



June 9, 2025

Zak Wall  
Northwest Region Toxics Cleanup Program  
Washington State Department of Ecology  
PO Box 330316  
Shoreline, Washington 98133

Via email: zak.wall@ecy.wa.gov

Regarding: Monthly Progress Report No. 13 (May 2025)  
Spic N Span Cleaners Site  
SCIDpda PPCD No. 24-2-05868-1  
652 S Dearborn Street  
Seattle, Washington  
PBS Project 41593.006

Dear Zak:

This progress report was prepared by Apex Companies, LLC and through its wholly owned subsidiary PBS Engineering and Environmental LLC (Apex) for the Spic N Span Cleaners site (Site), which has undergone thermal remediation and monitoring to ultimately facilitate redevelopment of the property into affordable housing by Seattle Chinatown International District Preservation and Development Authority (SCIDpda).

This progress report is being completed as a condition of the Prospective Purchaser Consent Decree (PPCD) signed between SCIDpda and the Washington State Department of Ecology (Ecology), filed March 18, 2024.

The following is a summary of project activities completed for May 2025.

**A. On-Site Activities and Progress Made during Reporting Period**

- Prepared monthly progress report for April 2025 and submitted it on May 9, 2025.
- Conducted quarterly groundwater monitoring event on May 27 & 28, 2025 due to changes in monitoring well installation schedule.

**B. Deviations from Required Tasks**

- There were no deviations of required tasks during the reporting period.

**C. Description of Deviations from the Scope of Work and Schedule**

- There were no deviations to the scope of work or schedule during the reporting period.

**D. Plan for Recovering Lost Time for Schedule Deviations**

- Not applicable.

**E. Raw Data Received from Laboratory**

- Not applicable during this reporting period.

**F. List of Planned Activities for the Next Month**

- Schedule monitoring well installation (planned to be completed by July 2025).
- Review 2<sup>nd</sup> Quarter 2025 Groundwater Monitoring Event data and prepare groundwater monitoring report.
- Obtain Historic District Certificate of Approval to obtain a right-of-way (ROW) permit.
- Obtain ROW permit from Seattle Department of Transportation for drilling and installing one new monitoring well.
- Conduct monitoring well installation and development activities in July 2025.
- Conduct 3<sup>rd</sup> Quarter 2025 Groundwater Monitoring Event in August 2025.

Please feel free to contact me at 206.766.7640 or [melanie.young@apexcos.com](mailto:melanie.young@apexcos.com) with any questions or comments.

Sincerely,

Melanie Young, PE  
Senior Environmental Engineer

cc: Josh Sellers Park, SCIDpda  
Crystal Ng, SCIDpda

BG:MY