



Permit Compliance Inspection Report

Water Quality Program

Central Region Office

A. General Information

Facility Name and Address: Intergate Columbia Building A & B
4405 Grant Road
East Wenatchee, 98802

Permit Number: ST0501309

Permit Type: Industrial State Waste Discharge Permit to POTW/Private and Ground (IP)

Permit Effective Dates: April 2, 2018, to April 1, 2023 (Temporary)

Inspection Date and Time: October 23, 2024, 10:52 AM to 12:31 PM

Discharge to: Douglas County Sewer District (DCSD) and Landscape sprayfields

Type of Inspection: Announced
Compliance Inspection - Without Sampling

Photographs Taken: Yes No Samples Taken: Yes No

B. Personnel Information

Ecology Representative(s): Stephanie Giesin – Permit Developer/Permit Manager (Lead Inspector)
Matt Durkee - Hydrogeologist (Co-inspector)

Other: Darrell Williams – Douglas County Sewer District (DCSD) Manager
Michael Barnett – DCSD Operator

Facility Representative(s): Ken Stickley, Sabey Director Real Estate Sustainability
Email: kens@sabey.com Phone: (206) 277-5230
Devlin Walt, Sabey Property Manager
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Eron Drew, Pacific Engineering Consultant
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Email: N/A Phone: N/A
Shaun Devine, Sabey Director of Operations
Email: N/A Phone: N/A
TJ Duncan, Sabey Operations Manager
Email: N/A Phone: N/A
Matt Wren, Sabey Building Engineer
Email: N/A Phone: N/A

Responsible Party/Official: John Sasser, Senior Vice President, Operations
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Tukwila, WA 98168
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Inspector Signature(s)

Reviewer Signature



10/25/2024

Andrea Jedel (Electronic Signature) 11/01/2024

Stephanie Giesin

Date

Andrea Jedel

Date

Permit Developer/Permit Manager

Industrial Unit Supervisor

C. Facility Description and Background

The purpose of this inspection was to get an update on the facility operations as the plan for the landscape sprayfield has changed, and for me (Stephanie Giesin) to see the facility for the first time. The last inspection for this facility was on June 5, 2017, before the facility received temporary permit coverage.

D. Inspection Narrative and Observations

We arrived on site at 10:52 am. I called Ken to see where he wanted us to meet. He said to go through the gate, and we would meet in the conference room in Building D. I called the Building D security on the gate phone to open the gate and enter the facility. There was a quick round of introductions for all the parties present during the meeting in the conference room. Ken went over the history of the facility back to 2016 when he started the conversation with the DCSD about their water use. Building D has water cooled sources that have four quads, and they are discharging 15,000 gallons/day/quad via sprayfield. They would like to add another building (Building E) next to Building D. That facility would have an additional 30,000 gallons of landscaping for sprayfield discharges.

Matt mentioned our recent meeting with the DCSD and Industrial User Contracts (IUC) for developing facilities in the Wenatchee area. There is one facility that uses cleaning chemicals that discharges to the DCSD, and we have that information in their application package. For the new Building E that that will be constructed the facility will be air-cooled, so there will not additional wastewater discharges associated with that building. Intergate is looking at 85,000 gallons for total wastewater discharge with their updated operating plan. Ken said they are looking to start discharging next spring. I asked about the new flow meters that they were supposed to get and if they were installed yet. Devlin said they are installed and will be ready to go for the spring.

Matt went over the information we still need before their permit can be written and issued for their discharges next year. We still need two applications, one for the discharge to the DCSD and one for discharges to ground via landscape sprayfield along with their updated engineering addendum for the landscape sprayfield. They would have very few limits written in the permit, as there are not many pollutants in the non-contact cooling water being discharged. I explained the timeline for the permit writing process going through internal peer review, facility review and comment, 30-day public comment period and incorporating comments, to permit issuance. If the DCSD does not have an IUC for the facility we can move forward with writing and issuing the permit. We can modify the permit to add the IUC if necessary. Ken said they have had some issues with the sump pump discharging to the DCSD with changing temperatures and they are working on this

1. Site Walkthrough

Ken first took us out to the stormwater retention pond. The three 10,000-gallon storage tanks for the wastewater are located southwest of the stormwater retention pond. They have two new pumps in the pump house. The pump meter on the left will go to the new Building E and the one on the right go to the current buildings on site. Devlin then showed us the hot box and irrigation valve controls to divert water as needed east of the stormwater pond. The wet well collection point vault for all three Buildings A, B, and D is at the northeast corner of the stormwater pond. The water meter for the DCSD discharge is located near the vault.

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Darrell Williams and Mike Barnett joined us during the walkthrough outside. We told Darrell that if we do not have an IUC when writing their permit, we can modify the permit to include that when it is developed and finalized.

Across from the stormwater pond is lot C where the facility would like to discharge wastewater from the landscape sprayfield. Ken showed us the area for landscape that will be around Building E that is currently behind Ecology blocks that have been filled in by blowing dust/dirt. We saw where Building E is to be constructed and where the landscape sprayfield will go near the water line outside the fence.

Ken asked about water rights for wells and who he should talk to. Matt said he would need to talk to someone in Water Rights at Ecology and he could give him a supervisor's name. Darrell mentioned that the DCSD's biggest concern with their discharge is the use of chemical disinfection and potentially temperature and the facility is not allowed to use biocides. Chemical disinfection and biocides are not concerns for this facility's discharges. Darrell sent user agreements to Ken to review, and they can work together to complete one for their facility.

We walked back into Building D with Ken and thanked him for his time. We left the facility at 12:31 pm.

If you have any questions or concerns regarding this inspection report, please contact Stephanie Giesin at stephanie.giesin@ecy.wa.gov or (509) 504-0172.

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Photo 1 [IMG_0544]
Description: Stormwater retention pond

Photo 2 [IMG_0545]
Description: New water pumps



Photo 3 [IMG_0546]
Description: Water meter for Building A, B, and D

Photo 4 [IMG_0547]
Description: Water meter for future Building E and lot C



Photo 5 [IMG_0548]
Description: Water line outside of pump house next to 10,000-gallon storage tanks

Photo 6 [IMG_0549]
Description: Three 10,000 - gallon wastewater storage tanks



Photo 7 [IMG_0550]
Description: Lot C – future sprayfield here

Photo 8 [IMG_0551]
Description: Hot box and irrigation valve controls



Photo 9 [IMG_0552]
Description: Other side of Stormwater Pond

Photo 10 [IMG_0553]
Description: Wet well collection point



Photo 11 [IMG_0554]
Description: Sump pump control box

Photo 12 [IMG_0555]
Description: DCSD water meter



Photo 13 [IMG_0556]
Description: Future landscape sprayfield around Building E

Photo 14 [IMG_0557]
Description: Future construction site of Building E



Photo 15 [IMG_0558]
Description: Water line outside of fence and future sprayfield outside Building E

Photo 16 [IMG_0559]
Description: Water line going up the property outside of fence and future sprayfield for Building E