of Wells) in early 2007.

## FIELD ACTIVITIES

Field activities were completed on December 20 and December 26, 2006. On December 20, 2006, monitoring wells MW-3A and MW-4B were installed in anticipation of the need to abandon wells MW-3 and MW-4A. EFI advanced two soil borings to the total depth of 40-feet bgs with an air-rotary drill rig. These borings were completed as permanent groundwater monitoring wells and are identified as MW-3A and MW-4B. MW-3A was installed approximately 25 feet north of MW-3, and MW-4B was installed approximately 75 feet south-southwest of MW-4A. Figure 2 depicts the current and former well locations. Soil samples were not collected during drilling activities. The monitoring wells were completed by a state-licensed drilling contractor in accordance with WAC 173-160 (Minimum Standards for Construction and Maintenance of Wells). The lower 10 feet of the well casing was screened using 2-inch diameter, 0.020-inch slot PVC. Residual annular space was filled with 2/12 filter sand to approximately one foot above the screened interval. Groundwater monitoring wells were developed using a surge block and through purging until turbidity significantly lowered. Soil cuttings generated from drilling were placed in labeled Department of Transportation (DOT) approved 55-gallon drums and temporarily stored on-site pending characterization. Water generated during the development and purging process was placed in labeled, DOT approved 55-gallon drums and temporarily stored on-site pending characterization.

On December 26, 2006, a representative of EFI returned to the Subject Site to conduct groundwater monitoring. Groundwater monitoring wells MW-1, MW-2, MW-3A and MW-4B were gauged using a Slope Indicator water level meter to measure depth to groundwater. The well locations are indicated on Figure 1 in Attachment 1. The wells were then sampled in accordance with the Washington State Department of Ecology's draft Technical Memorandum: *Ground Water Low Flow Sampling*, published November 21, 2006. The wells were sampled using an electric submersible pump. A multi-parameter flow-through meter was utilized to verify stabilization of field parameters (specifically, dissolved oxygen and specific conductance) prior to sampling. Approximately two gallons of groundwater was purged from wells MW-1, MW-2, and MW-3A, and approximately three gallons of groundwater was purged from well MW-4B prior to sampling. Monitoring well purge water is stored on-site in a labeled 55-gallon drum pending receipt of analytical data and coordination of appropriate disposal.

Groundwater samples were collected from all wells by pumping groundwater directly from the wells into laboratory-prepared containers. Samples were sealed, labeled, and placed in an iced cooler for transport to the analytical laboratory. Samples were maintained using standard chain-of-custody procedures.

Groundwater samples from all monitoring wells were submitted to OnSite Environmental in Kirkland, Washington for analyses. Groundwater samples were analyzed for total petroleum hydrocarbons (TPH) in the diesel range (TPH-D) and oil range (TPH-O) using Washington State Department of Ecology (Ecology) Method NWTPH-Dx; and dissolved lead using the United States Environmental Protection Agency (USEPA) Method 6010/7000.

Mr. Doug Pederson  
April 3, 2007  
Page 2

## RESULTS

The static water levels (depth to water) measured for the wells on December 26, 2006 are as follows: MW-1: 24.62', MW-2: 24.72', MW-3A: 26.71', and MW-4B: 23.34'. The depths are measure from ground surface. The inferred direction of groundwater flow at the Subject Site is to the northwest.

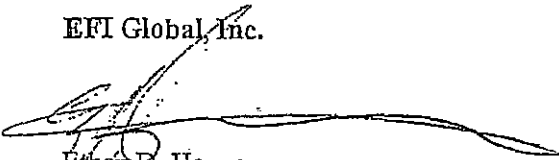
Review of analytical data reported for the December 26, 2006 site visit indicates that TPH-o, TPH-d, and dissolved lead were not detected at or above the laboratory-reporting limit. Groundwater analytical results are summarized in Table 1, which is attached as Attachment 2. Laboratory reports and chain-of-custody documentation are included in Attachment 3.

## CLOSING

EFI appreciates the opportunity to offer our services to Kite Realty Group. If you have any questions concerning these services or require adjustments to our approach or schedule, please do not hesitate to contact us.

Sincerely,

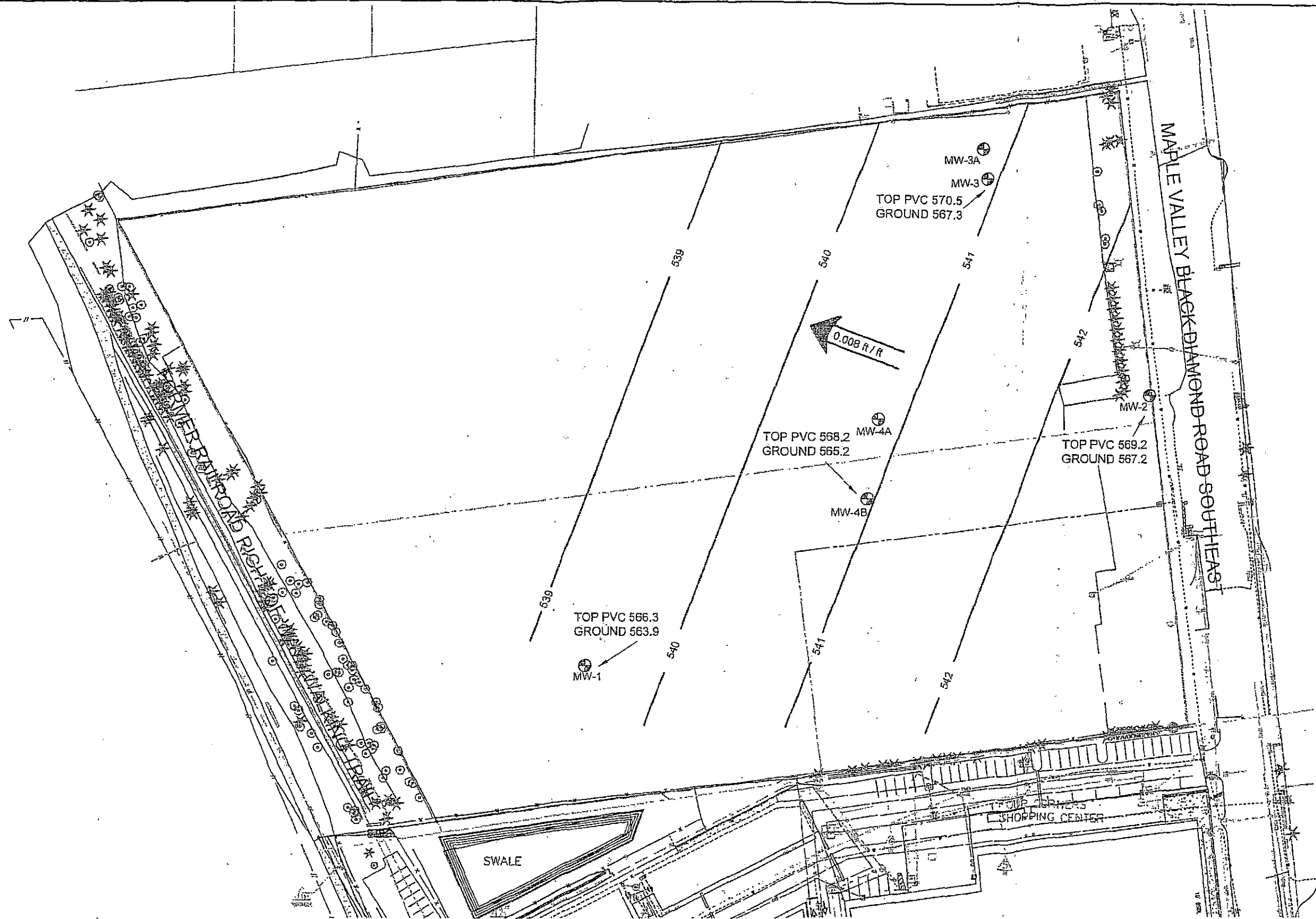
EFI Global, Inc.



Ethan D. Hennessey  
Staff Professional

EDH

- Attachment 1: Figure
- Attachment 2: Table
- Attachment 3: Well Logs
- Attachment 4: Laboratory Analytical Report



LEGEND	
	SITE BOUNDARY
	APPROXIMATE LOCATION OF 2-INCH GROUNDWATER MONITORING WELL

<p><b>EPI Global</b> Complex Issues • Solid Solutions</p> <p>11241 SLATER AVENUE NE SUITE 200 KIRKLAND, WA 98033</p> <p>TEL: (425) 828-7592 FAX: (425) 828-7768</p>	<p>FIGURE 1 SITE WITH GROUNDWATER MONITORING WELL LOCATIONS</p>	<p>REV. C.R. BY: J.Z.</p>
	<p>KITE REALTY GROUP</p> <p>30 S. MERIDIAN STREET SUITE 1100 INDIANAPOLIS, IN 46204</p>	<p>FOUR CORNERS AUTO WRECKING</p> <p>26615 MAPLE VALLEY BLACK DIAMOND RD. SE. MAPLE VALLEY, WA</p>
		<p>SCALE: 1/8"=1'</p> <p>EPI JOB NO.: 98520-00487</p> <p>DATE: 1/15/07</p>

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	12/26/2006	<260 <sup>2</sup>	<410	--	--	--	--	--	--	--	--	--	<1.0	--
MW-2	12/26/2006	<260	<420	--	--	--	--	--	--	--	--	--	<1.0	--
MW-3A	12/26/2006	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
MW-4B	12/26/2006	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

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3 results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

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5 PCE also known as tetrachloroethylene



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April 13, 2007

Mr. Doug Pederson  
Kite Realty Group  
30 South Meridian, Suite 1100  
Indianapolis, IN 46204

**RE: GROUNDWATER MONITORING REPORT  
MARCH 2007  
FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY – BLACK DIAMOND HIGHWAY  
MAPLE VALLEY, WASHINGTON  
EFI PN: 98520-00487**

Dear Mr. Pederson:

EFI Global, Inc. (EFI) has prepared this report to summarize the results of groundwater monitoring and sampling performed at the Four Corners Auto Wrecking facility located at 26615 Maple Valley – Black Diamond Highway in Maple Valley, Washington (Subject Site).

#### **BACKGROUND AND SITE DESCRIPTION**

The Subject Site consists of three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103) located at 26615 Maple Valley–Black Diamond Road Southeast, Maple Valley, King County, Washington. The Subject Site is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corners Shopping Center to the south; a vacated railroad right-of-way to the west; and Maple Valley–Black Diamond Road Southeast to the east.

The Subject Site was previously developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004, when a fire completely destroyed the building's interior.

The Subject Site was separated into two distinct areas: the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Subject Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth. All improvements on the Subject Site have since been removed, and the Subject Site currently consists of graded bare earth, enclosed by a chain-link fence.

#### **FIELD ACTIVITIES**

On March 30, 2007, a representative of EFI visited the Subject Site to conduct quarterly groundwater monitoring. Groundwater monitoring wells MW-1, MW-2, MW-3A and MW-4B were gauged using a

*EFI Global, Inc*

Slope Indicator water level meter to measure depth to groundwater. The well locations are indicated on Figure 1 in Attachment 1. The wells were then sampled in accordance with the Washington State Department of Ecology's draft Technical Memorandum: *Ground Water Low Flow Sampling*, published November 21, 2006. The wells were sampled using an electric submersible pump. A multi-parameter flow-through meter was utilized to verify stabilization of field parameters (specifically, dissolved oxygen and specific conductance) prior to sampling. Approximately two and one-half gallons of groundwater was purged from each well prior to sampling. Monitoring well purge water is stored on-site in a labeled 55-gallon drum pending receipt of analytical data and coordination of appropriate disposal.

Groundwater samples were collected from all wells by pumping groundwater directly from the wells into laboratory-prepared containers. Samples were sealed, labeled, and placed in an iced cooler for transport to the analytical laboratory. Samples were maintained using standard chain-of-custody procedures.

Groundwater samples from all monitoring wells were submitted to OnSite Environmental in Redmond, Washington for analyses. Groundwater samples were analyzed for total petroleum hydrocarbons (TPH) in the diesel range (TPH-D) and oil range (TPH-O) using Washington State Department of Ecology (Ecology) Method NWTPH-Dx; and dissolved lead using the United States Environmental Protection Agency (USEPA) Method 6010/7000.

## RESULTS

The static water levels (depth to water) measured for the wells on March 20, 2007 are as follows: MW-1: 26.48', MW-2: 26.19', MW-3A: 29.35', and MW-4B: 25.81'. The depths are measured from top of well casing. The inferred direction of groundwater flow at the Subject Site is to the northwest.

Review of analytical data reported for the March 30, 2007 site visit indicates that TPH-o, TPH-d, and dissolved lead were not detected at or above the laboratory-reporting limit. Groundwater analytical results are summarized in Table 1, which is attached as Attachment 2. Laboratory reports and chain-of-custody documentation are included in Attachment 3.

## CLOSING

EFI appreciates the opportunity to offer our services to Kite Realty Group. If you have any questions concerning these services or require adjustments to our approach or schedule, please do not hesitate to contact us.

Sincerely,

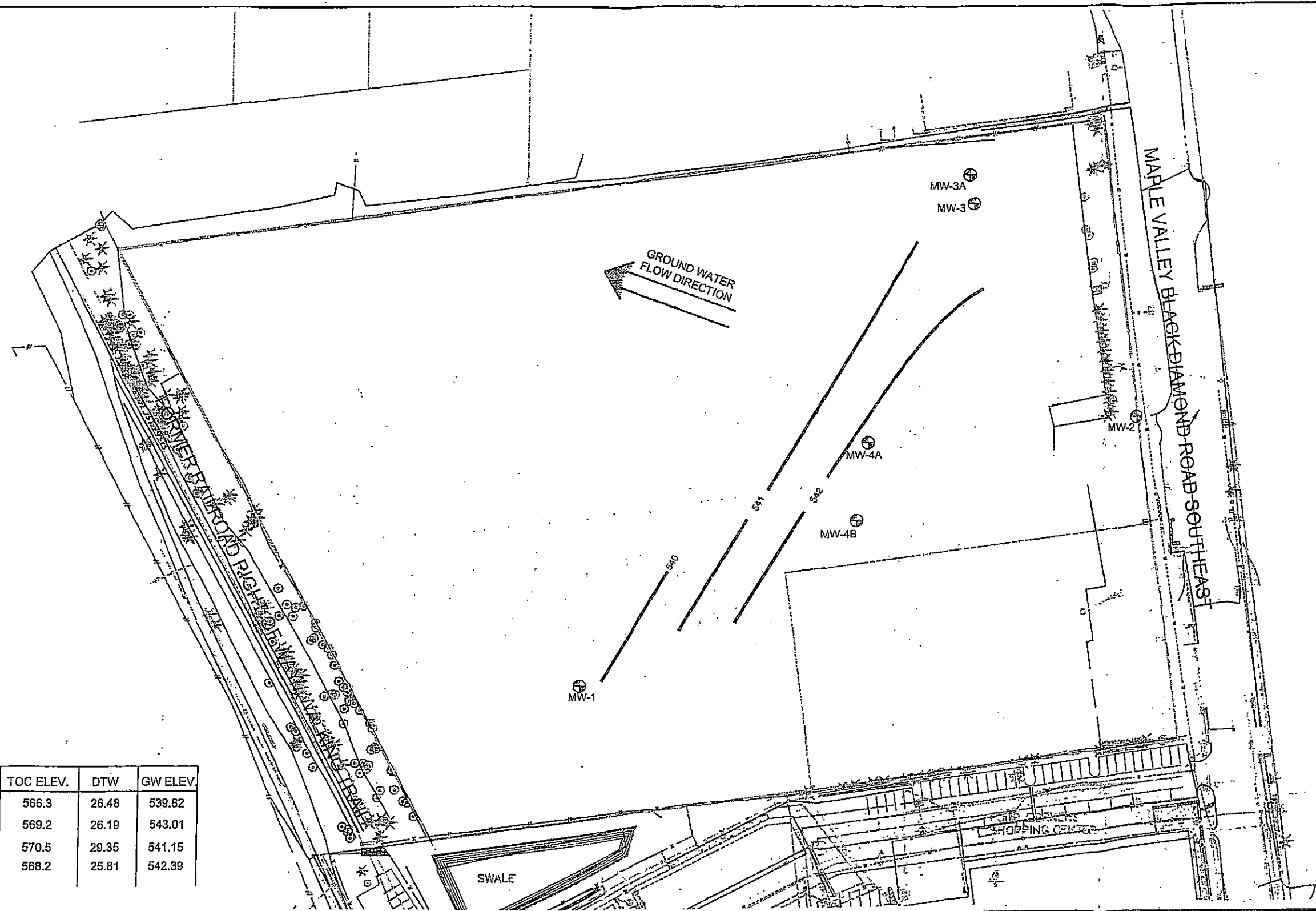
EFI Global, Inc.



Ethan D. Hennessey  
Staff Professional

EDH

Attachment 1: Figure



WELL	TOC ELEV.	DTW	GW ELEV.
MW-1	566.3	26.48	539.82
MW-2	569.2	26.19	543.01
MW-3A	570.5	29.35	541.15
MW-4B	568.2	25.81	542.39

LEGEND

— SITE BOUNDARY

⊕ APPROXIMATE LOCATION OF 2-INCH GROUNDWATER MONITORING WELL



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KIRKLAND, WA 98033

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FIGURE 1 SITE WITH GROUNDWATER MONITORING WELL LOCATIONS

KITE REALTY GROUP

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

FOUR CORNERS AUTO WRECKING

26615 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. C.R.	BY: J.Z.
SCALE: 1/8"=1'	
EFI JOB NO.: 98520-00487	
DATE: 4/12/07	

**Table 1**  
**Groundwater Sample Analytical Results**  
**Four Corners Wrecking Yard**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	12/26/2006	<260 <sup>2</sup>	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<250	<410	--	--	--	--	--	--	--	--	--	<1.0	--
MW-2	12/26/2006	<260	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
MW-3A	12/26/2006	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
MW-4B	12/26/2006	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

**MTCA** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

<sup>2</sup> < indicates analyte not detected at or above referenced laboratory detection limit

<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-I (13)

<sup>4</sup> results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-I (12)

<sup>5</sup> PCB also known as tetrachloroethylene



**Table 1**  
**Groundwater Sample Analytical Results**  
**Four Corners Wrecking Yard**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	12/26/2006	<260 <sup>2</sup>	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<250	<410	--	--	--	--	--	--	--	--	--	<1.0	--
MW-2	12/26/2006	<260	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
MW-3A	12/26/2006	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
MW-4B	12/26/2006	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**Notes:**

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**3** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

<sup>2</sup> < indicates analyte not detected at or above referenced laboratory detection limit

<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-I (13)

<sup>4</sup> results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-I (12)

<sup>5</sup> PCE also known as tetrachloroethylene



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July 10, 2007

Mr. Doug Pederson  
Kite Realty Group  
30 South Meridian, Suite 1100  
Indianapolis, IN 46204

**RE: GROUNDWATER MONITORING REPORT  
JUNE 2007  
FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY – BLACK DIAMOND HIGHWAY  
MAPLE VALLEY, WASHINGTON  
EFI PN: 98520-00487**

Dear Mr. Pederson:

EFI Global, Inc. (EFI) has prepared this report to summarize the results of groundwater monitoring and sampling performed at the Four Corners Auto Wrecking facility located at 26615 Maple Valley – Black Diamond Highway in Maple Valley, Washington (Subject Site).

#### **BACKGROUND AND SITE DESCRIPTION**

The Subject Site consists of three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103) located at 26615 Maple Valley–Black Diamond Road Southeast, Maple Valley, King County, Washington. The Subject Site is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corners Shopping Center to the south; a vacated railroad right-of-way to the west; and Maple Valley–Black Diamond Road Southeast to the east.

The Subject Site was previously developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004, when a fire completely destroyed the building's interior.

The Subject Site was separated into two distinct areas: the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Subject Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth. All improvements on the Subject Site have since been removed, and the Subject Site currently consists of graded bare earth, enclosed by a chain-link fence.

#### **FIELD ACTIVITIES**

On June 27, 2007, a representative of EFI visited the Subject Site to conduct quarterly groundwater monitoring. Groundwater monitoring wells MW-1, MW-2, MW-3A and MW-4B were gauged using a

*EFI Global, Inc*

Slope Indicator water level meter to measure depth to groundwater. The well locations are indicated on Figure 1 in Attachment 1. The wells were then sampled in accordance with the Washington State Department of Ecology's draft Technical Memorandum: *Ground Water Low Flow Sampling*, published November 21, 2006. The wells were sampled using an electric submersible pump. A multi-parameter flow-through meter was utilized to verify stabilization of field parameters (specifically, dissolved oxygen and specific conductance) prior to sampling. Groundwater was purged from each well until stabilization of field parameters occurred prior to sampling. Monitoring well purge water is stored on-site in a labeled 55-gallon drum pending receipt of analytical data and coordination of appropriate disposal.

Groundwater samples were collected from all wells by pumping groundwater directly from the wells into laboratory-prepared containers. Samples were sealed, labeled, and placed in an iced cooler for transport to the analytical laboratory. Samples were maintained using standard chain-of-custody procedures.

Groundwater samples from all monitoring wells were submitted to OnSite Environmental in Redmond, Washington for analyses. Groundwater samples were analyzed for total petroleum hydrocarbons (TPH) in the diesel range (TPH-D) using Washington State Department of Ecology (Ecology) Method NWTPH-Dx; and dissolved lead using the United States Environmental Protection Agency (USEPA) Method 6010/7000.

## RESULTS

The static water levels (depth to water) measured for the wells on June 27, 2007 are as follows: MW-1: 34.09', MW-2: 33.93', MW-3A: 37.85', and MW-4B: 34.62'. The depths are measured from top of well casing. The inferred direction of groundwater flow at the Subject Site is to the northwest.

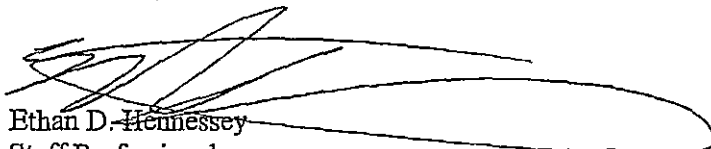
Review of analytical data reported for the June 27, 2007 site visit indicates that TPH-d, and dissolved lead were not detected at or above the laboratory-reporting limit. Groundwater analytical results are summarized in Table 1, which is attached as Attachment 2. Laboratory reports and chain-of-custody documentation are included in Attachment 3.

## CLOSING

EFI appreciates the opportunity to offer our services to Kite Realty Group. If you have any questions concerning these services or require adjustments to our approach or schedule, please do not hesitate to contact us.

Sincerely,

EFI Global, Inc.



Ethan D. Hennessey  
Staff Professional

EDH

Attachment 1: Figure

Mr. Doug Pederson  
December 31, 2007  
Page 2

Attachment 2: Table  
Attachment 3: Laboratory Analytical Report

WELL	TOC ELEV.	DTW	GW ELEV.
MW-1	566.3	34.09	532.21
MW-2	569.2	33.93	535.27
MW-3A	570.5	37.85	532.65
MW-4B	568.2	34.62	533.58

LEGEND

----- SITE BOUNDARY

⊕ APPROXIMATE LOCATION OF 2-INCH  
GROUNDWATER MONITORING WELL



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KIRKLAND, WA 98033

TEL: (425) 828-7592  
FAX: (425) 828-7768

FIGURE 1 ( B ) SITE WITH GROUNDWATER MONITORING WELL LOCATIONS

KITE REALTY GROUP

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

FOUR CORNERS AUTO  
WRECKING

26615 MAPLE VALLEY BLACK DIAMOND RD.SE.  
MAPLE VALLEY, WA

REV.  
C.R.

BY:  
J.Z.

SCALE:  
1/8"=1'

EFI JOB NO.:  
98520-00487

DATE:  
7/16/07

**Table 1**  
**Groundwater Sample Analytical Results**  
**Four Corners Wrecking Yard**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Carcinogenic Polynuclear Aromatic Hydrocarbons <sup>3</sup> (µg/L)	Naphthalenes <sup>4</sup> (µg/L)	Volatile Organic Compounds (µg/L)					Total Metals (µg/L)	Dissolved Metals (µg/L)	PCBs (µg/L)
		Diesel	Heavy Oil	Gasoline			Benzene	Toluene	Ethylbenzene	Total Xylenes	PCE <sup>5</sup>	Lead	Lead	
MW-1	12/26/2006	<260 <sup>2</sup>	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<250	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<250	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	6/27/2007	<260	--	--	--	--	--	--	--	--	--	--	<1.0	--
MW-2	12/26/2006	<260	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	6/27/2007	<260	--	--	--	--	--	--	--	--	--	--	<1.0	--
MW-3A	12/26/2006	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	6/27/2007	<260	--	--	--	--	--	--	--	--	--	--	<1.0	--
MW-4B	12/26/2006	<260	<410	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	3/30/2007	<270	<420	--	--	--	--	--	--	--	--	--	<1.0	--
	6/27/2007	<250	--	--	--	--	--	--	--	--	--	--	<1.0	--
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	0.1	160.0	5	1000	700	1000	5	15	15	0.1

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

**MTCA** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

<sup>2</sup> < indicates analyte not detected at or above referenced laboratory detection limit

<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

<sup>4</sup> results presented as the sum of detected naphthalenes as presented in the Model Toxics Control Act Table 830-1 (12)

<sup>5</sup> PCE also known as tetrachloroethylene



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October 11, 2007

Mr. Doug Pederson  
Kite Realty Group  
30 South Meridian, Suite 1100  
Indianapolis, IN 46204

**RE: GROUNDWATER MONITORING REPORT  
SEPTEMBER 2007  
FOUR CORNERS AUTO WRECKING  
26615 MAPLE VALLEY - BLACK DIAMOND HIGHWAY  
MAPLE VALLEY, WASHINGTON  
EFI PN: 98520-00487**

Dear Mr. Pederson:

EFI Global, Inc. (EFI) has prepared this report to summarize the results of groundwater monitoring and sampling performed at the Four Corners Auto Wrecking facility located at 26615 Maple Valley - Black Diamond Highway in Maple Valley, Washington (Subject Site).

#### **BACKGROUND AND SITE DESCRIPTION**

The Subject Site consists of three contiguous parcels (APN's: 2722069075, 2722069083, 2722069103) located at 26615 Maple Valley-Black Diamond Road Southeast, Maple Valley, King County, Washington. The Subject Site is located in a commercial retail and light industrial district of Maple Valley, Washington. Adjacent properties are developed as follows: City of Maple Valley Fire and Rescue and an auto repair shop to the north; Four Corners Shopping Center to the south; a vacated railroad right-of-way to the west; and Maple Valley-Black Diamond Road Southeast to the east.

The Subject Site was previously developed with a single commercial building of approximately 11,500 square feet in size. The structure was historically utilized as office and retail space and for the storage of reclaimed vehicle parts. The building was constructed circa 1971 and operated until May 2004, when a fire completely destroyed the building's interior.

The Subject Site was separated into two distinct areas: the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse area was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Subject Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth. All improvements on the Subject Site have since been removed, and the Subject Site currently consists of graded bare earth, enclosed by a chain-link fence.

#### **FIELD ACTIVITIES**

On September 28, 2007 a representative of EFI visited the Subject Site to conduct quarterly groundwater monitoring. Groundwater monitoring wells MW-1, MW-2, MW-3A and MW-4B were gauged using a Slope Indicator water level meter to measure depth to groundwater. The well locations are indicated on

EFI Global, Inc

Mr. Doug Pederson  
October 11, 2007  
Page 2

Figure 1 in Attachment 1. The wells were then sampled in accordance with the Washington State Department of Ecology's draft Technical Memorandum: *Ground Water Low Flow Sampling*, published November 21, 2006. The wells were sampled using an electric submersible pump. A multi-parameter flow-through meter was utilized to verify stabilization of field parameters (specifically, dissolved oxygen and specific conductance) prior to sampling. Groundwater was purged from each well until stabilization of field parameters occurred prior to sampling. Monitoring well purge water is stored on-site in a labeled 55-gallon drum pending receipt of analytical data and coordination of appropriate disposal.

Groundwater samples were collected from all wells by pumping groundwater directly from the wells into laboratory-prepared containers. Samples were sealed, labeled, and placed in an iced cooler for transport to the analytical laboratory. Samples were maintained using standard chain-of-custody procedures.

Groundwater samples from all monitoring wells were submitted to OnSite Environmental in Redmond, Washington for analyses. Groundwater samples were analyzed for total petroleum hydrocarbons (TPH) in the diesel range (TPH-D) and oil range (TPH-O) using Washington State Department of Ecology (Ecology) Method NWTPH-Dx; and dissolved lead using the United States Environmental Protection Agency (USEPA) Method 6010/7000.

## RESULTS

The static water levels (depth to water) measured for the wells on September 28, 2007 are as follows: MW-1: 37.27', MW-2: 35.89', MW-3A: 41.10, and MW-4B: 38.10'. The depths are measured from top of well casing. The inferred direction of groundwater flow at the Subject Site is to the northwest (refer to Figure 1).

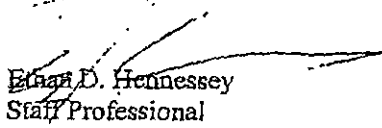
Review of analytical data reported for the September 28, 2007 site visit indicates that TPH-o, TPH-d, and dissolved lead were not detected at or above the laboratory-reporting limit. Groundwater analytical results are summarized in Table 1, which is attached as Attachment 2. Laboratory reports and chain-of-custody documentation are included in Attachment 3.

## CLOSING

EFI appreciates the opportunity to offer our services to Kite Realty Group. If you have any questions concerning these services or require adjustments to our approach or schedule, please do not hesitate to contact us.

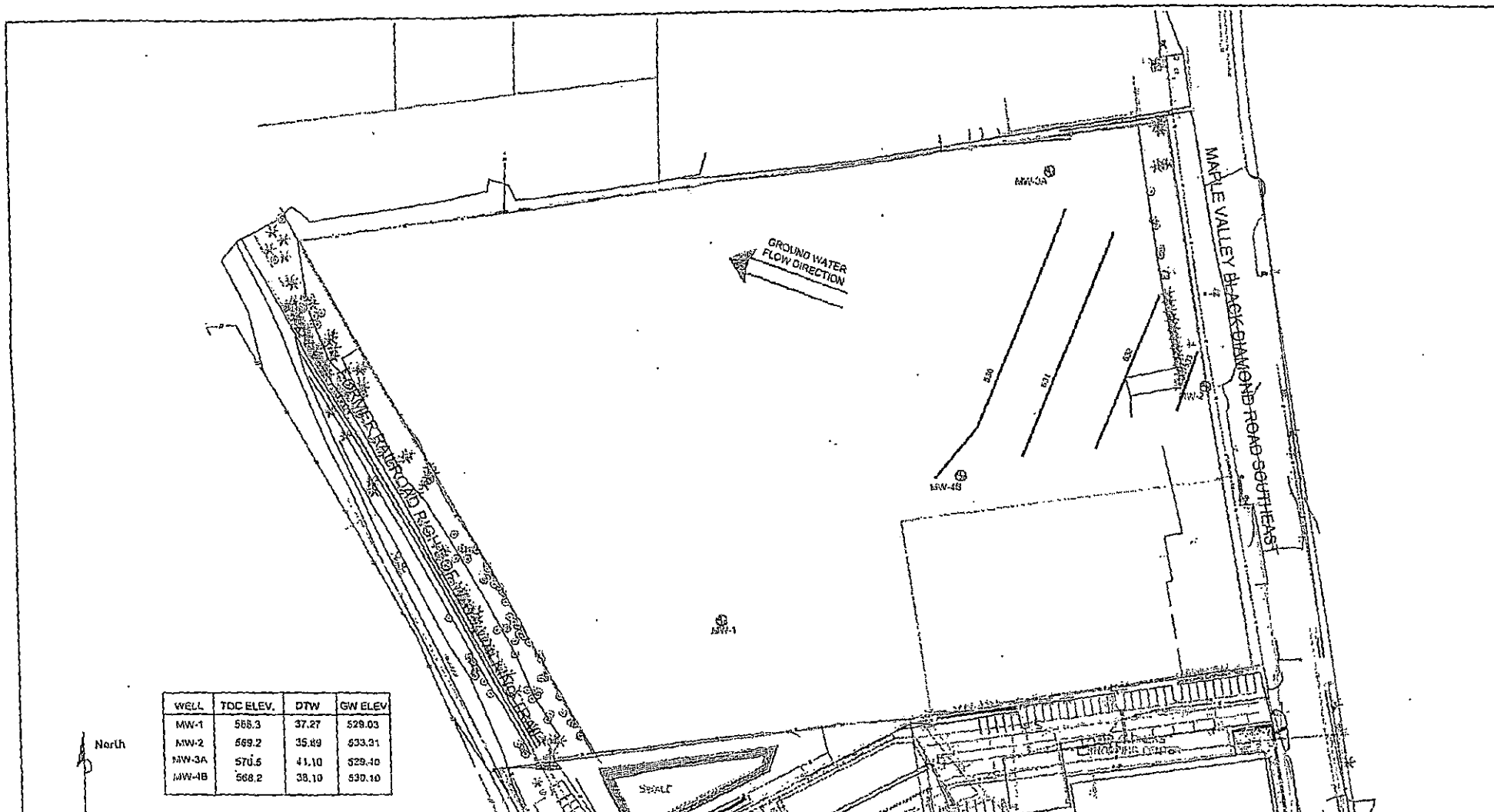
Sincerely,

EFI Global, Inc.

  
Ethan D. Hennessey  
Staff Professional

Attachment 1: Figure  
Attachment 2: Table  
Attachment 3: Laboratory Analytical Report





WELL	TOC ELEV.	DTW	GW ELEV.
MW-1	568.3	37.27	529.03
MW-2	569.2	35.89	533.31
MW-3A	570.5	41.10	529.40
MW-4B	568.2	38.10	530.10

#### LEGEND

— SITE BOUNDARY

⊙ APPROXIMATE LOCATION OF 2-INCH  
GROUNDWATER MONITORING WELL



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FIGURE 1 SITE WITH GROUNDWATER MONITORING WELL LOCATIONS

**KITE REALTY GROUP**

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

**FOUR CORNERS AUTO  
WRECKING**

26615 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. I.C. BY: J.

SCALE:  
1/8"=1'

EFI JOB NO.:  
09520-00

DATE:  
10/10/07

**Table 1**  
**Groundwater Sample Analytical Results**  
**Four Corners Wrecking Yard**

Sample Location	Sample Date	Total Petroleum Hydrocarbons (µg/L) <sup>1</sup>			Dissolved Metals (µg/L)
		Diesel	Heavy Oil	Gasoline	Lead
MW-1	12/26/2006	<260 <sup>2</sup>	<410	--	<1.0
	3/30/2007	<250	<410	--	<1.0
	3/30/2007	<250	<410	--	<1.0
	6/27/2007	<260	<410	--	<1.0
	9/28/2007	<250	<400	--	<1.0
MW-2	12/26/2006	<260	<420	--	<1.0
	3/30/2007	<260	<410	--	<1.0
	3/30/2007	<260	<410	--	<1.0
	6/27/2007	<260	<420	--	<1.0
	9/28/2007	<260	<410	--	<1.0
MW-3A	12/26/2006	<270	<420	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	6/27/2007	<260	<410	--	<1.0
	9/28/2007	<260	<410	--	<1.0
MW-4B	12/26/2006	<260	<410	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	3/30/2007	<270	<420	--	<1.0
	6/27/2007	<250	<400	--	<1.0
	9/28/2007	<260	<410	--	<1.0
MTCA Method A Cleanup Levels for Ground Water (µg/L)		500	500	1000	15

**Notes:**

Only detected analytes presented on table

-- indicates analyte not tested

**Bold** indicates analyte detected at or above laboratory method reporting limit

**MTCA Method A** indicates analyte detected at or above referenced Cleanup Level

<sup>1</sup> µg/L indicates micrograms of analyte per liter, synonymous with parts per billion

<sup>2</sup> < indicates analyte not detected at or above referenced laboratory detection limit

<sup>3</sup> results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons

<sup>4</sup> results presented as the sum of detected naphthalenes as presented in the Model Toxics Co

<sup>5</sup> PCE also known as tetrachloroethylene



ENVIRONMENTAL MANAGEMENT & CONSULTING ENGINEERING

March 18, 2008

Mr. Dale Meyers  
Department of Ecology  
Northwest Regional Office  
3190 160<sup>th</sup> Avenue South  
Bellevue, WA 98008-5452

RE: Request for Closure Addendum, Four Corners Auto Wrecking, 26615  
Maple Valley – Black Diamond Road Southeast, Maple Valley, Washington

Dear Mr. Meyers:

LFR Inc. (LFR) has prepared this addendum letter to support our request for No Further Action (NFA) related to previously identified contaminant impacts to soil at the former Four Corners Auto Wrecking (Four Corners) facility (“the Site”). The Site is located at 26615 Maple Valley-Black Diamond Highway Southeast, in Maple Valley, Washington.

EFI Global, Inc. (EFI) completed remedial excavation activities at the Site in September 2006, on behalf of Kite Realty Group (KRG). EFI also previously provided the Washington State Department of Ecology (Ecology) with the letter report *Request for Closure, Four Corners Auto Wrecking*, dated December 28, 2007. The information below is intended to support this request for closure letter.

### Background

The Site consists of three contiguous parcels (APNs: 2722069075, 2722069083, 2722069103). The Site was previously developed with a single commercial building of approximately 11,500 square feet in size. The building was historically utilized as office and retail space; and for the storage of reclaimed vehicle parts.

The Site was separated into two distinct areas: the wrecking yard and warehouse area. The wrecking yard formerly contained numerous rows of salvaged automobiles, mechanical parts, containers of various fluids, and tire debris piles. The warehouse was used to process, clean, store, and sell reclaimed auto parts. The warehouse area consisted of the former Site structure, associated concrete pad, hydraulic car crusher, storage areas, and surrounding bare earth.



Improvements to the Site, including the warehouse, car crusher, hydraulic lifts, sumps, catch basins, septic tank, concrete pad, etc., were removed from the Site in April 2006 during demolition activities. The underground lines associated with the Site drainage and storm water system were removed during EFIs above-referenced remedial excavation activities in June 2006. The Site currently consists entirely of bare earth encompassed by a chain link fence, with the exception of limited asphalt paved frontage along Maple Valley-Black Diamond Road Southeast. Figure 1 shows the location of the Site. Figures 2, 3, 4, and 5 present detailed Site plans showing former improvements and EFIs cleanup confirmation soil sample locations. Laboratory analytical results are presented on Table 1. The figures and tables were provided by EFI.

KRG proposed to redevelop the Site as mixed-use commercial/retail, and retained EFI to assist with the remediation and subsequent closure of the Site. KRG recently engaged LFR to facilitate the Site closure and delisting process.

### **Remedial Action Work Plan**

EFI prepared a report titled *Remedial Action Work Plan (RAW), Four Corners Auto Wrecking* dated February 17, 2005. The purpose of the RAW was to provide appropriate documentation to solicit formal comment from Ecology under the Voluntary Cleanup Program (VCP) for proposed additional characterization and remedial activities at the Site.

The objective of the remedial activities was to excavate impacted soils at the Site to allow for future unrestricted Site usage under Ecology's *Model Toxics Control Act Cleanup* regulation (MTCA), Washington Administrative Code (WAC) 173-340. EFI proposed that soils exceeding calculated site-specific Method B Soil Cleanup Levels for Unrestricted Land Uses under soil direct contact and groundwater leaching pathways (Method B Cleanup Levels) be removed from the Site through excavation and appropriate off-site disposal.

Additional activities were subsequently initiated to further characterize subsurface conditions and augment previous assessment activities conducted at the Site. The objectives of the additional activities were to establish site-specific Method B Cleanup Levels prior to remedial excavation activities and to identify and quantify constituents of potential concern (COPCs) present at concentrations exceeding MTCA Method A Soil Cleanup Levels for Unrestricted Land Uses (Method A Cleanup Levels).

EFI proposed that soils with concentrations of total petroleum hydrocarbons (TPH) in the oil range (TPH-o) exceeding calculated site-specific Method B Cleanup Levels be removed from the Site through excavation and appropriate off-site disposal. Please note, EFI intended to apply the calculated Method B Cleanup Levels established during the additional characterization activities to the proposed remedial excavation activities.



## Additional Characterization Report

EFI prepared an *Additional Characterization Report* (ACR) for the Site, dated May 10, 2006, in general accordance with the RAW. The objective of the report was to provide Ecology with sufficient documentation regarding current Site conditions and to address written comments provided to EFI after Ecology's review of the RAW.

Eight soil borings (SB-1 through SB-8) and twenty test pits (ETP-1 and ETP-20) were advanced on the Site in January 2006. Two soil samples were collected from soil borings SB-1 through SB-8. The soil samples from each boring were selected for chemical analysis based on field screening results, or barring obvious evidence of impact from the near surface and the termination depth of the boring.

EFI collected one soil sample from within one foot of the surface at each test pit location, with the exception of test pit ETP-5, which was collected at four feet bgs.

Laboratory analytical results for the submitted soil samples revealed the presence of the following COPCs at concentrations above Method A Cleanup Levels: TPH-o, TPH in the gasoline range (TPH-g), carcinogenic polynuclear aromatic hydrocarbons (cPAHs), naphthalenes, benzene, toluene, ethylbenzene, total xylenes (collectively known as BTEX), cadmium, and lead.

Methylene chloride was also detected at concentrations greater than Method A Cleanup Levels within soil sample SB-6-1; however, no other selected analytes were detected at concentrations greater than the laboratory method detection limit (MDL) within this sample, and methylene chloride is a common laboratory contaminant that likely attributed to laboratory cross-contamination.

TPH-g was detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (1,500 milligrams per kilogram or mg/kg) and ETP-12-1.5 (1,300 mg/kg).

cPAHs were detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (0.2 mg/kg), ETP-8-0.5 (0.814 mg/kg), ETP-12-1.5 (0.367 mg/kg), SB-3-1 (0.3561 mg/kg), SB-4-1 (0.309 mg/kg), and SB-8-1 (0.641 mg/kg).

Naphthalenes were detected in the soil sample ETP-6-0.5 (11.7 mg/kg) at concentrations greater than Method A Cleanup Levels.

Benzene was detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (7.0 mg/kg), ETP-8-0.5 (0.074 mg/kg), and ETP-12-1.5 (0.11 mg/kg).



Toluene was detected in the soil sample ETP-6-0.5 (99.0 mg/kg) at concentrations greater than Method A Cleanup Levels.

Ethylbenzene was detected in the soil sample ETP-6-0.5 (33 mg/kg) at concentrations greater than Method A Cleanup Levels.

Total xylenes were detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (181 mg/kg) and ETP-12-1.5 (95 mg/kg).

Cadmium was detected in the soil sample ETP-6-0.5 (5.5 mg/kg) at concentrations greater than Method A Cleanup Levels.

Lead was detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (770 mg/kg), ETP-7-1 (400 mg/kg), ETP-8-0.5 (860 mg/kg), ETP-12-1.5 (440 mg/kg), ETP-17-1 (490 mg/kg), and SB-3-1 (550 mg/kg).

TPH-o was detected in the following submitted soil samples at concentrations greater than Method A Cleanup Levels: ETP-6-0.5 (33,000 milligrams per kilogram [mg/kg]), ETP-7-1 (5,300 mg/kg), ETP-8-0.5 (9,200 mg/kg), SB-3-1 (13,000 mg/kg), and SB-8-1 (6,600 mg/kg).

Based on reported laboratory analytical results, EFI mobilized to the Site on February 2, 2006 to collect soil samples for fractional analysis of extractable petroleum hydrocarbons (EPH) and volatile petroleum hydrocarbons (VPH). EFI collected soil samples from soils immediately proximate to soil sample locations ETP-6-0.5, ETP-7-1, and ETP-8-0.5, which exhibited the highest concentrations of TPH based on the above-referenced field activities.

### ***Analytical Methodology Discussion***

EFI calculated cleanup levels for TPH mixtures based on the EPH/VPH analysis of soil samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5. Based on these calculations, EFI proposed that soils exhibiting concentrations of TPH mixtures (combination of TPH-d, TPH-o, and TPH-g) at levels less than applicable Method B Cleanup Levels are protective of human health and the environment via the soil direct contact and leaching to groundwater exposure pathways, and would therefore not require further action. EFI elected to apply the above-referenced EPH/VPH results to the remedial excavation activities completed at a later date. EFI selected several locations for EPH/VPH analysis with the intent of utilizing the most conservative numbers (where applicable).

EFI consulted the Ecology publication *Workbook Tools for Calculating Soil and Ground Water Cleanup Levels under the Model Toxics Control Act Cleanup Regulation* for guidance on inputting data into the MTCA Total Petroleum Hydrocarbon (MTCATPH) worksheet. For values that were found to be below the MDL, one-half of the MDL limit was used.



Because samples ETP-6-0.5, ETP-7-1, and ETP-8-0.5 were also analyzed using both the VPH and the EPH methods, the higher value for the fraction was used where there was an overlap between these two methods. Because the TPH Equivalent Carbon (EC) fractions include hazardous substances that were individually quantified, including ethylbenzene, xylenes, naphthalene, benzo(a)anthracene, benzo(b)fluoranthene, benzo(k) fluoranthene, benzo(a)pyrene, chrysene, dibenzo(a,h)anthracene, and indeno(1,2,3-cd)pyrene, the concentrations of these substances were subtracted from the appropriate EC-fraction concentrations. The MTCATPH default values were used to describe the hydrogeological characteristics of the Site, including default values for soil porosity, volumetric water content, soil bulk density, fraction organic carbon, and the dilution factor. The results of the worksheet calculation are presented in the ACR referenced above, and included as an attachment to this Addendum.

The hazard index for the direct contact pathway for soil sample ETP-6-0.5 was  $3.08E + 00$ . The carcinogenic risk was calculated to be  $1.19E-06$ . Even though the carcinogenic risk is less than  $1.0E-05$ , the site-specific hazard index is greater than 1, which resulted in a current condition failure result. Based on laboratory analytical results, EFI "back calculated" an adjusted condition of 8,450 mg/kg TPH, which is protective of human health and the environment.

The hazard index for the direct contact pathway for soil sample ETP-7-1 was  $4.56E - 01$ . The carcinogenic risk was calculated to be  $1.665E-07$ . The carcinogenic risk is less than  $1.0E-06$  and the site-specific hazard index is less than 1, which resulted in a current condition passing result. This indicates that the residual TPH mixture concentrations detected in sample ETP-7-1 is protective of human health for unrestricted land use. Based on laboratory analytical results, the concentration of 7,547 mg/kg TPH, is protective of human health and the environment.

The hazard index for the direct contact pathway for soil sample ETP-8-0.5 was  $7.94E - 01$ . The carcinogenic risk was calculated to be  $1.89E-06$ . Even though the site-specific hazard index is less than 1, the carcinogenic risk is greater than  $1.0E-06$ , which resulted in a current condition failure result. Based on laboratory analytical results, EFI "back calculated" an adjusted condition of 5,300 mg/kg TPH, which is protective of human health and the environment. However, this low number is predominately due to the presence of chrysene (a cPAH) at a concentration of 0.17 mg/kg within the sample. EFI elected to apply Method A Cleanup Levels to cPAHs.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-6-0.5 was determined to be  $4.21E + 00$ , and the carcinogenic risk was determined to be  $1.19E-04$ . The predicted well concentration is 677 micrograms per Liter ( $\mu\text{g/L}$ ), which is greater than the MTCA Method A Cleanup Level for Groundwater ( $500 \mu\text{g/L}$ ). Based on laboratory analytical results, EFI "back calculated" an adjusted soil condition of 100 mg/kg TPH, which is protective of human health and the environment. However, this low number



is predominately due to the presence of benzene at a concentration of 7mg/kg within the sample. EFI elected to apply Method A Cleanup Levels to benzene.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-7-1 was determined to be  $3.51\text{E-}02$ , and the carcinogenic risk was determined to be  $7.250\text{E-}07$ . The predicted well concentration is  $10.2\text{ }\mu\text{g/L}$ , which is less than the MTCA Method A Cleanup Level for Groundwater ( $500\text{ }\mu\text{g/L}$ ). These levels indicate that the residual TPH mixture detected in sample ETP-7-1 or  $7,547\text{ mg/kg}$  is protective of groundwater and human health and the environment.

The hazard index for the leaching pathway (protection of groundwater) for soil sample ETP-8-0.5 was determined to be  $1.41\text{E-}01$ , and the carcinogenic risk was determined to be  $3.11\text{E-}06$ . The predicted well concentration is  $27.4\text{ }\mu\text{g/L}$ , which is less than the MTCA Method A Cleanup Level for Groundwater ( $500\text{ }\mu\text{g/L}$ ). These levels indicate that the residual TPH mixture detected in sample ETP-8-0.5 is protective of groundwater.

The "failed" result calculated for TPH mixtures exhibited in soil samples ETP-6-0.5 and ETP-8-0.5 for the soil direct contact and leaching to groundwater exposure pathways were primarily due high concentrations of the individual COPCs benzene and chrysene. Therefore, in accordance with WAC 137-360-700(8)(b)(i) EFI elected to apply Method A Cleanup Levels for some substances and media and Method B Cleanup Levels for others. EFI applied Method A Cleanup Levels to the following individual COPCs: cPAHs, TPH-g, TPH-d, benzene, cadmium, and lead. Where TPH-o was present at concentrations above the Method A Cleanup Level and the individual COPCs referenced above were absent, the Method B Cleanup Level would be applied. If the TPH-o concentration was less than the Method B Cleanup Level, however, the individual COPCs referenced above were present at concentrations greater than their respective Method A Cleanup Level, the sample was subsequently over-excavated.

### **Independent Remedial Action**

Remedial excavation activities on the Site began on June 6, 2006. EFI supervised the excavation and disposal of soils exhibiting concentrations of COPCs greater than calculated Method B Cleanup Levels and/or Method A Cleanup Levels, where applicable.

A total of 4,040 tons of impacted soils required excavation and appropriate off-site disposal. Excavated soil was either temporarily stockpiled on-Site on continuous 6-mil plastic sheeting, or loaded directly into waiting trucks for transport to the Alaska Street Waste Management Facility.

Appropriate confirmatory samples were obtained from the horizontal and vertical extents of the excavation in accordance with EFIs RAW, Ecology correspondence dated March 4, 2005, and Ecology publication 91-30: *Guidance for Remediation of Petroleum*





*Contaminated Soils*, dated November 1995. All soil confirmatory samples were selected for the analysis of TPH-o, TPH-d, and TPH-g. Additional samples were selected for the analysis of cPAHs, BTEX, lead, and cadmium, where applicable.

The primary remedial excavation roughly followed the boundaries of the former concrete pad and extended south to the former southern drain line discharge area. This excavation encompassed EFI additional characterization test-pit locations ETP-6, ETP-7, ETP-8; EFI additional characterization soil boring SB-4; and test pit locations TP-17, TP-2, and TP-1, completed by the Riley Group, Inc. (Riley) prior to EFIs involvement. Smaller remedial excavations were completed at the following locations: the former storm water system catch basin and discharge area located in the western portion of the Site (encompassing EFI additional characterization test-pit locations ETP-17 and ETP-12, respectively), the vicinity of the former concrete pad trench drain (encompassing EFI additional characterization soil boring SB-3), the vicinity of the Riley test pit location TP-15, and within the paved parking area proximate to the septic system and EFI additional characterization soil boring SB-8.

Confirmatory soil samples (EX-1 through EX-106) were collected from the remedial excavation limits to document residual soil impacts (if any). One confirmatory sidewall sample was collected for every 100 square feet of exposed sidewall and one confirmatory base sample was collected for every 200 square feet of basal area. Based on field observations and laboratory analytical results, initial remedial excavation activities ceased on June 20, 2006.

Based on reported laboratory analytical results for submitted confirmatory soil samples, several locations required over-excavation. The following soil samples exhibiting TPH-o concentrations above the MTCA Method A cleanup level were over-excavated: EX-2-0.5 (26,009 mg/kg), EX-5-0.5 (8,400 mg/kg), EX-36-2.0 (7,300 mg/kg), EX-69-2.0 (3,000 mg/kg), EX-75-2.0 (5,300 mg/kg), EX-83-2.0 (5,400 mg/kg), EX-85-2.0 (10,000 mg/kg), EX-86-2.0 (2,900 mg/kg), EX-87-2.0 (7,300 mg/kg), EX-89-3.0 (3,900 mg/kg), and EX-105-2.0 (8,900 mg/kg).

The final soil remediation limits for the over-excavation were reached on September 6, 2006 and additional confirmatory soil samples were collected (ETP-107 through ETP-122).

The following soil samples exhibiting residual TPH-o concentrations above the MTCA Method A Cleanup Level, but not exceeding the calculated Method B Cleanup Level of 7,547 mg/kg, remain in situ: EX-3-0.5 (2,700 mg/kg), EX-10-0.5 (2,200 mg/kg), EX-16-0.5 (2,400 mg/kg), EX-18-2.0 (2,100 mg/kg), EX-22-1.5 (4,100 mg/kg), EX-44-5.0 (2,900 mg/kg), EX-64-2.0 (3,600 mg/kg), EX-71-2.0 (3,300 mg/kg), EX-72-2.0 (2,800 mg/kg), EX-73-2.0 (2,300 mg/kg), EX-74-2.0 (2,800 mg/kg), EX-76-2.0 (3,300 mg/kg), EX-77-2.0 (2,500 mg/kg), EX-79-2.0 (3,200 mg/kg), EX-80-4.0 (3,400 mg/kg), EX-90-6.0 (3,100 mg/kg), EX-92-2.0 (2,200 mg/kg), and EX-113-3.0 (2,800 mg/kg).



Several of the above-referenced soil samples exhibited residual concentrations of cPAHs, BTEX, cadmium, lead, TPH-d and TPH-g exceeding the laboratory MDLs, and remain in situ. However, the residual concentrations of these detected analytes did not exceed their respective Method A Cleanup Levels. Based on available laboratory analytical data, residual soils exhibiting concentrations of COPC above the Method A Cleanup Level have been delineated and removed from the Site, with the exception of TPH-o. However, the identified residual concentrations of TPH-o greater than Method A Cleanup Levels are well below the calculated site-specific Method B Cleanup Levels.

### Conclusions

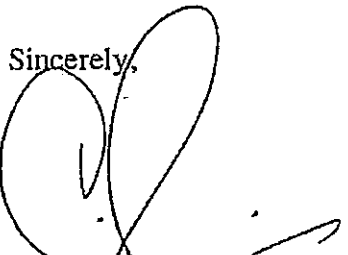
Based on confirmatory soil sample analytical data detailed in EFIs *Additional Characterization Report*, dated May 11, 2006, and *Independent Remedial Action Report*, dated November 13, 2006, it appears that COPCs exceeding referenced cleanup levels have been delineated and/or removed from the Site.

Furthermore, EFI recently completed four quarters of groundwater monitoring at the Site. The final sampling event was completed on September 28, 2007. TPH-o, TPH-d, and dissolved lead were not detected above the MDL in monitoring wells MW-1, MW-2, MW-3A, or MW-4B in each of the quarterly sampling events.

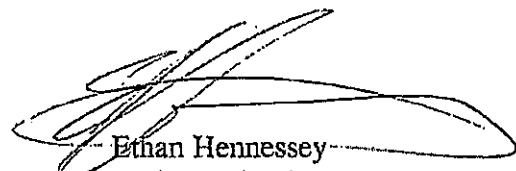
Based on the soil remediation confirmation sample results and groundwater monitoring data cleanup criteria assessment, KRG requests a No Further Action determination for the Site.

Please call Christopher F.S. Robinson at 206-428-9994 should you have any questions or concerns.

Sincerely,



Christopher F.S. Robinson  
Senior Associate Scientist



Ethan Hennessey  
Project Scientist

cc: Doug Pederson, Kite Realty Group

Attachment 1 - Figures, provided by EFI

Attachment 2 - Table, provided by EFI

Attachment 3 - Method B Worksheets, provided by EFI

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,b]anthracene	Total ePAHs <sup>6</sup>	Cadmium	Lead	
ETP-23	7.0'	06/05/06	Sump Discharge	Final Extent	<32 <sup>7</sup>	<64.0	<4.70	<0.020	<0.047	<0.047	<0.094	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0085	<0.0595	<0.64	<6.40	
ETP-24	1.0'	06/05/06	Northeast Corner or Wrecking Yard	Final Extent	<28.0	<56.0	<5.10	<0.020	<0.051	<0.051	<0.102	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	<0.56	<5.60	
ETP-25	.5'	06/05/06	Beneath Salvaged Vehicles	Final Extent	<27.0	93	<5.40	<0.020	<0.054	<0.054	<0.108	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0072	<0.0504	<0.54	36	
ETP-26	.5'	06/05/06	Beneath Salvaged Vehicles	Final Extent	<29.0	<57.0	<5.50	<0.020	<0.055	<0.055	<0.110	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0539	<0.57	16	
ETP-27	1.5'	06/05/06	Northern Stormwater Drain Line Catch Basin	Final Extent	<29.0	220	<5.30	<0.020	<0.053	<0.053	<0.106	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0078	<0.0546	1.3	62	
CB-1	4.0'	06/15/06	Warehouse Catch Basin	Final Extent	<31.0	130	<5.4	<0.020	<0.054	<0.054	<0.108	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0082	<0.0574	<0.62	10	
HH-1	6.0'	06/15/06	Hydraulic Hoist Septic System	Final Extent	<28.0	97	<4.9	<0.020	<0.049	<0.049	<0.098	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	<0.56	<5.6	
SS-1	3.0'	06/15/06	Drainfield	Final Extent	<28.0	340	<4.9	<0.020	<0.049	<0.049	<0.098	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0075	<0.0525	<0.56	14	
EX-1	7.0'	06/07/06	Base <sup>8</sup>	Final Extent	<26.0	<53.0	<5.7	<0.020	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	<0.53	<5.30	
EX-2	.5'	06/07/06	Sidewall	Overexcavated	<27.0	2400	--	--	--	--	--	--	--	--	--	--	--	--	--	1.5	380	
EX-3	.5'	06/07/06	Sidewall	Final Extent	<150.0	2700	<6.2	<0.020	<0.062	<0.062	<0.124	--	--	--	--	--	--	--	--	<0.59	140	
EX-4	.5'	06/07/06	Sidewall	Final Extent	<26.0	1400	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	<0.53	54	
EX-5	.5'	06/07/06	Sidewall	Overexcavated	<270.0	2400	--	--	--	--	--	--	--	--	--	--	--	--	--	0.59	120	
EX-6	.5'	06/07/06	Sidewall	Final Extent	<26.0	670	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	0.53	28	
EX-7	2.0'	06/07/06	Base	Final Extent	<26.0	<53.0	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	<0.53	<5.30	
EX-8	2.0'	06/07/06	Base	Final Extent	<26.0	830	<5.7	<0.020	<0.057	<0.057	0.125	--	--	--	--	--	--	--	--	--	--	
EX-9	2.0'	06/07/06	Base	Final Extent	<29.0	950	<5.1	<0.020	<0.051	<0.051	<0.102	--	--	--	--	--	--	--	--	--	--	
EX-10	.5'	06/12/06	Sidewall	Final Extent	<26.0	2200	<5.3	<0.020	<0.053	<0.053	<0.106	--	--	--	--	--	--	--	--	--	--	
EX-11	.5'	06/12/06	Sidewall	Final Extent	<26.0	120	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	
EX-12	.5'	06/12/06	Sidewall	Final Extent	<26.0	540	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	--	
EX-13	.5'	06/12/06	Sidewall	Final Extent	<26.0	250	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	<5.20	
EX-14	.5'	06/12/06	Sidewall	Final Extent	<27.0	67	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	<5.40	
EX-15	.5'	06/12/06	Sidewall	Final Extent	<28.0	99	<4.9	<0.020	<0.049	<0.049	<0.098	--	--	--	--	--	--	--	--	--	8.3	
EX-16	.5'	06/12/06	Sidewall	Final Extent	<27.0	2400	<5.4	<0.020	<0.054	<0.054	<0.108	--	--	--	--	--	--	--	--	--	8.9	
EX-17	.5'	06/12/06	Sidewall	Final Extent	<26.0	71	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	
EX-18	2.0'	06/12/06	Base	Final Extent	<26.0	2100	<5.5	<0.020	<0.055	<0.055	<0.110	0.01	0.022	0.023	<0.0069	0.0098	0.012	<0.0069	0.0768	--	--	
EX-19	3.0'	06/12/06	Base	Final Extent	<26.0	320	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	--	
EX-20	1.5'	06/12/06	Base	Final Extent	<26.0	590	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	--	
EX-21	1.5'	06/12/06	Base	Final Extent	<26.0	390	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	11	
EX-22	1.5'	06/12/06	Base	Final Extent	<140.0	2100	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	18	
EX-23	.5'	06/13/06	Sidewall	Final Extent	<31.0	360	<6.0	<0.020	<0.060	<0.060	<0.120	--	--	--	--	--	--	--	--	--	9.3	
EX-24	.5'	06/13/06	Sidewall	Final Extent	<32.0	380	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--	
EX-25	.5'	06/13/06	Sidewall	Final Extent	<36.0	130	<7.3	<0.020	<0.073	<0.073	<0.146	--	--	--	--	--	--	--	--	--	--	
EX-26	.5'	06/13/06	Sidewall	Final Extent	<31.0	310	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	14	
EX-27	.5'	06/13/06	Sidewall	Final Extent	<35.0	<69.0	<7.3	<0.020	<0.073	<0.073	<0.146	--	--	--	--	--	--	--	--	--	110	
EX-28	.5'	06/13/06	Sidewall	Overexcavated	67	86	160	<0.020	<0.084	0.68	3.12	--	--	--	--	--	--	--	--	--	18	
EX-29	2.0'	06/13/06	Base	Final Extent	<34.0	<68.0	<6.5	<0.020	<0.065	<0.065	<0.130	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0091	<0.0637	--	<6.80	
EX-30	2.0'	06/13/06	Base	Final Extent	<34.0	80	<6.4	<0.020	<0.064	<0.064	<0.128	--	--	--	--	--	--	--	--	--	--	

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs <sup>1</sup> )	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead
EX-31	2.0'	06/13/06	Base	Final Extent	<33.0	1000	<6.7	<0.020	<0.067	<0.067	<0.134	--	--	--	--	--	--	--	--	--	--
EX-32	.5'	06/14/06	Sidewall	Final Extent	<37.0	120	<8.1	<0.020	<0.081	<0.081	<0.162	--	--	--	--	--	--	--	--	--	--
EX-33	.5'	06/14/06	Sidewall	Overexcavated	<33.0	1700	51	<0.012	0.78	0.1	4.5	--	--	--	--	--	--	--	--	--	--
EX-34	.5'	06/14/06	Sidewall	Final Extent	<27.0	700	<4.7	<0.020	<0.047	<0.047	<0.094	--	--	--	--	--	--	--	--	--	--
EX-35	2.0'	06/14/06	Base	Final Extent	<29.0	610	<6.2	<0.020	<0.062	<0.062	<0.124	--	--	--	--	--	--	--	--	--	--
EX-36	2.0'	06/14/06	Base	Overexcavated	<330.0	3300	57	<0.020	<0.072	<0.072	<0.144	--	--	--	--	--	--	--	--	--	--
EX-37	2.0'	06/14/06	Base	Final Extent	<34.0	120	<6.8	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	--
EX-38	2.0'	06/14/06	Base	Final Extent	<28.0	160	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	--	--
EX-39	.5'	06/14/06	Sidewall	Final Extent	<28.0	58	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	--
EX-40	2.0'	06/14/06	Base	Final Extent	<27.0	<53.0	<5.4	<0.020	<0.054	<0.054	<0.108	--	--	--	--	--	--	--	--	--	--
EX-41	2.0'	06/14/06	Base	Final Extent	<33.0	150	<7.7	<0.020	<0.077	<0.077	<0.154	--	--	--	--	--	--	--	--	--	--
EX-42	2.0'	06/14/06	Base	Final Extent	<36.0	130	<7.4	<0.020	<0.074	<0.074	<0.148	--	--	--	--	--	--	--	--	--	--
EX-43	8.0'	06/14/06	Base	Final Extent	<34.0	<68.0	<6.0	<0.020	<0.060	<0.060	<0.120	--	--	--	--	--	--	--	--	--	--
EX-44	5.0'	06/14/06	Base	Final Extent	<140.0	2900	34	<0.020	<0.048	<0.048	<0.096	--	--	--	--	--	--	--	--	--	--
EX-45	2.5'	06/15/06	Sidewall (Septic)	Final Extent	<26.0	<52.0	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	--
EX-46	2.5'	06/15/06	Sidewall (Septic)	Final Extent	<26.0	<53.0	<5.7	<0.020	<0.057	<0.057	<0.114	--	--	--	--	--	--	--	--	--	--
EX-47	4.0'	06/15/06	Base (Septic)	Final Extent	<26.0	<52.0	<5.5	<0.020	<0.055	<0.055	<0.110	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-48	3.0'	06/15/06	Sidewall (Trench Drain)	Final Extent	<27.0	140	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	--	<5.3
EX-49	3.0'	06/15/06	Sidewall (Trench Drain)	Final Extent	<27.0	<53.0	<5.2	<0.020	<0.052	<0.052	<0.104	--	--	--	--	--	--	--	--	--	<5.3
EX-50	4.0'	06/15/06	Base (Trench Drain)	Final Extent	<27.0	<53.0	<5.5	<0.020	<0.055	<0.055	<0.110	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0497	--	<5.3
EX-51	12.0'	06/15/06	Base (Stormwater Discharge)	Final Extent	<28.0	<56.0	<6.2	<0.020	<0.062	<0.062	<0.124	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0074	<0.0518	--	6.1
EX-52	3.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<32.0	110	11	<0.020	<0.068	<0.068	<0.136	--	--	--	--	--	--	--	--	--	28
EX-53	6.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<28.0	280	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	81
EX-54	9.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<28.0	<55.0	<4.9	<0.020	<0.049	<0.049	<0.098	--	--	--	--	--	--	--	--	--	7
EX-55	3.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	--	8.7
EX-56	6.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<5.8	<0.020	<0.058	<0.058	<0.116	--	--	--	--	--	--	--	--	--	<5.4
EX-57	9.0'	06/15/06	Sidewall (Stormwater Discharge)	Final Extent	<27.0	<54.0	<5.0	<0.020	<0.050	<0.050	<0.100	--	--	--	--	--	--	--	--	--	13
EX-58	7.0'	06/16/06	Base (Riley TP-15 Excavation)	Final Extent	<27.0	860	<5.0	<0.020	<0.050	<0.050	<0.100	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0071	<0.0497	<0.53	10
EX-59	4.0'	06/19/06	Sidewall (Riley TP-15 Excavation)	Final Extent	<26.0	<52.0	<6.1	<0.020	<0.061	<0.061	<0.122	--	--	--	--	--	--	--	--	<0.52	<5.2
EX-60	4.0'	06/19/06	Sidewall (Riley TP-15 Excavation)	Final Extent	<26.0	110	<5.6	<0.020	<0.056	<0.056	<0.112	--	--	--	--	--	--	--	--	<0.52	7.7
EX-61	.5'	06/19/06	Sidewall (Stormwater Catch Basin)	Final Extent	<28.0	130	<5.5	<0.020	<0.055	<0.055	<0.110	--	--	--	--	--	--	--	--	--	45
EX-62	2.0'	06/19/06	Base (Stormwater Catch Basin)	Overexcavated	<29.0	680	<5.9	<0.020	<0.059	<0.059	<0.118	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0077	<0.0539	--	1350

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead	
EX-63	5'	06/19/06	Sidewall (Stormwater Catch Basin)	Final Extent	<28.0	630	<5.7	<0.020	<0.057	<0.057	<0.114											210
EX-64	2.0'	06/19/06	Base	Final Extent	<130.0	3600	<5.7	<0.020	<0.057	<0.057	<0.114	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0070	<0.0490	<0.53	26	
EX-65	2.0'	06/19/06	Base	Final Extent	<26.0	1400	<6.0	<0.020	<0.060	<0.060	<0.120									<0.53	64	
EX-66	2.0'	06/19/06	Base	Final Extent	<26.0	<51.0	<6.6	<0.020	<0.066	<0.066	<0.132									<0.51	6.6	
EX-67	2.0'	06/19/06	Base	Final Extent	<27.0	1600	<5.8	<0.020	<0.058	<0.058	<0.116									<0.54	61	
EX-68	2.0'	06/19/06	Base	Final Extent	<26.0	560	<5.4	<0.020	<0.054	<0.054	<0.108									<0.52	34	
EX-69	2.0'	06/19/06	Base	Overexcavated	<130.0	3000	<5.0	<0.020	<0.050	<0.050	<0.100	0.0094	0.017	0.019	<0.0070	0.0085	0.0097	<0.0070	0.0636	0.73	880	
EX-70	3.0'	06/19/06	Base	Final Extent	<26.0	200	<6.3	<0.020	<0.063	<0.063	<0.126									<0.52	11	
EX-71	2.0'	06/19/06	Base	Final Extent	<140.0	3500	<5.1	<0.020	<0.051	<0.051	<0.102	<0.0072	0.011	0.015	<0.0072	0.0073	0.011	<0.0072	0.0443	<0.54	68	
EX-72	2.0'	06/19/06	Base	Final Extent	<28.0	2800	<5.4	<0.020	<0.054	<0.054	<0.108	0.009	0.015	0.025	<0.0076	0.011	0.021	<0.0076	0.0810			
EX-73	2.0'	06/19/06	Base	Final Extent	<26.0	2300	<5.4	<0.020	<0.054	<0.054	<0.108	0.0079	0.015	0.019	<0.0070	<0.0070	0.0082	<0.0070	0.0501			
EX-74	2.0'	06/19/06	Base	Final Extent	<130.0	2800	<5.5	<0.020	<0.055	<0.055	<0.110	0.0099	0.021	0.025	<0.0069	0.0095	0.011	<0.0069	0.0764			
EX-75	2.0'	06/19/06	Base	Overexcavated	<130.0	200	<4.7	0.025	0.17	<0.047	<0.167	0.02	0.041	0.041	0.0084	0.016	0.015	<0.0070	0.0144			
EX-76	2.0'	06/19/06	Base	Final Extent	<130.0	2500	<5.4	<0.020	<0.054	<0.054	<0.108	0.012	0.023	0.016	<0.0070	0.0081	0.016	<0.0070	0.0751			
EX-77	2.0'	06/19/06	Base	Final Extent	<130.0	2500	<5.3	<0.020	0.12	<0.053	<0.138	0.011	0.023	0.025	<0.0069	0.0096	0.011	<0.0069	0.0796			
EX-78	2.0'	06/19/06	Base	Overexcavated	<26.0	1800	<5.0	0.063	0.4	0.054	0.308											
EX-79	2.0'	06/19/06	Base	Final Extent	<130.0	3200	<4.9	<0.020	<0.049	<0.049	<0.098	0.0084	0.021	0.022	<0.0071	0.0083	0.0093	<0.0071	0.0690			
EX-80	4.0'	06/19/06	Base	Final Extent	<130.0	3400	<5.0	<0.020	<0.050	<0.050	0.199	0.0089	0.019	0.02	<0.0071	0.0085	0.008	<0.0071	0.0644			
EX-81	2.0'	06/19/06	Base	Final Extent	<26.0	730	<5.7	<0.020	<0.057	<0.057	<0.114											
EX-82	2.0'	06/19/06	Base	Final Extent	<26.0	480	<6.8	<0.020	<0.068	<0.068	<0.136										21	
EX-83	2.0'	06/19/06	Base	Overexcavated	<130.0	5400	<5.9	<0.020	<0.059	<0.059	<0.118	<0.0070	0.0082	0.01	<0.0070	<0.0070	<0.0070	<0.0070	0.0182		16	
EX-84	2.0'	06/19/06	Base	Final Extent	<26.0	220	<6.2	<0.020	<0.062	<0.062	<0.124										8.8	
EX-85	2.0'	06/19/06	Base	Overexcavated	2000	10000	<5.3	<0.020	<0.053	<0.053	<0.106	0.037	0.068	0.066	0.016	0.035	0.027	<0.0074	0.0740		230	
EX-86	2.0'	06/19/06	Base	Overexcavated	560	2900	<5.1	<0.020	<0.051	<0.051	<0.102	0.014	0.029	0.027	<0.0071	0.013	0.0098	<0.0071	0.09280		93	
EX-87	2.0'	06/19/06	Base	Overexcavated	<270.0	3300	<5.0	<0.020	<0.050	<0.050	<0.100	0.016	0.056	0.032	0.01	0.022	0.03	<0.0072	0.03660			
EX-88	2.0'	06/19/06	Base	Final Extent	<26.0	<52.0	<5.6	<0.020	<0.056	<0.056	<0.112											
EX-89	3.0'	06/19/06	Base	Overexcavated	<150.0	3900	<6.2	<0.020	<0.062	<0.062	<0.124	0.01	0.022	0.024	<0.0078	0.012	0.012	<0.0078	0.0800			
EX-90	6.0'	06/19/06	Base	Final Extent	<140.0	3100	15	<0.020	<0.058	<0.058	<0.116	0.0077	0.023	0.019	<0.0074	0.0086	0.0097	<0.0074	0.0680			
EX-91	2.0'	06/19/06	Base	Final Extent	<30.0	690	<6.7	<0.020	<0.067	<0.067	<0.134										23	
EX-92	2.0'	06/19/06	Base	Final Extent	<33.0	2200	<8.1	<0.020	<0.081	<0.081	<0.162	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0088	<0.0616		22	
EX-93	2.0'	06/19/06	Base	Final Extent	<32.0	450	<7.6	<0.020	<0.076	<0.076	<0.152										24	
EX-94	2.0'	06/19/06	Base	Final Extent	<31.0	1100	<7.0	<0.020	<0.070	<0.070	<0.140										41	
EX-95	2.0'	06/19/06	Base	Final Extent	<31.0	1000	<6.5	<0.020	<0.065	<0.065	<0.130										77	
EX-96	2.0'	06/20/06	Base	Final Extent	<30.0	200	<7.60	<0.020	<0.076	<0.076	0.166										31	
EX-97	2.0'	06/20/06	Base	Final Extent	<28.0	1800	<5.40	<0.020	0.099	<0.054	0.141											
EX-98	2.0'	06/20/06	Base	Final Extent	<28.0	<56.0	<6.40	<0.020	<0.064	<0.064	<0.128											
EX-99	3.0'	06/20/06	Base	Final Extent	<26.0	<51.0	<5.80	<0.020	<0.058	<0.058	<0.116											
EX-100	2.0'	06/20/06	Base	Final Extent	<31.0	160	<5.80	<0.020	<0.058	<0.058	<0.116											
EX-101	2.0'	06/20/06	Base	Final Extent	90	260	<7.10	0.023	<0.071	<0.071	0.161											
EX-102	2.0'	06/20/06	Base	Final Extent	<31.0	1100	<6.20	<0.020	<0.062	<0.062	<0.124											
EX-103	2.0'	06/20/06	Base	Final Extent	35	100	<7.70	<0.020	<0.077	<0.077	<0.154											
EX-104	2.0'	06/20/06	Base	Final Extent	<31.0	250	<6.70	<0.020	<0.067	<0.067	<0.134											
EX-105	2.0'	06/20/06	Base	Overexcavated	<130.0	8900	<5.10	<0.020	<0.051	<0.051	<0.102	0.029	0.094	0.077	0.018	0.04	0.023	<0.0072	0.02810			
EX-106	3.0'	06/20/06	Base	Final Extent	<28.0	200	<4.60	<0.020	<0.046	<0.046	<0.092											

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>1</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)								Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead
EX-107	.5'	09/06/06	Sidewall Overexcavation for EX-2	Final Extent	<26.0	100	<6.4	<0.020	<0.64	<0.64	<0.128	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	32
EX-108	.5'	09/06/06	Sidewall Overexcavation for EX-5	Final Extent	<26.0	770	<4.9	<0.020	<0.49	<0.49	<0.098	--	--	--	--	--	--	--	--	--	--
EX-109	3.0'	09/06/06	Base Overexcavation for EX-75	Final Extent	<26.0	1300	--	--	--	--	--	<0.0069	0.0088	0.012	<0.0069	<0.0069	<0.0069	<0.0069	<0.0208	--	--
EX-110	3.0'	09/06/06	Base Overexcavation for EX-78	Final Extent	--	--	--	<0.20	<0.053	<0.053	<0.106	--	--	--	--	--	--	--	--	--	--
EX-111	3.0'	09/06/06	Base Overexcavation for EX-83	Final Extent	<26.0	<52	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
EX-112	3.0'	09/06/06	Base Overexcavation for EX-85	Final Extent	<26.0	41	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-113	3.0'	09/06/06	Base Overexcavation for EX-86	Final Extent	<26.0	2800	--	--	--	--	--	<0.0069	0.0074	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0074	--	--
EX-114	3.0'	09/06/06	Sidewall Overexcavation for EX-87	Final Extent	<26.0	84	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-115	.5'	09/06/06	Sidewall Overexcavation for EX-28	Final Extent	--	--	<0.73	--	--	--	--	--	--	--	--	--	--	--	--	--	--
EX-116	.5'	09/06/06	Sidewall Overexcavation for EX-33	Final Extent	--	--	--	<0.020	<0.060	<0.060	<0.121	--	--	--	--	--	--	--	--	--	--
EX-117	3.0'	09/06/06	Base Overexcavation for EX-105	Final Extent	<26.0	56	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-118	3.0'	09/06/06	Sidewall Overexcavation for EX-36	Final Extent	<28.0	840	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
EX-119	5.0'	09/06/06	Base Overexcavation for EX-89	Final Extent	<27.0	400	--	--	--	--	--	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	--	--
EX-120	3.0'	09/06/06	Base Overexcavation for EX-62	Final Extent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	44
EX-121	3.0'	09/06/06	Base Overexcavation for EX-69	Final Extent	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	19
EX-122	6.0'	09/06/06	Base	Final Extent	<26.0	480	<6.3	<0.20	<0.63	<0.63	<0.126	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0069	<0.0483	<5.1	40
MTCA Method A Cleanup Levels for Soil (mg/Kg) <sup>8</sup>					2000	2000	100	0.03	7	6	9	NA	NA	NA	NA	NA	NA	NA	0.1	2	250
Calculated MTCA Method B Cleanup Levels for Soil (mg/Kg) <sup>10</sup>					7457 Total TPH			NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA

Notes

Only detected analytes presented on table  
-- indicates analyte not tested

Table 1  
Soil Sample Analytical Results  
Four Corners Auto Wrecking  
26615 Maple Valley-Black Diamond Road SE  
Maple Valley, Washington

Sample Number	Sample Depth (feet bgs) <sup>1</sup>	Sample Date	Sample Location <sup>2</sup>	Excavation Status <sup>3</sup>	TPH (mg/kg) <sup>4</sup>			BTEX (mg/kg) <sup>5</sup>				Carcinogenic Polynuclear Aromatic Hydrocarbons (mg/kg)									Total Metals (mg/kg)	
					TPH-d	TPH-o	TPH-g	Benzene	Toluene	Ethyl Benzene	Total Xylenes	Benzo[a]anthracene	Chrysene	Benzo[b]fluoranthene	Benzo[k]fluoranthene	Benzo[a]pyrene	Indeno[1,2,3-cd]pyrene	Dibenz[a,h]anthracene	Total cPAHs <sup>6</sup>	Cadmium	Lead	

**NA** indicates analyte detected at or above laboratory method reporting limit (MRL)

**NA** indicates analyte detected at or above referenced Cleanup Level

NA indicates value not applicable

1 bgs indicates depth below ground surface in feet where sample was obtained

2 general location of soil sample (actual location depicted on attached Figures 4 and 5)

3 describes status of soil area where referenced sample was obtained (either final extent or over excavated area)

4 mg/kg indicates milligrams of analyte per kilogram, synonymous with parts per million

5 benzene, toluene, ethylbenzene, and total xylenes

6 results presented as the sum of detected carcinogenic polynuclear aromatic hydrocarbons (cPAHs) as presented in the Model Toxics Control Act Table 830-1 (13)

7 indicates analyte not detected at or above referenced laboratory detection limit

8 Base and Sidewall indicate samples obtained from base or sidewall of main excavation, smaller excavation locations presented in parentheses

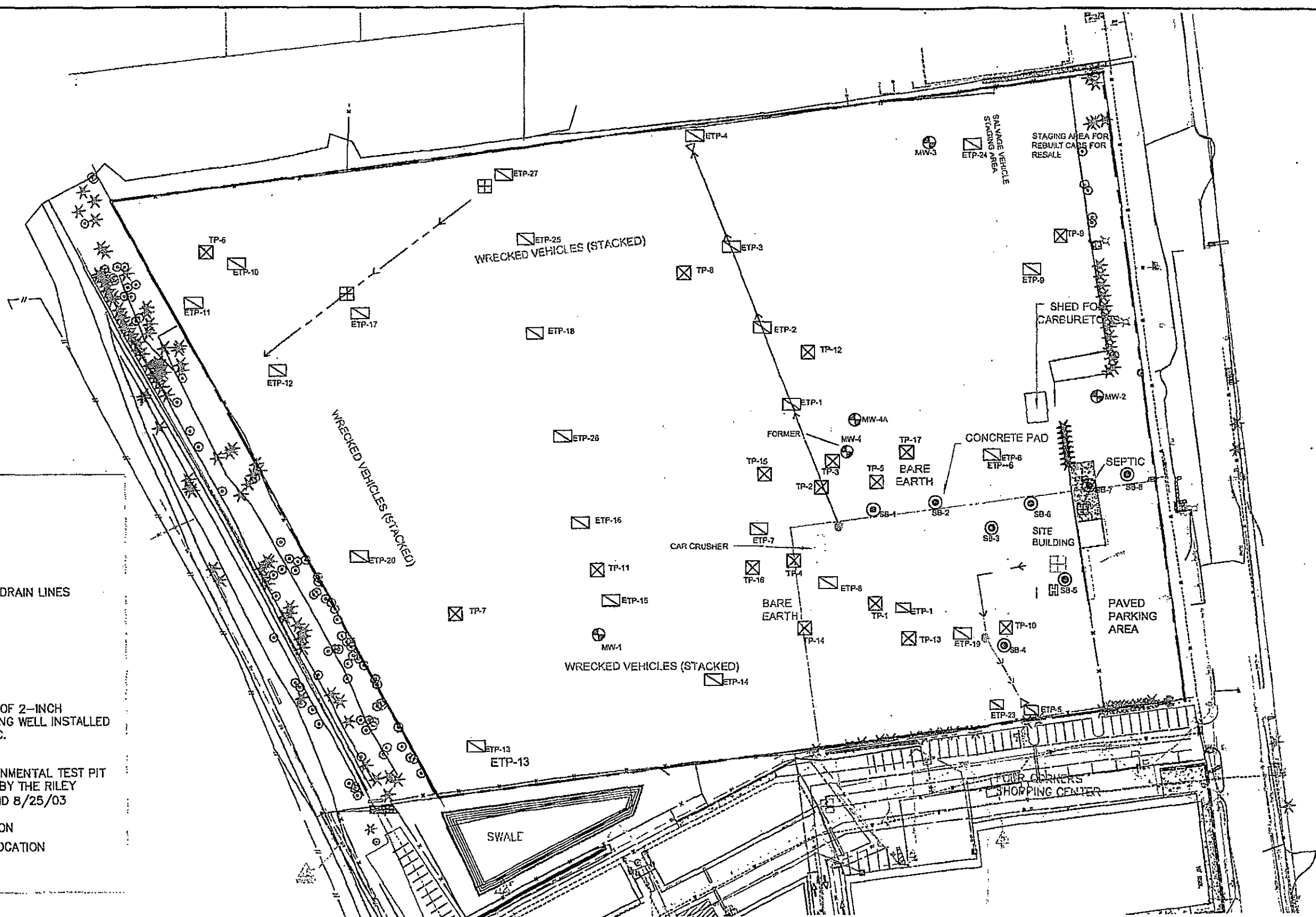
9 Value taken from the Washington State Department of Ecology, Model Toxics Control Act, Method A tables for Soil (Unrestricted Use)


10 Value taken from the calculated Method B Formula Values for Soil (Unrestricted Use) calculation described in the Additional Characterization Report, prepared by EPI Global dated May 10, 2006



**LEGEND**

- SB#
- EFI TEST PIT
- SITE BOUNDARY
- REPORTED STORMWATER DRAIN LINES
- CATCH BASIN
- SUMP (FORMER)
- APPROXIMATE LOCATION OF 2-INCH GROUNDWATER MONITORING WELL INSTALLED BY THE RILEY GROUP, INC.
- GEOTECHNICAL & ENVIRONMENTAL TEST PIT LOCATIONS EXCAVATED BY THE RILEY GROUP, INC. ON 8/22 AND 8/25/03
- APPARENT FLOW DIRECTION
- APPARENT DISCHARGE LOCATION
- HYDRAULIC HOIST














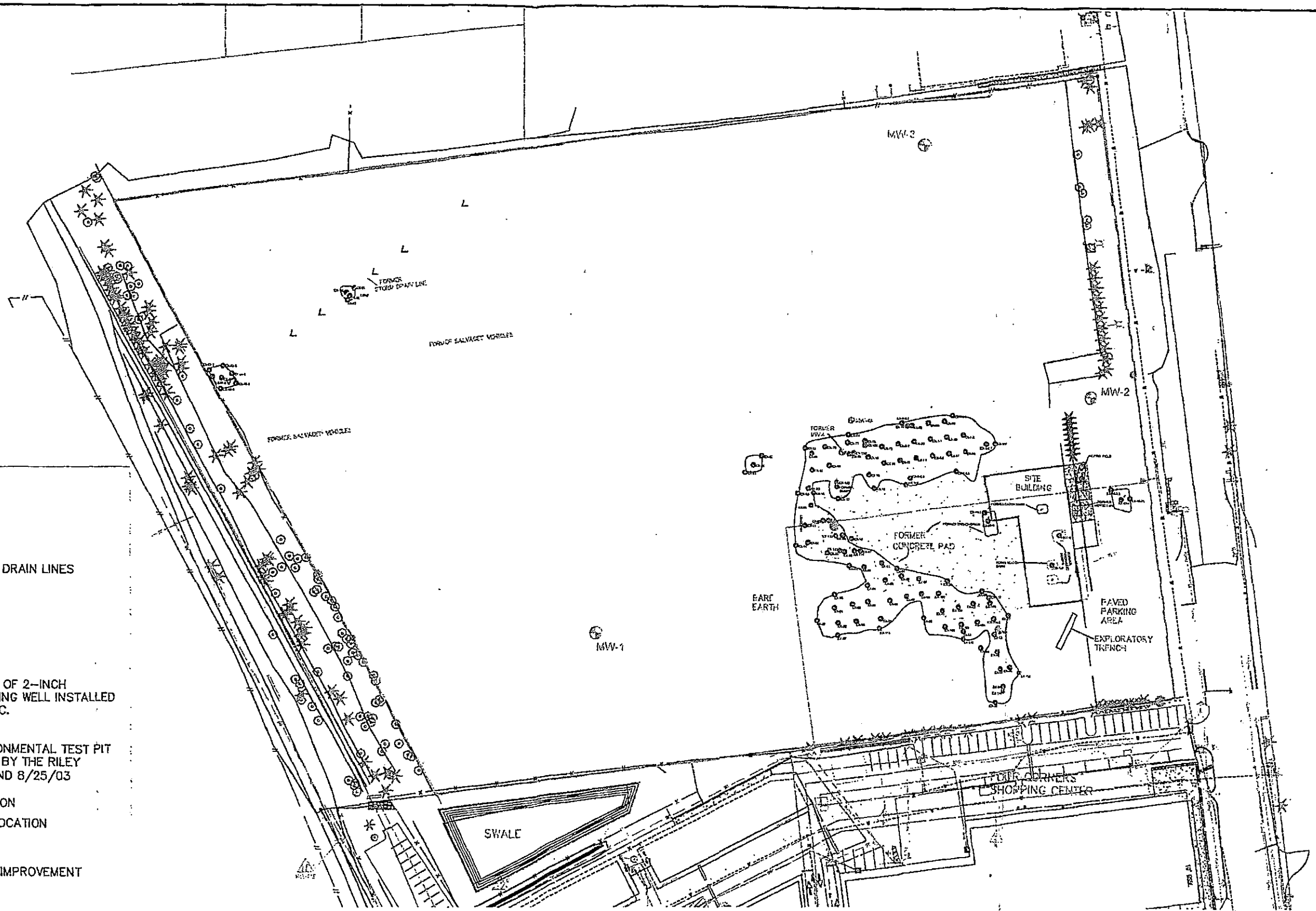
 <b>EFI Global</b> Complex Issues • Solid Solutions  11241 SLATER AVENUE NE SUITE 200 KIRKLAND, WA 98033  TEL: (425) 828-7592 FAX: (425) 828-7768	<b>FIGURE 2</b> SITE W/ FORMER SITE IMPROVEMENTS & SITE CHARACTERIZATION SOIL SAMPLE LOCATION		REV. C.R.	BY: J.Z.
	<b>KITE REALTY GROUP</b>		SCALE: 1/8"=1'	
	30 S. MERIDIAN STREET SUITE 1100 INDIANAPOLIS, IN 46204		EFI JOB NO.: 98520-00442	
	<b>FOUR CORNERS AUTO WRECKING</b>		DATE: 11/13/06	
	26615 MAPLE VALLEY BLACK DIAMOND RD.SE. MAPLE VALLEY, WA			





LEGEND

-  SOIL SAMPLE LOCATION
-  SITE BOUNDARY
-  REPORTED STORMWATER DRAIN LINES
-  CATCH BASIN
-  SUMP (FORMER)
-  APPROXIMATE LOCATION OF 2-INCH GROUNDWATER MONITORING WELL INSTALLED BY THE RILEY GROUP, INC.
-  GEOTECHNICAL & ENVIRONMENTAL TEST PIT LOCATIONS EXCAVATED BY THE RILEY GROUP, INC. ON 8/22 AND 8/25/03
-  REPORTED FLOW DIRECTION
-  REPORTED DISCHARGE LOCATION
-  HYDRAULIC HOIST
-  INDICATES FORMER SITE IMPROVEMENT



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KIRKLAND, WA 98033  
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FAX: (425) 828-7768

FIGURE 3 SITE PLAN W / LIMITS OF REMEDIAL EXCAVATION

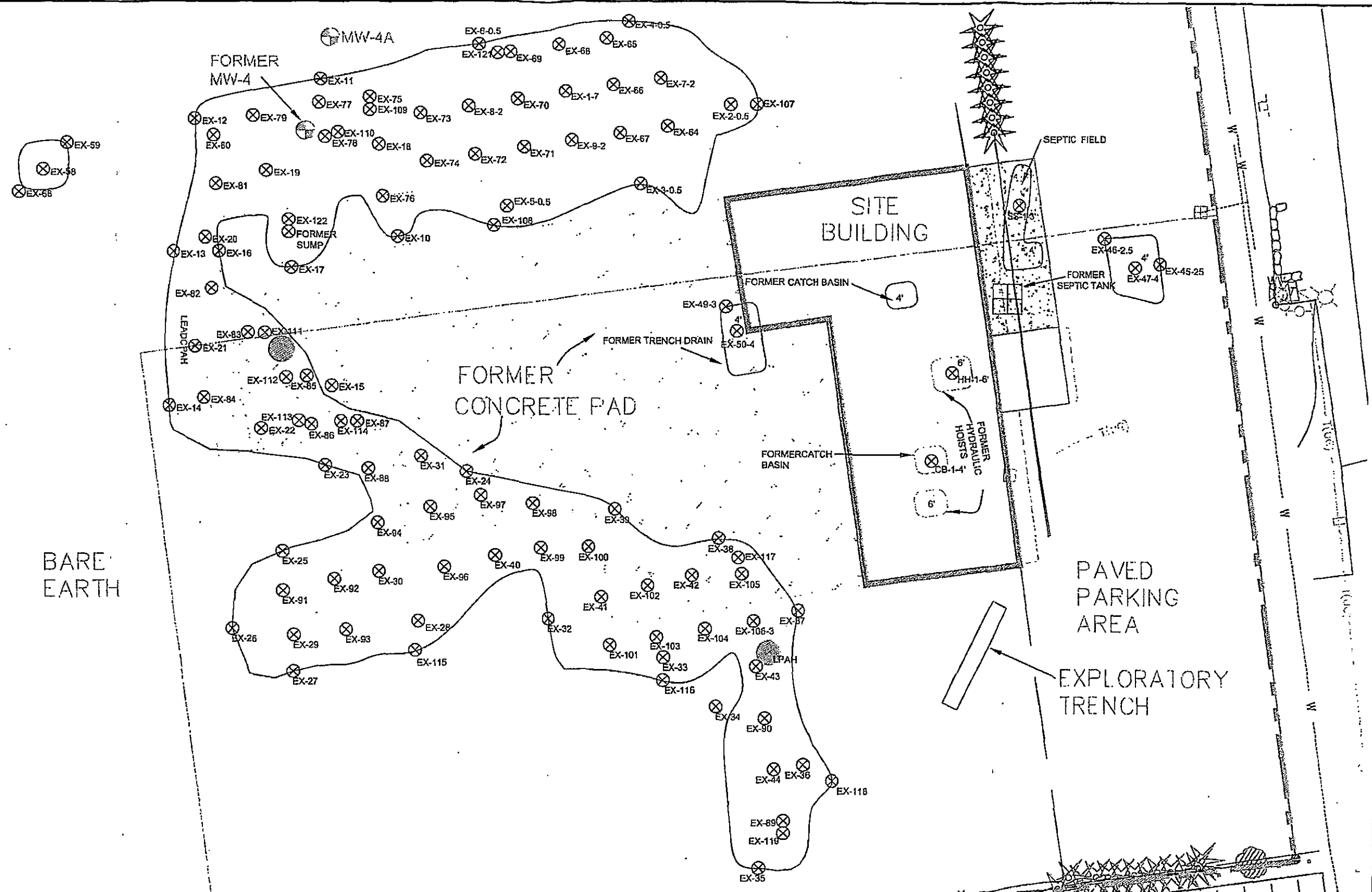
**KITE REALTY GROUP**

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

**FOUR CORNERS AUTO  
WRECKING**

26616 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. C.R.	BY: J.Z.
SCALE: 1/8" = 1'	
EFI JOB NO.: 98520-00442	
DATE: 11/13/06	



LEGEND	
⊗ EX-#	SOIL SAMPLE LOCATION



11241 SLATER AVENUE NE  
SUITE 200  
KIRKLAND, WA 98033

TEL: (425) 828-7592  
FAX: (425) 828-7768

FIGURE 4 SITE PLAN DETAIL OF REMEDIAL EXCAVATION & SOIL SAMPLE LOCATIONS (EASTERN)

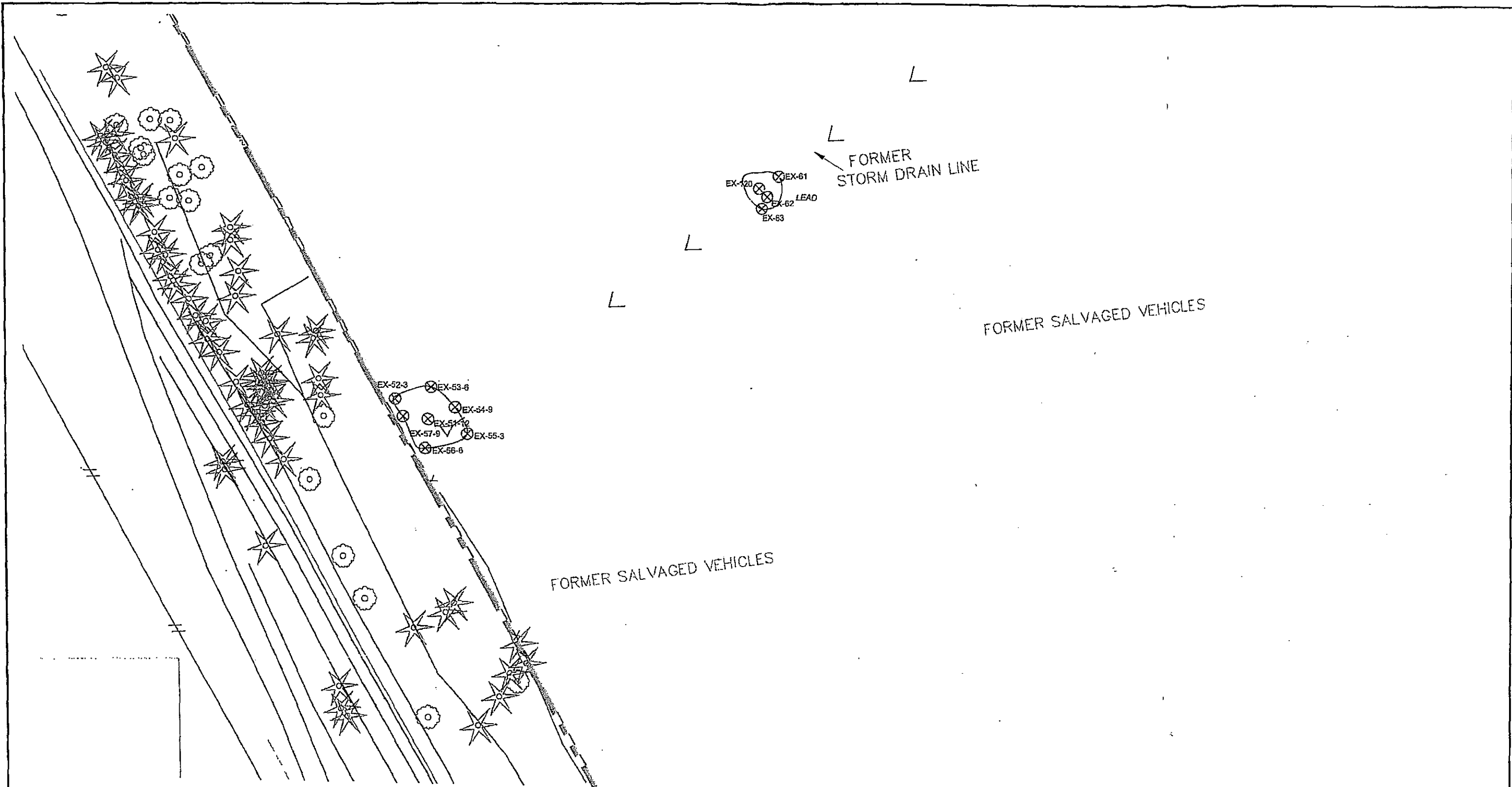
KITE REALTY GROUP

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

FOUR CORNERS AUTO  
WRECKING

26615 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. C.R.	BY: J.Z.
SCALE: 3/8" = 1'	
EFI JOB NO.: 98520-00442	
DATE: 11/10/06	



**LEGEND**

⊗ EX-# SOIL SAMPLE LOCATION



11241 SLATER AVENUE NE  
SUITE 200  
KIRKLAND, WA 98033  
TEL: (425) 828-7592  
FAX: (425) 828-7768

**FIGURE 5**

**SITE PLAN DETAIL OF REMEDIAL EXCAVATION & SOIL  
SAMPLE LOCATIONS (WESTERN)**

**KITE REALTY GROUP**

30 S. MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, IN 46204

**FOUR CORNERS AUTO  
WRECKING**

26615 MAPLE VALLEY BLACK DIAMOND RD. SE.  
MAPLE VALLEY, WA

REV. C.R.	BY: J.Z.
SCALE: 3/8" = 1'	
EFI JOB NO.: 98520-00442	
DATE: 11/10/06	

**Soil Cleanup Levels: Worksheet for Data Entry**

Refer to WAC 173-340-720, 740, 745, 747, 750

Date: 05/05/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

**1. Enter Soil Concentration Measured**

Chemical of Concern or Equivalent Carbon Group	Measured Soil Conc dry basis mg/kg	Composition Ratio %
<b>Petroleum EC Fraction</b>		
AL_EC>5-6	2.5	0.01%
AL_EC>6-8	2.5	0.01%
AL_EC>8-10	2.5	0.01%
AL_EC>10-12	2.5	0.01%
AL_EC>12-16	55	0.21%
AL_EC>16-21	980	3.76%
AL_EC>21-34	20000	76.75%
AR_EC>8-10	2.5	0.01%
AR_EC>10-12	2.5	0.01%
AR_EC>12-16	28.5	0.11%
AR_EC>16-21	449.5	1.72%
AR_EC>21-34	4200	16.12%
Benzene	7	0.03%
Toluene	99	0.38%
Ethylbenzene	33	0.13%
Total Xylenes	181	0.69%
Total Naphthalenes	11.7	0.04%
n-Hexane	0	0.00%
MTBE	0	0.00%
Ethylene Dibromide (EDB)	0	0.00%
1,2 Dichloroethane (EDC)	0.0045	0.00%
Benzo(a)anthracene	0.042	0.00%
Benzo(b)fluoranthene	0.11	0.00%
Benzo(k)fluoranthene	0.042	0.00%
Benzo(a)pyrene	0.042	0.00%
Chrysene	0.09	0.00%
Dibenzo(a,h)anthracene	0.042	0.00%
Indeno(1,2,3-cd)pyrene	0.042	0.00%
<b>Sum</b>	<b>26060.1145</b>	<b>100.00%</b>

**2. Enter Site-Specific Hydrogeological Data**

Total soil porosity: default is 0.43	0.43	Unitless
Volumetric water content: default is 0.3	0.3	Unitless
Volumetric air content: default is 0.13	0.13	Unitless
Soil bulk density measured: default is 1.5	1.5	kg/l
Fraction Organic Carbon: default is 0.001	0.001	Unitless
Dilution Factor: default is 20	20	Unitless

Exposure Pathway	Pass or Fail?	HI	RISK
Soil Direct Contact	Unrestricted Land use	Fail	3.08E+00
	Industrial Land use	Pass	2.54E-01
Method B Potable Ground Water Protection	Fail	4.21E+00	1.19E-04

**Warning!!!**

\*Check to determine if a simplified or site-specific Terrestrial Ecological Evaluation may be required based on site-specific conditions and type of fuel (see WAC 173-340-7490-7494).  
\*Check Soil Residual Saturation Evaluation specified in WAC 173-340-747(10).

\*Need Extensive Vapor Study

**Note:**

1. All data must be numeric values. Use of alphabetical characters (i.e., "ND", "NA", "<", ">", or "=") will cause an error.
2. Try to avoid double counting: The Petroleum Equivalent Carbon (EC) fractions include many individual substances that must be analyzed separately. When entering the concentration of petroleum EC fraction into the data entry cell, make sure you subtract the concentration of individual substances from the appropriate EC fraction. (See User's Guide)
3. For the values of soil measurement below the method detection limit, substitute one-half the method detection limit as required by WAC173-340-740-(7). For the values for soil measurement above the method detection limit but below the practical quantitation limit, substitute the method detection limit. However, for a hazardous substance or petroleum fraction which has never been detected in any sample at a site and these substances are not suspected of being present at the site based on site history and other knowledge, enter "0" for that hazardous substances or petroleum fraction for further calculation. Refer to WAC173-340-740(7) for detail.
4. For detail analytical testing requirements for petroleum contaminated sites, refer to WAC 173-340-820, 830 and 840, and Table 830-1.
5. For detail information on site-specific hydrogeological conditions, refer to WAC 173-340-747.

**REMARK:**

Enter site-specific information here.....

**Worksheet for Calculating Soil Cleanup Level for Soil Direct Contact pathway: Method B-Unrestricted Land use**  
**(Refer to WAC 173-340-740)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

Chemical of Concern or EC Group	Measured Soil Conc dry basis	Exposure Parameters				Toxicity Parameters		Current Condition			Adjusted Condition			
		ABI	AF	ABS <sub>d</sub>	GI	RfD <sub>o</sub>	CPF <sub>o</sub>	HQ	RISK	Pass or Fail?	Soil Conc being tested	HQ	RISK	Pass or Fail?
	mg/kg	unitless	mg/cm <sup>2</sup> -day	unitless	unitless	mg/kg-day	kg-day/mg	unitless	unitless		mg/kg	unitless	unitless	
<b>Petroleum EC Fraction</b>														
AL_EC>5-6	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			8.11E-01	1.92E-06		
AL_EC>6-8	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			8.11E-01	1.92E-06		
AL_EC>8-10	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			8.11E-01	3.66E-04		
AL_EC>10-12	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			8.11E-01	3.66E-04		
AL_EC>12-16	55	1	0.2	0.1	0.5	0.03		3.30E-02			1.78E+01	1.07E-02		
AL_EC>16-21	980	1	0.2	0.1	0.5	2		8.82E-03			3.18E+02	2.86E-03		
AL_EC>21-34	20000	1	0.2	0.1	0.5	2		1.80E-01			6.49E+03	5.84E-02		
AR_EC>8-10	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			8.11E-01	2.19E-04		
AR_EC>10-12	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			8.11E-01	2.19E-04		
AR_EC>12-16	28.5	1	0.2	0.1	0.5	0.05		1.03E-02			9.24E+00	3.33E-03		
AR_EC>16-21	449.5	1	0.2	0.1	0.5	0.03		2.70E-01			1.46E+02	8.75E-02		
AR_EC>21-34	4200	1	0.2	0.1	0.5	0.03		2.52E+00			1.36E+03	8.17E-01		
Benzene	7	1	0.2	0.0005	0.95	0.003	0.055	2.92E-02	3.85E-07		2.27E+00	9.47E-03	1.25E-07	
Toluene	99	1	0.2	0.03	1	0.2		6.60E-03			3.21E+01	2.14E-03		
Ethylbenzene	33	1	0.2	0.03	0.92	0.1		4.42E-03			1.07E+01	1.43E-03		
Total Xylenes	181	1	0.2	0.03	0.9	2		1.21E-03			5.87E+01	3.94E-04		
Total Naphthalenes	11.7	1	0.2	0.13	0.89	0.02		9.66E-03			3.79E+00	3.13E-03		
n-Hexane	0	1	0.2	0.03	0.8	0.06					0.00E+00	0.00E+00		
MTBE	0										0.00E+00			
Ethylene Dibromide (EDB)	0	1	0.2	0.03	0.8	0.000057	85		0.00E+00		0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.0045	1	0.2	0.03	0.8	0.03	0.091	2.03E-06	4.43E-10		1.46E-03	6.58E-07	1.44E-10	
Benzo(a)anthracene	0.042	1	0.2	0.13	0.89		0.73		4.05E-08	for	1.36E-02		1.31E-08	for
Benzo(b)fluoranthene	0.11	1	0.2	0.13	0.89		0.73		1.06E-07	all	3.57E-02		3.44E-08	all
Benzo(k)fluoranthene	0.042	1	0.2	0.13	0.89		0.73		4.05E-08	cPAHs	1.36E-02		1.31E-08	cPAHs
Benzo(a)pyrene	0.042	1	0.2	0.13	0.89		7.3		4.05E-07		1.36E-02		1.31E-07	
Chrysene	0.09	1	0.2	0.13	0.89		0.073		8.68E-09		2.92E-02		2.81E-09	
Dibenzo(a,h)anthracene	0.042	1	0.2	0.13	0.89		2.92		1.62E-07		1.36E-02		5.25E-08	
Indeno(1,2,3-cd)pyrene	0.042	1	0.2	0.13	0.89		0.73		4.05E-08		1.36E-02		1.31E-08	
<b>Sum</b>	<b>26060.1145</b>							<b>3.08E+00</b>	<b>1.19E-06</b>	<b>Fail</b>	<b>8.45E+03</b>	<b>9.98E-01</b>	<b>3.86E-07</b>	

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

Current Condition	
TPH, mg/kg=	26060.115
HI=	3.076E+00
Cancer RISK=	1.189E-06
Pass or Fail?	Fail

Adjusted Condition	
TPH, mg/kg=	8450.000
HI=	9.976E-01
Cancer RISK=	3.857E-07
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Exposure Parameters		
for Non-carcinogens		Units
Average Body Weight, ABW	16	kg
Averaging Time, AT	6	yr
Exposure Frequency, EF	1	unitless
Exposure Duration, ED	6	yr
Soil Ingestion Rate, SIR	200	mg/day
Dermal Surface Area, SA	2200	cm <sup>2</sup>
for Carcinogens		
Averaging time, AT_C	75	yr

## Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water

(Refer to WAC 173-340-747)

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

			Adjusted Condition				
Chemical of Concern or EC Group	Measured Soil Conc dry basis	Ground Water Cleanup Level Method A	Soil Conc being tested	Predicted Conc @Well	HQ @ Well	RISK @ Well	Pass or Fail?
	mg/kg	ug/l	mg/kg	ug/l	unitless	unitless	
<i>Petroleum EC Fraction</i>							
AL_EC >5-6	2.5		2.50E+00	7.07E-01	1.55E-05	0.00E+00	
AL_EC >6-8	2.5		2.50E+00	8.69E-02	1.91E-06	0.00E+00	
AL_EC >8-10	2.5		2.50E+00	5.34E-03	2.23E-05	0.00E+00	
AL_EC >10-12	2.5		2.50E+00	3.43E-04	1.43E-06	0.00E+00	
AL_EC >12-16	55		5.50E+01	1.35E-04	2.82E-07	0.00E+00	
AL_EC >16-21	980		9.80E+02	3.05E-06	9.53E-11	0.00E+00	
AL_EC >21-34	20000		2.00E+04	4.85E-10	1.52E-14	0.00E+00	
AR_EC >8-10	2.5		2.50E+00	8.65E-01	2.16E-03	0.00E+00	
AR_EC >10-12	2.5		2.50E+00	3.09E-01	7.72E-04	0.00E+00	
AR_EC >12-16	28.5		2.85E+01	7.11E-01	8.89E-04	0.00E+00	
AR_EC >16-21	449.5		4.50E+02	7.80E-01	1.62E-03	0.00E+00	
AR_EC >21-34	4200		4.20E+03	7.47E-02	1.56E-04	0.00E+00	
Benzene	7	5	7.00E+00	9.41E+01	3.92E+00	1.18E-04	Fail
Toluene	99	1000	9.90E+01	3.57E+02	2.23E-01	0.00E+00	
Ethylbenzene	33	700	3.30E+01	3.37E+01	4.22E-02	0.00E+00	
Total Xylenes	181	1000	1.81E+02	1.87E+02	1.17E-02	0.00E+00	
Total Naphthalenes	11.7	160	1.17E+01	1.82E+00	1.14E-02	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.0045	5	4.50E-03	2.02E-01	8.41E-04	4.20E-07	
Benzo(a)anthracene	0.042		4.20E-02	1.12E-06	0.00E+00	9.33E-12	for
Benzo(b)fluoranthene	0.11		1.10E-01	4.23E-07	0.00E+00	3.53E-12	all
Benzo(k)fluoranthene	0.042		4.20E-02	8.61E-08	0.00E+00	7.19E-13	cPAHs
Benzo(a)pyrene	0.042		4.20E-02	1.74E-07	0.00E+00	1.45E-11	
Chrysene	0.09		9.00E-02	4.08E-07	0.00E+00	3.40E-13	
Dibenzo(a,h)anthracene	0.042		4.20E-02	2.43E-07	0.00E+00	8.12E-12	
Indeno(1,2,3-cd)pyrene	0.042		4.20E-02	2.16E-09	0.00E+00	1.80E-14	
Sum	26060.115		2.61E+04	6.77E+02	4.21E+00	1.19E-04	Fail
Testing Total Soil Conc (mg/kg) is: 26060.11							

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

## Site-Specific Hydrogeological Characteristics

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\Theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\Theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

## Back-Calculate Target Soil TPH Cleanup Levels

Based on  $H=1.0$  @Ground Water:Based on total Cancer RISK =  $1.0E-5$  @Ground Water:

Based on Benzene Ground Water Cleanup Level:

## TPH OUTPUT

Total Soil Concentration (mg/kg) tested:	26060.115
Pass or Fail?	Fail
Predicted TPH (ug/l) @Well:	6.77E+02
Cancer Risk @ Well:	1.19E-04
Hazard Index @Well:	4.21E+00
Initial Weighted Average MW of NAPL (g/mol):	336.8
Equilibrated Weighted Average MW of NAPL (g/mol):	337.0
Initial Weighted Average Density of NAPL (kg/l):	0.849
Volumetric NAPL Content, $\Theta_{NAPL}$ :	0.046
NAPL Saturation (%), $\Theta_{NAPL}/n$ :	10.70%
Type of model used for computation:	4-Phase Model
Computation completed?	Yes!
Mass Distribution Pattern @ 4-phase in soil pore system:	
Total Mass distributed in Water Phase: 0.01%	in Solid: 0.01%
Total Mass distributed in Air Phase: 0.00%	in NAPL: 99.98%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-S1

# Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water (Refer to WAC 173-340-747)

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-6-0.5

			Adjusted Condition				
Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Ground Water Cleanup Level Method A ug/l	Soil Conc being tested mg/kg	Predicted Conc @Well ug/l	HQ @ Well unitless	RISK @ Well unitless	Pass or Fail?
<b>Petroleum EC Fraction</b>							
AL_EC >5-6	2.5		9.59E-03	1.07E-01	2.34E-06	0.00E+00	
AL_EC >6-8	2.5		9.59E-03	3.54E-02	7.76E-07	0.00E+00	
AL_EC >8-10	2.5		9.59E-03	3.91E-03	1.63E-05	0.00E+00	
AL_EC >10-12	2.5		9.59E-03	3.05E-04	1.27E-06	0.00E+00	
AL_EC >12-16	55		2.11E-01	1.32E-04	2.76E-07	0.00E+00	
AL_EC >16-21	980		3.76E+00	2.76E-06	8.61E-11	0.00E+00	
AL_EC >21-34	20000		7.67E+01	5.09E-10	1.59E-14	0.00E+00	
AR_EC >8-10	2.5		9.59E-03	2.05E-01	5.12E-04	0.00E+00	
AR_EC >10-12	2.5		9.59E-03	1.14E-01	2.86E-04	0.00E+00	
AR_EC >12-16	28.5		1.09E-01	4.37E-01	5.46E-04	0.00E+00	
AR_EC >16-21	449.5		1.72E+00	7.11E-01	1.48E-03	0.00E+00	
AR_EC >21-34	4200		1.61E+01	7.75E-02	1.61E-04	0.00E+00	
Benzene	7	5	2.69E-02	4.56E+00	1.90E-01	5.74E-06	
Toluene	99	1000	3.80E-01	4.60E+01	2.87E-02	0.00E+00	
Ethylbenzene	33	700	1.27E-01	1.04E+01	1.30E-02	0.00E+00	
Total Xylenes	181	1000	6.95E-01	5.49E+01	3.43E-03	0.00E+00	
Total Naphthalenes	11.7	160	4.49E-02	8.77E-01	5.48E-03	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.0045	5	1.73E-05	3.91E-03	1.63E-05	8.13E-09	
Benzo(a)anthracene	0.042		1.61E-04	1.12E-06	0.00E+00	9.31E-12	for all cPAHs
Benzo(b)fluoranthene	0.11		4.22E-04	4.33E-07	0.00E+00	3.61E-12	
Benzo(k)fluoranthene	0.042		1.61E-04	8.92E-08	0.00E+00	7.44E-13	
Benzo(a)pyrene	0.042		1.61E-04	1.79E-07	0.00E+00	1.50E-11	
Chrysene	0.09		3.45E-04	4.24E-07	0.00E+00	3.54E-13	
Dibenzo(a,h)anthracene	0.042		1.61E-04	2.42E-07	0.00E+00	8.07E-12	
Indeno(1,2,3-cd)pyrene	0.042		1.61E-04	2.27E-09	0.00E+00	1.89E-14	
Sum	26060.115		1.00E+02	1.18E+02	2.44E-01	5.74E-06	
Testing Total Soil Conc (mg/kg) is:			100.00				

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

## Site-Specific Hydrogeological Characteristics

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\Theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\Theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

## Back-Calculate Target Soil TPH Cleanup Levels

Based on HI=1.0 @Ground Water:

Based on total Cancer RISK=1.0E-5 @Ground Water:

Based on Benzene Ground Water Cleanup Level:

## TPH OUTPUT

Total Soil Concentration (mg/kg) tested:	100.000
Pass or Fail?	Pass
Predicted TPH (ug/l) @Well:	1.18E+02
Cancer Risk @ Well:	5.74E-06
Hazard Index @Well:	2.44E-01
Initial Weighted Average MW of NAPL (g/mol):	336.8
Equilibrated Weighted Average MW of NAPL (g/mol):	346.8
Initial Weighted Average Density of NAPL (kg/l):	0.849
Volumetric NAPL Content, $\Theta_{NAPL}$ :	0.000
NAPL Saturation (%), $\Theta_{NAPL}/n$ :	0.04%
Type of model used for computation:	4-Phase Model
Computation completed?	Yes!
Mass Distribution Pattern @ 4-phase in soil pore system:	
Total Mass distributed in Water Phase: 0.47%	in Solid: 1.43%
Total Mass distributed in Air Phase: 0.07%	in NAPL: 97.98%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-5!

**Soil Cleanup Levels: Worksheet for Data Entry**

Refer to WAC 173-340-720, 740,745, 747, 750

Date: 05/05/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-7-1.0

**1. Enter Soil Concentration Measured**

Chemical of Concern or Equivalent Carbon Group	Measured Soil Conc dry basis mg/kg	Composition Ratio %
<b>Petroleum EC Fraction</b>		
AL_EC >5-6	2.5	0.03%
AL_EC >6-8	2.5	0.03%
AL_EC >8-10	2.5	0.03%
AL_EC >10-12	2.5	0.03%
AL_EC >12-16	28	0.37%
AL_EC >16-21	680	9.01%
AL_EC >21-34	6200	82.15%
AR_EC >8-10	2.5	0.03%
AR_EC >10-12	2.5	0.03%
AR_EC >12-16	4	0.05%
AR_EC >16-21	169.7	2.25%
AR_EC >21-34	450	5.96%
Benzene	0.012	0.00%
Toluene	0.06	0.00%
Ethylbenzene	0.06	0.00%
Total Xylenes	0.06	0.00%
Total Naphthalenes	0.067	0.00%
n-Hexane	0	0.00%
MTBE	0	0.00%
Ethylene Dibromide (EDB)	0	0.00%
1,2 Dichloroethane (EDC)	0.00047	0.00%
Benzo(a)anthracene	0.091	0.00%
Benzo(b)fluoranthene	0.016	0.00%
Benzo(k)fluoranthene	0.0036	0.00%
Benzo(a)pyrene	0.0036	0.00%
Chrysene	0.018	0.00%
Dibenzo(a,h)anthracene	0.0036	0.00%
Indeno(1,2,3-cd)pyrene	0.0036	0.00%
<b>Sum</b>	<b>7547.09887</b>	<b>100.00%</b>

**2. Enter Site-Specific Hydrogeological Data**

Total soil porosity: default is 0.43	0.43	Unitless
Volumetric water content: default is 0.3	0.3	Unitless
Volumetric air content: default is 0.13	0.13	Unitless
Soil bulk density measured: default is 1.5	1.5	kg/l
Fraction Organic Carbon: default is 0.001	0.001	Unitless
Dilution Factor: default is 20	20	Unitless

Exposure Pathway	Pass or Fail?	HI	RISK
Soil Direct Contact	Pass	4.56E-01	1.61E-07
Unrestricted Land use	Pass	3.79E-02	4.00E-08
Industrial Land use	Pass	3.51E-02	7.25E-07
Method B Potable Ground Water Protection	Pass		

**Warning!!!**

\*Check to determine if a simplified or site-specific Terrestrial Ecological Evaluation may be required based on site-specific conditions and type of fuel (see WAC 173-340-7490-7494).

\*Check Soil Residual Saturation Evaluation specified in WAC 173-340-747(10).

**Note:**

1. All data must be numeric values. Use of alphabetical characters (i.e., "ND", "NA", "<", ">", or "=") will cause an error.
2. Try to avoid double counting: The Petroleum Equivalent Carbon (EC) fractions include many individual substances that must be analyzed separately. When entering the concentration of petroleum EC fraction into the data entry cell, make sure you subtract the concentration of individual substances from the appropriate EC fraction. (See User's Guide)
3. For the values of soil measurement below the method detection limit, substitute one-half the method detection limit as required by WAC173-340-740-(7). For the values for soil measurement above the method detection limit but below the practical quantitation limit, substitute the method detection limit. However, for a hazardous substance or petroleum fraction which has never been detected in any sample at a site and these substances are not suspected of being present at the site based on site history and other knowledge, enter "0" for that hazardous substances or petroleum fraction for further calculation. Refer to WAC173-340-740(7) for detail.
4. For detail analytical testing requirements for petroleum contaminated sites, refer to WAC 173-340-820, 830 and 840, and Table 830-1.
5. For detail information on site-specific hydrogeological conditions, refer to WAC 173-340-747.

**REMARK:**

Enter site-specific information here.....



**Worksheet for Calculating Soil Cleanup Level for Soil Direct Contact pathway: Method B-Unrestricted Land use**  
**(Refer to WAC 173-340-740)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-7-1.0

Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Exposure Parameters				Toxicity Parameters			Current Condition			Adjusted Condition		
		ADI	AF	ABS <sub>d</sub>	GI	RfD <sub>o</sub>	CPF <sub>o</sub>	HQ	RISK	Pass or Fail?	Soil Conc being tested mg/kg	HQ	RISK	Pass or Fail?
		unitless	mg/cm <sup>2</sup> -day	unitless	unitless	mg/kg-day	kg-day/mg	unitless	unitless			unitless	unitless	
<b>Petroleum EC Fraction</b>														
AL_EC>5-6	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			5.49E+00	1.30E-05		
AL_EC>6-8	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			5.49E+00	1.30E-05		
AL_EC>8-10	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			5.49E+00	2.47E-03		
AL_EC>10-12	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			5.49E+00	2.47E-03		
AL_EC>12-16	28	1	0.2	0.1	0.5	0.03		1.68E-02			6.14E+01	3.69E-02		
AL_EC>16-21	680	1	0.2	0.1	0.5	2		6.12E-03			1.49E+03	1.34E-02		
AL_EC>21-34	6200	1	0.2	0.1	0.5	2		5.58E-02			1.36E+04	1.22E-01		
AR_EC>8-10	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			5.49E+00	1.48E-03		
AR_EC>10-12	2.5	1	0.2	0.03	0.8	0.05		6.77E-04			5.49E+00	1.48E-03		
AR_EC>12-16	4	1	0.2	0.1	0.5	0.05		1.44E-03			8.78E+00	3.16E-03		
AR_EC>16-21	169.7	1	0.2	0.1	0.5	0.03		1.02E-01			3.72E+02	2.23E-01		
AR_EC>21-34	450	1	0.2	0.1	0.5	0.03		2.70E-01			9.87E+02	5.92E-01		
Benzene	0.012	1	0.2	0.0005	0.95	0.003	0.055	5.01E-05	6.61E-10		2.63E-02	1.10E-04	1.45E-09	
Toluene	0.06	1	0.2	0.03	1	0.2		4.00E-06			1.32E-01	8.77E-06		
Ethylbenzene	0.06	1	0.2	0.03	0.92	0.1		8.04E-06			1.32E-01	1.76E-05		
Total Xylenes	0.06	1	0.2	0.03	0.9	2		4.03E-07			1.32E-01	8.83E-07		
Total Naphthalenes	0.067	1	0.2	0.13	0.89	0.02		5.53E-05			1.47E-01	1.21E-04		
n-Hexane	0	1	0.2	0.03	0.8	0.06					0.00E+00	0.00E+00		
MTBE	0										0.00E+00			
Ethylene Dibromide (EDB)	0	1	0.2	0.03	0.8	0.000057	85		0.00E+00		0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00047	1	0.2	0.03	0.8	0.03	0.091	2.12E-07	4.63E-11		1.03E-03	4.65E-07	1.02E-10	
Benzo(a)anthracene	0.091	1	0.2	0.13	0.89		0.73		8.78E-08	for	2.00E-01		1.93E-07	for
Benzo(b)fluoranthene	0.016	1	0.2	0.13	0.89		0.73		1.54E-08	all	3.51E-02		3.39E-08	all
Benzo(k)fluoranthene	0.0036	1	0.2	0.13	0.89		0.73		3.47E-09	cPAHs	7.90E-03		7.62E-09	cPAHs
Benzo(a)pyrene	0.0036	1	0.2	0.13	0.89		7.3		3.47E-08		7.90E-03		7.62E-08	
Chrysene	0.018	1	0.2	0.13	0.89		0.073		1.74E-09		3.95E-02		3.81E-09	
Dibenzo(a,h)anthracene	0.0036	1	0.2	0.13	0.89		2.92		1.39E-08		7.90E-03		3.05E-08	
Indeno(1,2,3-cd)pyrene	0.0036	1	0.2	0.13	0.89		0.73		3.47E-09		7.90E-03		7.62E-09	
Sum	7547.09887							4.56E-01	1.61E-07		1.66E+04	1.00E+00	3.54E-07	

- a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.
- b. Check columns at left for Pass/Fail detail.

Current Condition	
TPH, mg/kg=	7547.099
HI=	4.557E-01
Cancer RISK=	1.612E-07
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Adjusted Condition	
TPH, mg/kg=	16560.888
HI=	1.000E+00
Cancer RISK=	3.538E-07
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Exposure Parameters		
for Non-carcinogens		Units
Average Body Weight, ABW	16	kg
Averaging Time, AT	6	yr
Exposure Frequency, EF	1	unitless
Exposure Duration, ED	6	yr
Soil Ingestion Rate, SIR	200	mg/day
Dermal Surface Area, SA	2200	cm <sup>2</sup>
for Carcinogens		
Averaging time, AT_C	75	yr

**Worksheet for Calculating Soil Cleanup Level for the Protection of Potable Ground Water**  
**(Refer to WAC 173-340-747)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-7-1.0

			Adjusted Condition				
Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Ground Water Cleanup Level Method A ug/l	Soil Conc being tested mg/kg	Predicted Conc @ Well ug/l	HQ @ Well unitless	RISK @ Well unitless	Pass or Fail?
<i>Petroleum EC Fraction</i>							
AL_EC >5-6	2.5		2.50E+00	2.45E+00	5.38E-05	0.00E+00	
AL_EC >6-8	2.5		2.50E+00	3.14E-01	6.88E-06	0.00E+00	
AL_EC >8-10	2.5		2.50E+00	1.95E-02	8.13E-05	0.00E+00	
AL_EC >10-12	2.5		2.50E+00	1.26E-03	5.24E-06	0.00E+00	
AL_EC >12-16	28		2.80E+01	2.52E-04	5.25E-07	0.00E+00	
AL_EC >16-21	680		6.80E+02	7.75E-06	2.42E-10	0.00E+00	
AL_EC >21-34	6200		6.20E+03	5.52E-10	1.72E-14	0.00E+00	
AR_EC >8-10	2.5		2.50E+00	3.07E+00	7.67E-03	0.00E+00	
AR_EC >10-12	2.5		2.50E+00	1.11E+00	2.78E-03	0.00E+00	
AR_EC >12-16	4		4.00E+00	3.63E-01	4.54E-04	0.00E+00	
AR_EC >16-21	169.7		1.70E+02	1.08E+00	2.25E-03	0.00E+00	
AR_EC >21-34	450		4.50E+02	2.94E-02	6.12E-05	0.00E+00	
Benzene	0.012	5.	1.20E-02	4.92E-01	2.05E-02	6.19E-07	
Toluene	0.06	1000	6.00E-02	7.41E-01	4.63E-04	0.00E+00	
Ethylbenzene	0.06	700	6.00E-02	2.20E-01	2.75E-04	0.00E+00	
Total Xylenes	0.06	1000	6.00E-02	2.22E-01	1.39E-05	0.00E+00	
Total Naphthalenes	0.067	160	6.70E-02	3.79E-02	2.37E-04	0.00E+00	
n-Hexane	0		0.00E+00	0.00E+00	0.00E+00	0.00E+00	
MTBE	0	20	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
Ethylene Dibromide (EDB)	0	0.01	0.00E+00	0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00047	5	4.70E-04	5.09E-02	2.12E-04	1.06E-07	
Benzo(a)anthracene	0.091		9.10E-02	8.88E-06	0.00E+00	7.41E-11	for all cPAHs
Benzo(b)fluoranthene	0.016		1.60E-02	2.26E-07	0.00E+00	1.88E-12	
Benzo(k)fluoranthene	0.0036		3.60E-03	2.71E-08	0.00E+00	2.26E-13	
Benzo(a)pyrene	0.0036		3.60E-03	5.48E-08	0.00E+00	4.57E-12	
Chrysene	0.018		1.80E-02	2.99E-07	0.00E+00	2.50E-13	
Dibenzo(a,h)anthracene	0.0036		3.60E-03	7.64E-08	0.00E+00	2.55E-12	
Indeno(1,2,3-cd)pyrene	0.0036		3.60E-03	6.80E-10	0.00E+00	5.67E-15	
Sum	7547.099		7.55E+03	1.02E+01	3.51E-02	7.25E-07	
Testing Total Soil Conc (mg/kg) is:			7547.10				

a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.

b. Check columns at left for Pass/Fail detail.

**Site-Specific Hydrogeological Characteristics**

Item	Symbol	Value	Units
Total soil porosity: default is 0.43	$n$	0.43	unitless
Volumetric water content: default is 0.3	$\theta_w$	0.3	unitless
Initial volumetric air content: default is 0.13	$\theta_a$	0.13	unitless
Soil bulk density measured: default is 1.5	$\rho_b$	1.5	kg/l
Fraction Organic Carbon: default is 0.001	$f_{oc}$	0.001	unitless
Dilution Factor: default is 20	$DF$	20	unitless

**Back-Calculate Target Soil TPH Cleanup Levels**Based on  $H=1.0$  @Ground Water:Based on total Cancer RISK =  $1.0E-5$  @Ground Water:

Based on Benzene Ground Water Cleanup Level:

**TPH OUTPUT**

Total Soil Concentration (mg/kg) tested:	7547.099
Pass or Fail?	Pass
Predicted TPH (ug/l) @Well:	1.02E+01
Cancer Risk @ Well:	7.25E-07
Hazard Index @Well:	3.51E-02
Initial Weighted Average MW of NAPL (g/mol):	357.9
Equilibrated Weighted Average MW of NAPL (g/mol):	358.0
Initial Weighted Average Density of NAPL (kg/l):	0.814
Volumetric NAPL Content, $\theta_{NAPL}$ :	0.014
NAPL Saturation (%), $\theta_{NAPL}/n$ :	3.23%
Type of model used for computation:	4-Phase Model
Computation completed?	Yes!
Mass Distribution Pattern @ 4-phase in soil pore system:	
Total Mass distributed in Water Phase: 0.00%	in Solid: 0.03%
Total Mass distributed in Air Phase: 0.00%	in NAPL: 99.97%

Please Check Soil Residual Saturation TPH Levels: Refer to Table 747-5!

**Soil Cleanup Levels: Worksheet for Data Entry**

Refer to WAC 173-340-720, 740, 745, 747, 750

Date: 05/05/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-8-05

**1. Enter Soil Concentration Measured**

Chemical of Concern or Equivalent Carbon Group	Measured Soil Conc dry basis mg/kg	Composition Ratio %
<b>Petroleum EC Fraction</b>		
AL_EC >5-6	2.5	0.03%
AL_EC >6-8	2.5	0.03%
AL_EC >8-10	2.5	0.03%
AL_EC >10-12	9.7	0.10%
AL_EC >12-16	78	0.78%
AL_EC >16-21	880	8.80%
AL_EC >21-34	7900	79.02%
AR_EC >8-10	5.9	0.06%
AR_EC >10-12	8.1	0.08%
AR_EC >12-16	22	0.22%
AR_EC >16-21	299.3	2.99%
AR_EC >21-34	779.2	7.79%
Benzene	0.074	0.00%
Toluene	0.73	0.01%
Ethylbenzene	0.14	0.00%
Total Xylenes	1.08	0.01%
Total Naphthalenes	4.32	0.04%
n-Hexane	0	0.00%
MTBE	0	0.00%
Ethylene Dibromide (EDB)	0	0.00%
1,2 Dichloroethane (EDC)	0.00065	0.00%
Benzo(a)anthracene	0.14	0.00%
Benzo(b)fluoranthene	0.26	0.00%
Benzo(k)fluoranthene	0.059	0.00%
Benzo(a)pyrene	0.14	0.00%
Chrysene	0.17	0.00%
Dibenzo(a,h)anthracene	0.011	0.00%
Indeno(1,2,3-cd)pyrene	0.034	0.00%
<b>Sum</b>	<b>9996.85865</b>	<b>100.00%</b>

**2. Enter Site-Specific Hydrogeological Data**

Total soil porosity: default is 0.43	0.43	Unitless
Volumetric water content: default is 0.3	0.3	Unitless
Volumetric air content: default is 0.13	0.13	Unitless
Soil bulk density measured: default is 1.5	1.5	kg/l
Fraction Organic Carbon: default is 0.001	0.001	Unitless
Dilution Factor: default is 20	20	Unitless

Exposure Pathway	Pass or Fail?	HI	RISK
Soil Direct Contact	Unrestricted Land use	Fail	7.94E-01
	Industrial Land use	Pass	6.58E-02
Method B Potable Ground Water Protection	Pass	1.41E-01	3.11E-06

**Warning!!!**

\*Check to determine if a simplified or site-specific Terrestrial Ecological Evaluation may be required based on site-specific conditions and type of fuel (see WAC 173-340-7490-7494).  
\*Check Soil Residual Saturation Evaluation specified in WAC 173-340-747(10).

**Note:**

1. All data must be numeric values. Use of alphabetical characters (i.e., "ND", "NA", "<", ">", or "=") will cause an error.
2. Try to avoid double counting: The Petroleum Equivalent Carbon (EC) fractions include many individual substances that must be analyzed separately. When entering the concentration of petroleum EC fraction into the data entry cell, make sure you subtract the concentration of individual substances from the appropriate EC fraction. (See User's Guide)
3. For the values of soil measurement below the method detection limit, substitute one-half the method detection limit as required by WAC173-340-740-(7). For the values for soil measurement above the method detection limit but below the practical quantitation limit, substitute the method detection limit. However, for a hazardous substance or petroleum fraction which has never been detected in any sample at a site and these substances are not suspected of being present at the site based on site history and other knowledge, enter "0" for that hazardous substances or petroleum fraction for further calculation. Refer to WAC173-340-740(7) for detail.
4. For detail analytical testing requirements for petroleum contaminated sites, refer to WAC 173-340-820, 830 and 840, and Table 830-1.
5. For detail information on site-specific hydrogeological conditions, refer to WAC 173-340-747.

**REMARK:**

Enter site-specific information here.....

**Worksheet for Calculating Soil Cleanup Level for Soil Direct Contact pathway: Method B-Unrestricted Land use**  
**(Refer to WAC 173-340-740)**

Date: 5/5/06

Site Name: Four Corners Wrecking Yard

Sample Name: ETP-8-05

Chemical of Concern or EC Group	Measured Soil Conc dry basis mg/kg	Exposure Parameters				Toxicity Parameters		Current Condition			Adjusted Condition			
		AB <sub>1</sub>	AF	ABS <sub>d</sub>	GI	RfD <sub>o</sub>	CPF <sub>o</sub>	HQ	RISK	Pass or Fail?	Soil Conc being tested mg/kg	HQ	RISK	Pass or Fail?
		unitless	mg/cm <sup>2</sup> -day	unitless	unitless	mg/kg-day	kg-day/mg	unitless	unitless			unitless	unitless	
<b>Petroleum EC Fraction</b>														
AL_EC>5-6	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			1.33E+00	3.15E-06		
AL_EC>6-8	2.5	1	0.2	0.03	0.8	5.7		5.9E-06			1.33E+00	3.15E-06		
AL_EC>8-10	2.5	1	0.2	0.03	0.8	0.03		1.13E-03			1.33E+00	5.98E-04		
AL_EC>10-12	9.7	1	0.2	0.03	0.8	0.03		4.38E-03			5.14E+00	2.32E-03		
AL_EC>12-16	78	1	0.2	0.1	0.5	0.03		4.68E-02			4.14E+01	2.48E-02		
AL_EC>16-21	880	1	0.2	0.1	0.5	2		7.92E-03			4.67E+02	4.20E-03		
AL_EC>21-34	7900	1	0.2	0.1	0.5	2		7.11E-02			4.19E+03	3.77E-02		
AR_EC>8-10	5.9	1	0.2	0.03	0.8	0.05		1.60E-03			3.13E+00	8.47E-04		
AR_EC>10-12	8.1	1	0.2	0.03	0.8	0.05		2.19E-03			4.29E+00	1.16E-03		
AR_EC>12-16	22	1	0.2	0.1	0.5	0.05		7.92E-03			1.17E+01	4.20E-03		
AR_EC>16-21	299.3	1	0.2	0.1	0.5	0.03		1.80E-01			1.59E+02	9.52E-02		
AR_EC>21-34	779.2	1	0.2	0.1	0.5	0.03		4.68E-01			4.13E+02	2.48E-01		
Benzene	0.074	1	0.2	0.0005	0.95	0.003	0.055	3.09E-04	4.07E-09		3.92E-02	1.64E-04	2.16E-09	
Toluene	0.73	1	0.2	0.03	1	0.2		4.86E-05			3.87E-01	2.58E-05		
Ethylbenzene	0.14	1	0.2	0.03	0.92	0.1		1.88E-05			7.42E-02	9.94E-06		
Total Xylenes	1.08	1	0.2	0.03	0.9	2		7.25E-06			5.73E-01	3.84E-06		
Total Naphthalenes	4.32	1	0.2	0.13	0.89	0.02		3.57E-03			2.29E+00	1.89E-03		
n-Hexane	0	1	0.2	0.03	0.8	0.06					0.00E+00	0.00E+00		
MTBE	0										0.00E+00			
Ethylene Dibromide (EDB)	0	1	0.2	0.03	0.8	0.000057	85	0.00E+00			0.00E+00	0.00E+00	0.00E+00	
1,2 Dichloroethane (EDC)	0.00065	1	0.2	0.03	0.8	0.03	0.091	2.93E-07	6.40E-11		3.45E-04	1.55E-07	3.39E-11	
Benzo(a)anthracene	0.14	1	0.2	0.13	0.89		0.73	1.35E-07	for	7.42E-02		7.16E-08	for	
Benzo(b)fluoranthene	0.26	1	0.2	0.13	0.89		0.73	2.51E-07	all	1.38E-01		1.33E-07	all	
Benzo(k)fluoranthene	0.059	1	0.2	0.13	0.89		0.73	5.69E-08	cPAHs	3.13E-02		3.02E-08	cPAHs	
Benzo(a)pyrene	0.14	1	0.2	0.13	0.89		7.3	1.35E-06		7.42E-02		7.16E-07		
Chrysene	0.17	1	0.2	0.13	0.89		0.073	1.64E-08	Fail	9.01E-02		8.69E-09		
Dibenzo(a,h)anthracene	0.011	1	0.2	0.13	0.89		2.92	4.24E-08		5.83E-03		2.25E-08		
Indeno(1,2,3-cd)pyrene	0.034	1	0.2	0.13	0.89		0.73	3.28E-08		1.80E-02		1.74E-08		
Sum	9996.85865							7.94E-01	1.89E-06		5.30E+03	4.21E-01	1.00E-06	

- a. "TPH Test" button below is for testing adjusted condition at a specified TPH concentration.
- b. Check columns at left for Pass/Fail detail.

Current Condition	
TPH, mg/kg=	9996.859
HI=	7.941E-01
Cancer RISK=	1.889E-06
Pass or Fail?	Fail

Adjusted Condition	
TPH, mg/kg=	5300.000
HI=	4.210E-01
Cancer RISK=	1.001E-06
Pass or Fail?	Pass
Check Residual Saturation (WAC340-747(10))	

Exposure Parameters		
for Non-carcinogens		Units
Average Body Weight, ABW	16	kg
Averaging Time, AT	6	yr
Exposure Frequency, EF	1	unitless
Exposure Duration, ED	6	yr
Soil Ingestion Rate, SiR	200	mg/day
Dermal Surface Area, SA	2200	cm <sup>2</sup>
for Carcinogens		
Averaging time, AT C	75	yr



**Maple Valley Shopping Center**

23800 SE Kent-Kangley Rd

Maple Valley, WA 98038

Inquiry Number: 2948979.1s

December 20, 2010

## The EDR Radius Map™ Report



440 Wheelers Farms Road  
Milford, CT 06461  
Toll Free: 800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

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### GEOCHECK ADDENDUM

GeoCheck - Not Requested

***Thank you for your business.***  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

### TARGET PROPERTY INFORMATION

#### ADDRESS

23800 SE KENT-KANGLEY RD  
MAPLE VALLEY, WA 98038

#### COORDINATES

Latitude (North): 47.361200 - 47° 21' 40.3"  
Longitude (West): 122.023600 - 122° 1' 25.0"  
Universal Transverse Mercator: Zone 10  
UTM X (Meters): 573731.6  
UTM Y (Meters): 5245547.5  
Elevation: 550 ft. above sea level

### USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 47122-C1 BLACK DIAMOND, WA  
Most Recent Revision: 1994  
  
North Map: 47122-D1 MAPLE VALLEY, WA  
Most Recent Revision: 1995

### TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records. For more information on this property see page 7 of the attached EDR Radius Map report:

Site	Database(s)	EPA ID
FOUR CORNERS SQUARE 23800 SE KENT KANGLEY RD MAPLE VALLEY, WA 98038	ALLSITES NPDES	N/A

### DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable") government records either on the target property or within the search radius around the target property for the following databases:

### STANDARD ENVIRONMENTAL RECORDS

#### *Federal NPL site list*

NPL..... National Priority List



## EXECUTIVE SUMMARY

Proposed NPL..... Proposed National Priority List Sites  
NPL LIENS..... Federal Superfund Liens

### ***Federal Delisted NPL site list***

Delisted NPL..... National Priority List Deletions

### ***Federal CERCLIS list***

CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System  
FEDERAL FACILITY..... Federal Facility Site Information listing

### ***Federal CERCLIS NFRAP site List***

CERC-NFRAP..... CERCLIS No Further Remedial Action Planned

### ***Federal RCRA CORRACTS facilities list***

CORRACTS..... Corrective Action Report

### ***Federal RCRA non-CORRACTS TSD facilities list***

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

### ***Federal RCRA generators list***

RCRA-LQG..... RCRA - Large Quantity Generators  
RCRA-SQG..... RCRA - Small Quantity Generators

### ***Federal institutional controls / engineering controls registries***

US ENG CONTROLS..... Engineering Controls Sites List  
US INST CONTROL..... Sites with Institutional Controls

### ***Federal ERNS list***

ERNS..... Emergency Response Notification System

### ***State- and tribal - equivalent NPL***

HSL..... Hazardous Sites List

### ***State- and tribal - equivalent CERCLIS***

CSCSL..... Confirmed and Suspected Contaminated Sites List

### ***State and tribal landfill and/or solid waste disposal site lists***

SWF/LF..... Solid Waste Facility Database

### ***State and tribal leaking storage tank lists***

INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

### ***State and tribal registered storage tank lists***

AST..... Aboveground Storage Tank Locations

## EXECUTIVE SUMMARY

INDIAN UST..... Underground Storage Tanks on Indian Land  
FEMA UST..... Underground Storage Tank Listing

### ***State and tribal institutional control / engineering control registries***

INST CONTROL..... Institutional Control Site List

### ***State and tribal voluntary cleanup sites***

INDIAN VCP..... Voluntary Cleanup Priority Listing

### ***State and tribal Brownfields sites***

BROWNFIELDS..... Brownfields Sites Listing

## **ADDITIONAL ENVIRONMENTAL RECORDS**

### ***Local Lists of Landfill / Solid Waste Disposal Sites***

DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations  
ODI..... Open Dump Inventory  
SWTIRE..... Solid Waste Tire Facilities  
INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands

### ***Local Lists of Hazardous waste / Contaminated Sites***

US CDL..... Clandestine Drug Labs  
CDL..... Clandestine Drug Lab Contaminated Site List  
HIST CDL..... List of Sites Contaminated by Clandestine Drug Labs  
US HIST CDL..... National Clandestine Laboratory Register

### ***Local Land Records***

LIENS 2..... CERCLA Lien Information  
LUCIS..... Land Use Control Information System

### ***Records of Emergency Release Reports***

HMIRS..... Hazardous Materials Information Reporting System  
SPILLS..... Reported Spills

### ***Other Ascertainable Records***

DOT OPS..... Incident and Accident Data  
DOD..... Department of Defense Sites  
FUDS..... Formerly Used Defense Sites  
CONSENT..... Superfund (CERCLA) Consent Decrees  
ROD..... Records Of Decision  
UMTRA..... Uranium Mill Tailings Sites  
MINES..... Mines Master Index File  
TRIS..... Toxic Chemical Release Inventory System  
TSCA..... Toxic Substances Control Act  
FTTS..... FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

## EXECUTIVE SUMMARY

HIST FTTS.....	FIFRA/TSCA Tracking System Administrative Case Listing
SSTS.....	Section 7 Tracking Systems
ICIS.....	Integrated Compliance Information System
PADS.....	PCB Activity Database System
MLTS.....	Material Licensing Tracking System
RADINFO.....	Radiation Information Database
FINDS.....	Facility Index System/Facility Registry System
RAATS.....	RCRA Administrative Action Tracking System
UIC.....	Underground Injection Wells Listing
DRYCLEANERS.....	Drycleaner List
AIRS.....	Washington Emissions Data System
INDIAN RESERV.....	Indian Reservations
SCRD DRYCLEANERS.....	State Coalition for Remediation of Drycleaners Listing
COAL ASH.....	Coal Ash Disposal Site Listing
COAL ASH DOE.....	Steam-Electric Plant Operation Data
COAL ASH EPA.....	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER.....	PCB Transformer Registration Database

### EDR PROPRIETARY RECORDS

#### ***EDR Proprietary Records***

Manufactured Gas Plants.....	EDR Proprietary Manufactured Gas Plants
EDR Historical Auto Stations.....	EDR Proprietary Historic Gas Stations
EDR Historical Cleaners.....	EDR Proprietary Historic Dry Cleaners

### SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property.

Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

### STANDARD ENVIRONMENTAL RECORDS

#### ***Federal RCRA generators list***

RCRA-CESQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

A review of the RCRA-CESQG list, as provided by EDR, and dated 02/17/2010 has revealed that there are

## EXECUTIVE SUMMARY

2 RCRA-CESQG sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>ACE CLEANERS</b>	<b>26921 MAPLE VALLEY BLAC</b>	<b>ESE 1/8 - 1/4 (0.141 mi.)</b>	<b>8</b>	<b>28</b>
<b>US DOJ DEA 235TH AVE</b>	<b>26820 235TH AVE SE</b>	<b>W 1/8 - 1/4 (0.214 mi.)</b>	<b>B10</b>	<b>35</b>

### **State and tribal leaking storage tank lists**

LUST: The Leaking Underground Storage Tank Incident Reports contain an inventory of reported leaking underground storage tank incidents. The data come from the Department of Ecology's Leaking Underground Storage Tanks Site List.

A review of the LUST list, as provided by EDR, and dated 08/24/2010 has revealed that there is 1 LUST site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>BP #03144/EXXON #7 3465</b>	<b>26821 MAPLE VALLEY HWY</b>	<b>E 1/8 - 1/4 (0.127 mi.)</b>	<b>A4</b>	<b>17</b>

### **State and tribal registered storage tank lists**

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Ecology's Statewide UST Site/Tank Report.

A review of the UST list, as provided by EDR, and dated 11/23/2010 has revealed that there are 2 UST sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>SHOP FAST GROCERY</b>	<b>26804 MAPLE VALLEY HWY</b>	<b>E 1/8 - 1/4 (0.136 mi.)</b>	<b>A7</b>	<b>26</b>
<b>TRM WOOD PRODUCTS CO INC</b>	<b>26656 MAPLE VALLEY RD S</b>	<b>ENE 1/8 - 1/4 (0.163 mi.)</b>	<b>9</b>	<b>34</b>

### **State and tribal voluntary cleanup sites**

VCP: Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

A review of the VCP list, as provided by EDR, and dated 07/27/2010 has revealed that there is 1 VCP site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>STUTH COMPANY INC</b>	<b>28620 MAPLE VALLEY RD</b>	<b>SSE 1/4 - 1/2 (0.495 mi.)</b>	<b>16</b>	<b>53</b>

## EXECUTIVE SUMMARY

ICR: These are remedial action reports Ecology has received from either the owner or operator of the site. These actions have been conducted without department oversight or approval and are not under an order or decree.

A review of the ICR list, as provided by EDR, and dated 12/01/2002 has revealed that there is 1 ICR site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
BP #03144/EXXON #7 3465	26821 MAPLE VALLEY HWY	E 1/8 - 1/4 (0.127 mi.)	A4	17

### ADDITIONAL ENVIRONMENTAL RECORDS

#### **Local Brownfield lists**

US BROWNFIELDS: The EPA's listing of Brownfields properties addressed by Cooperative Agreement Recipients and Brownfields properties addressed by Targeted Brownfields Assessments

A review of the US BROWNFIELDS list, as provided by EDR, and dated 06/24/2010 has revealed that there is 1 US BROWNFIELDS site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
26820 235TH AVE SE	26820 235TH AVE SE	W 1/8 - 1/4 (0.214 mi.)	B11	36

#### **Local Lists of Hazardous waste / Contaminated Sites**

ALLSITES: Information on facilities and sites of interest to the Department of Ecology.

A review of the ALLSITES list, as provided by EDR, and dated 08/10/2010 has revealed that there are 11 ALLSITES sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
THOMAS CONSTRUCTION	23713 SE 264TH ST	NNW 1/4 - 1/2 (0.274 mi.)	13	39
MOTORPLEX 264TH ST	23933 SE 264TH ST	N 1/4 - 1/2 (0.280 mi.)	14	41
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
FOUR CORNERS CLEANERS	23900 SE KENT KANGLEY R	E 0 - 1/8 (0.060 mi.)	2	7
JEFFY LUBE 2929	24001 SE KENT KANGLEY R	E 1/8 - 1/4 (0.128 mi.)	A5	24
ANIMAL HOSPITAL OF MAPLE VALLE	26824 MAPLE VALLEY BLAC	E 1/8 - 1/4 (0.129 mi.)	A6	25
SHOP FAST GROCERY	26804 MAPLE VALLEY HWY	E 1/8 - 1/4 (0.136 mi.)	A7	26
ACE CLEANERS	26921 MAPLE VALLEY BLAC	ESE 1/8 - 1/4 (0.141 mi.)	8	28
TRM WOOD PRODUCTS CO INC	26656 MAPLE VALLEY RD S	ENE 1/8 - 1/4 (0.163 mi.)	9	34
Not reported	26820 235TH AVE SE	W 1/8 - 1/4 (0.214 mi.)	B12	38
CLEAN SERVICE CO INC 233RD PL	27018 SE 233RD PL	WSW 1/4 - 1/2 (0.325 mi.)	15	51
STUTH COMPANY INC	28620 MAPLE VALLEY RD	SSE 1/4 - 1/2 (0.495 mi.)	16	53

## EXECUTIVE SUMMARY

**CSCSL NFA:** The data set contains information about sites previously on the Confirmed and Suspected Contaminated Sites list that have received a No Further Action (NFA) determination. Because it is necessary to maintain historical records of sites that have been investigated and cleaned up, sites are not deleted from the database when cleanup activities are completed. Instead a No Further Action code is entered based upon the type of NFA determination the site received.

A review of the CSCSL NFA list, as provided by EDR, and dated 07/27/2010 has revealed that there is 1 CSCSL NFA site within approximately 0.5 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>STUTH COMPANY INC</b>	<b>28620 MAPLE VALLEY RD</b>	<b>SSE 1/4 - 1/2 (0.495 mi.)</b>	<b>16</b>	<b>53</b>

### **Other Ascertainable Records**

**RCRA-NonGen:** RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

A review of the RCRA-NonGen list, as provided by EDR, and dated 02/17/2010 has revealed that there are 2 RCRA-NonGen sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>FOUR CORNERS CLEANERS</b>	<b>23900 SE KENT KANGLEY R</b>	<b>E 0 - 1/8 (0.060 mi.)</b>	<b>2</b>	<b>7</b>
<b>CONOCOPHILLIPS 2603144</b>	<b>26821 MAPLE VALLEY HWY</b>	<b>E 1/8 - 1/4 (0.127 mi.)</b>	<b>A3</b>	<b>11</b>

### **MANIFEST: Hazardous waste manifest information.**

A review of the MANIFEST list, as provided by EDR, and dated 12/31/2009 has revealed that there are 2 MANIFEST sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>CONOCOPHILLIPS 2603144</b>	<b>26821 MAPLE VALLEY HWY</b>	<b>E 1/8 - 1/4 (0.127 mi.)</b>	<b>A3</b>	<b>11</b>
<b>ACE CLEANERS</b>	<b>26921 MAPLE VALLEY BLAC</b>	<b>ESE 1/8 - 1/4 (0.141 mi.)</b>	<b>8</b>	<b>28</b>

### **Inactive Drycleaners: A listing of inactive drycleaner facility locations.**

A review of the Inactive Drycleaners list, as provided by EDR, and dated 12/31/2009 has revealed that there are 2 Inactive Drycleaners sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>FOUR CORNERS CLEANERS</b>	<b>23900 SE KENT KANGLEY R</b>	<b>E 0 - 1/8 (0.060 mi.)</b>	<b>2</b>	<b>7</b>
<b>ACE CLEANERS</b>	<b>26921 MAPLE VALLEY BLAC</b>	<b>ESE 1/8 - 1/4 (0.141 mi.)</b>	<b>8</b>	<b>28</b>

## EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

<u>Site Name</u>	<u>Database(s)</u>
WA DOT BRIDGE 16920	RCRA-NonGen, FINDS, ALLSITES
STONEWAY CONCRETE KEN KANGLEY	ALLSITES, NPDES
CEDAR RECYCLING CENTER	RCRA-NonGen, FINDS, ALLSITES
MOTORPLEX MAPLE VALLEY HWY	RCRA-NonGen, FINDS, ALLSITES
ALLPRIDE INC	RCRA-NonGen, FINDS, ALLSITES
HILLSIDE ENTERPRISES	RCRA-CESQG, FINDS, ALLSITES
FOUR CORNER AUTO WRECKING	FINDS, HSL, ALLSITES, CSCSL NFA, VCP
BOEING CO MAPLE VALLEY SITE	RCRA-LQG, ALLSITES
WITTE ROAD DRUMS	ALLSITES
FOUR CORNERS AUTO WRECKING	SWTIRE
MAPLE VALLEY CAPACITORS	CERC-NFRAP
WASTE MOBILE COLLECTIONS	SWF/LF
MAPLE VALLEY BP	UST
MAPLE VALLEY CHRISTIAN SCHOOL	ERNS
SAFEWAY FUEL CENTER 568223	FINDS
MAPLE VALLEY CITY OF	FINDS
MAPLE VALLEY OVERCROSSING	ICR
EXXON #7 3465	ICR

# OVERVIEW MAP - 2948979.1s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Power transmission lines
- Oil & Gas pipelines
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory

0 1/4 1/2 1 Miles



SITE NAME: Maple Valley Shopping Center  
 ADDRESS: 23800 SE Kent-Kangley Rd  
 Maple Valley WA 98038  
 LAT/LONG: 47.3612 / 122.0236

CLIENT: The Riley Group, Inc.  
 CONTACT: Chelsea Jefferson  
 INQUIRY #: 2948979.1s  
 DATE: December 20, 2010 9:00 am



- 
- 0                      1/16                      1/8                      1/4 Miles

CLIENT: The Riley Group, Inc.  
CONTACT: Chelsea Jefferson  
INQUIRY #: 2948979.1s  
DATE: December 20, 2010 9:00 am

## MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b><u>STANDARD ENVIRONMENTAL RECORDS</u></b>								
<b><i>Federal NPL site list</i></b>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
NPL LIENS		TP	NR	NR	NR	NR	NR	0
<b><i>Federal Delisted NPL site list</i></b>								
Delisted NPL		1.000	0	0	0	0	NR	0
<b><i>Federal CERCLIS list</i></b>								
CERCLIS		0.500	0	0	0	NR	NR	0
FEDERAL FACILITY		1.000	0	0	0	0	NR	0
<b><i>Federal CERCLIS NFRAP site List</i></b>								
CERC-NFRAP		0.500	0	0	0	NR	NR	0
<b><i>Federal RCRA CORRACTS facilities list</i></b>								
CORRACTS		1.000	0	0	0	0	NR	0
<b><i>Federal RCRA non-CORRACTS TSD facilities list</i></b>								
RCRA-TSDF		0.500	0	0	0	NR	NR	0
<b><i>Federal RCRA generators list</i></b>								
RCRA-LQG		0.250	0	0	NR	NR	NR	0
RCRA-SQG		0.250	0	0	NR	NR	NR	0
RCRA-CESQG		0.250	0	2	NR	NR	NR	2
<b><i>Federal institutional controls / engineering controls registries</i></b>								
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
<b><i>Federal ERNS list</i></b>								
ERNS		TP	NR	NR	NR	NR	NR	0
<b><i>State- and tribal - equivalent NPL</i></b>								
HSL		1.000	0	0	0	0	NR	0
<b><i>State- and tribal - equivalent CERCLIS</i></b>								
CSCSL		1.000	0	0	0	0	NR	0
<b><i>State and tribal landfill and/or solid waste disposal site lists</i></b>								
SWF/LF		0.500	0	0	0	NR	NR	0
<b><i>State and tribal leaking storage tank lists</i></b>								
LUST		0.500	0	1	0	NR	NR	1
INDIAN LUST		0.500	0	0	0	NR	NR	0

## MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b>State and tribal registered storage tank lists</b>								
UST		0.250	0	2	NR	NR	NR	2
AST		0.250	0	0	NR	NR	NR	0
INDIAN UST		0.250	0	0	NR	NR	NR	0
FEMA UST		0.250	0	0	NR	NR	NR	0
<b>State and tribal institutional control / engineering control registries</b>								
INST CONTROL		0.500	0	0	0	NR	NR	0
<b>State and tribal voluntary cleanup sites</b>								
INDIAN VCP		0.500	0	0	0	NR	NR	0
VCP		0.500	0	0	1	NR	NR	1
ICR		0.500	0	1	0	NR	NR	1
<b>State and tribal Brownfields sites</b>								
BROWNFIELDS		0.500	0	0	0	NR	NR	0
<b>ADDITIONAL ENVIRONMENTAL RECORDS</b>								
<b>Local Brownfield lists</b>								
US BROWNFIELDS		0.500	0	1	0	NR	NR	1
<b>Local Lists of Landfill / Solid Waste Disposal Sites</b>								
DEBRIS REGION 9		0.500	0	0	0	NR	NR	0
ODI		0.500	0	0	0	NR	NR	0
SWTIRE		0.500	0	0	0	NR	NR	0
INDIAN ODI		0.500	0	0	0	NR	NR	0
<b>Local Lists of Hazardous waste / Contaminated Sites</b>								
US CDL		TP	NR	NR	NR	NR	NR	0
ALLSITES	X	0.500	1	6	4	NR	NR	11
CSCSL NFA		0.500	0	0	1	NR	NR	1
CDL		TP	NR	NR	NR	NR	NR	0
HIST CDL		TP	NR	NR	NR	NR	NR	0
US HIST CDL		TP	NR	NR	NR	NR	NR	0
<b>Local Land Records</b>								
LIENS 2		TP	NR	NR	NR	NR	NR	0
LUCIS		0.500	0	0	0	NR	NR	0
<b>Records of Emergency Release Reports</b>								
HMIRS		TP	NR	NR	NR	NR	NR	0
SPILLS		TP	NR	NR	NR	NR	NR	0
<b>Other Ascertainable Records</b>								
RCRA-NonGen		0.250	1	1	NR	NR	NR	2

## MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
DOT OPS		TP	NR	NR	NR	NR	NR	0
DOD		1.000	0	0	0	0	NR	0
FUDS		1.000	0	0	0	0	NR	0
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	0	NR	0
UMTRA		0.500	0	0	0	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
TRIS		TP	NR	NR	NR	NR	NR	0
TSCA		TP	NR	NR	NR	NR	NR	0
FTTS		TP	NR	NR	NR	NR	NR	0
HIST FTTS		TP	NR	NR	NR	NR	NR	0
SSTS		TP	NR	NR	NR	NR	NR	0
ICIS		TP	NR	NR	NR	NR	NR	0
PADS		TP	NR	NR	NR	NR	NR	0
MLTS		TP	NR	NR	NR	NR	NR	0
RADINFO		TP	NR	NR	NR	NR	NR	0
FINDS		TP	NR	NR	NR	NR	NR	0
RAATS		TP	NR	NR	NR	NR	NR	0
UIC		TP	NR	NR	NR	NR	NR	0
MANIFEST		0.250	0	2	NR	NR	NR	2
DRYCLEANERS		0.250	0	0	NR	NR	NR	0
NPDES	X	TP	NR	NR	NR	NR	NR	0
AIRS		TP	NR	NR	NR	NR	NR	0
Inactive Drycleaners		0.250	1	1	NR	NR	NR	2
INDIAN RESERV		1.000	0	0	0	0	NR	0
SCRD DRYCLEANERS		0.500	0	0	0	NR	NR	0
COAL ASH		0.500	0	0	0	NR	NR	0
COAL ASH DOE		TP	NR	NR	NR	NR	NR	0
COAL ASH EPA		0.500	0	0	0	NR	NR	0
PCB TRANSFORMER		TP	NR	NR	NR	NR	NR	0

### EDR PROPRIETARY RECORDS

#### *EDR Proprietary Records*

Manufactured Gas Plants	1.000	0	0	0	0	NR	0
EDR Historical Auto Stations	0.250	0	0	NR	NR	NR	0
EDR Historical Cleaners	0.250	0	0	NR	NR	NR	0

#### NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

1  
Target  
Property  
FOUR CORNERS SQUARE  
23800 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038

ALLSITES  
NPDES  
S110036701  
N/A

Actual:  
550 ft.

ALLSITES:

Facility Id: 5708  
Latitude: 47.361699999999999  
Longitude: -122.02  
Geographic location identifier (alias facid): 5708  
Facility Name: FOUR CORNERS SQUARE  
Latitude Decimal Degrees: 47.361699999999999  
Longitude Decimal Degrees: -122.02  
Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 0  
Location Verified Code: Not reported

Geographic Location Identifier (Alias Facid): 5708  
Interaction (Aka Env Int) Type Code: CONSTGP  
Interaction (Aka Env Int) Description: Construction SW GP  
Interaction Status: A  
Federal Program Identifier: WAR010387  
Interaction Start Date: 6/23/2008  
Interaction End Date: Not reported  
prgm\_facil: FOUR CORNERS SQUARE  
cur\_sys\_pr: WATQUAL  
cur\_sys\_nm: PARIS

NPDES:

Facility Status: Active  
Is Major: N  
Facility Type: Construction SW GP  
Latitude: 47.3617  
Longitude: -122.02  
Permit ID: WAR010387  
Permit Issue Date: 11/16/2005  
Ecology Contact: Megan Darrow  
Ecology Contact Phone: (425) 649-4485  
WRIA: Duwamish-Green  
Permit Expiration Date: 12/16/2010  
Effective Date: 6/23/2008

2  
East  
< 1/8  
0.060 mi.  
319 ft.  
FOUR CORNERS CLEANERS  
23900 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038

RCRA-NonGen  
FINDS  
ALLSITES  
Inactive Drycleaners  
1000351117  
WAD982658171

Relative:  
Lower

RCRA-NonGen:

Date form received by agency: 06/09/1989  
Facility name: FOUR CORNERS CLEANERS  
Facility address: 23900 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038  
EPA ID: WAD982658171  
Contact: NICOLE KIM  
Contact address: 23900 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038-6897  
Contact country: US

Actual:  
548 ft.

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOUR CORNERS CLEANERS (Continued)**

**1000351117**

Contact telephone: (253)927-1767  
Contact email: Not reported  
EPA Region: 10  
Classification: Non-Generator  
Description: Handler: Non-Generators do not presently generate hazardous waste

**Owner/Operator Summary:**

Owner/operator name: FOUR CORNERS CLEANERS  
Owner/operator address: 23900 SE KENT KANGLEY RD  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 06/09/1989  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

**FINDS:**

Registry ID: 110005347767

**Environmental Interest/Information System**

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Facility Id: 98451692  
Latitude: 47.361289999999997  
Longitude: -122.02225  
Geographic location identifier (alias facid): 98451692  
Facility Name: Four Corners Cleaners

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FOUR CORNERS CLEANERS (Continued)

1000351117

Latitude Decimal Degrees: 47.361289999999997  
Longitude Decimal Degrees: -122.02225  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N  
  
Geographic Location Identifier (Alias Facid): 98451692  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: I  
Federal Program Identifier: WAD982658171  
Interaction Start Date: 6/9/1989  
Interaction End Date: 4/1/1993  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

Inactive Drycleaners:

EPA I: WAD982658171  
FS Id: 10919  
Facility ID: WAD982658171  
NAICS Code: 81232  
Fed Waste Code Desc: Not reported  
State Waste Code Desc: Not reported  
TAX REG NBR: Not reported  
BUSINESS TYPE: Not reported  
MAIL NAME: Not reported  
MAIL LINE1: Not reported  
MAIL LINE2: Not reported  
MAIL CITY: Not reported  
MAIL STATE: Not reported  
MAIL ZIP: Not reported  
MAIL COUNTRY: Not reported  
LEGAL ORG NAME: Not reported  
LEGAL PERSON FIRST NAME: Not reported  
LEGAL PERSON MIDDLE INIT: Not reported  
LEGAL PERSON LAST NAME: Not reported  
LEGAL LINE1: Not reported  
LEGAL LINE2: Not reported  
LEGAL CITY: Not reported  
LEGAL STATE: Not reported  
LEGAL ZIP: Not reported  
LEGAL COUNTRY: Not reported  
LEGAL PHONE NBR: Not reported  
LEGAL EFFECTIVE DATE: Not reported  
LEGAL ORGANIZATION TYPE: Not reported  
LAND ORG NAME: Not reported  
LAND PERSON FIRST NAME: Not reported  
LAND PERSON MIDDLE INIT: Not reported  
LAND PERSON LAST NAME: Not reported  
LAND LINE1: Not reported  
LAND LINE2: Not reported  
LAND CITY: Not reported  
LAND STATE: Not reported  
LAND ZIP: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

FOUR CORNERS CLEANERS (Continued)

1000351117

LAND COUNTRY:	Not reported
LAND PHONE NBR:	Not reported
LAND ORGANIZATION TYPE:	Not reported
OPERATOR ORG NAME:	Not reported
OPERATOR PERSON FIRST NAME:	Not reported
OPERATOR PERSON MIDDLE INIT:	Not reported
OPERATOR PERSON LAST NAME:	Not reported
OPERATOR LINE1:	Not reported
OPERATOR LINE2:	Not reported
OPERATOR CITY:	Not reported
OPERATOR STATE:	Not reported
OPERATOR ZIP:	Not reported
OPERATOR COUNTRY:	Not reported
OPERATOR PHONE NBR:	Not reported
OPERATOR EFFECTIVE DATE:	Not reported
OPERATOR ORGANIZATION TYPE:	Not reported
SITE CONTACT FIRST NAME:	Not reported
SITE CONTACT MIDDLE INIT:	Not reported
SITE CONTACT LAST NAME:	Not reported
SITE CONTACT LINE1:	Not reported
SITE CONTACT LINE2:	Not reported
SITE CONTACT CITY:	Not reported
SITE CONTACT STATE:	Not reported
SITE CONTACT ZIP:	Not reported
SITE CONTACT COUNTRY:	Not reported
SITE CONTACT PHONE NBR:	Not reported
SITE CONTACT EMAIL:	Not reported
FORM CONTACT FIRST NAME:	Not reported
FORM CONTACT MIDDLE INIT:	Not reported
FORM CONTACT LAST NAME:	Not reported
FORM CONTACT LINE1:	Not reported
FORM CONTACT LINE2:	Not reported
FORM CONTACT CITY:	Not reported
FORM CONTACT STATE:	Not reported
FORM CONTACT ZIP:	Not reported
FORM CONTACT COUNTRY:	Not reported
FORM CONTACT PHONE NBR:	Not reported
FORM CONTACT EMAIL:	Not reported
GEN STATUS CD:	Not reported
MONTHLY GENERATION:	Not reported
BATCH GENERATION:	Not reported
ONE TIME GENERATION:	Not reported
TRANSPORTS OWN WASTE:	Not reported
TRANSPORTS OTHERS WASTE:	Not reported
RECYCLER ONSITE:	Not reported
TRANSFER FACILITY:	Not reported
PBR:	Not reported
TBG:	Not reported
MIXED RADIOACTIVE:	Not reported
IMPORTER:	Not reported
TSDR FACILITY:	Not reported
IMMEDIATE RECYCLER:	Not reported
GEN DANG FUEL:	Not reported
GEN MARKET TO BURNER:	Not reported
GEN OTHER MARKETERS:	Not reported
UTILITY BOILER BURNER:	Not reported
INDUSTRY BOILER BURNER:	Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOUR CORNERS CLEANERS (Continued)**

**1000351117**

FURNACE BURNER: Not reported  
SMELTER DEFERRAL: Not reported  
SMALL QTY EXEMPTION: Not reported  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: Not reported  
UW THERMOSTATS GEN: Not reported  
UW MERCURY GEN: Not reported  
UW LAMPS GEN: Not reported  
UW BATTERY ACCUM: Not reported  
UW THERMOSTATS ACCUM: Not reported  
UW MERCURY ACCUM: Not reported  
UW LAMPS ACCUM: Not reported  
UW DESTINATION FACILITY: Not reported  
OFF SPEC UTILITY BOILER: Not reported  
OFF SPEC INDUSTRY BOILER: Not reported  
OFF SPEC FURNACE: Not reported  
USED OIL TRANSPORTER: Not reported  
USED OIL TRANSFER FACILITY: Not reported  
USED OIL PROCESSOR: Not reported  
USED OIL REREFINER: Not reported  
USED OIL FUEL MARKETER DIR SHIPMENTS: Not reported  
USED OIL FUEL MARKETER MEETS SPECS: Not reported  
Comments: Not reported

**A3**  
**East**  
**1/8-1/4**  
**0.127 mi.**  
**672 ft.**

**CONOCOPHILLIPS 2603144**  
**26821 MAPLE VALLEY HWY**  
**MAPLE VALLEY, WA 98038**

**RCRA-NonGen**  
**FINDS**  
**MANIFEST**

**1000659313**  
**WAD988489829**

**Site 1 of 5 in cluster A**

**Relative:**  
**Lower**

**RCRA-NonGen:**

Date form received by agency: 02/07/2008

Facility name: CONOCOPHILLIPS 2603144

Facility address: 26821 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038

EPA ID: WAD988489829

Mailing address: 600 NORTH DAIRY ASHFORD  
HOUSTON, TX 77079

Contact: TIANA ANDRIAMANARIVO

Contact address: 600 NORTH DAIRY ASHFORD  
HOUSTON, TX 77079

Contact country: US

Contact telephone: (510)245-5176

Contact email: Not reported

EPA Region: 10

Land type: Private

Classification: Non-Generator

Description: Handler: Non-Generators do not presently generate hazardous waste

**Owner/Operator Summary:**

Owner/operator name: MALWA LLC

Owner/operator address: 600 NORTH DAIRY ASHFORD  
HOUSTON, TX 77079

Owner/operator country: US

Owner/operator telephone: Not reported

Legal status: Private

Owner/Operator Type: Operator

Owner/Op start date: 03/18/1997

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CONOCOPHILLIPS 2603144 (Continued)**

**1000659313**

Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

**Historical Generators:**

Date form received by agency: 12/31/2007  
Facility name: CONOCOPHILLIPS 2603144  
Classification: Not a generator, verified

Date form received by agency: 12/31/2005  
Facility name: CONOCOPHILLIPS 2603144  
Classification: Not a generator, verified

Date form received by agency: 12/31/2003  
Facility name: CONOCOPHILLIPS 2603144  
Classification: Not a generator, verified

Violation Status: No violations found

**Evaluation Action Summary:**

Evaluation date: 07/31/1991  
Evaluation: COMPLIANCE ASSISTANCE VISIT  
Area of violation: Not reported  
Date achieved compliance: Not reported  
Evaluation lead agency: State

**FINDS:**

Registry ID: 110005363481

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

WA MANIFEST:

Facility Site ID Number:	12272
SWC Desc:	Not reported
FWC Desc:	Not reported
Form Comm:	Site sold 11/26/07.
Data Year:	Not reported
Permit by Rule:	False
Treatment by Generator:	False
Mixed radioactive waste:	False
Importer of hazardous waste:	False
Immediate recycler:	False
Treatment/Storage/Disposal/Recycling Facility:	False
Generator of dangerous fuel waste:	False
Generator marketing to burner:	False
"Other marketers (i.e., blender, distributor, etc.)":	False
Utility boiler burner:	False
Industry boiler burner:	False
Industrial Furnace:	False
Smelter deferral:	False
Universal waste - batteries - generate:	False
Universal waste - thermostats - generate:	False
Universal waste - mercury - generate:	False
Universal waste - lamps - generate:	False
Universal waste - batteries - accumulate:	False
Universal waste - thermostats - accumulate:	False
Universal waste - mercury - accumulate:	False
Universal waste - lamps - accumulate:	False
Destination Facility for Universal Waste:	False
Off-specification used oil burner - utility boiler:	False
Off-specification used oil burner - industrial boiler:	False
Off-specification used oil burner - industrial furnace:	False
EPA ID:	WAD988489829
Facility Address 2:	Not reported
TAX REG NBR:	600115909
NAICS CD:	44711
BUSINESS TYPE:	gas station
MAIL NAME:	ConocoPhillips Company
MAIL ADDR LINE1:	600 North Dairy Ashford
MAIL CITY,ST,ZIP:	Houston, TX 77079
MAIL COUNTRY:	UNITED STATES
LEGAL ORG NAME:	ConocoPhillips Company
LEGAL ORG TYPE:	Private
LEGAL ADDR LINE1:	600 North Dairy Ashford
LEGAL CITY,ST,ZIP:	Houston, TX 77079
LEGAL COUNTRY:	UNITED STATES
LEGAL PHONE NBR:	281-293-1000
LEGAL EFFECTIVE DATE:	12/31/2003
LAND ORG NAME:	ConocoPhillips Company
LAND ORG TYPE:	Private
LAND PERSON NAME:	Not reported
LAND ADDR LINE1:	600 North Dairy Ashford

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

LAND CITY,ST,ZIP: Houston, TX 77079  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: 281-293-1000  
OPERATOR ORG NAME: MALWA LLC  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26821 Maple Valley Hwy  
OPERATOR CITY,ST,ZIP: Maple Valley, WA 98038  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: 425-432-7957  
OPERATOR EFFECTIVE DATE: 03/18/97  
SITE CONTACT NAME: Tiana Andriamanarivo  
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave  
SITE CONTACT ZIP: Rodeo, CA 94572  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: 510-245-5176  
SITE CONTACT EMAIL: Tiana.Andriamanarivo@ConocoPhillips.com  
FORM CONTACT NAME: Thomas R Border  
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B  
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: 281-293-4335  
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com  
GEN STATUS CD: XQG  
MONTHLY GENERATION: False  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHERS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACILITY: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 12272  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Site sold 11/26/07.  
Data Year: Not reported  
Permit by Rule: FALSE  
Treatment by Generator: FALSE  
Mixed radioactive waste: FALSE  
Importer of hazardous waste: FALSE  
Immediate recycler: FALSE  
Treatment/Storage/Disposal/Recycling Facility: FALSE  
Generator of dangerous fuel waste: FALSE  
Generator marketing to burner: FALSE  
"Other marketers (i.e., blender, distributor, etc.)": FALSE  
Utility boiler burner: FALSE  
Industry boiler burner: FALSE  
Industrial Furnace: FALSE  
Smelter defferal: FALSE

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

Universal waste - batteries - generate: FALSE  
Universal waste - thermostats - generate: FALSE  
Universal waste - mercury - generate: FALSE  
Universal waste - lamps - generate: FALSE  
Universal waste - batteries - accumulate: FALSE  
Universal waste - thermostats - accumulate: FALSE  
Universal waste - mercury - accumulate: FALSE  
Universal waste - lamps - accumulate: FALSE  
Destination Facility for Universal Waste: FALSE  
Off-specification used oil burner - utility boiler: FALSE  
Off-specification used oil burner - industrial boiler: FALSE  
Off-specification used oil burner - industrial furnace: FALSE  
EPA ID: WAD988489829  
Facility Address 2: Not reported  
TAX REG NBR: 600115909  
NAICS CD: 44711  
BUSINESS TYPE: gas station  
MAIL NAME: ConocoPhillips Company  
MAIL ADDR LINE1: 600 North Dairy Ashford  
MAIL CITY,ST,ZIP: Houston, TX 77079  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: ConocoPhillips Company  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 600 North Dairy Ashford  
LEGAL CITY,ST,ZIP: Houston, TX 77079  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: 281-293-1000  
LEGAL EFFECTIVE DATE: 12/31/2003  
LAND ORG NAME: ConocoPhillips Company  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 600 North Dairy Ashford  
LAND CITY,ST,ZIP: Houston, TX 77079  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: 281-293-1000  
OPERATOR ORG NAME: MALWA LLC  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26821 Maple Valley Hwy  
OPERATOR CITY,ST,ZIP: Maple Valley, WA 98038  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: 425-432-7957  
OPERATOR EFFECTIVE DATE: 3/18/1997  
SITE CONTACT NAME: Tiana Andriamanarivo  
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave  
SITE CONTACT ZIP: Rodeo, CA 94572  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: 510-245-5176  
SITE CONTACT EMAIL: Tiana.Andriamanarivo@ConocoPhillips.com  
FORM CONTACT NAME: Thomas R Border  
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B  
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: 281-293-4335  
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com  
GEN STATUS CD: MQG  
MONTHLY GENERATION: FALSE  
BATCH GENERATION: TRUE

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

ONE TIME GENERATION: FALSE  
TRANSPORTS OWN WASTE: FALSE  
TRANSPORTS OTHRS WASTE: FALSE  
RECYCLER ONSITE: FALSE  
TRANSFER FACILITY: FALSE  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: FALSE  
USED OIL TRANSPORTER: FALSE  
USED OIL TRANSFER FACLTY: FALSE  
USED OIL PROCESSOR: FALSE  
USED OIL REREFINER: FALSE  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE  
USED OIL FUEL MRKTR MEETS SPECS: FALSE

Facility Site ID Number: 12272  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Site sold 11/26/07.  
Data Year: Not reported  
Permit by Rule: No  
Treatment by Generator: No  
Mixed radioactive waste: No  
Importer of hazardous waste: No  
Immediate recycler: No  
Treatment/Storage/Disposal/Recycling Facility: No  
Generator of dangerous fuel waste: No  
Generator marketing to burner: No  
"Other marketers (i.e., blender, distributor, etc.)": No  
Utility boiler burner: No  
Industry boiler burner: No  
Industrial Furnace: No  
Smelter defferal: No  
Universal waste - batteries - generate: No  
Universal waste - thermostats - generate: No  
Universal waste - mercury - generate: No  
Universal waste - lamps - generate: No  
Universal waste - batteries - accumulate: No  
Universal waste - thermostats - accumulate: No  
Universal waste - mercury - accumulate: No  
Universal waste - lamps - accumulate: No  
Destination Facility for Universal Waste: No  
Off-specification used oil burner - utility boiler: No  
Off-specification used oil burner - industrial boiler: No  
Off-specification used oil burner - industrial furnace: No  
EPA ID: WAD988489829  
Facility Address 2: Not reported  
TAX REG NBR: 600115909  
NAICS CD: 44711  
BUSINESS TYPE: gas station  
MAIL NAME: ConocoPhillips Company  
MAIL ADDR LINE1: 600 North Dairy Ashford  
MAIL CITY,ST,ZIP: Houston, TX 77079  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: ConocoPhillips Company  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 600 North Dairy Ashford  
LEGAL CITY,ST,ZIP: Houston, TX 77079

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CONOCOPHILLIPS 2603144 (Continued)

1000659313

LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: 281-293-1000  
LEGAL EFFECTIVE DATE: 12/31/2003  
LAND ORG NAME: ConocoPhillips Company  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 600 North Dairy Ashford  
LAND CITY,ST,ZIP: Houston, TX 77079  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: 281-293-1000  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26821 Maple Valley Hwy  
OPERATOR CITY,ST,ZIP: Maple Valley, WA 98038  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: 425-432-7957  
OPERATOR EFFECTIVE DATE: 3/18/1997  
SITE CONTACT NAME: Irene Jimenez  
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave  
SITE CONTACT ZIP: Rodeo, CA 94572  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: 510-245-5176  
SITE CONTACT EMAIL: Irene.I.Jimenez@ConocoPhillips.com  
FORM CONTACT NAME: Marina Tishkova  
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford TA1026B  
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: 281-293-1684  
FORM CONTACT EMAIL: Marina.A.Tishkova@conocophillips.com  
GEN STATUS CD: XQG  
MONTHLY GENERATION: Yes  
BATCH GENERATION: No  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHERS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACILITY: No  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No  
USED OIL FUEL MRKTR MEETS SPECS: No

A4 BP #03144/EXXON #7 3465  
East 26821 MAPLE VALLEY HWY  
1/8-1/4 MAPLE VALLEY, WA 98038  
0.127 mi.  
672 ft. Site 2 of 5 in cluster A

LUST S103850475  
ICR N/A

Relative: LUST:  
Lower edr\_fstat: WA  
edr\_fzip: 98038  
Actual: edr\_fcnty: KING  
546 ft. edr\_zip: 98038-8309  
FS ID: 12272

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

BP #03144/EXXON #7 3465 (Continued)

S103850475

Facility ID: 9555  
Facility Status: Cleanup Started  
Release ID: 4760  
Affected Media: Soil  
Alternate Name: BP OIL # 03144  
Release Notification Date: 2/17/1993  
Release Status Date: 6/1/1995  
Site Response Unit Code: NORTHWEST  
Lat/Long: 47.361252 / -122.021085

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: KING  
edr\_zip: 98038-8309  
FS ID: 12272  
Facility ID: 9555  
Facility Status: Cleanup Started  
Release ID: 4760  
Affected Media: Ground Water  
Alternate Name: BP OIL # 03144  
Release Notification Date: 2/17/1993  
Release Status Date: 6/1/1995  
Site Response Unit Code: NORTHWEST  
Lat/Long: 47.361252 / -122.021085

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: KING  
edr\_zip: 98038-8309  
FS ID: 12272  
Facility ID: 9555  
Facility Status: Monitoring  
Release ID: 4760  
Affected Media: Ground Water  
Alternate Name: BP OIL # 03144  
Release Notification Date: 2/17/1993  
Release Status Date: 8/15/2000  
Site Response Unit Code: NORTHWEST  
Lat/Long: 47.361252 / -122.021085

edr\_fstat: WA  
edr\_fzip: 98038  
edr\_fcnty: KING  
edr\_zip: 98038-8309  
FS ID: 12272  
Facility ID: 9555  
Facility Status: Monitoring  
Release ID: 4760  
Affected Media: Soil  
Alternate Name: BP OIL # 03144  
Release Notification Date: 2/17/1993  
Release Status Date: 8/15/2000  
Site Response Unit Code: NORTHWEST  
Lat/Long: 47.361252 / -122.021085

ICR:

Date Ecology Received Report: 06/06/97



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

BP #03144/EXXON #7 3465 (Continued)

S103850475

Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 95-03  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 09/09/97  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 95-08  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 09/24/98  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-13  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 06/15/98  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-13  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 03/17/98  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Final cleanup report  
Site Register Issue: 98-11  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 01/21/99  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (Continued)**

**S103850475**

Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-14  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 02/23/99  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-15  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 03/02/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-24  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 06/15/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-27  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 06/19/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-27  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: / /  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

BP #03144/EXXON #7 3465 (Continued)

S103850475

Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-43  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 10/14/93  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-24  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 10/14/93  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-27  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 01/04/94  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-23  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 03/14/94  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 93-23  
County Code: 17  
Contact: Not reported  
Report Title: Not reported

Date Ecology Received Report: 01/13/92  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 92-15

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

BP #03144/EXXON #7 3465 (Continued)

S103850475

County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	04/15/92
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	92-22
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	10/13/92
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Final cleanup report
Site Register Issue:	92-37
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	03/10/93
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	93-11
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	02/27/95
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	94-19
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	10/23/95
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	94-19
County Code:	17
Contact:	Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

BP #03144/EXXON #7 3465 (Continued)

S103850475

Report Title:	Not reported
Date Ecology Received Report:	01/27/97
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	94-51
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	10/22/96
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	94-38
County Code:	17
Contact:	Not reported
Report Title:	Not reported
Date Ecology Received Report:	11/03/00
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	98-34
County Code:	17
Contact:	Not reported
Report Title:	Monitoring - July 2000
Date Ecology Received Report:	08/06/01
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	98-39
County Code:	17
Contact:	Not reported
Report Title:	Soil Sampling Results
Date Ecology Received Report:	01/16/02
Contaminants Found at Site:	Petroleum products
Media Contaminated:	Groundwater, Soil
Waste Management:	Tank
Region:	North Western
Type of Report Ecology Received:	Interim cleanup report
Site Register Issue:	98-44
County Code:	17
Contact:	Not reported
Report Title:	Third Quarter Ground Water Monitoring 2001

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BP #03144/EXXON #7 3465 (Continued)**

**S103850475**

Date Ecology Received Report: 12/27/00  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-33  
County Code: 17  
Contact: Not reported  
Report Title: Ground Water Monitoring and Sampling Report

Date Ecology Received Report: 03/07/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-46  
County Code: 17  
Contact: Not reported  
Report Title: Fourth Quarter Ground Water Monitoring 2001

Date Ecology Received Report: 10/30/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-54  
County Code: 17  
Contact: Not reported  
Report Title: Second Quarter Ground Water Monitoring 2002

Date Ecology Received Report: 06/21/02  
Contaminants Found at Site: Petroleum products  
Media Contaminated: Groundwater, Soil  
Waste Management: Tank  
Region: North Western  
Type of Report Ecology Received: Interim cleanup report  
Site Register Issue: 98-50  
County Code: 17  
Contact: Not reported  
Report Title: First Quarter Ground Water Monitoring 2002

**A5**  
**East**  
**1/8-1/4**  
**0.128 mi.**  
**674 ft.**

**JIFFY LUBE 2929**  
**24001 SE KENT KANGLEY RD**  
**MAPLE VALLEY, WA 98038**

**ALLSITES S109552717**  
**N/A**

**Site 3 of 5 in cluster A**

**Relative:**  
**Lower**

**ALLSITES:**

Facility Id: 6927  
Latitude: 47.361393  
Longitude: -122.020904  
Geographic location identifier (alias facid): 6927  
Facility Name: JIFFY LUBE 2929  
Latitude Decimal Degrees: 47.361393  
Longitude Decimal Degrees: -122.020904

**Actual:**  
**546 ft.**

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**JIFFY LUBE 2929 (Continued)**

**S109552717**

Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 8  
Location Verified Code: Not reported  
  
Geographic Location Identifier (Alias Facid): 6927  
Interaction (Aka Env Int) Type Code: TIER2  
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2  
Interaction Status: A  
Federal Program Identifier: Not reported  
Interaction Start Date: 5/19/2009  
Interaction End Date: Not reported  
prgm\_facil: JIFFY LUBE 2929  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: EPCRA

**A6**  
**East**  
**1/8-1/4**  
**0.129 mi.**  
**679 ft.**

**ANIMAL HOSPITAL OF MAPLE VALLEY**  
**26824 MAPLE VALLEY BLACK DIAMOND RD SE**  
**MAPLE VALLEY, WA 98038**

**ALLSITES S110123523**  
**N/A**

**Site 4 of 5 in cluster A**

**Relative:**  
**Lower**

**ALLSITES:**

**Actual:**  
**546 ft.**

Facility Id: 13832  
Latitude: 47.361193  
Longitude: -122.02067700000001  
Geographic location identifier (alias facid): 13832  
Facility Name: Animal Hospital of Maple Valley  
Latitude Decimal Degrees: 47.361193  
Longitude Decimal Degrees: -122.02067700000001  
Coordinate Point Areal Extent Code: 0  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 8  
Location Verified Code: Not reported  
  
Geographic Location Identifier (Alias Facid): 13832  
Interaction (Aka Env Int) Type Code: LSC  
Interaction (Aka Env Int) Description: Local Source Control  
Interaction Status: I  
Federal Program Identifier: Not reported  
Interaction Start Date: 3/16/2009  
Interaction End Date: 4/29/2010  
prgm\_facil: Animal Hospital of Maple Valley  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: LSC

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

A7  
East  
1/8-1/4  
0.136 mi.  
717 ft.  
SHOP FAST GROCERY  
26804 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038  
Site 5 of 5 in cluster A

ALLSITES  
UST  
U003026306  
N/A

Relative:  
Lower

ALLSITES:

Facility Id: 64217476  
Latitude: 47.361249999999998  
Longitude: -122.020667  
Geographic location identifier (alias facid): 64217476  
Facility Name: SHOP FAST GROCERY  
Latitude Decimal Degrees: 47.361249999999998  
Longitude Decimal Degrees: -122.020667  
Coordinate Point Areal Extent Code: 4  
Horizontal Accuracy Code: 7  
Coordinate Point Geographic Position Code: 5  
Location Verified Code: Y

Actual:  
546 ft.

Geographic Location Identifier (Alias Facid): 64217476  
Interaction (Aka Env Int) Type Code: UST  
Interaction (Aka Env Int) Description: Underground Storage Tank  
Interaction Status: A  
Federal Program Identifier: 239  
Interaction Start Date: 1/1/1982  
Interaction End Date: Not reported  
prgm\_facil: Not reported  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

UST:

Facility ID: 64217476  
Site ID: 239  
Lat Deg: 47  
Lat Min: 21  
Lat Sec: 40.499999999999999  
Long Deg: -122  
Long Min: 1  
Long Sec: 14.4012000000112  
UBI: 6021511270010001  
Phone Number: 4254321415

Tank ID: 13530  
Tank Name: 3-R  
Install Date: 1/1/1982  
Capacity: 10,000 to 19,999 Gallons  
Tank Upgrade Date: 1/28/1999  
TankSystem Status: Operational  
TankSystem Status Change Date: 3/3/1999  
Tank Status: Operational  
Tank Permit Expiration Date: 9/30/2011  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Pressurized System  
Tank Spill Prevention: Spill Bucket/Spill Box  
Tank Overfill Prevention: Automatic Shutoff (fill pipe)  
Tank Material: Steel  
Tank Construction: Single Wall Tank  
Tank Tightness Test: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

SHOP FAST GROCERY (Continued)

U003026306

Tank Corrosion Protection: Impressed Current  
Pipe Material: Flexible Piping  
Pipe Construction: Double Wall Pipe  
Pipe Primary Release Detection: Automatic Line Leak Detection  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Corrosion Resistant  
Tank Primary Release Detection: Automatic Tank Gauging  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Annual  
Tank Actual Status Date: 8/6/1996  
Tag Number: A8177

Tank ID: 14867  
Tank Name: 1-P  
Install Date: 1/1/1982  
Capacity: 10,000 to 19,999 Gallons  
Tank Upgrade Date: 1/28/1999  
TankSystem Status: Operational  
TankSystem Status Change Date: 3/3/1999  
Tank Status: Operational  
Tank Permit Expiration Date: 9/30/2011  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Pressurized System  
Tank Spill Prevention: Spill Bucket/Spill Box  
Tank Overfill Prevention: Automatic Shutoff (fill pipe)  
Tank Material: Steel  
Tank Construction: Single Wall Tank  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Impressed Current  
Pipe Material: Flexible Piping  
Pipe Construction: Double Wall Pipe  
Pipe Primary Release Detection: Automatic Line Leak Detection  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Corrosion Resistant  
Tank Primary Release Detection: Automatic Tank Gauging  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Annual  
Tank Actual Status Date: 8/6/1996  
Tag Number: A8177

Tank ID: 8402  
Tank Name: 2-N  
Install Date: 1/1/1982  
Capacity: 10,000 to 19,999 Gallons  
Tank Upgrade Date: 1/28/1999  
TankSystem Status: Operational  
TankSystem Status Change Date: 3/3/1999  
Tank Status: Operational  
Tank Permit Expiration Date: 9/30/2011  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Pressurized System  
Tank Spill Prevention: Spill Bucket/Spill Box  
Tank Overfill Prevention: Automatic Shutoff (fill pipe)  
Tank Material: Steel  
Tank Construction: Single Wall Tank

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

SHOP FAST GROCERY (Continued)

U003026306

Tank Tightness Test: Not reported  
Tank Corrosion Protection: Impressed Current  
Pipe Material: Flexible Piping  
Pipe Construction: Double Wall Pipe  
Pipe Primary Release Detection: Automatic Line Leak Detection  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Corrosion Resistant  
Tank Primary Release Detection: Automatic Tank Gauging  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Annual  
Tank Actual Status Date: 8/6/1996  
Tag Number: A8177

8  
ESE  
1/8-1/4  
0.141 mi.  
744 ft.

ACE CLEANERS  
26921 MAPLE VALLEY BLACK DIAMO  
MAPLE VALLEY, WA 98038

RCRA-CESQG 1004794346  
FINDS WAD988507661  
ALLSITES  
MANIFEST  
Inactive Drycleaners

Relative:  
Lower

RCRA-CESQG:

Date form received by agency: 04/06/2006

Facility name: ACE CLEANERS

Facility address: 26921 MAPLE VALLEY BLACK DIAMO  
MAPLE VALLEY, WA 980388314

EPA ID: WAD988507661

Mailing address: 26921 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038-8314

Contact: MICHAEL YU

Contact address: 26921 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038-8314

Contact country: US

Contact telephone: (425)432-7445

Contact email: Not reported

EPA Region: 10

Classification: Conditionally Exempt Small Quantity Generator

Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Owner/Operator Summary:

Owner/operator name: MICHAEL YU

Owner/operator address: 26921 MAPLE VALLEY HWY  
MAPLE VALLEY, WA 98038

Owner/operator country: US

Owner/operator telephone: Not reported

Legal status: Private

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**ACE CLEANERS (Continued)**

1004794346

Owner/Operator Type: Operator  
Owner/Op start date: 06/05/2000  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

**Historical Generators:**

Date form received by agency: 12/31/2005  
Facility name: ACE CLEANERS  
Classification: Not a generator, verified

Date form received by agency: 12/31/2003  
Facility name: ACE CLEANERS  
Classification: Not a generator, verified

Violation Status: No violations found

**FINDS:**

Registry ID: 110005376388

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Facility Id: 72431371  
Latitude: 47.359490000000001

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

Longitude: -122.02187000000001  
Geographic location identifier (alias facid): 72431371  
Facility Name: Ace Cleaners  
Latitude Decimal Degrees: 47.359490000000001  
Longitude Decimal Degrees: -122.021870000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N  
  
Geographic Location Identifier (Alias Facid): 72431371  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: I  
Federal Program Identifier: WAD988507661  
Interaction Start Date: 6/17/1992  
Interaction End Date: 9/1/2006  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

WA MANIFEST:

Facility Site ID Number: 72431371  
SWC Desc: Not reported  
FWC Desc: SQG SMALL QUANTITY WASTE.  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: No  
Treatment by Generator: No  
Mixed radioactive waste: No  
Importer of hazardous waste: No  
Immediate recycler: No  
Treatment/Storage/Disposal/Recycling Facility: No  
Generator of dangerous fuel waste: No  
Generator marketing to burner: No  
"Other marketers (i.e., blender, distributor, etc.)": No  
Utility boiler burner: No  
Industry boiler burner: No  
Industrial Furnace: No  
Smelter defferal: No  
Universal waste - batteries - generate: No  
Universal waste - thermostats - generate: No  
Universal waste - mercury - generate: No  
Universal waste - lamps - generate: No  
Universal waste - batteries - accumulate: No  
Universal waste - thermostats - accumulate: No  
Universal waste - mercury - accumulate: No  
Universal waste - lamps - accumulate: No  
Destination Facility for Universal Waste: No  
Off-specification used oil burner - utility boiler: No  
Off-specification used oil burner - industrial boiler: No  
Off-specification used oil burner - industrial furnace: No  
EPA ID: WAD988507661  
Facility Address 2: Not reported  
TAX REG NBR: 602041487  
NAICS CD: 81232

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

BUSINESS TYPE: Dry Cleaners  
MAIL NAME: Ace Cleaners  
MAIL ADDR LINE1: 26921 MAPLE VALLEY HWY  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-8314  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Ace Cleaners  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 26921 Maple Valley Hwy  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)432-7445  
LEGAL EFFECTIVE DATE: 6/5/2000  
LAND ORG NAME: Not reported  
LAND ORG TYPE: Private  
LAND PERSON NAME: C T Ting  
LAND ADDR LINE1: 13219 NE 10TH PL  
LAND CITY,ST,ZIP: BELLEVUE, WA 98005-2726  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)454-6780  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 26921 MAPLE VALLEY HWY  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-8314  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360) 432-7445  
OPERATOR EFFECTIVE DATE: 6/5/2000  
SITE CONTACT NAME: Michael Yu  
SITE CONTACT ADDR LINE1: 26921 Maple Valley Hwy  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)432-7445  
SITE CONTACT EMAIL: Not reported  
FORM CONTACT NAME: Michael Yu  
FORM CONTACT ADDR LINE1: 26921 Maple Valley Hwy  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98039-8314  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)432-7445  
FORM CONTACT EMAIL: sangheegongju@AOL.COM  
GEN STATUS CD: SQG  
MONTHLY GENERATION: No  
BATCH GENERATION: Yes  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHRS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACLTY: No  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No  
USED OIL FUEL MRKTR MEETS SPECS: No

Inactive Drycleaners:

EPA I: WAD988507661

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

FS Id: 72431371  
Facility ID: WAD988507661  
NAICS Code: 81232  
Fed Waste Code Desc: Not reported  
State Waste Code Desc: Not reported  
TAX REG NBR: 602041487  
BUSINESS TYPE: Dry Cleaners  
MAIL NAME: Ace Cleaners  
MAIL LINE1: 26921 MAPLE VALLEY HWY  
MAIL LINE2: Not reported  
MAIL CITY: MAPLE VALLEY  
MAIL STATE: WA  
MAIL ZIP: 98038-8314  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Ace Cleaners  
LEGAL PERSON FIRST NAME: Michael  
LEGAL PERSON MIDDLE INIT: Not reported  
LEGAL PERSON LAST NAME: Yu  
LEGAL LINE1: 26921 Maple Valley Hwy  
LEGAL LINE2: Not reported  
LEGAL CITY: MAPLE VALLEY  
LEGAL STATE: WA  
LEGAL ZIP: 98038  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)432-7445  
LEGAL EFFECTIVE DATE: 6/5/2000  
LEGAL ORGANIZATION TYPE: Private  
LAND ORG NAME: Not reported  
LAND PERSON FIRST NAME: C  
LAND PERSON MIDDLE INIT: T  
LAND PERSON LAST NAME: Ting  
LAND LINE1: 13219 NE 10TH PL  
LAND LINE2: Not reported  
LAND CITY: BELLEVUE  
LAND STATE: WA  
LAND ZIP: 98005-2726  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)454-6780  
LAND ORGANIZATION TYPE: Private  
OPERATOR ORG NAME: Not reported  
OPERATOR PERSON FIRST NAME: Michael  
OPERATOR PERSON MIDDLE INIT: Not reported  
OPERATOR PERSON LAST NAME: Yu  
OPERATOR LINE1: 26921 MAPLE VALLEY HWY  
OPERATOR LINE2: Not reported  
OPERATOR CITY: MAPLE VALLEY  
OPERATOR STATE: WA  
OPERATOR ZIP: 98038-8314  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360) 432-7445  
OPERATOR EFFECTIVE DATE: 6/5/2000  
OPERATOR ORGANIZATION TYPE: Private  
SITE CONTACT FIRST NAME: Michael  
SITE CONTACT MIDDLE INIT: Not reported  
SITE CONTACT LAST NAME: Yu  
SITE CONTACT LINE1: 26921 Maple Valley Hwy  
SITE CONTACT LINE2: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

SITE CONTACT CITY: MAPLE VALLEY  
SITE CONTACT STATE: WA  
SITE CONTACT ZIP: 98038  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)432-7445  
SITE CONTACT EMAIL: Not reported  
FORM CONTACT FIRST NAME: Michael  
FORM CONTACT MIDDLE INIT: Not reported  
FORM CONTACT LAST NAME: Yu  
FORM CONTACT LINE1: 26921 Maple Valley Hwy  
FORM CONTACT LINE2: Not reported  
FORM CONTACT CITY: MAPLE VALLEY  
FORM CONTACT STATE: WA  
FORM CONTACT ZIP: 98039-8314  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)432-7445  
FORM CONTACT EMAIL: sangheegongju@AOL.COM  
GEN STATUS CD: SQG  
MONTHLY GENERATION: No  
BATCH GENERATION: Yes  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No  
TRANSPORTS OTHERS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
PBR: No  
TBG: No  
MIXED RADIOACTIVE: No  
IMPORTER: No  
TSDR FACILITY: No  
IMMEDIATE RECYCLER: No  
GEN DANG FUEL: No  
GEN MARKET TO BURNER: No  
GEN OTHER MARKETERS: No  
UTILITY BOILER BURNER: No  
INDUSTRY BOILER BURNER: No  
FURNACE BURNER: No  
SMELTER DEFERRAL: No  
SMALL QTY EXEMPTION: Not reported  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
UW THERMOSTATS GEN: No  
UW MERCURY GEN: No  
UW LAMPS GEN: No  
UW BATTERY ACCUM: No  
UW THERMOSTATS ACCUM: No  
UW MERCURY ACCUM: No  
UW LAMPS ACCUM: No  
UW DESTINATION FACILITY: No  
OFF SPEC UTILITY BOILER: No  
OFF SPEC INDUSTRY BOILER: No  
OFF SPEC FURNACE: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACILITY: Not reported  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MARKETER DIR SHIPMENTS: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

ACE CLEANERS (Continued)

1004794346

USED OIL FUEL MARKETER MEETS SPECS: No  
Comments: Not reported

9  
ENE  
1/8-1/4  
0.163 mi.  
859 ft.

TRM WOOD PRODUCTS CO INC  
26656 MAPLE VALLEY RD SE  
MAPLE VALLEY, WA 98010

ALLSITES U003710120  
UST N/A

Relative:  
Lower

ALLSITES:

Facility Id: 27339595  
Latitude: 47.323794999999997  
Longitude: -122.008669  
Geographic location identifier (alias facid): 27339595  
Facility Name: TRM WOOD PRODUCTS CO INC  
Latitude Decimal Degrees: 47.323794999999997  
Longitude Decimal Degrees: -122.008669  
Coordinate Point Areal Extent Code: 4  
Horizontal Accuracy Code: 13  
Coordinate Point Geographic Position Code: 5  
Location Verified Code: N

Actual:  
547 ft.

Geographic Location Identifier (Alias Facid): 27339595  
Interaction (Aka Env Int) Type Code: UST  
Interaction (Aka Env Int) Description: Underground Storage Tank  
Interaction Status: I  
Federal Program Identifier: 493370  
Interaction Start Date: 12/29/1999  
Interaction End Date: 5/18/2000  
prgm\_facil: Not reported  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS

UST:

Facility ID: 27339595  
Site ID: 493370  
Lat Deg: 47  
Lat Min: 19  
Lat Sec: 25.6619999999989  
Long Deg: -122  
Long Min: 0  
Long Sec: 31.20839999999913  
UBI: Not reported  
Phone Number: 2064321222

Tank ID: 518594  
Tank Name: 1  
Install Date: 1/1/1900  
Capacity: Not reported  
Tank Upgrade Date: 1/1/0001  
TankSystem Status: Closure in Process  
TankSystem Status Change Date: 12/29/1999  
Tank Status: Closure in Process  
Tank Permit Expiration Date: 1/1/0001  
Tank Closure Date: 1/1/0001  
Tank Pumping System: Not reported  
Tank Spill Prevention: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

TRM WOOD PRODUCTS CO INC (Continued)

U003710120

Tank Overfill Prevention: Not reported  
Tank Material: Not reported  
Tank Construction: Not reported  
Tank Tightness Test: Not reported  
Tank Corrosion Protection: Not reported  
Pipe Material: Not reported  
Pipe Construction: Not reported  
Pipe Primary Release Detection: Not reported  
Pipe Second Release Detection: Not reported  
Pipe Corrosion Protection: Not reported  
Tank Primary Release Detection: Not reported  
Tank Second Release Detection: Not reported  
Pipe Tightness Test: Not reported  
Tank Actual Status Date: 12/29/1999  
Tag Number: Not reported

B10 US DOJ DEA 235TH AVE  
West 26820 235TH AVE SE  
1/8-1/4 MAPLE VALLEY, WA 98083  
0.214 mi.  
1128 ft. Site 1 of 3 in cluster B

RCRA-CESQG 1001126000  
FINDS WAR000007799

Relative:  
Lower

RCRA-CESQG:

Date form received by agency: 12/04/1996

Facility name: US DOJ DEA 235TH AVE

Facility address: 26820 235TH AVE SE

MAPLE VALLEY, WA 98083

EPA ID: WAR000007799

Mailing address: 733 MARKET ST 4TH FLOOR

TACOMA, WA 98402

Contact: SHELBY BEILKE

Contact address: 733 MARKET ST 4TH FLOOR

TACOMA, WA 98402

Contact country: US

Contact telephone: (206)575-2250

Contact email: Not reported

EPA Region: 10

Classification: Conditionally Exempt Small Quantity Generator

Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Handler Activities Summary:

U.S. importer of hazardous waste: No

Mixed waste (haz. and radioactive): No

Recycler of hazardous waste: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

US DOJ DEA 235TH AVE (Continued)

1001126000

Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

Historical Generators:

Date form received by agency: 12/04/1996  
Facility name: US DOJ DEA 235TH AVE  
Classification: Conditionally Exempt Small Quantity Generator

Violation Status: No violations found

FINDS:

Registry ID: 110006517821

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

B11 26820 235TH AVE SE  
West 26820 235TH AVE SE  
1/8-1/4 MAPLE VALLEY, WA 98038  
0.214 mi.  
1128 ft. Site 2 of 3 in cluster B

US BROWNFIELDS 1011813550  
N/A

Relative: US BROWNFIELDS:  
Lower Recipient name: Public Health - Seattle & King County  
Grant type: Assessment Grant  
Actual: Property name: 26820 235th Ave SE  
539 ft. Property #: 2722069089  
Parcel size: .9  
Latitude: 47.361058  
Longitude: -122.027916  
HCM label: Not reported  
Map scale: Not reported  
Point of reference: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

26820 235TH AVE SE (Continued)

1011813550

Datum: World Geodetic System of 1984  
ACRES property ID: 73381  
Start date: N/A  
Completed date: N/A  
Acres cleaned up: Not reported  
Cleanup funding: Not reported  
Cleanup funding source: Not reported  
Assessment funding: \$2,246.75  
Assessment funding source: EPA  
Redevelopment funding: Not reported  
Redev. funding source: Not reported  
Redev. funding entity name: Not reported  
Redevelopment start date: N/A  
Assessment funding entity: US EPA - Brownfields Assessment Cooperative Agreement  
Cleanup funding entity: Not reported  
Grant type: N/A  
Accomplishment type: Phase I Environmental Assessment  
Ownership entity: Private  
Current owner: Margaret P Denny  
Did owner change: No  
Cleanup required: Yes  
Video available: Not reported  
Photo available: Not reported  
Institutional controls required: Not reported  
IC Category proprietary controls: Not reported  
IC cat. info. devices: Not reported  
IC cat. gov. controls: Not reported  
IC cat. enforcement permit tools: Not reported  
IC in place date: N/A  
IC in place: Not reported  
Enrolled in state/tribal program: No  
State/tribal program date: N/A  
State/tribal program ID: Not reported  
State/tribal NFA date: N/A  
Air contaminated: Not reported  
Air cleaned: Not reported  
Asbestos found: Not reported  
Asbestos cleaned: Not reported  
Controlled substance found: Yes  
Controlled substance cleaned: Not reported  
Drinking water affected: Not reported  
Drinking water cleaned: Not reported  
Groundwater affected: Not reported  
Groundwater cleaned: Not reported  
Lead contaminant found: Not reported  
Lead cleaned up: Not reported  
No media affected: Not reported  
Unknown media affected: Yes  
Other cleaned up: Not reported  
Other metals found: Not reported  
Other metals cleaned: Not reported  
Other contaminants found: Not reported  
Other contams found description: Not reported  
PAHs found: Not reported  
PAHs cleaned up: Not reported  
PCBs found: Not reported  
PCBs cleaned up: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

26820 235TH AVE SE (Continued)

1011813550

Petro products found: Not reported  
Petro products cleaned: Not reported  
Sediments found: Not reported  
Sediments cleaned: Not reported  
Soil affected: Not reported  
Soil cleaned up: Not reported  
Surface water cleaned: Not reported  
Unknown found: Yes  
VOCs found: Not reported  
VOCs cleaned: Not reported  
Cleanup other description: Not reported  
Num. of cleanup and re-dev. jobs: Not reported  
Property highlights: Not reported  
Past use greenspace acreage: Not reported  
Past use residential acreage: Not reported  
Past use commercial acreage: Not reported  
Past use industrial acreage: Not reported  
Future use greenspace acreage: Not reported  
Future use residential acreage: Not reported  
Future use commercial acreage: Not reported  
Future use industrial acreage: Not reported  
Greenspace acreage and type: Not reported  
Superfund Fed. landowner flag: Not reported

Property Description: House including attached garage, septic system and surrounding area.

B12  
West  
1/8-1/4  
0.214 mi.  
1128 ft.

26820 235TH AVE SE  
MAPLE VALLEY, WA

Site 3 of 3 in cluster B

ALLSITES S108894207  
SPILLS N/A

Relative:  
Lower

ALLSITES:

Facility Id: 22463425  
Latitude: 47.36233  
Longitude: -122.02894000000001  
Geographic location identifier (alias facid): 22463425  
Facility Name: US DOJ DEA 235th Ave  
Latitude Decimal Degrees: 47.36233  
Longitude Decimal Degrees: -122.02894000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

Actual:  
539 ft.

Geographic Location Identifier (Alias Facid): 22463425  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: I  
Federal Program Identifier: WAR000007799  
Interaction Start Date: 12/4/1996  
Interaction End Date: 12/31/1996  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

SPILLS:

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

(Continued)

S108894207

Facility ID: 601635  
Medium: Not reported  
Material Desc: CHEMICAL  
Material Qty: Not reported  
Material Units: Not reported  
Date Received: 10/27/2007 12:20:00 PM  
Contact Name: UNKNOWN

13  
NNW  
1/4-1/2  
0.274 mi.  
1445 ft.

THOMAS CONSTRUCTION  
23713 SE 264TH ST  
MAPLE VALLEY, WA 98038

RCRA-CESQG  
FINDS  
ALLSITES

1004793213  
WA0000148775

Relative:  
Higher

RCRA-CESQG:

Actual:  
556 ft.

Date form received by agency: 05/04/2005  
Facility name: THOMAS CONSTRUCTION  
Facility address: 23713 SE 264TH ST  
MAPLE VALLEY, WA 98038  
EPA ID: WA0000148775  
Mailing address: 18215 72ND AVE S  
KENT, WA 98032-1006  
Contact: DENNIS GILKISON  
Contact address: 18215 72ND AVE S  
KENT, WA 98032-1006  
Contact country: US  
Contact telephone: (425)432-8450  
Contact email: Not reported  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Owner/Operator Summary:

Owner/operator name: DENNIS GILKISON  
Owner/operator address: 18215 72ND AVE S  
KENT, WA 98032  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 08/30/1996  
Owner/Op end date: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

THOMAS CONSTRUCTION (Continued)

1004793213

Handler Activities Summary:

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

FINDS:

Registry ID: 110005303714

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 98744462  
Latitude: 47.416899999999998  
Longitude: -122.04640000000001  
Geographic location identifier (alias facid): 98744462  
Facility Name: Thomas Construction  
Latitude Decimal Degrees: 47.416899999999998  
Longitude Decimal Degrees: -122.04640000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 98744462  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: I

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

THOMAS CONSTRUCTION (Continued)

1004793213

Federal Program Identifier: WA0000148775  
Interaction Start Date: 3/16/1994  
Interaction End Date: 12/31/2004  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

14  
North  
1/4-1/2  
0.280 mi.  
1478 ft.

MOTORPLEX 264TH ST  
23933 SE 264TH ST  
MAPLE VALLEY, WA 98038

RCRA-CESQG  
FINDS  
ALLSITES  
MANIFEST  
SPILLS

1004794669  
WAH000001651

Relative:  
Higher

RCRA-CESQG:

Actual:  
553 ft.

Date form received by agency: 01/02/2008  
Facility name: MOTORPLEX 264TH ST  
Facility address: 23933 SE 264TH ST  
MAPLE VALLEY, WA 98038  
EPA ID: WAH000001651  
Mailing address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038-5841  
Contact: KEITH LEWIS  
Contact address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038-5841  
Contact country: US  
Contact telephone: (425)413-1436  
Contact email: Not reported  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Owner/Operator Summary:

Owner/operator name: KEITH LEWIS  
Owner/operator address: 23933 SE 264TH ST STE A  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 05/30/1997  
Owner/Op end date: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

**Historical Generators:**

Date form received by agency: 12/31/2007  
Facility name: MOTORPLEX 264TH ST  
Classification: Not a generator, verified

Date form received by agency: 12/31/2005  
Facility name: MOTORPLEX 264TH ST  
Classification: Not a generator, verified

Date form received by agency: 12/31/2003  
Facility name: MOTORPLEX 264TH ST  
Classification: Not a generator, verified

Violation Status: No violations found

**FINDS:**

Registry ID: 110005390638

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Facility Id: 39626275  
Latitude: 47.365099999999998



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Longitude: -122.02948000000001  
Geographic location identifier (alias facid): 39626275  
Facility Name: Motorplex 264th St  
Latitude Decimal Degrees: 47.365099999999998  
Longitude Decimal Degrees: -122.02948000000001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N  
  
Geographic Location Identifier (Alias Facid): 39626275  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: A  
Federal Program Identifier: WAH000001651  
Interaction Start Date: 5/6/1997  
Interaction End Date: Not reported  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

**WA MANIFEST:**

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False  
Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.)": False  
Utility boiler burner: False  
Industry boiler burner: False  
Industrial Furnace: False  
Smelter deferral: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False  
Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Synergize Maple Valley, LLC  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 05/30/97  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: False  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHRS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACLT: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 39626275  
SWC Desc: Not reported

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: FALSE  
Treatment by Generator: FALSE  
Mixed radioactive waste: FALSE  
Importer of hazardous waste: FALSE  
Immediate recycler: FALSE  
Treatment/Storage/Disposal/Recycling Facility: FALSE  
Generator of dangerous fuel waste: FALSE  
Generator marketing to burner: FALSE  
"Other marketers (i.e., blender, distributor, etc.)": FALSE  
Utility boiler burner: FALSE  
Industry boiler burner: FALSE  
Industrial Furnace: FALSE  
Smelter deferral: FALSE  
Universal waste - batteries - generate: FALSE  
Universal waste - thermostats - generate: FALSE  
Universal waste - mercury - generate: FALSE  
Universal waste - lamps - generate: FALSE  
Universal waste - batteries - accumulate: FALSE  
Universal waste - thermostats - accumulate: FALSE  
Universal waste - mercury - accumulate: FALSE  
Universal waste - lamps - accumulate: FALSE  
Destination Facility for Universal Waste: FALSE  
Off-specification used oil burner - utility boiler: FALSE  
Off-specification used oil burner - industrial boiler: FALSE  
Off-specification used oil burner - industrial furnace: FALSE  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Not reported  
LAND ORG TYPE: Private  
LAND PERSON NAME: Keith Lewis  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: FALSE  
BATCH GENERATION: FALSE  
ONE TIME GENERATION: FALSE  
TRANSPORTS OWN WASTE: FALSE  
TRANSPORTS OTHERS WASTE: FALSE  
RECYCLER ONSITE: FALSE  
TRANSFER FACILITY: FALSE  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: FALSE  
USED OIL TRANSPORTER: FALSE  
USED OIL TRANSFER FACILITY: FALSE  
USED OIL PROCESSOR: FALSE  
USED OIL REREFINER: FALSE  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE  
USED OIL FUEL MRKTR MEETS SPECS: FALSE

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: 2009  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False  
Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.)": False  
Utility boiler burner: False  
Industry boiler burner: False  
Industrial Furnace: False  
Smelter defferal: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Synergize Maple Valley, LLC  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: True  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHERS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACILITY: False

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

MOTORPLEX 264TH ST (Continued)

1004794669

USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: 2008  
Permit by Rule: False  
Treatment by Generator: False  
Mixed radioactive waste: False  
Importer of hazardous waste: False  
Immediate recycler: False  
Treatment/Storage/Disposal/Recycling Facility: False  
Generator of dangerous fuel waste: False  
Generator marketing to burner: False  
"Other marketers (i.e., blender, distributor, etc.)": False  
Utility boiler burner: False  
Industry boiler burner: False  
Industrial Furnace: False  
Smelter defferal: False  
Universal waste - batteries - generate: False  
Universal waste - thermostats - generate: False  
Universal waste - mercury - generate: False  
Universal waste - lamps - generate: False  
Universal waste - batteries - accumulate: False  
Universal waste - thermostats - accumulate: False  
Universal waste - mercury - accumulate: False  
Universal waste - lamps - accumulate: False  
Destination Facility for Universal Waste: False  
Off-specification used oil burner - utility boiler: False  
Off-specification used oil burner - industrial boiler: False  
Off-specification used oil burner - industrial furnace: False  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Synergize Maple Valley, LLC  
LAND ORG TYPE: Private  
LAND PERSON NAME: Not reported  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: True  
BATCH GENERATION: False  
ONE TIME GENERATION: False  
TRANSPORTS OWN WASTE: False  
TRANSPORTS OTHERS WASTE: False  
RECYCLER ONSITE: False  
TRANSFER FACILITY: False  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: False  
USED OIL TRANSPORTER: False  
USED OIL TRANSFER FACILITY: False  
USED OIL PROCESSOR: False  
USED OIL REREFINER: False  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False  
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 39626275  
SWC Desc: Not reported  
FWC Desc: Not reported  
Form Comm: Not reported  
Data Year: Not reported  
Permit by Rule: No  
Treatment by Generator: No  
Mixed radioactive waste: No  
Importer of hazardous waste: No  
Immediate recycler: No  
Treatment/Storage/Disposal/Recycling Facility: No  
Generator of dangerous fuel waste: No  
Generator marketing to burner: No  
"Other marketers (i.e., blender, distributor, etc.)": No  
Utility boiler burner: No  
Industry boiler burner: No  
Industrial Furnace: No  
Smelter deferral: No  
Universal waste - batteries - generate: No  
Universal waste - thermostats - generate: No

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

Universal waste - mercury - generate: No  
Universal waste - lamps - generate: No  
Universal waste - batteries - accumulate: No  
Universal waste - thermostats - accumulate: No  
Universal waste - mercury - accumulate: No  
Universal waste - lamps - accumulate: No  
Destination Facility for Universal Waste: No  
Off-specification used oil burner - utility boiler: No  
Off-specification used oil burner - industrial boiler: No  
Off-specification used oil burner - industrial furnace: No  
EPA ID: WAH000001651  
Facility Address 2: Not reported  
TAX REG NBR: 601593855  
NAICS CD: 811111  
BUSINESS TYPE: General Automotive Repair  
MAIL NAME: Motorplex  
MAIL ADDR LINE1: 23933 SE 264th St Ste A  
MAIL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
MAIL COUNTRY: UNITED STATES  
LEGAL ORG NAME: Motorplex Corp  
LEGAL ORG TYPE: Private  
LEGAL ADDR LINE1: 23933 SE 264th St Ste A  
LEGAL CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LEGAL COUNTRY: UNITED STATES  
LEGAL PHONE NBR: (425)413-1436  
LEGAL EFFECTIVE DATE: 5/30/1997  
LAND ORG NAME: Not reported  
LAND ORG TYPE: Private  
LAND PERSON NAME: Keith Lewis  
LAND ADDR LINE1: 23933 SE 264th St Ste A  
LAND CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
LAND COUNTRY: UNITED STATES  
LAND PHONE NBR: (425)413-1436  
OPERATOR ORG NAME: Not reported  
OPERATOR ORG TYPE: Private  
OPERATOR ADDR LINE1: 23933 SE 264th St Ste A  
OPERATOR CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
OPERATOR COUNTRY: UNITED STATES  
OPERATOR PHONE NBR: (360)413-1436  
OPERATOR EFFECTIVE DATE: 5/30/1997  
SITE CONTACT NAME: Keith Lewis  
SITE CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
SITE CONTACT ZIP: MAPLE VALLEY, WA 98038-5841  
SITE CONTACT COUNTRY: UNITED STATES  
SITE CONTACT PHONE NBR: (425)413-1436  
SITE CONTACT EMAIL: keithlewis@motorplex.com  
FORM CONTACT NAME: Suzanne Lewis  
FORM CONTACT ADDR LINE1: 23933 SE 264th St Ste A  
FORM CONTACT CITY,ST,ZIP: MAPLE VALLEY, WA 98038-5841  
FORM CONTACT COUNTRY: UNITED STATES  
FORM CONTACT PHONE NBR: (425)413-1436  
FORM CONTACT EMAIL: suzannelewis@motorplex.com  
GEN STATUS CD: SQG  
MONTHLY GENERATION: No  
BATCH GENERATION: No  
ONE TIME GENERATION: No  
TRANSPORTS OWN WASTE: No



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MOTORPLEX 264TH ST (Continued)**

**1004794669**

TRANSPORTS OTHERS WASTE: No  
RECYCLER ONSITE: No  
TRANSFER FACILITY: No  
OTHER EXEMPTION: Not reported  
UW BATTERY GEN: No  
USED OIL TRANSPORTER: No  
USED OIL TRANSFER FACILITY: No  
USED OIL PROCESSOR: No  
USED OIL REREFINER: No  
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No  
USED OIL FUEL MRKTR MEETS SPECS: No

Click this hyperlink while viewing on your computer to access additional WA MANIFEST: detail in the EDR Site Report.

**SPILLS:**

Facility ID: 516677  
Medium: Not reported  
Material Desc: CHEMICAL  
Material Qty: Not reported  
Material Units: Not reported  
Date Received: 3/10/2001  
Contact Name: Not reported

15  
WSW  
1/4-1/2  
0.325 mi.  
1715 ft.

**CLEAN SERVICE CO INC 233RD PL  
27018 SE 233RD PL  
MAPLE VALLEY, WA 98042**

**RCRA-CESQG 1001491408  
FINDS WA0000630509  
ALLSITES**

**Relative:  
Lower**

**RCRA-CESQG:**

**Actual:  
540 ft.**

Date form received by agency: 04/02/1997  
Facility name: CLEAN SERVICE CO INC 233RD PL  
Facility address: 27018 SE 233RD PL  
MAPLE VALLEY, WA 98042  
EPA ID: WA0000630509  
Mailing address: PO BOX 49  
MAPLE VALLEY, WA 98038-0049  
Contact: PAUL KEMP  
Contact address: PO BOX 49  
MAPLE VALLEY, WA 98038-0049  
Contact country: US  
Contact telephone: (360)432-8005  
Contact email: Not reported  
EPA Region: 10  
Classification: Conditionally Exempt Small Quantity Generator  
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CLEAN SERVICE CO INC 233RD PL (Continued)**

**1001491408**

any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

**Owner/Operator Summary:**

Owner/operator name: JOHN BAHLENHORST  
Owner/operator address: PO BOX 49  
MAPLE VALLEY, WA 98038  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 02/25/1997  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No  
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

**FINDS:**

Registry ID: 110006459572

**Environmental Interest/Information System**

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ALLSITES:**

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CLEAN SERVICE CO INC 233RD PL (Continued)

1001491408

Facility Id: 19931588  
Latitude: 47.3596  
Longitude: -122.03001  
Geographic location identifier (alias facid): 19931588  
Facility Name: Clean Service Co Inc 233rd Pl  
Latitude Decimal Degrees: 47.3596  
Longitude Decimal Degrees: -122.03001  
Coordinate Point Areal Extent Code: 99  
Horizontal Accuracy Code: 99  
Coordinate Point Geographic Position Code: 99  
Location Verified Code: N  
  
Geographic Location Identifier (Alias Facid): 19931588  
Interaction (Aka Env Int) Type Code: HWG  
Interaction (Aka Env Int) Description: Hazardous Waste Generator  
Interaction Status: 1  
Federal Program Identifier: WA0000630509  
Interaction Start Date: 8/23/1994  
Interaction End Date: 12/31/1995  
prgm\_facil: Not reported  
cur\_sys\_pr: HAZWASTE  
cur\_sys\_nm: TURBOWASTE

16  
SSE  
1/4-1/2  
0.495 mi.  
2615 ft.

STUTH COMPANY INC  
28620 MAPLE VALLEY RD  
MAPLE VALLEY, WA 98038

ALLSITES  
CSCSL NFA  
VCP

U003025471  
N/A

Relative:  
Lower

ALLSITES:

Actual:  
549 ft.

Facility Id: 25113468  
Latitude: 47.363933000000003  
Longitude: -122.022666  
Geographic location identifier (alias facid): 25113468  
Facility Name: STUTH COMPANY INC  
Latitude Decimal Degrees: 47.363933000000003  
Longitude Decimal Degrees: -122.022666  
Coordinate Point Areal Extent Code: 4  
Horizontal Accuracy Code: 7  
Coordinate Point Geographic Position Code: 5  
Location Verified Code: N  
  
Geographic Location Identifier (Alias Facid): 25113468  
Interaction (Aka Env Int) Type Code: LUST  
Interaction (Aka Env Int) Description: LUST Facility  
Interaction Status: 1  
Federal Program Identifier: 10977  
Interaction Start Date: 12/17/2001  
Interaction End Date: 12/17/2001  
prgm\_facil: Not reported  
cur\_sys\_pr: TOXICS  
cur\_sys\_nm: ISIS  
  
Geographic Location Identifier (Alias Facid): 25113468  
Interaction (Aka Env Int) Type Code: VOLCLNST  
Interaction (Aka Env Int) Description: Voluntary Cleanup Sites  
Interaction Status: 1

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STUTH COMPANY INC (Continued)**

**U003025471**

Federal Program Identifier:	Not reported
Interaction Start Date:	12/18/2001
Interaction End Date:	4/24/2002
prgm_facil:	STUTH COMPANY INC
cur_sys_pr:	TOXICS
cur_sys_nm:	ISIS
Geographic Location Identifier (Alias Facid):	25113468
Interaction (Aka Env Int) Type Code:	UST
Interaction (Aka Env Int) Description:	Underground Storage Tank
Interaction Status:	I
Federal Program Identifier:	10977
Interaction Start Date:	4/16/1985
Interaction End Date:	5/3/2000
prgm_facil:	Not reported
cur_sys_pr:	TOXICS
cur_sys_nm:	ISIS

**CSCSL NFA:**

Facility/Site Id:	25113468
NFA Type:	NFA after assessment, IRAP, or VCP
NFA Date:	4/24/2002
Rank:	Not reported
Alternate Name:	Not reported
VCP:	Y

**VCP:**

edr_fstat:	WA
edr_fzip:	98038
edr_fcnty:	KING
edr_zip:	98038-8193
Facility ID:	25113468
VCP Status:	Not reported
VCP:	Y
Ecology Status:	Not reported
NFA Type:	NFA after assessment, IRAP, or VCP
Date NFA:	4/24/2002
Rank:	Not reported

## ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
KING COUNTY	S108107942	WASTE MOBILE COLLECTIONS	MOVES LOCATIONS (SEE COMMENT F		SWF/LF
MAPLE VALLEY	1001600462	WA DOT BRIDGE 16920	SR 169 MP 16.00 TO MP 16.02	98038	RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1003880648	MAPLE VALLEY CAPACITORS	196TH AVE S.E.	98038	CERC-NFRAP
MAPLE VALLEY	S103508162	MAPLE VALLEY OVERCROSSING	SE 216TH CROSSING OF THE MAPLE	98038	ICR
MAPLE VALLEY	S110039159	STONEWAY CONCRETE KEN KANGLEY	332ND SE / KENT KANGLEY RD	98038	ALLSITES, NPDES
MAPLE VALLEY	1000892018	CEDAR RECYCLING CENTER	18409 MAPLE VALLEY HWY		RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1000891900	MOTORPLEX MAPLE VALLEY HWY	18421 MAPLE VALLEY HWY		RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1007063697	SAFEWAY FUEL CENTER 568223	27020 MAPLE VALLEY RD	98038	FINDS
MAPLE VALLEY	8714495	MAPLE VALLEY CHRISTIAN SCHOOL	MAPLE VALLEY CHRISTIAN SCHOOL		ERNS
MAPLE VALLEY	U000924330	MAPLE VALLEY BP	26821 MAPLE VALLEY HWY	98038	UST
MAPLE VALLEY	S107565793	FOUR CORNERS AUTO WRECKING	26615 MAPLE VALLEY HIGHWAY SE	98038	SWTIRE
MAPLE VALLEY	S103507058	EXXON #7 3465	36821 MAPLE VALLEY HWY	98038	ICR
MAPLE VALLEY	1004794708	ALLPRIDE INC	26217 MAPLE VALLEY HWY SE	98038	RCRA-NonGen, FINDS, ALLSITES
MAPLE VALLEY	1001490388	HILLSIDE ENTERPRISES	17835 MAPLE VALLEY HWY SE	98038	RCRA-CESQG, FINDS, ALLSITES
MAPLE VALLEY	1007080544	FOUR CORNER AUTO WRECKING	26615 MAPLE VALLEY HWY SE		FINDS, HSL, ALLSITES, CSCSL NFA, VCP
MAPLE VALLEY	1001121566	BOEING CO MAPLE VALLEY SITE	T22 R6 S24 BOEING	98038	RCRA-LQG, ALLSITES
MAPLE VALLEY	1011269024	MAPLE VALLEY CITY OF	22035 SE WAS RD STE 5	98038	FINDS
MAPLE VALLEY	S109555343	WITTE ROAD DRUMS	WITTE RD SE 200 YRDS E FROM HW	98038	ALLSITES

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

**Number of Days to Update:** Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

## STANDARD ENVIRONMENTAL RECORDS

### ***Federal NPL site list***

#### **NPL: National Priority List**

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 07/02/2010	Source: EPA
Date Data Arrived at EDR: 07/14/2010	Telephone: N/A
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 10/13/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 01/24/2011
	Data Release Frequency: Quarterly

#### **NPL Site Boundaries**

##### **Sources:**

EPA's Environmental Photographic Interpretation Center (EPIC)  
Telephone: 202-564-7333

EPA Region 1  
Telephone 617-918-1143

EPA Region 6  
Telephone: 214-655-6659

EPA Region 3  
Telephone 215-814-5418

EPA Region 7  
Telephone: 913-551-7247

EPA Region 4  
Telephone 404-562-8033

EPA Region 8  
Telephone: 303-312-6774

EPA Region 5  
Telephone 312-886-6686

EPA Region 9  
Telephone: 415-947-4246

EPA Region 10  
Telephone 206-553-8665

#### **Proposed NPL: Proposed National Priority List Sites**

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 07/02/2010	Source: EPA
Date Data Arrived at EDR: 07/14/2010	Telephone: N/A
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 10/13/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 01/24/2011
	Data Release Frequency: Quarterly

#### **NPL LIENS: Federal Superfund Liens**

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 11/22/2010
Number of Days to Update: 56	Next Scheduled EDR Contact: 02/28/2011
	Data Release Frequency: No Update Planned

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ***Federal Delisted NPL site list***

### **DELISTED NPL: National Priority List Deletions**

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 07/02/2010	Source: EPA
Date Data Arrived at EDR: 07/14/2010	Telephone: N/A
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 10/13/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 01/24/2011
	Data Release Frequency: Quarterly

## ***Federal CERCLIS list***

### **CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System**

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 01/29/2010	Source: EPA
Date Data Arrived at EDR: 02/09/2010	Telephone: 703-412-9810
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 10/01/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 01/10/2011
	Data Release Frequency: Quarterly

### **FEDERAL FACILITY: Federal Facility Site Information listing**

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA's Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 06/23/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/15/2010	Telephone: 703-603-8704
Date Made Active in Reports: 02/10/2010	Last EDR Contact: 10/13/2010
Number of Days to Update: 26	Next Scheduled EDR Contact: 01/24/2011
	Data Release Frequency: Varies

## ***Federal CERCLIS NFRAP site List***

### **CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned**

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 06/23/2009	Source: EPA
Date Data Arrived at EDR: 09/02/2009	Telephone: 703-412-9810
Date Made Active in Reports: 09/21/2009	Last EDR Contact: 12/01/2010
Number of Days to Update: 19	Next Scheduled EDR Contact: 03/14/2011
	Data Release Frequency: Quarterly

## ***Federal RCRA CORRACTS facilities list***

### **CORRACTS: Corrective Action Report**

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 05/25/2010  
Date Data Arrived at EDR: 06/02/2010  
Date Made Active in Reports: 10/04/2010  
Number of Days to Update: 124

Source: EPA  
Telephone: 800-424-9346  
Last EDR Contact: 11/22/2010  
Next Scheduled EDR Contact: 02/28/2011  
Data Release Frequency: Quarterly

### ***Federal RCRA non-CORRACTS TSD facilities list***

#### **RCRA-TSDF: RCRA - Treatment, Storage and Disposal**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 10/07/2010  
Next Scheduled EDR Contact: 01/17/2011  
Data Release Frequency: Quarterly

### ***Federal RCRA generators list***

#### **RCRA-LQG: RCRA - Large Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 10/07/2010  
Next Scheduled EDR Contact: 01/17/2011  
Data Release Frequency: Quarterly

#### **RCRA-SQG: RCRA - Small Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 10/07/2010  
Next Scheduled EDR Contact: 01/17/2011  
Data Release Frequency: Quarterly

#### **RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (206) 553-1200  
Last EDR Contact: 10/07/2010  
Next Scheduled EDR Contact: 01/17/2011  
Data Release Frequency: Varies



# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ***Federal institutional controls / engineering controls registries***

### **US ENG CONTROLS: Engineering Controls Sites List**

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 12/20/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/20/2010	Telephone: 703-603-0695
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 12/10/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Varies

### **US INST CONTROL: Sites with Institutional Controls**

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 12/20/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/20/2010	Telephone: 703-603-0695
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 12/10/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Varies

## ***Federal ERNS list***

### **ERNS: Emergency Response Notification System**

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 07/09/2010	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 07/09/2010	Telephone: 202-267-2180
Date Made Active in Reports: 08/17/2010	Last EDR Contact: 10/06/2010
Number of Days to Update: 39	Next Scheduled EDR Contact: 01/17/2011
	Data Release Frequency: Annually

## ***State- and tribal - equivalent NPL***

### **HSL: Hazardous Sites List**

The Hazardous Sites List is a subset of the CSCSL Report. It includes sites which have been assessed and ranked using the Washington Ranking Method (WARM).

Date of Government Version: 02/17/2010	Source: Department of Ecology
Date Data Arrived at EDR: 02/19/2010	Telephone: 360-407-7200
Date Made Active in Reports: 02/24/2010	Last EDR Contact: 09/17/2010
Number of Days to Update: 5	Next Scheduled EDR Contact: 12/29/2010
	Data Release Frequency: Semi-Annually

## ***State- and tribal - equivalent CERCLIS***

### **CSCSL: Confirmed and Suspected Contaminated Sites List**

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 07/27/2010	Source: Department of Ecology
Date Data Arrived at EDR: 07/28/2010	Telephone: 360-407-7200
Date Made Active in Reports: 09/22/2010	Last EDR Contact: 10/27/2010
Number of Days to Update: 56	Next Scheduled EDR Contact: 02/07/2011
	Data Release Frequency: Semi-Annually

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## *State and tribal landfill and/or solid waste disposal site lists*

### SWF/LF: Solid Waste Facility Database

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 06/15/2010	Source: Department of Ecology
Date Data Arrived at EDR: 06/16/2010	Telephone: 360-407-6132
Date Made Active in Reports: 07/15/2010	Last EDR Contact: 12/13/2010
Number of Days to Update: 29	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Annually

## *State and tribal leaking storage tank lists*

### LUST: Leaking Underground Storage Tanks Site List

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 08/24/2010	Source: Department of Ecology
Date Data Arrived at EDR: 08/25/2010	Telephone: 360-407-7183
Date Made Active in Reports: 09/22/2010	Last EDR Contact: 11/24/2010
Number of Days to Update: 28	Next Scheduled EDR Contact: 03/07/2011
	Data Release Frequency: Quarterly

### INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 08/30/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 08/30/2010	Telephone: 415-972-3372
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 35	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Quarterly

### INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 08/27/2010	Source: EPA Region 4
Date Data Arrived at EDR: 08/30/2010	Telephone: 404-562-8677
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 35	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Semi-Annually

### INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 08/05/2010	Source: EPA Region 10
Date Data Arrived at EDR: 08/06/2010	Telephone: 206-553-2857
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 59	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Quarterly

### INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 02/19/2009	Source: EPA Region 1
Date Data Arrived at EDR: 02/19/2009	Telephone: 617-918-1313
Date Made Active in Reports: 03/16/2009	Last EDR Contact: 11/02/2010
Number of Days to Update: 25	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Varies

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 08/05/2010	Source: EPA Region 6
Date Data Arrived at EDR: 08/06/2010	Telephone: 214-665-6597
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 59	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Varies

### INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 11/04/2009	Source: EPA Region 7
Date Data Arrived at EDR: 05/04/2010	Telephone: 913-551-7003
Date Made Active in Reports: 07/07/2010	Last EDR Contact: 12/03/2010
Number of Days to Update: 64	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Varies

### INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 05/24/2010	Source: EPA Region 8
Date Data Arrived at EDR: 05/27/2010	Telephone: 303-312-6271
Date Made Active in Reports: 08/09/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 74	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Quarterly

### *State and tribal registered storage tank lists*

#### UST: Underground Storage Tank Database

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 11/23/2010	Source: Department of Ecology
Date Data Arrived at EDR: 11/24/2010	Telephone: 360-407-7183
Date Made Active in Reports: 12/17/2010	Last EDR Contact: 11/24/2010
Number of Days to Update: 23	Next Scheduled EDR Contact: 03/07/2011
	Data Release Frequency: Quarterly

#### AST: Aboveground Storage Tank Locations

A listing of aboveground storage tank locations regulated by the Department of Ecology's Spill Prevention, Preparedness and Response Program.

Date of Government Version: 05/27/2009	Source: Department of Ecology
Date Data Arrived at EDR: 05/28/2009	Telephone: 360-407-7562
Date Made Active in Reports: 06/19/2009	Last EDR Contact: 11/08/2010
Number of Days to Update: 22	Next Scheduled EDR Contact: 02/21/2011
	Data Release Frequency: Varies

#### INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 08/27/2010	Source: EPA Region 4
Date Data Arrived at EDR: 08/30/2010	Telephone: 404-562-9424
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 35	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Semi-Annually

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 08/30/2010	Source: EPA Region 9
Date Data Arrived at EDR: 08/30/2010	Telephone: 415-972-3368
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 35	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Quarterly

### INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 05/24/2010	Source: EPA Region 8
Date Data Arrived at EDR: 05/27/2010	Telephone: 303-312-6137
Date Made Active in Reports: 08/09/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 74	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Quarterly

### INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 08/05/2010	Source: EPA Region 10
Date Data Arrived at EDR: 08/06/2010	Telephone: 206-553-2857
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 59	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Quarterly

### INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 02/19/2009	Source: EPA, Region 1
Date Data Arrived at EDR: 02/19/2009	Telephone: 617-918-1313
Date Made Active in Reports: 03/16/2009	Last EDR Contact: 11/02/2010
Number of Days to Update: 25	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Varies

### INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 02/11/2010	Source: EPA Region 5
Date Data Arrived at EDR: 02/11/2010	Telephone: 312-886-6136
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 60	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Varies

### INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 08/03/2010	Source: EPA Region 6
Date Data Arrived at EDR: 08/04/2010	Telephone: 214-865-7591
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/01/2010
Number of Days to Update: 61	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Semi-Annually

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 04/01/2008	Source: EPA Region 7
Date Data Arrived at EDR: 12/30/2008	Telephone: 913-551-7003
Date Made Active in Reports: 03/16/2009	Last EDR Contact: 11/09/2010
Number of Days to Update: 76	Next Scheduled EDR Contact: 02/14/2011
	Data Release Frequency: Varies

### FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010	Source: FEMA
Date Data Arrived at EDR: 02/16/2010	Telephone: 202-646-5797
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 10/29/2010
Number of Days to Update: 55	Next Scheduled EDR Contact: 01/31/2011
	Data Release Frequency: Varies

### *State and tribal institutional control / engineering control registries*

#### INST CONTROL: Institutional Control Site List

Sites that have institutional controls.

Date of Government Version: 08/17/2010	Source: Department of Ecology
Date Data Arrived at EDR: 08/18/2010	Telephone: 360-407-7170
Date Made Active in Reports: 09/22/2010	Last EDR Contact: 11/17/2010
Number of Days to Update: 35	Next Scheduled EDR Contact: 02/28/2011
	Data Release Frequency: Varies

### *State and tribal voluntary cleanup sites*

#### INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 04/02/2008	Source: EPA, Region 1
Date Data Arrived at EDR: 04/22/2008	Telephone: 617-918-1102
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 10/04/2010
Number of Days to Update: 27	Next Scheduled EDR Contact: 01/17/2011
	Data Release Frequency: Varies

#### VCP: Voluntary Cleanup Program Sites

Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

Date of Government Version: 07/27/2010	Source: Department of Ecology
Date Data Arrived at EDR: 08/19/2010	Telephone: 360-407-7200
Date Made Active in Reports: 09/22/2010	Last EDR Contact: 10/26/2010
Number of Days to Update: 34	Next Scheduled EDR Contact: 02/07/2011
	Data Release Frequency: Varies

#### INDIAN VCP R7: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008	Source: EPA, Region 7
Date Data Arrived at EDR: 04/22/2008	Telephone: 913-551-7365
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 04/20/2009
Number of Days to Update: 27	Next Scheduled EDR Contact: 07/20/2009
	Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ICR: Independent Cleanup Reports

These are remedial action reports Ecology has received from either the owner or operator of the sites. These actions have been conducted without department oversight or approval and are not under an order or decree. This database is no longer updated by the Department of Ecology.

Date of Government Version: 12/01/2002  
Date Data Arrived at EDR: 01/03/2003  
Date Made Active in Reports: 01/22/2003  
Number of Days to Update: 19

Source: Department of Ecology  
Telephone: 360-407-7200  
Last EDR Contact: 08/10/2009  
Next Scheduled EDR Contact: 11/09/2009  
Data Release Frequency: No Update Planned

## State and tribal Brownfields sites

### BROWNFIELDS: Brownfields Sites Listing

A listing of brownfields sites included in the Confirmed & Suspected Sites Listing. Brownfields are abandoned, idle or underused commercial or industrial properties, where the expansion or redevelopment is hindered by real or perceived contamination. Brownfields vary in size, location, age, and past use -- they can be anything from a five-hundred acre automobile assembly plant to a small, abandoned corner gas station.

Date of Government Version: 07/27/2010  
Date Data Arrived at EDR: 07/28/2010  
Date Made Active in Reports: 09/22/2010  
Number of Days to Update: 56

Source: Department of Ecology  
Telephone: 360-725-4030  
Last EDR Contact: 10/27/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Varies

## ADDITIONAL ENVIRONMENTAL RECORDS

### Local Brownfield lists

#### US BROWNFIELDS: A Listing of Brownfields Sites

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 06/24/2010  
Date Data Arrived at EDR: 06/25/2010  
Date Made Active in Reports: 08/17/2010  
Number of Days to Update: 53

Source: Environmental Protection Agency  
Telephone: 202-566-2777  
Last EDR Contact: 09/29/2010  
Next Scheduled EDR Contact: 01/10/2011  
Data Release Frequency: Semi-Annually

### Local Lists of Landfill / Solid Waste Disposal Sites

#### DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009  
Date Data Arrived at EDR: 05/07/2009  
Date Made Active in Reports: 09/21/2009  
Number of Days to Update: 137

Source: EPA, Region 9  
Telephone: 415-947-4219  
Last EDR Contact: 11/09/2010  
Next Scheduled EDR Contact: 01/10/2011  
Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985  
Date Data Arrived at EDR: 08/09/2004  
Date Made Active in Reports: 09/17/2004  
Number of Days to Update: 39

Source: Environmental Protection Agency  
Telephone: 800-424-9346  
Last EDR Contact: 06/09/2004  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

## SWTIRE: Solid Waste Tire Facilities

This study identified sites statewide with unauthorized accumulations of scrap tires.

Date of Government Version: 11/01/2005  
Date Data Arrived at EDR: 03/16/2006  
Date Made Active in Reports: 04/13/2006  
Number of Days to Update: 28

Source: Department of Ecology  
Telephone: N/A  
Last EDR Contact: 12/14/2010  
Next Scheduled EDR Contact: 03/28/2011  
Data Release Frequency: Varies

## INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998  
Date Data Arrived at EDR: 12/03/2007  
Date Made Active in Reports: 01/24/2008  
Number of Days to Update: 52

Source: Environmental Protection Agency  
Telephone: 703-308-8245  
Last EDR Contact: 11/09/2010  
Next Scheduled EDR Contact: 02/21/2011  
Data Release Frequency: Varies

## Local Lists of Hazardous waste / Contaminated Sites

### US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 05/07/2010  
Date Data Arrived at EDR: 06/18/2010  
Date Made Active in Reports: 08/17/2010  
Number of Days to Update: 60

Source: Drug Enforcement Administration  
Telephone: 202-307-1000  
Last EDR Contact: 12/08/2010  
Next Scheduled EDR Contact: 03/21/2011  
Data Release Frequency: Quarterly

### ALLSITES: Facility/Site Identification System Listing

Information on facilities and sites of interest to the Department of Ecology.

Date of Government Version: 08/10/2010  
Date Data Arrived at EDR: 08/12/2010  
Date Made Active in Reports: 09/22/2010  
Number of Days to Update: 41

Source: Department of Ecology  
Telephone: 360-407-6423  
Last EDR Contact: 11/08/2010  
Next Scheduled EDR Contact: 02/21/2011  
Data Release Frequency: Quarterly

### CSCSL NFA: Confirmed and Contaminated Sites - No Further Action

The data set contains information about sites previously on the Confirmed and Suspected Contaminated Sites list that have received a No Further Action (NFA) determination. Because it is necessary to maintain historical records of sites that have been investigated and cleaned up, sites are not deleted from the database when cleanup activities are completed. Instead, a No Further Action code is entered based upon the type of NFA determination the site received.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 07/27/2010  
Date Data Arrived at EDR: 07/28/2010  
Date Made Active in Reports: 09/22/2010  
Number of Days to Update: 56

Source: Department of Ecology  
Telephone: 360-407-7170  
Last EDR Contact: 10/27/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Semi-Annually

### CDL: Clandestine Drug Lab Contaminated Site List

Illegal methamphetamine labs use hazardous chemicals that create public health hazards. Chemicals and residues can cause burns, respiratory and neurological damage, and death. Biological hazards associated with intravenous needles, feces, and blood also pose health risks.

Date of Government Version: 02/09/2009  
Date Data Arrived at EDR: 03/18/2009  
Date Made Active in Reports: 03/24/2009  
Number of Days to Update: 6

Source: Department of Health  
Telephone: 360-236-3380  
Last EDR Contact: 11/16/2010  
Next Scheduled EDR Contact: 02/28/2011  
Data Release Frequency: Varies

### HIST CDL: List of Sites Contaminated by Clandestine Drug Labs

This listing of contaminated sites by Clandestine Drug Labs includes non-remediated properties. The current CDL listing does not. This listing is no longer updated by the state agency.

Date of Government Version: 02/08/2007  
Date Data Arrived at EDR: 06/26/2007  
Date Made Active in Reports: 07/19/2007  
Number of Days to Update: 23

Source: Department of Health  
Telephone: 360-236-3381  
Last EDR Contact: 06/02/2008  
Next Scheduled EDR Contact: 09/01/2008  
Data Release Frequency: No Update Planned

### US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007  
Date Data Arrived at EDR: 11/19/2008  
Date Made Active in Reports: 03/30/2009  
Number of Days to Update: 131

Source: Drug Enforcement Administration  
Telephone: 202-307-1000  
Last EDR Contact: 03/23/2009  
Next Scheduled EDR Contact: 06/22/2009  
Data Release Frequency: No Update Planned

### Local Land Records

#### LIENS 2: CERCLA Lien Information

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 05/06/2010  
Date Data Arrived at EDR: 05/11/2010  
Date Made Active in Reports: 08/09/2010  
Number of Days to Update: 90

Source: Environmental Protection Agency  
Telephone: 202-564-6023  
Last EDR Contact: 11/01/2010  
Next Scheduled EDR Contact: 02/14/2011  
Data Release Frequency: Varies

#### LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005  
Date Data Arrived at EDR: 12/11/2006  
Date Made Active in Reports: 01/11/2007  
Number of Days to Update: 31

Source: Department of the Navy  
Telephone: 843-820-7326  
Last EDR Contact: 11/22/2010  
Next Scheduled EDR Contact: 03/07/2011  
Data Release Frequency: Varies



# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## *Records of Emergency Release Reports*

### HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 04/06/2010	Source: U.S. Department of Transportation
Date Data Arrived at EDR: 04/07/2010	Telephone: 202-366-4555
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 10/07/2010
Number of Days to Update: 50	Next Scheduled EDR Contact: 01/17/2011
	Data Release Frequency: Annually

### SPILLS: Reported Spills

Spills reported to the Spill Prevention, Preparedness and Response Division.

Date of Government Version: 06/25/2010	Source: Department of Ecology
Date Data Arrived at EDR: 06/25/2010	Telephone: 360-407-6950
Date Made Active in Reports: 07/15/2010	Last EDR Contact: 12/13/2010
Number of Days to Update: 20	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Semi-Annually

## *Other Ascertainable Records*

### RCRA-NonGen: RCRA - Non Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 02/17/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/19/2010	Telephone: (206) 553-1200
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 10/07/2010
Number of Days to Update: 87	Next Scheduled EDR Contact: 01/17/2011
	Data Release Frequency: Varies

### DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 01/12/2010	Source: Department of Transportation, Office of Pipeline Safety
Date Data Arrived at EDR: 02/09/2010	Telephone: 202-366-4595
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 11/09/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 02/21/2011
	Data Release Frequency: Varies

### DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 11/10/2006	Telephone: 703-692-8801
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 10/28/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 01/31/2011
	Data Release Frequency: Semi-Annually

### FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2009	Source: U.S. Army Corps of Engineers
Date Data Arrived at EDR: 08/12/2010	Telephone: 202-528-4285
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 12/13/2010
Number of Days to Update: 112	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Varies

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 07/01/2010	Source: Department of Justice, Consent Decree Library
Date Data Arrived at EDR: 08/11/2010	Telephone: Varies
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 10/04/2010
Number of Days to Update: 113	Next Scheduled EDR Contact: 01/17/2011
	Data Release Frequency: Varies

### ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 06/01/2010	Source: EPA
Date Data Arrived at EDR: 06/16/2010	Telephone: 703-416-0223
Date Made Active in Reports: 08/17/2010	Last EDR Contact: 12/10/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Annually

### UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 12/14/2009	Source: Department of Energy
Date Data Arrived at EDR: 09/29/2010	Telephone: 505-845-0011
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 11/29/2010
Number of Days to Update: 5	Next Scheduled EDR Contact: 03/14/2011
	Data Release Frequency: Varies

### MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 08/04/2010	Source: Department of Labor, Mine Safety and Health Administration
Date Data Arrived at EDR: 09/09/2010	Telephone: 303-231-5959
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 09/09/2010
Number of Days to Update: 84	Next Scheduled EDR Contact: 03/21/2011
	Data Release Frequency: Semi-Annually

### TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2008	Source: EPA
Date Data Arrived at EDR: 01/13/2010	Telephone: 202-566-0250
Date Made Active in Reports: 02/18/2010	Last EDR Contact: 12/17/2010
Number of Days to Update: 36	Next Scheduled EDR Contact: 03/14/2011
	Data Release Frequency: Annually

### TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2006	Source: EPA
Date Data Arrived at EDR: 09/29/2010	Telephone: 202-260-5521
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 10/01/2010
Number of Days to Update: 64	Next Scheduled EDR Contact: 01/10/2011
	Data Release Frequency: Every 4 Years

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

**FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)**  
FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances  
Telephone: 202-566-1667  
Last EDR Contact: 11/29/2010  
Next Scheduled EDR Contact: 03/14/2011  
Data Release Frequency: Quarterly

**FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)**  
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA  
Telephone: 202-566-1667  
Last EDR Contact: 11/29/2010  
Next Scheduled EDR Contact: 03/14/2011  
Data Release Frequency: Quarterly

**HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing**

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2007  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

**HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing**

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2008  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

**SSTS: Section 7 Tracking Systems**

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2008  
Date Data Arrived at EDR: 01/06/2010  
Date Made Active in Reports: 02/10/2010  
Number of Days to Update: 35

Source: EPA  
Telephone: 202-564-4203  
Last EDR Contact: 11/01/2010  
Next Scheduled EDR Contact: 02/14/2011  
Data Release Frequency: Annually

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 04/24/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 04/29/2010	Telephone: 202-564-5088
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 09/27/2010
Number of Days to Update: 18	Next Scheduled EDR Contact: 01/10/2011
	Data Release Frequency: Quarterly

### PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 02/01/2010	Source: EPA
Date Data Arrived at EDR: 04/22/2010	Telephone: 202-566-0500
Date Made Active in Reports: 08/09/2010	Last EDR Contact: 11/10/2010
Number of Days to Update: 109	Next Scheduled EDR Contact: 01/31/2011
	Data Release Frequency: Annually

### MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 03/18/2010	Source: Nuclear Regulatory Commission
Date Data Arrived at EDR: 04/06/2010	Telephone: 301-415-7169
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 12/13/2010
Number of Days to Update: 51	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Quarterly

### RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 07/13/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 07/14/2010	Telephone: 202-343-9775
Date Made Active in Reports: 08/09/2010	Last EDR Contact: 10/14/2010
Number of Days to Update: 26	Next Scheduled EDR Contact: 01/24/2011
	Data Release Frequency: Quarterly

### FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 04/14/2010	Source: EPA
Date Data Arrived at EDR: 04/16/2010	Telephone: (206) 553-1200
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 12/10/2010
Number of Days to Update: 41	Next Scheduled EDR Contact: 03/28/2011
	Data Release Frequency: Quarterly

### RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/17/1995  
Date Data Arrived at EDR: 07/03/1995  
Date Made Active in Reports: 08/07/1995  
Number of Days to Update: 35

Source: EPA  
Telephone: 202-564-4104  
Last EDR Contact: 06/02/2008  
Next Scheduled EDR Contact: 09/01/2008  
Data Release Frequency: No Update Planned

### BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2007  
Date Data Arrived at EDR: 02/25/2010  
Date Made Active in Reports: 05/12/2010  
Number of Days to Update: 76

Source: EPA/NTIS  
Telephone: 800-424-9346  
Last EDR Contact: 11/30/2010  
Next Scheduled EDR Contact: 03/07/2011  
Data Release Frequency: Biennially

### UIC: Underground Injection Wells Listing

A listing of underground injection wells.

Date of Government Version: 08/24/2010  
Date Data Arrived at EDR: 08/25/2010  
Date Made Active in Reports: 09/22/2010  
Number of Days to Update: 28

Source: Department of Ecology  
Telephone: 360-407-6143  
Last EDR Contact: 11/24/2010  
Next Scheduled EDR Contact: 03/07/2011  
Data Release Frequency: Varies

### WA MANIFEST: Hazardous Waste Manifest Data

Hazardous waste manifest information.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 05/13/2010  
Date Made Active in Reports: 05/19/2010  
Number of Days to Update: 6

Source: Department of Ecology  
Telephone: N/A  
Last EDR Contact: 10/25/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Annually

### DRYCLEANERS: Drycleaner List

A listing of registered drycleaners who registered with the Department of Ecology (using the SIC code of 7215 and 7216) as hazardous waste generators.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 05/13/2010  
Date Made Active in Reports: 05/19/2010  
Number of Days to Update: 6

Source: Department of Ecology  
Telephone: 360-407-6732  
Last EDR Contact: 10/25/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Varies

### NPDES: Water Quality Permit System Data

A listing of permitted wastewater facilities.

Date of Government Version: 08/02/2010  
Date Data Arrived at EDR: 08/03/2010  
Date Made Active in Reports: 09/22/2010  
Number of Days to Update: 50

Source: Department of Ecology  
Telephone: 360-407-6073  
Last EDR Contact: 11/08/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Quarterly

### AIRS (EMI): Washington Emissions Data System Emissions inventory data.

Date of Government Version: 12/31/2008  
Date Data Arrived at EDR: 01/05/2010  
Date Made Active in Reports: 01/15/2010  
Number of Days to Update: 10

Source: Department of Ecology  
Telephone: 360-407-6040  
Last EDR Contact: 09/27/2010  
Next Scheduled EDR Contact: 01/10/2011  
Data Release Frequency: Annually

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INACTIVE DRYCLEANERS: Inactive Drycleaners

A listing of inactive drycleaner facility locations.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 05/13/2010  
Date Made Active in Reports: 05/19/2010  
Number of Days to Update: 6

Source: Department of Ecology  
Telephone: 360-407-6732  
Last EDR Contact: 10/25/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Annually

### INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 12/08/2006  
Date Made Active in Reports: 01/11/2007  
Number of Days to Update: 34

Source: USGS  
Telephone: 202-208-3710  
Last EDR Contact: 10/28/2010  
Next Scheduled EDR Contact: 01/31/2011  
Data Release Frequency: Semi-Annually

### SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 08/31/2010  
Date Data Arrived at EDR: 09/01/2010  
Date Made Active in Reports: 12/02/2010  
Number of Days to Update: 92

Source: Environmental Protection Agency  
Telephone: 615-532-8599  
Last EDR Contact: 12/13/2010  
Next Scheduled EDR Contact: 02/07/2011  
Data Release Frequency: Varies

### COAL ASH: Coal Ash Disposal Site Listing

A listing of coal ash disposal site locations.

Date of Government Version: 06/29/2009  
Date Data Arrived at EDR: 07/02/2009  
Date Made Active in Reports: 07/08/2009  
Number of Days to Update: 6

Source: Department of Ecology  
Telephone: 360-407-6933  
Last EDR Contact: 12/13/2010  
Next Scheduled EDR Contact: 03/28/2011  
Data Release Frequency: Varies

### COAL ASH DOE: Sleam-Electric Plan Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 08/07/2009  
Date Made Active in Reports: 10/22/2009  
Number of Days to Update: 76

Source: Department of Energy  
Telephone: 202-586-8719  
Last EDR Contact: 10/28/2010  
Next Scheduled EDR Contact: 01/31/2011  
Data Release Frequency: Varies

### COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 11/09/2009  
Date Data Arrived at EDR: 12/18/2009  
Date Made Active in Reports: 02/10/2010  
Number of Days to Update: 54

Source: Environmental Protection Agency  
Telephone: N/A  
Last EDR Contact: 09/15/2010  
Next Scheduled EDR Contact: 12/27/2010  
Data Release Frequency: Varies

### PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/01/2008  
Date Data Arrived at EDR: 02/18/2009  
Date Made Active in Reports: 05/29/2009  
Number of Days to Update: 100

Source: Environmental Protection Agency  
Telephone: 202-566-0517  
Last EDR Contact: 11/10/2010  
Next Scheduled EDR Contact: 02/14/2011  
Data Release Frequency: Varies

## FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 02/06/2006  
Date Made Active in Reports: 01/11/2007  
Number of Days to Update: 339

Source: U.S. Geological Survey  
Telephone: 888-275-8747  
Last EDR Contact: 10/28/2010  
Next Scheduled EDR Contact: 01/31/2011  
Data Release Frequency: N/A

## EDR PROPRIETARY RECORDS

### *EDR Proprietary Records*

#### Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

#### EDR Historical Auto Stations: EDR Proprietary Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

#### EDR Historical Cleaners: EDR Proprietary Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## COUNTY RECORDS

### KING COUNTY:

#### Abandoned Landfill Study in King County

The King County Abandoned Landfill Survey was conducted from October through December 1984 by the Health Department's Environmental Health Division at the request of the King County Council. The primary objective of the survey was to determine if any public health problems existed at the predetermined 24 sites.

Date of Government Version: 04/30/1985	Source: Seattle-King County Department of Public Health
Date Data Arrived at EDR: 11/07/1994	Telephone: 206-296-4785
Date Made Active in Reports: N/A	Last EDR Contact: 10/21/1994
Number of Days to Update: 0	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

### SEATTLE COUNTY:

#### Abandoned Landfill Study in the City of Seattle

The Seattle Abandoned Landfill Survey was conducted in June and July of 1984 by the Health Department's Environmental Health Division at the request of the Mayor's Office. The primary objective of the survey was to determine if any public health problems existed at the predetermined 12 sites.

Date of Government Version: 07/30/1984	Source: Seattle - King County Department of Public Health
Date Data Arrived at EDR: 11/07/1994	Telephone: 206-296-4785
Date Made Active in Reports: N/A	Last EDR Contact: 10/21/1994
Number of Days to Update: 0	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

### SEATTLE/KING COUNTY:

#### Seattle - King County Abandoned Landfill Toxicity / Hazard Assessment Project

This report presents the Seattle-King County Health Department's follow-up investigation of two city owned and four county owned abandoned landfills which was conducted from February to December 1986.

Date of Government Version: 12/31/1986	Source: Department of Public Health
Date Data Arrived at EDR: 08/18/1995	Telephone: 206-296-4785
Date Made Active in Reports: 09/20/1995	Last EDR Contact: 08/14/1995
Number of Days to Update: 33	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

### SNOHOMISH COUNTY:

#### Solid Waste Sites of Record at Snohomish Health District

Solid waste disposal and/or utilization sites in Snohomish County.

Date of Government Version: 10/01/2008	Source: Snohomish Health District
Date Data Arrived at EDR: 01/30/2009	Telephone: 206-339-5250
Date Made Active in Reports: 03/24/2009	Last EDR Contact: 10/07/2010
Number of Days to Update: 53	Next Scheduled EDR Contact: 01/10/2011
	Data Release Frequency: Semi-Annually

### TACOMA/PIERCE COUNTY:

#### Closed Landfill Survey

Following numerous requests for information about closed dumpsites and landfills in Pierce County, the Tacoma-Pierce County Health Department decided to conduct a study on the matter. The aim of the study was to evaluate public health risks associated with the closed dumpsites and landfills, and to determine the need, if any, for further investigations of a more detailed nature. The sites represent all of the known dumpsites and landfills closed after 1950.



# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 09/01/2002  
Date Data Arrived at EDR: 03/24/2003  
Date Made Active in Reports: 05/14/2003  
Number of Days to Update: 51

Source: Tacoma-Pierce County Health Department  
Telephone: 206-591-6500  
Last EDR Contact: 03/19/2003  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

## OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

### CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 12/31/2007  
Date Data Arrived at EDR: 08/26/2009  
Date Made Active in Reports: 09/11/2009  
Number of Days to Update: 16

Source: Department of Environmental Protection  
Telephone: 860-424-3375  
Last EDR Contact: 12/01/2010  
Next Scheduled EDR Contact: 03/07/2011  
Data Release Frequency: Annually

### NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 10/28/2010  
Date Data Arrived at EDR: 11/09/2010  
Date Made Active in Reports: 12/17/2010  
Number of Days to Update: 38

Source: Department of Environmental Conservation  
Telephone: 518-402-8651  
Last EDR Contact: 11/09/2010  
Next Scheduled EDR Contact: 02/21/2011  
Data Release Frequency: Annually

### PA MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2008  
Date Data Arrived at EDR: 12/01/2009  
Date Made Active in Reports: 12/14/2009  
Number of Days to Update: 13

Source: Department of Environmental Protection  
Telephone: 717-783-8990  
Last EDR Contact: 11/22/2010  
Next Scheduled EDR Contact: 03/07/2011  
Data Release Frequency: Annually

### WI MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 07/06/2010  
Date Made Active in Reports: 07/26/2010  
Number of Days to Update: 20

Source: Department of Natural Resources  
Telephone: N/A  
Last EDR Contact: 12/16/2010  
Next Scheduled EDR Contact: 04/04/2011  
Data Release Frequency: Annually

Oil/Gas Pipelines: This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines.

### Electric Power Transmission Line Data

Source: Rextag Strategies Corp.  
Telephone: (281) 769-2247

U.S. Electric Transmission and Power Plants Systems Digital GIS Data

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### AHA Hospitals:

Source: American Hospital Association, Inc.

Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

### Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services

Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

### Nursing Homes

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

### Public Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

### Private Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

### Daycare Centers: Daycare Center Listing

Source: Department of Social & Health Services

Telephone: 253-383-1735

**Flood Zone Data:** This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

### STREET AND ADDRESS INFORMATION

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The Riley Group Inc.

### ASTM USER QUESTIONNAIRE

ASTM E 1527-05 states that in order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001 (the "*Brownfields Amendments*") the user must provide the following information (if available) to the *environmental professional*. Failure to provide this information could result in a determination that "*all appropriate inquiry*" is not complete. Please answer the following questions to the best of your knowledge. Please attach additional sheets/documentation as necessary.

Site Address: 23800-23926 SE Kent-Kangley Road, Maple Valley, WA 98038 RGI Contact: Chelsea Jefferson

1) Are you aware of any environmental cleanup liens against the *property* that are filed or recorded under federal, tribal, state or local law? No

2) Are you aware of any property use limitations such as *engineering controls*, land use restrictions or institutional controls that are in place at the site and/or have been filed or recorded in a registry under federal, tribal, state or local law? No

3) As a *user* of this ESA do you have any specialized knowledge or experience related to the *property* or nearby properties? For example, are you involved in a similar business to the current or former *occupants* of the *property* or an adjoining *property* and, therefore, have knowledge of the chemicals and processes used by this type of business?

Yes, Adjacent former junk yard.

4) Does the purchase price being paid for this property reasonably reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the *property*? As the *user*, if you intend to address this issue separately from our Phase I Environmental Site Assessment (e.g. as part of a property appraisal) please indicate "N/A" here: N/A.

5) Are you aware of commonly known or *reasonably ascertainable* information about the property that would help the *environmental professional* to identify conditions indicative of releases or threatened releases? For example, as user:

(a) Do you know the past uses of the *property*? Please include approximate dates, if possible.

YES, SHOPPING CENTER SINCE 2003.

(b) Do you know of specific chemicals that are present or were once present at the *property*?

No

(c) Do you know of spills or other chemical releases that have taken place at the *property*?

No

(d) Do you know of any environmental cleanups that have taken place at the *property*?

No

(e) Are you aware of any current or former: aboveground or underground storage tanks, sumps, oil/water separators, hydraulic hoists, disposal pits, drywells, other wells and/or septic tanks at the *property*? NO

6) As a *user* of this ESA on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the *property*? (Use separate sheet if necessary).

7) Do you have any contact information for past owners of the *property*? (If so, please provide on separate sheet).

Signature: [Signature]

Date: 12/17/10

Printed Name: Eric Strickland

Serving the Pacific Northwest

Main Office: 17522 Bothell Way NE, Bothell, WA 98011

Tel (425) 415-0551 • Fax (425) 415-0311

[www.riley-group.com](http://www.riley-group.com)

**Incident Report**

Maple Valley Fire and Life Safety

2003-0302135 -000

**Basic**

Alarm Date and Time	07:17:28	Thursday, October 2, 2003
Arrival Time	07:25:05	
Controlled Time	07:44:00	
Last Unit Cleared Time	08:05:00	
Response Time	0:07:37	
Priority Response	Yes	
Completed	Yes	
Reviewed	Yes	
Fire Department Station	80	
Shift	C	
Incident Type	445 - Arcing, shorted electrical equipment	
Initial Dispatch Code	N/A	
Aid Given or Received	N - None	
Alarms	1	
Action Taken 1	00 - ACTION TAKEN OTHER	
Casualties	No	
Apparatus - Suppression	3	
Personnel - Suppression Personnel	6	
Property Loss	\$0.00	
Contents Loss	\$0.00	
Property Value	\$0.00	
Contents Value	\$0.00	
Hazardous Material Released	N - None	
Mixed Use	51 - Row of stores	
Property Use	599 - Business office	
Location Type	Address	
Address	23804 SE KENT KANGLEY RD	
City, State Zip	MAPLE VALLEY, WA 98038	
District	8025	
Census Tract	1688	

**Narratives**

Narrative Name	O082
Narrative Type	Incident
Narrative Date	14:06:12 Thursday, October 2, 2003
Author	O082 - WHITMORE, KENNETH C
Author Rank	LT
Author Assignment	1
Narrative Text	<p>At 0717 hours on Thursday October 2, 2003 we were dispatched to arcing, shorted electrical equipment. Three units were assigned to this incident. Six personnel responded. We arrived on scene at 0725 hours and cleared at 0805 hours. The incident occurred at 23804 SE KENT KANGLEY Rd, MAPLE VALLEY in District 8025. The local station is 80. The general description of this property is business office. This is a mixed use property described as a row of stores. No mutual/automatic aid was given or received.</p>

Alarm number 0302135 has been assigned to this incident.

E80 was dispatched to a odor investigation in a business. E80 responded from Station 81

**Incident Report**

Maple Valley Fire and Life Safety

2003-0302135 -000

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**Narratives**

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due to a move-up. E80 arrived on location to find a 25 x 100 single story building evacuated. E80 spoke with the employees who stated the smell was like a hair perm and it was very strong. The employees had smelled it yesterday but it was a weak smell and went away after a while. E80 inquired about the adjacent occupancies and the products used in the office and their MSDS sheets. E80 donned PPE/SCBA and entered the building to get the MSDS. B81 arrived on scene and suggested it could be a battery. E80, B81 and Mr. Gould entered the building and found the source to be a battery back up for the office server. Mr. Gould unhooked the unit and Lt. Whitmore carried the unit outside. Lt. Whitmore had an exposure to battery acid on bunker pants, boots and gloves. Mr. Gould stated that he would make some phone calls to get the battery disposed of properly. E80 returned in service.

---

End of Report

**Incident Report**

Maple Valley Fire and Life Safety

2010-1001529 -000

**Basic**

Alarm Date and Time	14:43:27	Friday, August 27, 2010
Arrival Time	14:46:18	
Controlled Time	14:55:00	
Last Unit Cleared Time	15:06:43	
Response Time	0:02:51	
Priority Response	Yes	
Completed	Yes	
Reviewed	Yes	
Fire Department Station	80	
Shift	C	
Incident Type	411 - Gasoline or other flammable liquid spill	
Aid Given or Received	N - None	
Alarms	1	
Action Taken 1	40 - HAZARDOUS MATERIALS, OTHER	
Casualties	No	
Apparatus - Suppression	1	
Personnel - Suppression Personnel	3	
Hazardous Material Released	3 - Gasoline - vehicle fuel tank or portable container	
Property Use	965 - Vehicle parking area	
Location Type	Address	
Address	23920 SE KENT KANGLEY RD	
City, State Zip	MAPLE VALLEY, WA 98038	
District	MF8025	
Census Tract	1688	
Directions	23920 SE KENT KANGLEY RD ,F43	

**Apparatus - E80**

Apparatus ID	E80
Response Time	0:00:37
Apparatus Dispatch Date and Time	14:43:31 Friday, August 27, 2010
En route to scene date and time	14:45:41 Friday, August 27, 2010
Apparatus Arrival Date and Time	14:46:18 Friday, August 27, 2010
Apparatus Clear Date and Time	15:06:43 Friday, August 27, 2010
Apparatus priority response	Yes
Number of People	3
Apparatus Use	1
Apparatus Action Taken 1	40 - HAZARDOUS MATERIALS, OTHER
Apparatus Type	11 - Engine
Personnel 1	O082 - WHITMORE, KENNETH C
	Position: LT
	Personnel Action Taken 1: 40 - HAZARDOUS MATERIALS, OTHER
Personnel 2	C206 - MC CORMICK, CARY A
	Position: FF
	Personnel Action Taken 1: 40 - HAZARDOUS MATERIALS, OTHER
Personnel 3	C137 - MERRY, TODD R
	Position: FF
	Personnel Action Taken 1: 40 - HAZARDOUS MATERIALS, OTHER

**Incident Report**

Maple Valley Fire and Life Safety

2010-1001529 -000

**Authority**

Reported By	O082 - WHITMORE, KENNETH C
	18:01:03 Friday, August 27, 2010
Officer In Charge	O082 - WHITMORE, KENNETH C
	18:01:04 Friday, August 27, 2010
Reviewer	O049 - O'BRIEN, DAVID M
	18:36:41 Friday, August 27, 2010

**Narratives**

Narrative Name	CAD Narrative
Narrative Type	CAD Narrative
Author	-
Narrative Text	CAD Incident Number: MF10001445 [CRLF]Cross Ref Inc#s for each Jurisdiction Involved:[CRLF]#1={ } [CRLF]Updated addl location info:[CRLF]near[CRLF]Short Report:[CRLF]IN CENTER OF P/LOT BETWN JOHNSONS AND DAIRY QUEEN, VEH LEAKING FUEL, HAS USED OIL DRY BUT STILL LEAKING, BUCKETS UNDER VEH,[CRLF]<14:42:12>NAM: RANTON,JANICE/MGR PHO: 4253581578 CON: O TXT: UNK WHO OWNS VEH:LT BLU/WHI OLDER DODGE P/UP, L/B74304G, STRONG ODOR OF FUEL, NO GAS CAP ON VEH[CRLF]E80<14:48:14>, REQ KCSO[CRLF]E80<14:51:13>, KCSO WILL NOT BE RESPONDING[CRLF]

Narrative Name	O082
Narrative Type	Incident
Narrative Date	17:54:51 Friday, August 27, 2010
Author	O082 - WHITMORE, KENNETH C
Author Rank	LT
Author Assignment	1
Narrative Text	At 1443 hours on Friday August 27, 2010 we were dispatched to a gasoline or other flammable liquid spill. One unit was assigned to this incident. Three personnel responded. We arrived on scene at 1446 hours and cleared at 1506 hours. The incident occurred at 23920 SE KENT KANGLEY Rd, MAPLE VALLEY in District MF8025. The local station is 80. The general description of this property is vehicle parking area. No mutual/automatic aid was given or received.

Alarm number 1001529 has been assigned to this incident.

E80 was dispatched to a fuel spill in the parking lot of Johnson's Hardware. Upon arrival E80 found dodge pick-up truck leaking fuel. Store employees had already dispersed kitty litter type absorbant under the vehicle and downhill. E80 crew assisted with the spill and was able to stop the leak. Fire 3 stated they had already run the plate and it came back "clean" and was registered to a local address. Due to the vehicle being on private property KCSO would not send out an officer to assist with towing. E80 informed the property owner that it was their responsibility to have it towed if they chose to do so. E80 returned in service. B81 later drove to the registered address and informed the occupant where the vehicle was located at and that it would be towed by morning if it was not picked up.

End of Report



**Incident Report**

Maple Valley Fire and Life Safety

2005-0501135 -000

**Basic**

Alarm Date and Time	16:08:56	Thursday, June 9, 2005
Arrival Time	16:12:40	
Controlled Time	16:16:32	
Last Unit Cleared Time	16:56:52	
Response Time	0:03:44	
Priority Response	Yes	
Completed	Yes	
Reviewed	Yes	
Fire Department Station	80	
Shift	A	
Incident Type	1110 - Structure fire, commercial	
Aid Given or Received	2 - Automatic aid received	
Mutual Aid Department	17M08	
Alarms	1	
Action Taken 1	11 - FIRE EXTINGUISHED	
Action Taken 2	51 - VENTILATE	
Casualties	No	
Apparatus - Suppression	6	
Personnel - Suppression Personnel	10	
Property Loss	\$0.00	
Contents Loss	\$0.00	
Property Value	\$0.00	
Contents Value	\$0.00	
Detector Alerted occupants	U	
Hazardous Material Released	N - None	
Mixed Use	NN - Not mixed use	
Property Use	161 - Restaurant or cafeteria	
Location Type	Address	
Address	23924 SE KENT KANGLEY RD	
City, State Zip	MAPLE VALLEY, WA 98038	
District	8025	
Census Tract	1688.	
Directions	23924 SE KENT KANGLEY RD ,F43	

**Fire**

Structure Type	1 - Enclosed building
Number of Buildings Involved	1
Area of Origin	41 - Storage room, area, tank, or bin
Hear Source	72 - Chemical reaction
Item First Ignited	97 - Oily rags
Type of Material	27 - Cooking oil, transformer or lubricating oil
Cause of Ignition	2 - Unintentional / Accidental
Contribution To Ignition 1	18 - Improper container or storage
Human Factors	None
Suppression Factor 1	NNN - None
Equipment Type	NNN - None

**Structure**

**Incident Report**

Maple Valley Fire and Life Safety

2005-0501135 -000

**Structure**

Status	2 - In normal use
Floor of Origin	1
Stories Above Grade	1
Building Length	10
Building Width	15
Total Square Feet	150
Fire Spread	1 - Confined to object of origin
Stories with Minor Damage	1
No Flame Spread	1
Detector Presence	2
AES Presence	1
AES Type	4 - Dry chemical system
AES Operation	3 - Fire too small to activate system

**Arson**

Case Status	2 - Investigation closed
Investigator Personnel ID	A210
Investigator Last Name	PARGAS
Investigator First Name	DAVID
Investigator Rank	FM
Investigator Assignment	8
Availability of Material First Ignited	2 - Available at scene
Extent of Fire Involvement on Arrival	2 - Smoke only showing
Property Ownership	1 - Private
Agency Name	None

**Narratives**

Narrative Name	A210
Narrative Type	Arson
Narrative Date	08:10:22 Monday, June 13, 2005
Author	A210 - PARGAS, DAVID
Author Rank	FM
Author Assignment	8
Text	At approximately 1610 hours I responded to a fire at the 4 Corners Dairy queen located at 23924 SE Kent Kangley.

Examination of the fire disclosed a fire to have occurred on a shelf located approximately 6 feet off the floor along the east end of the north wall of the prep and storage room.

At the time of my arrival the store was charged with smoke that smelled electrical, but was not. along the wall where the fire originated was a plastic milk carton filled with rags. Where this carton was once located are scorch marks to the wall of this prep and storage room.

According to fire fighter Warm the plastic container was on fire and therefore removed it and discarded the burning plastic container with rags out on to the back concrete pad.

according to one of the staff of the Dairy queen, is that the rags inside the plastic box

**Incident Report**

Maple Valley Fire and Life Safety

2005-0501135 -000

**Narratives**

where placed their earlier and came directly out of the dryer onto the plastic box in a wad. These rags are rags used to clean up the counter as well as the cooking oil from around the kitchen.

It is my opinion that the fire from the rags located inside the box was due to spontaneous combustion. The cooking oil being used is of a Canola product and has the potential to spontaneous combust.

Having the rags thrown in the basket in a tight bunch allowed the rags with the cooking oil to insulate themselves heat up and spontaneously combust.

Photos taken. The fire caused a minimal damage.

Dave P.

**Apparatus - E81**

Apparatus ID	E81
Response Time	924256:15:05
Apparatus Dispatch Date and Time	16:14:06 Thursday, June 9, 2005
En route to scene date and time	16:15:05 Thursday, June 9, 2005
Apparatus Clear Date and Time	16:16:52 Thursday, June 9, 2005
Apparatus priority response	Yes
Apparatus cancelled after dispatch	Yes
Number of People	2
Apparatus Use	1
Apparatus Action Taken 1	93 - CANCELLED EN ROUTE
Apparatus Type	11 - Engine
Personnel 1	C030 - GERARDEN, GREGORY J
	Position: FF
Personnel 2	O083 - ADAMS, JEFFREY L
	Position: LT

**Apparatus - E75**

Apparatus ID	E75
Response Time	924256:16:14
Apparatus Dispatch Date and Time	16:14:06 Thursday, June 9, 2005
En route to scene date and time	16:16:14 Thursday, June 9, 2005
Apparatus Clear Date and Time	16:16:37 Thursday, June 9, 2005
Apparatus priority response	Yes
Apparatus cancelled after dispatch	Yes
Apparatus Use	1
Apparatus Action Taken 1	93 - CANCELLED EN ROUTE
Apparatus Type	11 - Engine

**Apparatus - A81**

Apparatus ID	A81
Response Time	924256:15:05
Apparatus Dispatch Date and Time	16:14:06 Thursday, June 9, 2005

**Incident Report**

Maple Valley Fire and Life Safety

2005-0501135 -000

**Apparatus - A81**

En route to scene date and time	16:15:05	Thursday, June 9, 2005
Apparatus Clear Date and Time	16:17:41	Thursday, June 9, 2005
Apparatus priority response	Yes	
Apparatus cancelled after dispatch	Yes	
Number of People	2	
Apparatus Use	1	
Apparatus Action Taken 1	93 - CANCELLED EN ROUTE	
Apparatus Type	75 - BLS/Aid unit	
Personnel 1	C207 - ERICKSON, ANDREW J	
	Position: FF	
Personnel 2	C220 - AGER, MICHAEL A	
	Position: FF	

**Apparatus - E80**

Apparatus ID	E80
Response Time	0:00:53
Apparatus Dispatch Date and Time	16:09:37 Thursday, June 9, 2005
En route to scene date and time	16:11:47 Thursday, June 9, 2005
Apparatus Arrival Date and Time	16:12:40 Thursday, June 9, 2005
Apparatus Clear Date and Time	16:56:52 Thursday, June 9, 2005
Apparatus priority response	Yes
Number of People	3
Apparatus Use	1
Apparatus Action Taken 1	11 - FIRE EXTINGUISHED
Apparatus Type	11 - Engine
Personnel 1	C054 - WARM, BERTRUM C
	Position: FF
Personnel 2	O046 - ROGERS, SCOTT R
	Position: LT
Personnel 3	R274 - PERRY, RYAN
	Position: VRF

**Apparatus - E83**

Apparatus ID	E83
Response Time	0:10:45
Apparatus Dispatch Date and Time	16:14:06 Thursday, June 9, 2005
En route to scene date and time	16:25:00 Thursday, June 9, 2005
Apparatus Arrival Date and Time	16:14:15 Thursday, June 9, 2005
Apparatus Clear Date and Time	16:25:00 Thursday, June 9, 2005
Apparatus priority response	Yes
Number of People	2
Apparatus Use	1
Apparatus Action Taken 1	51 - VENTILATE
Apparatus Type	11 - Engine
Personnel 1	C019 - CRAFT, ABEL D
	Position: FF
Personnel 2	C167 - COFFIN, MARK A
	Position: FF

**Incident Report**

Maple Valley Fire and Life Safety

2005-0501135 -000

**Apparatus - B81**

Apparatus ID	B81
Response Time	0:03:00
Apparatus Dispatch Date and Time	16:14:06 Thursday, June 9, 2005
En route to scene date and time	16:15:20 Thursday, June 9, 2005
Apparatus Arrival Date and Time	16:18:20 Thursday, June 9, 2005
Apparatus Clear Date and Time	16:26:34 Thursday, June 9, 2005
Apparatus priority response	Yes
Number of People	1
Apparatus Use	1
Apparatus Action Taken 1	81 - INCIDENT COMMAND
Apparatus Type	91 - Mobile command post
Personnel 1	O049 - O'BRIEN, DAVID M
	Position: BC

**Authority**

Reported By	O046 - ROGERS, SCOTT R
	18:15:32 Thursday, June 9, 2005
Officer In Charge	O046 - ROGERS, SCOTT R
	18:15:33 Thursday, June 9, 2005
Reviewer	O049 - O'BRIEN, DAVID M
	18:49:22 Thursday, June 9, 2005

**Narratives**

Narrative Name	CAD Narrative
Narrative Type	CAD Narrative
Author	-
Narrative Text	CAD Incident Number: MF05001075 Cross Ref Inc#s for each Jurisdiction Involved: #1={ } Updated addl location info: - DAIRY QUEEN Short Report: NOW, INSIDE LOC, SMELL OF POSS ELECTRICAL FIRE, NO SMOKE OR FLAMES SEEN, UNK WHERE IT'S COMING FROM <16:10:06>NAM: ZARAGOZA, MICHELE/EMP TXT: RP IS GOING TO EVAC LOC B80<16:14:26>, DO HAVE SMOKE IN BLDG, REQ COMMERCIAL RESPONSIE B80<16:16:32>, LOCATED FIRE, NO EXTENSION, HAVE HANDLED B81<16:17:00>, PROCEEDING

Narrative Name	o046
Narrative Type	Incident
Narrative Date	17:39:58 Thursday, June 9, 2005
Author	O046 - ROGERS, SCOTT R
Author Rank	LT
Author Assignment	1
Narrative Text	At 1608 hours on Thursday June 9, 2005 we were dispatched to a building fire. Six units were assigned to this incident. Ten personnel responded. We arrived on scene at 1612 hours and cleared at 1656 hours. The incident occurred at 23924 SE KENT KANGLEY

**Incident Report**

Maple Valley Fire and Life Safety

2005-0501135 -000

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**Narratives**

Rd, MAPLE VALLEY in District 8025. The local station is 80. The general description of this property is restaurant or cafeteria. The primary task(s) performed at the scene by responding personnel was extinguishment. Automatic aid was received on this incident.

The involved structure is described as an enclosed building. The building was occupied and operating. "Storage room, area, tank, bin" best describes the primary use of the room or space where the fire originated. This building has one story above ground. The fire occurred on the first floor. The fire was confined to the object of origin. "Chemical reaction" best describes the heat source that caused the ignition. The cause of ignition was unintentional. The material first ignited was "cooking oil, transformer or lubricating oil". The use, or purpose of the material that was first ignited was "oily rags". "Improper container or storage" contributed to the ignition of the fire.

The building was equipped with smoke detectors. The building was equipped with a dry chemical extinguishing system. The fire was too small to activate the system.

Alarm number 0501135 has been assigned to this incident.

E80 DISPATCHED AS A SINGLE ENGINE RESPONSE TO A SMELL OF ELECTRICAL, WITH NO SMOKE OR FLAMES SEEN. ON OUR ARRIVAL WE FOUND OBVIOUS, ACRID, GRAY SMOKE IN THE STORAGE AREA IN THE KITCHEN. NO SMOKE DETECTORS PRESENT. WE REQUESTED A COMMERCIAL RESPONSE. AFTER FURTHER INVESTIGATION WE FOUND SMOLDERING RAGS IN A HEAVY PLASTIC MILK CRATE. AS FF WARM CARRIED THE BOX OUT THE REAR DOOR IT ERUPTED INTO FLAMES. WE THEN EXTINGUISHED WITH A PW. WE CODE GREENED ALL OTHER RESOURCES.

THE FIRE WAS CAUSED (ACCORDING TO FM PARGAS) BY SPONTANEOUS COMBUSTION OF THE FRESHLY WASHED AND DRIED RAGS THAT HAD BEEN FORMERLY USED TO CLEAN UP OILY SUBSTANCES. THE RAGS HAD BEEN TAKEN DIRECTLY FROM THE DRYER AND FOLDED AND PLACED IN A HEAVY PLASTIC MILK CASE WHERE THEY SMOLDERED FOR HOURS. THE STORE OWNER WAS ADVISED TO LET THE RAGS COOL BEFORE FOLDING, AND TO PUT THE RAGS IN A CLOSED METAL CONTAINER.

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End of Report



*The Riley Group, Inc.*

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**DRYCLEANERS  
COMPLIANCE REVIEW**

OCT 24 2014  
DEPT OF ECOLOGY  
TCP - NWRO

**PREPARED BY:**

**THE RILEY GROUP, INC.  
7406 - 27<sup>TH</sup> STREET WEST, SUITE 301  
UNIVERSITY PLACE, WASHINGTON 98466**

**PREPARED FOR:**

**KRG FOUR CORNERS SQUARE, LLC  
30 SOUTH MERIDIAN STREET  
SUITE 1100  
INDIANAPOLIS, INDIANA 46204**

**RGI PROJECT NO. 2003-165e**

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**DRYCLEANERS COMPLIANCE REVIEW**

**FOUR CORNERS CLEANERS  
FOUR CORNERS SQUARE  
23886 SOUTHEAST KENT-KANGLEY ROAD  
MAPLE VALLEY, WASHINGTON 98038**

**JANUARY 3, 2011**

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**SERVING THE PACIFIC NORTHWEST**

*North Puget Sound - Corporate Office  
17522 Bothell Way NE, Suite A  
Bothell, WA 98011  
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*South Puget Sound Office  
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*Eastern Washington & Oregon Office  
1838 South Washington Street  
Kennewick, WA 99337  
Phone 509.586.4840 • Fax 509.586.4863*



*The Riley Group Inc.*

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January 3, 2011

Mr. Eric Strickland  
KRG Four Corners Square, LLC  
30 South Meridian Street, Suite 1100  
Indianapolis, Indiana 46204

**RE: *Compliance Review Report  
Four Corners Cleaners  
23886 Southeast Kent-Kangley Road  
Maple Valley, Washington 98038  
RGI Project #2003-165e***

Dear Mr. Strickland:

This letter report summarized The Riley Group, Inc. (RGI) Compliance Review findings for the above referenced Site. EFI Global (EFI) previously performed a Compliance Review at the Site in August 2006. This Compliance Review was performed at the request of KRG Four Corners Square, LLC (Client) and was authorized by the Client on November 30, 2010.

## **SCOPE OF SERVICES**

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The Scope of Services performed for this project included:

- An interview with the owner of the dry cleaners regarding its operations.
- A review of all applicable operating permits from the dry cleaners and a determination of the regulatory requirements necessary for compliance with each permit (if any).
- An inspection of the dry cleaning facility to determine whether the tenant is in compliance with its existing regulatory permits and to determine whether existing operating permits should be modified or if additional operating permits may be required.
- Prepare a final Compliance Review letter report that presents our findings, conclusions, and recommendations regarding any potential out-of-compliance issues identified for the Site (if any).

## **SITE LOCATION**

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The Site is located in the Four Corners Square shopping plaza, on the northwest corner of the intersection of Southeast Kent-Kangley Road (State Highway 516) and Maple Valley – Black Diamond Road Southeast (State Highway 169) in Maple Valley, Washington (Figure 1). Current operations at the Site consist of a full-service dry cleaners (Photograph 1, Appendix A).

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**SERVING THE PACIFIC NORTHWEST**

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*Eastern Washington & Oregon Office  
1838 South Washington Street  
Kennewick, WA 99337  
Phone 509.586.4840 • Fax 509.586.4863*



## SITE INSPECTION & REGULATORY COMPLIANCE

On December 20, 2010, RGI conducted a physical Site inspection of the Four Corners Cleaners. Photographs are included in Appendix A. RGI interviewed Mr. Chang Kim, owner and operator of the Four Cleaners, regarding Site operations and associated equipment. Based on the information provided by Mr. Kim and field observations at the time of the Site inspection, the primary materials used and stored at the Site include the following:

Material	Use	Container Type	Storage Location	Approx. Volume Stored	Approx. Volume Used
Tetrachloroethene (PCE)	Dry cleaning solution	Equipment – closed loop system	Dry cleaning machine (Firbimatic of America, Model 315)	100 gallons	Approx. 40 gallons per year
StreePRO	Stain remover	Plastic commercial container	Varies	12 ounces	Varies
StreeTAN	Stain remover	Plastic commercial container	Varies	12 ounces	Varies
Sofspot	Stain remover	Plastic commercial container	Varies	12 ounces	Varies
Pyratex	Stain remover	Plastic commercial container	Varies	1 gallon	Varies
Staticol	Fabric Detergent	Plastic commercial container	Varies	3 gallons	Varies
Custom-Care Finish	Bead Fabric Finish	Metal commercial container	Varies	4 gallons	Varies
Clout	Laundry Detergent	Plastic commercial container	Varies	3 gallons	Varies
Professional Sizing / Starch	Starch	Plastic commercial container	Varies	2 gallons	Varies

Mr. Kim was not aware of any reportable spills or releases. No physical evidence of such incidents was observed during the Site inspection. Mr. Kim indicated that no leaks have occurred from the dry cleaning machine.

### Storage Tanks

#### *Underground Storage Tanks (UST)*

Mr. Kim was not aware of any current or historical USTs at the Site. Tetrachloroethene (PCE) is stored in a reservoir located within the dry cleaning machine (Photograph 2). No physical evidence of any additional USTs (such as vent pipes, fill ports, gauges, or unexplained asphalt or concrete patches) was observed at the time of the Site inspection. In addition, the Maple Valley Fire Marshal had no records of USTs at the Site.

#### *Aboveground Storage Tanks (AST)*

Water vessels were observed associated with the on-Site boiler. From a compliance perspective, these vessels are not considered ASTs.

No physical evidence of any additional ASTs (such as concrete pads or floor bolts) was observed at the time of the Site inspection. In addition, the Maple Valley Fire Marshal had no records of ASTs at the Site.

## **Hazardous Waste**

Hazardous waste generated at the Site consists of waste PCE sludge and separator water from the drycleaning machine and waste PCE filters from the "Smart Mist" machine (F002, D007, D039, and D040 coded wastes), which are generated during routine dry cleaning operations. The sludge and filters are stored in one approximately 30-gallon steel drum adjacent to the dry cleaning machine (Photograph 3). The drum was not stored within secondary containment. According to Mr. Kim, the maximum amount of waste PCE sludge/filters stored on-Site is approximately 30 gallons. Safety Kleen Systems, Inc. (Safety Kleen) removes the spent sludge/filters from the Site as needed (generally once to twice per year).

According to Mr. Kim, the separator water generated by the dry cleaning machine is conveyed from the machine to an approximately five-gallon plastic container, which was located within the drycleaning machine drip tray (Photograph 4). The separator water is then treated on-Site by processing the wastewater through a "Smart Mist" machine (Photograph 5), which converts the water into vapor that is released to the air. Evaporation of separator water is allowed if the water is treated to reduce its PCE content below 0.7 parts per million (ppm). The Smart Mist machine passes the separator water through an adsorption media/filter system to reduce the PCE concentrations. Therefore, the use of the smart Mist machine appears to meet this requirement. The adsorption media/filter in the Smart Mist machine must be changed according to the manufacturer's recommendations. According to Mr. Kim, the filter is changed approximately once per year, most recently in December 2009. Mr. Kim plans to change the filter in January 2011. The filter is placed in the waste PCE sludge drum noted above.

### *Generator Status*

According to observations made by RGI during the Site inspection, Four Corners Cleaners appears to be a Conditionally Exempt Small Quantity Generator (XQG) of hazardous waste. The XQG designation indicates that the facility generates less than 100 kilograms (220 pounds or approximately 25 gallons) of dangerous waste per month, and accumulates less than 1,000 kilograms (2,200 pounds or approximately 250 gallons) of dangerous waste at the Site before sending the waste off-Site for proper disposal or recycling. Four Corners Cleaners does not have a federal or state generator identification number.

According to Washington Department of Ecology (Ecology) dangerous waste regulations, an SQG or XQG facility is only subject to the requirements of subsection WAC 173-303-070(8); SQGs and XQGs are not subject to the remaining requirements in the Chapter (including the requirement to obtain a generator identification number). Therefore, based on the current on-Site rate of waste generation and accumulation, Four Corners Cleaners appears to be in compliance with the applicable Ecology dangerous waste generator regulatory requirements. However, XQGs are regulated by Washington State Department of Labor and Industries (L&I) and King County Local Hazardous Waste Management Program (KCHW) regarding their labeling, secondary containment and training practices. The specific regulations are discussed as appropriate in the sections that follow.

### *On-Site Waste Management*

The waste PCE drum and the waste separator water container were sealed at the time of the inspection, and no evidence of leaks or releases was visually observed. The waste PCE drum was labeled as "hazardous waste;" however, the waste separator water container was not labeled as such. An XQG is required by L&I and KCHW to label all waste containers as "dangerous waste."

The secondary containment associated with the five-gallon plastic separator water container appeared adequate. In addition, the larger, vendor-supplied containers of spot cleaners were stored within a fire-safe cabinet. According to KCHW, the cabinet is considered adequate secondary containment. However, no secondary containment was associated with the 30-gallon steel drum containing PCE waste sludge/filters, nor was it associated with the small, satellite containers of spot cleaners. According to WAC 173-303-630(7)(a)(iii), secondary containment must have sufficient capacity to contain 10 percent of the volume of all containers or the volume of the largest container, whichever is greater. Secondary containment is required by L&I and KCHW for waste containers at an XQG facility. Adequate secondary containment volume for the 30-gallon waste PCE sludge/filter drum would be 30 gallons.

No evidence of any on-Site disposal of hazardous waste was observed during our inspection.

#### ***Regulatory Enforcement***

Mr. Kim indicated that Four Corners Cleaners has not been subject to enforcement pursuant to RCRA, which regulates hazardous waste management, or the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA or Superfund), which pertains to cleanups of hazardous waste releases. In addition, Four Corners Cleaners does not appear to have been named as a Potential Responsible Party (PRP) in conjunction with any disposal or cleanup sites.

RGI conducted a review of relevant environmental databases, which included Toxic Release Inventory, RCRA Biennial Reporting, docket (any cases filed by the EPA), CERCLIS facilities, Emergency Response Notifications, and RCRA permits, among others. Neither Four Corners Cleaners nor 4 Corners Cleaners were identified on any of the databases searched. In addition, Ms. Sally Perkins, Public Disclosure Coordinator for Ecology searched various regulatory databases and found no listings for the Site address.

#### **Wastewater Discharges**

Wastewater generated at the Site includes sanitary wastewater from the sinks and toilets and washwater from the washing machines (Photograph 6), which are discharged to a municipal sanitary sewer system. As indicated above, separator water generated by the dry cleaning machine is conveyed to a five-gallon plastic container, then evaporated using a "Smart Mist" machine.

Mr. Kim indicated the Site does not maintain a wastewater permit. The sanitary wastewater and washing machine rinse water are discharged to the municipal sewer system. According to the King County Industrial Waste Program, based on the domestic (versus industrial) nature of these discharges, a wastewater permit for the sanitary wastewater stream is not required. In addition, the separator water is converted to vapor on-Site. Therefore, a wastewater discharge permit does not appear to be necessary for the separator water waste stream. No other wastewater discharges were identified at the Site.

#### **Storm Water Discharges**

Storm water at Four Corners Cleaners is directed via sheet flow to several catch basins located in the parking lot of the Four Corners Square shopping center. The catch basins and roof drains at the Site discharge to a bioswale located off-Site, on the northwest corner of the larger Four Corners Square shopping mall property. The stormwater then infiltrates into the bioswale subsurface soils.

The applicable Standard Industrial Classification (SIC) code for the Site is 7216 (drycleaning plants, except rug cleaning). Based on the applicable SIC code and the lack of stormwater discharges to a municipal sewer system, a Storm Water permit does not appear to be required for the Site.

## **Air Emissions**

### *Fugitive Emissions*

Fugitive air emissions sources at the Site include the dry cleaning machine and various minor spot cleaning/stain removal processes. The dry cleaning machine, a Furbimatic of America Model 315, was moved to this location in approximately 2003, and is an unvented, dry-to-dry, refrigerated unit. The dry cleaning machine generates de minimus amounts of air emissions as it loses efficiency due to age, and during routine maintenance activities (e.g., waste PCE sludge removal). As noted above, the containers of waste PCE sludge and separator water were sealed at the time of the inspection; therefore, the Site waste storage activities do not appear to be an additional source of fugitive emissions. No other sources of fugitive air emissions were observed during RGI's Site inspection.

### *Point Source Emissions*

Point source air emissions sources at the Site include the steam boiler (Photograph 7), which is vented to the atmosphere through a stack on the roof, and the Smart Mist machine. The steam boiler, a Classic Fulton Vertical Tubeless (gas-fired steam) Boiler, is used by Four Corners Cleaners to provide steam to the pressing machines. A horizontal condensate return tank (Photograph 8) and a vertical blowdown separator tank (Photograph 9) are connected to the boiler.

As discussed previously, the Smart Mist machine converts the water into vapor that is released to the air. The Smart Mist machine passes the separator water through an adsorption media/filter system to reduce the PCE concentrations. Therefore, the use of the smart Mist machine appears to be a point source emission.

No other point sources of air emissions were observed by RGI.

### *Registration Requirements*

The Site operates under a current Puget Sound Clean Air Agency (PSCAA) annual registration (Facility #22270). The permit covers the dry cleaning machine only. The Smart Mist machine is not covered by the current operating permit. It is not clear whether registration of the Smart Mist machine is required at this time. The PSCAA rules are currently undergoing major revisions, as discussed below.

Four Corners Cleaners is required to maintain records of its PCE purchases for the previous 12 months. Although a summary log sheet record of monthly PCE purchases is not maintained at the facility, Mr. Kim does retain his vendor receipts. According to PSCAA and KCHW, this fulfills the records maintenance requirement. Four Corners Cleaners is also required to maintain a weekly record of the air temperature measured at the outlet of the refrigerated condenser in its dry cleaning machine during the cool-down period; however, Mr. Kim indicated that those records are not maintained. Therefore, Four Corners Cleaners appears to be out of compliance with regard to these record keeping requirements.

PCE dry cleaners are also required to maintain records of leaks and leak repair activities. Four Corners Cleaners does not appear to maintain records of such; however, no leaks have reportedly occurred from the dry cleaning machine. Therefore, Four Corners Cleaners is technically in compliance with regard to leak and leak repair record maintenance requirements. RGI recommends that a leak/leak repair form be kept on-Site, in the event of a future leak or release from the drycleaning machine.

Based on the reported volume of PCE purchased annually (40 gallons), RGI was able to determine that the emissions generated at Four Corners Cleaners during drycleaning, boiler and spot cleaning/stain removal processes appear to be within the regulatory requirements of its PSCAA registration. Mr. Kim was not aware of anticipated capital expenditures associated with air emissions (e.g., and additional dry cleaning machine, which would increase the volume of air emissions).

According to PSCAA, boilers with a heat input of less than 10 million British Thermal Units (BTUs) do not require PSCAA registration. Based on a cursory review of the Fulton boiler specifications (obtained online) and our Site inspection observations, the on-Site boiler capacity is below the regulated level. Therefore, PSCAA registration of the boiler does not appear to be required.

RGI contacted Mr. Steve Van Slyke, of PSCAA (206.689.4052), to determine if additional requirements apply to the Four Corners Cleaners' operations. Mr. Van Slyke indicated that in addition to the requirements discussed above, Four Corners Cleaners is required to notify PSCAA of any additional or replacement dry cleaning equipment. Mr. Kim indicated that no additional or replacement drycleaning equipment has been purchased since at least 2003; therefore, Four Corners Cleaners appears to be in compliance with this requirement.

Mr. Van Slyke also indicated that some changes occurred to PSCAA regulations in 2006, specifically regarding drycleaners. Until that time, PSCAA rules were similar to the EPA rule (a.k.a. Maximum Achievable Control Technology, or MACT, Standards), and PSCAA was determined to be the relevant regulating authority. In 2006, EPA updated its MACT Standards, which resulted in differences from the PSCAA rule. As a result, PSCAA dropped its rule. Therefore, drycleaners in Washington are currently regulated under the EPA MACT Standards. Mr. Van Slyke indicated that the only new requirement under the EPA regulations is for a continuous leak monitoring device to be used in connection with the drycleaning machine. He indicated that it has been his experience that most retail drycleaners are not meeting this requirement, and it is not currently being enforced by PSCAA. Four Corners Cleaners is not currently using a continuous leak monitoring device. Therefore, the facility is out of compliance regarding this regulation. However, based on the lack of enforcement by PSCAA at this time, it is not likely that any monetary penalties would be assessed at this time. PSCAA anticipates promulgating revised rules by the end of 2011.

In addition, the EPA MACT Standards prohibit new PCE drycleaners from occupying a residential building (e.g., ground floor retail space of mixed-use apartment building), and any existing co-located PCE drycleaners will be required to vacate their spaces by 2020. Since Four Corners Cleaners is not in a residential building, this requirement does not apply to the facility.

Select portions of the PSCAA file on Four Corners Cleaners are provided in Appendix B.

## **Ionizing Radiation**

No sources of ionizing radiation were identified at the Site through RGI's inspection.

According to Site representatives, no radon surveys have been conducted at the Site. The Site is located in an area identified by the US EPA as a Level 3 radon zone, with a predicted average indoor screening level to be less than 2.0 picoCuries per liter of air (pCi/L), which is well below regulatory levels (4.0 pCi/L). In addition, no subgrade areas exist at the Site. Based on the predicted radon level and the lack of subgrade areas where radon can accumulate, the potential for exposure of employees to harmful radon levels appears low.

## **Emergency Planning and Community Right-To-Know Act (EPCRA)**

Emergency planning and chemical storage, use, and spill reporting are required under EPCRA (also known as SARA Title III) when regulatory threshold quantities are exceeded. EPCRA applicability was reviewed to the extent practicable based on interviews with Site representatives, inspection of chemical storage areas, and review of Material Safety Data Sheets (MSDSs).

### *Release Reporting*

Release reporting is required under Section 304 of EPCRA if a spill or release exceeding the Reportable Quantity (RQ) occurs. According to Mr. Kim, Four Corners Cleaners has not reported any spills under EPCRA. The Maple Valley Fire Marshal indicated it had no records of hazardous materials responses at the Site. In addition, Ecology had no Environmental Response Tracking System (ERTS) reports for the Site address.

### *Tier I/II Reporting*

Under Section 312, submittal of a Tier II report to the State Emergency Response Commission (SERC) is required on an annual basis for a hazardous substance stored at any one time during the calendar year in excess of 10,000 pounds or for any EPA-listed extremely hazardous substance (EHS) stored in excess of 500 pounds or its published threshold planning quantity (TPQ), whichever is less. A hazardous substance is defined as any substance that requires a MSDS under the OSHA hazard communication standard. Currently, Four Corners Cleaners does not conduct Tier II reporting. Based on RGI's observations of materials present at the Site, Section 312 of EPCRA does not appear to apply to any materials stored at the Site.

### *Emergency Planning*

In addition to Tier II reporting, if an EHS is stored above its TPQ, certain emergency planning requirements must be met under Sections 301-303. These include designating an emergency response coordinator and keeping the local emergency response agency up-to-date on the location of the materials at the facility and other details relevant to emergency response. RGI did not identify any EHSs above the threshold quantities at the Site. Therefore, emergency planning requirements do not appear to apply.

### *Section 311 Reporting*

Section 311 of EPCRA applies to facilities that are required to prepare chemical inventories or have available MSDS for hazardous chemicals stored in quantities above the Tier I/Tier II thresholds. Either the chemical inventory or the MSDS must be submitted to the Local Emergency Planning Commission (LEPC), SERC, and the local fire department. Since Four

Corners Cleaners does not store hazardous substances in amounts that exceed the threshold quantities, it appears that Section 311 requirements do not apply to the Site.

#### *Form R Reporting*

Form R reporting is required under Section 313 of EPCRA for facilities with over 10 employees primarily within SIC Codes of 20 to 39 that manufacture or process over 25,000 pounds of a toxic chemical (or otherwise use over 10,000 pounds). Based on RGI's observations of materials used at the Site, Form R reporting does not appear to be required.

#### **Worker Hazard Communication/Health and Safety**

The scope of this Compliance Review did not include a review of compliance with all OSHA, L&I and/or KCHW regulations. Available records and documents were reviewed to conduct a preliminary evaluation of compliance with OSHA's Hazard Communication Standard (HCS), L&I's Hazard Communication Program (HCP) and KCHW's Business Hazardous Waste requirements, which require that hazards of all chemicals in the workplace are evaluated and the information is communicated to employees.

Under OSHA, L&I and KCHW regulations, Four Corners Cleaners is required to maintain copies of MSDSs for each hazardous chemical in the workplace, develop a written Hazard Communication Program (HCP) which outlines the facility's plan for compliance with the standard and the personnel responsible for implementing it, and establish Worker Right-to-Know (WRTK) training.

According to Mr. Kim, information reviewed by RGI, and observations made during the Site inspection, Four Corners Cleaners does not maintain copies of MSDSs and has no written HCP. Four Corners Cleaners does not appear to conduct WRTK training. Although Mr. Kim is the only person who operates the drycleaning machine, the spot cleaners at the Site are also subject to the training requirement. Based on the lack of on-Site MSDS, the lack of a written HCP and the lack of WRTK training, Four Corners Cleaners appears to be out of compliance with worker hazard communication requirements.

According to the OSHA website, Four Corners Cleaners does not appear to have been inspected by Federal OSHA. However, Four Corners Cleaners is inspected annually by L&I regarding its boiler and air compressor units. Although Mr. Kim was able to provide RGI with a copy of the boiler inspection certificate, it was not posted in the vicinity of the unit. In addition, no certificate was identified for the air compressor. According to L&I, the compressor was also inspected in May 2010. RGI did not observe certificates of inspection posted in the vicinity of the boiler or air compressor in the boiler room. According to WAC 296-104-701, the certificate of inspection must be posted near the objects inspected. Therefore, Four Corners Cleaners does not appear to be in compliance with applicable worker safety regulations.

#### **Risk Management Program (RMP)**

Accidental Release Prevention regulations, promulgated at Title 40 of the Code of Federal Regulations, Part 68 (40CFR 68) in accordance with Section 112(r) of the Clean Air Act, require facilities to develop a RMP if they store more than a threshold quantity of a regulated substance in any single "process", such as a tank or a group of tanks in close proximity.

Based on the types and quantities of chemicals observed to be stored at the Site at the time of the Site inspection, the Site does not appear to be subject to RMP requirements.

## Spill Prevention, Control and Countermeasure (SPCC)

Oil pollution prevention regulations have been established in 40 CFR 112, to prevent harmful discharges of oil into navigable waters of the U.S. and to contain such discharges if they do occur. These regulations require the development and implementation of an SPCC Plan if there is a potential for impact to surface water or groundwater at facilities that store oil underground in quantities exceeding 42,000 gallons (unless the material is contained in a tank regulated under 40 CFR 280 or 281), or at facilities that have greater than 1,320 gallons of aboveground oil storage in the aggregate.

Four Corners Cleaners does not maintain an SPCC Plan. However, Four Corners Cleaners does not store oil in significant quantities at the Site. Based upon the quantity of oil stored at the facility, an SPCC Plan does appear to be required for the Site.

## CONCLUSIONS & RECOMMENDATION

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Based on our Compliance Review, RGI identified the following potential compliance issues at the Site:

- **Record Keeping Practices:** Four Corners Cleaners does not maintain a weekly record of the air temperature measured at the outlet of the refrigerated condenser in its dry cleaning machine during the cool-down period. Therefore, Four Corners Cleaners appears to be out of compliance with regard to this record keeping requirement.

RGI recommends that Four Corners Cleaners maintain weekly records of the dry cleaning machine air temperatures, in accordance with the regulations. A sample temperature log sheet has been provided in Appendix C.

- **Hazardous Waste Management:** The 30-gallon waste PCE sludge/filters drum and the satellite spot cleaners containers were not stored within secondary containment, as required by L&I and KCHW regulations. Therefore, Four Corners Cleaners does not appear to be in compliance with this requirement.

RGI recommends that the drum and the spot cleaners be stored within secondary containment. Any container with adequate volume would suffice (e.g., plastic tub at local grocery or hardware store). KCHW has a voucher program that may provide reimbursement to small business owners who install secondary containment at their facilities. Information on the voucher program has been included in Appendix C.

- **Worker Safety:** According to WAC 296-104-701, the certificate of inspection must be posted near inspected objects. No inspection certificates were posted near the boiler or air compressor at the Site. Therefore, Four Corners Cleaners does not appear to be in compliance with applicable worker safety regulations.

RGI recommends that Four Corners Cleaners post the boiler and compressor inspection certificates in a conspicuous place near the vessels in the boiler room.

- **Hazard Communication:** Under OSHA, L&I and KCHW regulations, Four Corners Cleaners is required to maintain copies of MSDSs for each hazardous chemical in the workplace, develop a written HCP, and establish WRTK training. According to Mr. Kim, information reviewed by RGI, and observations made during the Site inspection, Four Corners Cleaners does not maintain copies of MSDSs, has no written HCP, and does not



appear to conduct WRTK training. In addition, all chemical containers must be labeled with regard to their contents. Four Corners Cleaners did not have a label on the five-gallon plastic separator water container. Based on the lack of on-Site MSDS, the lack of a written HCP, the lack of WRTK training, and the lack of separator water container labeling, Four Corners Cleaners appears to be out of compliance with worker hazard communication requirements.

RGI recommends that Four Corners Cleaners obtain MSDSs for PCE and the spot cleaners from the vendor(s), prepare a written HCP, conduct WRTK training, and label the five-gallon separator water container. An MSDS for PCE has been provided in Appendix C. RGI recommends that an MSDS be obtained directly from the vendor at the time of the next solvent purchase. In addition, two sample hazard communications plans have been included in Appendix C.

- **Air Emissions:** The 2006 EPA MACT Standard requires that a continuous leak monitoring device to be used to detect leaks from the drycleaning machine. Four Corners Cleaners has no such device installed on its machine or otherwise used at the Site. Therefore, the facility is out of compliance regarding this regulation.

Although this requirement is not currently being enforced by PSCAA, RGI recommends that a continuous leak monitoring device be installed at the facility as a best-management practice. Furthermore, the installation of such a device at this time would ensure that the facility will be in compliance when the PSCAA regulations are updated and/or PSCAA begins to enforce this EPA MACT Standard.

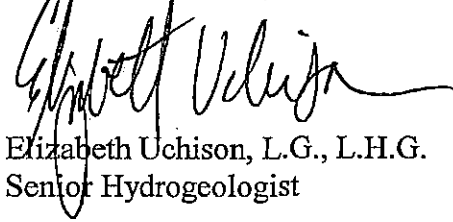
In addition, the Smart Mist (separator water evaporation) machine is not included on the Site's current PSCAA registration. It is not clear whether registration of the evaporator is required at this time. However, PSCAA anticipates promulgating revised rules by the end of 2011, which will include a registration requirement for separator water evaporators. Therefore, RGI recommends that the Smart Mist machine be included on the Four Corners Cleaners' PSCAA registration at the next annual renewal.

In addition to the above-listed recommendations, the Client should consider an application of epoxy sealant to the floor of the dry cleaners tenant space to further reduce the risk of any spills or releases requiring further regulation. During our 2010 inspection, no floor covering was observed in the Boiler Room and the remaining areas were covered with vinyl tile.

We trust that this letter report meets your current project needs and appreciate the opportunity to be of service. Please contact us at (253) 565-0552, or by fax (253) 460-2981, if you have any questions or additional information.

Sincerely,

**THE RILEY GROUP, INC.**



Elizabeth Uchison, L.G., L.H.G.  
Senior Hydrogeologist

*Attachments*

*Figure 1*

*Site Vicinity Map*

*Figure 2*

*Site Layout Map*

*Appendix A*

*Site Photographs*

*Appendix B*

*PSCAA File Documentation*

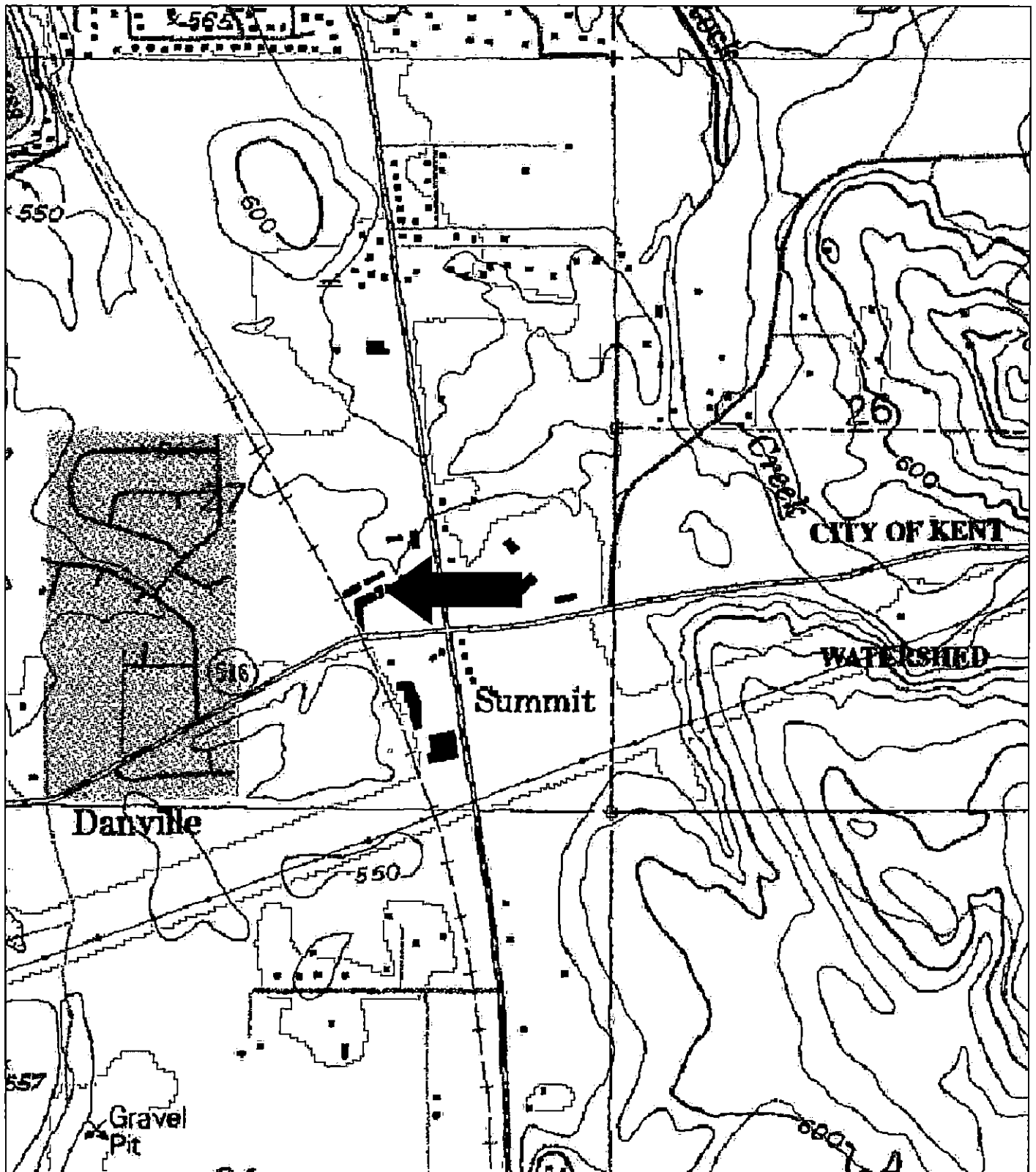
*Appendix C*

*Suggested Record-Keeping and Other Documentation*

# Figures

## FIGURES

— — — — —



USGS, 1994, Black Diamond, Washington  
7.5-Minute Quadrangle

Approximate Scale: 1"=1000'

0 500 1000 2000



**The Riley Group, Inc.**

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University Place, Washington 98466  
Phone: 253.565.0552 ♦ Fax: 253.460.2981

Four Corners Cleaners

Figure 1

RGI Project Number

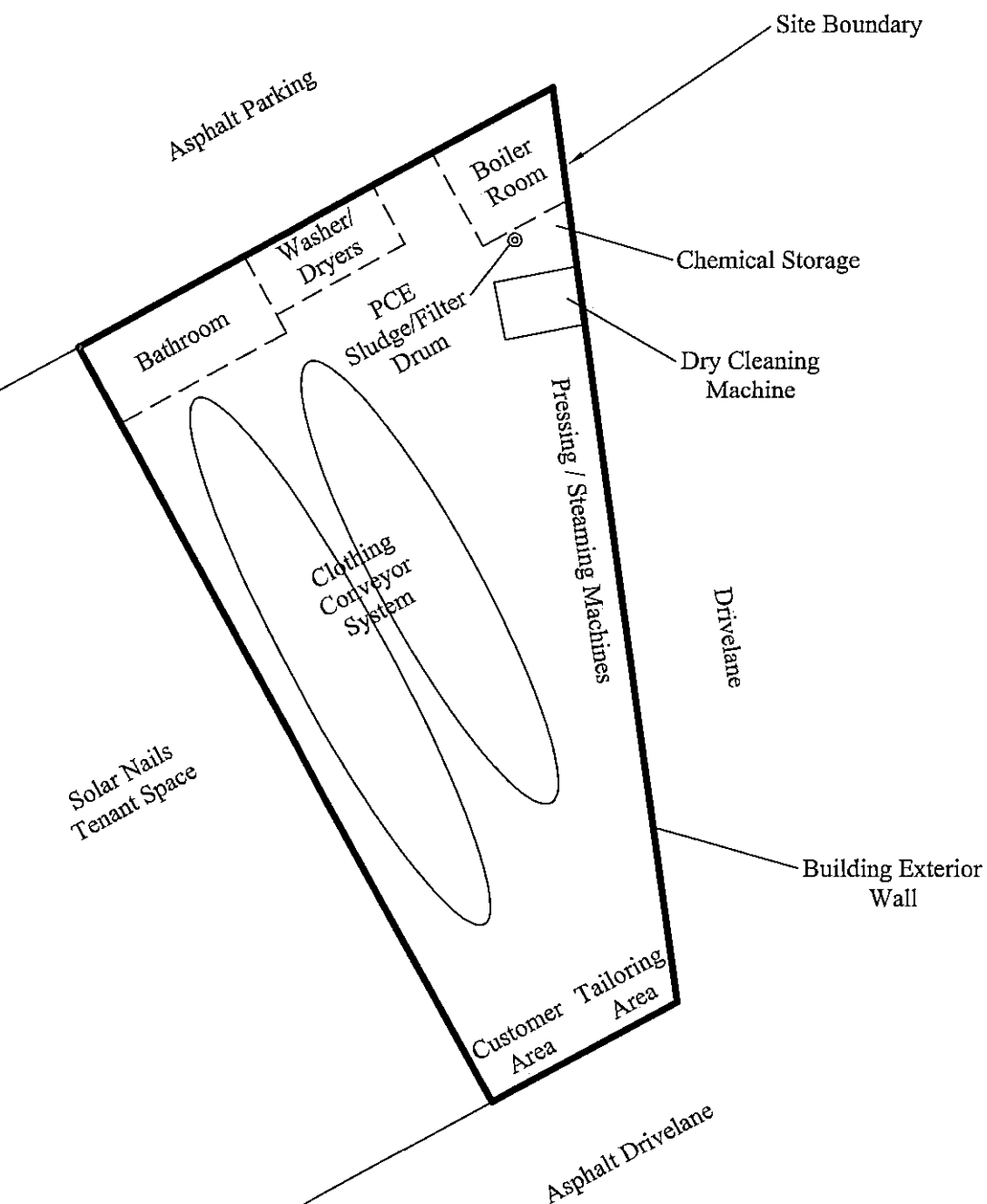
Site Vicinity Map

Date Drawn:

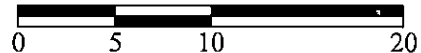
2003-165E

12/2010

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington



Approximate Scale: 1"=10'



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Four Corners Cleaners

RGI Project Number

2003-165E

Site Layout Map

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington

Figure 2

Date Drawn:

12/2010

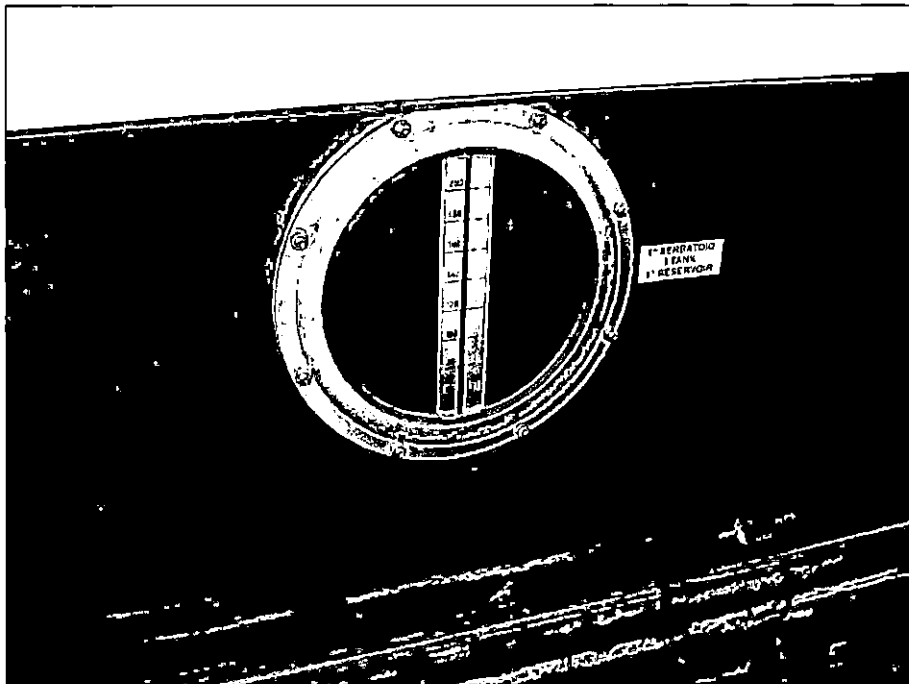


# Appendix A





Photograph 1: View of Four Corners Cleaners, looking west-northwest.



Photograph 2: PCE reservoir beneath drycleaning machine.



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Four Corners Cleaners

Figure A-1

RGI Project Number

Site Photographs

Date Drawn:

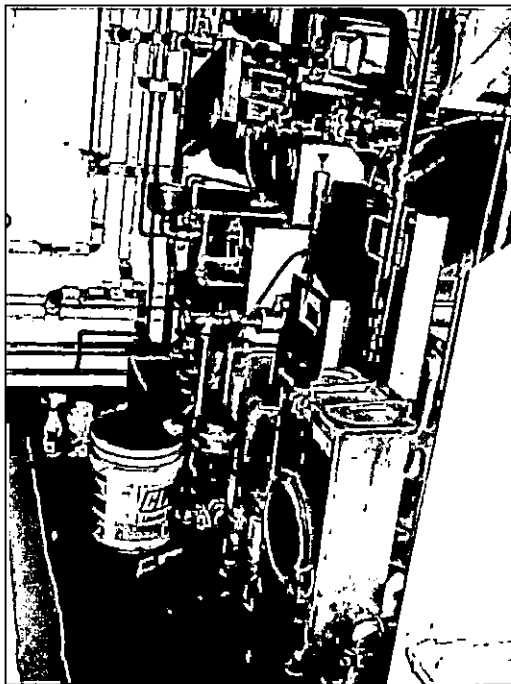
2003-165E

12/2010

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington



Photograph 3: Approximately 30-gallon steel drum containing PCE sludge.



Photograph 4: Five-gallon plastic container of separator water.



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Four Corners Cleaners

Figure A-2

RGI Project Number

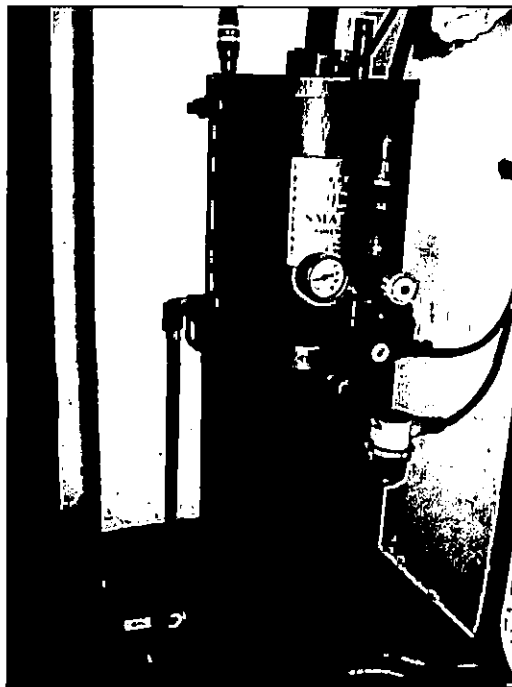
2003-165E

Site Photographs

Date Drawn:

12/2010

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington



Photograph 5: Smart Mist machine used on-Site to convert drycleaning machine separator water into water vapor.



Photograph 6: One washing machine and two dryer machines were observed along the north wall of the tenant space.



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**Four Corners Cleaners**

RGI Project Number

2003-165E

**Site Photographs**

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington

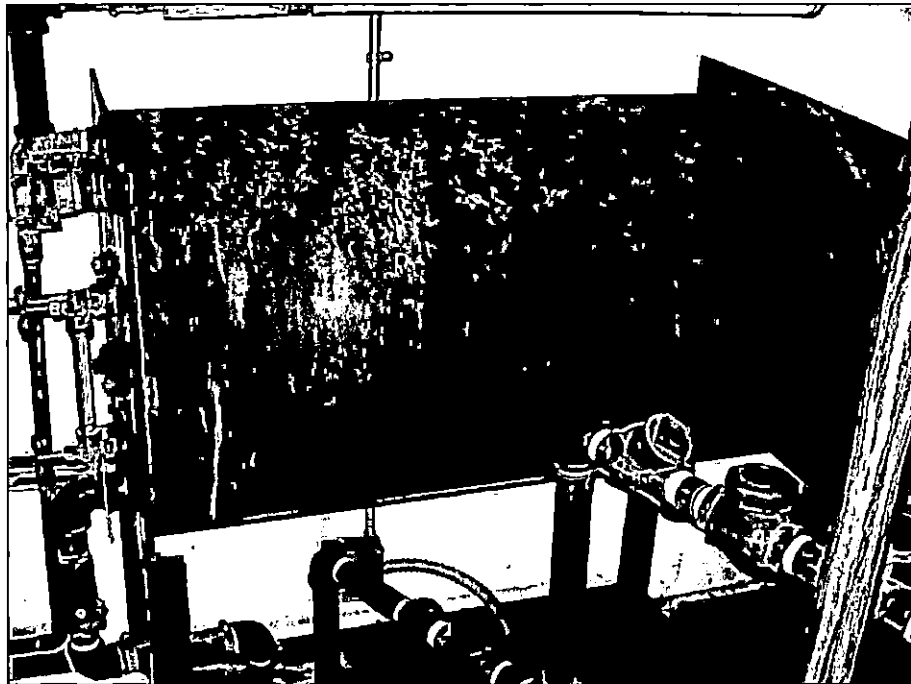
**Figure A-3**

Date Drawn:

12/2010



Photograph 7: Natural gas-fired boiler in boiler room.



Photograph 8: Horizontal condensate return tank associated with boiler.



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Four Corners Cleaners

Figure A-4

RGI Project Number

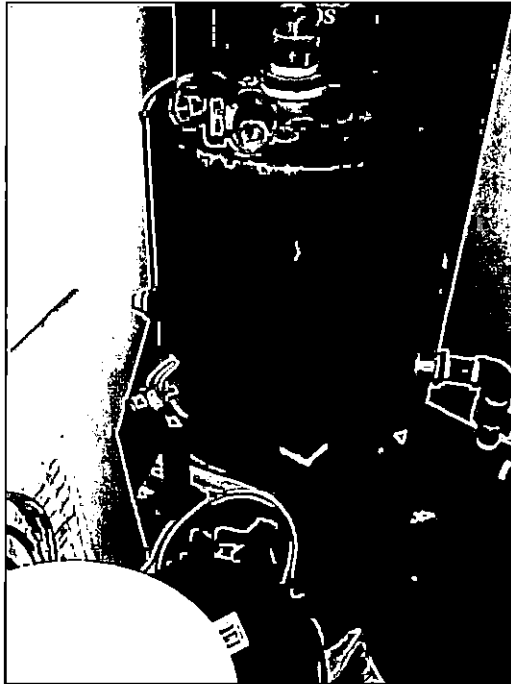
2003-165E

Site Photographs

Date Drawn:

12/2010

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington



Photograph 9: Vertical blowdown separator tank associated with boiler.



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Four Corners Cleaners

Figure A-5

RGI Project Number

2003-165E

Site Photographs

Date Drawn:

12/2010

Address: 23886 SE Kent-Kangley Road, Maple Valley, Washington



# Appendix B

Puget Sound Clean Air Agency - Prior to 2011  
 Detail A/R Ledger  
 22270 - Four Corners Cleaners  
 From 11/1/2008 Through 6/30/2010

Transaction Source	GL Code	Original Invoice Number	Document No.	Document Date	Transaction Description	Invoice	Payment
					Opening Balance	0.00	
ARB	1200	20092046	20092046	11/21/2008	2009 Registration Fees	120.00	
ARB	1200	20092046	20092046	11/24/2008	2009 Registration Fees	120.00	
ARB	1200	20092046	20092046	11/24/2008	2009 Registration Fees		120.00
ARC	1200	20092046	85406	12/11/2008	CK#3337 Four Corners Cleaners		120.00
					Transaction Total	240.00	240.00
		Balance 20092046				0.00	
					Opening Balance	0.00	
ARB	1200	20101962	20101962	11/23/2009	2010 Registration Fees	120.00	
ARC	1200	20101962	88421	12/1/2009	CK#3601 4 Corners Dry Cleaner		120.00
					Transaction Total	120.00	120.00
		Balance 20101962				0.00	
					Balance 22270 - Four Corners Cleaners	0.00	
Report Opening/Current Balance						0.00	0.00
Report Transaction Totals						360.00	360.00
Report Current Balances						360.00	360.00
Report Difference						0.00	





# Appendix C

**Some of the services we offer your company:**

- 50% matching funds up to \$500 for every dollar wisely spent on hazardous materials management and reduction.
- Field representatives available as ongoing advisors and for site visits.
- IMEX, the on-line Industrial Materials Exchange [www.lhwmp.org/home/IMEX/index.aspx](http://www.lhwmp.org/home/IMEX/index.aspx).
- EnviroStars, a marketing program for certified businesses [www.lhwmp.org/home/EnviroStars/index.aspx](http://www.lhwmp.org/home/EnviroStars/index.aspx).
- The Yellow Book, a guide for properly managing hazardous materials [www.lhwmp.org/home/YellowBook/index.aspx](http://www.lhwmp.org/home/YellowBook/index.aspx).

*This and other services are paid for as part of your utility bills.*

**To schedule a consultation, contact:**

**Business Waste Line** at 206-263-8899

Mon-Fri, 9:00 a.m. to 4:00 p.m.

Toll free: 800-325-6165, ext. 3-8899

Interpreters available. Please be patient while we locate an interpreter.

**Voucher Incentive Program** at

206-263-3038, toll free: 800-325-6165, ext. 3-3038

or for more business information, visit:

[www.lhwmp.org/home](http://www.lhwmp.org/home).

This information is available on request in accessible formats for persons with disabilities by calling 206-263-3050 (voice) or TTY 711 Relay.

♻ Recycled paper. Please recycle.  
SQG-Voucher-3 (3/10)  
1003H-W\_VoucherBrochure.indd skrau



**We'd like  
to invest in  
your business.**

**The  
Voucher  
Incentive  
Program**

*Your business can be  
reimbursed for half of  
what you spend to manage,  
dispose of, reduce or  
recycle hazardous  
materials – up to \$500.*



**Local Hazardous Waste  
Management Program  
in King County, Washington**

# King County supports businesses that support the environment.

**S**mart handling of hazardous materials can save your company money, reduce liability in the workplace, increase worker safety and ease regulatory requirements.

*Thousands of local businesses have benefited from the Voucher Incentive Program (VIP) by partnering with our waste management consultants to reduce chemicals going down the drain, into landfills, on the ground and into the air. Our field staff can offer practical advice that fits your business.*

## **How can my business participate in the Voucher Incentive Program?**

To be eligible, a business must:

- have a business license and be located in King County.
- be a small quantity generators of hazardous waste, producing less than 220 pounds of waste per month, or batch, and never accumulate more than 2,200 pounds at their site. A few gallons of spent solvent, photofixer or other accumulated waste could qualify a business for this program.


## **What costs can be reimbursed?**

The Voucher Incentive Program can reimburse half of what a business spends on hazardous wastes—up to \$500—to manage, dispose of, reduce or recycle materials. Working with businesses, program representatives will recommend options that qualify for reimbursements. These could include:

- lab testing of wastes
- waste transport and disposal
- setting up a recycling program
- purchasing equipment to prevent or reduce pollution
- buying alternative products that are less hazardous

## **How does the program work?**

1. Call the Business Waste Line to schedule a visit. A representative of the Local Hazardous Waste Management Program will visit your business to review your needs and options and to make recommendations for improving waste management.
2. Once you and the representative agree on the services or products, complete the project and pay the vendor or service provider.
3. Submit receipts and the completed voucher form to the Local Hazardous Waste Management Program for your reimbursement.

over 

**Sign up now!**

# Chemical Hazard Communication Program

# **Sample**

## A. Company Policy

(Add Name of Employer) is committed to the prevention of exposures that result in injury and/or illness; and to comply with all applicable state health and safety rules. To make sure that all affected employees know about information concerning the dangers of all hazardous chemicals used by (Add Name of Employer), the following hazardous chemical communication program has been established. All work units of (Add Name of Employer) will participate in the hazard communication program. This written program will be available in (Specify the location) for review by any interested employee.

## B. Container Labeling

(Add name of person and title) is responsible for container labeling procedures, reviewing, and updating.

The labeling system used at (Add Name of Employer) is as follows:

(Describe the labeling system, including the labels or other forms of warning used, and written alternatives to labeling, if any.)

The procedures for proper labeling of all containers, and reviewing and updating label warnings are as follows:

(Also include a description of the procedures for labeling of secondary containers used, including making sure that they have the appropriate identification and hazard warning, etc.; description of procedures for reviewing and updating label warnings, how often the review is conducted, and the name of the person and position who is responsible for reviewing and updating label warnings.)

(Describe the procedure for labeling, as described above.)

It is the policy of (Add Name of Employer) that no container will be released for use until the above procedures are followed.

## C. Material Safety Data Sheets (MSDS)

(Add name of person and title) is responsible to establish and monitor the employer's MSDS program. This person will make sure procedures are developed to obtain the necessary MSDSs and will review incoming MSDSs for new or significant health and safety information. This person will see that any new information is passed on to affected employees.

The procedures to obtain MSDSs and review incoming MSDSs for new or significant health and safety information are as follows:

(Include procedures on how to make sure copies are current and updated, how any new information is passed on to affected employees, and the procedures for employee access in work areas.)

(Describe the procedure for obtaining and updating MSDSs, as described above.)

Copies of MSDSs for all hazardous chemicals in use will be kept in (Specify the location). MSDSs will be available to all employees during each work shift. If an MSDS is not available or a new chemical in use does not have an MSDS, immediately contact:

(Add name of person and title).

Note:

If an alternative to printed Material Safety Data Sheets is used (such as computer data), provide a description of the format.

#### **D. Employee Information and Training**

(Add name of person and title) is responsible for the employee training program.

The procedures for how employees will be informed and trained are as follows:

(Include the methods used for general and site-specific training, and how employees will be informed when non-routine tasks arise. If your employees work at other employers' job sites, then specify where and how these employees will have access to MSDSs and labels, and how they will be informed of precautionary measures to take during normal or emergency operations, if any.)

*(Describe the procedure for employee training, as described above.)*

(Add name of person and title) will make sure that before starting work, each new employee of (Add Name of Employer) will attend a health and safety orientation that includes information and training on the following:

- An overview of the requirements contained in the Hazard Communication Standard.
- Hazardous chemicals present at his or her work places.
- Physical and health risks of the hazardous chemical.
- The symptoms of overexposure.
- How to determine the presence or release of hazardous chemicals in his or her work area.
- How to reduce or prevent exposure to hazardous chemicals through use of control procedures, work practices, and personal protective equipment.
- Steps the employer has taken to reduce or prevent exposure to hazardous chemicals.
- Procedures to follow if employees are overexposed to hazardous chemicals.
- How to read labels and review MSDSs to obtain hazard information.
- Location of the MSDS file and written hazard communication program.
- An overview of the requirements contained in the Hazard Communication Standard.

Before introducing a new chemical hazard into any section of this employer, each employee in that section will be given information and training as outlined above for the new chemical.

#### **E. Hazardous non-routine tasks**

Periodically, employees are required to perform hazardous non-routine tasks. (Some examples of non-routine tasks are confined space entry, tank cleaning, and painting reactor vessels.) Non-routine tasks that are performed at (Add Name of Employer) include:

1. (Add any non-routine tasks performed by employees)
2. (Add any non-routine tasks performed by employees)
3. (Add any non-routine tasks performed by employees)

Prior to starting work on such projects, each affected employee will be given information by (Add name of person and title) about the hazardous chemicals he or she may encounter during these activities:

(For each activity, list the specific chemical hazards, protective and safety measures the employee can use, and the steps the employer has taken to reduce the hazards, including ventilation, respirators, presence of another employee, and emergency procedures.)

(For each non-routine task identified, list the information indicated above.)

#### F. Multi-employer work places

It is the responsibility of (Add name of person and title) to provide employers of any other employees at the work site with the following information:

- Copies of MSDSs (or make them available at a central location) for any hazardous chemicals that the other employer(s)' employee may be exposed to while working.
- Inform other employers of any precautionary measures that need to be taken to protect employees during normal operating conditions or in foreseeable emergencies.
- Provide other employers with an explanation of the labeling system that is used at the work site.

It is also the responsibility of (Add name of person and title) to identify and obtain MSDSs for the chemicals the contractor is bringing into the work place.

#### G. List of hazardous chemicals

The following is a list of all known hazardous chemicals used by our employees. Further information on each chemical may be obtained by reviewing MSDSs located at (Specify location).

MSDS identity:

*(Here is where you put the chemical list developed during the inventory. Arrange this list so that you are able to cross-reference it with your MSDS file and the labels on your containers.)*

The criteria (e.g., label warnings, MSDS information, etc.) used to evaluate the chemicals are:

(Include a description of a plan for how you will update the list.)

Chemical Name	Manufacturer	Location Used
<u>(Insert information here)</u>	<u>(Insert information here)</u>	<u>(Insert information here)</u>



# Sample Hazardous Chemical Communication Program

## A. Company Policy

\_\_\_\_\_ is committed to the prevention of exposures that result in injury and/or illness; and to comply with all applicable state health and safety rules. To make sure that all affected employees know about information concerning the dangers of all hazardous chemicals used by \_\_\_\_\_, the following hazardous information program has been established.

All work units of \_\_\_\_\_ will participate in the hazard communication program. This written program will be available in \_\_\_\_\_ for review by any interested employee.

## B. Container Labeling

\_\_\_\_\_ is responsible for container labeling procedures, reviewing, and updating. The labeling system used at \_\_\_\_\_ is as follows:  
(Describe the labeling system, including the labels or other forms of warning used, and written alternatives to labeling, if any.)

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

The procedures for proper labeling of all containers, and reviewing and updating label warnings are as follows:

(Also include a description of the procedures for labeling of secondary containers used, including making sure that they have the appropriate identification and hazard warning, etc.; description of procedures for reviewing and updating label warnings, how often the review is conducted, and the name of the person and position who is responsible for reviewing and updating label warnings.)

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

It is the policy of \_\_\_\_\_ that no container will be released for use until the above procedures are followed.

# Sample Hazardous Chemical Communication Program

## C. Material Safety Data Sheets (MSDS)

\_\_\_\_\_ is responsible to establish and monitor the employer's MSDS program. This person will make sure procedures are developed to obtain the necessary MSDSs and will review incoming MSDSs for new or significant health and safety information. This person will see that any new information is passed on to affected employees.

The procedures to obtain MSDSs and review incoming MSDSs for new or significant health and safety information are as follows:

(Include procedures on how to make sure copies are current and updated, how any new information is passed on to affected employees, and the procedures for employee access in work areas.)

Copies of MSDSs for all hazardous chemicals in use will be kept in \_\_\_\_\_.  
MSDSs will be available to all employees during each work shift. If an MSDS is not available or a new chemical in use does not have an MSDS, immediately contact \_\_\_\_\_.

(The person and position)

### Note:

If an alternative to printed Material Safety Data Sheets is used (such as computer data), provide a description of the format.

## D. Employee Information and Training

\_\_\_\_\_ is responsible for the employer/employee training program.

The procedures for how employees will be informed and trained are as follows:

(Include the methods used for general and site-specific training, and how employees will be informed when non-routine tasks arise. If your employees work at other employers' job sites, then specify where and how these employees will have access to MSDSs and labels, and how they will be informed of precautionary measures to take during normal or emergency operations, if any.)

\_\_\_\_\_ will make sure that before starting work, each new employee of \_\_\_\_\_ will attend a health and safety orientation that includes information and training on the following:

# Sample Hazardous Chemical Communication Program

- An overview of the requirements contained in the Hazard Communication Standard.
- Hazardous chemicals present at his or her work places.
- Physical and health risks of the hazardous chemical.
- The symptoms of overexposure.
- How to determine the presence or release of hazardous chemicals in his or her work area.
- How to reduce or prevent exposure to hazardous chemicals through use of control procedures, work practices, and personal protective equipment.
- Steps the employer has taken to reduce or prevent exposure to hazardous chemicals.
- Procedures to follow if employees are overexposed to hazardous chemicals.
- How to read labels and review MSDSs to obtain hazard information.
- Location of the MSDS file and written hazard communication program.

Before introducing a new chemical hazard into any section of this employer, each employee in that section will be given information and training as outlined above for the new chemical.

## E. Hazardous non-routine tasks

Periodically, employees are required to perform hazardous non-routine tasks. (Some examples of non-routine tasks are confined space entry, tank cleaning, and painting reactor vessels.) Non-routine tasks that are performed at \_\_\_\_\_ (Name of employer) include

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_

Prior to starting work on such projects, each affected employee will be given information by \_\_\_\_\_ (Name of person and position) about the hazardous chemicals he or she may encounter during these activities:

(For each activity, list the specific chemical hazards, protective and safety measures the employee can use, and the steps the employer has taken to reduce the hazards, including ventilation, respirators, presence of another employee, and emergency procedures.)

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# Sample Hazardous Chemical Communication Program

## F. Multi employer work places

It is the responsibility of \_\_\_\_\_ to provide employers of any other employees at the work site with the following information:  
(Name of person and position)

- Copies of MSDSs (or make them available at a central location) for any hazardous chemicals that the other employer(s)' employee may be exposed to while working.
- Inform other employers of any precautionary measures that need to be taken to protect employees during normal operating conditions or in foreseeable emergencies.
- Provide other employers with an explanation of the labeling system that is used at the work site.

It is also the responsibility of \_\_\_\_\_ to identify and obtain MSDSs for the chemicals the contractor is bringing into the work place.  
(Name of person and position)

## G. List of hazardous chemicals

The following is a list of all known hazardous chemicals used by our employees. Further information on each chemical may be obtained by reviewing MSDSs located at

\_\_\_\_\_  
(Specify the location)

### MSDS identity:

(Here is where you put the chemical list developed during the inventory. Arrange this list so that you are able to cross-reference it with your MSDS file and the labels on your containers.)

The criteria (e.g., label warnings, MSDS information, etc.) used to evaluate the chemicals are:

(Include a description of a plan for how you will update the list.)

Chemical Name	Manufacturer	Location Used
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

# Sample Hazardous Chemical Communication Program

---

The sample labels on the following page show the type of information you must list on containers of hazardous chemicals. You can copy and use these labels or you can make your own.

Be sure your labels contain the following information:

- Name of Chemical
- Physical Hazards
- Health Hazards, Target Organs or Systems
- Optional information, such as Personal Protective Equipment or Safe Handling

After you've finished typing or writing in your information, print the labels. Then, cut out the individual labels and apply them to your hazardous chemical containers.

1 • 800 • 4BE SAFE (1 • 800 • 423 • 7233)

# Sample Labels for Hazardous Chemical Containers

Use with WAC 296-800-170 Employer Chemical Hazard Communication

\_\_\_\_\_  
Name of Chemical or Common Name

\_\_\_\_\_  
Physical Hazards

\_\_\_\_\_  
Health Hazards, Target Organs or Systems

\_\_\_\_\_  
Optional Information, such as Personal  
Protective Equipment or Safe Handling

\_\_\_\_\_  
Name of Chemical or Common Name

\_\_\_\_\_  
Physical Hazards

\_\_\_\_\_  
Health Hazards, Target Organs or Systems

\_\_\_\_\_  
Optional Information, such as Personal  
Protective Equipment or Safe Handling

\_\_\_\_\_  
Name of Chemical or Common Name

\_\_\_\_\_  
Physical Hazards

\_\_\_\_\_  
Health Hazards, Target Organs or Systems

\_\_\_\_\_  
Optional Information, such as Personal  
Protective Equipment or Safe Handling

\_\_\_\_\_  
Name of Chemical or Common Name

\_\_\_\_\_  
Physical Hazards

\_\_\_\_\_  
Health Hazards, Target Organs or Systems

\_\_\_\_\_  
Optional Information, such as Personal  
Protective Equipment or Safe Handling

\_\_\_\_\_  
Name of Chemical or Common Name

\_\_\_\_\_  
Physical Hazards

\_\_\_\_\_  
Health Hazards, Target Organs or Systems

\_\_\_\_\_  
Optional Information, such as Personal  
Protective Equipment or Safe Handling

\_\_\_\_\_  
Name of Chemical or Common Name

\_\_\_\_\_  
Physical Hazards

\_\_\_\_\_  
Health Hazards, Target Organs or Systems

\_\_\_\_\_  
Optional Information, such as Personal  
Protective Equipment or Safe Handling

### A.5.3 Refrigerated Condenser Weekly Temperature Log

For a dry-to-dry machine, a dryer, or a reclaimer, measure the temperature on outlet side of refrigerated condenser.

DATE	INSPECTOR'S INITIALS	MACHINE NO.	TEMPERATURE	IS TEMPERATURE > 45° F?
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No
				Yes / No

If the temperature was greater than 45° F (7.2° C), attach a completed Correction Action form.



MSDS: TETRACHLOROETHYLENE

SECTION 1 CHEMICAL PRODUCT AND COMPANY IDENTIFICATION

**TELECHEM INTERNATIONAL, INC**

**524 E. WEDDELL**

**Sunnyvale, CA 94089**

**1-408-744-1331**

**www.arrayit.com**

**EMERGENCY TELEPHONE NUMBER: 1-800-424-9300 (NORTH AMERICA)**

SUBSTANCE: TETRACHLOROETHYLENE

TRADE NAMES/SYNONYMS:

ETHENE, TETRACHLORO-; ETHYLENE, TETRACHLORO-; ANKILOSTIN;  
DIDAKEN; NEMA;

ETHYLENE TETRACHLORIDE; PERCHLOROETHYLENE; PERC;  
PERCHLOROETHENE; PERCLEN;

1,1,2,2-TETRACHLOROETHYLENE; TETRACAP; TETRACHLOROETHENE; PCE;  
RCRA U210;

NCI-C04580; ENT 1,860; STCC 4940355; UN 1897; C2CL4; OHS22900; RTECS  
KX3850000

CHEMICAL FAMILY: halogenated, aliphatic

CREATION DATE: Oct 25 1984

REVISION DATE: Dec 01 2000

## SECTION 2 COMPOSITION, INFORMATION ON INGREDIENTS

COMPONENT: TETRACHLOROETHYLENE

CAS NUMBER: 127-18-4

EC NUMBER (EINECS): 204-825-9

EC INDEX NUMBER: 602-028-00-4

PERCENTAGE: 100.0

## SECTION 3 HAZARDS IDENTIFICATION

NFPA RATINGS (SCALE 0-4): HEALTH=2 FIRE=0 REACTIVITY=0

EC CLASSIFICATION (ASSIGNED):

N Dangerous for the Environment

Carcinogen Category 3

R 40-51/53

EC Classification may be inconsistent with independently-researched data.

EMERGENCY OVERVIEW:

COLOR: colorless

PHYSICAL FORM: volatile liquid

ODOR: sweet odor

MAJOR HEALTH HAZARDS: respiratory tract irritation, skin irritation, eye irritation, central nervous system depression, cancer hazard (in humans)

POTENTIAL HEALTH EFFECTS:

INHALATION:

SHORT TERM EXPOSURE: irritation, metallic taste, ringing in the ears, nausea, vomiting, chest pain, difficulty breathing, irregular heartbeat, headache, drowsiness, symptoms of drunkenness, blurred vision, lung congestion

LONG TERM EXPOSURE: asthma, menstrual disorders, reproductive effects, cancer

SKIN CONTACT:

SHORT TERM EXPOSURE: irritation (possibly severe), symptoms of drunkenness

LONG TERM EXPOSURE: same as effects reported in short term exposure

EYE CONTACT:

SHORT TERM EXPOSURE: irritation, tearing

LONG TERM EXPOSURE: same as effects reported in short term exposure

INGESTION:

SHORT TERM EXPOSURE: vomiting, digestive disorders, headache, symptoms of drunkenness

LONG TERM EXPOSURE: kidney damage, liver damage, cancer

CARCINOGEN STATUS:

OSHA: N

NTP: Y

IARC: Y

#### SECTION 4 FIRST AID MEASURES

INHALATION: If adverse effects occur, remove to uncontaminated area. Give artificial respiration if not breathing. If breathing is difficult, oxygen should be administered by qualified personnel. Get immediate medical attention.

SKIN CONTACT: Wash skin with soap and water for at least 15 minutes while removing contaminated clothing and shoes. Get medical attention, if needed. Thoroughly clean and dry contaminated clothing and shoes before reuse.

EYE CONTACT: Flush eyes with plenty of water for at least 15 minutes. Then get immediate medical attention.

INGESTION: Contact local poison control center or physician immediately. Never make an unconscious person vomit or drink fluids. When vomiting occurs, keep head lower than hips to help prevent aspiration. If person is unconscious, turn head to side. Get medical attention immediately.

NOTE TO PHYSICIAN: For inhalation, consider oxygen. For ingestion, consider gastric lavage and catharsis.

## SECTION 5 FIRE FIGHTING MEASURES

FIRE AND EXPLOSION HAZARDS: Negligible fire hazard.

EXTINGUISHING MEDIA: carbon dioxide, regular dry chemical

Large fires: Use regular foam or flood with fine water spray.

FIRE FIGHTING: Cool containers with water spray until well after the fire is out. Stay away from the ends of tanks. For tank, rail car or tank truck, evacuation radius: 800 meters (1/2 mile).

FLASH POINT: No data available.

## SECTION 6 ACCIDENTAL RELEASE MEASURES

### AIR RELEASE:

Reduce vapors with water spray. Collect runoff for disposal as potential hazardous waste.

### SOIL RELEASE:

Trap spilled material at bottom in deep water pockets, excavated holding areas or within sand bag barriers. Dike for later disposal. Absorb with sand or other non-combustible material.

### WATER RELEASE:

Absorb with activated carbon. Remove trapped material with suction hoses. Subject to California Safe Drinking Water and Toxic Enforcement Act of 1986 (Proposition 65). Keep out of water supplies and sewers.

### OCCUPATIONAL RELEASE:

Avoid heat, flames, sparks and other sources of ignition. Stop leak if possible without personal risk. Small liquid spills: Absorb with sand or other non-combustible material. Large spills: Dike for later disposal. Remove

sources of ignition. Keep unnecessary people away, isolate hazard area and deny entry. Notify Local Emergency Planning Committee and State Emergency Response Commission for release greater than or equal to RQ (U.S. SARA Section 304). If release occurs in the U.S. and is reportable under CERCLA Section 103, notify the National Response Center at (800)424-8802 (USA) or (202)426-2675 (USA).

## SECTION 7 HANDLING AND STORAGE

Store and handle in accordance with all current regulations and standards. Store in a cool, dry place. Store in a well-ventilated area. Avoid heat, flames, sparks and other sources of ignition. Keep separated from incompatible substances.

## SECTION 8 EXPOSURE CONTROLS, PERSONAL PROTECTION

EXPOSURE LIMITS:

TETRACHLOROETHYLENE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE):

100 ppm OSHA TWA

200 ppm OSHA ceiling

300 ppm OSHA peak 5 minute(s)/3 hour(s)

25 ppm (170 mg/m<sup>3</sup>) OSHA TWA (vacated by 58 FR 35338, June 30, 1993)

25 ppm ACGIH TWA

100 ppm ACGIH STEL

50 ppm (345 mg/m<sup>3</sup>) UK OES TWA

100 ppm (689 mg/m<sup>3</sup>) UK OES STEL

MEASUREMENT METHOD: Charcoal tube; Carbon disulfide; Gas chromatography with flame ionization detection; NIOSH IV # 1003, Halogenated Hydrocarbons

VENTILATION: Provide local exhaust or process enclosure ventilation system.

Ensure compliance with applicable exposure limits.

EYE PROTECTION: Wear splash resistant safety goggles. Provide an emergency eye wash fountain and quick drench shower in the immediate work area.

CLOTHING: Wear appropriate chemical resistant clothing.

GLOVES: Wear appropriate chemical resistant gloves.

RESPIRATOR: The following respirators and maximum use concentrations are drawn from NIOSH and/or OSHA.



At any detectable concentration -

Any self-contained breathing apparatus that has a full facepiece and is operated in a pressure-demand or other positive-pressure mode.

Any supplied-air respirator with full facepiece and operated in a pressure-demand or other positive-pressure mode in combination with a separate escape supply.

Escape -

Any air-purifying respirator with a full facepiece and an organic vapor canister.

Any appropriate escape-type, self-contained breathing apparatus.

For Unknown Concentrations or Immediately Dangerous to Life or Health -

Any supplied-air respirator with full facepiece and operated in a pressure-demand or other positive-pressure mode in combination with a separate escape supply.

Any self-contained breathing apparatus with a full facepiece.

## SECTION 9 PHYSICAL AND CHEMICAL PROPERTIES

PHYSICAL STATE: liquid

APPEARANCE: clear

COLOR: colorless

PHYSICAL FORM: volatile liquid

ODOR: sweet odor

MOLECULAR WEIGHT: 165.83

MOLECULAR FORMULA: ClC(Cl)CCl

BOILING POINT: 250 F (121 C)

FREEZING POINT: -2 F (-19 C)

VAPOR PRESSURE: 14 mmHg @ 20 C

VAPOR DENSITY (air=1): 5.83

SPECIFIC GRAVITY (water=1): 1.6227

WATER SOLUBILITY: 0.015%

PH: Not available

VOLATILITY: 100%

ODOR THRESHOLD: 50 ppm

EVAPORATION RATE: 2.8 (butyl acetate=1)

COEFFICIENT OF WATER/OIL DISTRIBUTION: Not available

SOLVENT SOLUBILITY:

Soluble: alcohol, ether, benzene, chloroform, oils, hexane

## SECTION 10 STABILITY AND REACTIVITY

REACTIVITY: Stable at normal temperatures and pressure.

CONDITIONS TO AVOID: Avoid heat, flames, sparks and other sources of ignition.

Containers may rupture or explode if exposed to heat.

INCOMPATIBILITIES: acids, metals, bases, oxidizing materials, combustible materials

TETRACHLOROETHYLENE (PERCHLOROETHYLENE):

ACIDS (STRONG): Incompatible.

ALUMINUM: May form explosive mixture.

BARIUM: Forms a detonable mixture.

BASES: May form explosive mixture.

BERYLLIUM: Possible explosive mixture.

DINITROGEN TETRAOXIDE: Explosive when subjected to extreme shock.

METALS (LIGHT): Violent reaction.

OXIDIZERS: Incompatible.

OXYGEN (LIQUID): Incompatible.

PLASTICS, RUBBER, AND COATINGS: May be attacked.

POTASSIUM HYDROXIDE: May form explosive mixture.

SODIUM HYDROXIDE: May form explosive mixture.

HAZARDOUS DECOMPOSITION:

Thermal decomposition products: phosgene, halogenated compounds, oxides of carbon

POLYMERIZATION: Will not polymerize.

## SECTION 11 TOXICOLOGICAL INFORMATION

### TETRACHLOROETHYLENE:

#### IRRITATION DATA:

810 mg/24 hour(s) skin-rabbit severe; 500 mg/24 hour(s) skin-rabbit mild;

162 mg eyes-rabbit mild; 500 mg/24 hour(s) eyes-rabbit mild

#### TOXICITY DATA:

>10000 mg/kg skin-rabbit LD50 (Dow); 96 ppm/7 hour(s) inhalation-human TCLo;

545 mg/kg oral-child TDLo; 600 ppm/10 minute(s) inhalation-man TCLo; 2629

mg/kg oral-rat LD50; 34200 mg/m<sup>3</sup>/8 hour(s) inhalation-rat LC50; 4678 mg/kg

intraperitoneal-rat LD50; 450 mg/kg intratracheal-rat LDLo; 8100 mg/kg

oral-mouse LD50; 5200 ppm/4 hour(s) inhalation-mouse LC50; >500 mg/kg

intraperitoneal-mouse LD; 65 gm/kg subcutaneous-mouse LD50; 4 gm/kg oral-dog

LDLo; 2100 mg/kg intraperitoneal-dog LD50; 85 mg/kg intravenous-dog LDLo; 4

gm/kg oral-cat LDLo; 5 gm/kg oral-rabbit LDLo; >3228 mg/kg skin-rabbit LD;

2200 mg/kg subcutaneous-rabbit LDLo; 14 gm/kg/4 week(s) intermittent

oral-rat TDLo; 36 gm/kg/90 day(s) continuous oral-rat TDLo; 3 gm/kg/6

week(s) intermittent oral-rat TDLo; 1750 ppm/6 hour(s)-14 day(s)

intermittent inhalation-rat TCLo; 19300 mg/m<sup>3</sup>/24 hour(s)-94 day(s)

continuous inhalation-rat TCLo; 200 ppm/4 week(s) continuous inhalation-rat TCLo; 7000 ppm/8 hour(s)-50 day(s) intermittent inhalation-rat TCLo; 49750 ug/kg/3 day(s) intermittent intraperitoneal-rat TDLo; 23215 mg/kg/8 week(s) intermittent oral-mouse TDLo; 200 ppm/4 hour(s)-8 week(s) intermittent inhalation-mouse TCLo; 1750 ppm/6 hour(s)-14 day(s) intermittent inhalation-mouse TCLo; 1600 ppm/6 hour(s)-13 week(s) intermittent inhalation-mouse TCLo; 2500 ppm/7 hour(s)-39 day(s) intermittent inhalation-rabbit TCLo; 200 ppm/7 hour(s)-32 week(s) intermittent inhalation-guinea pig TCLo; 120 ppm/24 hour(s)-1 year(s) continuous inhalation-gerbil TCLo

CARCINOGEN STATUS: NTP: Anticipated Human Carcinogen; IARC: Human Limited

Evidence, Animal Sufficient Evidence, Group 2A; ACGIH: A3 -Animal Carcinogen; EC: Category 2; TRGS 905: K 3

In mice, oral administration and inhalation produced hepatocellular carcinomas in both sexes. Exposure of rats by inhalation produced an increased incidence of mononuclear cell leukemia in both sexes.

LOCAL EFFECTS:

Irritant: inhalation, skin, eye

ACUTE TOXICITY LEVEL:

Moderately Toxic: ingestion

Slightly Toxic: inhalation

TARGET ORGANS: central nervous system

MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE: eye disorders, heart or cardiovascular disorders, kidney disorders, liver disorders, nervous system disorders, skin disorders and allergies

TUMORIGENIC DATA:

200 ppm inhalation-rat TCLo/6 hour(s)-2 year(s) intermittent; 195 gm/kg oral-mouse TDLo/50 week(s) intermittent; 100 ppm inhalation-mouse TCLo/6 hour(s)-2 year(s) intermittent; 240 gm/kg oral-mouse TD/62 week(s) intermittent; 200 ppm inhalation-rat TC/6 hour(s)-2 year(s) intermittent; 100 ppm inhalation-mouse TC/6 hour(s)-2 year(s) intermittent

MUTAGENIC DATA:

mutation in microorganisms - Salmonella typhimurium 50 uL/plate (+S9); mutation in microorganisms - Salmonella typhimurium 200 uL/plate (-S9); unscheduled DNA synthesis - human lung 100 mg/L; morphological transformation - rat embryo 97 umol/L; cytogenetic analysis - rat inhalation 500 ppm; DNA damage - mouse intraperitoneal 4 mmol/kg; other mutation test systems - mouse oral 1 gm/kg; host-mediated assay - mouse Salmonella typhimurium 100 ppm; sperm - mouse inhalation 500 ppm; sex chromosome loss and non disjunction - hamster lung 190 umol/L

REPRODUCTIVE EFFECTS DATA:

1000 ppm inhalation-rat TCLo/24 hour(s) 14 day(s) pre pregnancy/1-22 day(s) pregnant female continuous; 1000 ppm inhalation-rat TCLo/24 hour(s) 1-22 day(s) pregnant female continuous; 900 ppm inhalation-rat TCLo/7 hour(s) 7-13 day(s) pregnant female continuous; 300 ppm inhalation-rat TCLo/7

hour(s) 6-15 day(s) pregnant female continuous; 300 ppm inhalation-mouse

TCLo/7 hour(s) 6-15 day(s) pregnant female continuous; 500 ppm

inhalation-mouse TCLo/7 hour(s) 5 day(s) male

ADDITIONAL DATA: May be excreted in breast milk. Alcohol may enhance the toxic effects. Stimulants such as epinephrine may induce ventricular fibrillation.

One study shows an increased risk of leukemia for children whose fathers had occupational exposure to chlorinated solvents after the birth of the child.

A significant excess of bladder cancer mortality and elevated digestive tract cancer mortality, as well as, excess esophageal cancer has been associated with tetrachloroethylene use in the dry-cleaning industry.

#### HEALTH EFFECTS:

##### INHALATION:

##### ACUTE EXPOSURE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): Vapor concentrations from 100-400

ppm may cause irritation of the nose, throat and mucous membranes, flushed face and neck, sinus congestion, nasal discharge, headache, dizziness, lightheadedness, drowsiness, thick tongue, tightness around the mouth, slurred speech, confusion, incoordination, nausea, and reversible liver and kidney changes; 400-600 ppm may cause salivation, metallic taste, perspiration of the hands, and loss of inhibitions; 1000-2000 ppm may cause marked upper respiratory irritation, anesthesia of the lips and nose, congested eustachian tubes, aching facial muscles, inebriation,

exhilaration, mental sluggishness, lassitude, gagging, faintness, tinnitus, dyspnea upon exertion, narcosis, and liver and kidney damage. Other reported symptoms include weakness, ataxia, coughing, chest pains, rapid, weak pulse, blurred vision, irritability, anorexia, vomiting, hallucinations, distorted perceptions, acidosis, latent jaundice and abnormal liver function tests, albuminuria, hematuria, anuria, and premature ventricular beats. Massive exposures may cause pulmonary edema, unconsciousness, coma and death from anesthesia or respiratory arrest. In one fatal case, pathologic findings included central fatty necrosis and fatty infiltration of the liver and moderate cloudy swelling of the renal tubular epithelium. Epinephrine-induced cardiac arrhythmias have occurred with some hydrocarbons, but testing of tetrachloroethylene in dogs has been negative.

#### CHRONIC EXPOSURE:

**TETRACHLOROETHYLENE (PERCHLOROETHYLENE):** Workers exposed to 1-40 ppm over

7.5 years showed altered electrodiagnostic and neurological rating scores; 4 of 16 exposed to 60-450 ppm for 2-20 years had abnormal EEG's. Repeated exposure may also cause respiratory tract irritation, central nervous system depression without narcosis, confusion, headache, fatigue, dizziness, inebriation, insomnia, nausea, anorexia, abdominal pain, constipation, blurred vision, multiple premature ventricular beats, and



peripheral neuropathy with numbness in the fingers, trembling, neuritis, and memory defects. Hepatic damage may occur and be persistent. Exposure to levels around 250 ppm for 4 months has been reported to have caused hemoptysis, coughing, sweating attacks, jaundice, oliguria, hematemesis, cardiovascular failure and death. Occasional idiosyncratic reactions have been reported including pulmonary edema, bronchial asthma, dependency, and hypersensitivity. Chronic studies in rats have produced liver and kidney damage. In studies of women working in the dry cleaning industry, one study showed higher incidences of menstrual disorders, indicating an effect on the hormone system. Another study revealed an association between exposure during early pregnancy and a significantly increased incidence of spontaneous abortions. Reproductive effects have also been reported in animals. Inhalation studies indicate an increased incidence of liver carcinomas in mice and mononuclear cell leukemia in rats.

#### SKIN CONTACT:

##### ACUTE EXPOSURE:

**TETRACHLOROETHYLENE (PERCHLOROETHYLENE):** Brief immersion of the hands in

the liquid usually causes only mild irritation. However, the liquid on the skin for 40 minutes resulted in a progressively severe burning sensation, beginning within 5-10 minutes, and marked erythema, which subsided after 1-2 hours. Severe exposures may result in vesiculation and possibly burns. Absorption may occur but is probably not a significant route of exposure.

#### CHRONIC EXPOSURE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): Repeated or prolonged skin

contact may produce dermatitis with dry, scaly, fissured skin.

#### EYE CONTACT:

##### ACUTE EXPOSURE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): Vapor concentrations from 100-200

may cause mild irritation. Higher levels or direct contact may cause pain, lacrimation, and burning, but serious injury is unlikely. At 1500 ppm, the irritation is almost intolerable. Two studies of direct application to rabbit eyes resulted in conjunctivitis and effects on the corneal epithelium; recovery was complete in 2 days to 2 weeks.

#### CHRONIC EXPOSURE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): Repeated or prolonged exposure may

cause conjunctivitis. One study has reported an increased incidence of lacrimal duct disease in exposed workers.

#### INGESTION:

##### ACUTE EXPOSURE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): May cause severe gastrointestinal

irritation with nausea, vomiting, abdominal cramps and diarrhea, possibly with bloody stools. Narcotic effects may include headache, dizziness, exhilaration, inebriation and other effects as in acute inhalation. A dose of 500 mg/kg was ingested and survived. Dogs given lethal doses exhibited cardiac and respiratory depression; autopsy revealed fatty infiltration of the heart and liver and marked inflammation and shriveling of the small intestine.

#### CHRONIC EXPOSURE:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): Long-term ingestion of 50 mg/kg

produced liver and kidney damage in mice. Chronic ingestion has produced hepatocellular carcinomas in mice.

## SECTION 12 ECOLOGICAL INFORMATION

#### ECOTOXICITY DATA:

FISH TOXICITY: 8430 ug/L 96 hour(s) LC50 (Mortality) Flagfish (*Jordanella floridae*)

INVERTEBRATE TOXICITY: 7500 ug/L 48 hour(s) EC50 (Immobilization) Water flea (*Daphnia magna*)

ALGAL TOXICITY: 509000 ug/L 96 hour(s) EC50 (Photosynthesis) Diatom  
(*Skeletonema costatum*)

#### FATE AND TRANSPORT:

BIOCONCENTRATION: 49 ug/L 1-21 hour(s) BCF (Residue) Bluegill (*Lepomis macrochirus*) 3.43 ug/L

#### SECTION 13 DISPOSAL CONSIDERATIONS

Subject to disposal regulations: U.S. EPA 40 CFR 262. Hazardous Waste

Number(s): U210. Hazardous Waste Number(s): D039. Dispose of in accordance with U.S. EPA 40 CFR 262 for concentrations at or above the Regulatory level. Regulatory level- 0.7 mg/L. Dispose in accordance with all applicable regulations.

#### SECTION 14 TRANSPORT INFORMATION

U.S. DOT 49 CFR 172.101 SHIPPING NAME-UN NUMBER:

Tetrachloroethylene-UN1897

U.S. DOT 49 CFR 172.101 HAZARD CLASS OR DIVISION:

6.1

U.S. DOT 49 CFR 172.101 PACKING GROUP:

III

U.S. DOT 49 CFR 172.101 AND SUBPART E LABELING REQUIREMENTS:

Poison

U.S. DOT 49 CFR 172.101 PACKAGING AUTHORIZATIONS:

EXCEPTIONS: 49 CFR 173.153

NON-BULK PACKAGING: 49 CFR 173.203

BULK PACKAGING: 49 CFR 173.241

U.S. DOT 49 CFR 172.101 QUANTITY LIMITATIONS:

PASSENGER AIRCRAFT OR RAILCAR: 60 L

CARGO AIRCRAFT ONLY: 220 L

LAND TRANSPORT ADR/RID:

SUBSTANCE NAME: Tetrachloroethylene

UN NUMBER: UN1897

ADR/RID CLASS: 6.1

ITEM NUMBER: 15(c)

WARNING SIGN/LABEL: 6.1

HAZARD ID NUMBER: 60

AIR TRANSPORT IATA/ICAO:

CORRECT TECHNICAL NAME: Tetrachloroethylene

UN/ID NUMBER: UN1897

IATA/ICAO CLASS: 6.1

PACKAGING GROUP: III

LABEL: Toxic/Poison

MARITIME TRANSPORT IMDG:

CORRECT TECHNICAL NAME: Perchloroethylene

UN/ID NUMBER: UN1897

IMDG CLASS: 6.1

PACKAGING GROUP: III

EmS No.: 6.1-02

MFAG Table No.: 340

MARINE POLLUTANT: Y

SECTION 15 REGULATORY INFORMATION

U.S. REGULATIONS:

TSCA INVENTORY STATUS: Y

TSCA 12(b) EXPORT NOTIFICATION: Not listed.

CERCLA SECTION 103 (40CFR302.4): Y

TETRACHLOROETHYLENE (PERCHLOROETHYLENE): 100 LBS RQ

SARA SECTION 302 (40CFR355.30): N

SARA SECTION 304 (40CFR355.40): N

SARA SECTION 313 (40CFR372.65): Y

TETRACHLOROETHYLENE (PERCHLOROETHYLENE)

SARA HAZARD CATEGORIES, SARA SECTIONS 311/312 (40CFR370.21):

ACUTE: Y

CHRONIC: Y

FIRE: N

REACTIVE: N

SUDDEN RELEASE: N

OSHA PROCESS SAFETY (29CFR1910.119): N

STATE REGULATIONS:

California Proposition 65: Y

Known to the state of California to cause the following:

TETRACHLOROETHYLENE (PERCHLOROETHYLENE)

Cancer (Apr 01, 1988)

EUROPEAN REGULATIONS:

EC NUMBER (EINECS): 204-825-9

EC RISK AND SAFETY PHRASES:

R 40        Possible risks of irreversible effects.

R 51/53     Toxic to aquatic organisms, may cause long-term adverse  
              effects in the aquatic environment.

S 2         Keep out of reach of children.

S 23        Do not breathe gas, fumes, vapour, or spray.

S 36/37     Wear suitable protective clothing and gloves.

S 61        Avoid release to the environment. Refer to special  
              instructions/Safety data sheets.

CONCENTRATION LIMITS:

C<sub>≥</sub>1%      X<sub>n</sub>   R 40

GERMAN REGULATIONS:

WATER HAZARD CLASS (WGK): 3 (Official German Classification)

SECTION 16 OTHER INFORMATION

MSDS SUMMARY OF CHANGES

SECTION 8    EXPOSURE CONTROLS, PERSONAL PROTECTION

SECTION 11   TOXICOLOGICAL INFORMATION