



**City of Seattle**  
Seattle Public Utilities

**South Recycling and Disposal Station Redevelopment Project**  
**Interim Remedial Action**  
**SEPA Determination of Non-Significance (DNS)**

Description of Proposal

The South Recycling & Disposal Station (SRDS) Redevelopment Project consists of two phases. The first phase is to conduct interim remedial action environmental cleanup at the SRDS property under a Model Toxics Control Act (MTCA) Agreed Order, and the second phase will be the future redevelopment of the SRDS property for SPU uses. This SEPA DNS only covers the Interim Remedial Action phase. Future redevelopment will be covered in subsequent project-specific SEPA environmental review.

The South Park Landfill MTCA site, which includes the SRDS property, will still undergo a final cleanup following MTCA process and, as required in WAC 197-11-259, will have a SEPA determination for the final site cleanup no later than the draft Cleanup Action Plan stage. The proposed interim remedial action for the SRDS property may constitute part of the final cleanup action for the site, and if the Washington State Department of Ecology (Ecology) determines that is appropriate, this decision will be documented in the Cleanup Action Plan following MTCA requirements.

The South Park Landfill received solid waste from the 1930s until 1966, when it was closed under existing landfill closure laws. In February 2007, the Landfill was added to Washington State's Hazardous Sites List, based on concerns related to groundwater contamination and the presence of potentially flammable landfill gas (LFG). Groundwater, surface water, soil, and LFG investigations began in the late 1980s and are continuing. A Remedial Investigation/Feasibility Study (RI/FS) of the entire Landfill is presently being conducted under MTCA Agreed Order No. 6706 (Agreed Order) with Ecology to determine the nature and extent of contamination and to evaluate remedial actions necessary for the property.

The 10.3-acre former SRDS included a solid waste transfer station operated by the City of Seattle. The SRDS also included a recycling area, a household hazardous waste (HHW) facility, a vehicle maintenance facility, fueling facilities, and an intermodal and yard waste transfer containers storage area. A new solid waste transfer station has been constructed off-site immediately to the north at 130 South Kenyon Street, Seattle, WA, and this Interim Remedial Action applies only to the former SRDS property.

The proposed Interim Remedial Action addresses the SRDS property and contiguous areas where solid waste extends beneath 5th Avenue South. The entire SRDS property would be cleared of aboveground features (except for the HHW facility and any trees SPU can retain), exposing both refuse and any soil and gravel base course cover that was applied prior to previous paving. New work would consist primarily of raising the grade by adding new fill. The property is prone to settle under new fill loads, so preloading and surcharging may be used in areas where new fill is expected. Preloading entails placement of fill soils for many weeks to months ahead of final grading to allow settlement to occur. Used in combination with preloading, surcharging is the placement of a larger volume or height of fill above the final grading plan to accelerate the settlement process.

Clearing and grubbing would be performed to prepare the project area for minor re-grading of refuse, building foundation preparation, and filling to raise the grade of the property. Existing asphalt and concrete would be salvaged and processed as building materials to the extent practicable, and stockpiled for future reuse.

Removal or abandonment of existing utilities and underground structures would be necessary during activities associated with the Interim Remedial Action. The decision to remove versus abandon existing utilities will be based on utility size, proximity to grading activities associated with placement of the cap and/or LFG collection system, and conflicts with planned future utility layout. Any abandoned utilities would be capped and trenches would be filled with impermeable materials to eliminate potential migration pathways for LFG.

Landfill cover would include five capping designs, described as follows:

1. Asphaltic Concrete Cap over the majority of the SRDS property;
2. Geo-Membrane and Soil Cover Cap around the boundary of the SRDS property in landscaped areas;
3. Geo-Membrane and Concrete Cap beneath the pedestrian path and sidewalk;
4. Low-permeability Membrane Cap (Barrier) in areas where future redevelopment may occur to function as the building methane mitigation system and landfill cap; and
5. Soil cap in existing landscaped areas or where large trees would remain.

The landfill cap must accommodate future redevelopment, as well as maintain integrity of the drainage system as settlement occurs. Surface water controls will be included in the cap design to prevent potential exposure and mobilization of contaminants associated with solid waste.

The LFG control system includes gas collection, conveyance, and venting components.

#### Proponent

Seattle Public Utilities  
Seattle Municipal Tower Suite 4900  
P.O. Box 34018  
Seattle, WA 98124-4018

#### Location of Proposal

The SRDS property is located on Parcels 7328400005 and 732840TRCT in the Duwamish-South Park industrial area of Seattle. The property is bordered by 5th Avenue South to the east, South Kenyon Street to the north, Kenyon Industrial Park and 2<sup>nd</sup> Avenue South to the west, and South Park Property Development (SPPD) to the south and partially to the west. The address of the property is 8100 2nd Avenue South, Seattle, WA 98108. The property is within the NW ¼, Section 32, Township 24 North, Range 04 East.

#### Lead Agencies

Seattle Public Utilities (SPU) and the Washington State Department of Ecology (Ecology) are the respective lead and co-lead agencies for this Phase 1 SEPA proposal. In accordance with WAC 197-11-944, SPU is the nominal lead agency and has determined that the proposed Phase 1 (MTCA Interim Remedial Action) does not have a probable significant adverse impact on the environment and an environmental impact statement (EIS) is not required under RCW 43.21C.030 (2)(c). Ecology concurs with this decision. 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. Because

this proposal is a Model Toxics Control Act (MTCA) Interim Action, Ecology is providing public notice for the proposal in accordance with WAC 173-340-600. In accordance with WAC 173-340-600(4)(f), SPU and Ecology are combining the MTCA and SEPA public comment periods. All SEPA comments must be directed to Seattle Public Utilities. All comments on the MTCA Interim Action must be directed to Ecology.

This Determination of Non-Significance (DNS) is issued under WAC 197-11-340(2) and is being issued on the same day as a Notice of MTCA Interim Action by Ecology. SPU will not act on this proposal until the MTCA Interim Action is approved by Ecology.

Copies of the proposed Interim Action Work Plan and the environmental checklist are available at:

- Seattle Public Utilities, Director's Office Main Reception Area, Seattle Municipal Tower, Suite 4900, 700 Fifth Avenue, Seattle, Washington
- Seattle Central Library, Public Review Documents, Level 5 Reference
- <http://www.seattle.gov/util/SouthRecyclingRebuild>

Copies of Ecology's Notice of MTCA Interim Action and a description of Ecology's approval process are available at:

- <https://fortress.wa.gov/ecy/gsp/Sitepage.aspx?csid=1324>

#### Public and Agency Comments

Comments on this DNS must be submitted by January 5, 2016 and must be sent to:

Betty Meyer, SEPA Responsible Official  
Seattle Public Utilities  
Seattle Municipal Tower, Suite 4900  
P.O. Box 34018  
Seattle, WA 98124-4018  
[betty.meyer@seattle.gov](mailto:betty.meyer@seattle.gov)

Signature:



Betty Meyer

Issue Date: November 19, 2015

#### Appeals

Appeals of this DNS must be accompanied by an \$85.00 filing fee and must be filed by 5:00 p.m. on January 12, 2016. Delivery of appeals filed by any form of USPS mail service may be delayed by several days. Allow extra time if mailing an appeal.

- Written appeals must be sent to:  
City of Seattle Hearing Examiner  
700 5<sup>th</sup> Avenue Suite 4000  
P.O. Box 94729  
Seattle, WA 98124-4729

- Appeals can be filed electronically. Details on electronic filing procedures are available under “e-File” at the Office of the Hearing Examiner’s web site: <http://www.seattle.gov/examiner/>
- Filing fees must be paid by the appeal deadline and can be paid *via* check (made payable to the City of Seattle) or credit/debit card (Visa and MasterCard only). Credit/debit card payments can be made in-person or over-the-phone.

You should be prepared to make specific factual objections. Please refer to the Hearing Examiner Rules of Practice and Procedure for rules that govern appeals. These rules are available on the Hearing Examiner’s website at [www.seattle.gov/examiner/rules-toc.htm](http://www.seattle.gov/examiner/rules-toc.htm) or by calling 206-684-0521.

For interpretation services please call **206-615-1612**

Para servicios de interpretación por favor llame al **206-615-1612**

Về dịch vụ phiên dịch xin gọi **206-615-1612**