

CITY PARCEL SITE

(Formerly Spokane Transformer, Inc.)



REMEDIAL INVESTIGATION REPORT

The Washington Department of Ecology conducted a Remedial Investigation (RI) in 2002 at the City Parcel site located at 708 North Cook Street in the city of Spokane, Spokane County, Washington. The purpose of the investigation was to determine the nature and extent of polychlorinated biphenyls (PCBs) contamination in soil and ground water at the site. The results of this investigation, which was conducted under authority of the Model Toxics Control Act (MTCA) Chapter 173-340 WAC, are presented in the RI Report.

Ecology invites the public to review and comment on the RI Report from January 16 through February 18, 2003. The box at the right indicates where documents may be reviewed, comments submitted and questions answered.

SITE BACKGROUND

From 1961 until 1979 the site was used as a transformer repair and recycling operation called Spokane Transformer, Inc. Since 1980 it has operated as a parcel delivery service called City Parcel, Inc. (see Site Map - Figure 1).

Limited investigations conducted at the site from 1976 to 1997 by EPA and the current owner, Mr. Gisselberg,

detected PCBs in soils and ground water at levels above what is allowed under MTCA.

Polychlorinated biphenyls (PCBs) are a group of manufactured synthetic chemicals, either solids or oily liquids. They may range from colorless to light yellow in color and have no smell or taste. These chemicals were historically used as insulating fluids, coolants and lubricants in transformers, capacitors or other electrical equipment; as heat transfer and hydraulic fluids; in inks and carbonless paper. The manufacture of PCBs stopped in the United States in 1977 because of evidence they build up in the environment and may cause harmful health effects.

In September 1997 Ecology's Toxics Cleanup Program became responsible to ensure cleanup at the site. An initial investigation was conducted and as a result an early notice letter was sent to Mr. Gisselberg requiring additional remedial action.

Mr. Gisselberg submitted a proposed independent cleanup plan in 1998 for review under Ecology's Voluntary Cleanup Program. Ecology provided written review, comments, and recommendations. Recommendations included additional investigations, immediate actions to cover exposed

FACT SHEET: JANUARY 2003

Para asistencia Espanol:

Antonio Valero (509) 454-7840 or e-mail: aval461@ecy.wa.gov

COMMENTS ACCEPTED:

January 16 through February 18, 2003.

DOCUMENT REVIEW

(Repositories):

WA Department of Ecology
Eastern Regional Office
4601 N. Monroe
Spokane, WA 99205-1295
Johnnie Harris (509) 329-3415

Spokane Public Library
East Side Branch
524 South Stone
Spokane, WA 99201
Mon. & Tues. 12-8 p.m.
Wed. through Sat. 10-6 p.m.

Written Comments/Questions:

Ms. Teresita Bala
WA Department of Ecology
Toxics Cleanup Program
4601 N. Monroe
Spokane, WA 99205-1295
E-mail tbal461@ecy.wa.gov
(509) 329-3543 or
1-800-826-7716

Health Related Questions:

Mr. Mike LaScuola
Spokane Regional Health District
(509) 324-1574 or e-mail:
mlascuola@spokanecounty.org

Mailing List or to Request a Public Meeting/Hearing:

Carol Bergin at Ecology
1-800-826-7716 or (509) 329-3546
E-mail cabe461@ecy.wa.gov

PCB details see Agency for Toxic Substances and Disease Registry
www.atsdr.cdc.gov/tfacts17.html

soils in the parking lot and to inform workers and visitors of the potential exposure risk. The parking lot was later covered with gravel and the soil pile in the parking lot was covered with plastic.

In 1998 the Spokane Regional Health District completed a site hazard assessment (SHA) of the property, as required under MTCA, and the site was ranked "2". A rank of 1 represents the highest risk and 5 the lowest.

In April 2001 Mr. Paul Gisselberg, Mr. Richard Boyce and Mr. Jerry Overton were named by Ecology as the potentially liable persons (PLPs) for the site. Ecology invited the PLPs to negotiate an Agreed Order to conduct a RI and a Feasibility Study (FS) in July 2001. The PLPs did not accept Ecology's invitation to negotiate an Order for cleanup. Because the PLPs were unable to conduct remedial actions in an adequate or timely manner, Ecology chose to perform a State RI under authority of MTCA.

REMEDIAL INVESTIGATION (RI) REPORT

The RI involved field investigations including drainage features; underground utilities as well as other subsurface structures; and soil and ground water investigations. The investigations were conducted from April 2002 to July 2002. The Remedial Investigation Report outlines the results and analysis of the investigations. It also presents recommendations for future activities.

Results show extensive PCB contamination in soils (0 to 12 inches

from the surface) found in the gravel parking area on the north side of the building and in the alley-way east of the property. The highest PCB concentration measured in the soil is 11,500 mg/Kg. One Hundred and Eight (108) shallow soil samples were taken. Eighty seven (87) of these samples exceeded the MTCA Method A soil cleanup level for PCBs which is 1 mg/Kg for unrestricted land use.

Ground water contamination cannot be confirmed from the two sampling events conducted during the investigations. The ground water data show a PCB concentration above the Method A limit in Monitoring Well 1 (MW1) during the April 2002 sampling event. No detectable PCBs were found in any of the monitoring wells in July 2002.

This report recommends that additional ground water investigations need to be conducted to be able to determine if seasonal changes in ground water levels are causing the stopping and starting of PCB contamination in ground water. The report also recommends additional soil sampling to determine the depth of PCB contamination.

Ecology will conduct two additional ground water sampling events in 2003 to try to define the nature and extent of PCB in ground water. Soil sampling is yet to be determined.

WHAT HAPPENS NEXT?

Written comments received by February 18, 2003, will be answered in a Responsiveness Summary. The Summary will be sent to people who have submitted written comments and to the information repositories listed on

page one. Ecology will revise the RI Report based on comments received, if appropriate.

HOW YOU MAY BE INVOLVED:

◆ Review the Remedial Investigation Report

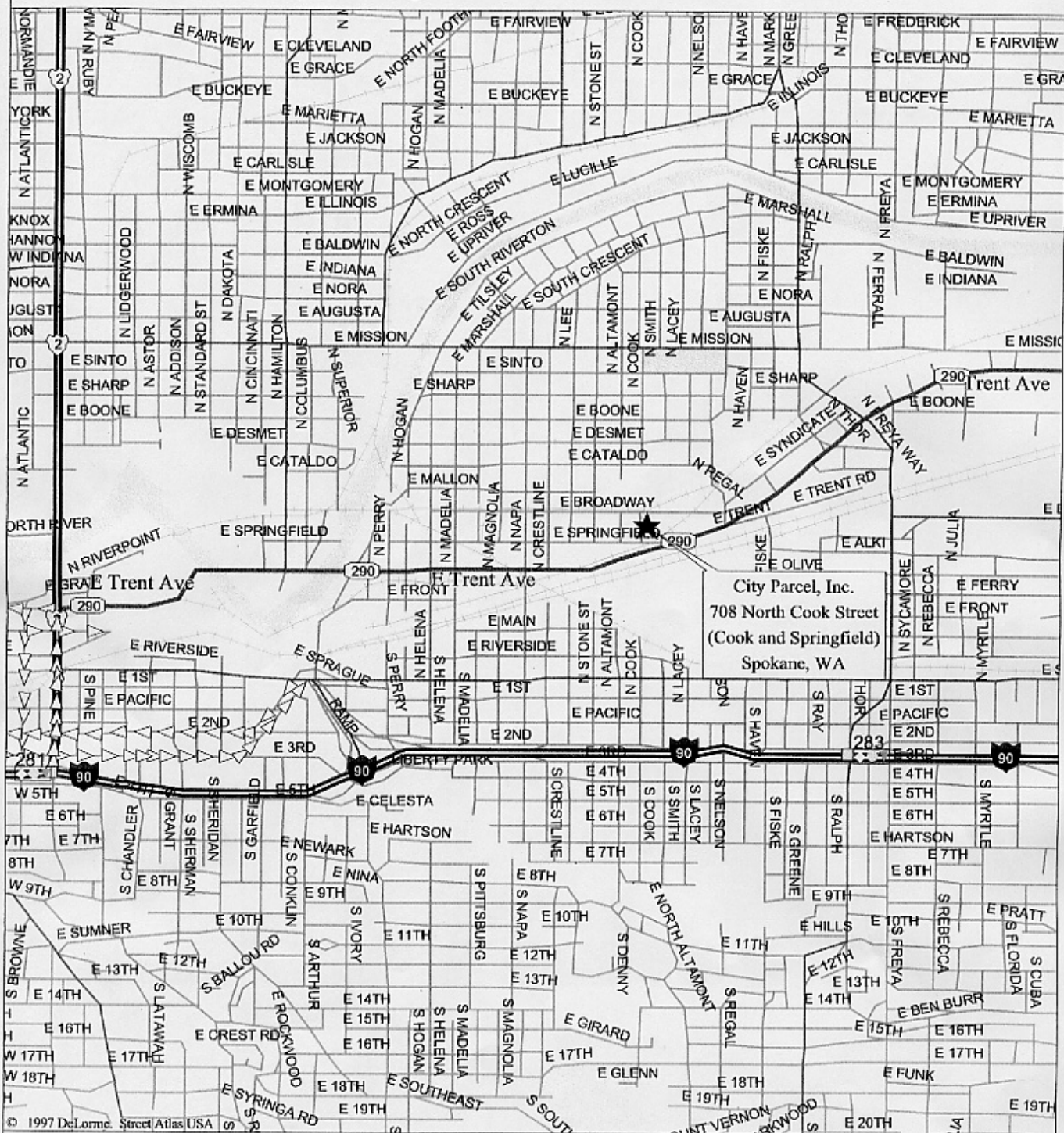
The documents at the Spokane Library-East Side Branch are available during regular library hours. To review documents at Ecology in Spokane, contact Johnnie Harris at (509) 329-3415 to schedule an appointment. [Schedule Reviews Monday through Thursday, 8-5 p.m. by appointment.](#)

◆ Send in your written comments no later than February 18, 2003 to:

Ms. Teresita Bala,
Site Manager at Ecology (see box on page one for details).

◆ Share this information with individuals or groups you think should be informed about the site.

City Parcel, Inc.



Mag 14.00

Tue Sep 25 15:36 2001

Scale 1:25,000 (at center)

2000 Feet

Local Road

