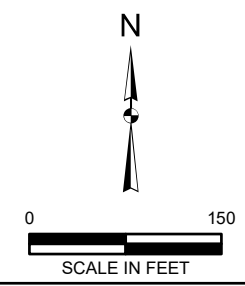


Pictometry International Corp. 2015

- LEGEND**
- APPROXIMATE SITE BOUNDARY
 - HISTORICAL SITE FEATURES
 - KING COUNTY PARCEL BOUNDARY

- Proposed Sampling Locations added by Landau Associates (9/16/25)
- Existing Well to be Sampled
 - Proposed Soil Sampling Location
 - Proposed Soil and Groundwater Sampling Location



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FIGURE 2
HISTORICAL FEATURES
OLD STONEWAY RENTON PROPERTY
1915 SOUTHEAST MAPLE VALLEY HIGHWAY
RENTON, WASHINGTON

FARALLON PN: 266-008

Drawn By: tperrin Checked By: PK Date: 2/13/2018 Disc Reference:
Document Path: Q:\Projects\266 Gary Merlino\008 Old Stoneway\FIGURE 2_Historical Features.mxd

**Table 1
Summary of Sampling Locations and Analyses
Stoneway Concrete Property
Renton, Washington**

Boring ID	Objective	Exploration Depth (ft bgs)	Soil Samples	Soil Sample Analyses	Groundwater Samples	Groundwater Sample Analyses
LAI-1 to LAI-4	evaluate soil pH in area of restrictive covenant	20	3 soil samples - above cap fringe -15 ft bgs -bottom of boring	pH	--	--
LAI-5	evaluate soil and groundwater pH downgradient of settling ponds	20	3 soil samples - above cap fringe -15 ft bgs -bottom of boring	pH	saturated zone	pH (field)
LAI-6 to LAI-8	evaluate soil and groundwater conditions in areas of former settling ponds	20	2 soil samples - 2 ft bgs - above cap fringe	pH GRO, DRO/ORO w/SGC, VOCs, MTCA 5 Metals	saturated zone	pH (field) GRO, DRO/ORO w/ and w/o SGC, VOCs, MTCA 5 Metals (dissolved)
6 Existing Monitoring Wells (plus duplicate)	evaluate current groundwater conditions for site contaminants of concern	--	--	--	middle of well screen	pH (field) GRO, DRO/ORO w/ and w/o SGC, VOCs, MTCA 5 Metals (dissolved)
IDW	characterization for disposal	--	Collect one composite sample from soil cuttings	DRO/ORO, RCRA 8 Metals + Cu, Ni, Zn, pH	Collect one sample of combined purge and decon water	DRO/ORO, RCRA 8 metals (total), pH
Trip Blank	quality assurance / quality control	--	--	--	--	GRO, VOCs

Notes:

Existing monitoring wells are MW-1, EPI-MW-1, EPI-MW-6, EPI-MW-7, MW-10, and MW-11
 The RCRA 8 metals are: arsenic, barium, cadmium, chromium, lead, mercury, selenium, and silver.
 The MTCA 5 metals are: arsenic, lead, chromium, lead, and mercury
 Groundwater samples for metals analysis will be field-filtered and analyzed for dissolved metals.

Abbreviations and Acronyms:

bgs = below ground surface
 DRO = diesel-range organics
 ft = feet
 GRO = gasoline-range organics
 ID = identification
 MTCA = Model Toxics Control Act
 ORO = oil-range organics
 RCRA = Resource Conservation and Recovery Act
 SGC = silica gel cleanup
 VOC = volatile organic compound



Re: Stoneway Concrete Renton, Cleanup Site ID 2121

From Welty, Tamara (ECY) <TAW461@ECY.WA.GOV>

Date Thu 9/18/2025 10:23 AM

To khartley@landauinc.com <khartley@landauinc.com>

Cc Warfel, Michael (ECY) <MWAR461@ECY.WA.GOV>; gestep@rentonwa.gov <gestep@rentonwa.gov>; Amanda Free <afree@rentonwa.gov>; Jamie Brewster <JBrewster@landauinc.com>

Good morning Kathryn,

Thank you for submitting your work plan. Our only comment is to ensure that direct-push borings will be decommissioned per WAC 173-160. You may proceed with your project.

Let us know if you have any questions.

Regards,

Tamara Welty, LHG

Periodic Reviewer & Site Manager

Toxics Cleanup Program

(425) 256-1449

tamara.welty@ecy.wa.gov



From: Warfel, Michael (ECY) <MWAR461@ECY.WA.GOV>

Sent: Thursday, September 18, 2025 6:11 AM

To: Welty, Tamara (ECY) <TAW461@ECY.WA.GOV>

Subject: FW: Stoneway Concrete Renton, Cleanup Site ID 2121

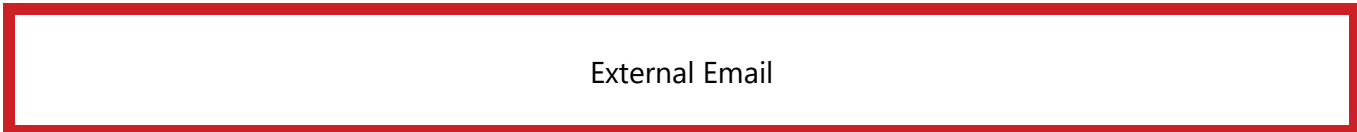
From: Kathryn Hartley <khartley@landauinc.com>

Sent: Wednesday, September 17, 2025 2:07 PM

To: Warfel, Michael (ECY) <MWAR461@ECY.WA.GOV>

Cc: gestep@rentonwa.gov; Amanda Free <afree@rentonwa.gov>; Jamie Brewster <JBrewster@landauinc.com>

Subject: RE: Stoneway Concrete Renton, Cleanup Site ID 2121



Good afternoon, Mike,

Landau is planning a Phase II environmental site assessment (ESA) at the Stoneway Concrete Site (Site) on behalf of the City of Renton as part of the City's pre-purchase due diligence. The Site is subject to an environmental covenant (EC) recorded as a condition of the No Further Action determination issued by Ecology in 2019. Section 2f of the EC requires written approval from Ecology prior to activities that compromise the integrity of the Site cleanup, which included containment of soil and groundwater. The Phase II ESA will consist of direct push drilling for collection of soil and groundwater samples, including in the area of high-pH soil and groundwater remaining in the southern portion of the Site. Therefore, Landau requests approval from Ecology for implementation of the Phase II ESA.

The scope of work for the field investigation portion of the Phase II ESA is summarized in the attached site plan and sampling matrix and includes the following:

- Advancement of eight direct-push borings for collection of soil samples
- Installation of temporary wells in four of the eight borings for collection of groundwater samples
- Collection of groundwater samples from six existing monitoring wells remaining from the post-NFA groundwater monitoring network
- Management of investigation-derived waste (IDW)

IDW Management Plan

Soil and water IDW generated during drilling will be placed in drums and stored onsite in a secure location pending the results of the disposal characterization analysis (described in the attached sample matrix). One composite soil sample of the drill cuttings from all exploration locations will be collected for IDW soil disposal profiling. One water sample of the purge and decontamination water will be collected for IDW water profiling. Upon receipt of the sampling results, Landau will coordinate with a local disposal company (DH Environmental) to profile the waste and transport the drums to an appropriately permitted disposal facility.

Field Investigation Schedule

9/22/25: private utility locate including the use of ground penetrating radar to locate the boundaries of the concrete settling ponds in the southern portion of the Site

9/23/25: Direct push drilling and soil and groundwater sampling (including existing monitoring wells)

Please feel free to reach out with any questions or concern on the proposed sampling plan.

Thank you,

Kathryn Hartley (she/her/hers)

Senior associate

(425) 248-7520 | khartley@landauinc.com



From: Warfel, Michael (ECY) <MWAR461@ECY.WA.GOV>

Sent: Wednesday, September 17, 2025 11:46 AM

To: Kathryn Hartley <khartley@landauinc.com>

Cc: gestep@rentonwa.gov; Amanda Free <afree@rentonwa.gov>; Jamie Brewster <JBrewster@landauinc.com>

Subject: Re: Stoneway Concrete Renton, Cleanup Site ID 2121

That works for me, Kathryn.

From: Kathryn Hartley <khartley@landauinc.com>
Sent: Wednesday, September 17, 2025 11:00:51 AM
To: Warfel, Michael (ECY) <MWAR461@ECY.WA.GOV>
Cc: gestep@rentonwa.gov <gestep@rentonwa.gov>; Amanda Free <afree@rentonwa.gov>; Jamie Brewster <JBrewster@landauinc.com>
Subject: RE: Stoneway Concrete Renton, Cleanup Site ID 2121

External Email

Good morning, Mike,

I wanted to give you a heads up that we are planning to collect samples at the Stoneway site next Tuesday. I will be sending the basic work plan to you this afternoon. Will that give you sufficient time to review and approve? We wanted to review the RI prior to finalizing the sampling plan.

Thank you,
Kathryn

Kathryn Hartley (she/her/hers)
Senior associate
(425) 248-7520 | khartley@landauinc.com



From: Warfel, Michael (ECY) <MWAR461@ECY.WA.GOV>
Sent: Tuesday, August 26, 2025 10:22 AM
To: Kathryn Hartley <khartley@landauinc.com>
Cc: gestep@rentonwa.gov
Subject: Stoneway Concrete Renton, Cleanup Site ID 2121

Hello Kathryn:

Here is the link to documentation that Ecology received regarding decommissioning of former concrete basins and dry wells at this site: <https://apps.ecology.wa.gov/cleanupsearch/document/160829>

Mike

Michael R. (Mike) Warfel, LG, LHG, RG
Site Manager, Voluntary Cleanup Program
Department of Ecology Northwest Region Office (NWRO)
Physical Address: 15700 Dayton Ave N, Shoreline, WA 98133
Mailing Address: PO Box 330316, Shoreline, WA 98133-9716
Reception (24 hour) number: (206) 594-0000
Direct (Cell): (425) 324-1892
Fax: (206) 366-7810
Email: michael.warfel@ecy.wa.gov
Ecology web site: <https://ecology.wa.gov/>