



DEPARTMENT OF
ECOLOGY
State of Washington

Public Participation Plan

South Park Marina

8604 Dallas Ave S, Seattle WA 98108

Facility Site ID: 44653368

Cleanup Site ID: 2858

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Publication and Contact Information

This plan is available on the Department of Ecology's website at:
<https://fortress.wa.gov/ecy/gsp/Sitepage.aspx?csid=3689>

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Public Participation Plan

South Park Marina

Toxics Cleanup Program
Northwest Region
Washington State Department of Ecology
Bellevue, Washington

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Public Involvement in Contamination Cleanup

The Washington State Department of Ecology (Ecology) developed this public participation plan (plan) in cooperation with South Park Marina LP, the City of Seattle, and Port of Seattle, the parties responsible for Remedial Investigation costs. The purpose of the plan is to promote meaningful community involvement during cleanup.

The plan describes ways Ecology will inform the public about contamination investigations and cleanup options throughout the cleanup process. Ecology encourages the public to learn about and get involved in decision-making opportunities. This plan identifies how and when the public can get involved during different stages of the investigation and cleanup of contamination.

This plan is for Remedial Investigation for the South Park Marina (site).

Site contacts

To be included in the site record, comments about the cleanup process must be submitted during comment periods. Questions and informal comments or information about the site's history are welcome anytime.

Ecology

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Public Participation Grants

Grants may be available to neighborhood committees, non-profits, and other groups interested in the site. For contaminated sites, these funds can be used to:

- Hire an expert to help interpret technical information¹
- Conduct activities that enhance the public's understanding of, and participation in, the cleanup process

For more information about public participation grants, please contact Lynn Gooding at 360-407-6062 or lynn.gooding@ecy.wa.gov, or visit the [Public Participation Grant website](#).²

Washington's Cleanup Laws

Ecology uses the Model Toxics Control Act (MTCA) and accompanying regulations for cleanup activities. This plan is required under MTCA, a law that passed in 1989. MTCA provides guidelines for contaminated site cleanup in Washington State and sets standards to ensure the cleanup protects human health and the environment.

Model Toxics Control Act (MTCA)

MTCA began as a grassroots citizen's initiative in 1988, and started the process of systematically cleaning up contaminated sites in Washington. Under MTCA, a current or past property owner or operator may be held responsible for cleaning up contamination on, or coming from, their property to standards that are safe for human health and the environment.

Ecology enacts MTCA and oversees cleanups in the state and issues regulations and guidance governing those cleanups. The regulations are found in [Chapter 173-340 Washington Administrative Code \(WAC\)](#).³ Ecology investigates reports of property contamination, and if the contamination is seen as a significant threat to human health or the environment, the contaminated property is placed on the Hazardous Sites List, and the cleanup process begins.

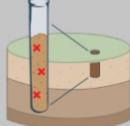
¹ Ecology currently does not have a citizen technical advisor for providing technical assistance to citizens on issues related to the investigation and cleanup of the site.

² ecology.wa.gov/About-us/How-we-operate/Grants-loans/Find-a-grant-or-loan/Public-participation-grants

³ <https://fortress.wa.gov/ecy/publications/publications/9406.pdf>

Public participation is an important part of cleanup under the MTCA process. Participation needs are assessed at each cleanup site according to the level of public interest and the degree of risk posed by the contamination. Individuals who live near the site, community groups, businesses, government, other organizations, and interested parties have the opportunity to get involved by commenting on the cleanup process. Under MTCA, the cleanup process generally includes five phases. Each phase includes an opportunity for the public to review and comment.

Steps in Washington's Cleanup Process

 <p>Interim Action</p>		<p>If contaminants pose an immediate risk to people or the environment, action can be taken at any point in the cleanup process to reduce the risk. Interim actions may also be used to progress cleanup when only a brief opportunity is available.</p>
 <p>Remedial Investigation (RI)</p>		<p>Environmental investigation to identify the nature, extent, and magnitude of pollution at a site, and how people, plants, and animals may be exposed to the pollution.</p>
 <p>Feasibility Study (FS)</p>		<p>Uses information gathered during the Remedial Investigation to develop cleanup alternatives, and then evaluates them through an environmental benefit vs. cost analysis. This process determines a preferred alternative.</p>
 <p>Cleanup Action Plan (CAP)</p>		<p>Ecology identifies a cleanup plan based on information in the RI/FS and public input. The CAP includes cleanup standards, a schedule for design and construction work, and requirements for monitoring, operation, and maintenance.</p>
<p>Cleanup & Monitoring</p>		<p>The CAP is used to clean up the site. After construction is complete, monitoring occurs. Environmental covenants prohibit or restrict activities that would expose any remaining contamination or adversely affect the cleanup.</p>

 Opportunities for public comment

Figure 1. Steps in Washington's Cleanup Process

State Environmental Policy Act

The State Environmental Policy Act (SEPA) is followed during review and development of cleanup plans.

Site History

South Park Marina is located at 8604 Dallas Ave S in the South Park neighborhood of Seattle. It is on the west bank of the Lower Duwamish Waterway (LDW), just upstream from the 14th Avenue Bridge. The marina property is approximately four acres, but the size of the cleanup site is not yet known. It will be determined during the Remedial Investigation for the site.

From approximately 1949 to 1960, A & B Barrel, located on a small portion of the property, cleaned and reconditioned used steel barrels. They discharged waste material (contaminated water) to a small pond on the property, then into the LDW.

From the 1960s to the present day, the Site has been used as a marina. The current owner of the marina, South Park Marina LP, has owned the marina since 1993. Vehicle parking, boat storage and repair, and other activities associated with an active marina may have contributed to the Site contamination. Contamination may also have come from activities on the adjacent Terminal 117 property, formerly known as the Malarkey Asphalt site.

Contamination

Due to historic land use and industrial practices, soil and groundwater in the area are contaminated with:

- Metals - Arsenic, Cadmium, Copper, Chromium, Mercury, Lead, Zinc
- PCBs
- Pesticides - aldrin, dieldrin
- PAHs
- Phthalates
- Pentachlorophenol
- Chlorinated VOCs - 1, 2 and 1, 4 dichlorobenzene, PCE, TCE, vinyl chloride
- Fuel VOCs - benzene, ethyl benzene, toluene, xylene
- Dioxins/furans

Cleanup plans

As of December 10, 2018, Ecology will be conducting a 45-day public comment period on an Agreed Order. The Order directs PLP's to perform an investigation of the South Park Marina Site. If there are no public comments that require significant changes to the Order, the investigation will proceed. The findings of that investigation will inform us how to proceed with next steps in the cleanup process. It will be likely that Ecology and the PLP's enter into a new Agreed Order, or amend the existing one, to conduct next steps for the cleanup.

Area community

For decades a portion of the South Park neighborhood adjacent to the South Park Landfill has been industrialized. Current commercial and industrial operations include cargo handling and storage, marine construction, boat manufacturing, marina operations, paper and metals fabrication, food processing, and airplane parts manufacturing.

Although a portion of the neighborhood is in industrial use, South Park also has residential areas. The residents of the community are well known for their commitment to neighborhood issues. A description of this community is provided below.

Ecology will reach out to cultural community organizations as part of our outreach and provide information in other languages as appropriate following federal guidance.⁴ The non-English language most widely spoken in the Duwamish Valley area is Spanish. When appropriate, Ecology will provide outreach in Spanish and other languages. We strive to make our public participation efforts as inclusive as possible and welcome your input about how to best reach the nearby community.

The Muckleshoot and Suquamish Tribes are federally recognized tribes that have treaty fishing rights with respect to resources that could be affected by the contamination. Ecology will provide opportunities for the Tribes to engage in the cleanup process on a government-to-government basis. We will also engage with the Duwamish Tribe.

Lower Duwamish Waterway Site

The South Park Marina site is in the source control study area for the Lower Duwamish Waterway site in south Seattle. The Lower Duwamish Waterway site is approximately 5.5 miles of the Lower Duwamish Waterway which flows into Elliott Bay. The Lower Duwamish

⁴ Guidance to Environmental Protection Agency Financial Assistance Recipients Regarding Title VI Prohibition Against National Origin Discrimination Affecting Limited English Proficient Persons, 69 Fed. Reg. § 35602 (June 15, 2004).

Waterway site is designated as a contaminated site under both state and federal law. Ecology and the U.S. Environmental Protection Agency (EPA) are working to clean up contaminated sediments and control sources of recontamination in the Lower Duwamish Waterway (LDW). The LDW was added to the National Priorities List (Superfund) by EPA on September 13, 2001. Ecology added the Lower Duwamish Waterway site to the Washington State Hazardous Sites List on February 26, 2002.

The sediments in the Lower Duwamish Waterway contain a wide range of contaminants due to years of industrial activity and run off from residential areas. These contaminants include polychlorinated biphenyls (PCBs), polycyclic aromatic hydrocarbons (PAHs), metals, chlorinated dioxins and furans, and phthalates.

In December 2000, EPA and Ecology entered into an Agreed Order on Consent with King County, the Port of Seattle, the City of Seattle, and The Boeing Company to perform a Remedial Investigation (RI) and Feasibility Study (FS) of sediment contamination in the waterway. EPA is leading work on the RI/FS and supporting Ecology in source control work. Ecology is leading source control efforts in coordination with the City of Seattle, King County, the Port of Seattle, the City of Tukwila, and EPA. Ecology also supports EPA efforts on the RI/FS for the Lower Duwamish Waterway site.

As part of the source control efforts in the LDW, Ecology developed Source Control Action Plans (SCAPs) for areas of sediment contamination that will or may require cleanup. The purpose of the SCAPs was to identify potential contamination sources and the actions needed to keep sediments from being contaminated again after any cleanup occurs.

The South Park Marina site is located within the River Mile 2.2 - 3.4 West (Riverside Drive) Source Control Area. The SCAP for this area was based on a thorough review of information pertinent to sediment recontamination in this source control area, as presented in the Source Control Area Summary of Existing Information and Identification of Data Gaps Report. This report and the Source Control Action Plan for this source control area are available on Ecology's website at www.ecology.wa.gov/LowerDuwamish.

South Park Community Description

The South Park neighborhood is located in South Seattle, west of the Lower Duwamish Waterway. Native Americans of the Duwamish Tribe were the first residents of South Park who lived on the shores of the Duwamish River for thousands of years. This area was once a small farming town composed of Italian and Japanese farmers who supplied fresh produce to Seattle's Pike Place Market. South Park became part of the City of Seattle in 1907.

By 1920 the Duwamish River was straightened into a deep channel that would accept ocean-going ships and barges. This change in the Duwamish greatly impacted South Park. The curving meanders had been straightened, which made it easier for industry to develop along the banks of the waterway. In the mid-1960s, South Park was rezoned as industrial. Over 4,000 people complained and the City of Seattle changed the zoning to low-density residential in some areas.

The City of Seattle built the South Park Community Center in 1989 which remains a vital resource within the community. The South Park Community Center offers a wide variety of free and low cost programs and special events. Special events include free breakfasts and family events. The community center provides before and after-school programs and school break camps for students. It also offers adult classes ranging from yoga to technology to English classes.

South Park is also served by the City-owned neighborhood center, managed by the South Park Neighborhood Association. The neighborhood center houses several non-profit and city services.

The Seattle Public Library opened the South Park branch at 8604 Eighth Avenue South (at Cloverdale Street) in September 2006. About one-third of the current collection is Spanish-language, including bilingual children's materials and Spanish Language fiction and non-fiction. The library also has bilingual staff on hand to answer questions and to help patrons.

According to EPA's EJScreen Tool, the South Park neighborhood is comprised of about 4264 people. 70% of the population are minorities, 52% are low income, and 15% speak English "less than very well." Approximately 25% of South Park's residents were born outside of the US. The population of Spanish speakers who speak English "less than very well" is 9% (based on the American Community Survey 5-year estimates). Of the children enrolled at South Park's Concord Elementary School, 83% qualify for free/reduced price lunches.

A variety of retail and service businesses are located along 14th Avenue South. Data from the Seattle Office of Economic Development lists the primary categories of employment in South Park as wholesale trade, transportation and utilities; construction/resources; manufacturing; and services.

The Duwamish River Cleanup Coalition

The Duwamish River Cleanup Coalition (DRCC) is a formal "community advisory group" to EPA and represents the adjacent communities' interests in the cleanup work along the LDW.

DRCC was formed by an alliance of community, environmental, tribal, and small business groups affected by ongoing pollution and cleanup plans for the Lower Duwamish Waterway. The coalition members include:

- Duwamish Tribe, a non-federally recognized tribe whose historical homeland includes the Duwamish valley,
- Community Coalition for Environmental Justice,
- I'M A PAL Foundation,
- Environmental Coalition of South Seattle,
- Georgetown Community Council,
- Puget Soundkeeper Alliance,
- South Park Neighborhood Association,
- Washington Toxics Coalition, and
- Waste Action Project.

Ecology has given DRCC a public participation grant when available. They receive technical assistance grants from EPA for technical advisors to review Lower Duwamish Superfund cleanup related studies and plans. DRCC works to ensure that Ecology is aware of coalition members' concerns.

Key Community Concerns and Issues

In general, South Park residents and business owners are concerned about the health and safety issues associated with living and working in the area. Activities that might disturb normal business or residential life are concerns, such as noise, traffic, and releases of contaminants that may affect human health and the environment.

There is clear interest in the cleanup process along the LDW. Some of the more significant concerns and issues expressed during past community interviews include potential impacts of river, sediment, or groundwater contamination to health, wildlife, and the local economy, as well as concerns about the effects of contamination and cleanup activities on property values and wider perceptions of the LDW area. For further information based on recent interviews, see [EPA's 2016 Community Involvement Plan](#).

Ecology works to respond to community concerns through the cleanup process and through coordination with EPA, other organizations such as state and local health agencies, and DRCC. Other public concerns may be identified over the course of the cleanup through:

- Public comment periods
- Additional community interviews
- Surveys
- Meetings
- Other contacts with individuals, community groups, or organizations

Public Participation Activities

Members of the public may ask questions, submit informal comments, or share site information at any time. Interested parties do not need to wait for a formal public comment period to contact Ecology.

However, to be included in the formal site record, comments about the site investigation, cleanup alternatives, or cleanups must be submitted during formal comment periods. In addition, the public is invited to review site documents before they become final. This is the most direct and influential way to learn more about the site and be involved in the cleanup's decision-making.

How we share information with the community

During specific stages of the cleanup, Ecology will mail notices about public comment periods to addresses surrounding the site. The mailing list area will vary depending on the type of contamination and where it's located, but the list will at least include addresses within a 1/4-mile radius of the site and other interested organizations and individuals. These notices will provide general information about the site, contact information for submitting comments, and times and locations of public meetings or hearings or how to request one if not yet scheduled.

Ecology may also develop documents outside of comment periods to keep the community updated on the site's status. These informational documents will be available online and at document repositories. Print copies may be mailed to the nearby community if we feel the message warrants the associated cost and resources.

Comment period notices and other site announcements may also be posted in various locations throughout the community (for example, local businesses, schools, libraries).

Postal mailing list

Ecology maintains a mailing list that includes addresses within the South Park and Georgetown neighborhoods of Seattle, relevant local, state, and federal government contacts, and other interested parties.

These people receive public comment notices when draft documents are available.

We will add additional individuals, organizations, and other interested parties to the mailing list as requested. If you would like to be added to the mailing list for this site, please contact Brad Petrovich at 425-649-4486 or brad.petrovich@ecy.wa.gov.

Site Register

Public comment periods, events, and other cleanup notices are published in Ecology's [Site Register](#).⁵ To receive the *Site Register* by email, please contact Cheryl Ann Bishop at 360-407-6848 or cherylan.bishop@ecy.wa.gov, or [subscribe online](#).⁶

Newspaper display ads or legal notices

We announce public comment periods and events in ads or notices published in *The Seattle Times*. We will also publish notice on our [Public Input & Events Listing](#).⁷

Email lists

Ecology maintains an email list to update interested persons about this site. If you would like to be added to the email list for this site, please visit <http://listserv.ecology.wa.gov/scripts/wa-ECOLOGY.exe?SUBED1=DUWAMISH-RIVER-UPDATES&A=1>.

Ecology's website and social media platforms

We maintain a website for the South Park Marina site.⁸ The website provides site information, and you may download cleanup documents.

We may also share information about cleanup sites through [news releases, our ECOconnect blog, and social media](#).⁹

Document repositories

During public comment periods, you can find print documents at the following locations:

Seattle Public Library, South Park Branch
8604 Eighth Ave. S
Seattle, WA 98108
Phone: 206-615-1688

⁵ ecology.wa.gov/Regulations-Permits/Guidance-technical-assistance/Site-Register-lists-and-data

⁶ <http://listserv.wa.gov/cgi-bin/wa?SUBED1=siteregister&A=1>

⁷ ecology.wa.gov/Events/Search/Listing

⁸ <https://fortress.wa.gov/ecy/gsp/Sitepage.aspx?csid=3689>

⁹ ecology.wa.gov/About-us/Get-to-know-us/News

Washington Department of Ecology
Northwest Regional Office
3190 160th Ave SE
Bellevue WA 98008

To schedule an appointment, please contact Sally Perkins at 425-649-7190 or nwro_public_request@ecy.wa.gov.

Signs around the cleanup site

We may also install signs displaying information about project status, traffic impacts, and health risks around the cleanup site.

How to share information with us

At minimum, MTCA requires 30-day public comment periods for certain draft cleanup documents and 14-day comment periods SEPA documents. SEPA documents are often made available for review with other cleanup documents. We may hold comment periods longer than 30 days.

We may also identify public concerns and cleanup goals by meeting with and soliciting information from interested community members and organizations. To collaborate with us about this site, please contact Mark Adams at 425-649-7107 or mark.adams@ecy.wa.gov.

Public comment periods

Formal 30-day comment periods allow interested members of the public to comment on draft documents, legal agreements, and proposed cleanup actions. If there is significant interest, Ecology may extend the public comment period. When Ecology oversees SEPA determinations, we hold comment periods for at least two weeks.

Following a comment period, we publish all the input we received and respond to significant comments and questions. If the comments result in significant changes to the cleanup documents, then the documents will be revised and re-issued for public review. If the comments do not result in significant changes, then they become final.

Public events

We hold public meetings, workshops, open houses, and public hearings based on community interest. If we have not scheduled a meeting during a public comment period, we will hold one if 10 people request it, and this may cause us to extend a public comment period so the meeting occurs during it.

Events are held at locations close to the site that meet Americans with Disabilities Act standards. Public meetings, workshops, open houses, and hearings are always announced in advance using a variety of methods.

Plan Amendments

Ecology developed this plan following MTCA regulations (WAC 173-340-600). We review it as the cleanup progresses and amend it as necessary. You may suggest amendments to Brad Petrovich at 425-649-4486 or brad.petrovich@ecy.wa.gov.

This plan includes information for the public regarding opportunities for public involvement and comment. The outreach activities discussed in this section reflect Ecology's current plans for keeping the public informed and providing ways for those interested in the site to communicate their concerns and questions to us.

If you feel the planned outreach activities and mechanisms described in this plan are insufficient, or should otherwise be modified, we will work to find solutions. New outreach activities or outreach tools established as a result can be implemented right away, with or without amending this plan.