

• SHARP first SHARP		v2024.04.29	Ecology Info	
• SHARP rating	Low		ERTS	619757
• SHARP date	02/14/2025		CSID	9951
• EJFlagged?	✓ – No Override		FSID	63168342
• LD confidence level	low		VCP	NW3296
• Cleanup milestone	cleanup action plan		UST ID	6178
• SHARPster	Kelly Finley		LUST ID	2324

This section is blank if this is the first SHARP

SHARP Media	Scores	Confidence	Additional Factors	
Indoor air	B3	low	multiple chemical types	✓
Groundwater	C2	low	risk to off-site people	✓
Surface water	D4	high	climate change impacts	✓
Sediment	D4	high	plant/animal tissue data	⊘
Soil	B1	low		

#### Location and land use info

327 S Kenyon St, Seattle , King County, 98108

Primary parcel

Land use industrial

Responsible unit NWRO

#### Sources reviewed

Environmental Associates Inc, July 30, 2020, Independent Cleanup Action - Lead Paint

Tenor Co., December 8, 2020, Glitsa American Simplified TEE

Environmental Associates Inc, May 6, 2010, 90-Day Site Discovery Reporting

Primary census tract	Associated census tracts
53033011200	none

**Local demographics comments**

A zero was applied to all EJscreen parameters because the EJscreen website was not available at the time of ranking. The hazardous substances from this site remained on the census tract where the release occurred.

**Source/source area description**

This site consists of an approximately 1 acre property in an industrial area. Contaminant of concern is lead. Potential contaminants of concern are arsenic, cadmium, and total chromium (not delineated between III and VI). The likely source of contamination are 55 gallon drums full of dried paint found buried on site in 2010.

**Soil comments**

In 2018, soil sampled showed lead above Model Toxics Control Act (MTCA) A screening levels. Stoddard solvent was found below MTCA A screening levels in 2010, but was not tested for in 2018. In 2010, samples of the dried paint in the 55-gallon drums showed arsenic, cadmium, and total chromium (not delineated between III and VI) above MTCA A screening levels, however testing for these contaminants was not done on the soil samples. See overflow for more information.

**Groundwater comments**

In 2019, monitoring wells were installing and ground water samples showed arsenic and lead above MTCA A screening levels. Further investigation is needed to fully characterize contamination on site.

**Surface water comments**

The closest surface water is the Duwamish River approximately 1/4 mile east from the site.

**Sediment comments**

The closest surface water is the Duwamish River approximately 1/4 mile east from the site.

**Indoor air comments**

Stoddard solvents/mineral spirits are a contaminant of concern on site. More information is needed to determine if indoor air quality should be assessed.

**Additional factors comments**

Multiple chemical groups may occur on site. Metals have been confirmed and petroleum products are a potential contaminant of concern. The extent of contamination is not currently known. This site is vulnerable to sea level rise during 100 year storms.

**Site history**[Go to top](#)

According to the Independent Action Report-Lead Paint, the site was a mostly undeveloped area adjacent to the South Park landfill until approximately the mid-1950s. A structure identified as a “residence” was noted as being present on the western portion of the property at that time. The property may have been associated with an auto wrecker junk dealer in the 1950s. In 1959 a paint company, Farwest Paint Manufacturing Company, began operations to manufacture paint products in a 5,000 sq. ft. factory building constructed that same year at the northeast portion of the property. The types of paint manufactured at this facility included both alkyd and lead paints. Farwest Paint operated at this property from 1959 to 1978. In 1978 the property was sold to Ed Hodgson. His company, Glitsa American Inc., began

operating at the property at that time. Glitsa American was a distributor of wood floor finishes, primarily using the 5,000 sq. ft. factory building as a warehouse while leasing the yard spaces to the south and west of the buildings to JV Constructors Inc., an equipment outfitter company and various trucking outfits.

Glitsa American did make two brief efforts to manufacture their own products at this property (one in the early 1980s and one from 2004-2008). The 1980s efforts consisted of test batches of a floor varnish whose manufacturing was subsequently contracted out to third parties in the Seattle area. From 2004-2008, Glitsa American manufactured water-based floor coatings at the property. None of these products reportedly contained or used lead or any other toxic products identified as being present at the subject property in their production.

In 2003, the property was sold to Tenor Company, LLC (owned by Duane Bartel and Skye Bartel). Glitsa American continued to lease the property until late 2008. A shipping company, Alaska Logistics Inc., leased and operated the property from 2010 to 2018. The property has been partially leased to various entities from 2018 through 2020, though the impacted areas described in this report have been vacant during this period.

In 2010, 55-gallon drums of dried paint were found buried on site. In 2018, remediation and removal of the drums, dried paint, and impacted soil was conducted.

The UST (6178) removal and LUST (2324) associated with this site are part of a different contamination release and therefor will be assessed in a different SHARP.

### Overflow - Site contamination and cleanup history

Soil comments continued: After excavation of lead impacted soils, confirmation sampling was conducted to affirm lead below MTCA levels for industrial use. Testing was not conducted for potential contaminants of concern in these soil samples. More information is needed to determine if this site has been successfully remediated.

Glista American Inc

9951 Glista American Inc 20250214

First SHARP

SHARP rating — Low

SHARP Report — Part 2 of 2

Conceptual site model

02/14/2025



## Assessment scores by environmental medium

