



Site Register

May 27, 2003

Department of Ecology, P.O. Box 47600, Olympia WA 98504-7600

Issue 97-25

This periodic publication alerts the public to the availability of reports, public comment periods, and other activities related to the study and cleanup of hazardous waste sites under Chapter 70.105D RCW, the MODEL TOXICS CONTROL ACT, and in accordance with WAC 173-340-600. Direct questions regarding SITE REGISTER circulation to Sherrie Minnick at (360) 407-7200 or shan461@ecy.wa.gov. Ecology's telecommunications device for the deaf (TTY) numbers are: Headquarters 711 or (800) 833-6388, Southwest Regional Office (360) 407-6306, Northwest Regional Office (425) 649-4259, Central Regional Office (509) 454-7673, Eastern Regional Office (509) 458-2055. The Department of Ecology is an Equal Opportunity Employer.

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Brownfields 2003 National Conference

The largest, most comprehensive Brownfields conference in the nation will be held at the Oregon Convention Center in Portland this October 27-29.

Co-sponsored by the Environmental Protection Agency and the International City/County Management Association, this is the premier event for anyone interested in redevelopment, revitalization, reuse, and assessment and cleanup of contaminated properties. And it's FREE!! Last year, more than 3,200 people attended.

At the conference, you will be able to:

- Receive the latest information about Brownfields;
- Share your experiences;
- Market your services;
- Learn the how-tos of redeveloping and reusing contaminated properties.

Just go to www.brownfields2003.org for registration information. And once you're there, click on "Call for Ideas" to suggest your ideas for the conference program, reserve a booth in the extensive tradeshow/exhibit hall, submit a proposal for a presentation, or learn how to become a conference sponsor or endorser.

For more information, please contact Marianne Deppman, EPA Brownfields 2003 Coordinator, at (206) 553-1237.

With certain legal exclusions and additions, the term 'Brownfield site' means real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant.

Brownfields Redevelopment Workshop Coming to Tacoma in June

Ecology and the Department of Community, Trade and Economic Development are sponsoring a ***Brownfields Redevelopment Workshop*** to be presented by the International Economic Development Association on June 23-24 in Tacoma.

The two-day workshop will provide an opportunity to examine how Brownfields fit into real estate development; how to understand the legal concerns and work with them; how to fully understand the site assessment, contamination, and cleanup process; and how to reduce costs by integrating cleanup with redevelopment.

The workshop is a useful tool for someone beginning Brownfields redevelopment, has Brownfields to redevelop, wants to learn how to develop partnerships to make transactions happen, or is considering redeveloping Brownfields.

In addition to the workshop, attendees will receive a Brownfields Redevelopment resource manual and will tour local Brownfields Redevelopment efforts.

When: June 23 & 24, 2003

Where: Sheraton Tacoma Hotel & Convention Center
1320 Broadway Plaza, Tacoma

Time: Registration is from 7:30 to 8:15 a.m., with the workshop beginning at 8:30 a.m.

An agenda and registration information are available on the Internet at
http://iedconline.org/prodev_brownfields.html.

If you need assistance, please contact Cathy Katona, International Economic Development Association, (202) 942-9460, fax (202) 223-4745 or Sharon Koph, Department of Community, Trade & Economic Development, (360) 725-4032, e-mail SharonK@cted.wa.gov.

Private Right of Action – Texaco Gas Station, Facility Site ID No. 96443724, 6000 Portal Way, Ferndale, 98248, Whatcom County

Pursuant to ***WAC 173-340-545 Private Right of Action***, Whatcom Environmental Services has given notice that an independent cleanup will be conducted at the above-referenced property.

The site is the location of a former Shell fueling station and auto repair shop. It was replaced by the current EZ Mart Texaco in 1992. Petroleum-contaminated soil was discovered during a subsurface investigation in February 2003.

The cleanup will involve installation of a free-product recovery sump and an air sparging/vapor extraction system. The cleanup will start on or after May 26, 2003.

For more information, please contact Harold Cashman, P.G., Whatcom Environmental Services, (360) 752-9571.

Private Right of Action – Former Gasoline Service Station, 322 W. 7th Ave. (627 S. Washington), Spokane, 99204, Spokane County

Pursuant to *WAC 173-340-545 Private Right of Action*, notice has been given that an independent cleanup will be conducted at the above-reference property.

The site is the location of a former gas station. Recent investigations have confirmed the soil has concentrations of gasoline range organics, benzene, ethylbenzene, and xylenes above Method A cleanup standards. The planned cleanup includes excavation and disposal of contaminated soils at an engineered, lined, and monitored facility, beginning on or about June 5, 2003.

For more information, please contact Phil Brooke, Paine Hamblen Coffin Brooke & Miller, P.S. at (509) 455-6000 or Jeff Leppo, SLR International Corp. at (509) 535-7225.

Private Right of Action – Campbell Property, 3827 Stone Way Ave. N., Seattle, 98103, King County

Pursuant to *WAC 173-340-545 Private Right of Action*, Ater Wynne LLP has given notice, on behalf of its client Howard & Julie Campbell, that an independent investigation and, if necessary, cleanup will be conducted at the above-referenced property.

A plume of gasoline- and/or solvent-contaminated ground water is migrating southeast from both the Bridge Way property (located up Stone Way and fronting on Bridge Way) and the Sea Gear/Sea Galley property (3839 & 3831 Stone Way N.) onto the Campbell property and into or under an office building located on the property. An independent investigation is scheduled to begin in June 2003.

For more information, please contact Thomas M. Kilbane, Ater Wynne LLP, at (206) 623-4711.

Area-wide Lead & Arsenic Soil Contamination Project Task Force Meetings 11 & 12

The primary focus of the final meetings of the Task Force is to complete their deliberations and to continue drafting their recommendations report to the departments of Ecology, Agriculture, Health, and Office of Community Development. A meeting agenda will be added to the project Web Page at http://www.ecy.wa.gov/programs/tcp/area_wide/area_wide_hp.html one week prior to each meeting. The public is welcome to attend the meetings, and opportunities for public comment are scheduled for each meeting.

Meeting notes: Paid parking is available on site or in the vicinity. Lunch will be provided to Task Force members only.

Task Force Meeting 11
June 2, 2003 – Yakima
9:00 a.m. to 4:45 p.m.
Yakima Convention Center
10 N. 8th St., Room C
1-800-221-0751

Task Force Meeting 12
June 16, 2003 – Seattle
9:00 a.m. to 4:45 a.m.
Marriott SeaTac Airport
3201 S. 176th St., Snoqualmie Room
(206) 241-2410

For more information about the meeting, please contact Dawn Hooper, Department of Ecology, (360) 407-7182 or e-mail dhoo461@ecy.wa.gov.

Proposal to Remove Restrictive Covenant from Site – Unocal 0171 (also known as Unocal Stanwood Former Bulk Plant 0171 and Service Station 4372), Facility Site ID No. 36615236, 8513 Cedarhome Dr., Stanwood, 98292, Snohomish County

Ecology is proposing to remove a **Restrictive Covenant** from the Unocal BP 0171 site. The Restrictive Covenant was placed on the property deed last year, because TPH-contaminated ground water remained on site. In order for the site to receive a No Further Action determination from the Voluntary Cleanup Program, a Restrictive Covenant was required to restrict ground water use until cleanup standards were achieved.

Additional sampling conducted throughout 2002 has confirmed that the contamination is now below state cleanup standards. Based on this information, Ecology is proposing to remove the Restrictive Covenant.

Pertinent documents are available for review at the Department of Ecology, 3190 160th Ave. SE, Bellevue WA 98008. Please call (425) 649-7190 to schedule an appointment.

For more information or to submit written comments, please contact Louise Bardy, Site Manager, at the Ecology address listed above or at (425) 649-7190, e-mail lbar461@ecy.wa.gov.

PUBLIC COMMENT PERIOD: 5/29/03 – 6/27/03

Proposed Delisting from Hazardous Sites List Available for Public Review & Comment – Heraldo Residence, Facility Site ID No. 5991749, 8856 16th Avenue SW, Seattle, 98106, King County

Ecology is **proposing to remove** the Heraldo Residence site from its Hazardous Sites List. The site is ranked “2” on the list. A rank of “1” is the highest level of concern compared to other sites on the list, and a rank of “5” is the lowest.

Cleanup of the site involved removing and treating 27 tons of petroleum-contaminated soil and approximately 500 pounds of chromium- and lead-contaminated soil.

Based on a review of cleanup reports and sampling results, Ecology has determined the site is not a threat to human health and the environment and is recommending removing the site from the Hazardous Sites List.

Pertinent documents may be reviewed at the Department of Ecology, 3190 160th Ave. SE, Bellevue WA 98009, Attn: Sally Perkins (425) 649-7190.

For more information or to submit written comments, please contact Steve Bremer, Site Manager, at the Ecology address listed above or at (425) 649-7136, e-mail stbr461@ecy.wa.gov.

PUBLIC COMMENT PERIOD: 5/13/03 – 6/10/03

Draft Engineering Design Report Available for Public Review & Comment – Yakima Valley Spray, Facility Site ID No. 445, 1108 S. 1st St., Yakima, 98901, Yakima County

The *Engineering Design Report* for the Yakima Valley Spray site is available for public review and comment through June 16, 2003. This report provides engineering concepts and design criteria that will be used for designing the cleanup action. The report also contains a Storm Water Pollution Prevention Plan, Sampling and Analysis Plan, Health and Safety Plan, and Ground Water Compliance Monitoring Plan.

The Yakima Valley Spray site is contaminated with 62 contaminants underlying the soil and ground water. The main contaminants of concern include arsenic, PCE (a solvent), gasoline, diesel, oil, benzene, and pesticides (aldrin, dieldrin, DDD). The cleanup action will include the following:

- Monitoring air during construction planned for winter of 2003-2004;
- Sampling and demolition/removal of two on-site buildings;
- Excavating and disposing of large pesticide pit;
- Excavating and disposing of total petroleum hydrocarbon (TPH) pit(s);
- Backfilling excavated pits;
- Bioventing/biosparging remaining PCE/TPH contamination;
- Replacing destroyed monitoring wells and installing five new monitoring wells;
- Monitoring ground water for five years;
- Placing institutional controls to limit use of site to commercially-zoned purposes and to restrict use of site ground water.

The Engineering Design Report is available for review at the following locations:

- Yakima Valley Regional Library, 102 N. 3rd St., Yakima
- Department of Ecology, 15 W. Yakima Ave., Suite 200, Yakima WA 98902

For more information or to submit written comments, please contact Richard Bassett, Site Manager, at the Ecology address listed above or at (509) 454-7839, e-mail rbas461@ecy.wa.gov.

PUBLIC COMMENT PERIOD: 5/16/03 – 6/16/03

SITE HAZARD ASSESSMENTS

If it is determined that further work is required at a site after an initial investigation, a site hazard assessment may be conducted at the site that provides Ecology with basic information about the site. With that information, the Washington Ranking Method is used to estimate the potential threat the site poses, if not cleaned up, to human health and the environment.

Site hazard assessments will be conducted on the below-named sites. Their hazard ranking or determination of No Further Action will be published in the August 2003 Hazardous Sites List.

Kitsap County – Contact John Kiess, Kitsap County Health District, (360) 337-5606

Evergreen Truck Parts Port Orchard, Facility Site ID No. 13478786, 7360 Hwy 3 SW, Port Orchard, 98367
West Bay Auto Parts, Facility Site ID No. 22626364, 2610 SE Mile Hill Drive, Port Orchard, 98366

VOLUNTARY CLEANUP PROGRAM

Through its Voluntary Cleanup Program, Ecology provides services to individuals cleaning up contaminated sites. For a fee, Ecology staff will review an independent cleanup report(s) and provide a written decision about the adequacy of the cleanup actions taken and described in the report. Upon a satisfactory review, a site (or just that phase of the cleanup) may receive a “No Further Action” decision from Ecology. The following reviews have been completed and decisions rendered.

Clark County - Heuvel Enterprises, Facility Site ID No. 4273089, 4601 NE 78th St., Vancouver, 98665

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter with a **Restrictive Covenant**. For more information, please contact Craig Rankin at (360) 690-4795 or e-mail cran461@ecy.wa.gov.

King County - E & E Foods Building, Facility Site ID No. 82527483, 3922 6th Ave. S., Seattle, 98108

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter with a **Restrictive Covenant**. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

King County - Fogarrd Baker, Facility Site ID No. 7567537, 5325 NE 4th St., Renton, 98059

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

King County - Four Seasons Car Wash, Facility Site ID No. 12627628, 12900 Bel Red Road, Bellevue, 98005

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed to surface soil and surface ground water in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter for the **release to surface soil and surface ground water**. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

King County - Georgetown Center - Parcel B, Facility Site ID No. 96679259, NW Corner of Corson Ave. S. & S. Michigan, Seattle, 98108

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to Parcel B of this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter with a **Restrictive Covenant for Parcel B**. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

King County - Ohs Mart, Facility Site ID No. 76364731, 26010 Pacific Hwy S., Kent, 98032

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

King County - Underhill Furniture, Facility Site ID No. 3711832, 17030 Aurora Ave. N., Shoreline, 98133

Ecology’s Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

VOLUNTARY CLEANUP PROGRAM (Cont.)

King County - US Postal Service, Facility Site ID No. 49516988, NW Corner of NE 68th St. & 185th Ave. NE, Redmond, 98052

Ecology's Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

Kitsap County - Paine Property, Facility Site ID No. 4893741, 9070 Spargur Loop Road, Bainbridge Island, 98110

Ecology's Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Teri Fisher at (425) 649-4446 or e-mail tfis461@ecy.wa.gov.

Pierce County - Cummins NW Inc., Facility Site ID No. 32435394, 3701 Pacific Hwy E., Tacoma, 98424

Ecology's Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Chuck Cline at (360) 407-6267 or e-mail chcl461@ecy.wa.gov.

Pierce County - Transmission House, Facility Site ID No. 5786413, 13417 Pacific Ave. S., Tacoma, 98444

Ecology's Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Lisa Pearson at (360) 407-6261 or e-mail lpea461@ecy.wa.gov.

Skamania County - Wind River Nursery, Facility Site ID No. 32293326, 1262 Hemlock Road, Carson, 98610

Ecology's Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Martha Maggi at (360) 407-6248 or e-mail mmag461@ecy.wa.gov.

Thurston County - WA WSP, Facility Site ID No. 76235138, 4242 Martin Way E., Olympia, 98506

Ecology's Voluntary Cleanup Program has reviewed an independent cleanup report relating to this site. Based on this information, Ecology has concluded the release addressed in this report does not represent a threat to human health and the environment and has issued a **No Further Action** letter. For more information, please contact Chuck Cline at (360) 407-6267 or e-mail chcl461@ecy.wa.gov.