

# Site Register

Washington State Department of Ecology Toxics Cleanup Program



June 3, 2021

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## For more information

- [Sign up to get the Site Register by email](#)<sup>1</sup>
- Find [past issues of the Site Register](#)<sup>2</sup>
- Visit our [Public Involvement Calendar](#)<sup>3</sup>

Questions? Contact Sarah Kellington at: 360-407-7466 or [sarah.kellington@ecy.wa.gov](mailto:sarah.kellington@ecy.wa.gov).

Site contacts can be found in each entry.

## ADA Notice

To request Americans with Disabilities Act accommodation, including materials in a format for the visually impaired, please call 360-407-7170 or visit [Ecology's Accessibility webpage](#).<sup>4</sup> Persons with impaired hearing may call Washington Relay Service at 711. Persons with a speech disability may call 877-833-6341.

## News & Notes

### Novel coronavirus (COVID-19) information

We are joining a statewide effort to slow the spread of COVID-19 by supporting social distancing and other directives from Governor Inslee as well as federal, state, and local health officials.

- **All Department of Ecology buildings are closed to the public until further notice.** This includes all headquarters, regional, and field offices.
- **We are still operating.** You can reach staff via email and phone.
- All public meetings are **online-only meetings**. Visit our [public input and events listings](#)<sup>5</sup> for up-to-date information on public meetings.
- **In-person document and record reviews are not currently available.** If you would like to request to receive specific records electronically, [please let us know](#).<sup>6</sup> You can access all documents that are listed in the Site Register for public review and comment online:
  1. Under the "**For more information**" heading in the left-hand column of each Site Register entry, you will find a link to visit Ecology's webpage for the site.
  2. From that site page, there is a "**View Electronic Documents**" link in the right-hand column that will take you to a list of all posted documents.

Thank you for your patience and understanding as we work together to defend the health and well-being of all Washingtonians.

### Grant opportunity closing soon

#### Independent cleanup grant applications being accepted

Local governments interested in cleaning up sites through the Voluntary Cleanup Program can submit applications for the next round of [Independent Remedial Action Grants](#)<sup>7</sup>.

Applications are accepted on an ongoing basis throughout the biennium, regardless of funding availability. To be considered for the next funding evaluation cycle, submit your application by **5 p.m. June 18, 2021**. We anticipate the grants will be awarded in summer of 2021.

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Washington State Department of Ecology Toxics Cleanup Program



## Model Remedies for Cleanup of Former Orchard Properties in Central and Eastern Washington

### [Submit comments online](#)<sup>8</sup>

Or mail comments to:

Jeff Newschwander  
Program Manager  
1250 W. Alder Street, Union  
Gap, WA 98903-0009

### For more information

- Visit Ecology's [Former Orchard Lands webpage](#)<sup>9</sup>
- Contact Jeff Newschwander  
Program Manager  
[Jeff.Newschwander@ecy.wa.gov](mailto:Jeff.Newschwander@ecy.wa.gov)  
509-388-5223

### May 7–June 7: Ecology's draft model remedy available for review and comment

We invite you to review and comment on [Model Remedies for Cleanup of Former Orchard Properties in Central and Eastern Washington](#)<sup>10</sup>.

This model remedy addresses properties impacted by lead arsenate, a pesticide used from the late 1800s until approximately 1950. Though the resulting lead and arsenic contamination is similar to what is found within the smelter plumes of western and northeast Washington, this document is for the arid, irrigated conditions in central and eastern Washington.

### Goals of the model remedy:

- To provide simple sampling and cleanup guidance for any former orchard property;
- To encourage independent cleanup during property redevelopment;
- To provide consistency and clarity for developers and home builders; and
- To encourage independent cleanup during smaller projects involving soil movement, such as landscaping, building a deck, or putting in a swimming pool.

## May 21–June 25: Invitation to review and comment on the draft Green Remediation Guidance

[Submit comments online](#)<sup>11</sup>

### For more information

- Contact Chance Asher  
Sediment Policy Program Lead  
[chance.asher@ecy.wa.gov](mailto:chance.asher@ecy.wa.gov)  
360-407-6914

The [draft Green Remediation guidance](#)<sup>12</sup> is intended to help cleanup project managers reduce the environmental impacts from the cleanup process, while increasing the environmental benefits gained from cleaning up contaminated sites. Once final, the Green Remediation guidance will be added as Appendix D to the [Adaptation Strategies for Resilient Remedies guidance](#), published November 2017.

### How is the Green Remediation guidance different from our published Adaptation Strategies for Resilient Remedies guidance?

Climate change has the potential to adversely affect cleanup sites from impacts such as sea level rise, flooding, wildfire, and landslides. For cleanups to be effective over the long-term, we need to:

1. Mitigate the adverse environmental impacts and maximize the environmental benefits from the cleanup process itself, which can contribute to greenhouse gas emissions, create waste, use up materials and water resources, and disturb neighborhoods through noise, dust, and light pollution. To help cleanup project managers do this, we have developed the draft Green Remediation guidance; and
2. Ensure remedies are resilient to these impacts. To help cleanup project managers do this, we have the *Adaptation Strategies for Resilient Remedies* guidance, publication no. 17-09-052. We are not inviting comments on this published guidance.

### Next steps

Once we have revised and finalized the guidance based on comments we receive, we will add the Green Remediation guidance as an appendix to the *Adaptation Strategies for Resilient Remedies* guidance and rename it *Sustainable Remediation*.

We are also developing a companion GIS application to use as an analytical tool to screen sites for potential climate change vulnerabilities. We expect the tool to be ready early summer for internal beta testing and plan to finalize the Sustainable Remediation guidance and GIS application by the end of this year. Initially the GIS tool will only be available for use within Ecology, but we hope to be able to make the tool available as a public application in the future

## Formal Cleanups

We oversee complex cleanup sites to protect your health and the environment.

### KING COUNTY

#### Boeing Auburn

700 15th St. SW, Auburn

Facility Site ID# **2018**

Cleanup Site ID# **5049**

[Submit comments online](#)<sup>13</sup>

Or mail comments to:

Janelle Anderson  
Community Outreach  
Specialist  
NW Regional Office  
3190 160th Avenue SE  
Bellevue, WA 98008-5452

#### For more information

- Visit Ecology's [Boeing Auburn webpage](#)<sup>14</sup>
- Contact Janelle Anderson  
Community Outreach Specialist  
[janelle.anderson@ecy.wa.gov](mailto:janelle.anderson@ecy.wa.gov)  
425-649-7286

#### Información en español

Descargue este [documento en español](#)<sup>15</sup>.

Si le gustaría recibir documentos en español, por favor llame a Amelia MinVenditti al 360-819-0304 o envíe un correo electrónico a [preguntas@ecy.wa.gov](mailto:preguntas@ecy.wa.gov).

#### April 26–June 18: Boeing Auburn cleanup: Draft Feasibility Studies available for review and comment

We invite you to review and comment on these [cleanup documents](#)<sup>16</sup>. When the public comment period ends, we'll consider all comments and may change the documents based on them. After considering all comments, the documents will become final.

- Draft feasibility study (FS): The draft FS compares ways to clean up the site's contamination.
- Draft supplemental feasibility study (SFS): The draft SFS addresses concerns Ecology raised when we reviewed the FS Boeing submitted.
- Draft public participation plan (PPP): The draft PPP encourages community involvement in cleanup decisions.
- Boeing's statement on cleanup levels.
- Ecology's response to Boeing's statement on cleanup levels.

#### Site background

Boeing treated and stored hazardous waste at its Auburn facility and used a liquid, trichloroethylene (TCE), to clean metal airplane parts. Some of the TCE leaked into soil and groundwater and contaminated the site. The groundwater contamination extends off the Boeing property. Boeing no longer uses TCE, so there is no risk of more TCE contamination from the facility.

Boeing must clean up the contamination. Washington has two clean water standards for cleanup sites: one for groundwater and one for surface water. For TCE, the surface water cleanup standard is about ten times stricter than the groundwater standard. At the Boeing Auburn site Ecology is using the surface water standard as the groundwater cleanup level because the contaminated groundwater goes into surface water. Boeing's position is that the drinking water standard should be used instead of the surface water standard as the cleanup level for groundwater. We'll review Boeing's argument and make a final decision. A computer model of the contaminated

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groundwater predicted that using enhanced bioremediation and monitored natural attenuation

(MNA) would reduce cleanup time.

## Enhanced bioremediation

Bioremediation is a natural process where bacteria in the soil “eat” the chemical contaminants. We asked Boeing to install additional wells so they can inject bacteria food into the groundwater and promote faster breakdown of groundwater pollutants.

## Monitored natural attenuation (MNA)

Bacteria that live in soil and groundwater can break down chemicals into non-toxic end products.

Monitoring this natural process through MNA keeps track of the contamination until the chemicals in contaminated soil and groundwater are below risk levels set by state law. Throughout the MNA process, we require that Boeing collect and analyze samples to make sure that the concentration of chemicals in the soil and groundwater is declining.

## Public meeting:

We hosted a public meeting on April 26 to provide information, answer questions, and collect comments. View a [recording of the presentation](#)<sup>17</sup>.

## Landsburg Mine

Kent Kangley Rd & 268th Ave SE, Ravensdale

Facility Site ID# 2139

Cleanup Site ID# 60

[Submit comments online](#)<sup>18</sup>

Or mail comments to:

Jerome Cruz  
Site Manager  
15700 Dayton Avenue North  
Shoreline WA, 98133

### For more information

- Visit Ecology’s [Landsburg Mine webpage](#)<sup>19</sup>
- Contact Jerome Cruz  
Site Manager  
[jerome.cruz@ecy.wa.gov](mailto:jerome.cruz@ecy.wa.gov)  
425-466-87

## May 10–July 8: Consent Decree and Cleanup Action Plan Amendments

Ecology is amending the legal agreement, called a Consent Decree, and the Cleanup Action Plan for the Landsburg Mine site in Ravensdale. They’re being amended because trace amounts of a compound called 1,4-Dioxane were discovered in groundwater, in a limited area of the site outside the former coal mine. Ecology wants to ensure that it gets addressed appropriately.

We'd like your input on:

- **Cleanup Action Plan Amendment:** an update to Ecology's plan that describes the cleanup work to address contamination at the site.
- **Consent Decree Amendment:** an update to the 2017 legal agreement that was signed by Ecology and the Landsburg Mine Potentially Liable Persons (PLP) Group.

Ecology will accept public comments on these documents from May 10 through July 8, 2021.

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## Union Station

411 S Jackson St  
Seattle

Facility Site ID# **2060**  
Cleanup Site ID# **3858**

[Submit comments online](#)<sup>20</sup>

Or mail comments to:

Tamara Welty  
Periodic Review Coordinator  
PO Box 330316, Shoreline, WA  
98133-9716

### For more information

Visit Ecology's [Union Station webpage](#)<sup>21</sup>

Contact Tamara Welty  
Periodic Review Coordinator  
[tamara.welty@ecy.wa.gov](mailto:tamara.welty@ecy.wa.gov)  
425-256-1449

## May 6–June 4: Union Station Periodic Review

Ecology invites you to review and comment on the periodic review for this site. This review concluded that the current cleanup is not protective of human health or the environment.

The Union Station site includes three parcels that span six city blocks in the International District of Seattle. Former property uses have included a coal gasification plant, an iron manufacturer, and a railroad station. Soil cleanup was done in the late 1990s as part of the property redevelopment.

A periodic review is conducted every five years after a cleanup action when institutional controls are used as part of the remedy. The purpose of the periodic review is to evaluate current site conditions and to ensure continued protection of human health and the environment.

The Periodic Review concluded that groundwater concentrations of acenaphthene, benzene, arsenic, benzo(a)anthracene, chrysene, diesel-range total petroleum hydrocarbons (TPH), and gasoline-range TPH exceed cleanup levels at the conditional point of compliance (the western property boundary) and this contaminated groundwater appears to be migrating off-property. Therefore, the remedy is not protective of groundwater and marine surface water located downgradient of the property. Based on this, the site failed the periodic review.

Required contingency actions are outlined in the Cleanup Action Plan (CAP). According to the CAP, if any sample exceeds cleanup levels, another sample is to be collected one quarter later. If the second sample exceeds cleanup levels, quarterly monitoring for one year is to commence. Further contingency actions based on those findings (such as monitoring frequency changes or groundwater treatment), as well as the appropriate methods of analyzing the monitoring data, are described in the CAP.

Additionally, vapor intrusion does not appear to have been evaluated at the Site. For example, groundwater concentrations of benzene and naphthalene exceed the groundwater screening levels for vapor intrusion. A vapor intrusion assessment should be completed for the site to determine if vapor intrusion from any of the contaminants of concern is a risk to building occupants.



## SKAGIT COUNTY

### Shell Puget Sound and Tesoro's Marathon Anacortes Refineries

Shell refinery: 8505 South Texas Rd; Tesoro's Marathon refinery: West March Point Road Anacortes

Facility Site ID# 7 (Shell) and 6 (Tesoro)  
Cleanup Site ID# 2865 (Shell) and 2212 (Tesoro)

[Submit comments online](#)<sup>22</sup>

#### For more information

Visit Ecology's [Shell Puget Sound](#)<sup>23</sup> and [Tesoro's Marathon Anacortes Refineries](#)<sup>24</sup> webpages

Contact Kim Wigfield  
Permit writer  
[kim.wigfield@ecy.wa.gov](mailto:kim.wigfield@ecy.wa.gov)  
360-407-6931

#### Document review locations

All documents are available to review online. Due to Covid-19, in-person review is currently unavailable. If you'd like us to send you a copy of the documents for your review, please contact Angelina Ward at 360-407-6916 or [angelina.ward@ecy.wa.gov](mailto:angelina.ward@ecy.wa.gov).

### April 7–June 7: Oily water sewer dangerous water permits and cleanup documents

We invite you to review and comment on the following documents related to the refineries' oily water sewers:

#### Shell Puget Sound Refinery

- [Draft agreed order](#)<sup>25</sup>
- [Draft corrective action permit modification](#)<sup>26</sup>
- [SEPA checklist](#)<sup>27</sup>
- [SEPA determination of nonsignificance](#)
- [Fact sheet](#)<sup>28</sup> explaining the changes

#### Tesoro's Marathon Refinery

- [Draft agreed order](#)<sup>29</sup>
- [Draft corrective action permit modification](#)<sup>30</sup>
- [SEPA checklist](#)<sup>31</sup>
- [SEPA determination of nonsignificance](#)<sup>32</sup>
- [Fact sheet](#)<sup>33</sup> explaining the changes

Read the public notice and visit our Shell and Tesoro webpages for more information to review supporting documents.

While we're not aware of any current releases from the oily water sewer, these include requirements to investigate and clean up any soil or groundwater contamination. Contaminants of concern include metals, volatile organics, and semi-volatile organics. A final decision to issue the permit modifications will be made after we have reviewed public comments.

## Anacortes Former Water Treatment Plant

14549 River Bend Road  
Mount Vernon

Facility Site ID# **79423677**  
Cleanup Site ID# **13264**

[Submit comments online](#)<sup>34</sup>

Or mail comments to:

Cris Matthews  
Site Manager  
913 Squalicum Way  
Unit 101  
Bellingham, WA 98225

### For more information

- Visit Ecology's [Anacortes Former Water Treatment Plant webpage](#)<sup>35</sup>
- Contact Cris Matthews  
Site Manager  
[cris.matthews@ecy.wa.gov](mailto:cris.matthews@ecy.wa.gov)  
360-255-4379

### Document review

For document review assistance, please contact:

Ian Fawley  
Outreach Specialist  
[ian.fawley@ecy.wa.gov](mailto:ian.fawley@ecy.wa.gov)  
425-324-5901

## June 1–June 30: Cleanup Action Plan and associated documents ready for public review

Ecology invites you to review a draft Cleanup Action Plan and associated documents. This site is next to the Skagit River and the current water treatment plant, which provides drinking water for the City of Anacortes and surrounding communities. The following documents are available for review:

- **Cleanup Action Plan:** Ecology's plan that describes the cleanup work to address contamination at the Site.
- **Consent Decree:** Legal agreement between Ecology and the City of Anacortes requiring design and implementation of the work described in the Cleanup Action Plan.
- **State Environmental Policy Act-Determination of Non-Significance:** Ecology determination that the cleanup work is not likely to harm the environment.

### Contamination

Field sampling confirmed that there was no release of contaminants to surface water or groundwater. However, contamination was found in some former water treatment plant building materials and shallow soils immediately adjacent to two former water treatment plant structures. Polychlorinated biphenyls (PCBs) levels in soils are above residential cleanup levels and must be addressed under Washington's cleanup law, the Model Toxics Control Act.

In 2017, the City of Anacortes conducted a site-specific human health risk assessment that determined no adverse health effects are likely to have occurred to customers, workers, or plant visitors as a result of the contaminants at the former water treatment plant. The city's long-term monitoring has never detected contaminants in any drinking water samples from the former water treatment plant.

## Online public meeting June 7 — registration required

Ecology will hold an online public meeting to provide more information and answer questions:

Monday, June 7, 2021  
4:00–5:00 p.m.: presentation  
5:00 p.m.: question/answer time (as needed)

Visit the site webpage for registration and login details. Call Ian Fawley, Outreach Specialist, 425-324-5901, for dial-in options and other online meeting support.



## SNOHOMISH COUNTY

### JELD-WEN

300 West Marine View Drive  
Everett

Facility Site ID# **2757**

Cleanup Site ID# **4402**

[Submit comments online](#)<sup>36</sup>

Or mail comments to:

Mahbub Alam  
Site Manger  
PO Box 47600, Olympia, WA,  
98504-7600

#### For more information

- Visit Ecology's [JELD-WEN webpage](#)<sup>37</sup>
- Contact Mahbub Alam  
Site Manger  
[Mahbub.Alam@ecy.wa.gov](mailto:Mahbub.Alam@ecy.wa.gov)  
360-407-6913

#### Document review locations

While Washington's Stay Home, Stay Healthy order is in effect, Ecology is not hosting in-person public meetings or supporting physical document repositories. Documents for review will be available online only. If you need access to a hard copy document or have other questions about accessing information, please contact Megan MacClellan at 360-688-3730.

### June 3–July 5: Remedial Investigation and Feasibility Study reports available for review and comment

You are invited to review and share your feedback on the latest cleanup documents for the JELD-WEN (formerly called E.A. Nord Door) site located in Everett, Washington.

The following JELD-WEN site cleanup documents are available for public comment:

- Draft Remedial Investigation/Feasibility Study (RI/FS)  
This presents the results of studies at the site to characterize the presence and extent of contamination. The report also provides an evaluation of cleanup alternatives to address contamination.
- Draft Public Participation Plan (PPP)  
This outlines Ecology's process and opportunities for public input throughout cleanup at this site.

You can read more about the site and these planning documents on our JELD-WEN webpage, or on the project's [fact sheet](#)<sup>38</sup>.

We are not planning a public meeting for this comment period but will hold one if we receive ten or more requests. Any public event will comply with Washington's Stay Home, Stay Healthy order.

Once the public comment period ends, we will review and consider all comments received. The draft RI/FS and draft PPP may be modified based on your recommendations.

## SPOKANE COUNTY

### Aluminum Recycling Trentwood

2317 N. Sullivan Rd.  
Spokane

Facility Site ID# **628**  
Cleanup Site ID# **1081**

[Submit comments online](#)<sup>39</sup>

Or mail comments to:

Sandra Treccani  
Site Manager  
4601 N. Monroe St., Spokane,  
WA 99205

#### For more information

Visit Ecology's [Aluminum Recycling Trentwood webpage](#)

Contact Sandra Treccani  
Site Manager  
[sandra.treccani@ecy.wa.gov](mailto:sandra.treccani@ecy.wa.gov)  
509-329-3412

#### Document review locations

Due to coronavirus, in-person document reviews are not currently available. Please contact Erika Beresovoy at [erika.beresovoy@ecy.wa.gov](mailto:erika.beresovoy@ecy.wa.gov) or 509-385-2290 if you need printed documents.

### June 9–July 9: Public comment period for draft cleanup plan

Ecology is asking the public for comments on the following draft documents for the Aluminum Recycling Trentwood site:

- Cleanup action plan
- Enforcement order
- Scope of work and schedule
- Revised feasibility study.

Ecology is proposing that Union Pacific Railroad (UPRR), the site owner, moves stockpiled aluminum-processing byproducts to a permitted landfill and caps any remaining contamination.

The enforcement order is a legal document requiring UPRR to complete the cleanup. Ecology and UPRR could not reach an agreement during the agreed order negotiations, so we are issuing an enforcement order. The order includes a scope of work and schedule for the cleanup.

#### Site history

Between 1979 and 1984, the site was used to process and store aluminum. "Primary" and "secondary" aluminum processing was used. The processing created white and black dross as byproducts. When processing ended, two stockpiles of dross were left at the site.

Around 1986, UPRR removed one stockpile and put it in a landfill. In 2017, UPRR removed about 360 cubic yards of the other stockpile to test using it as a raw material in cement production. About 57,000 cubic yards of the second stockpile is left and covers nearly 4 acres.

## WHATCOM COUNTY

### Alcoa's Intalco Aluminum Smelter

4050 Mountain View Road  
Ferndale

Facility Site ID# 16  
Cleanup Site ID# 2280

[Submit comments online](#)<sup>40</sup>

Or mail comments to:

Ha Tran  
Site Manager  
P.O. Box 47600  
Olympia, WA 98504-7600

#### For more information

Visit Ecology's [Alcoa's Intalco Aluminum Smelter webpage](#)<sup>41</sup>

Contact Ha Tran  
Site Manager  
[ha.tran@ecy.wa.gov](mailto:ha.tran@ecy.wa.gov)  
360-407-6064

#### Document review locations

All documents are available to review online. Due to Covid-19, in person review is currently unavailable. If you'd like us to send you a copy of the documents for your review, please contact Angelina Ward at 360-407-6916 or [angelina.ward@ecy.wa.gov](mailto:angelina.ward@ecy.wa.gov).

### May 20–June 21: Draft periodic review available for public comment on cleanup actions taken at closed landfills

We invite you to comment on a periodic review of post-cleanup conditions and monitoring data for the Intalco aluminum smelter site's closed Beach I (BI) and Beach II (BII) Landfills, the Double-Lined Landfill (DLL), and the Closed Construction Debris Landfill (CCDL). It finds that the cleanup action completed at the site are performing as planned and remain protective of human health and the environment.

Consent Decree 07-2-00181-2 was effective on February 2, 2007, requiring Intalco to:

- Remediate three landfills (BI, BII, and CCDL) by excavating material from BI and BII and placing it in either the DLL or Triple Lined Landfill (TLL) and maintaining appropriate signage at the landfills.
- Regrade and re-vegetate BI and BII slopes.
- Stabilize the CCDL.
- Close the DLL once it was filled to capacity.
- Put environmental covenants in place to prevent exposure to hazardous substances and protect the integrity of the cleanup action

The completed cleanup actions resulted in concentrations of fluoride, PAHs and polychlorinated biphenyls (PCBs) less than MTCA cleanup levels remaining in the soils at the BI and BII landfills.

Long term monitoring of seeps for fluoride, weak acid dissociable (WAD) cyanide, and total PCBs from the BI, BII, and CCDL is still required.

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## YAKIMA COUNTY

### Tiger Oil N 1st St Fmr 6013

1808 N 1st Street, Yakima

Facility Site ID# **477**

Cleanup Site ID# **4922**

[Submit comments online](#)<sup>42</sup>

#### For more information

- Visit Ecology's [Tiger Oil N 1st St Fmr 6013 webpage](#)<sup>43</sup>
- Contact Frank Winslow  
Site Manager  
[Frank.Winslow@ecy.wa.gov](mailto:Frank.Winslow@ecy.wa.gov)  
509-454-7835

### May 11–June 11: Agreed Order available for review and comment

Ecology invites you to review and comment on the Agreed Order for an Interim Action at this site. The site was a gasoline station and convenience store from 1979 until it permanently closed in 2001. In the 1980s, gasoline contamination was discovered in groundwater. Attempts were made to remove the contamination, but only a small amount was recovered.

You are invited to review and comment on the [Draft Agreed Order](#)<sup>44</sup> dated May 11, 2021. The Agreed Order is for an Interim Action to be completed to clean up the remaining gasoline to protect human health and the environment.

## Independent Cleanups

Property owners may choose to clean up contamination independently and submit reports to Ecology.

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### BENTON COUNTY

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#### Jackpot Food Mart 056

500 George Washington Way  
Richland

Facility Site ID# **38214358**

Cleanup Site ID# **5992**

[Submit comments online](#)<sup>45</sup>

Or mail comments to:

Frank Winslow  
Site Manager  
1250 W. Alder Street, Union  
Gap, WA 98903

#### For more information

Visit Ecology's [Jackpot Food Mart 056 webpage](#)<sup>46</sup>

Contact Frank Winslow  
Site Manager  
[Frank.Winslow@ecy.wa.gov](mailto:Frank.Winslow@ecy.wa.gov)  
509-454-7835

#### May 21–June 21: Comment on proposed removal from the Hazardous Sites List

Ecology invites you to review and comment on the proposed removal from the Hazardous Sites List for the Jackpot Food Mart 056 site. Historically, the site was a bus depot and gasoline service station. By the late 1950s, the bus depot was replaced with a Jackpot Food Mart. In 1990, when four underground storage tanks, associated fuel piping and dispenser islands were replaced, soil sampling revealed gasoline contamination above state cleanup levels.

Cleanup actions that have been done over the years and regular soil sampling and groundwater monitoring have demonstrated that the contamination is no longer present. Ecology has determined the site no longer poses a threat to human health or the environment and is recommending removing the site from the Hazardous Sites List.

You are invited to:

- Review the [Jackpot Food Mart 056 No Further Action letter](#)<sup>47</sup> dated July 29, 2020
- Send your comments to Ecology for consideration. Comments will be accepted May 21, 2021 though June 21, 2021

After the comment period ends, Ecology will review comments received during the comment period and respond. Ecology will hold a public meeting if 10 or more people request one. If no significant changes are necessary, the site will be removed from the Hazardous Sites List.

## CHELAN COUNTY

### Bills Gas and Country Store Site

817 E Woodin Avenue  
Chelan

Facility Site ID# **55999815**  
Cleanup Site ID# **6294**

[Submit comments online](#)<sup>48</sup>

Or mail comments to:

Frank Winslow  
Periodic Reviewer  
1250 W Alder Street, Union  
Gap, WA 98903

#### For more information

Visit Ecology's [Bills Gas and Country Store Site webpage](#)<sup>49</sup>

Contact Frank Winslow  
Periodic Reviewer  
[frank.winslow@ecy.wa.gov](mailto:frank.winslow@ecy.wa.gov)  
509-454-7835

### June 3–July 6: Third Periodic Review draft report completed

Ecology invites you to review and comment on a [periodic review document](#)<sup>50</sup> for the Bills Gas and Country Store site.

A periodic review is conducted at least every five years after the initiation of a cleanup action. The purposes of the review are to evaluate site conditions and to ensure continued protection of human health and the environment, when institutional controls are used as part of a remedy.

This site has been in operation as "Bill's Cut Rate Gas" for more than thirty years. Seven USTs along with two pump islands and all associated piping were removed from the site in March 1992 prior to the installation of a new UST system.

Cleanup actions included excavation of contaminated soils. Concentrations of petroleum hydrocarbons (TPH) remain in soil above MTCA Method A cleanup levels. As a result of this residual contamination, institutional controls were required for the site to be eligible for a No Further Action (NFA) determination. A restrictive covenant was recorded for the site in 2003 and a NFA determination was issued in December 2003.

Based on this periodic review, Ecology has determined the restrictions in the covenant are being observed. No additional remedial actions are required by the property owner. It is the property owner's responsibility to continue to inspect the site to insure that the integrity of the site surface is maintained.

Ecology will review comments received during the comment period and make recommendations for suggested changes. The periodic review will become final if no significant changes are made. An additional public comment period will be held if significant changes are made.



## Coleman Oil Company 1

3 E Chehalis St  
Wenatchee

Facility Site ID# **83844381**  
Cleanup Site ID# **11391**

[Submit comments online](#)<sup>51</sup>

Or mail comments to:

Frank Winslow  
Periodic Reviewer  
1250 W Alder Street, Union  
Gap, WA 98903

### For more information

Visit Ecology's [Coleman Oil Company 1 webpage](#)<sup>52</sup>

Contact Frank Winslow  
Periodic Reviewer  
[frank.winslow@ecy.wa.gov](mailto:frank.winslow@ecy.wa.gov)  
509-454-7835

## June 3–July 6: First Periodic Review Draft Report completed

Ecology invites you to review and comment on the [2021 Periodic Review document](#)<sup>53</sup> for the Coleman Oil Company 1 site.

A periodic review is conducted at least every five years after the initiation of a cleanup action. The purposes of the review are to evaluate site conditions and to ensure continued protection of human health and the environment, when institutional controls are used as part of a remedy.

The site currently operates as a card lock fueling facility owned by Coleman Oil Company. The card lock fueling is located next to a bulk fuel facility which has recently been decommissioned. The decommissioned bulk fuel facility is also a cleanup site, currently being addressed under an Agree Order. It is referred to as the "Coleman Oil Biodiesel Spill site".

A release of gasoline was discovered at the card lock fueling site in 2010, based on review of fuel inventory records for an aboveground storage tank (AST). Gasoline was observed on the ground surface near the card lock fueling. The surface release was reportedly limited to an unpaved strip located between the bulk fuel tank containment area to the south and the dispenser island to the north.

A limited excavation was conducted in 2010 for the contaminated soil, however, removal of all of the contaminated soil was not possible due to the existing site infrastructure in the area. Monitoring wells were installed in 2010 and groundwater sampling continued through 2013.

An Environmental Covenant was recorded for the site in 2014 and Ecology issued a No Further Action (NFA) determination on March 13, 2015.

Based on this periodic review, Ecology has determined the restrictions in the covenant are being observed. No additional remedial actions are required. It is the property owner's responsibility to continue to inspect the site to assure that the integrity of the site surface is maintained.

Ecology will review comments received during the comment period and make recommendations for suggested changes. The periodic review will become final if no significant changes are made. An additional public comment period will be held if significant changes are made.

## Hilltop Apartments Development Site

1509 S Mission Street  
Wenatchee

Facility Site ID# **5823960**  
Cleanup Site ID# **3946**

[Submit comments online](#)<sup>54</sup>

Or mail comments to:

Jeff Newschwander  
Periodic Review Coordinator  
1250 W Alder Street  
Union Gap, WA 98903

### For more information

Visit Ecology's [Hilltop Apartments Development Site webpage](#)<sup>55</sup>

Contact Jeff Newschwander  
Periodic Review Coordinator  
[jeff.newschwander@ecy.wa.gov](mailto:jeff.newschwander@ecy.wa.gov)  
509-454-7842

## June 3–July 6: Second Periodic Review draft report completed

Ecology invites you to review and comment on the [draft periodic review](#)<sup>56</sup> for the Hilltop Apartments Development site.

A periodic review is conducted every five years after the initiation of a cleanup action. This is the second periodic review conducted for this site. The purposes of the review are to evaluate site conditions and to ensure continued protection of human health and the environment, when institutional controls are used as part of a remedy.

The site is currently an apartment complex. Though the site had previously been an orchard, the site was vacant, grass-covered land at the start of apartment development activities.

Due to property grading requirements, much of the material above MTCA Method A cleanup levels was relocated to the northern portion of the property and used as fill beneath the parking area. Remaining native soil containing residual agricultural chemicals above the remedial threshold was covered with impermeable parking, sidewalk, or building footprint areas; or was capped with 6 inches of topsoil and an additional 2 to 3 inches of sod. In select locations landscaping fabric was covered with approximately 3 inches of gravel. Capping prevents inadvertent surface contact and keeps the contaminated material from moving.

Because contamination above MTCA Method A Cleanup levels was capped, institutional controls were required for the property to be eligible for a no further action (NFA) determination. Institutional controls in the form of a restrictive covenant were recorded for the property in August 2008 and a Property-specific NFA determination was issued in September 2008. It was determined that the cleanup addressed the entire site, and a Site NFA was issued in 2021.

Based on this periodic review, Ecology has determined the restrictions in the covenant are being observed. No additional remedial actions are required by the property owner. It is the property owner's responsibility to continue to inspect the site to assure that the integrity of the site surface is maintained.

Ecology will review comments received during the comment period and make recommendations for suggested changes. The periodic review will become final if no significant changes are made. An additional public comment period will be held if significant changes are made.

## DOUGLAS COUNTY

### Zur Hausen Orchard site

50 29th St NW  
East Wenatchee

Facility Site ID# **5449470**  
Cleanup Site ID# **810**

[Submit comments online](#)<sup>57</sup>

Or mail comments to:

Jeff Newschwander  
Periodic Review Coordinator  
1250 W Alder Street, Union  
Gap, WA 98903

#### For more information

Visit Ecology's [Zur Hausen Orchard Site webpage](#)<sup>58</sup>

Contact Jeff Newschwander  
Periodic Review Coordinator  
[jeff.newschwander@ecy.wa.gov](mailto:jeff.newschwander@ecy.wa.gov)  
509-454-7842

### June 3–July 6: Second Periodic Review draft report completed

Ecology invites you to review and comment on the [periodic review](#)<sup>59</sup> for the Zur Hausen Orchard site.

A periodic review is conducted every five years after the initiation of a cleanup action. This is the second periodic review conducted for this site. The purposes of the review are to evaluate site conditions and to ensure continued protection of human health and the environment, when institutional controls are used as part of a remedy.

The site is a former orchard property that has been developed into a senior housing facility. The orchard was removed prior to construction in 2007. Buildings and asphalt cover the majority of the site, and the perimeter of the buildings are covered by grass and landscaping (bark, bushes, and shrubs).

Because contamination above MTCA Method A cleanup levels was capped on the site, institutional controls were required for the Site to be eligible for a no further action (NFA) determination. An environmental covenant were recorded for the Site in February 2009 and a NFA determination was issued in March 2009.

Based on this periodic review, Ecology has determined the restrictions in the covenant are being observed. No additional remedial actions are required by the property owner. It is the property owner's responsibility to continue to inspect the site to assure that the integrity of the site surface is maintained.

Ecology will review comments received during the comment period and make recommendations for suggested changes. The periodic review will become final if no significant changes are made. An additional public comment period will be held if significant changes are made.

## PIERCE COUNTY

### Jefferson Avenue

2112-2122 Jefferson Ave  
Tacoma

Facility Site ID# **1277004**  
Cleanup Site ID# **7037**

[Submit comments online](#)<sup>60</sup>

Or mail comments to:

Panjini Balaraju  
Periodic Review Coordinator  
PO Box 47775, Olympia, WA  
98504-7775

#### For more information

Visit Ecology's [Jefferson Avenue webpage](#)<sup>61</sup>

Contact Panjini Balaraju  
Periodic Review Coordinator  
[panjini.balaraju@ecy.wa.gov](mailto:panjini.balaraju@ecy.wa.gov)  
360-407-6335

### June 3–July 6: Proposed removal of environmental covenant

We invite you to review and comment on removing the environmental covenant from this site. An environmental covenant limits the way a property is used to protect human health and the environment when contamination remains on the site.

An environmental covenant was recorded for the site in 2013 because arsenic contamination was detected in groundwater after cleanup. The covenant says that no one can use groundwater from this site for drinking water.

The [draft Termination & Release from Covenant](#)<sup>62</sup> is available for your review and comment.

Houses, a gas station, automobile sales and repair, welding, steel fabrication, and a pest control company were located at the site. The structures were removed in 2002.

After two underground storage tanks and a hydraulic hoist were removed, petroleum-contaminated soil and groundwater were detected above state cleanup levels. About 395 cubic yards of soil were removed and disposed of off the site. In 2003, monitoring wells were installed to determine if groundwater was contaminated.

In 2012, results showed soil contamination was below cleanup levels, but arsenic in groundwater was above the cleanup level in one well. Ecology issued a No Further Action (NFA) letter in 2014 requiring a covenant be filed for the small area of the site where the arsenic level was elevated.

Arsenic in groundwater was measured again in 2019–2020. The amount of arsenic had decreased over time, but remains slightly above the cleanup level in one well. The amount is low and it is below the state background level. Groundwater will not be used for drinking because the city supplies drinking water to the site.

In 2021, it is Ecology's opinion that the covenant is no longer required, and the owner requested it be removed from the property.

# Site Register

Washington State Department of Ecology Toxics Cleanup Program



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## YAKIMA COUNTY

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### Johnson Family Orchard

5109 Summitview Ave  
Yakima

Facility Site ID# **99816**  
Cleanup Site ID# **15287**

#### **For more information**

Visit Ecology's [Johnson Family Orchard webpage](#)<sup>63</sup>

Contact Jeff Newschwander  
Site Manager  
[jeff.newschwander@ecy.wa.gov](mailto:jeff.newschwander@ecy.wa.gov)  
509-454-7842

### Independent report available for review

On May 7, 2021, we received an Independent Remedial Action Report dated May 7, 2021. The site has arsenic and lead contamination affecting soil.

# Site Register

Washington State Department of Ecology Toxics Cleanup Program



## Glossary

**Agreed Order** - A legal agreement with Ecology to make sure a potentially liable party/parties takes specified actions under the Model Toxics Control Act (MTCA) to clean up a contaminated site.

**Cleanup Action Plan (CAP)** - A document that describes the selected cleanup methods and specifies cleanup standards and other requirements. It is based on information and technical analyses generated during the RI/FS and consideration of public comments and community concerns. We make a draft of the CAP (dCAP) available for public review and comment before finalizing.

**Comment period** - A time period during which the public can review and comment on various documents and Ecology or EPA actions. For example, a comment period is provided to allow community members to review and comment on proposed cleanup action alternatives and proposed plans. Also, a comment period is held to allow community members to review and comment on draft feasibility studies.

**Consent decree** - A formal legal agreement that is filed with a court. It describes studies and/or cleanup work to be done at a site and the terms under which that work is to be done.

**CSID** (Cleanup site identification) – a tracking number assigned to a known or suspected cleanup site.

**Delisting/delisted** – the process of formally removing a site from the Hazardous Sites List.

**Enforcement order** – A formal legal order to force a potentially liable party/parties to take specific required cleanup actions when negotiations toward an agreed order are unsuccessful.

**Engineering design report** - Engineering design reports outline the specific details for implementation and operation of the first phase of the cleanup actions.

**Formal cleanups** - TCP conducts or supervises formal cleanups (also called formal oversight) when site owners are under court order or decree, or when cleanups are funded by legislative initiatives. Formal cleanups will meet MTCA

standards. The public can provide input during public meetings and comment periods.

**FSID** (Facility/Site identification) – a tracking number assigned to a facility, business, or location.

**Hazardous Sites List** - A statewide list of contaminated properties. Ecology may remove a site from the list only after determining that all remedial actions except confirmatory monitoring have been completed and compliance with the cleanup standards has been achieved at the site, or the listing was erroneous.

**HOTAP** – Heating Oil Technical Assistance Program administered by the Pollution Liability Insurance Agency (PLIA)

**Independent cleanups** - Property owners conduct independent cleanups on their own, or with help from our Voluntary Cleanup Program (VCP). Independent cleanups still meet MTCA standards, but property owners set their own timelines. Owners can ask for our help through the VCP but do not have to. Ecology will hold public meetings or comment periods if a site needs to be de-listed.

**Independent cleanup action** - Any remedial action without department oversight or approval and not under an order or decree.

**LUST** - Leaking Underground Storage Tank

**NFA** - No Further Action

**PAH** – Polycyclic aromatic hydrocarbons – a class of organic chemicals from petroleum, organic materials, and the combustion of hydrocarbons. They are carcinogenic (cancer-causing) and linked to cardiovascular and developmental diseases.

**PCB** – Polychlorinated biphenyls – a group of manmade chemicals that are toxic, potentially carcinogenic, persistent, and bio-accumulative. They are classified as persistent organic pollutants, meaning they do not easily degrade in the environment.

**Periodic review** - A periodic review is conducted at least every five years at sites where some contamination remains.



# Site Register

Washington State Department of Ecology Toxics Cleanup Program



The purposes of the review is to evaluate whether the cleanup still protects human health and the environment.

**PLIA** – Pollution Liability Insurance Agency

**Potentially liable party (PLP)**– A person, business, or entity that is potentially liable (legally responsible) to clean up a contaminated site. If there is more than one PLP, all parties may be jointly and severally liable.

**PTAP** – Petroleum Technical Assistance Program administered by the Pollution Liability Insurance Agency (PLIA)

**Public participation plan** - Outlines and describes the tools Ecology will use to inform the public about site activities, and it identifies opportunities for the community to become involved in this process.

**Remedial action** - Construction work done to clean up a contaminated site.

**Remedial investigation/feasibility study (RI/FS)** - Two distinct but related studies. They are usually performed at the same time.

**SEPA** - State Environmental Policy Act

**Site** – also called a cleanup site, is a property or location with suspected or verified contamination that must be cleaned under the Model Toxics Control Act (MTCA). A site does not necessarily stop at property boundaries, but is defined by specific contaminants, the extent of contamination, or both.

**Site Hazard Assessment (SHA)** - An assessment to gather information about a site to confirm whether a release of hazardous substances has occurred and to enable Ecology to evaluate the relative potential hazard posed by the release.

**Total petroleum hydrocarbons (TPH)** - A term used to describe a large family of several hundred chemical compounds that originally come from crude oil. TPH is a mixture of chemicals made mainly from hydrogen and carbon.

**UST** – Underground Storage Tank

**Voluntary Cleanup Program (VCP)** — The VCP is one of several options for cleaning up a site under the state’s cleanup law. Under this option, property owners perform a cleanup independently and request services from Ecology for a fee.

Find more glossary terms on [Ecology’s website](#)<sup>64</sup>

## Site Information Online

Information on [all Toxics Cleanup Program sites](#)<sup>65</sup>

## Regional Offices

**Ecology Central  
Regional Office**  
1250 W. Alder St.  
Union Gap, WA 98903-0009

**Ecology Eastern  
Regional Office**  
4601 N. Monroe  
Spokane, WA 99205-1295

**Ecology Headquarters Office**  
300 Desmond Drive SE  
Lacey, WA 98503

**Ecology Northwest  
Regional Office**  
3190 160<sup>th</sup> Ave. SE  
Bellevue, WA 98008-5482

**Ecology Southwest  
Regional Office**  
300 Desmond Drive SE  
Lacey, WA 98503

# Site Register

Washington State Department of Ecology Toxics Cleanup Program



1 <http://listserv.ecology.wa.gov/scripts/wa-ECOLOGY.exe?A0=SITEREGISTER>

2 <http://tinyurl.com/EcologySiteReg>

3 <https://ecology.wa.gov/events-listing>

4 <http://www.ecology.wa.gov/Accessibility>

5 <https://ecology.wa.gov/Events/Search/Listing>

6 <https://ecology.wa.gov/About-us/Accountability-transparency/Public-records-requests>

7 <https://ecology.wa.gov/About-us/How-we-operate/Grants-loans/Find-a-grant-or-loan/Independent-remedial-action-grants>

8 <https://tcp.ecology.commentinput.com/?id=tJ7R6>

9 <https://ecology.wa.gov/Spills-Cleanup/Contamination-cleanup/Cleanup-sites/Former-orchard-lands>

10 <https://apps.ecology.wa.gov/publications/SummaryPages/2109006.html>

11 <https://tcp.ecology.commentinput.com/?id=WYCuZ>

12 <https://apps.ecology.wa.gov/publications/SummaryPages/1709052.html>

13 [bit.ly/BoeingAuburnComments](http://bit.ly/BoeingAuburnComments)

14 <https://ecology.wa.gov/Spills-Cleanup/Contamination-cleanup/Cleanup-sites/Boeing-Auburn-Fabrication-site>

15 <https://apps.ecology.wa.gov/publications/SummaryPages/2104021ES.html>

16 <https://bit.ly/ECYBoeingAuburn>

17 <https://youtu.be/6lZi1k9gmMY>

18 <https://tcp.ecology.commentinput.com/comment/index?id=ciUW>

19 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=60>

20 <https://tcp.ecology.commentinput.com/?id=5p9ks>

21 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=3858>

22 <https://hwtr.ecology.commentinput.com/?id=pW8Dk>

23 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=2865>

24 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=2212>

25 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100083>

26 <https://fortress.wa.gov/ecy/industrial/UPermit/ViewDocument.aspx?DocumentId=581>

27 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100085>

28 <https://fortress.wa.gov/ecy/industrial/UPermit/ViewDocument.aspx?DocumentId=582>

29 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100106>

30 <https://fortress.wa.gov/ecy/industrial/UPermit/ViewDocument.aspx?DocumentId=583>

31 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100108>

32 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100107>

33 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100110>

34 <http://tcp.ecology.commentinput.com/?id=9YFCK>

35 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=13264>

36 <https://tcp.ecology.commentinput.com/?id=WQAYu>

37 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=4402>

38 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=101387>

39 <http://tcp.ecology.commentinput.com/?id=Quif3>

40 <https://tcp.ecology.commentinput.com/?id=3sYTj>

41 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=2280>

42 <https://tcp.ecology.commentinput.com/?id=tgBNV>

43 <https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=4922>

44 <https://apps.ecology.wa.gov/gsp/DocViewer.ashx?did=100766>

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45

<http://tcp.ecology.commentinput.com/?id=BeiNu>

46

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=5992>

47

<http://ecyaptcp/gsp/DocViewer.ashx?did=93557>

48

<https://tcp.ecology.commentinput.com/?id=bGQ5C>

49

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=6294>

50

<http://ecyaptcp/gsp/DocViewer.ashx?did=101441>

51

<https://tcp.ecology.commentinput.com/?id=RfD3d>

52

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=11391>

53

<http://ecyaptcp/gsp/DocViewer.ashx?did=101444>

54

<https://tcp.ecology.commentinput.com/?id=MEkP5>

55

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=3946>

56

<http://ecyaptcp/gsp/DocViewer.ashx?did=101443>

57

<https://tcp.ecology.commentinput.com/?id=SPDea>

58

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=810>

59

<http://ecyaptcp/gsp/DocViewer.ashx?did=101442>

60

<http://tcp.ecology.commentinput.com/?id=Jj4NT>

61

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=7037>

62

<https://fortress.wa.gov/ecy/gsp/docviewer.ashx?did=100835>

63

<https://apps.ecology.wa.gov/gsp/Sitepage.aspx?csid=15287>

64

[http://www.ecy.wa.gov/programs/tcp/tcp\\_acronym\\_list.htm](http://www.ecy.wa.gov/programs/tcp/tcp_acronym_list.htm)

65

<https://apps.ecology.wa.gov/tcpwebreporting/reports/cleanup/all>