

Boeing Isaacson Thompson Cleanup Site



8701 E. Marginal Way S., Tukwila, WA.

Comments accepted:

October 21, 12:00 a.m. -
November 19, 11:59 p.m., 2024

Submit comments:

Online: <https://go.ecology.wa.gov/BoeingIT-Comments>

By mail:

Beau Johnson, Site Manager
PO Box 330316
Shoreline, WA 98133-9716
(206) 638-0816
beau.johnson@ecy.wa.gov

Document review:

<https://go.ecology.wa.gov/BoeingIT>

Seattle Public Library
South Park Branch
8604 8th Ave S.
Seattle, WA 98108
(206) 615-1688

Site info:

Facility Site ID: 2218
Site Cleanup ID: 1944

Public Outreach Contact:

Meredith Waldref
Outreach Planner
LDW@ecy.wa.gov
(425) 229-3683

Documents ready for public review and comment

Ecology invites you to comment on several documents for the Boeing Isaacson Thompson cleanup site (Site) located at 8701 E Marginal Way S. in Tukwila on the Lower Duwamish Waterway (LDW) near Seattle’s South Park Neighborhood and the King County International Airport.

The following documents are available:

- **Draft Cleanup Action Plan:** Ecology’s plan describing the cleanup work to address contamination at the Site.
- **Agreed Order:** Legal agreement between Ecology and The Boeing Company (Boeing) requiring design of the work described in the cleanup action plan.
- **State Environmental Policy Act – Determination of Non-Significance:** Ecology’s determination that the cleanup work is not likely to harm the environment.

Questions? Join us at our community office hours!

Drop-in during this two-hour community event for food and a conversation about this cleanup site. Phone interpretation available in Spanish, Chinese, Vietnamese, and Khmer. All ages welcome!

Thursday, October 24, 2024
(4:30pm-6:30pm)

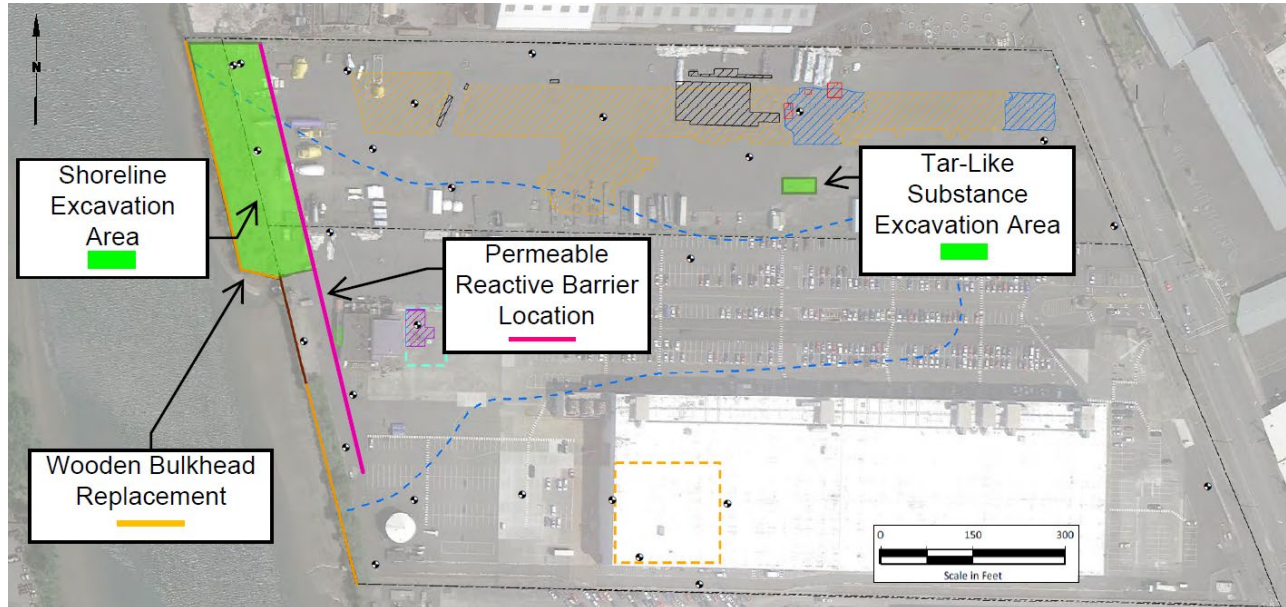
In-person:

Duwamish River Community Hub
8600 14th Ave. South
Seattle, WA 98108



Scan for [the Latest Information on the Lower Duwamish Waterway](#)

For more language information, see page 5 →



Cleanup actions planned for the Boeing Isaacson Thompson Site include In Situ treatment, excavation, and bulkhead replacement.

Cleanup Action Plan

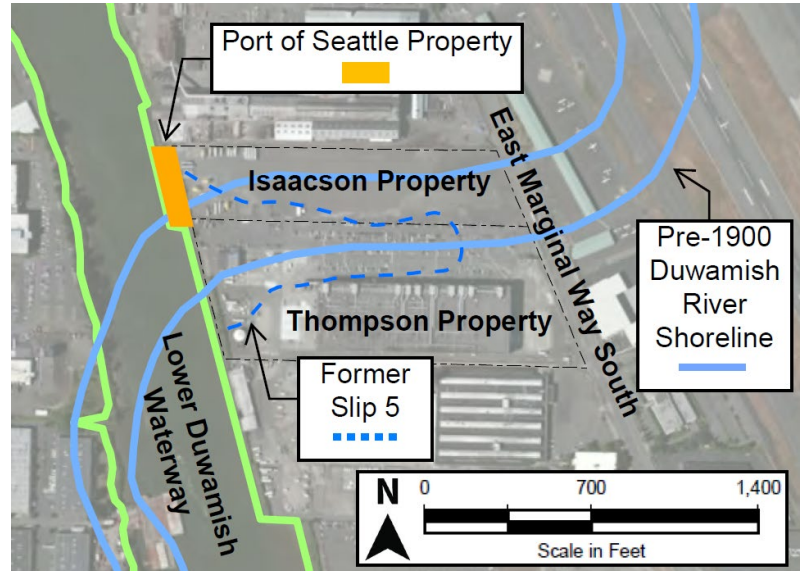
To address the contamination found at the Site, Boeing prepared a Feasibility Study, which evaluated five different cleanup alternatives. The costs and environmental benefits of the alternatives were then compared, leading Ecology to select a cleanup action. (See the map on Page 3 for property labels.)

- In Situ Treatment:** This type of treatment uses physical, biological, and/or chemical mechanisms to transform or destroy specific contaminants. At this Site, a **Permeable Reactive Barrier** is being planned to treat groundwater contamination. First, a trench will be excavated and backfilled with engineered materials that are reactive with Site contaminants. Then, as contaminated groundwater flows through these materials, the contaminants will break down and/or be trapped in place, preventing them from flowing into the LDW.
- Excavation:** Contaminated soil will be removed from the Shoreline Area between the waterway and permeable reactive barrier alignment, and in the Observed Tar-Like Substance Area.
- Bulkhead replacement:** The wooden bulkhead on the Port of Seattle’s property will be replaced with a new steel bulkhead or other engineered shoreline that will be stabilized or armored to protect against erosion. The bulkhead along the Thompson property may be replaced at a different time as part of a separate infrastructure project.
- Containment:** Pavement at the Site will be maintained or repaired to provide a barrier, called a cap, to prevent human contact with contaminated soil and groundwater. The cap will also limit precipitation/stormwater from coming into contact with contamination in the ground. This will help keep contamination from moving into the LDW.
- Institutional controls:** Legal or administrative measures will be put in place to restrict or prohibit activities that could result in exposure to contaminants that are above acceptable health risk levels or interfere with the integrity of the cleanup action.
- Long-term groundwater monitoring:** The groundwater will be monitored to make sure the cleanup alternative continues to protect the LDW.

Toxics Cleanup Program

Site background

The Boeing Isaacson Thompson cleanup site is located in an industrial area of Tukwila on the east bank of the Lower Duwamish Waterway (LDW). The cleanup site is comprised of two properties owned by The Boeing Company and one property owned by the Port of Seattle. The site is a former tidal marsh area which was reclaimed when the Duwamish River was straightened and channelized to form the current Duwamish Waterway in the early 1900s. After dredging, the area was used as farmland and then for a variety of industrial purposes. The former Duwamish River channel (later Slip 5) in the middle of the site was filled over time with contaminated materials from unknown sources.



Aerial view of the Site in relation to the historic and current path of the Duwamish River.

The Isaacson Property (northern portion)

Prior to 1945: The Mineralized Cell Wood Preserving Company used a solution of arsenic and sulfate salts of copper and zinc to treat lumber. Sludge and chemicals remaining in the tanks were reportedly drained directly to the ground during tank cleaning.

1984: Boeing purchased the 9.84-acre property from Isaacson Steel Company, which had owned the property since 1943.

The Port of Seattle Property (northwestern portion)

1960s: A wall, called a bulkhead, was built along the LDW and filled to reclaim about 50 ft of land between the waterway and the Isaacson property. This ½-acre parcel of land is owned by the Port of Seattle.

The Thompson Property (southern portion)

1920s-1930s: Bissel Lumber Company operated on the property.

1930s-1966: The inlet partially dividing the Isaacson and Thompson property, called Slip 5, was filled in over time with contaminated materials including smelter slag and fire brick material.

1956: Boeing purchased the 19.35-acre property.

Contamination

Investigation have found the following contamination above WA State cleanup levels:

- **Soil:** metals, semi-volatile organic compounds (SVOCs), polychlorinated biphenyls (PCBs), petroleum hydrocarbons
- **Groundwater:** metals, volatile organic compounds (VOCs), PCBs

Toxics Cleanup Program

Why this site matters

This Site is along the [Lower Duwamish Waterway](#)¹ Superfund Site, which consists of a 5-mile stretch of the Duwamish River. The U.S. Environmental Protection Agency (EPA) added the [LDW Superfund Site](#)² to the Superfund National Priorities List in 2001. Ecology is working to stop or reduce sources of contamination to the LDW Superfund Site, an effort known as “[source control](#)”³, so that the EPA can proceed with the cleanup of the river sediment. This site is located in the Upper Reach, the area of the river that will begin sediment cleanup as early as 2024. The sediment cleanup adjacent to this Site have been deferred to align with the uplands cleanup to ensure the sources are sufficiently controlled.



View of Lower Duwamish Waterway

What happens next?

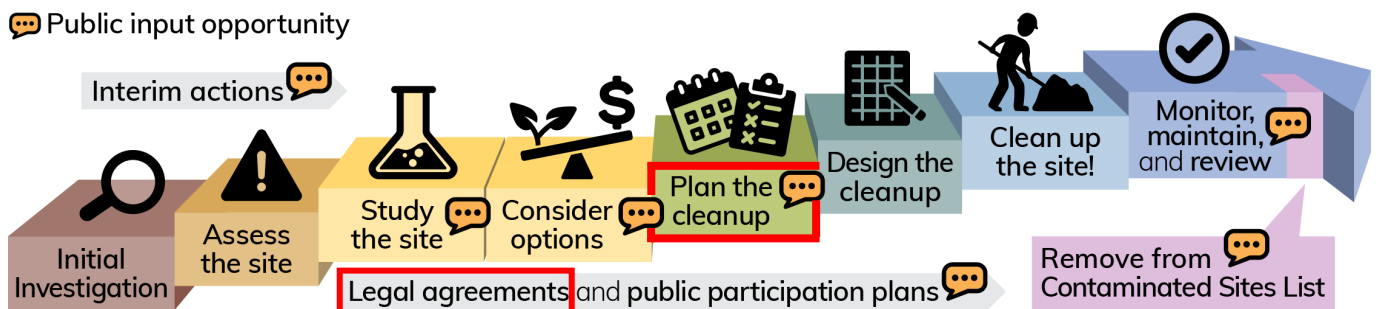
Ecology will consider all comments received during this public comment period and may make changes to the documents. If the documents require significant changes, we will hold another public comment period.

If no significant changes are made, Ecology will finalize the documents and Boeing will begin designing the cleanup. Any new or amended legal agreements will be available for review during a future public comment period.

Ecology’s cleanup process

The Model Toxics Control Act ([MTCA](#)⁴) is Washington’s environmental cleanup law. It provides requirements for contaminated site cleanup and sets standards that protect human health and the environment. Ecology is responsible for administering MTCA, including oversight of cleanups. The [MTCA cleanup process](#)⁵ is completed in steps (see graphic below) over a variable timeline.

This Site’s review documents are each outlined below in red.



Washington’s formal cleanup process

¹ <https://ecology.wa.gov/Spills-Cleanup/Contamination-cleanup/Cleanup-sites/Lower-Duwamish-Waterway>

² <https://cumulis.epa.gov/supercpad/cursites/csitinfo.cfm?id=1002020>

³ <https://ecology.wa.gov/Spills-Cleanup/Contamination-cleanup/Cleanup-sites/Lower-Duwamish-Waterway/Source-control>

⁴ <https://ecology.wa.gov/mtca>

⁵ <https://ecology.wa.gov/Spills-Cleanup/Contamination-cleanup/Cleanup-process>



Port of Seattle's wooden bulkhead on the northern side of the Site.

Language information

Español: Para ver una copia de esta hoja informativa en español (que incluye información sobre una jornada de puertas abiertas el 24 de octubre con servicio de interpretación), <https://go.ecology.wa.gov/BoeingIT>, el Seattle Public Library South Park Branch, llame al (360) 742-1554, o envíe un correo electrónico a preguntas@ecy.wa.gov.

中文: 要查看 中文 情况说明书（包括有关10月24日公开会议的信息，及口译），请访问西雅图公共图书馆南公园分馆 <https://go.ecology.wa.gov/BoeingIT>, the Seattle Public Library South Park Branch 致电 (425) 229-3683, 或电子邮件 sunny.becker@ecy.wa.gov.

Tiếng Việt: Để xem bản sao của Tờ Thông Tin này bằng tiếng Việt (bao gồm thông tin về các cuộc họp công cộng vào ngày 24 tháng 10 có thông dịch), hãy truy cập trang mạng: <https://go.ecology.wa.gov/BoeingIT>, the Seattle Public Library South Park Branch, hoặc gọi (360) 790-4730, hoặc gửi email đến Lngu461@ecy.wa.gov.

ភាសាខ្មែរ: ដើម្បីមើលឯកសារថតចម្លងភាសាខ្មែរនេះជាភាសាខ្មែរ (រួមមានព័ត៌មានអំពីការទទួលស្វាគមន៍នៅខែតុលា 24 ដោយមានការបកប្រែ) សូមចូលមើលវិបសាយ <https://go.ecology.wa.gov/BoeingIT>, សាខា Seattle Public Library South Park Branch, សូមហៅទូរសព្ទទៅលេខ (425) 229-3683, ឬអ៊ីមែល LDW@ecy.wa.gov។

Toxics Cleanup Program
PO Box 330316
Shoreline, WA 98133-9716

Boeing Isaacson Thompson Cleanup Site

Documents ready for public review and comment

Información en Español incluida (página 5)
有關的信息, 已被翻譯成中文 (第5頁)
Có thông tin bằng tiếng Việt (Trang 5)
ព័ត៌មានជាភាសាខ្មែររួមបញ្ចូល (ទំព័រ 5)

Public Comment Period

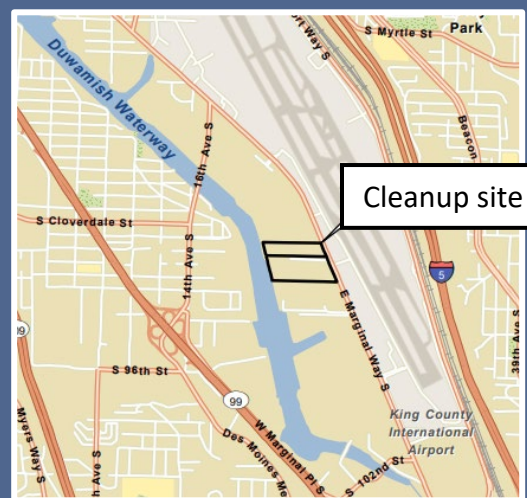
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Public Event – See Page 1 for information
Thursday, October 24, 2024

Office Hours: 4:30 – 6:30 pm; in-person
Food and refreshments provided. All ages welcome!

ADA accessibility

To request an ADA accommodation, contact Ecology by phone at 425-229-3683 or email LDW@ecy.wa.gov, or visit ecology.wa.gov/Accessibility. For Relay Service or TTY call 711 or 877-833-6341.



Aerial map of the Boeing Isaacson Thompson cleanup site.