



**FILE COPY**

STATE OF WASHINGTON  
DEPARTMENT OF ECOLOGY

4601 N Monroe Street • Spokane, Washington 99205-1295 • (509)329-3400

September 18, 2017

Mr. Ralph H. Vestal, Jr.  
Vestal Jobber Manufacturing Company  
902 North Dyer Road  
Spokane, WA 99212-1007

RE: ***"No Further Remedial Action"*** (NFA) determination on the Independent Cleanup Action of petroleum-and-metals-contaminated soil at Vestal Jobber Manufacturing Company, Facility Site ID #697, 902 North Dyer Road in Spokane, Washington

Dear Mr. Vestal:

The Washington Department of Ecology's (Ecology) Toxics Cleanup Program reviewed the following information regarding the above described facility/property:

1. Results of Underground Storage Tank Sampling and Engineering Services, Gifford Consultants, Inc., January 8, 1992.
2. Site Assessment Report, Blue Ridge Associates, Inc., August 17, 1993.
3. Phase II Assessment, Columbia Environmental Sciences, Inc., June 26, 1997.

This opinion is void if any of the information contained in those documents is materially false or misleading.

The information was reviewed as part of a file review of Leaking Underground Storage Tank (LUST) sites in Ecology's Eastern Regional Office. Based upon the above-listed information, Ecology has determined that the release of ***petroleum hydrocarbons, polycyclic aromatic hydrocarbons (PAHs) and chromium into soil*** does not pose a substantial threat to human health or the environment. Ecology has determined the remedial actions performed meet the Method A cleanup standards established for the Site. These actions include removing the UST and contaminated soil, backfilling the excavation with clean soil, and capping the area with asphalt. Therefore, Ecology is issuing a NFA determination under the Model Toxics Control Act (MTCA).

Post-cleanup controls and monitoring are remedial actions performed after the cleanup to maintain compliance with cleanup standards. This opinion is dependent on the continued performance and effectiveness of the following:



1. Compliance with institutional controls, which prohibit or limit activities that may interfere with the integrity of engineered controls or result in exposure to hazardous substances. Land use will be restricted at the site, and an Environmental Covenant for parcel 35132.1305 has been recorded with Spokane County to implement this control. Ecology approved the recorded Covenant, and a copy is included in **Enclosure A**.
2. Operation and maintenance of engineered controls, which prevent or limit movement of, or exposure to, hazardous substances. An asphalt cap is in place above contaminated soil remaining on site. Ecology approved the operation and maintenance plan, and a copy is included in **Enclosure B**.

This NFA determination is made only for the release identified in the independent remedial action reports listed above and applies only to the areas of the property affected by those releases. The NFA does not apply to any other release or potential release at the property, any other areas on the property, nor any other properties owned or operated by Vestal Jobber Manufacturing.

Based on this opinion, Ecology will remove the Site from our lists of hazardous waste sites, including:

1. Hazardous Sites List.
2. Confirmed and Suspected Contaminated Sites List.

Because the remedial actions were not conducted under a consent decree this letter is offered as informal assistance and advice and does not constitute a MTCA settlement, therefore this NFA determination is not binding on Ecology. Should additional information indicate that further action under MTCA is necessary, Ecology may re-evaluate the site.

Should you have any questions regarding this decision, please contact me at (509) 329-3589 or via email at [William.Fees@ecy.wa.gov](mailto:William.Fees@ecy.wa.gov).

Sincerely,



William J. Fees  
Toxics Cleanup Program  
Eastern Regional Office - Spokane

Enclosures (2):   A – Environmental Covenants for Institutional Controls  
                      B – Operation and Maintenance Plan for Engineered Controls