# INITIAL INVESTIGATION FIELD REPORT

WASHINGTON STATE DEPARTMENT OF ECOLOGY

☐ **Check this box if you have attached any documents to this form (using the paperclip icon on the left).**

| | |
|---|---|
| **ERTS #(s):** | 692851 |
| **Parcel #(s):** | 5453300302 |
| **County:** | King |
| **FSID #:** | 16676981 |
| **CSID #:** | 15259 |
| **UST #:** | 8546 |

**SITE INFORMATION**

| Site Name (Name over door): | Site Address (including City, State and Zip): | Phone / Email |
|---|---|---|
| PSE Factoria Service Center | 13230 SE 32nd St<br>Bellevue, WA 98005 | |
| **Site Contact, Title, Business:**<br>Sierra Mott<br>Landau Associates | **Site Contact Address (including City, State and Zip):** | **Phone** (253) 225-5743<br>**Email**<br>smott@landauinc.com |
| **Site Owner, Title, Business:**<br>Puget Sound Energy | **Site Owner Address (including City, State and Zip):**<br>10885 NE 4th St<br>Bellevue, WA 98004 | **Phone** (427) 456-2210<br>**Email** |
| **Site Owner Contact, Title, Business:**<br>Greg Andrina<br>Puget Sound Energy | **Site Owner Contact Address (including City, State and Zip):**<br>10885 NE 4th St # PSE-9S<br>Bellevue, WA 98004 | **Phone** (425) 462-3198<br>**Email**<br>greg.andrina@pse.com |
| **Previous Site Owner(s):** | **Additional Info (for any Site Information Item):** | |
| **Alternate Site Name(s):** | | |

| | |
|---|---|
| Latitude (Decimal Degrees): | 47.581781 |
| Longitude (Decimal Degrees): | -122.167023 |

**INSPECTION INFORMATION**

☑ Please check this box if there is relevant inspection information, such as data or photos, in an existing site report for this site.

| | | | |
|---|---|---|---|
| Inspection Conducted? Yes ☐ No ☒ | Date/Time: | Entry Notice: Announced ☐ | Unannounced ☐ |
| Photographs taken? | Yes ☐ | No ☒ | Note: Attach photographs or upload to PIMS |
| Samples collected? | Yes ☐ | No ☒ | Note: Attach record with media, location, depth, etc. |

**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):*

Sampling from soil testing around old 1994 UST returned results of gasoline in soil: 85 mg/kg and total petroleum: 160mg/kg. Tank is at the Factoria service center, a PSE site in Bellevue.

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

Contaminated soil was cleaned up by means of excavation. Analysis of soil confirmation samples indicated CoCs are not present above MTCA Method A cleanup levels for Soil. However, groundwater samples analyzed indicated the presence of GRO, DRO, ORO, Ethylbenzene, and Xylenes above the MTCA Method A cleanup level standards for groundwater. Recommendation: Add to the Confirmed & Suspected Contaminated Sites (CSCS) List.

Investigator: Matt Cook  Date Submitted: 3/23/2020

**OBSERVATIONS** ☐ **Please check this box if you included information on the Supplemental Page at end of report.**

**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.):

BACKGROUND

The PSE site is approximately 4 acres and includes a former fueling station. The fueling station consisted of two 10, 000 gallon underground storage tanks (USTs) installed in 1994 and a dispenser island. The USTs previously held diesel and unleaded gasoline only. Soil and groundwater sampling and analysis were conducted on August 15, 2019 to evaluate the potential of a previous release from the UST system prior to decommissioning. Groundwater was encountered at approximately 10 feet below ground surface (bgs). Site Assessors, LAI, monitoring the decommissioning determined that groundwater likely flowed west-southwest toward Sunset Creek. Analytical results from seven soil samples and three groundwater samples indicated the presence of oil range organics (ORO), 550 ug/L, and diesel range organics (DRO), 2,200 ug/L, above the MTCA Method A cleanup level standards for groundwater.

The UST decommissioning and removal was conducted during the weeks of November 4, 2019 and November 11, 2019. Prior to removal, the USTs were observed fully intact with the interstitial brine solution still in place. The USTs were removed from the ground and tank bottom for the excavation was estimated at 12 feet bgs. Groundwater was again encountered at approximately 10 feet bgs. Approximately 6,000 gallons of groundwater was pumped out of the excavation and disposed of by MarVac. Field screening of soil below the UTSs indicated potential contamination. The release was reported to ERTS on September 5, 2019 by LAI.

CLEANUP

During the UST decommissioning, soil was field-screened using a PID as well as visual and olfactory indicators, and potentially impacted soil was excavated and stockpiled. A total of 14 soil samples (7 within excavation, 7 from stockpile) and one groundwater sample (from excavation) were collected to confirm cleanup. All confirmation samples were analyzed for gasoline range organics (GRO), DRO, ORO, Benzene, Toluene, Ethylbenzene, and Xylene (BTEX). Analytical results indicated contaminants were not present in any of the soil samples above MTCA Method A cleanup level standards for soil. However, analytical results of the groundwater sample indicated concentrations of GRO (55,000 ug/L), DRO (12,000 ug/L), ORO (870 ug/L), Ethylbenzene (1,100 ug/L), and Xylenes (4,700 ug/L) above MTCA Method A cleanup level standards for groundwater. An additional groundwater characterization investigation was conducted during which groundwater samples were collected from five soil borings. Analytical results from the boring samples indicated the presence of ORO (980 ug/L) above MTCA Method A cleanup level standards for groundwater.

Documents reviewed:

Underground Storage Tank Decommissioning, Site Assessment, Characterization, and Cleanup Report, Factoria Service Center Facility, Bellevue, Washington. Landau Associates, Tacoma, WA. January 6, 2020.

| CONTAMINANT GROUP | CONTAMINANT | SOIL | GROUNDWATER | SURFACE WATER | AIR | SEDIMENT | 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 | B | B | | | | Benzene |
| | Other Non-Halogenated Organics | B | C | | | | TEX |
| | Petroleum Diesel | RB | C | | | | Petroleum Diesel |
| | Petroleum Gasoline | RB | C | | | | Petroleum Gasoline |
| | Petroleum Other | RB | 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 | B | | | | | Cr, Se, Ag, Ba, Cd |
| | Lead | B | | | | | Lead |
| | Mercury | | | | | | Mercury |
| | Arsenic | B | | | | | 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 | SEDIMENT | 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) |

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

| 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 derivative. Referral to the HSDB is recommended if 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 WAC 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):** _____ (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

**Model Remedy Used?** ☐
**If yes, was this a transformer spill?** ☐

**Site Manager (Default: _____):** _____

**Specific confirmed contaminants include:**

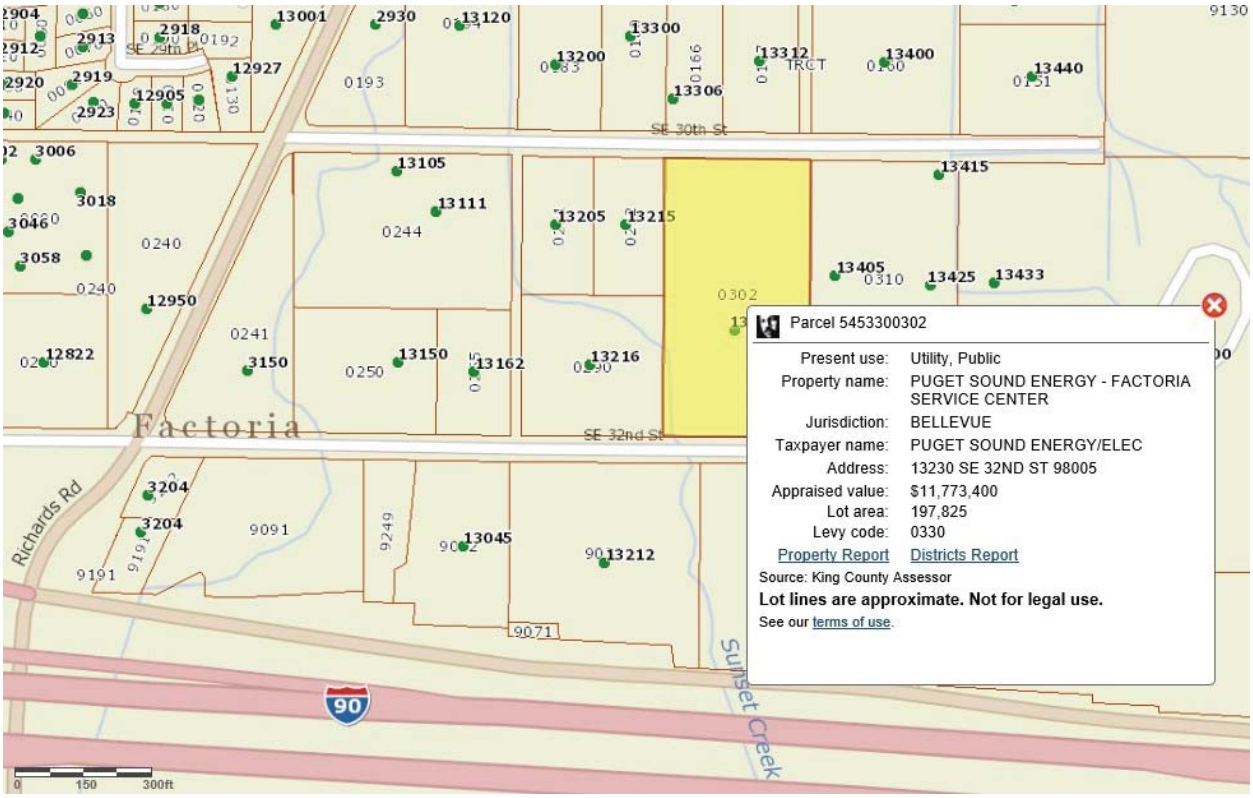
_____ in Soil

G, D, O, TEX in Groundwater

_____ in Other (specify matrix: _____)

**Facility/Site ID No. (if known):**
16676981
**Cleanup Site ID No. (if known):**
15259

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.




Legend

- Property Boundary
- 10,000-Gallon Gasoline/Diesel UST
- 600-Gallon Oil/Water Separator

0 125 250

Scale in Feet

Note

1. UST = underground storage tank.
2. Black and white reproduction of this color original may reduce its effectiveness and lead to incorrect interpretation.

Source: King County, WA; Esri

G:\Projects\130\027\010\014\F02SitePlan.mxd 12/23/2019 | SMonson

LANDAU ASSOCIATES

| Puget Sound Energy<br>Factoria Service Center<br>Bellevue, Washington | **Site Plan** | Figure<br>2 |
|---|---|---|