

WAC 197-11-970 Determination of nonsignificance (DNS).

DETERMINATION OF NONSIGNIFICANCE

Description of proposal: The proposed project is a remedial action to remove a contaminant [gasoline range petroleum hydrocarbons (gasoline) and associated constituents] from the sub-surface. A release from an underground gasoline storage tank has impacted underlying soils and groundwater at the SeaTac Development Site (MasterPark Facility) and has impacted groundwater under adjacent properties. The proposed remedial action will be source area destruction and natural attenuation of the remainder of the plume. This will be implemented through a combination of in-situ air sparging (IAS) and soil vapor extraction (SVE). IAS is a treatment process whereby air is injected into the groundwater below the contamination. SVE is a treatment process whereby a vacuum is induced in subsurface trenches or wells using a vacuum blower. In combination, both processes remove volatile compounds from contaminated soil and groundwater while oxygenating these zones resulting in increased microbial degradation of petroleum compounds. A program of compliance monitoring and institutional controls is also provided in the DCAP.

Proponent: SeaTac Investments LLC (SeaTac Investments), Scarsella Brothers Inc., ANSCO Properties, LLC

Location of proposal, including street address, if any: Installation of the clean-up action will occur at the MasterPark Facility located at 16025 International Boulevard, SeaTac, Washington within Section 28, Township 23 North, Range 4 East. The Facility is bound by the Loudon property to the north (followed by South 160th Street), International Boulevard to the east, and Washington Memorial Cemetery to the west and south. The legal description of the MasterPark Facility is included as Attachment A of the draft Cleanup Action Plan (DCAP) for the SeaTac Development Site. The cleanup action will only be conducted on a fraction of the MasterPark Facility property. The entire MasterPark Facility is a parking lot and an administration building used to run the business (valet parking). Current data indicate the known soil contamination, the highest levels of groundwater contamination, and possible primary source of contamination are located on the MasterPark Facility property, but groundwater impacts extend beyond the MasterPark Facility property boundaries. The Site boundaries (defined as the area of land that is impacted by the MasterPark Facility's contamination) are described in detail in the DCAP.

Lead agency: Washington State Department of Ecology

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030 (2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

☐ There is no comment period for this DNS.

☐ This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS.

☒ This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for 30 days from the date below. Comments must be submitted by May 31, 2011 to Jerome Cruz, 3190 - 160th SE Bellevue, WA 98008, Tel. 425-649-7094.

Responsible official: Robert W. Warren

Position/title: Northwest Regional Office Section Manager, Toxics Cleanup Program **Phone:** (425)649-7054

Address: 3190 - 160th SE Bellevue, WA 98008

Date: April 29, 2011

Signature: [original signed by Robert Warren, Section Manager, Toxics Cleanup Program]