



STATE OF WASHINGTON  
DEPARTMENT OF ECOLOGY

Northwest Regional Office • 3190 160th Ave SE • Bellevue, WA 98008-5452 • 425-649-7000  
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February 22, 2019

Pui Leung  
Roystone on Queen Anne, LLC.  
606 Maynard Ave S  
Seattle, WA 98104

**Re: Termination of VCP Agreement for the following Site:**

- **Site Name: Texaco 211577**
- **Site Address: 631 Queen Anne Ave N, Seattle, Washington 98109**
- **Cleanup Site ID: 6663**
- **Facility/Site No.: 77774779**
- **VCP Project No.: NW3197**

Dear Pui:

The Department of Ecology (Ecology) is terminating the VCP Agreement governing Project No. NW3197. The project involved the cleanup of the **Texaco 211577** facility (Site). The effective date of termination is the date of this letter. We are providing this notice in accordance with the terms of the Agreement.

**Reason**

Ecology is terminating the Agreement because of the legal complexity of this Site which we were not aware of when the application was submitted. This type of complexity is not appropriate for the Voluntary Cleanup Program. Given that, Ecology has decided to supervise further action at the Site under an agreed order or consent decree. Ecology is aware of your redevelopment plans for the property and will be committed to working quickly in order to help meet your project goals.

**Next Steps**

Based on this decision, Ecology may take one or more of the following steps:

1. Send you an invoice for any costs remaining on your account. In accordance with the terms of the Agreement, you remain responsible for any costs incurred by us before the effective date of termination.



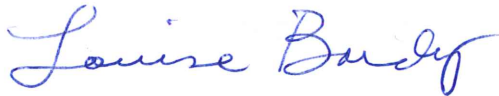
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2. Conduct a site hazard assessment (SHA) and rank the Site for further action.
3. Identify those persons we find potentially liable for cleanup of the Site.
4. Initiate discussions for an agreed order or consent decree that will govern further action at the Site.

### **Contact Information**

Ecology is committed to working with you to accomplish the prompt and effective cleanup of the Site. If you have any questions about this notice, please contact me at (425) 649-7209.

Sincerely,



Louise Bardy  
VCP Unit Manager  
Toxics Cleanup Program, NWRO

By certified mail 9171 9690 0935 0106 7145 01

cc: Jerry Sawetz, The Riley Group (e-mail)  
Beth McKee, Ecology Budgets Analyst (e-mail)  
Jing Song, Ecology Project Manager (e-mail)  
Allyson Bazan, Assistant Attorney General, Ecology Division (email)