

# Block 38 West Cleanup Site



## Comments accepted:

December 21, 2020 – January 19, 2021

## Submit comments:

Online at:

<http://bit.ly/Ecology-Block38West-Comments>

Or by mail to:

Tena Seeds, Site Manager  
WA Department of Ecology  
3190 160<sup>th</sup> Avenue SE  
Bellevue, WA 98008-5452  
Phone: (425) 649-7008  
Email: [Tena.Seeds@ecy.wa.gov](mailto:Tena.Seeds@ecy.wa.gov)

## Site info:

<http://bit.ly/Ecology-Block38West>

Facility Site ID: 62773  
Cleanup Site ID: 15008

## Document review locations:

Documents are available on  
the Block 38 West Cleanup  
Site website:

<http://bit.ly/Ecology-Block38West>

Ecology-NW Regional Office  
3190 160<sup>th</sup> Avenue SE  
Bellevue, WA 98008-5452  
Please call for appointment,  
Phone: (425) 649-7190

## Interim Action Work Plan ready for public review and comment

The Washington State Department of Ecology (Ecology) and City Investors IX L.L.C., the Potentially Liable Person (PLP), will conduct an interim cleanup (Interim Action) for the Block 38 West site (Site) under an Agreed Order with Ecology. The action will excavate contaminated soil on a portion of the Site.

We would like your input on the following document:

- **Interim Action Work Plan – Alley Area of Block 38 West Site** – describes how the PLP will conduct a cleanup of contaminated soil in the alley, which includes the eastern portion of the Site.

## More information?

[View this document and Site information](#)

Follow the links on the left to view the Site webpage (bottom link), and to submit comments (top link).

**Contact Kelsey Ketcheson, Ecology Outreach Specialist**

Call 425-649-7287 or email: [Kelsey.Ketcheson@ecy.wa.gov](mailto:Kelsey.Ketcheson@ecy.wa.gov)

## Project location and background

The Block 38 West Site is located in the South Lake Union neighborhood of Seattle (see figure 1 on page 2). The Site includes the West property (generally located at 500-536 Westlake Avenue North), and a north-south-trending alley (Alley) owned by the City of Seattle that bisects the block into the West and East (535 Terry Avenue North and 960 Republican Street) properties.

**Project location and background, continued.**

Past uses of the West property resulted in contaminated soil and groundwater at the Block 38 West Site. Environmental sampling has confirmed that contaminated soil extends beyond the eastern boundary of the West property into the adjacent Alley.

A recent independent interim cleanup action performed in conjunction with redevelopment of the West property resulted in the removal of contaminated soil from the Block 38 West Site. The current interim action at the Alley will involve removal of contaminated soil performed along with Alley improvements as part of the West property redevelopment.

The work proposed for this Interim Action will generally consist of excavation and offsite disposal of contaminated soil and associated compliance sampling. The approximate area of this Interim Action is illustrated on Figure 1.

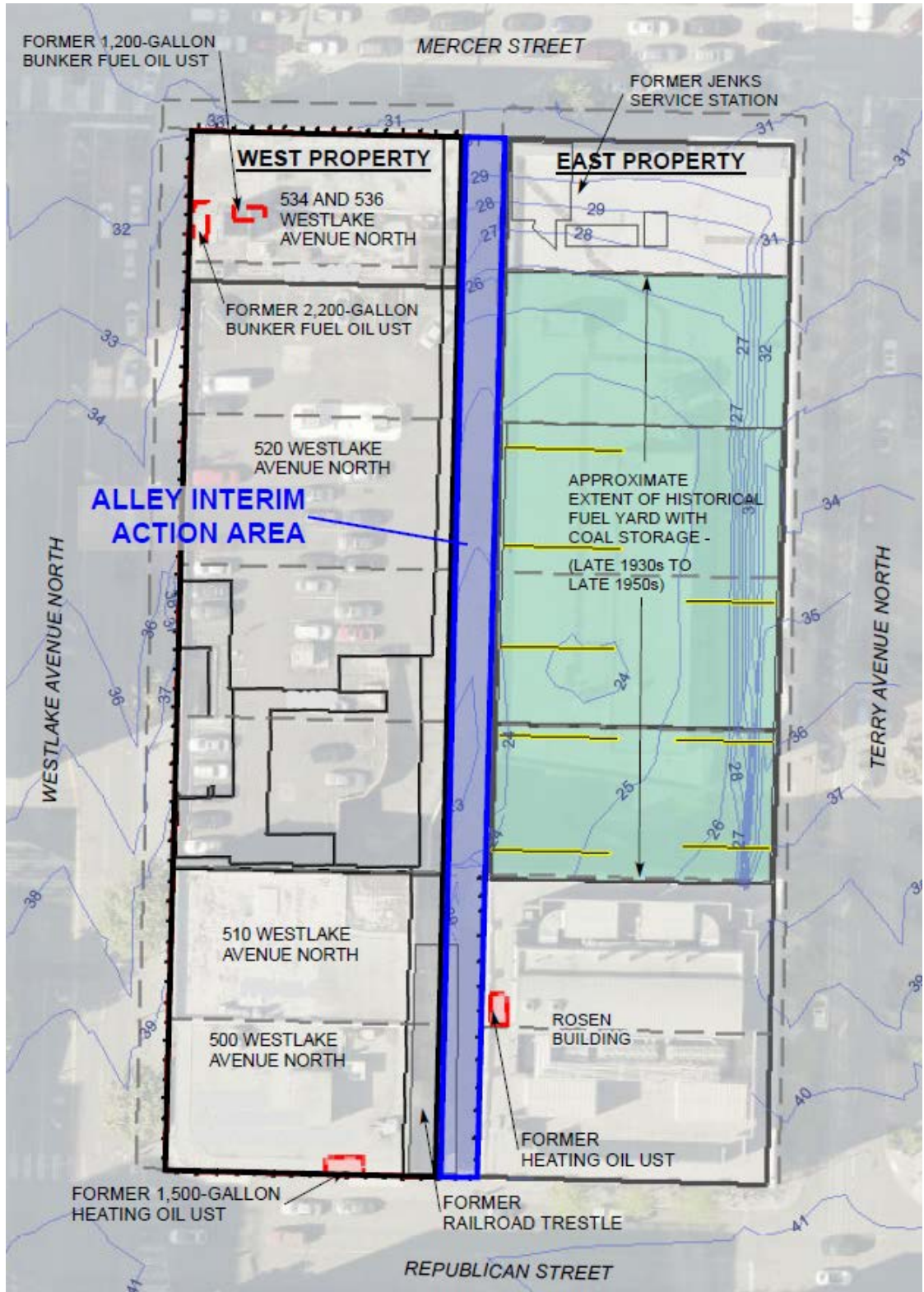


Figure 1: West property and adjacent Alley interim action area. Farallon 2020.



# Toxics Cleanup Program

## Contamination

Shallow soil within the Alley contains the following compounds:

- petroleum hydrocarbons (as diesel-range and oil-range organics)
- polycyclic aromatic hydrocarbons (PAHs), including naphthalenes and carcinogenic PAHs (cPAHs)

These contaminants are present at levels that exceed allowable standards under the state’s cleanup law, the Model Toxics Control Act ([MTCA](#)), and will be addressed during the Interim Action.

## State Environmental Policy Act (SEPA) Evaluation

Environmental impacts and mitigation measures associated with the proposed interim action were evaluated in an Addendum to the City of Seattle’s 2012 Final Environmental Impact Statement (EIS) for the South Lake Union Height and Density Alternatives. The City of Seattle issued a notice of decision in July 2019 and determined that the project would not have a significant adverse impact on the environment.

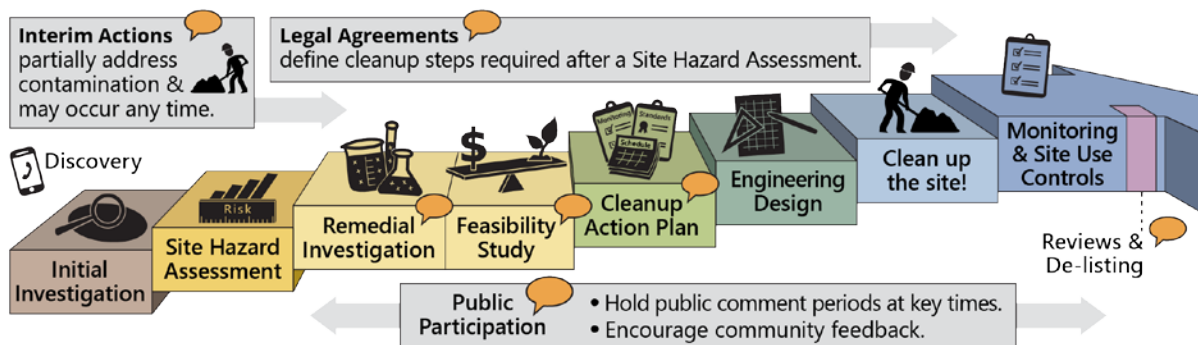
## Why this Site matters

The Block 38 West Site is part of the South Lake Union neighborhood, which is located next to downtown Seattle and bordered on the north by Lake Union. This area has a long history of industrial and commercial activities which caused contamination of the soil and groundwater. Currently, this area is undergoing extensive redevelopment as new buildings are constructed for commercial and residential use. Ecology is working with property owners to clean up contamination present at the Site and other nearby sites to reduce impacts to human health and the environment.

## What happens next?

Ecology will consider all comments received and may amend the documents based on your comments. After that, the Alley Interim Action Work Plan will be finalized, and work will proceed. A Remedial Investigation and Feasibility Study will follow for determining a final cleanup action for the Site.

## Ecology’s cleanup process



### Español:

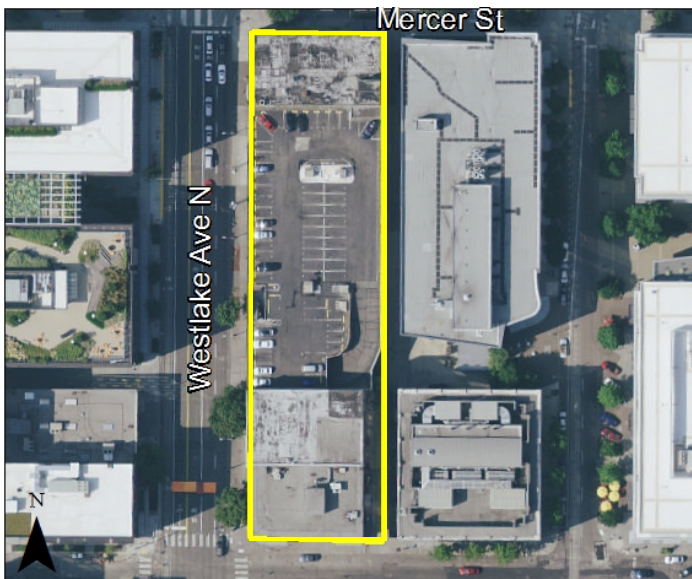
El Departamento de Ecología está anunciando el periodo de comentario público relacionado a la limpieza ambiental del sitio Block 38 West. Para obtener este documento, o más información sobre este sitio, en español favor de comunicarse al 360-407-6097 o [preguntas@ecy.wa.gov](mailto:preguntas@ecy.wa.gov).

### Chinese

華盛頓州生態管理署將為 West 38 街区的清理工作主辦一個公眾建議徵詢期。如要获取更多信息，或要求有关文件的本文翻译版，请联系林昊，(425) 649-7187, [sunny.becker@ecy.wa.gov](mailto:sunny.becker@ecy.wa.gov)

Toxics Cleanup Program  
3190 160<sup>th</sup> Avenue SE  
Bellevue, WA 98008-5452

## Comments Invited – Block 38 West Cleanup Site



### Public comment period

December 21, 2020 – January 19, 2021

<http://bit.ly/Ecology-Block38West>

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The Washington Department of Ecology is asking for comments on documents related to the cleanup efforts happening at the Block 38 West Cleanup Site, located at 500 – 536 Westlake Ave North in Seattle.

See inside for details on this Site and how to comment!

### Información en Español incluida

以內是中文的有關信息

**Accommodation Requests:** To request ADA accommodation including materials in a format for the visually impaired, call Ecology at 425-649-7287 or visit <https://ecology.wa.gov/accessibility>. People with impaired hearing may call Washington Relay Service at 711. People with speech disability may call TTY at 877-833-6341.