

**SITE HAZARD ASSESSMENT**  
**Recommendation for No Further Action**

Site Name/Location (Street, City, County, Section/Township/Range, Facility Site ID Number):

Ken Easley Oldsmobile  
17545 Aurora Ave N.  
Shoreline, WA 98133  
King County  
T-26N, R-4, Sec-7  
Facility Site ID: 33597945  
Longitude: 122° 20' 45.24"  
Latitude: 47° 45' 23.18"  
July 17, 2002

Site Description (Include management areas, substances of concern, and quantities):

The Ken Easley Oldsmobile site is located at 17545 Aurora Ave N., Shoreline, WA 98133. The property is approximately 164,100 square feet and is located in an area of commercial properties. The site is bordered to the north and south by other commercial sites, to the east by Aurora AVE N, and to the west by Linden Ave N. Municipal water and sewer systems serve the area. There are two buildings on the property, the first houses: an office building, service repair area, automobile showroom and a storage warehouse. The second building is the body shop and contains a service and repair area and a storage warehouse.

Ken Easley Oldsmobile is a company that sells, services and repairs new and used automobiles on site. Since 1965 the site had been used in the current capacity as an automobile sales and service company. The previous owner of the business was Chuck Olsen Chevrolet. The business was sold in 1999 and the name was changed to Ken Easley Oldsmobile. The current owner is Sandberg Cadillac and Oldsmobile.

In October of 1997, King County Water and Land use Resources Division (KCWLRD) responded to an initial investigation at Chuck Olsen Chevrolet. The KCWLRD inspector inspected the site and from a Phase II Environmental Assessment Submitted June 27, 1997 by Associated Earth Sciences, Inc. (AESI) found high concentrations of diesel and heavy oil range hydrocarbons and moderate concentrations of gasoline around hydraulic lifts in the service bays. Several volatile organic compounds, including TCE was found. On October 10, 1997 the Chuck Olsen Chevrolet site was added to Ecology's Confirmed and Suspected Contaminated Sites List.

Chuck Olsen in preparation to sell the business Mr. Olsen hired AESI to perform a Phase II Environmental Site Assessment. At that time Mr. Olsen entered into the Ecology Independent Remedial Action program. AESI submitted five separate reports that addressed the releases of petroleum hydrocarbons and halogenated solvents into soil and groundwater. The reports are:

- 1) "Remedial Action Report, Former Chuck Olsen Chevrolet Facility, 17545 Aurora Avenue Preliminary Report of Phase II Environmental Site Assessment Activities, 17545 Aurora Avenue North, Shoreline, WA" June 27, 1991, prepared by AESI.
- 2) "Preliminary Report of Phase II Environmental Site Assessment Activities, 17545 Aurora Avenue North, Shoreline, WA" June 27, 1991, prepared by AESI.

- 3) "Summary of Report of Preliminary Results- Environmental Site Investigation Activities, Former Chuck Olsen Chevrolet Facility, 17545 Aurora Avenue North, Shoreline, WA" November 30, 1998, prepared by AESI.
- 4) "Ground Water Occurrence in the Vicinity of the Former Chuck Olsen Chevrolet Facility, 17545 Aurora Avenue North, Shoreline, WA" April 26, 1999, prepared by AESI.
- 5) "Remedial Action Report, Former Chuck Olsen Chevrolet Facility, 17545 Aurora Avenue North, Shoreline, WA" April 26, 1999, prepared by AESI.

The reports listed above are kept in the Central Files of the Northwest Regional office of Ecology. Based in the information in the reports listed above, Ecology Toxics Cleanup Program determined that the releases of petroleum hydrocarbons and halogenated solvents into soil and groundwater no longer poses a threat to human health or environment in a letter sent to AESI and Mr. Michael Curtis on September 1, 1999. Ecology then issued a determination that no further remedial action is necessary in soil and groundwater at the site under MTCA chapter 70.105D RCW. Ecology stated in a letter to AESI and Mr. Michael Curtis that it would update the Integrated Site Information System (ISIS) database to reflect this "No Further Action" determination. Ronald W. Timm, of the Ecology Toxics Cleanup Program wrote this letter and determination.

On March 10, 2000 Ecology re-listed the former Chuck Olsen Chevrolet site under a new name in the ISIS database as Ken Easley Oldsmobile based on the initial investigation performed in October of 1997, by King County Water and Land use Resources Division (KCWLRD). This site should have not been listed on March 10, 2002 since Ecology had already issued a determination that no further remedial action was necessary September 1, 1999 based on the five studies previously mentioned.

On the basis of this SHA, the PHSKC's Environmental Health Division recommends that this site receives no further action (NFA) based on its insignificant threat to human health and the environment.

Special Considerations (Include limitations in site file data or data which cannot be accommodated in the model, but which are important in evaluating the risk associated with the site, or any other factor(s) over-riding a decision of no further action for the site): N/A