

Park Lake Homes Maintenance Shop



SHARP Report — Part 1 of 2

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• SHARP first SHARP		v2024.04.29	Ecology Info	
• SHARP rating	Low		ERTS	none
• SHARP date	08/07/2025		CSID	8417
• EJFlagged?	✓ – No Override		FSID	24359391
• LD confidence level	medium		VCP	NW3033
• Cleanup milestone	cleanup completion/NFA		UST ID	584
• SHARPster	Michael Warfel		LUST ID	5178

This section is blank if this is the first SHARP	

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

Location and land use info	
9800 8th Ave SE, Seattle, King County, 98106	
Primary parcel	2895800960, 2895800180, 2895800160
Land use	residential
Responsible unit	NWRO

Sources reviewed
Ecology. Site No Further Action Opinion Letter. August 23, 2024.
GeoEngineers. Groundwater Compliance Monitoring Report May 2023-February 2024. May 8, 2024.
GeoEngineers. Groundwater Monitoring and Independent Cleanup Report. February 5, 2021.

Primary census tract	Associated census tracts
53033026500	SHARP it

Local demographics comments
no comments

Source/source area description
Multiple shops within the maintenance building, with floor drains and dry wells, for the following functions: sheet metal fabrication, carpentry, painting, plumbing, andElectrical work. A 1,000-gallon underground storage tank (UST) with a fuel dispenser that stored gasoline for vehicles, lawn mowers, and other maintenance equipment, reportedly installed in 1984 and removed in 1998. An older UST of unknown size and contents, reportedly removed by KCHA. A shallow, unlined trench over which vehicle oil changes were performed; a sub-slab hydraulic hoist with associated fluid cylinders and piping; and hazardous materials and oil drum storage.

Soil comments
no comments

Groundwater comments
no comments



Surface water comments

no comments

Sediment comments

no comments

Indoor air comments

no comments

Additional factors comments

no comments



Site history

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The area in White Center that includes the Site was developed in 1943 as a temporary housing complex known as White Center Heights, and consisted of 569 units for workers building warplanes at the nearby Boeing plant in Seattle. The Word War II-era units were removed by the King County Housing Authority (KCHA) in 1963 during construction of the Park Lake Homes affordable housing project that included 1,025 units on a 100-acre tract that included the Site. Maintenance buildings were constructed during the housing complex renovation (Figure 4). The housing units and associated maintenance buildings were demolished by KCHA in 2005 to construct the present housing development known as Greenbridge, which consists of 165 units in 71 residential buildings. The Site is located within the Greenbridge development.



Overflow - Site contamination and cleanup history

No overflow

Park Lake Homes Maintenance Shop

8417 Park Lake Homes Maintenance Shop 20250807

First SHARP

SHARP rating — Low

SHARP Report — Part 2 of 2

Conceptual site model

08/07/2025



Assessment scores by environmental medium

