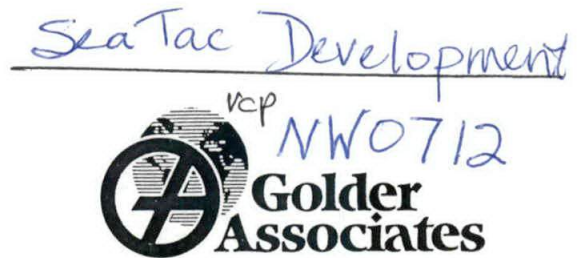


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**PHASE I ENVIRONMENTAL SITE ASSESSMENT
SUNREALSEATAC AIRPORT SITE
SEATAC, WASHINGTON**

Prepared for:

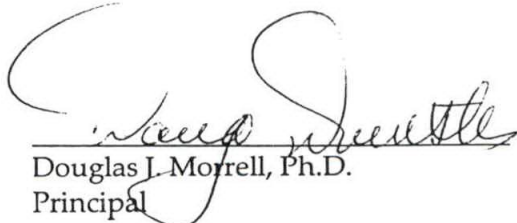
David Schroedl
President
SunReal

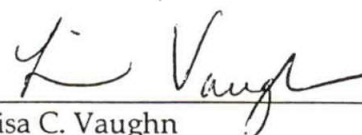
Submitted by:

Golder Associates Inc.
Seattle, Washington

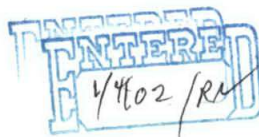

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October 12, 2000



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1. INTRODUCTION

1.1 Purpose

This report presents the results of a Phase I Environmental Site Assessment (ESA) at the SunRealSeaTac Airport site, located along International Boulevard (Highway 99), between South 161st Street and South 164th Street, in SeaTac Washington. The site consists of four properties, identified as the Scarsella, Pong, Cavey and Collop properties. The location of the site is shown in Figure 1.

The purpose of the ESA is to evaluate the possible environmental risks associated with the site and adjoining land by identifying historical land uses or activities that may have resulted in the generation, storage, use, or release of hazardous materials or wastes on the site. The ESA was conducted following the standard practice provided in the American Society for Testing and Materials (ASTM) document E 1527-97. No sampling or testing of site soil media was conducted during this investigation. Non-scope items as defined in E 1527-97 (i.e., asbestos-containing building materials, radon, lead-based paint, lead in drinking water, and wetlands) were not addressed.

1.2 Scope of Services

The following describes the activities conducted for the project:

1. A visual reconnaissance of the site and near vicinity, including a walk-through reconnaissance. Evidence indicating potential site contamination was looked for during the reconnaissance of the site, including:
 - Evidence of storage or use of hazardous chemicals;
 - Evidence of aboveground and underground fuel storage tanks;
 - Evidence of surface leaks or spills of petroleum products or other hazardous materials;
 - Evidence of hazardous material or waste storage/disposal areas including sumps, pits, ponds, or apparent signs of illegal dumping;
 - Stressed vegetation; and
 - Electrical transformers or capacitors potentially containing PCBs.
2. Review of the United States Geologic Survey topographic map for the site to assess drainage patterns and previous land use.
3. Review of available historic aerial photographs of the site from 1970 to 1992.
4. Review of federal, state and other government databases. These databases include:
 - Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS);
 - The Emergency Response Notification System (ERNS);

- The National Priorities List (NPL);
 - The Resource Conservation and Recovery Information System (RCRIS);
 - The Civil Enforcement Docket (DOCKET);
 - The PCB Activity Database (PADS);
 - The RCRA Administrative Tracking System (RAATS);
 - The Toxic Chemical Release Inventory System (TRIS);
 - The Toxic Substances Control Act (TSCA);
 - The Section Seven Tracking System (SSTS)
 - The Federal Superfund Liens (NPL Liens);
 - The Leaking Underground Storage Tank Sites List (LUST);
 - The Confirmed & Suspected Contaminated Sites List (CSCSL);
 - The Solid Waste Facilities Handbook (SWF/LS); and
 - The Statewide UST Site/Tank Report (UST).
5. Interviews with representatives of the site owner and local Fire Department with knowledge of potentially hazardous incidents at the site and adjacent sites.

2. GENERAL SITE CHARACTERISTICS

2.1 Site Description

The site is located in a commercial area of The City of SeaTac within Section 28, Township 23 North, Range 4 East. The SunRealSeaTac Airport site consists of four continuous properties identified as the Scarsella, Pong, Cavey, and Collop properties. The following five tenants currently conduct business operations at the SunRealSeaTac Airport site: AirPro Equipment, Pacific Water Sports, The Pool Works, Lightfoot/U-Save Automotive, and a closed-catering company/banquet hall. R. E. Monks Construction occupies space in one storage building in the northwest quarter of the site (see Figure 4). In addition to these retail facilities, a wetland and buffer area, comprising approximately 40,000 square feet, are also included in the SunRealSeaTac Airport site. One tenant occupies the Cavey property and uses the warehouse building for personal storage.

The subject property includes four parcels of land along International Boulevard (Highway 99) and is approximately 8.3 acres in size. The site is divided into four main parcels. The Scarsella property covers 189,250 square feet. AirPro Equipment, Pacific Water Sports (PWS), and The Pool Works occupy the Scarsella Property. The Pong property consists of 72,000 square feet, and is occupied by the closed catering business and Lightfoot/U-Save Automotive. Lightfoot/U-Save also utilizes a significant portion of the Scarsella Property for long-term airport parking. The Collop Property is an approximate 99,250 square foot vacant property, 40,000 square feet of which is a wetland and buffer zone. The Cavey property is 1940 square feet and is used for storage by Melvin Markum.

Three tenants, AirPro Equipment, Pacific Water Sports, and The Pool Works occupy the Scarsella property. Approximately 100,000 square feet of unpaved area located on the Scarsella property is used for long-term vehicle parking. AirPro Equipment, located at 16025 International Blvd., is a hydraulic lift service and sales facility. This facility consists of a small office, a shop, an equipment storage shed, and an unpaved, outdoor equipment storage area. The floor and walls in the shop are made of poured concrete. The office building has a flat roof, which is a suspect Asbestos Containing Material (ACM).

Pacific Water Sports (PWS), located at 16055 International Blvd, is a fiberglass kayak manufacturing and sales facility. PWS consists of four major buildings: an office and retail store, a manufacturing building, an assembly and repair building and a boat storage garage. Two small storage sheds are also located on this property. The office area has a concrete floor, wooden walls, and a slanted metal roof. The manufacturing area had a concrete floor, wooden walls, and a metal roof. The sanding area within the assembly building was made completely of wood.

The Pool Works, located at 16205 International Blvd., is a retail pool and spa facility consisting of a small office building and three small storage sheds. The office has stucco siding and a flat roof, which is a suspect ACM.

The Cavey property, located at 16029 International Blvd., is approximately 1940 square feet. One warehouse building occupies site and is used for "dead storage" by the tenant, Melvin Markum.

The Pong Property consists is approximately 72,000 square feet and is occupied by two tenants: Lightfoot/U-Save and a closed catering business. Lightfoot/U-Save, located at 16223 International Blvd., is a long-term airport parking and car rental facility and is comprised of an office building, a car wash, and a small cashier's booth. The office building is comprised of a concrete floor, a plywood exterior, and a flat roof (suspect ACM). The former catering facility, located at 16221 International Blvd., consists of one building and was not in operation at the time of the site visit. The building has wood exterior siding and a flat roof.

The Collop property is approximately 99,250 square feet and is vacant. A 40,000 square foot wetland area and buffer zone occupy a significant portion of this property.

2.2 Adjoining Properties

The SunRealSeaTac Airport site is located in an area of commercial and retail use. International Boulevard runs north and south along the eastern site boundary. The site is bordered to the north by a video rental facility, to the south by South 164th Street, and to the west by the Washington Memorial Cemetery.

3. RESULTS OF INVESTIGATION

3.1 Site Reconnaissance Observations

Our Phase I ESA field survey included visiting accessible areas throughout the approximate 8.3 acres comprising the three properties associated with the SunRealSeaTac Airport site, and to adjacent properties, to the extent practicable. During the site visit on August 18, 2000, all tenant spaces, the outer perimeter of each building, the site boundaries and the wetland area were investigated. The two Golder field scientists traversed the inside and outside portions of the site looking for evidence of any "recognized environmental conditions," as defined in the ASTM 1527-97. The site features are shown in Figures 2 through 6.

3.1.1 The Scarsella Property

The AirPro Equipment facility was thoroughly inspected for evidence that would indicate the presence of any "recognized environmental conditions" on site. We noted various compressed gases, lubricants, paints, and solvents stored in AirPro's shop. The one-quart and one-gallon containers of paint, lacquer thinner and other flammable materials were stored in two metal fire cabinets located along the western wall of the shop. There were 55-gallon drums inside the shop and the adjacent equipment storage shed. Two of the drums that were stored in the shop and were used for gasoline and diesel storage. According to the tenant manager, Jim Mulanax, fresh oil is stored in 55-gallon drums and waste oil is stored in 250-gallon drums. In the event of a spill, Jim Mulanax stated that there were oil absorbent towels available. Two parts-washers were observed inside of the shop, the older of which was not in use. The newer parts-washer is a steam washer and does not require the use of solvents for parts cleaning. Other solvents and lubricants were stored in the equipment shed in 20-gallon and 55-gallon containers. Many of these drums were stored on pallets. Much of the outer portion of this site was used for storage of hydraulic lift equipment, which requires the use of hydraulic fluids and other petroleum products. It was raining at the time of the site visit and an oily sheen was noted in the stormwater runoff entering the two catch basins onsite. Mr. Mulanax stated that the catch basins on site were equipped with metal sleeves designed to filter the water entering the stormwater system. An oil water separator was also stated to be present on site.

The Pacific Water Sports (PWS) facility was also thoroughly inspected for evidence that would indicate the presence of any "recognized environmental conditions" on the property. Lee Moyer, the tenant manager, has been manufacturing kayaks at this particular location for 20 years. A number of chemicals used in association with the manufacture and repair of fiberglass sea kayaks were stored and used on site. Various styrene-containing resins, methyl ethyl ketone peroxide (MEKP), acetone, sealers, and glazes were stored throughout the manufacturing and storage shed areas. The resins were stored in 55-gallon drums and the MEKP in one-gallon containers inside flammable storage cabinets. The resins used on site contain styrene in the viscous resin material, which volatilizes rapidly. Therefore, styrene-containing resins do not pose a significant

risk to the underlying soils and groundwater, since most of the styrene should volatilize upon exposure to air, and the remainder should be contained in the resin. PWS has a permit to store up to five gallons of MEKP on site at one time. The manufacturing building had a room devoted to the process of applying the gel-coat to the boats. This room was used to store acetone and gel-coat materials and was equipped with a homemade acetone recovery unit. The small storage shed, approximately 40 sf, was used to store 55-gallon drums of resin. This shed had a concrete floor and had secondary containment berms around the 55-gallon drums. 55-gallon drums containing 2-part epoxy were observed in metal fire cabinets in the assembly and repair building and in a second storage shed located next to the assembly building. The assembly area consisted of a sanding room equipped with a large fan and an area for mixing resin. One Underground Storage Tank vent pipe was observed onsite near the retail shop. According to Mr. Moyer, another UST is located near the assembly building next to an old wooden storage shed. The tenants were unsure as to the contents of either UST and stated that both were affiliated with the construction facility that formerly operated on site. A number of empty 55-gallon resin drums were located throughout the long-term parking area behind the retail shop. The storage shed next to the assembly building was in very poor condition and chemical drums were noted inside this structure.

The Pool Works facility was investigated for evidence that may indicate the presence of any "recognized environmental conditions" on the property. General pool and spa chemicals were observed on this particular property. There were four chemical storage areas associated with this particular tenant, including the lower floor of the retail shop building and three storage sheds/booths. One shed located behind the retail shop was labeled "oxidizer." Another shed was covered with a tarp and contained a small drain. The final storage area was a small booth located along the sidewalk on International Boulevard.

3.1.2 The Cavey Property

One tenant occupies the Cavey property. Melvin Markum uses the warehouse building on site for storage of household and other personal items. Neither the property owner nor the tenant was available at the time of the site reconnaissance.

3.1.3 The Pong Property

The Lightfoot/U-Save Auto site was investigated for any evidence that would indicate the presence of "recognized environmental conditions" on the site. A large unpaved parking area comprised the majority of the site. This parking area is used for long-term airport parking. There was one oil/water separator observed on site in association with the car wash. The majority of the Pong and the southern portion of the Scarsella properties were used as a long-term car parking lot for airport passengers. We noted that the parking areas were unpaved, with paved driving access roads throughout the property. No evidence of spills or stressed vegetation was noted, although suspected in areas throughout the parking lot.

The building formerly used as a catering facility was investigated for evidence that would indicate the presence of any "recognized environmental conditions" on site. There were no hazardous substances observed on this site.

3.1.4 The Collop Property

The wetland and buffer zone located on the Collop property were investigated for evidence that would indicate the presence of any "recognized environmental conditions" on the property. Due to the high and dense vegetation and to the presence of ponded water covering the majority of this property, it was difficult to view the entire ground surface of the subject property. The site reconnaissance was conducted to the extent possible under the limitations of the dense vegetation and the ponds.

There were no hazardous substances or chemicals discovered in association with this property.

There was no evidence of any of the following:

- PCB-containing transformers or capacitors.
- Domestic water wells.
- Discarded trash or illegal dumping.
- Evidence of Stressed Vegetation.
- Evidence of fires or spills.

No floor drains were observed in site buildings, but one small area in the floor of the PWS Manufacturing facility had a broken and missing concrete slab, where soils were observed. This was in the southern perimeter of the facility, just south of the main manufacturing booth.

The site reconnaissance did not include Non-Scope Items identified in Section 12 of the ASTM E 1527-97, including inspections for asbestos, lead paint, wetlands, radon, or lead in drinking water although the presence of wetlands was noted.

3.2 Topographic Map Review

We reviewed the United States Geological Survey "Des Moines" 7.5 minute quadrangle topographic map, dated 1949 and revised in 1995. According to the elevation contours on the map, the site is at an elevation between 350 and 400 feet above mean sea level. The surrounding topography is relatively flat and also ranges in elevation between 350 and 400 feet above mean sea level. The topography ascends toward the southeast to an elevation of approximately 500 feet above mean sea level.

3.3 Geologic Map and Soil Survey Review

We reviewed the Washington State Department of Natural Resources Geologic Map of Washington, compiled by J. Eric Shuster, dated 1992. According to this map, the geologic unit underlying the site is unconsolidated Quaternary sediments, dominated by glacial drift and including alluvium.

3.4 Fire District Records

We contacted the SeaTac Fire Department for information on records of fires, hazardous materials responses, and registered underground storage tanks located on site. The department did not have records of any incidents on the property since 1998. They do not retain records prior to this date. The King County Fire Marshall's office was contacted for information regarding this property prior to 1990, when SeaTac was incorporated. The King County Fire Marshall's Office had no records for this site.

3.5 Historical City Directories

We conducted a review of Historic City Directory abstracts for the target property provided by EcoSearch in accordance with the ASTM Standard E-1527-97. The purpose of this search is to identify historical uses of the site and adjoining properties dating back to 1976. Copies of their reports are provided in Appendix A.

The Historic City Directory review for the subject property located at the addresses ranging between 16025 and 16399 International Blvd provided information for the site history for the years 1976 through 1998. The site was not listed in any directories until 1992, when Pacific Water Sports was listed as the occupant at 16055 International Blvd., Pool & Spa Works was listed as the occupant at 16205, U-Save Auto Rental was listed as the occupant at 16223 International Blvd. and Ryder Truck Rental was listed as the occupant at 16229 International Blvd. In 1998, all of the occupants remain the same.

3.6 Aerial Photographs

Low altitude aerial photographs were reviewed at Walker and Associates in Tukwila, Washington. We observed the photographs under 8x magnification in order to determine site features that could indicate any "recognized environmental conditions" at the site or on adjacent properties and to document general site and area development. Aerial photographic coverage was limited to the time period from 1936 through 1997.

1936; Scale=1": 800'; Black and White Photograph

The SunRealSeaTac Airport site is undeveloped and heavily forested. One small house, likely to be a farmhouse, appears on the site. The surrounding properties are similarly undeveloped and forested, with a few interspersed farms. The area at the southern tip of the site is cleared with a road and is suspected to have been used as a cemetery.

1946; Scale=1": 1000'; Black and White Photograph

The site and surrounding properties appear similar to their condition in 1936. However, the small farm in the northern portion of the site is no longer visible, which may be due to the thick tree canopy cover. A single building with a flat roof appears on Pacific Highway in the center of the site. Surrounding this building is a wide parking lot with no evidence of vehicles, trailers, or chemical drums on site. SeaTac Airport appears to the west/southwest of the site and no associated fuel tanks or tank farms are visible.

1956; Scale=1": 1500'; Black and White Photograph

The site and surrounding properties have undergone significant development. The northern half of the site (the Balance of Scarsella Property) has been cleared and four large buildings, apparently commercial, have been constructed. All surrounding lands have been cleared and appear unpaved. These surrounding lands are likely used for vehicle and truck parking. Some materials storage, possibly on pallets, appears in this photograph, but there is no clear evidence of drums or tanks on site. Furthermore, there is no clear evidence of dumpsites and or imported fill. The airport runway has expanded and the cemetery appears cleared and to have expanded northward, directly to the west of the site. Buildings, which may be affiliated with the mortuary, are evident just south of the site. The surrounding area has undergone significant residential development.

1960; Scale=1": 1000'; Black and White Photograph

The site and surrounding area appears similar to 1956. Five buildings now appear on the SunRealSeaTac Airport site.

1969; Scale=1": 1500'; Black and White Photograph

The subject site has undergone further redevelopment and now has ten buildings on site. The north building has a large barrel roof (current AirPro shop). In the middle of the northern half of the site appears a large area either used for vehicle storage or materials storage. This area is crowded and the soils appear dark in color, which may some indication of staining. In this photograph, many vehicles are stored in the northern 2/3 of the site. The remaining 1/3 is still forested. A parking lot, containing many vehicles, appears on the east side of Pacific Highway south, directly across from the center of the subject site. The cemetery has expanded in size.

1974; Scale=1": 1500'; Black and White Photograph

The subject site and adjoining properties remain similar to their 1969 condition. However, the vehicle parking lot across Pacific Highway South now appears to be used as a storage yard for mobile homes. The areas in the middle of the site clearly show truck and trailer parking. The long building at the west side of this area is likely a trucking warehouse or repair shed. SeaTac Airport has expanded and airplane storage is visible to the west/southwest of the subject site. A large lagoon has been constructed directly west of the SunRealSeaTac Airport site.

1980; Scale=1": 1500'; Black and White Photograph

The site and surrounding properties remain very similar to their condition in the 1974 photograph. The parking lot now appears paved and many vehicles remain on site. Seven mobile units appear to be stored along the southern perimeter of the developed

portion of the site (i.e. north 2/3). The southern 1/3 of the site is still undeveloped and heavily forested. A large amount of materials storage appears near the center of the site, none of the stored materials are spherically shaped, and therefore are not clearly drums or tanks.

1985; Scale=1":1500'; Black and White Photograph

The site and surrounding properties appear similar to their 1980 condition. The southern portion of the open area (i.e. north 2/3) is a full parking lot, car storage yard, or junkyard. The parking lot on the east side of Pacific Highway has been redeveloped with commercial buildings.

1990; Scale=1":1000'; Color Photograph

The site and surrounding properties are similar to 1985. This particular photograph is in color, which makes it much clearer than previous photographs. It is now apparent that the materials storage mentioned in prior aerial photo reviews are parked cars.

1997; Scale=1":2000'; Color Photograph

The site and surrounding properties appear similar to their 1990 condition.

Review of the photographs indicated that the site and adjacent properties have historically been used agriculturally, residentially, and commercially during the time of the photographs. There was visual evidence of multiple vehicle storage on the subject site and surrounding sites. There was no evidence of drum or tank storage on site. The individual site aerial photographs for 1946, 1969, and 1990 are presented in the report.

3.7 Government Record Database Review

We contracted with EcoSearch Environmental Resources, Inc. of Indianapolis, Indiana to conduct the search of federal and state databases for listings of the site or surrounding sites. Copies of their reports are included in Appendix A. EcoSearch conducted a database search in accordance with the ASTM Standard E-1527-97 guidelines. The purpose of the search is to locate sites that appear on one or more of the following state and federal databases.

- Environmental Protection Agency (USEPA) CERCLIS list - This list contains sites the EPA has identified as having the potential to contain hazardous materials.
- Washington Department of Ecology's (WSDOE) Confirmed and Suspected Contaminated Sites Report - This is a list of known potentially hazardous sites in the State of Washington.
- Emergency Response Notification System (ERNS) - ERNS records and stores information on reported releases of oil and hazardous substances.
- National Priorities List (NPL) - The NPL is a subset of CERCLIS and identifies over 1200 sites for priority cleanup under the Superfund Program.
- Resource Conservation and Recovery Information System (RCRIS) - RCRIS includes selective information on sites which generate, transport, store, treat

and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA).

- Leaking Underground Storage Tank Incident Reports (LUST) - LUST records contain an inventory of reported leaking underground storage tank incidents.
- Registered Underground Storage Tanks (UST) - USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program.
- State Hazardous Waste Site Confirmed & Suspected Contaminated Sites List (CSCSL) - State hazardous waste site records are the State's equivalent to CERCLIS.
- Solid Waste Facilities/Landfill Sites (SWF/LS) - SWF/LS type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state.

In addition, EcoSearch's investigation included databases that are not included under the federal ASTM standards. These included the following.

- Civil Enforcement Docket (DOCKET);
- PCB Activity Database (PADS);
- RCRA Administration Action Tracking System (RAATS);
- Toxic Release Inventory System (TRIS);
- Toxic Substances Control Act (TSCA); and
- Section Seven Tracking System (SSTS).

EcoSearch searched these databases and any sites with the same zip code as the site were flagged and, if they fell within the ASTM designated search distance of the site, were located on a base map. The search distances from the site for the various databases are shown on the Map Findings Summary in the EcoSearch report in Appendix A.

The record search identified 17 sites within a one-mile radius of the subject property. Review of the 17 sites identified in the database search revealed that twelve sites are within ½ mile of the subject site and that seven of these sites are within a distance of approximately ¼ mile of the subject property. Two of these sites are considered close to the subject property, within approximately 1/8-mile. It should be noted that the SeaTac Airport is 0.35 miles south/southwest of the subject site and is listed six times on the LUST database, three times on the DOCKET database and five times on the CSCS database.

The following Table is a summary of facilities that are within ¼ mile of the SunRealSeaTac Airport site.

Site Name	Distance from Subject Property and Orientation	Database(s) listed on	Contamination and Contaminated Media	Potential for Impact to Subject Property
AAMCO Trans.	.017 mile south/southeast	UST	No Violations Found	Low
Washington Memorial Park and Mortuary, Inc.	.099 mile south/southwest	LUST, UST	Petroleum contaminated soil.	Medium
Rental Mart	0.153 miles northeast	UST	No Violations Found	Low
Gordon Tang Co., Inc.	0.169 miles northeast	LUST, UST, RCRA	Petroleum contaminated soil	Medium
Host	.205 miles northwest	UST	No Violations Found	Low
Northwest Cortez, Inc.	0.214 miles south/southwest	UST, RCRA	No Violations Found	Low

Of the sites located within ¼ mile of the target property, two LUST sites may have impacted or could impact the SunRealSeaTac Airport site. The Washington Memorial Park and Mortuary site, located at 16445 International Blvd. in SeaTac, and the Gordon Tang Co, located at 16020 International Blvd. in SeaTac are both listed on the LUST database. This listing indicates that a release of hazardous materials occurred at this site due to a leaking underground storage tank. On both sites petroleum products from a tank contaminated the soil in the area. On the Washington Memorial Park and Mortuary site, the EcoSearch report provided a release date of June 7, 1996. The cleanup was started as of June 7, 1996. On the Gordon Tang site, the EcoSearch report provided a release date of March 22, 1995. The cleanup was started on June 1, 1995. The potential that the contamination associated with this site has impacted or will impact our site is very generally classified as medium in the table above.

Two of the seventeen sites were listed as being less the 1/8 mile from the target property. These two sites are discussed below.

- AAMCO Trans. is located at 16310 Pacific Highway South in SeaTac. This site was listed on the UST database and was reported to have three underground storage tanks onsite. Listing on this database does not indicate that a release of any kind has occurred, it only implies that at least one underground storage tank has been present on the property. All three tanks are steel-unprotected and are 111 to 1,100 gallons in size. Each was installed in 1964 and closure of all three tanks has begun.
- Washington Memorial Park and Mortuary, Inc. is located at 16445 International Blvd. in SeaTac. This site was listed on the UST database and was reported to have three underground storage tanks. Two of the tanks, which contained gasoline, have been removed and one, which contained diesel fuel, is reported as exempt. Each of the three tanks was 111 to 1,100 gallons in size.

One unmappable site was identified in the database search as being within the same postal zip code as the site. Unmappable sites are those facilities whose addresses could not be plotted in the system used to create the site location maps in Appendix A. This unmappable site is listed below.

- Port of Seattle Noise Remedy site reportedly has various addresses. Due to the lack of information regarding any of the addresses for this particular facility, we were unable to ascertain the location of this site. This site was listed on the LUST database, indicating that a release has occurred on site. The release occurred on October 31, 1991, which contaminated soil in the surrounding area. The EcoSearch report indicated that the cleanup has started.

Given that neither of the sites within ¼ mile of the subject site and the unmappable site are clearly up-gradient of the subject site and the fact that there was no impact to groundwater associated with petroleum releases, there are no "recognized environmental conditions" associated with any of these sites.

3.8 Interviews

The following summarizes the information provided by the interviewees. The contents of the interviews are paraphrased from our interview notes and the summaries reflect statements made by that person or the view of their organization.

Jerry Scarsella, Son of Scarsella Property Owner

Mr. Scarsella provided important historical and site usage information regarding the tenants occupying spaces on his property. AirPro has been at 16025 International Blvd. since 1994. Prior to this, the Scarsella Brothers operated a used hoist equipment sales facility from 1980 to 1994. Between 1948 and 1980 the property was used for office space and heavy equipment storage. The office and retail shop area is connected to the municipal water system. Storm water runoff from the site goes east and terminates near the office area, where it then enters an oil/water separator and then into the county stormwater system. According to Mr. Scarsella, all surface drainage from the entire Scarsella Property enters the county's storm water system. According to Mr. Scarsella, the shop on site may be connected to a septic tank. Originally, the septic tank pumped into a drainfield under the asphalt on the northeast quarter of the parking area near the main shop. Since this time, the area has been paved and the septic tank and drain lines have been removed.

According to Mr. Scarsella, one gasoline and one diesel UST were removed from the east side of the AirPro property in the late 1970s. The tanks were located approximately 30 to 40 feet south of the northeast corner of the site. The gasoline UST was approximately 1,000 gallons and the diesel UST was approximately 2,000 gallons in size. A county representative inspected the tanks for leaks, and according to Mr. Scarsella neither of the tanks were leaking at the time of removal. He stated that soil hauled in from another location was used to fill the holes created during the tank removal. Mr. Scarsella stated that waste oil is stored in barrels inside of the shop on a regular basis. Oils are also stored on the south side of the AirPro building. Paints are stored on the back pad behind

the south gate. According to Jerry Scarsella, a re-circulating parts washing tub and parts washing solvents were used on site. No hoists or drains are present inside of the shop.

According to Mr. Scarsella, Pacific Water Sports (PWS) has occupied the tenant space at 16055 International Blvd since 1980. U-Rent Shop, a hand tools and chain saw rental company occupied the space prior to PWS occupancy. The office/retail shop building was constructed in 1948 and was originally occupied by a real estate sales company. The manufacturing buildings were constructed in 1960. The Scarsellas used the site for tire storage. The long storage shed is typically used for equipment storage. U-Save is using the remaining portion of the site for long-term parking. According to Mr. Scarsella, there are no remaining USTs on any of the parcels, all have been removed. One UST, believed to be used for gasoline, was, to Mr. Scarsella's knowledge, removed from the PWS site in the 1980's. Mr. Scarsella described the location of this tank as 30 feet south of the retail shop and 20 feet east of the southwest corner of the retail shop. Mr. Scarsella stated that PWS has had no problems with the fire department.

The Lightfoot/U-Save parking facility has occupied the site located at 16223 International Blvd. since 1980. Prior to this, the property was occupied by the Scarsella Brothers Yard. Lube oil is stored in 50-gallon drums on the back pad. Mr. Scarsella had no information regarding vehicle-related spills. Mr. Scarsella stated that, to his knowledge, there are no PCBs on the Scarsella Property.

Jim Mulanax, AirPro Owner, Scarsella Property Tenant

According to Mr. Mulanax, AirPro Equipment stores and repairs hydraulic equipment on the property. Compressed gases, paints, lacquer thinners, and various petroleum-based products are regularly kept on site. Two 55-gallon drums, one containing gasoline and the other containing diesel, are stored inside of the AirPro shop. Hydraulic oil is stored in 55-gallon drums and waste oil is stored in 250-gallon drums. Prior to purchasing their steam parts washer, AirPro used chemical solvents for parts cleaning. Mr. Mulanax stated that the catch basins on site are equipped with filtering materials and that there was an oil/water separator on site.

Lee Moyer, Pacific Water Sports Owner, Scarsella Property Tenant

Mr. Moyer stated that Pacific Water Sport's kayak manufacturing process includes the use of styrene-containing resins, sealers, glazes, large amounts of acetone and methyl ethyl ketone peroxide (MEKP). PWS has a permit to store less than 5 gallons of MEKP on site at one time. Mr. Moyer stated that he uses a homemade acetone recovery system to recycle the acetone used during the process of kayak manufacturing. According to Mr. Moyer, at least one UST is present on the property. The contents of the potential UST are not known. The UST is located south of the retail shop. It is suspected that at least one additional UST is present on this particular property. Mr. Moyer stated that, to his knowledge, the U-Rent facility (a prior tenant) was responsible for the installation and use of this UST. An additional UST is presumed to be located just south the assembly building (located on the western portion of the property), near an old wooden storage shed. Mr. Moyer was unaware of the contents of either UST. Mr. Mayer also thought that the finishing ship facility had formerly been used as a body shop.

Mark Thompson, SeaTac Fire Department

According to Mr. Thompson, the SeaTac Fire Department does not have any records of fires, hazardous materials responses, or USTs on the SunRealSeaTac Airport site. Mr. Thompson stated that there were no incidents on record since 1998. Prior to SeaTac's incorporation in 1990, the subject property was under the King County Fire Department's jurisdiction. Mr. Thompson suggested that the King County Fire Department be contacted in regard to incidents occurring prior to 1990.

Sherrie Chapman, King County Fire Marshall's Office

Ms. Chapman stated that the King County Fire Marshall's Office did not have any records of fires, spills, hazardous materials responses, or USTs on the subject property.

Joan Johnson, Daughter of Cavey Property Owner

Ms. Johnson stated that her father, Charles Cavey, has owned the Cavey property since approximately 1944. Originally, the Cavey family owned and operated a florist and greenhouse facility on the site. According to Ms. Johnson, the original building on the site was converted from a greenhouse to a warehouse in approximately 1957. Since the conversion to warehouse space, the property has been rented to various tenants. Ms. Johnson stated that at one point, an oil furnace, with attached tank, was used on the site. Ms. Johnson stated that since 1992, Melvin Markum has rented the space for storage of household and personal items. She stated that the City of SeaTac has complained about the clutter associated with the property.

4. SUMMARY

The following sections briefly summarize information discussed in sections 1 through 3 of the report. These sections should be referred to in order to fully understand the site features.

4.1 Site Reconnaissance

The SunRealSeaTac Airport site is a commercial-use site located in SeaTac, Washington. The site is comprised of four parcels identified as the Scarsella, Pong, Cavey and Collop properties. There are six tenants occupying various locations throughout the site. AirPro Equipment, a hydraulic equipment facility, was found to have various paints, lubricants, and compressed gases onsite. Additionally, 55-gallon oil drums and a 250-gallon drum of waste oil are stored on the property. Prior to purchasing the steam parts washer, solvents were used for parts cleaning. A substantial portion of the exterior of AirPro is unpaved and is used for storage of hydraulic lift equipment. It was raining during the time of the site visit and an oily sheen was noted in the stormwater running into the two catch basins on site.

Pacific Water Sports, a kayak manufacturing and sales facility, was found to have various styrene-containing resins, gel coats, large amounts of acetone and methyl ethyl ketone peroxide (MEKP). Due to rapid resin volatilization, styrene does not pose a significant risk to soil and groundwater on site. However, use of liquid solvents such as acetone and MEKP do present a "recognized environmental condition." Additionally, the site owner has used the facility for construction equipment maintenance and the detail shop was reportedly formerly used as a body shop. Historically, body shops use many solvents and paints. There was at least one aboveground fuel storage tank observed on the PWS site.

The Pool Works and the former catering company were free of hazardous substances. The Lightfoot/U-Save facility uses much of the Pong and Scarsella properties for long-term airport parking. The vehicles are parked on unpaved areas of the lot and it is likely that certain areas of these properties have been impacted from vehicle oil leaks.

The entire site was relatively free of illegally dumped items and trash. No evidence of soil staining or petroleum impacted soil was observed.

The majority of the Pong and the southern portion of the Scarsella properties were used as a long-term car parking lot for airport passengers. We noted that the parking areas were unpaved, with paved driving access roads throughout the property. No evidence of spills or stressed vegetation was noted, although suspected in areas throughout the parking lot.

4.2 Review of Historical and Government Agency Information

The review of aerial photographs dating back to 1936, Historical City Directories and U.S. Geological Survey topographic maps revealed that the site has historically been used commercially. In review of the EcoSearch Database summary for the site and surrounding properties, there is not a "recognized environmental condition" pertaining to the release of petroleum materials from the underground storage tanks on each the two sites identified as being within ¼ mile of the subject site. It is unlikely that any current or previous uses of the site had or will have an impact on the groundwater near the site.

4.3 Interviews

Information gathered during interviews confirmed the other historical and governmental database information collected. The interviews also provided valuable information regarding the use of chemicals on site, including the handling and disposal of waste materials, the locations of USTs and past site usage.

4.4 Historic Aerial Photograph Review

The review of available historic aerial photographs of the site and surrounding properties dating back to 1936 indicated that the property has historically been used agriculturally and commercially for vehicle and/or materials storage. The aerial photographs revealed no site uses of concern within close proximity that would have an adverse impact on the site.

5. CONCLUSIONS

We have performed this Phase I ESA in substantial conformance with the scope and limitations of the ASTM Practice E 1527-97 for the subject property. The following "recognized environmental conditions" were identified at or near SunRealSeaTac Airport property site:

- **AirPro Equipment** - The service and maintenance associated with the high volume of hydraulic lift equipment stored at this facility requires the use of hydraulic fluids and other petroleum products. Due to the volume of hydraulic equipment storage on this site and the fact that the storage area is only partially paved, the likely occurrence of petroleum releases into the underlying soils on site is high, which presents a "recognized environmental condition." Additionally, prior to using their current steam parts washer, AirPro used solvents for parts washing. In addition, the drainfield may underlie the shop building. It is unclear if the former septic system was used for dumping waste oil/solvents. As a result, the septic drainfield is a "recognized environmental condition."
- **Pacific Water Sports** - This manufacturing facility uses resins, which contain styrene, methyl ethyl ketone peroxide (MEKP), and large volumes of acetone in their kayak manufacturing process. The high rate of volatilization associated with the styrene contained in the viscous resin materials does not present a significant risk to soils and/or groundwater in the area. However the storage and use of MEKP and acetone on site does present a "recognized environmental condition." Additionally, this property was used for construction equipment maintenance and as a body shop. Body shops typically use many solvents and paints and therefore it is possible that these may have leaked, spilled, or been disposed of at this facility in the past.
- **Vehicle Parking** - Large portions of both the Pong and Scarsella properties are used for long-term airport parking. Vehicles are stored in unpaved areas currently and it has been determined that the site has been used this way for approximately 40 years. Therefore, it is likely that oil leaks associated with these vehicles have impacted the site. It is likely that most of these impacts are limited to surface soils. However, given the length of time and scale associated with long-term vehicle parking, we expect that some areas may have deeper and more widespread petroleum contaminated soils (PCS).
- **Current and Former USTs** - The presence of at least one underground storage tank (at PWS) coupled with the historical information stating that several USTs have been removed onsite in the past, presents a "recognized environmental condition." Soils associated with these USTs may have been impacted. It is not clear that all of the petroleum-contaminated soils encountered during the UST removals were remediated during UST removal and therefore may remain onsite.
- **Information regarding the origin of the fill on the property, the date it was placed, its quality, and its content is not available.** Therefore, it is possible that the fill material was contaminated and that it may be acting as a source of contamination on the site. It is estimated that groundwater is between 30 and 50

feet below ground surface, therefore potentially contamination fill may not impact the groundwater in the area.

- Suspect asbestos containing materials (ACM) were identified in several of the site's buildings. The presence of suspect ACM was limited to floor tiles/mastics and flat roofing. We do not anticipate the presence of significant amounts of asbestos throughout the property. However, these materials need to be more accurately identified through a HazMat survey suitable for pre-demolition purposes. The HazMat will also identify lead-based paints and possible PCB-containing light ballasts.

We believe that the possibility of significant environmental risks associated with the SunReal SeaTac Garage site are high and that sampling and analysis activities are required for the site at this time.

6. STANDARD LIMITATIONS

This Phase I ESA has been prepared for the exclusive use of SunReal. We have performed the Phase I portion of the ESA in substantial conformance with the scope and limitations of ASTM Practice E 1527-97 for the site.

This report includes data and information collected during the site visit by Golder Associates, Inc. and is based solely on the condition of the property at the time of the site visit and supplemented by historical information from data base retrieval techniques. There is always the possibility that the disposal or release of hazardous material to the soil or groundwater has occurred and been covered so as not to be readily obvious from the surface. There is always a degree of risk that additional materials, not identified in this study, requiring special handling, may be encountered. Furthermore, it is possible the soil and groundwater collection and testing activities were not sufficient to represent all conditions of potential impact to the property.

In evaluating the property, Golder Associates Inc. has relied in good faith on historical information provided by individuals noted in this report. We accept no responsibility for any deficiency, misstatements, or inaccuracy contained in this report as a consequence of omissions, misrepresentations, or fraudulent acts of persons interviewed.

This report is not meant to represent a legal opinion. No other warranty, expressed or implied, is made. Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, are the responsibility of such third parties. Golder Associates Incorporated accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this report. This study is based on information provided by others that is presumed to be true and correct. Golder Associates is not responsible for misrepresentation and misstatements from these sources used to evaluate this property.

FIGURES

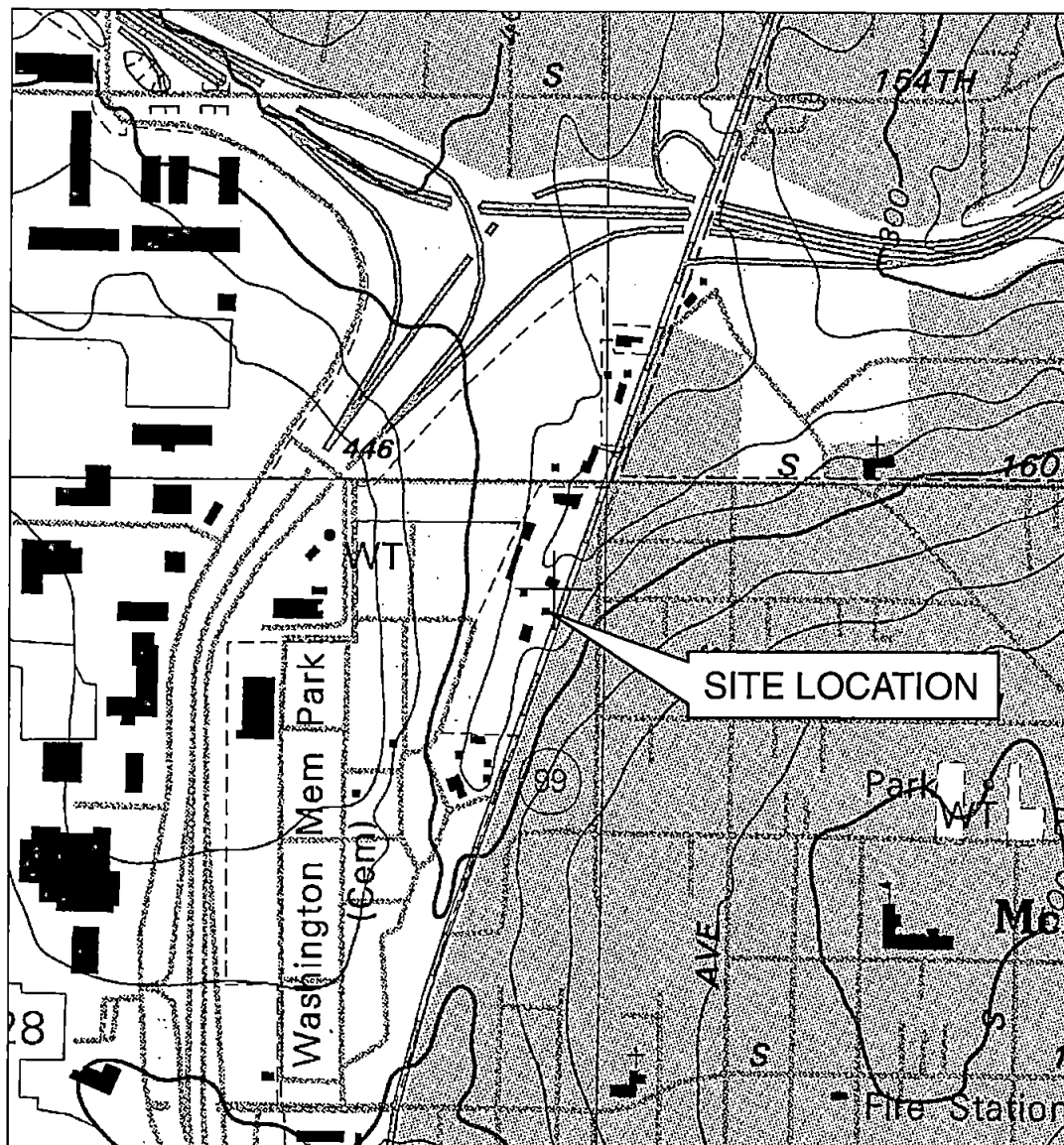


FIGURE 1
SITE VICINITY MAP
 SUNREAL/SEATAC GARAGE ESAWA

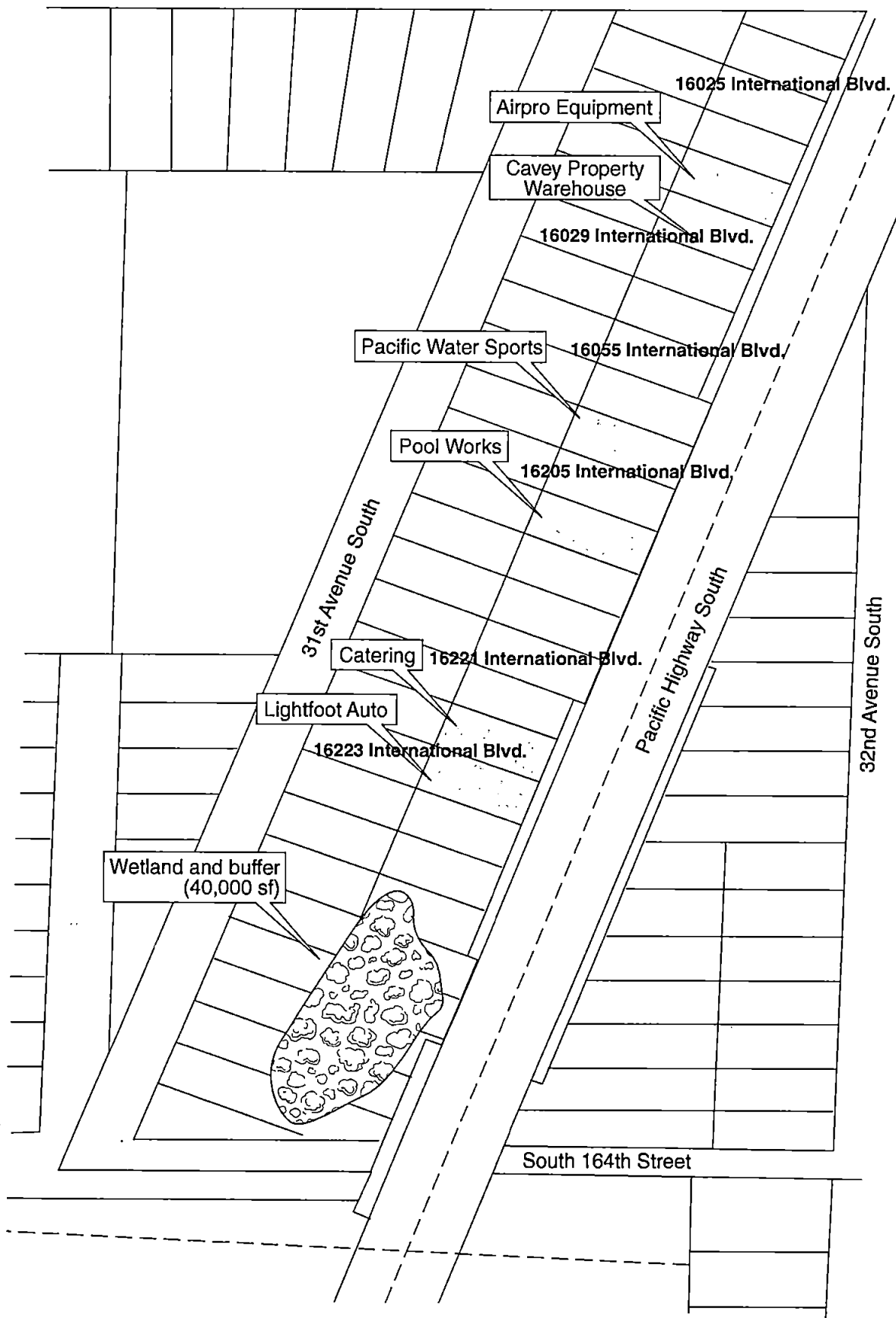


FIGURE 2
SITE MAP
 SUNREAL/SEATAC GARAGE ESA I/WA

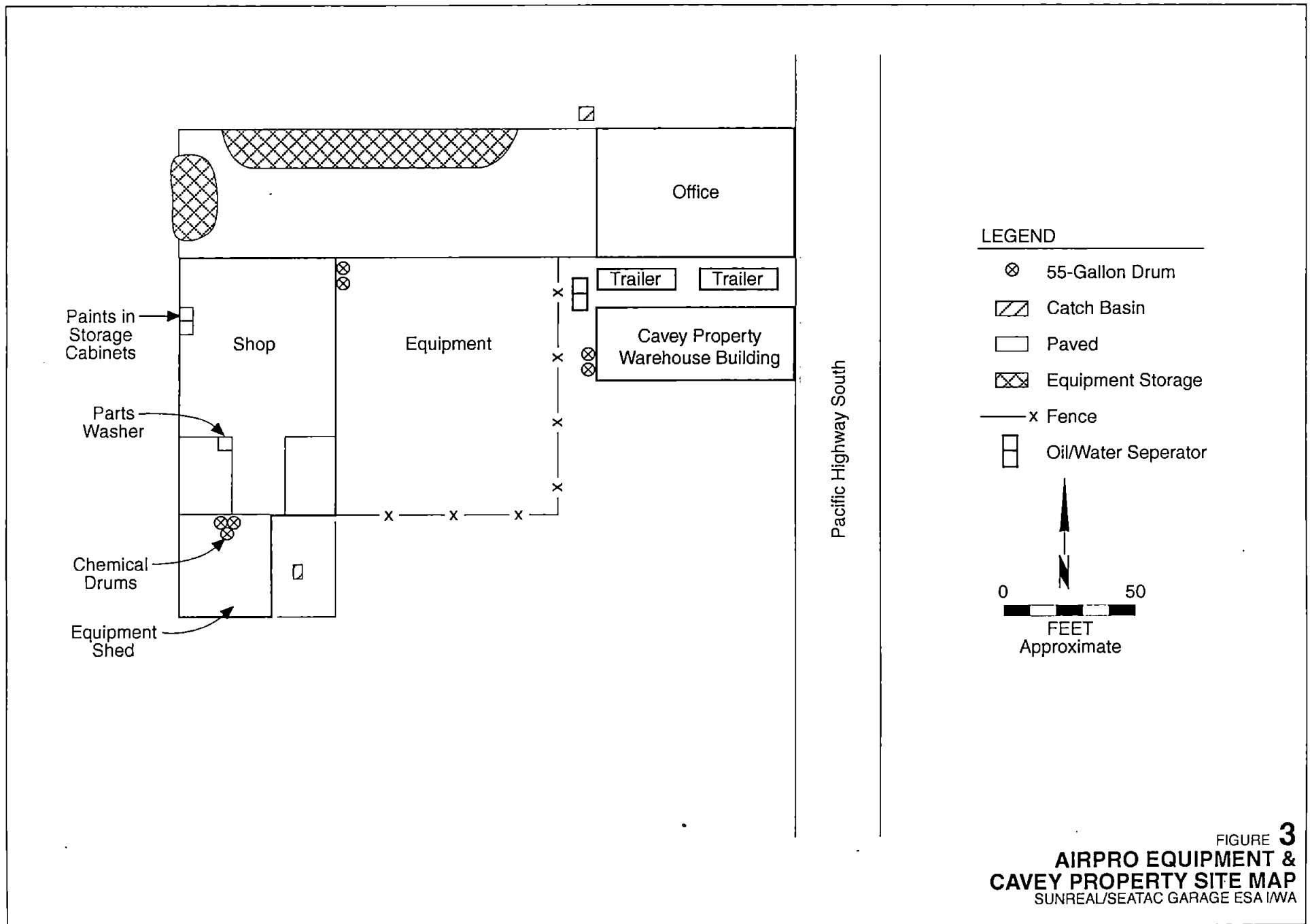
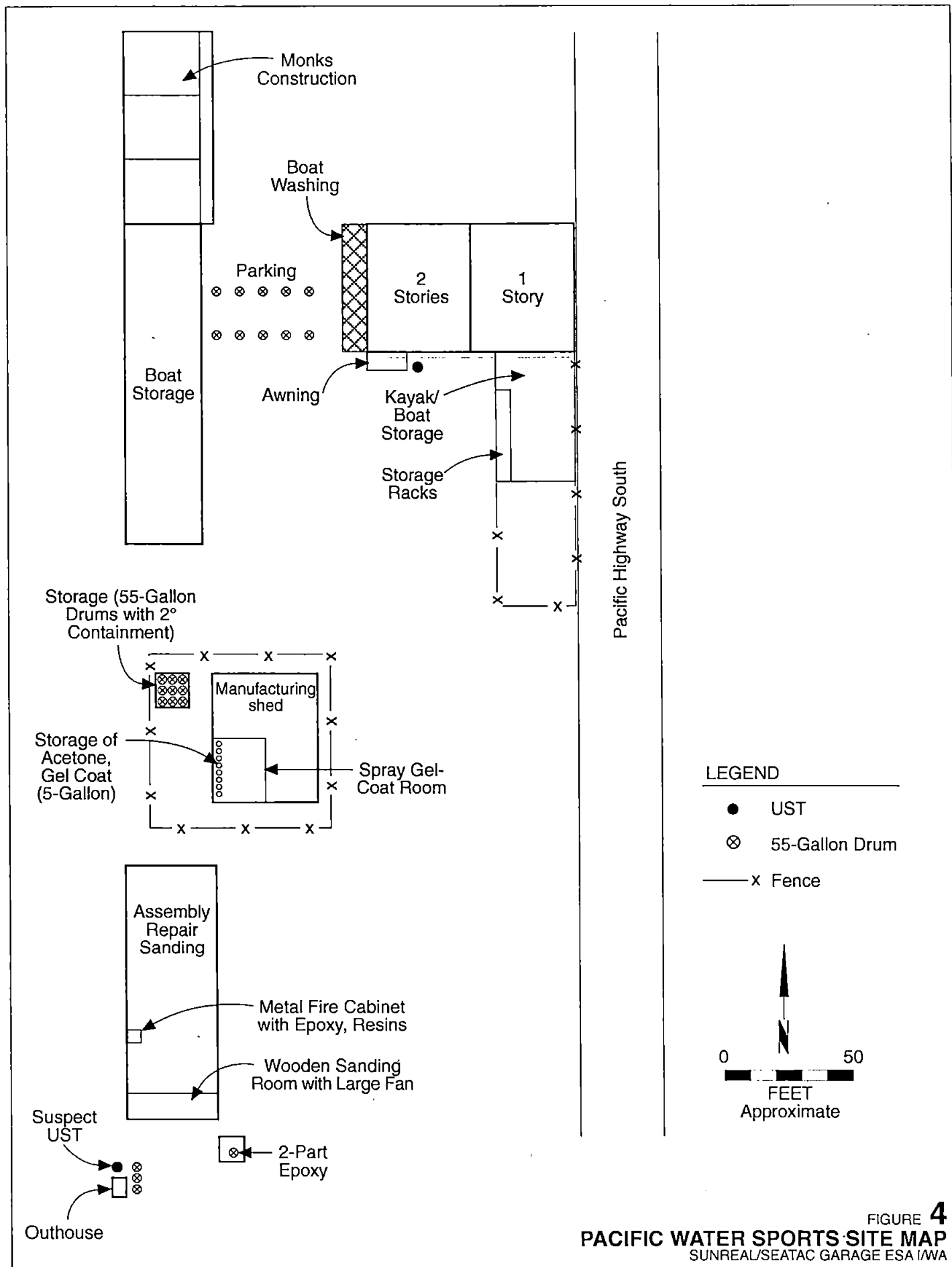
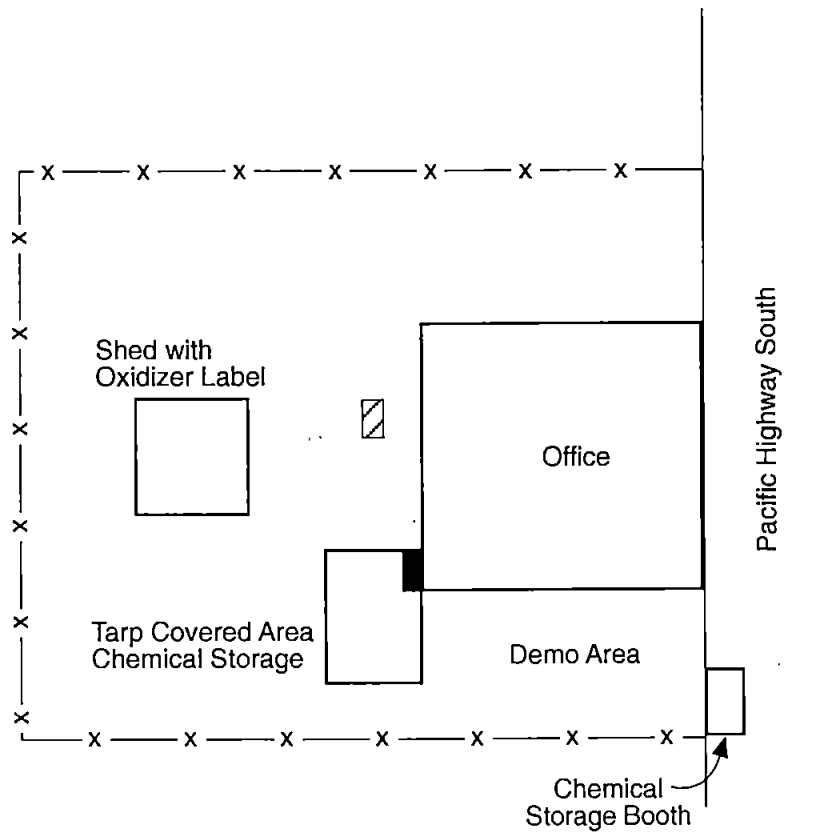


FIGURE 3
**AIRPRO EQUIPMENT &
 CAVEY PROPERTY SITE MAP**
 SUNREAL/SEATAC GARAGE ESA I/WA





LEGEND

- Drain
- ▨ Catch Basin
- x Fence

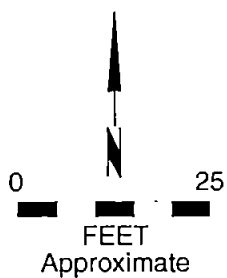
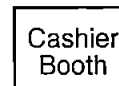
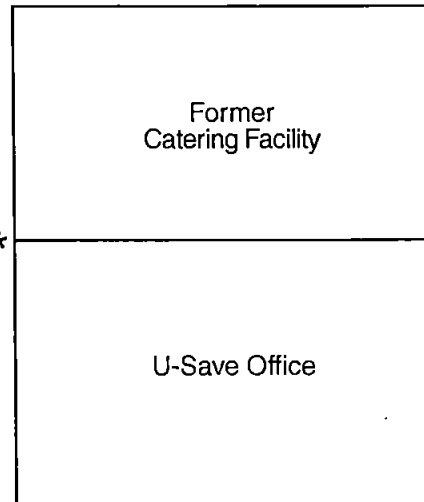
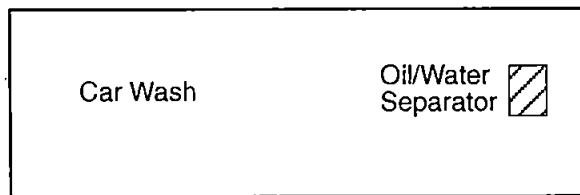
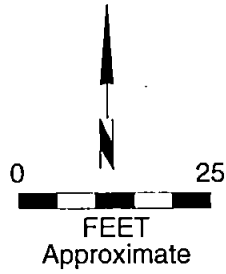


FIGURE 5
THE POOL WORKS SITE MAP
 SUNREAL/SEATAC GARAGE ESA I/WA

LEGEND

 Catch Basin



Pacific Highway South

Unpaved Parking Area

* Approximate Location

FIGURE 6
**LIGHTFOOT/U-SAVE AUTO &
CATERING FACILITY SITE MAP**
SUNREAL/SEATAC GARAGE ESA I/WA

PHOTOGRAPHS



Photo 1. Airpro unpaved hydraulic equipment storage area & shop exterior. (Scarsella property facing southwest)

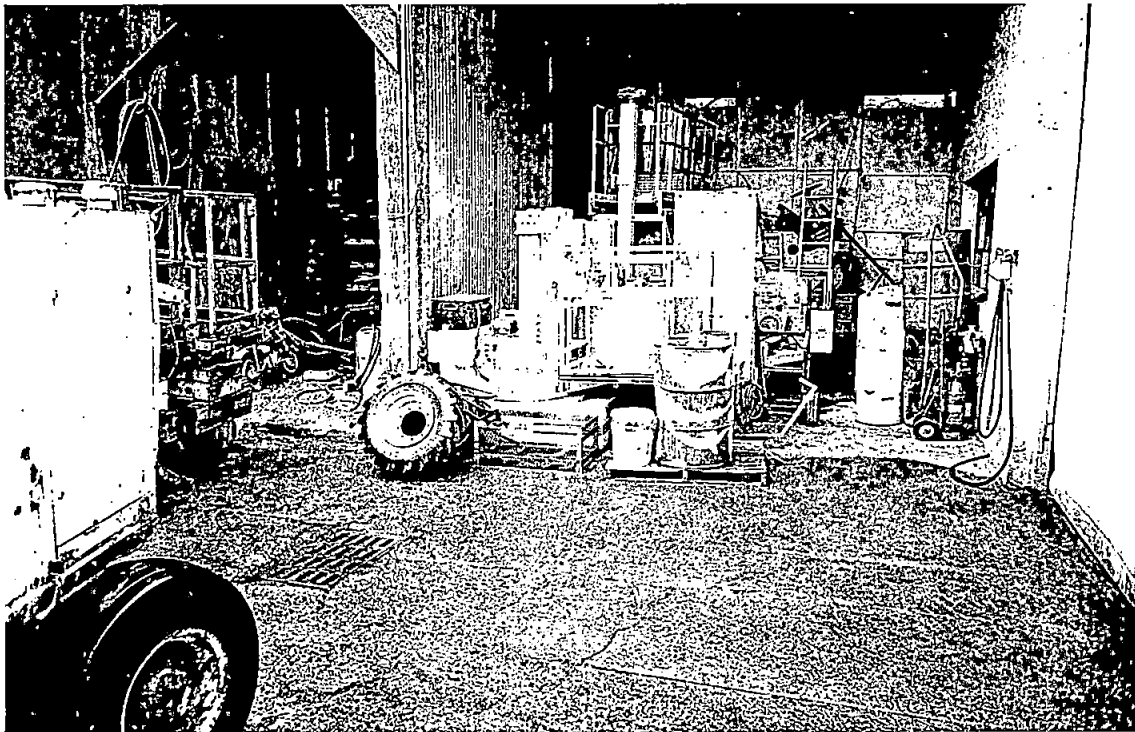


Photo 2. Airpro equipment storage area with chemical drums & catch basin. (Scarsella property facing west)

FIGURE **8**
SITE PHOTOGRAPHS
 SUNREAL/SEATAC GARAGE ESA/WA



Photo 3. Long-term parking area & empty 55-gallon drums behind Pacific Water Sports. (Scarsella property facing northwest)

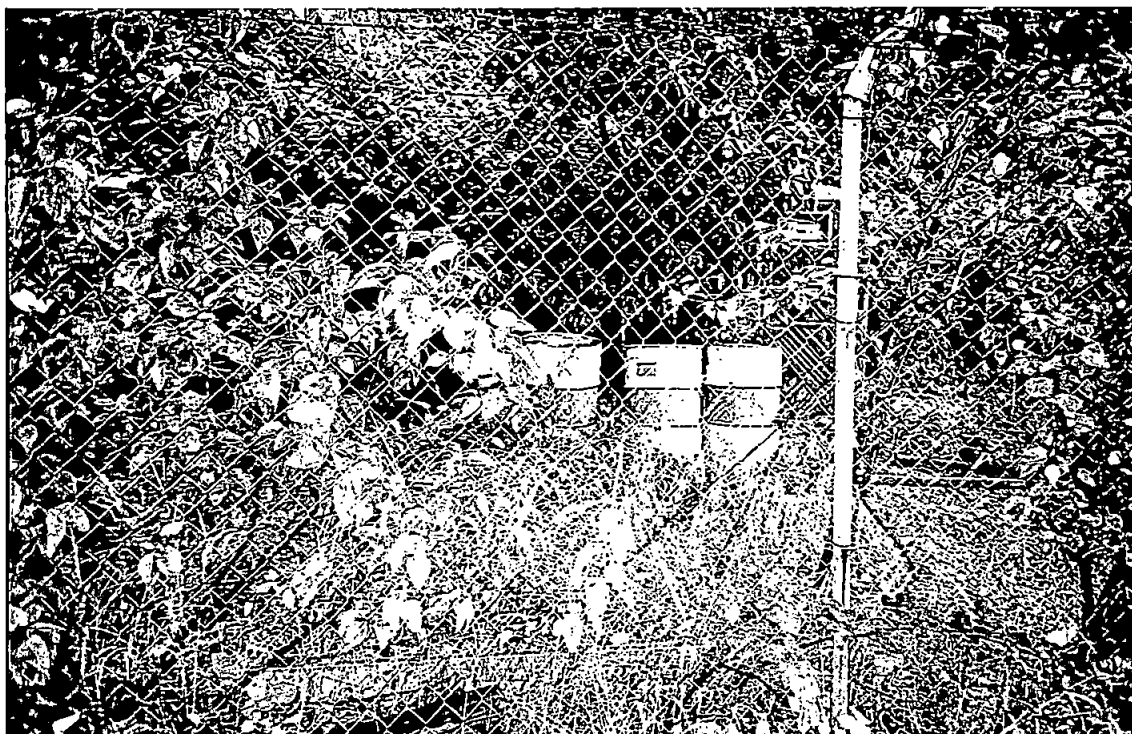


Photo 4. Pacific Water Sports chemical drums & outhouse near suspect UST. (Scarsella property facing west)

FIGURE 9
SITE PHOTOGRAPHS
 SUNREAL/SEATAC GARAGE ESAWA



Photo 5. Collop property & International Blvd. (Facing north)

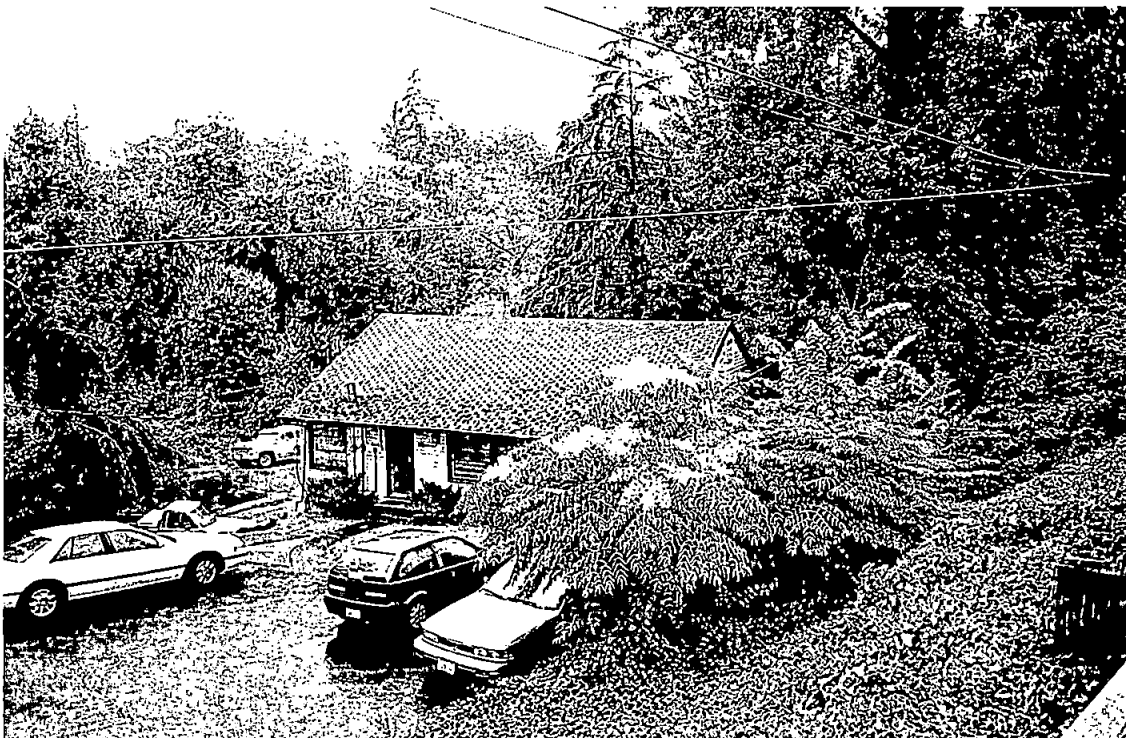


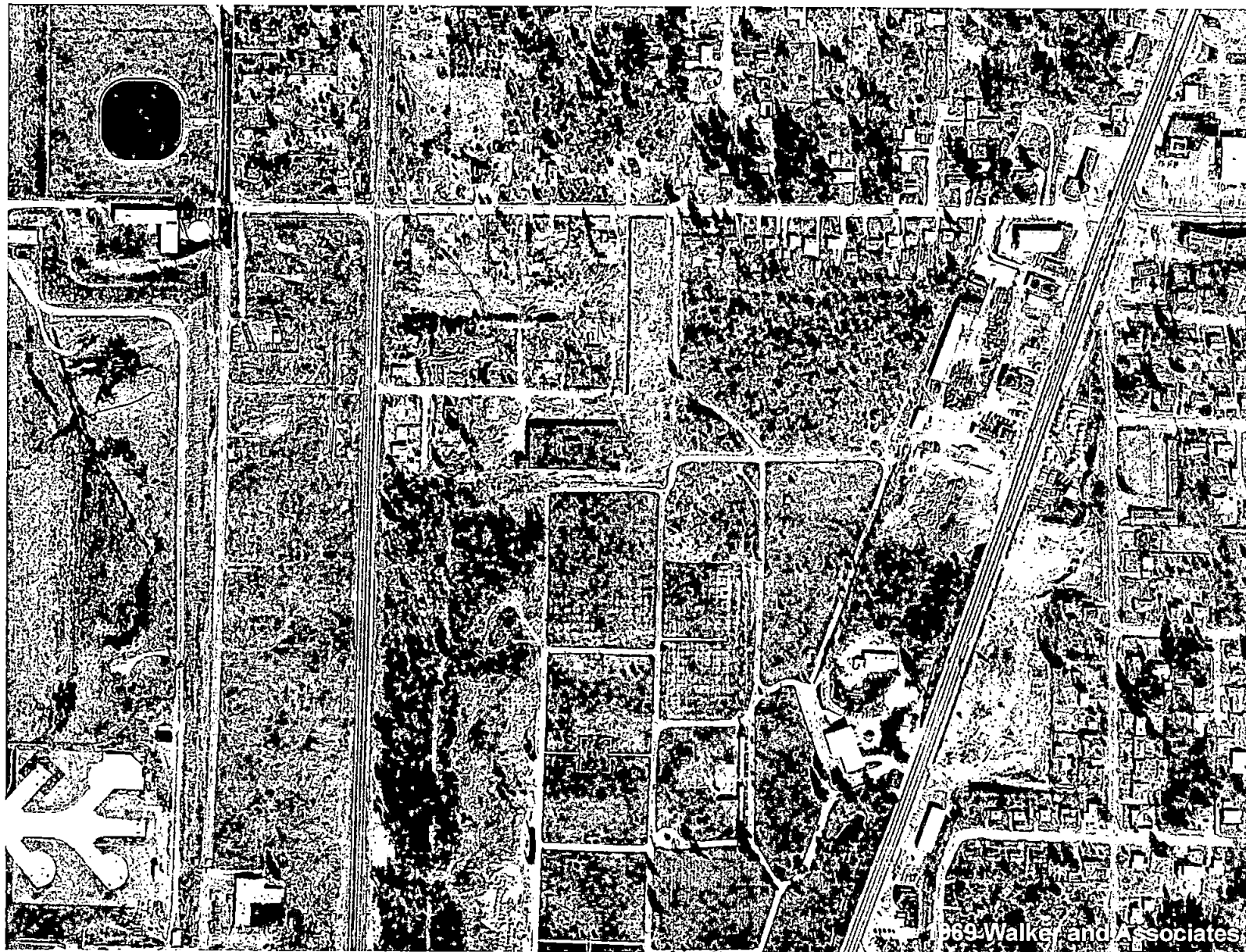
Photo 6. Collop property & mortuary buildings. (Facing northwest)



Photo 7. Lightfoot/U-Save Auto facility, including car wash & former catering office.

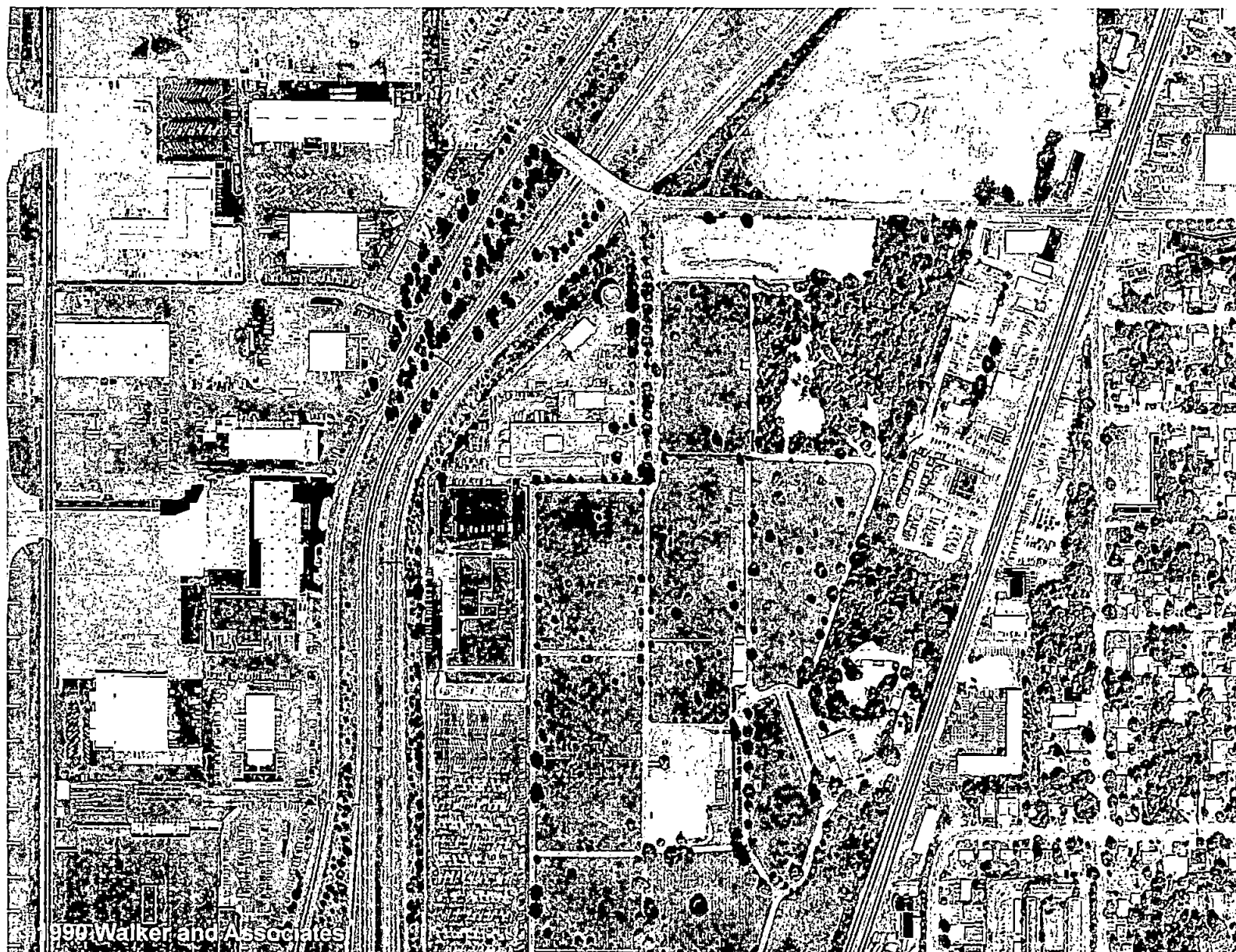


FIGURE 12
1946 AERIAL PHOTOGRAPH
SUNREAL/SEATAC GARAGE ESAWA



1969 Walker and Associates

FIGURE 13
1969 AERIAL PHOTOGRAPH
SUNREAL/SEATAC GARAGE ESA/WA



© 1990 Walker and Associates

FIGURE 14
1990 AERIAL PHOTOGRAPH
SUNREAL/SEATAC GARAGE ESAWA

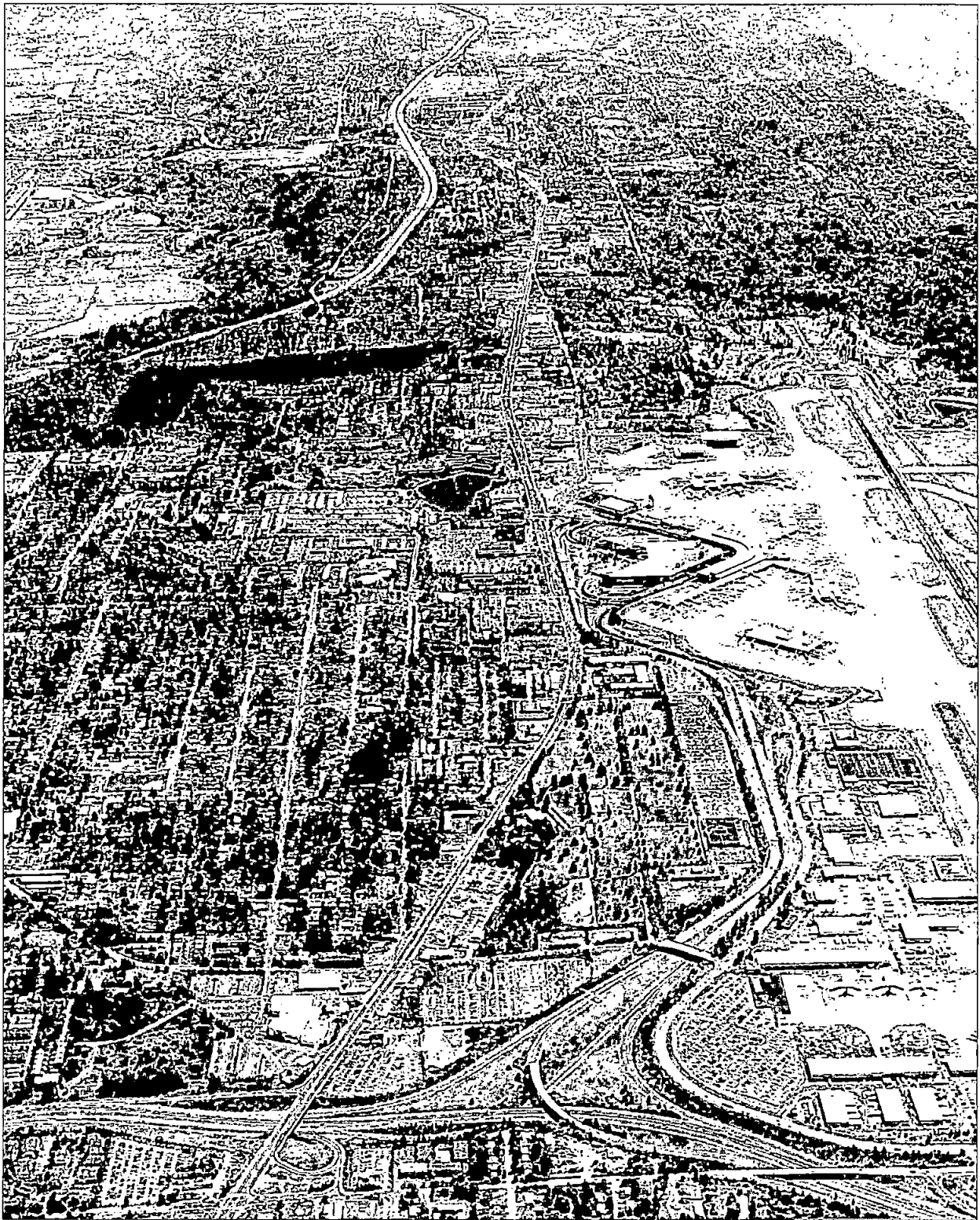


FIGURE 15
AERIAL PHOTOGRAPH
SUNREAL/SEATAC GARAGE ESA/WA



FIGURE 16
AERIAL PHOTOGRAPH
SUNREAL/SEATAC GARAGE ESA/WA

APPENDIX A
ECOSEARCH-SANBORN INC. REPORTS

EcoSearch Environmental Resources, Inc.
City Directory Research
(317) 574-8830
Fax: (317) 574-8840

f a x t r a n s m i t t a l

to: Mr. Bill Beck

company: Golder Associates, Inc.

fax: 425-882-5498

from: M. L. River

date: 05/11/2000

re: Seattle (SeaTac), WA site(s)

pages: 2 w/cover

NOTES:

CITY DIRECTORY RESEARCH

ECOSEARCH ENVIRONMENTAL RESOURCES, INC.

Page 1 of 1

Job#: 2077

Date: 05/10/00

EcoSearch#: 2087-5601

Pacific Highway South
SeaTac, WA 98158

Source &Year	Nearest listed lower number same side of st.*	TARGET ADDRESS	Nearest listed higher number same side of st.*
City Dir 1998	16055 Pacific Highway S Pacific Water Sports	Pacific Highway South 16205 - Pool & Spa Works 16223 - U-Save Auto Rental 16229 - Ryder Truck Rental	16445 Pacific Highway S Bonney - Watson / Washington Memorial - (funeral dir)
City Dir 1992	16055 Pacific Highway S Pacific Water Sports	Pacific Highway South 16205 - Pool & Spa Works 16223 - U-Save Auto Rental 16229 - Ryder Truck Rental	16445 Pacific Highway S Bonney - Watson Washington Memorial - (funeral dir)
Polk 1987	No lower numbers listed.	16201-16399 Pacific Hwy S Target addresses not listed	17001 Pacific Highway S Hyatt Seattle Hotel
Polk 1981	No lower numbers listed.	16201-16399 Pacific Hwy S Target addresses not listed	17001 Pacific Highway S Hyatt Seattle Hotel
Polk 1976	No lower numbers listed.	16201-16399 Pacific Hwy S Target addresses not listed	23209 Pacific Highway S Midway Tavern
	<i>Publication of the South King County/Seattle directories began in 1976. The above represents the only available directories in the Library of</i>		
	<i>Congress and the Seattle Public Library.</i>		

* Identifies the nearest site listed in the directory. This may or may not be the adjoining site.

EcoSearch Environmental Resources, Inc.

9365 Counselors Row Suite 104
Indianapolis, Indiana 46240
ph: (317) 574-8830 fax: (317) 574-8840

EcoSearch

Government Records Search

Type of Report:	Priority Risk Report
Site Location:	Seatac Parking Garage Development Pacific Highway South Seatac, WA 98158
Date:	September 11, 2000
Report ID Number:	2227-2301
Especially Prepared For:	Mr. Bill Beck Golder Associates, Inc.

Limits of Information:

Customer proceeds at its own risk in choosing to rely on EcoSearch Environmental Resources, Inc. ("EcoSearch") services, in whole or in part, prior to proceeding with any transaction. EcoSearch cannot be an insurer of the accuracy of the information, errors occurring in the conversion of data, or for customer's use of the data. EcoSearch and its affiliated companies, officers, agents, employees, and independent contractors cannot be held liable for accuracy, storage, delivery, loss, or expense suffered by the customer resulting directly or indirectly from any information provided by EcoSearch Environmental Resources, Inc.

Thank you for choosing EcoSearch.

Introduction

We want to thank you for your order requesting the enclosed site assessment.

EcoSearch makes every effort possible to combine the most accurate environmental data available into an understandable and easy-to-use format.

While every attempt has been made to ensure accuracy of the information presented, we cannot guarantee the accuracy of the data from the original sources, nor can we guarantee that no transcription or plotting errors have occurred.

If any concerns arise from your review of the databases in this report, please call the appropriate agency involved. As a service, we have included phone numbers in the database description section of this report to help you in your evaluation.

The enclosed maps present a working approximation of the location of surrounding environmental sites based primarily on available accurate site addresses. These maps should not be used for purposes more correctly handled by surveys.

EcoSearch is driven by its mission to present the most responsive, technically sound, and cost-effective environmental data services available to our customer.

Read Me First

The following suggestions are offered in an attempt to help you in using and understanding this site assessment from

1. Skim over the entire report to familiarize yourself with its contents and layout.
2. You will notice that the information is presented following this general concept: we begin by giving sections that summarize data and then give detailed information about these summaries as you proceed further into the report.
3. Then refer to the section titled "Statistical Overview". You will need to take a moment to read the column headings and the data below them. Also, as you go down the first column (left side) you will probably need to look back at the preceeding section titled "Database Descriptions". Please pay particular attention to the radius searched as they vary according to the database. These are ASTM standards that we meet and exceed. Your site's datum is the third, shaded column. Also, the next column showing database hits within the first radius is important as it will include data about adjoining properties. The unmappable sites have their own section with a cover page explaining them.
4. The next section titled "Maps" is important as it gives a very clear visual presentation of the site, and which database(s) are at the site itself or within the study radii.
5. The site summary page(s) tells you by map ID# which database is at that location as well as the site's name and distance/direction from your study site. You will notice that the numbering corresponds to the distance from the subject site-- eg. #1 is your site itself or the site closest to it, #2 is further away. This continues until all database hits have been summarized within the largest study radius. Your report may extend further than one mile if you asked us to extend the radii.
6. As you will recall our format goes from summary-type pages to detailed information. Therefore, the next section is "Detailed Data". Here extensive data is given about each database hit. The map ID#, distance, and direction are in the top left corner. Further data follows.
7. The "Unmappable" section was referred to earlier. In this summary you will find those sites. Please read the cover page as it describes unmappable sites and our efforts to minimize and/or eliminate them from all of our site assessments.
8. The last section -- "Glossary/Acronyms" is self-explanatory and often helpful to our customers.

If you would like further help in understanding our reports please refer to the frequently asked questions list on our web site or call as our intention is to have this report helpful to you.

Database Descriptions -- Federal Databases

NPL

National Priorities List

US Environmental Protection Agency
Office of Solid Waste and Emergency Response
(703) 603-8881

Data Date: June 20, 2000
Release Date: August 10, 2000
Active Date: August 25, 2000
Last Contact Date: September 5, 2000

The NPL is a subset of the CERCLIS and lists over 1,150 of the nation's most dangerous sites of uncontrolled or hazardous waste which require cleanup. Also known as the Superfund List, the sites are scored according to the hazardous ranking system.

CERCLA (Active)

Comprehensive Environmental Response, Compensation, and Liability Information System (Active)

US Environmental Protection Agency
Office of Solid Waste and Emergency Response
Internet

Data Date: June 20, 2000
Release Date: August 10, 2000
Active Date: August 25, 2000
Last Contact Date: September 5, 2000

CERCLIS maintains information on over 15,000 sites nationally identified as hazardous or potentially hazardous which may require action. These sites are currently being investigated or an investigation has been completed regarding the release of hazardous substances. The most serious of this list as ranked by the hazardous ranking system are transferred to the NPL.

CERCLA (NFRAP Archive)

Comprehensive Environmental Response, Compensation, and Liability Information System (NFRAP Archive)

US Environmental Protection Agency
Office of Solid Waste and Emergency Response

Data Date: June 20, 2000
Release Date: August 10, 2000
Active Date: August 25, 2000
Last Contact Date: September 5, 2000

For more complete information purposes we include sites which have been reclassified as No Further Remedial Action Planned (NFRAP) by the EPA. This action was taken by the EPA beginning February 1995 as a part of the Brownfields Redevelopment Program. These former CERCLIS sites, also known as the CERCLIS Archive, have been delisted because a lack of significant contamination was found.

RCRA TSD

Resource Conservation and Recovery Information System -- Treatment, Storage, and Disposal Facilities

US Environmental Protection Agency
Office of Solid Waste and Emergency Response
(202) 260-4610

Data Date: April 15, 2000
Release Date: April 15, 2000
Active Date: August 7, 2000
Last Contact Date: September 5, 2000

RCRIS contains information on hazardous waste handlers regulated by the US Environmental Protection Agency under the Resource Conservation and Recovery Act (RCRA). It is a national system used to track events and activities which fall under RCRA. The TSD database is a subset of the complete RCRIS file which includes facilities which treat, store, dispose, or incinerate hazardous waste. Additionally, compliance and corrective action (CORRACTS) information is included.

RCRA Generator

Resource Conservation and Recovery Information System -- Large and Small Quantity Generators

US Environmental Protection Agency
Office of Solid Waste and Emergency Response
(202) 260-4610

Data Date: April 15, 2000
Release Date: April 15, 2000
Active Date: August 7, 2000
Last Contact Date: September 5, 2000

RCRIS contains information on hazardous waste handlers regulated by the US Environmental Protection Agency under the Resource Conservation and Recovery Act (RCRA). It is a national system used to track events and activities which fall under RCRA. The generators database is a subset of the complete RCRIS file which includes hazardous waste generators which create more than 100kg of hazardous waste per month or meet other requirements of RCRA. We also include RCRA Notifiers, Transporters, and formerly regulated RCRA Sites for more complete hazardous waste information. Additionally, compliance and corrective action information is included.

RAATS

RCRA Administrative Action Tracking System

US Environmental Protection Agency
Office of Enforcement and Compliance Assurance
(202) 564-4104

Data Date: April 14, 1995
Release Date: Not Available
Active Date: April 17, 1995
Last Contact Date: September 5, 2000

The RCRA Administrative Action Tracking System contains additional information on RCRA enforcement actions. Data includes the type of action, proposed penalty, and final penalty amount. This is a historical database and will not be updated by the source agency. EcoSearch will call once a year to verify historical status.

CORRACTS

Resource Conservation and Recovery Information System -- Corrective Action Sites

US Environmental Protection Agency
Office of Solid Waste and Emergency Response
(202) 260-4610

Data Date: April 15, 2000
Release Date: April 15, 2000
Active Date: August 7, 2000
Last Contact Date: September 5, 2000

The CORRACTS database includes RCRIS (Resource Conservation and Recovery Information System) sites with reported corrective action. This information is also reported in the standard RCRIS detailed data.

ERNS

Emergency Response Notification System

US Environmental Protection Agency
Office of Solid Waste and Emergency Response
(202) 260-2342

Data Date: January 1, 2000
Release Date: January 1, 2000
Active Date: March 17, 2000
Last Contact Date: September 5, 2000

ERNS is a national database which contains information on specific notification of releases of oil and hazardous substances into the environment. The system stores data regarding the site of the spill, the material released, and the medium into which it occurred. As a joint effort, the Department of Transportation and the Environmental Protection Agency have collaborated to compile more than 365,000 records.

PADS

PCB Activity Database System

US Environmental Protection Agency
Office of Pollution Prevention and Toxics
(202) 260-3992

Data Date: November 20, 1999
Release Date: November 20, 1999
Active Date: February 18, 2000
Last Contact Date: September 5, 2000

This database stores information about facilities which handle PCBs and file EPA form 7710-53. It is divided into storage facilities, disposers, generators, and transporters.

TRI

Toxic Release Inventory

US Environmental Protection Agency
Office of Pollution Prevention and Toxics
(202) 260-1531

Data Date: October 1996
Release Date: November 1999
Active Date: March 17, 2000
Last Contact Date: September 5, 2000

TRI contains information from facilities which manufacture, process, or import any of the over 300 listed toxic chemicals which are released directly into air, water, or land or are transported off-site. The database includes facts on amounts of chemicals stored and emitted from the facility. This database is released on an infrequent basis by the US EPA. EcoSearch includes information from 1987 through the 1996 reporting year.

SSTS

Section Seven Tracking System

US Environmental Protection Agency
Office of Prevention, Pesticides, and Toxic Substances
(202) 564-5008

Data Date: July 31, 1998
Release Date: Not Available
Active Date: August 27, 1998
Last Contact Date: September 5, 2000

Formerly FATES, this system tracks the registration of pesticide-producing establishments and tracks the types and amounts of pesticides, active ingredients, and devices which are sold, produced, or distributed annually.

DOCKET

Civil Enforcement Docket

US Environmental Protection Agency
Office of Enforcement
(202) 564-4114

Data Date: September 3, 1998
Release Date: Not Available
Active Date: February 3, 1999
Last Contact Date: August 25, 2000

The Civil Enforcement Docket is information on civil and administrative actions filed by the Department of Justice for the US Environmental Protection Agency. This record has been continually updated since 1972 and includes data regarding facility name, dates, laws violated, and penalties assessed.

TSCA

Toxic Substances Control Act Inventory

US Environmental Protection Agency

(202) 554-1404

Data Date: May 14, 1986

Release Date: Not Available

Last Contact Date: September 5, 2000

The Toxic Substances Control Act Inventory includes the locations and chemical production information of more than 7000 processors and manufacturers of chemicals. This database is no longer released to the public by the US EPA.

Database Descriptions -- State Databases

CSCS (HWS)

Washington Confirmed & Suspected Contaminated Sites

Washington State Department of Ecology

(360) 407-7192

Data Date:	May 23, 2000
Release Date:	June 1, 2000
Active Date:	June 1, 2000
Last Contact Date:	September 5, 2000

This database provides information regarding the confirmed and suspected contaminated sites in the state of Washington.

SWF

Washington Solid Waste Facilities

Washington State Department of Ecology

Department of Solid Waste

(360) 407-6132

Data Date:	September 15, 1999
Release Date:	December 29, 1999
Active Date:	January 17, 2000
Last Contact Date:	September 5, 2000

This list includes information on both active and inactive solid waste disposal sites in the state of Washington.

LUST

Washington Leaking Underground Storage Tanks

Washington State Department of Ecology

(360) 407-7170

Data Date:	June 15, 2000
Release Date:	June 15, 2000
Active Date:	June 23, 2000
Last Contact Date:	September 5, 2000

This database provides data referring to underground storage tanks with reported releases into the environment.

UST

Washington Underground Storage Tanks

Washington State Department of Ecology

(360) 407-7170

Data Date:	June 15, 2000
Release Date:	June 15, 2000
Active Date:	June 23, 2000
Last Contact Date:	September 5, 2000

The Washington UST list provides summary information on reported underground storage tanks in the state of Washington.

EcoSearch Statistical Overview

Property Information				Search Parameters			
Pacific Highway South Seatac, WA 98158				Report: Radii: Zip Code(s): City:	Priority Risk Report ASTM [*] 98158 98188 98168 Seatac Tukwila Seattle		
Latitude:	47.457667	N	Longitude:	122.292503	W		

FEDERAL DATABASES	Radius (miles)	Mappable Sites						Unmappable Sites		
		Total	Site	Area Vicinity ^{**}	within 1/4mi	0.25 - 0.50mi	0.50 - 1.00mi	Zip Code	City	County
NPL	1.000	0	0	0	0	0	0	0	0	0
CERCLA (Active)	1.000	0	0	0	0	0	0	0	0	0
CERCLA (NFRAP Archive)	1.000	1	0	0	0	0	1	0	0	0
RCRA TSD	1.000	0	0	0	0	0	0	0	0	0
RCRA Generator	0.250	3	0	0	3	-	-	0	0	0
CORRACTS	1.000	0	0	0	0	0	0	0	0	0
ERNS	0.250	0	0	0	0	-	-	-	-	-
PADS	1.000	1	0	0	0	0	1	0	-	-
TRI	0.500	0	0	0	0	0	-	0	0	0
SSTS	1.000	0	0	0	0	0	0	0	0	0
DOCKET	1.000	3	0	3	0	0	0	0	0	0
TSCA	1.000	0	0	0	0	0	0	0	-	-

STATE DATABASES	Radius (miles)	Mappable Sites						Unmappable Sites		
		Total	Site	Area Vicinity ^{**}	within 1/4mi	0.25 - 0.50mi	0.50 - 1.00mi	Zip Code	City	County
CSCS (HWS)	1.000	10	0	7	0	1	2	0	0	0
SWF	1.000	0	0	0	0	0	0	0	0	0
LUST	0.500	14	0	6	2	6	-	0	1	0
UST	0.250	6	0	0	6	-	-	0	0	0

MANUAL GEOCODING:[^]	For this city/township,	2463	sites were manually plotted by EcoSearch.
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* This database search and study radii meets or exceeds the ASTM (American Society of Testing and Materials) standards for a government records review.

** Area Vicinity indicates that Environmental Area Records were found near your study site. These records detail contamination or other environmental conditions in a wide area which cannot be placed to a single point or more precisely plotted. More research is necessary to determine the possible environmental impact of these Area Records to your study site.

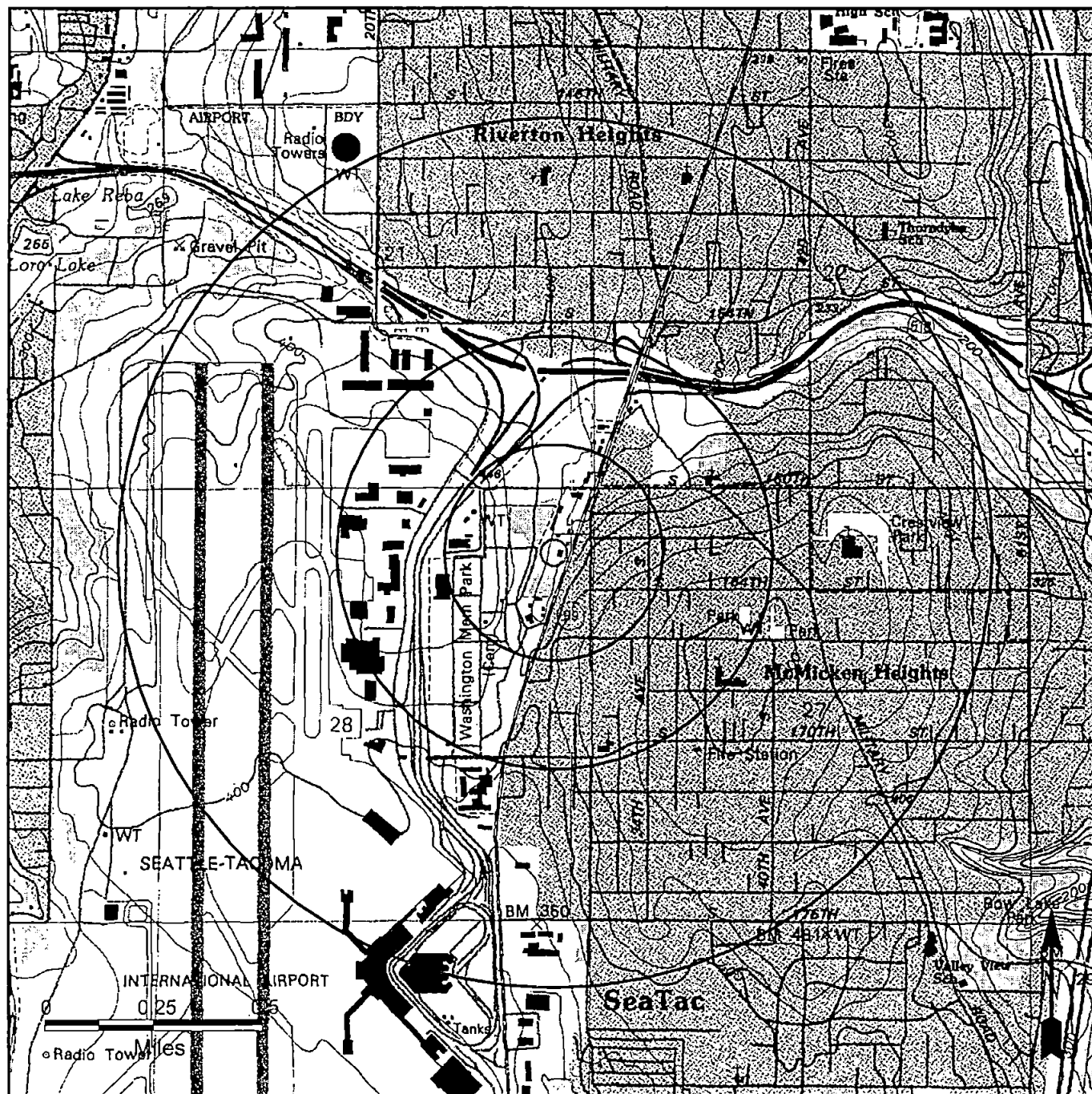
[^] Manual Geocoding: Plotting environmental site data using paper maps and phone calls to properly place the information on the map.

Accurate street addresses are required for records to be found at the study property.

Mappable Sites are environmental sites which were located and appear on the enclosed EcoSearch Map, Site Summary, and Detailed Data sections of the report. These sites are summarized based on proximity to the study site.

Unmappable Sites are governmental records with incomplete or inaccurate address information. These sites could not be located on the street map, but have been searched by the Zip Codes, Cities, and County specified in the search parameters. Further investigation of these sites and their relationship to your study site is necessary.

Note: The information contained on this map is subject to the general disclaimer on the first page.



Source: United States Geological Survey, 7.5 minute Topographic Map (Digital Raster Graphics)

EcoSearch Environmental Resources, Inc.

USGS 7.5 Minute Topographical Map

Report ID: 2227-2301
Site: Pacific Highway South
Seatac, WA 98158

☐ Target Area

Map Features are Color Coded

Black -- Cultural features such as roads and buildings.

Blue -- Hydrographic features such as lakes and rivers.

Brown -- Hypsographic (elevation) features shown by contour lines.

Green -- Woodland cover, scrub, orchards, and vineyards.

Red -- Important roads and public land survey system.

Purple -- Features added from aerial photographs during map revision.
The changes are not field checked.

A detailed Topographic Map Symbols pamphlet is available from EcoSearch free upon request.

Scale: 0.25 mile 0.50 mile 1.00 mile

Topographical Map:

Des Moines, WA -- 1949
Photorevised 1995

Site Summary

<u>Map ID#</u>	<u>Database / Agency ID#</u>	<u>Site Name, Address, and County</u>	<u>Distance/Direction</u>
1	UST Washington Underground Storage Tank 4833	AAMCO TRANS. 16310 PAC HWY. SO. SEATTLE, WA 98188 KING	0.01710 mi SSE Manually Geocoded*
2A	UST Washington Underground Storage Tank 10228	WASHINGTON MEML PK & MORT INC 16445 INTERNATIONAL BLVD SEATAC, WA 98188-3153 KING	0.09941 mi SSW Manually Geocoded*
2B	LUST Washington Leaking Underground Storage Tank 10228	WASHINGTON MEML PK & MORT INC 16445 INTERNATIONAL BLVD SEATAC, WA 98188-3153 KING	0.09941 mi SSW Manually Geocoded*
3	UST Washington Underground Storage Tank 4279	RENTAL MART 16055 INTERNATIONAL BLVD SEATTLE, WA 98188-2651 KING	0.15272 mi NE Manually Geocoded*
4A	UST Washington Underground Storage Tank 102103	GORDON TANG CO INC/GORDON TANG 16020 32ND AVE S SEATTLE, WA 98188 KING	0.16946 mi NE
4B	RCRA Generator RCRA Notifier Site WAD988510699	GORDON TANG CO INC 16020 32ND AVE S SEATTLE, WA 98188	0.16946 mi NE
4C	LUST Washington Leaking Underground Storage Tank 102103	GORDON TANG CO INC/GORDON TANG 16020 32ND AVE S SEATTLE, WA 98188 KING	0.16946 mi NE
5	UST Washington Underground Storage Tank 10917	HOST 160TH & HOST RD SEATAC, WA 98158 KING	0.20523 mi NW Manually Geocoded*
6A	UST Washington Underground Storage Tank 1549	NORTHWEST CORTEZ INC 16616 INTERNATIONAL BLVD SEATTLE, WA 98188-3155 KING	0.21394 mi SSW Manually Geocoded*
6B	RCRA Generator RCRA Notifier Site WAD988493292	NORTHWEST CORTEZ 16616 INTERNATIONAL BLVD SEATTLE, WA 98188-3155 KING	0.21394 mi SSW Manually Geocoded*
7	RCRA Generator RCRA Notifier Site WAD988509295	AIRPORT DRAYAGE CO 16215 AIR CARGO RD SEATAC AIRP SEATTLE, WA 98158	0.21695 mi W Manually Geocoded*
8	LUST Washington Leaking Underground Storage Tank 7628	WASHINGTON STATE PATROL-SEATTLE 15666 PACIFIC HWY S SEATTLE, WA 98188-2656 KING	0.37939 mi NNE Manually Geocoded*
9	LUST Washington Leaking Underground Storage Tank 4609	AIRBORNE FREIGHT CORPORATION 2580 S 166TH ST SEATAC, WA 98158-1104 KING	0.43104 mi WSW Manually Geocoded*
10	LUST Washington Leaking Underground Storage Tank 9580	TOSCO 03166-30120 16850 INTERNATIONAL BLVD SEATTLE, WA 98188-3117 KING	0.43299 mi SSW

Site Summary

<u>Map ID#</u>	<u>Database / Agency ID#</u>	<u>Site Name, Address, and County</u>	<u>Distance/Direction</u>
11	LUST Washington Leaking Underground Storage Tank 4433	TEXACO STATION #63-133-0040 17010 INTERNATIONAL BLVD SEATAC, WA 98188-3524 KING	0.49123 mi SSW Manually Geocoded*
12	LUST Washington Leaking Underground Storage Tank 489835	PREFERRED PARK-N-FLY FACILITY 17047 31ST AVE S SEATAC, WA 98188-3512 KING	0.49209 mi S
13A	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 98838821	TAC SEA MOTEL FORMER 17024 INTERNATIONAL BLVD SEATAC, WA 98188-3524 KING	0.49425 mi SSW
13B	LUST Washington Leaking Underground Storage Tank 479598	TAC-SEA MOTEL (FORMER) 17024 INTERNATIONAL BLVD SEATAC, WA 98188-3524 KING	0.49425 mi SSW
14	PADS PCB Activity Database Site WAD988476859	AMERIJET INTERNATIONAL 2345 S 156TH ST SEATTLE, WA 98158-1143 KING	0.62899 mi WNW Manually Geocoded*
15	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2435	MINCHEW PROPERTY 3025 S 150TH ST SEATAC, WA 98188-2108 KING	0.77820 mi N Manually Geocoded*
16	CERCLA CERCLA Site (Delisted NFRAP Site) WA0002190171	TUKWILA MERCURY SPILL 4014 S 152ND ST TUKWILA, WA 98188-2230 KING	0.83581 mi NE
17	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2294	SEA TAC CONTINENTAL FUEL FARM 176TH ST & AIRPORT SERVICE RD SEATAC, WA 98158 KING	0.89174 mi SSW Manually Geocoded*
18A	LUST Washington Leaking Underground Storage Tank 11987	NORTHWEST AIRLINES, INC. SEA-TAC INTERNATIONAL AIRPORT SEATAC, WA 98158 KING	0.35000 mi W Area Manually Plotted***
18B	LUST Washington Leaking Underground Storage Tank 200107	LOCKHEED AIR TERMINAL SEA-TAC AIRPORT SEATAC, WA 98158 KING	0.35000 mi W Area Manually Plotted***
18C	LUST Washington Leaking Underground Storage Tank 200557	SEA-TAC CRAWFORD AVIATION SEA-TAC INTERNATIONAL AIRPORT SEATAC, WA KING	0.35000 mi W Area Manually Plotted***
18D	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2291	SEA TAC INTERNATIONAL AIRPORT 17205 INTERNATIONAL BLVD SEATAC, WA 98158-1200 KING	0.35000 mi W Area Manually Plotted***
18E	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2293	SEA TAC NW FUEL FARM 17205 INTERNATIONAL BLVD SEATAC, WA 98158-1200 KING	0.35000 mi W Area Manually Plotted***
18F	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2295	SEA TAC PAN AM FUEL FARM 17205 INTERNATIONAL BLVD SEATAC, WA 98158-1200 KING	0.35000 mi W Area Manually Plotted***

Site Summary

<u>Map ID#</u>	<u>Database / Agency ID#</u>	<u>Site Name, Address, and County</u>	<u>Distance/Direction</u>
18G	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2296	SEA TAC NW BAGGAGE TUNNEL 17205 INTERNATIONAL BLVD SEATAC, WA 98158-1200 KING	0.35000 mi W Area Manually Plotted***
18H	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 2297	SEA TAC UNITED FUEL FARM 17205 INTERNATIONAL BLVD SEATTLE, WA 98158-1200 KING	0.35000 mi W Area Manually Plotted***
18I	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 77469337	NW AIRLINES ABANDONED HYDRANT SYSTEM CONCOURSE A SEATAC, WA KING	0.35000 mi W Area Manually Plotted***
18J	CSCS (HWS) Washington Confirmed & Suspected Contaminated Site 77676343	CONTINENTAL AIRLINES HYDRANT SYSTEM SEATAC INTERNATIONAL AIRPORT SEATTLE, WA 98158 KING	0.35000 mi W Area Manually Plotted***
18K	LUST Washington Leaking Underground Storage Tank 8202	DELTA AIRLINES SEA-TAC INTERNATIONAL AIRPORT SEATTLE, WA 98158 KING	0.35000 mi W Area Manually Plotted***
18L	LUST Washington Leaking Underground Storage Tank 9859	CONTINENTAL FUEL FARM 17200-BLK OF AIRCARGO RD SEATAC, WA 98158 KING	0.35000 mi W Area Manually Plotted***
18M	DOCKET Civil Enforcement Docket 10-88-0008C	SEA TAC MAIN TERMINAL SEA TAC INTL ARPT SEATTLE, WA 98158	0.35000 mi W Area Manually Plotted***
18N	DOCKET Civil Enforcement Docket 10-88-0009C	SEA TAC MAIN TERMINAL SEA TAC INTL ARPT SEATTLE, WA 98158	0.35000 mi W Area Manually Plotted***
18O	DOCKET Civil Enforcement Docket 10-90-0060A	SEA TAC MAIN TERMINAL SEA TAC INTL ARPT SEATTLE, WA 98158	0.35000 mi W Area Manually Plotted***
18P	LUST Washington Leaking Underground Storage Tank 11200	PAN AMERICAN WORLD AIRWAY-SEATAC PO BOX 68727 SEATAC, WA 98168-0727 KING	0.35000 mi W Area Manually Plotted***

* -- Manually Geocoded: Site plotted or corrected using paper maps, phone calls, and other resources to properly place the site on the map.

** -- Agency Provided Lat/Long: Site plotted using the latitude and longitude given by the federal or state government agency.

*** -- Area Manually Plotted: Area manually drawn using digital and paper maps.

Detailed Data

The following pages contain the detailed data concerning the sites plotted on the map and included in the site summary.

Please Note: Pages are not included for databases not found within the search radii.

These pages are arranged as follows:

Delisted CERCLA Data

RCRA TSD and Generators Data

PADS Data

DOCKET Data

Washington CSCS Data

Washington LUST Data

Washington UST Data

CERCLA Archive Data

Delisted Comprehensive Environmental Response, Compensation, and Liability Act Sites (Archive Sites)

Map ID#:	16	Distance (mi):	0.835805	Facility Name:	TUKWILA MERCURY SPILL
		Direction:	NE	Address:	4014 S. 152 ST
EPA ID#:	WA0002190171			City, State, Zip:	TUKWILA, WA 98188
CERCLIS Site ID#:	1002015			County:	KING
Status:	This site has been delisted from CERCLIS No Further Remedial Action Planned				
Federal Facility Indicator:	Not a Federal Facility	Hydro Unit:	Not Reported		
Ownership Indicator:	Not Reported	i i	Not Reported		
Comments:	Not Reported				
NPL Status:	Not on the NPL				
RCRIS Facility Indicator:	Not Reported				
<u>Event</u>			<u>Date Started</u>	<u>Date Completed</u>	
REMOVAL			1996-01-17	1996-01-17	

RCRA TSD and Generators Data

Facility and Compliance Information

Map ID#:	4B	Distance (mi):	0.169457	Name:	GORDON TANG CO INC		
		Direction:	NE	Address:	16020 32ND AVE S		
EPA ID#:	WAD988510699			City, State, Zip:	SEATTLE	WA	981884499
Status:	RCRA Notifier (Former RCRA Site)						
				SIC Code:	9999		
Land Type:	Unknown			Contact Name:	GORDON TANG		
				Contact Phone:	206-241-1500		

RCRA Evaluation / Violation / Enforcement Data

No Compliance Information Reported

RAATS (RCRA Administrative Action Tracking System) Data

RCRA Corrective Action Data (CORRACTS) Instrument and Event Data

No Corrective Action Instrument Information for this Site

Map ID#:	6B	Distance (mi):	0.213937	Name:	NORTHWEST CORTEZ		
		Direction:	SSW	Address:	16616 PACIFIC HWY S		
EPA ID#:	WAD988493292			City, State, Zip:	SEATTLE	WA	981883155
Status:	RCRA Notifier (Former RCRA Site)						
				SIC Code:	9999		
Land Type:	Unknown			Contact Name:	JOEY LENO		
				Contact Phone:	206-244-1140		

RCRA Evaluation / Violation / Enforcement Data

No Compliance Information Reported

RAATS (RCRA Administrative Action Tracking System) Data

No RAATS Information Reported for this Site

RCRA Corrective Action Data (CORRACTS) Instrument and Event Data

No Corrective Action Instrument Information for this Site

Map ID#:	7	Distance (mi):	0.216951	Name:	AIRPORT DRAYAGE CO		
		Direction:	W	Address:	16215 AIR CARGO RD SEATAC AIRP		
EPA ID#:	WAD988509295			City, State, Zip:	SEATTLE	WA	981581301
Status:	RCRA Notifier (Former RCRA Site)						
				SIC Code:	4789		
Land Type:	Unknown			Contact Name:	ROBERT GREENING		
				Contact Phone:	206-246-3747		

RCRA Evaluation / Violation / Enforcement Data

No Compliance Information Reported

RAATS (RCRA Administrative Action Tracking System) Data

RCRA TSD and Generators Data

Facility and Compliance Information

No RAATS Information Reported for this Site

RCRA Corrective Action Data (CORRACTS) Instrument and Event Data

No Corrective Action Instrument Information for this Site

PADS Data

PCB Activity Database Data

Map ID#:	14	Distance (mi):	0.628985	Name:	AMERIJET INTERNATIONAL
		Direction:	WNW	Address:	2345 S.156 ST
EPA ID:	WAD988476859			City, State, Zip:	SEATTLE, WA 98158
				EPA Region:	10
Facility Ownership:	Not a Federal Facility				
Generator:	No	Transport Facility:	Active		
Storage Facility:	No	Disposal Facility:	No		

DOCKET Data

Civil Enforcement Docket

Map ID#:	18M	Distance (mi):	0.350000	Date Filed:	08/01/89
		Direction:	W	Date Concluded:	05/17/91
Docket Number:	10-88-0008C	Case Name:	WICK CONSTRUCTION CO		
Federal Penalty Assessed:	\$80,000				
Cost Recovery Charged:	\$0	Case Result:			
<u>Law Reported Violated</u>		<u>Section</u>	<u>Violation Type</u>	<u>Pollutant Type</u>	
Clean Air Act		112C	National emission standard for hazardous air pollutant		

Subject Facilities / EPA ID# / Address / City, State, and Zip

WAD988466793 / SEA TAC MAIN TERMINAL / SEA TAC INTL ARPRT / SEATTLE, WA 98158

Subject Defendant(s)

BALLARD
GORDON BROWN
PORT OF SEATTLE
TORO CONSTRUCTION
WICK CONSTRUCTION CO

Map ID#:	18N	Distance (mi):	0.350000	Date Filed:	08/22/89
		Direction:	W	Date Concluded:	10/26/93
Docket Number:	10-88-0009C	Case Name:	SAVAGE ENTERPRISES INC		
Federal Penalty Assessed:	\$225,000				
Cost Recovery Charged:	\$0	Case Result:			
<u>Law Reported Violated</u>		<u>Section</u>	<u>Violation Type</u>	<u>Pollutant Type</u>	
Clean Air Act		112	Asbestos		
Clean Air Act		113			

Subject Facilities / EPA ID# / Address / City, State, and Zip

WAD009266370 / QUINTON INSTRUMENT CO / 2121 TERRY AVE / SEATTLE, WA 98121
WAD054091715 / RAINIER NATL BANK / 1621 CALIFORNIA ST / EVERETT, WA 98201
WAD100868132 / O BRIEN ELEMENTARY SCHOOL / 6804 S 212TH ST / KENT, WA 98032
WAD103814216 / WOODINVILLE SORENSON SCHOOL / 13209 NE 175TH / WOODINVILLE, WA 98072
WAD988466777 / MCDONALDS RESTAURANT / PIER 52 / SEATTLE, WA 98104
WAD988466785 / COMMERCIAL BLDG / 1104 NE 47TH ST 4700 THRU 04 1 / SEATTLE, WA 98105
WAD988466793 / SEA TAC MAIN TERMINAL / SEA TAC INTL ARPRT / SEATTLE, WA 98158

Subject Defendant(s)

SAVAGE ENTERPRISES INC
SAVAGE, JAMES J
WALSH, JAMES A

Map ID#:	18O	Distance (mi):	0.350000	Date Filed:	08/06/90
		Direction:	W	Date Concluded:	07/08/91
Docket Number:	10-90-0060A	Case Name:	NORTH AMERICAN ENVIRONMENTAL I		
Federal Penalty Assessed:	\$8,500				
Cost Recovery Charged:	\$0	Case Result:			
<u>Law Reported Violated</u>		<u>Section</u>	<u>Violation Type</u>	<u>Pollutant Type</u>	
Toxic Substances Control Act		16			

Subject Facilities / EPA ID# / Address / City, State, and Zip

WAD988466793 / SEA TAC MAIN TERMINAL / SEA TAC INTL ARPRT / SEATTLE, WA 98158

Subject Defendant(s)

NORTH AMERICAN ENVIRONMENTAL INC

DOCKET Data

Civil Enforcement Docket

Washington CSCS Data

Washington Confirmed and Suspected Contaminated Sites

Map ID#:	18D	Distance (mi):	0.35	
		Direction:	W	
Agency ID:	2291	Name:	SEA TAC INTERNATIONAL AIRPORT	
Medium Affected:	Soil	Address:	SEA TAC INTL AIRPORT	
Medium Status:	Confirmed	City, State Zip:	SEATAC, WA 98158	
		County:	KING	
Independant Status:	Not Reported	Status:	Awaiting Assessment	

Contaminant Type/Confirmed, Suspected or Remediated Status

Non-Halogenated Solvents/Confirmed
Polychlorinated Biphenyls/Suspected

Map ID#:	18E	Distance (mi):	0.35	
		Direction:	W	
Agency ID:	2293	Name:	SEA TAC NW FUEL FARM	
Medium Affected:	Soil	Address:	SEA TAC INTL AIRPORT	
Medium Status:	Confirmed	City, State Zip:	SEATAC, WA 98158	
		County:	KING	
Independant Status:	Not Reported	Status:	Independent Remedial Action	

Contaminant Type/Confirmed, Suspected or Remediated Status

Non-Halogenated Solvents/Suspected
Polychlorinated Biphenyls/Suspected

Map ID#:	17	Distance (mi):	0.89	
		Direction:	SSW	
Agency ID:	2294	Name:	SEA TAC CONTINENTAL FUEL FARM	
Medium Affected:	Soil	Address:	176TH ST & AIRPORT SERVICE RD	
Medium Status:	Confirmed	City, State Zip:	SEATAC, WA 98158	
		County:	KING	
Independant Status:	Not Reported	Status:	Independent Remedial Action	

Contaminant Type/Confirmed, Suspected or Remediated Status

Non-Halogenated Solvents/Suspected
Polychlorinated Biphenyls/Suspected

Map ID#:	18F	Distance (mi):	0.35	
		Direction:	W	
Agency ID:	2295	Name:	SEA TAC PAN AM FUEL FARM	
Medium Affected:	Sediment	Address:	SEA TAC INTL AIRPORT	
Medium Status:	Confirmed	City, State Zip:	SEATAC, WA 98158	
		County:	KING	
Independant Status:	Not Reported	Status:	Awaiting Assessment	

Contaminant Type/Confirmed, Suspected or Remediated Status

Non-Halogenated Solvents/Suspected
Polychlorinated Biphenyls/Suspected

Map ID#:	18G	Distance (mi):	0.35	
		Direction:	W	
Agency ID:	2296	Name:	SEA TAC NW BAGGAGE TUNNEL	
Medium Affected:	Soil	Address:	SEATAC INTL AIRPORT	
Medium Status:	Confirmed	City, State Zip:	SEATAC, WA 98158	
		County:	KING	
Independant Status:	Independent Site Assessment or Interim Remedial Action Report Received		Status:	Independent Remedial Action

Contaminant Type/Confirmed, Suspected or Remediated Status

Non-Halogenated Solvents/Suspected
Metals, Priority Pollutants/Suspected

Washington CSCS Data

Washington Confirmed and Suspected Contaminated Sites

Map ID#:	18H	Distance (mi):	0.35	
Agency ID:	2297	Direction:	W	Name:
Medium Affected:	Soil			Address:
Medium Status:	Confirmed			City, State Zip:
Independent Status:	Not Reported			County:
				SEA TAC UNITED FUEL FARM
				SEA TAC INTL AIRPORT
				SEATTLE, WA 98158
				KING
				Independent Remedial Action

Contaminant Type/Confirmed, Suspected or Remediated Status
**Non-Halogenated Solvents/Suspected
Metals, Priority Pollutants/Suspected**

Map ID#:	15	Distance (mi):	0.78	
Agency ID:	2435	Direction:	N	Name:
Medium Affected:	Groundwater			Address:
Medium Status:	Confirmed			City, State Zip:
Independent Status:	Final Independent Remedial Action Report Received			County:
				MINCHEW PROPERTY
				3025 150TH S
				SEATAC, WA 98188
				KING
				Independent Remedial Action

Contaminant Type/Confirmed, Suspected or Remediated Status
**Non-Halogenated Solvents/Suspected
Other Metals/Suspected**

Map ID#:	18I	Distance (mi):	0.35	
Agency ID:	77469337	Direction:	W	Name:
Medium Affected:	Not Reported			Address:
Medium Status:	Confirmed			City, State Zip:
Independent Status:	Final Independent Remedial Action Report Received			County:
				NW AIRLINES ABANDONED HYDRANT SYSTEM
				CONCOURSE A
				SEATAC, WA
				KING
				Independent Remedial Action

Contaminant Type/Confirmed, Suspected or Remediated Status
Petroleum Products/Confirmed

Map ID#:	18J	Distance (mi):	0.35	
Agency ID:	77676343	Direction:	W	Name:
Medium Affected:	Not Reported			Address:
Medium Status:	Confirmed			City, State Zip:
Independent Status:	Final Independent Remedial Action Report Received			County:
				CONTINENTAL AIRLINES HYDRANT SYSTEM
				SEATAC INTERNATIONAL AIRPORT
				SEATTLE, WA 98158
				KING
				Independent Remedial Action

Contaminant Type/Confirmed, Suspected or Remediated Status
Petroleum Products/Confirmed

Map ID#:	13A	Distance (mi):	0.49	
Agency ID:	98838821	Direction:	SSW	Name:
Medium Affected:	Groundwater			Address:
Medium Status:	Confirmed			City, State Zip:
Independent Status:	Not Reported			County:
				TAC SEA MOTEL FORMER
				17024 PACIFIC HWY
				SEATAC, WA 98188
				KING
				Remedial Action in Progress

Contaminant Type/Confirmed, Suspected or Remediated Status
Halogenated Organics/Confirmed

Washington LUST Data

Washington Leaking Underground Storage Tank List Data

Map ID#:	Distance (mi):	0.09941	Name:	WASHINGTON MEML PK & MORT INC
Agency ID: 10228	Direction:	SSW	Address:	16445 PACIFIC HWY S
			City, State Zip:	SEATAC, WA 98188
Release ID 389228	Release Date 6/7/1996 0:00	Tank Status CLEANUP STARTED	Status Date 6/7/1996 0:00	Media SOIL
Map ID#:	Distance (mi):	0.16946	Name:	GORDON TANG CO INC/GORDON TANG
Agency ID: 102103	Direction:	NE	Address:	16020 32ND AVE S
			City, State Zip:	SEATTLE, WA 98188
Release ID 5671	Release Date 3/22/1995 0:00	Tank Status CLEANUP STARTED	Status Date 6/1/1995 0:00	Media SOIL
Map ID#:	Distance (mi):	0.37939	Name:	WASHINGTON STATE PATROL-SEATTLE
Agency ID: 7628	Direction:	NNE	Address:	15666 PACIFIC HWY S
			City, State Zip:	SEATTLE, WA 98188
Release ID 4189	Release Date 12/23/1992 0:00	Tank Status REPORTED CLEANED UP	Status Date 6/1/1995 0:00	Media SOIL
4189	12/23/1992 0:00	CLEANUP STARTED	12/23/1992 0:00	SOIL
Map ID#:	Distance (mi):	0.43104	Name:	AIRBORNE FREIGHT CORPORATION
Agency ID: 4609	Direction:	WSW	Address:	2580 S 166TH ST
			City, State Zip:	SEATAC, WA 98158
Release ID 1857	Release Date 6/20/1990 0:00	Tank Status REPORTED CLEANED UP	Status Date 4/10/2000 0:00	Media SOIL
1857	6/20/1990 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
Map ID#:	Distance (mi):	0.43299	Name:	TOSCO 03166-30120
Agency ID: 9580	Direction:	SSW	Address:	16850 INTERNATIONAL BLVD
			City, State Zip:	SEATTLE, WA 98188
Release ID 394416	Release Date 7/29/1996 0:00	Tank Status AWAITING CLEANUP	Status Date 7/30/1996 0:00	Media SOIL
1508	10/19/1989 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
1508	10/19/1989 0:00	CLEANUP STARTED	6/1/1995 0:00	GROUND WATER
Map ID#:	Distance (mi):	0.49123	Name:	TEXACO STATION #63-133-0040
Agency ID: 4433	Direction:	SSW	Address:	17010 PACIFIC HWY S
			City, State Zip:	SEATAC, WA 98188
Release ID 2908	Release Date 6/13/1990 0:00	Tank Status CLEANUP STARTED	Status Date 6/1/1995 0:00	Media SOIL
Map ID#:	Distance (mi):	0.49209	Name:	PREFERRED PARK-N-FLY FACILITY
Agency ID: 489835	Direction:	S	Address:	17047 31ST AVE S
			City, State Zip:	SEATAC, WA 98188
Release ID 489842	Release Date 1/15/1999 0:00	Tank Status REPORTED CLEANED UP	Status Date 1/11/1999 0:00	Media SOIL
Map ID#:	Distance (mi):	0.49425	Name:	TAC-SEA MOTEL (FORMER)
Agency ID: 479598	Direction:	SSW	Address:	17024 INTERNATIONAL BLVD
			City, State Zip:	SEATAC, WA 98188
Release ID 479610	Release Date 9/23/1998 0:00	Tank Status REPORTED CLEANED UP	Status Date 1/11/2000 0:00	Media SOIL
479610	9/23/1998 0:00	CLEANUP STARTED	10/1/1998 0:00	SOIL
479610	9/23/1998 0:00	AWAITING CLEANUP	9/23/1998 0:00	SOIL

Washington LUST Data

Washington Leaking Underground Storage Tank List Data

Map ID#:	Distance (mi):	0.35000	Name:	NORTHWEST AIRLINES, INC.
Agency ID: 11987	Direction: W		Address:	SEA-TAC INTERNATIONAL AIRPORT
			City, State Zip:	SEATAC, WA 98158
Release ID	Release Date	Tank Status	Status Date	Media
351036	3/11/1993 0:00	CLEANUP STARTED	1/25/1996 15:26:46:51	SOIL
3344	5/13/1992 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
2053	1/28/1991 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
1534	12/31/1987 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
1534	12/31/1987 0:00	MONITORING	12/31/1987 0:00	SOIL
351036	3/11/1993 0:00	CLEANUP STARTED	1/25/1996 15:26:46:51	GROUND WATER
3344	5/13/1992 0:00	CLEANUP STARTED	6/1/1995 0:00	GROUND WATER
1534	12/31/1987 0:00	CLEANUP STARTED	6/1/1995 0:00	GROUND WATER
1534	12/31/1987 0:00	MONITORING	12/31/1987 0:00	GROUND WATER
Map ID#:	Distance (mi):	0.35000	Name:	LOCKHEED AIR TERMINAL
Agency ID: 200107	Direction: W		Address:	SEA-TAC AIRPORT
			City, State Zip:	SEATAC, WA 98158
Release ID	Release Date	Tank Status	Status Date	Media
2719	10/28/1988 0:00	REPORTED CLEANED UP	5/21/1995 0:00	SOIL
2719	10/28/1988 0:00	CLEANUP STARTED	10/28/1988 0:00	SOIL
Map ID#:	Distance (mi):	0.35000	Name:	SEA-TAC CRAWFORD AVIATION
Agency ID: 200557	Direction: W		Address:	SEA-TAC INTERNATIONAL AIRPORT
			City, State Zip:	SEATAC, WA
Release ID	Release Date	Tank Status	Status Date	Media
4780	6/22/1993 0:00	REPORTED CLEANED UP	5/21/1995 0:00	SOIL
4780	6/22/1993 0:00	CLEANUP STARTED	6/22/1993 0:00	SOIL
Map ID#:	Distance (mi):	0.35000	Name:	DELTA AIRLINES
Agency ID: 8202	Direction: W		Address:	SEA-TAC INTERNATIONAL AIRPORT
			City, State Zip:	SEATTLE, WA 98158
Release ID	Release Date	Tank Status	Status Date	Media
351758	10/6/1989 0:00	CLEANUP STARTED	1/29/1996 11:10:41:1	SOIL
1554	8/10/1989 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
351758	10/6/1989 0:00	CLEANUP STARTED	1/29/1996 11:10:41:1	GROUND WATER
1554	8/10/1989 0:00	CLEANUP STARTED	6/1/1995 0:00	GROUND WATER
Map ID#:	Distance (mi):	0.35000	Name:	CONTINENTAL FUEL FARM
Agency ID: 9859	Direction: W		Address:	17200-BLK OF AIRCARGO RD
			City, State Zip:	SEATAC, WA 98158
Release ID	Release Date	Tank Status	Status Date	Media
2172	3/13/1991 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL
2172	3/13/1991 0:00	CLEANUP STARTED	6/1/1995 0:00	GROUND WATER
Map ID#:	Distance (mi):	0.35000	Name:	PAN AMERICAN WORLD AIRWAY-SEATAC
Agency ID: 11200	Direction: W		Address:	PO BOX 68727
			City, State Zip:	SEATAC, WA 98168
Release ID	Release Date	Tank Status	Status Date	Media
1913	1/16/1991 0:00	REPORTED CLEANED UP	1/17/1999 0:00	SOIL
1913	1/16/1991 0:00	CLEANUP STARTED	6/1/1995 0:00	SOIL

Washington UST Data

Washington Registered Underground Storage Tank Data

Map ID#:	1	Distance (mi):	0.01710		
		Direction:	SSE		
Agency ID:	4833	Name:	AAMCO TRANS.		
		Address:	16310 PAC HWY. SO.		
County:	KING	City, State Zip:	SEATTLE, WA 98188		
<u>Tank ID</u>	<u>Tank Status</u>	<u>Composition</u>	<u>Substance</u>	<u>Capacity (gal)</u>	<u>Installation Date</u>
2	Closure in Process	Steel-Unprotected	Not Reported	111 to 1,100 Gallons	12/31/1964
3	Closure in Process	Steel-Unprotected	Not Reported	111 to 1,100 Gallons	12/31/1964
1	Closure in Process	Steel-Unprotected	USED OIL/WASTE OIL	111 to 1,100 Gallons	12/31/1964

Map ID#:	2A	Distance (mi):	0.09941		
		Direction:	SSW		
Agency ID:	10228	Name:	WASHINGTON MEML PK & MORT INC		
		Address:	16445 INTERNATIONAL BLVD		
County:	KING	City, State Zip:	SEATAC, WA 98188		
<u>Tank ID</u>	<u>Tank Status</u>	<u>Composition</u>	<u>Substance</u>	<u>Capacity (gal)</u>	<u>Installation Date</u>
#3 DIESEL	Exempt	Steel-Unprotected	Not Reported	111 to 1,100 Gallons	12/31/1964
#1 GAS	REMOVED	OTHER	LEADED GASOLINE	111 to 1,100 Gallons	1/1/1961
#2 GAS	REMOVED	OTHER	UNLEADED GASOLINE	111 to 1,000 GALLONS	1/1/1961

Map ID#:	3	Distance (mi):	0.15272		
		Direction:	NE		
Agency ID:	4279	Name:	RENTAL MART		
		Address:	16055 INTERNATIONAL BLVD		
County:	KING	City, State Zip:	SEATTLE, WA 98188		
<u>Tank ID</u>	<u>Tank Status</u>	<u>Composition</u>	<u>Substance</u>	<u>Capacity (gal)</u>	<u>Installation Date</u>
1	Operational	Steel-Unprotected	LEADED GASOLINE	Not Reported	12/31/1964

Map ID#:	4A	Distance (mi):	0.16946		
		Direction:	NE		
Agency ID:	102103	Name:	GORDON TANG CO INC/GORDON TANG		
		Address:	16020 32ND AVE S		
County:	KING	City, State Zip:	SEATTLE, WA 98188		
<u>Tank ID</u>	<u>Tank Status</u>	<u>Composition</u>	<u>Substance</u>	<u>Capacity (gal)</u>	<u>Installation Date</u>
1	REMOVED	Not Reported	Not Reported	Not Reported	12/31/1964
2	REMOVED	Not Reported	Not Reported	Not Reported	12/31/1964
3	REMOVED	Not Reported	Not Reported	Not Reported	12/31/1964
5	REMOVED	Not Reported	Not Reported	Not Reported	12/31/1964
4	CLOSED IN PLACE	Not Reported	Not Reported	Not Reported	12/31/1964

Map ID#:	5	Distance (mi):	0.20523		
		Direction:	NW		
Agency ID:	10917	Name:	HOST		
		Address:	160TH & HOST RD		
County:	KING	City, State Zip:	SEATAC, WA 98158		
<u>Tank ID</u>	<u>Tank Status</u>	<u>Composition</u>	<u>Substance</u>	<u>Capacity (gal)</u>	<u>Installation Date</u>
-1	Removed	Steel-Unprotected	UNLEADED GASOLINE	Not Reported	12/31/1964

Washington UST Data

Washington Registered Underground Storage Tank Data

Map ID#:	6A	Distance (mi):	0.21394			
Agency ID:	1549	Direction:	SSW	Name:	NORTHWEST CORTEZ INC	
County:	KING			Address:	16616 INTERNATIONAL BLVD	
				City, State Zip:	SEATTLE, WA 98188	
<u>Tank ID</u>	<u>Tank Status</u>	<u>Composition</u>	<u>Substance</u>	<u>Capacity (gal)</u>	<u>Installation Date</u>	
2	Removed	Steel-Unprotected	Not Reported	Not Reported	12/31/1964	
3	Removed	Steel-Unprotected	Not Reported	Not Reported	12/31/1964	
1	Removed	Steel-Unprotected	LEADED GASOLINE	Not Reported	12/31/1964	

Unmappable Sites

A limitation of many records of governmental databases is incomplete or incorrect address information. Without proper addresses, it is more difficult to locate and map these sites.

Instead of leaving these potentially important sites out of the manually geocoded EcoSearch report, we implement a painstaking manual geocoding strategy aimed at plotting these unmappable sites by looking at zip codes, city names, and county names identified with the radius around your study site. The zip codes, cities, and counties searched are identified on the EcoSearch Statistical Overview page.

Our sophisticated mapping software, enhanced TIGER street maps, and address correction database processing methods find and plot most environmental sites. We then perform manual geocoding, plotting those sites the computer fails to find using a variety of resources. These include using our in-house collection of paper maps, directories, cross-referencing database information, and calling post offices, local government, or the sites themselves to accurately locate environmental records. We also correct obvious TIGER street map errors and omissions.

This effort at manual geocoding results in a short or non-existent orphan/unmappable list and increases accuracy and reliability of the data in our reports. The EcoSearch Instant Online and Preview reports take advantage of all previous geocoding work that has been done providing the highest quality report virtually instantaneously. The potential remains that an order can be placed in an area which has not been worked, thus resulting in more unmappables than typically associated with an EcoSearch report.

The limited number of sites which could not be reasonably found through our geocoding strategy are presented in this section for further review to assess their impact on your study site.

After the summary unmappable site information, the detailed data follows.

Unmappable Sites

<u>Database</u>	<u>Agency ID#</u>	<u>Site Name and Address</u>	<u>County</u>
LUST Washington Leaking Underground Storage Tank	200753	PORT OF SEATTLE NOISE REMEDY VARIOUS ADDRESSES SEATAC, WA	KING

Washington LUST Data

Washington Leaking Underground Storage Tank List Data

Map ID#:	Distance (mi):	0.00000	Name:	PORT OF SEATTLE NOISE REMEDY	
Agency ID: 200753	Direction:		Address:	VARIOUS ADDRESSES	
			City, State Zip:	SEATAC, WA	
Release ID	Release Date	Tank Status	Status Date	Media	
3120	10/31/1991 0:00	CLEANUP STARTED	5/21/1995 0:00	SOIL	

Environmental Glossary

Acid

A large class of substances having a pH less than seven. An acid waste is considered hazardous when the pH is 2.0 or less.

Acute Effect

An adverse effect on a human or animal body, with severe symptoms developing rapidly and coming quickly to a crisis.

Acute Exposure

A dose that is delivered to the body in a single event or in a short period of time.

Aerobic

Occurring in the presence of free oxygen.

Alkaline

A substance with a pH between 7 and 14. An alkaline waste is considered hazardous when its pH is 12.5 or greater.

Ambient

Existing conditions of air, water, and other media at a particular time.

Anaerobic

Occurring in the absence of oxygen.

Assessment

An analysis or examination.

Background Environmental Sample

Samples that are considered to contain no contaminants or known concentrations of contaminants.

Base

A substance which forms a salt when reacted with an acid. Bases have a pH of greater than seven.

Buffer Zone

An area of land which surrounds a hazardous waste facility and on which certain land uses and activities are restricted to protect the public health and safety and the environment from existing or potential hazards caused by the migration of hazardous waste (CH&SC Sec. 25110.3).

Carcinogen

A substance or agent capable of causing or producing cancer in mammals.

Cautics

A large class of substances which form solutions having a high pH.

Chronic Effect

An adverse effect on a human or animal body, with symptoms which develop slowly over a long period of time or which reoccur frequently.

Chronic Exposure

Low doses repeatedly received by the body over a long period of time.

Combustible

A term used by the NFPA, DOT, and others to classify certain liquids that will burn, on the basis of flash points. Both the NFPA and DOT generally define "combustible liquids" as having a flash point of 100° F or higher.

Concentration

The relative amount of a substance when combined or mixed with other substances.

Contingency Plan

A document setting out an organized, planned, and coordinated course of action to be followed in case of a fire or explosion or release of a hazardous waste from a TSD or a generator's facility that could threaten human health or the environment (RCRA).

Corrosive

As defined by DOT, a corrosive material is a liquid or solid that causes visible destruction or irreversible alterations in human skin tissue at the site of contact or in the case of leakage from its packaging a liquid that has a severe corrosion rate on steel. A solid or liquid which exhibits these characteristics can be regulated as hazardous waste.

Decomposition

Breakdown of material or substance (by heat, chemical reaction, electrolysis, decay, or other processes) into elements or simpler compounds.

Decontamination

The process of removing contaminants from individuals and equipment.

Deep Well Injection

Disposal of wastes by injecting them into a geological formation deep in the ground, sometimes after pretreatment to avoid solidification.

EPA ID Number

This unique number assigned by EPA to each generator, transporter, or TSD.

Effluent

Waste material, either treated or untreated, discharged into the environment.

Environmental Assessment

The measurement or prediction of the transport, dispersion, and final location of a hazardous substance when released into the environment.

Environmental Emergencies

Incidents involving the release (or potential release) of hazardous materials into the environment which require immediate remedial action.

Environmental Hazard

A condition capable of posing risk of exposure to air, water, soil, plants, or wildlife.

Exception Report

A report that generators who transport waste off-site must submit if they do not receive a properly completed copy of their manifest within 45 days of the date on which the initial transporter accepted the waste.

Generator

The person or facility who, by nature or ownership, management or control, is responsible for causing or allowing to be caused, the creation of hazardous waste.

Glovebag

A device used to remove a section of pipe insulation without isolating the entire space or room.

Groundwater Hydrology

The study of the movement of water below the earth's surface.

Hazard

A circumstance or condition that can cause harm. Hazards are often categorized into four groups: biological, chemical, physical, and radiation.

Hazard Classes

A series of nine descriptive terms that have been established by the UN Committee of Experts to categorize the hazardous nature of chemical, physical, and biological materials. These categories are: flammable liquids, explosives, gases, oxidizers, radioactive materials, corrosives, flammable solids, poisonous and infectious substances, and dangerous substances.

Hazardous Waste

Any material that is subject to the hazardous waste manifest requirements of the EPA specified in the CFR, Title 40, Part 262 or would be subject to these requirements in the absence of an interim authorization to a State under CFR, Title 40, Part 123, Subpart F.

Heavy Metals

Certain metallic elements having a high density and generally toxic, e.g., lead, silver, mercury, and arsenic.

Immediate Removal

Actions undertaken to prevent or mitigate immediate and significant risk of harm to human life or health or the environment. As set forth in the National Contingency Plan, these actions shall be terminated after \$1 million has been obligated or six months have elapsed from the date of initial response.

Incident

The release or potential release of a hazardous substance into the environment.

Inert

Exhibiting no chemical activity; totally unreactive.

Innocent Land Owner's Defense

The defense of a purchaser of real property that he or she exercised due diligence in having hazards assessed prior to purchase.

Interim Status

Allows owners and operators of TSDs that were in existence, or for which construction had commenced, prior to November 19, 1980 to continue to operate without a permit after this date pending final issuance from RCRA.

Joint and Several Liability

Under federal law each party that contributed to damages may be held liable for all damages, but each has the right to compel the others to contribute and indemnify.

Liability

Being subject to legal action for one's behavior.

MSDS Material Safety Data Sheet

Required by OSHA of owners to alert employees to hazards, their effect, and protective action.

Manifest

Form which indicates generator, quantity, and type of waste for each shipment of hazardous wastes disposed in off-site facilities.

National Contingency Plan

Policies and procedures that the Federal Government follows in implementing responses to incidents involving hazardous substances.

P Wastes

A federal waste list comprised of substances categorized as acutely hazardous.

Part A

The first part of a two part application that must be submitted by a TSD to receive a permit. It contains general facility information.

Part B

The second part of a two part application that must be submitted by a TSD to receive a permit. It contains highly technical and detailed information.

Planned Removal

The removal of released hazardous substances from the environment within a non-immediate, long term time period. Under CERCLA: Actions intended to minimize increases in exposure such that time and cost commitments are limited to six months and/or \$1 million.

Poison, Class A

A DOT term for extremely dangerous poisons, that is, poisonous gases or liquids of such nature that a very small amount of the gas, or vapor of the liquid, mixed with air is dangerous to life. Some examples: phosgene, cyanogen, and hydrocyanic acid.

Poison, Class B

A DOT term for liquid, solid, paste, or semisolid substances, other than Class A poisons, which are known to be toxic to man as to afford a hazard to health during transportation.

Pollutant

A substance or mixture which after release into the environment and upon exposure to any organisms will or may reasonably be anticipated to cause adverse effects in such organisms and their offspring.

Priority Pollutants

A list of chemicals selected from the list of toxic pollutants by the EPA as priority toxic pollutants for regulation under the Clean Water Act.

Remedial Actions

Responses to releases of hazardous substances on the NPL that are consistent with a permanent remedy which would prevent or mitigate the migration of materials into the environment.

Risk

The probability that an unwanted event will occur.

Second Responders

Those personnel required to assist or relieve first responders at a hazardous material incident due to their specialized knowledge, equipment, or experience. These include State environmental protection or health officials, commercial response, cleanup companies, and appropriate industry representatives.

Strict Liability

Holds a party responsible for damages irrespective of the amount of care taken in handling a hazardous substance.

Subtitle C

The part of RCRA which pertains to the management of hazardous waste.

Subtitle I

The part of RCRA which pertains to the storage of petroleum products and hazardous substances, other than wastes, in USTs.

Superfund

See CERCLA.

Synergistic

The action of two materials together which is greater in effect than the sum of the individuals actions.

TIGER Files

The US Census Bureau's TIGER files provide a nationwide computerized map with address range information.

Tort

A legal wrong, sometimes referred to as negligence.

Toxicity

The ability of a substance to produce injury by non-mechanical means once it reaches a susceptible site in or on the body.

U Wastes

A federal list of hazardous wastes which consists of substances deemed to be hazardous for hazards other than acute hazards.

Acronyms and Abbreviations

-AIRS	Aerometric Information Retrieval System
-AST	Aboveground Storage Tank
-ASTM	American Society for Testing and Materials
-BLM	Bureau of Land Management
-BNA	Bureau of National Affairs
-CAA	Clean Air Act
-CDC	Centers for Disease Control
-CERCLA	Comprehensive Environmental Response, Compensation, and Liability Act of 1980
-CERCLIS	CERCLA Information System
-CICIS	Chemicals in Commerce Information System
-COE	U.S. Army Corps of Engineers
-CWA	Clean Water Act
-DDT	Dichloro-diphenyl-dichloroethane
-DOC	Department of Commerce
-DOCKET	Enforcement Docket System--Office of Enforcement and Compliance Monitoring
-DOE	Department of Energy
-DOT	Department of Transportation
-EPA	Environmental Protection Agency
-ERCS	Emergency Response Cleanup Services
-ERNS	Emergency Response Notification System
-ESA	Environmental Site Assessment
-FIFRA	Federal Insecticide, Fungicide, and Rodenticide Act
-FINDS	Facility Index System
-FOIA	Freedom of Information Act
-FWPCA	Federal Water Pollution Control Act
-HHS	Department of Health and Human Services
-HSWA	Hazardous and Solid Waste Amendments of 1984
-HUD	Department of Housing and Urban Development
-LUST	Leaking Underground Storage Tank
-MSDS	Material Safety Data Sheet
-NEPA	National Environment Policy Act
-NESHAP	National Emission Standards for Hazardous Air Pollutants
-NFRAP	No Further Remedial Action Planned (Delisted CERCLA Site)
-NOI	Notice of Intent
-NOV	Notice of Violation
-NPDES	National Pollution Discharge Elimination System
-NPL	National Priorities List
-NRC	Nuclear Regulatory Commission
-NRIS	Nuclear Regulatory Information System
-OSHA	Occupational Safety and Health Administration
-PADS	PCB Activity Database System

Acronyms and Abbreviations

-PCB	Polychlorinated Biphenyls
-POTW	Publicly-Owned Treatment Works
-PPM	Parts Per Million
-PRP	Potentially Responsible Parties
-RAATS	RCRA Administrative Action Tracking System
-RCRA	Resource Conservation and Recovery Act of 1976
-RCRIS	Resource Conservation and Recovery Information System
-RFA	RCRA Facility Assessment
-RFI	RCRA Facility Investigation
-RI	Remedial Investigation (CERCLA)
-SARA	Superfund Amendments and Reauthorization Act of 1986
-SCS	Soil Conservation Service
-SDWA	Safe Drinking Water Act
-SETS	Superfund Enforcement Tracking System
-SSTS	Section Seven Tracking System
-SWF/LF	Solid Waste Facilities / Landfills
-TIGER	Topologically Integrated Geographic Encoding and Referencing System
-TRI	Toxic Release Inventory
-TSCA	Toxic Substances Control Act
-TSD	Treatment, Storage, or Disposal Facility
-USDA	U.S. Department of Agriculture
-USGS	U.S. Geological Survey
-UST	Underground Storage Tank
-WWTP	Wastewater Treatment Plant