INITIAL INVESTIGATION FIELD REPORT

WASHINGTON STATE DEPARTMENT OF ECOLOGY

ERTS Number: 645450
Parcel #(s): 7666202055
County: King
FSID #: 21835
CSID #: 12894

SITE INFORMATION

Site Name (Name over door): Pier 86 Railcar Progressor Area	Site Address (including City, State and Zip): 955 Alaskan Way W Seattle, WA 98119	Phone/email:
Site Contact, Title, Business: Tony Silva, Maul Foster & Alongi, Inc.	Site Contact Address (including City, State and Zip): 400 East Mill Plain Blvd, Ste 400 Vancouver, WA 98660-3491	Phone/email: 360 433 0245 503 209 2518
Site Owner, Title, Business: Bruce R Chapin, Vice President Louis Dreyfus Commodities	Site Owner Address (including City, State and Zip): 4800 Main St, Ste 600 Kansas City, MO 64112	Phone/email:
Site Owner Contact, Title, Business: Lily Ninburg, Port of Seattle (Ninburg.L@portseattle.org)	Site Owner Contact Address (including City, State and Zip): PO Box 1209 Seattle, WA 98111	Phone/email: (206) 787-3912
Alternate Site Name(s): Cargill Grain Division Louis Dreyfus Corp	Additional Info: Steve Lierz / steve.lierz@ldcom.com / (816) 412-2710	

Latitude (Decimal Degrees):	47.62600
Longitude (Decimal Degrees):	-122.36964

INSPECTION INFORMATION

Inspection Conducted? Yes ☐ No ☒	Date/Time:	Entry Notice:	Announced ☐	Unannounced ☐
Photographs taken?	Yes ☐	No ☐		
Samples collected?	Yes ☐	No ☐		

RECOMMENDATION

No Further Action (Check appropriate box below):		**LIST on Confirmed and Suspected Contaminated Sites List**: ☒
Release or threatened release does not pose a threat	☐	
No release or threatened release	☐	
Refer to program/agency (Name: _____)	☐	
Independent Cleanup Action Completed (contamination removed)	☐	

COMPLAINT (Brief Summary of ERTS Complaint):

Letter dated 11/11/13 received: Written Notification of Potential Impact to Environment. Soil and GW samples were taken due to visible staining of the ground near the rail progressor. One GW sample contained hydraulic-oil range hydrocarbons of 158 mg/L (MTCA = 500 ug/L). The source of the release appears to be the above ground hydraulic pipes associated with the rail progressor. The pipes have been replaced and the source of the release has been stopped. LD is in process of determining next steps to investigate the extent of the release.

CURRENT SITE STATUS (Brief Summary of why Site is recommended for Listing or NFA):

11/26/13 Musa sent email to Steve Lierz requesting reports or documentation generated associated with investigation of the release. 9/14/15 Musa sent a second email to Steve Lierz requesting additional information regarding actions being taken or plans for remediation. On 10/13/15 Ecology received a letter report from Tony Silva on behalf of LD Commodities. Although the letter described research done and future plans to investigate the extent of the release, there were no additional data regarding the discovery. Since the release was above MTCA Method A cleanup levels, Ecology will list the site on the CSCSL.

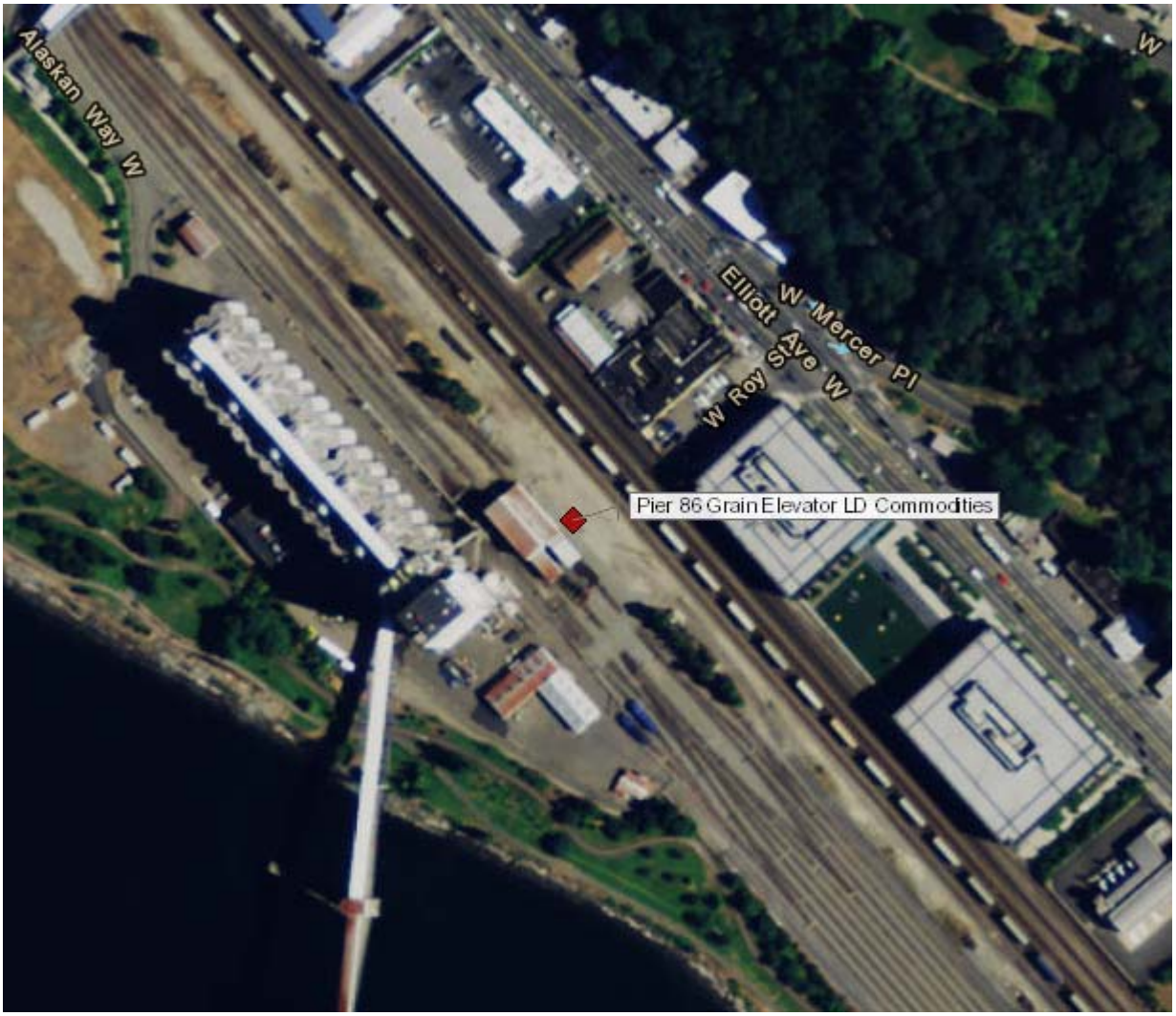
Investigator: Donna Musa	Date Submitted: 10/16/2015

OBSERVATIONS

Description (If site visit made, please be sure to include the following: site observations, site features and cover, chronology of events, sources/past practices likely responsible for contamination, presence of water supply wells and other potential exposure pathways, etc.):

Documents reviewed:

- Written Notification of Potential Impact to Environment, LD Commodities Seattle Export Elevator LLC, Terminal 86, 955 Alaskan Way West, Seattle, WA 98119. Louise Dreyfus Commodities, Kansas City, MO. November 11, 2013.
- Letter Report: Project Update, LD Commodities Seattle Export Elevator LLC Terminal 86 Facility, 955 Alaskan Way West, Seattle, Washington. Maul Foster & Alongi, Inc., Seattle Washington. October 13, 2015.



(fill in contaminant matrix below with appropriate status choice from the key below the table)

CONTAMINANT GROUP	CONTAMINANT	*SOIL*	*GROUNDWATER*	*SURFACE WATER*	*AIR*	*BEDROCK*	DESCRIPTION
Non-Halogenated Organics	Phenolic Compounds						Compounds containing phenols (Examples: phenol; 4-methylphenol; 2-methylphenol)
	Non-Halogenated Solvents						Organic solvents, typically volatile or semi-volatile, not containing any halogens. To determine if a product has halogens, search HSDB (http://toxnet.nlm.nih.gov/cgi-bin/sis/htmlgen?HSDB) and look at the Chemical/Physical Properties, and Molecular Formula. If there is not a Cl, I, Br, F in the formula, it's not halogenated. (Examples: acetone, benzene, toluene, xylenes, methyl ethyl ketone, ethyl acetate, methanol, ethanol, isopropranol, formic acid, acetic acid, stoddard solvent, Naptha). *Use this when TEX contaminants are present independently of gasoline.*
	Polynuclear Aromatic Hydrocarbons (PAH)						Hydrocarbons composed of two or more benzene rings.
	Tributyltin						The main active ingredients in biocides used to control a broad spectrum of organisms. Found in antifouling marine paint, antifungal action in textiles and industrial water systems. (Examples: Tributyltin; monobutyltin; dibutyltin)
	Methyl tertiary-butyl ether						MTBE is a volatile oxygen-containing organic compound that was formerly used as a gasoline additive to promote complete combustion and help reduce air pollution.
	Benzene						Benzene
	Other Non-Halogenated Organics						TEX
	Petroleum Diesel						Petroleum Diesel
	Petroleum Gasoline						Petroleum Gasoline
	Petroleum Other	S	C				Oil range organics
Halogenated Organics (see notes at bottom)	PBDE						Polybrominated di-phenyl ether
	Other Halogenated Organics						Other organic compounds with halogens (chlorine, fluorine, bromine, iodine). search HSDB (http://toxnet.nlm.nih.gov/cgi-bin/sis/htmlgen?HSDB) and look at the Chemical/Physical Properties, and Molecular Formula. If there is a Cl, I, Br, F in the formula, it is halogenated. (Examples: Hexachlorobutadiene; hexachlorobenzene; pentachlorophenol)
	Halogenated solvents						PCE, chloroform, EDB, EDC, MTBE
	Polychlorinated Biphenyls (PCB)						Any of a family of industrial compounds produced by chlorination of biphenyl, noted primarily as an environmental pollutant that accumulates in animal tissue with resultant pathogenic and teratogenic effects
	Dioxin/dibenzofuran compounds (see notes at bottom)						A family of more than 70 compounds of chlorinated dioxins or furans. (Examples: Dioxin; Furan; Dioxin TEQ; PCDD; PCDF; TCDD; TCDF; OCDD; OCDF). *Do not use for 'dibenzofuran', which is a non-chlorinated compound that is detected using the semivolatile organics analysis 8270*
Metals	Metals - Other						Cr, Se, Ag, Ba, Cd
	Lead						Lead
	Mercury						Mercury
	Arsenic						Arsenic
Pesticides	Non-halogenated pesticides						Pesticides without halogens (Examples: parathion, malathion, diazinon, phosmet, carbaryl (sevin), fenoxycarb, aldicarb)
	Halogenated pesticides						Pesticides with halogens (Examples: DDT; DDE; Chlordane; Heptachlor; alpha-beta and delta BHC; Aldrin; Endosulfan, dieldrin, endrin)

CONTAMINANT GROUP	CONTAMINANT	*SOIL*	*GROUNDWATER*	*SURFACE WATER*	*AIR*	*BEDROCK*	DESCRIPTION
Other Contaminants	Radioactive Wastes						Wastes that emit more than background levels of radiation.
	Conventional Contaminants, Organic						Unspecified organic matter that imposes an oxygen demand during its decomposition (Example: Total Organic Carbon)
	Conventional Contaminants, Inorganic						Non-metallic inorganic substances or indicator parameters that may indicate the existence of contamination if present at unusual levels (Examples: Sulfides, ammonia)
	Asbestos						All forms of Asbestos. Asbestos fibers have been used in products such as building materials, friction products and heat-resistant materials.
	Other Deleterious Substances						Other contaminants or substances that cause subtle or unexpected harm to sediments (Examples: Wood debris; garbage (e.g., dumped in sediments))
	Benthic Failures						Failures of the benthic analysis standards from the Sediment Management Standards.
	Bioassay Failures						For sediments, a failure to meet bioassay criteria from the Sediment Management Standards. For soils, a failure to meet TEE bioassay criteria for plant, animal or soil biota toxicity.
Reactive Wastes	Unexploded Ordinance						Weapons that failed to detonate or discarded shells containing volatile material.
	Other Reactive Wastes						Other Reactive Wastes (Examples: phosphorous, lithium metal, sodium metal)
	Corrosive Wastes						Corrosive wastes are acidic or alkaline (basic) wastes that can readily corrode or dissolve materials they come into contact with. Wastes that are highly corrosive as defined by the Dangerous Waste Regulation (WAC 173-303-090(6)). (Examples: Hydrochloric acid; sulfuric acid; caustic soda)

Status choices for contaminants	
Contaminant Status	**Definition**
B - Below Cleanup Levels (Confirmed)	The contaminant was tested and found to be below cleanup levels. (Generally, we would not enter each and every contaminant that was tested; for example if an SVOC analysis was done we would not enter each SVOC with a status of "below". We would use this for contaminants that were believed likely to be present but were found to be below standards when tested
S - Suspected	The contaminant is suspected to be present; based on some knowledge about the history of the site, knowledge of regional contaminants, or based on other contaminants known to be present
C - Confirmed Above Cleanup Levels	The contaminant is confirmed to be present above any cleanup level. For example - above MTCA method A, B, or C; above Sediment Quality Standards; or above a presumed site-specific cleanup level (such as human health criteria for a sediment contaminant).
RA - Remediated - Above	The contaminant was remediated, but remains on site above the cleanup standards (for example - capped area).
RB - Remediated - Below	The contaminant was remediated, and no area of the site contains this contaminant above cleanup standards (for example - complete removal of contaminated soils).

Halogenated chemicals and solvents: Any chemical compound with chloro, bromo, iodo or fluoro is halogenated; those with eight or fewer carbons are generally solvents (e.g. halogenated methane, ethane, propane, butane, pentane, hexane, heptane or octane) and may also be used for or registered as pesticides or fumigants. Most are dangerous wastes, either listed or categorical. Organic compounds with more carbons are almost always halogenated pesticides or a contaminant or derivitive. Referral to the HSDB is recommended you are unfamiliar with a chemical name or compound, as it contains useful information about synonyms, uses, trade names, waste codes, and other regulatory information about most toxic or potentially toxic chemicals.

Dibenzodioxins and dibenzofurans are normalized to a combined equivalent toxicity based on 2,3,7,8-tetrachloro-p-dibenzodioxin as set out in Ch. 173-340-708(8)(d) and in the Evaluating the Toxicity and Assessing the Carcinogenic Risk of Environmental Mixtures using Toxicity Equivalency Factors Focus Sheet (https://fortress.wa.gov/ecy/clarc/FocusSheets/tef.pdf). Results may be reported as individual compounds and isomers (usually lab results), or as a toxic equivalency value (reports).

FOR ECOLOGY II REVIEWER USE ONLY (For Listing Sites):

How did the Site come to be known: ☒ **Site Discovery (received a report):** 11/12/13 (Date Report Received)
☐ **ERTS Complaint**
☐ **Other (please explain):** _____

Does an Early Notice Letter need to be sent: ☒ Yes ☐ No
If *No*, please explain why: _____

NAICS Code (if known): _____
Otherwise, briefly explain how property is/was used (i.e., gas station, dry cleaner, paint shop, vacant land, etc.):
_____

Site Unit(s) to be created (Unit Type): ☒ Upland (includes VCP & LUST) ☐ Sediment
If multiple Units needed, please explain why: _____

Cleanup Process Type (for the Unit): ☒ No Process ☐ Independent Action
☐ Voluntary Cleanup Program ☐ Ecology-supervised or conducted
☐ Federal-supervised or conducted

Site Status: ☒ Awaiting Cleanup ☐ Construction Complete – Performance Monitoring
☐ Cleanup Started ☐ Cleanup Complete – Active O&M/Monitoring
☐ No Further Action Required

Site Manager (Default: Donna Musa): Donna Musa

Specific confirmed contaminants include:

_____ in Soil

Hydraulic Oil in Groundwater

_____ in Other (specify matrix: _____)

Facility/Site ID No. (if known):
21835
Cleanup Site ID No. (if known):
12894

COUNTY ASSESSOR INFO:
Please attach to this report a copy of the tax parcel/ownership information for each parcel associated with the site, as well as a parcel map illustrating the parcel boundary and location.

PARCEL DATA

Parcel	766620-2055	Jurisdiction	SEATTLE
Name	PORT OF SEATTLE	Levy Code	0010
Site Address	955 ALASKAN WAY W 98119	Property Type	C
Geo Area	32-30	Plat Block / Building Number	145&
Spec Area		Plat Lot / Unit Number	
Property Name	GRAIN TERMINAL	Quarter-Section-Township-Range	SE-25-25-3

Legal Description

SEATTLE TIDE LDS PCL B SEATTLE BLA #3010369 REC #20110503900006 SD BLA BEING POR BLKS 139,140,145 THRU 149, 152 THRU 154 SD ADD & VAC RDS ADJ
PLat Block: 145&
Plat Lot: