

Department Decision Recommendation

RE: FSID# 3014217

Site: Oak Harbor Freight Terminal

City: Wenatchee

County: Chelan

In keeping with the requirement of WAC 173-340-310 (4) I recommend that this site receive a No Further Action determination, contingent upon implementing institutional controls in the form of an environmental covenant that prevents future exposure to contaminated soils. A release has occurred at the site, but it does not present a risk to human health or the environment.

Supporting Criteria:

In April 2004, a Phase II site investigation was conducted on behalf of Verizon Wireless at the Oak Harbor Freight Terminal located at 290 Penny Road in Wenatchee, Washington. Verizon was evaluating the site for potential placement of a cellular monopole.

Five sample points were selected at the proposed tower location at the northeast corner of the property and sampled from 0-1" below ground surface (bgs). One sample was also collected from 3' bgs. Samples were analyzed for arsenic, lead, DDE, DDT and Mercury. Arsenic concentrations ranged from 14-95 mg/kg and lead concentrations ranged from 10-710 mg/kg. No other contaminants were detected above MTCA Method A cleanup levels.

In December 2005, an Ecology representative visited the site to evaluate the exposure risk. At the time of the site visit, the entire property was observed to be covered in asphalt. The direct contact pathway has been effectively removed by the asphalt cap on the property. It was determined that no further action would be necessary at the Site if an environmental covenant was recorded that prevents site activities that would expose contaminated soils capped beneath the surface. An environmental covenant was recorded for the Site on May 12, 2015.

Due to the commercial nature of the property, the asphalt cap, and the relative immobility of lead and arsenic in soil, these contaminants do not likely present a threat to human health or the environment as long as the conditions of the environmental covenant are observed.

This Department Decision Recommendation should be reviewed and re-evaluated based on any new information about this site.

Investigator(s) Jeff Newschwander
Print and sign name(s)



DATE: 5/18/2015

Valeri Bound
Section Supervisor

DATE: 5-18-15