

Site Register

WASHINGTON STATE DEPARTMENT OF ECOLOGY TOXICS CLEANUP PROGRAM



DEPARTMENT OF
ECOLOGY
State of Washington

DECEMBER 2, 2010

The Site Register is published to inform you about activities, related to the study and cleanup of hazardous waste sites under the Model Toxics Control Act, Chapter 70.105D RCW.

Sign up to get the Site Register online at www.ecy.wa.gov/maillist.html. Under "Newsletters" click on Site Register. Under "Options" click on Join or Leave.

Archived issues are available at <http://www.ecy.wa.gov/biblio/siteregister.html>

Vist Ecology's Public Involvement Calendar for more information. Go to www.ecy.wa.gov and click on Calendar.

If you have questions, contact Linda Thompson at 360-407-6069 or e-mail Linda.Thompson@ecy.wa.gov. Specific contacts are listed after each entry.

To ask about the availability of this document in a format for the visually impaired, call 360-407-7170. Persons with hearing loss may call 711 for Washington Relay Service. Persons with a speech disability may call 877-833-6341.

CONTENTS

Formal Cleanups	1
A Note To Our Readers	3
Independent Cleanups	4
Voluntary Cleanup Program	4
Other Department Notices	4
Program Publications	5

FORMAL CLEANUPS

Ecology oversees complex cleanup sites to ensure that your health and that of the environment are protected.

CLARK COUNTY

L&C Deli , 13908 NE 20th Avenue,
Vancouver Facility Site ID# 1035

Public comment period:
12/6/10 – 1/14/11

Periodic Review Draft Report Available

Ecology invites you to review and comment on a periodic review draft report for the L&C Deli site (site). A periodic review is conducted at least every five years after the initiation of a cleanup action at a site, as required by the Model Toxics Control Act (MTCA). The purpose of the review is to evaluate site conditions after cleanup is considered complete to ensure protection of human health and the environment.

The L&C Deli property once operated as a service station but is no longer active. In 1987, gasoline product was discovered in a sanitary sewer line and in groundwater near the site. Investigations revealed that product piping from the site was leaking and had released gasoline to soil and groundwater.

In 1987, a groundwater removal and treatment system was installed by an Ecology contractor to recover the free-product gasoline floating on the groundwater. In 1989, after removing about 525 gallons of gasoline from soil and groundwater the system was shut down.

In 1990, Ecology issued an Agreed Order requiring a Remedial Investigation at the site. The investigation was completed in 1991 and in 1992, Ecology issued an Enforcement Order requiring remedial

actions be taken to remove remaining contamination.

Soil removal, confirmation soil sampling and groundwater removal activities took place in September 1992. However, some contaminated soil above state cleanup levels was left in place because it could not be removed without risking damage to site structures.

Groundwater monitoring was conducted at the site from 1991 until 1996. Benzene was the primary contaminant of concern in groundwater. As of the final groundwater monitoring event in March 1996, benzene was still above state cleanup levels in two monitoring wells at the site.

Results of the Periodic Review:

- Currently, the remedial actions conducted at the site have failed to be protective of human health and the environment.
- Soils and groundwater with petroleum hydrocarbon concentrations higher than state cleanup levels are still present. An environmental covenant should be implemented at the site to prevent the exposure of residual contaminated soils. This covenant will prohibit activities that will result in the release of contaminants contained as part of the cleanup activities.
- Based upon the site visit conducted on June 2, 2009, the building and asphalt cover at the site are protecting people from coming into contact with some of the contaminated soils.
- Groundwater monitoring should be conducted to evaluate residual benzene concentrations.
- After the site review, Ecology contacted the current owner of the site and requested that he file for an environmental covenant and conduct groundwater sampling.

Ecology will review all comments received during the comment period and will make recommendations for suggested changes. If no significant changes are made, the review will be finalized. If significant changes are made, an additional public comment period will be held.

The periodic review draft report is available at the following locations:

- Vancouver Regional Library, 1007 E. Mill Plain Blvd., Vancouver, WA 98663 **360/695-1566**
- Ecology Southwest Regional Office, 300 Desmond Drive, Lacey, WA 98504-7775. (By appointment only: Contact **Debbie Nelson** at **360/407-6365** or e-mail **Debbie.Nelson@ecy.wa.gov**)
- Ecology's Toxics Cleanup Program website at: http://www.ecy.wa.gov/programs/tcp/sites/L-and-C-Deli/L-and-C-Deli_hp.html

For more information or to submit written comments, please contact **Guy Barrett**, Site Manager, at the Ecology address listed above or at **360/407-7115** or e-mail **Guy.Barrett@ecy.wa.gov**.

KING COUNTY

Hearthstone Property, 6860 Woodlawn Avenue Northeast, Seattle Facility Site ID# 1948927

Public comment period:
12/8/10 – 1/24/11

Documents Available For Public Comment

Ecology invites comments on the Draft Interim Remedial Action Work Plan, State Environmental Policy Act, and Determination of Non-Significance for the Hearthstone Property.

In 2009, Ecology, Lutheran Retirement Home of Greater Seattle, doing business as the Hearthstone Retirement Living (The Hearthstone), Plastic Sales & Service Inc. (Plastic Sales), Karkrie LLC, and Ruben and Patricia Rael entered

a legal agreement called an Agreed Order to begin cleanup of contamination at the Plastic Sales & Service Inc. Site (Site).

As part of this Agreed Order, Hearthstone is the lead for the Interim Action. The Interim Action is a partial cleanup as part of the Hearthstone re-development plan. Hearthstone plans to develop a four story building. This new development will be located at 6860 Woodlawn Avenue Northeast, Seattle, WA.

The interim remedial action work plan is to address perchloroethylene (PCE) contaminated soil, potential vapor impacts and potentially contaminated groundwater. The Interim Remedial Action will include:

- Remove contaminated soil above preliminary cleanup levels within the Hearthstone Property as Phase I of the Interim Action.
- Remove contaminated soil at the sidewalk adjacent to Hearthstone property as Phase II of the Interim Action during the Hearthstone proposed street improvement.
- Install a temporary dewatering system to control groundwater for soil excavation.
- Install a permanent dewatering system to control and manage groundwater.
- Install a vapor barrier and ventilation system.

Ecology has completed a State Environmental Policy Act (SEPA) review of the proposed Interim Action. Ecology determined that the proposed actions do not have a significant adverse impact on the environment and issued a Determination of Non-Significance (DNS).

Documents may be viewed at:

- Greenlake Public Library, 7364 E. Green Lake Dr. N, Seattle, WA 98115 **206/684-7547**
- Ecology Northwest Regional Office, 3190 160th Ave. SE, Bellevue, WA 98008-5482. (Please call **Sally Perkins**

at **425/649-7190** for an appointment. Hours: Tuesday – Thursday, 8:00 AM – 12:00 PM and 1:00 PM – 4:30 PM)

• Ecology's Toxics Cleanup Program website at: http://www.ecy.wa.gov/programs/tcp/sites/plasticsSales/plasticSales_hp.html

For more information or to submit written comments, please contact **Sunny Becker**, Site Manager, at the Ecology address listed above or at **425/649-7187** or e-mail **sunny.becker@ecy.wa.gov**.

MASON COUNTY

Oakland Bay Sediments Investigation, Shelton

Public comment period:
12/6/10 – 1/21/11
Public Meeting: 12/15/10

Sediment Investigation Report Available

In 2008, Ecology's Toxics Cleanup Program collected sediment samples study to investigate the health of the sediments in Oakland Bay. Ecology has summarized the results of the study in the Sediment Investigation Report, which is now available for public review and comment.

The Sediment Investigation Report contains information about:

- Location and amount of chemicals and woodwaste in the sediment.
- Amount of sediment movement and deposition in Shelton Harbor and Oakland Bay.
- Potential effects of sediment contamination on the health of creatures living on or in the sediment.
- Possible sources of dioxin found in sediment.

As part of Governor Gregoire's Puget Sound Initiative, several areas in the Sound have been identified as high priority cleanup areas for the Department of Ecology's Toxics Cleanup Program. Early actions in these areas will

contribute significantly to the restoration of Puget Sound. Oakland Bay is one of these early action areas and this investigation is being funded through the Puget Sound Initiative.

Ecology chose Oakland Bay because Shelton Harbor has a history of heavy industrial use and previous studies have provided evidence of contamination. In addition, Oakland Bay is one of the most productive shellfish growing areas in the country.

The Sediment Investigation Report will be available for public review and comment until January 21, 2011 at the following locations:

- William G. Reed / Shelton Timberland Library, 710 W Alder Street, Shelton, WA 98501 **360/426-1362**
- Ecology Southwest Regional Office, 300 Desmond Drive, Lacey, WA 98504-7775. (By appointment only: Contact **Debbie Nelson** at **360/407-6365** or e-mail **Debbie.Nelson@ecy.wa.gov**)
- Ecology's Toxics Cleanup Program website at: http://www.ecy.wa.gov/programs/tcp/sites/oaklandBay/oaklandBay_hp.htm

Ecology will be hosting a public meeting and open house on December 15 from 6:30 to 8:30 pm at the Shelton Civic Center (525 W. Cota, Shelton) to discuss the Sediment Investigation Report. A presentation will be given at 7 pm.

For more information or to submit written comments, please contact **Joyce Mercuri**, Site Manager, at the Ecology address listed above or at **360/407-6260** or e-mail **Joyce.Mercuri@ecy.wa.gov**.

For public involvement information, please contact **Meg Bommarito**, Public Involvement Coordinator at **360/407-6255** or e-mail **Meg.Bommarito@ecy.wa.gov**.

SPOKANE COUNTY

Davenport Hotel, 807 West Sprague Avenue, Spokane Facility Site ID# 747; Clean Up Site ID No. 781

Public comment period:

11/18/10 – 12/21/10

Periodic Review Available to the Public

Ecology invites you to review and comment on a document called a periodic review for the Davenport Hotel site. A periodic review is conducted at least every five years after the initiation of a cleanup action at a site, as required by the Model Toxics Control Act (MTCA). The purposes of the review are to evaluate site conditions after cleanup is considered complete, and to ensure protection of human health and the environment.

The Davenport Hotel site is located in the downtown area of Spokane, Washington. The site has operated as an upscale hotel since 1915.

The site contained two underground storage tanks (USTs) located in a vault in the sub-basement and a hydraulically driven elevator. Soil and groundwater contamination was detected during the installation and sampling of soil borings and monitoring wells. Releases appear to have occurred from both systems.

The USTs were cleaned, filled, and closed in place, and the hydraulic elevator lift was replaced during hotel renovations in 2001.

Four consecutive quarters of clean groundwater monitoring results were achieved in 2002. Soil contamination remains beneath the building, and it was determined that it could not be removed without risking serious damage to the hotel.

A Restrictive Covenant on the property is required because of the remaining contamination. The Restrictive Covenant is a document that shows the type and location of contamination and limits activities such as digging, drilling or other actions that could create exposure pathways to the remaining contaminants. The restriction provides long-term protection for the cleanup that was completed at the Site. This restriction is necessary for the Site to be eligible

for a no further action determination. A Restrictive Covenant was recorded for the site in 2003, and a no further action determination was issued by Ecology in March 2003.

Based upon the site visit conducted on July 8, 2010, asphalt, concrete, and building foundations serve to prevent human exposure to any remaining contaminants in soil by eliminating potential ingestion or direct contact with the soils. No repair, maintenance or other actions are required. The Restrictive Covenant for the property ensures that the integrity of the remedial action will be protected.

Ecology will review all comments received during the comment period and make recommendations for suggested changes. If no significant changes are made, the periodic review will become final. If significant changes are made, an additional public comment period will be held.

You may review the periodic review report at the following locations:

- Ecology Eastern Regional Office, 4601 N. Monroe, Spokane WA 99205-1295. (Please call **Kari Johnson** at **509/329-3415** for an appointment.)
- Ecology's Toxics Cleanup Program website at: <http://www.ecy.wa.gov/programs/tcp/sites/DavenportHotel/DavenportHotel-hp.html>

For more information or to submit written comments, please contact **Patti Carter**, Site Manager, at the Ecology address listed above or at **509/329-3522** or e-mail **patti.carter@ecy.wa.gov**.

A NOTE TO OUR READERS

Due to the fact that the Toxics Cleanup Program is transitioning to a new database, we are not able to supply information about our Voluntary Cleanup and Independent Cleanup sites in the next few issues of the Site Register. If you have questions about a specific site,

please contact our appropriate regional office. See list below for counties in each region. Phone numbers for each region follow.

Central Regional Office - Benton, Chelan, Douglas, Kittitas, Klickitat, Okanogan, Yakima

Eastern Regional Office - Adams, Asotin, Columbia, Ferry, Franklin, Garfield, Grant, Lincoln, Pend Oreille, Spokane, Stevens, Walla Walla, Whitman

Northwest Regional Office - Island, King, Kitsap, San Juan, Skagit, Snohomish, Whatcom

Southwest Regional Office - Clallam, Cowlitz, Grays Harbor, Jefferson, Lewis, Mason, Pacific, Pierce, Thurston, Wahkiakum, Clark, Skamania

INDEPENDENT CLEANUPS

A property owner may conduct an independent cleanup of contamination and submit reports to Ecology.

CONTACTS

Central Regional Office Contact: e-mail Roger.Johnson@ecy.wa.gov or call 509/575-2490

Eastern Regional Office Contact: Doug Ladwig, 509/329-3440 or e-mail Doug.Ladwig@ecy.wa.gov

Northwest Regional Office Contact: Donna Musa, 425/649-7136 or e-mail Donna.Musa@ecy.wa.gov

Southwest Regional Office Contact: Kim Cross, 360/407-6240 or e-mail Kim.Cross@ecy.wa.gov

VOLUNTARY CLEANUP PROGRAM

A property owner cleaning up a contaminated site may enter Ecology's Voluntary Cleanup Program (VCP).

VCP CONTACTS

Central Regional Office VCP Contact: Frosti Smith, e-mail Frosti.Smith@ecy.wa.gov or call 509/454-7841

Eastern Regional Office VCP Contact: Patti Carter, email: Patti.Carter@ecy.wa.gov or call 509/329-3522

Northwest Regional Office VCP Contact: Donna Musa e-mail Donna.Musa@ecy.wa.gov or call 425/649-7136

Southwest Regional Office VCP Contact: Kim Cross, e-mail Kim.Cross@ecy.wa.gov or call 360/407-6240

OTHER DEPARTMENT NOTICES

Draft Guidance for Remediation of Petroleum Contaminated Sites Now Available for Review

Ecology recently completed a draft guidance document for remediation of petroleum contaminated sites. The draft document addresses issues and questions on the requirements for investigating and cleaning up petroleum contaminated sites under the current Model Toxics Control Act (MTCA) Cleanup Regulation. The draft guidance document is now available for review on the Ecology web site under "Policies and Guidance." http://www.ecy.wa.gov/programs/tcp/policies/pol_main.html

This draft guidance is intended to update and replace previous guidance issued in November, 1995 (Ecology publication 91-30). While it won't answer every question that comes up at petroleum contaminated sites, we think it will help considerably. Ecology will accept comments on the draft guidance through March 18, 2011. We will review all comments and then make appropriate changes before finalizing the document next year.

This draft guidance makes a number of major changes from that earlier guidance. These changes were made in response to implementation questions that people have raised as they investigate and cleanup petroleum releases.

- We increased the scope of the guidance to address all types of petroleum contaminated sites and media, not just releases from underground storage tanks to soils.
- The updates reflect changes in regulations since the 1995 guidance was published.
- The updated guidance provides more information on release reporting, site characterization, establishing cleanup levels, and measuring compliance with cleanup levels.
- Permit-related information has been updated.
- The updated guidance includes new guidelines regarding the re-use of petroleum contaminated soil.

If you have questions about this document, please contact:

Pete Kmet

Washington Department of Ecology
Toxics Cleanup Program
P.O. Box 47600
Olympia, WA 98504-7600
360/407-7199
E-mail pete.kmet@ecy.wa.gov

Interested persons may submit comments on the draft document. Comments will be accepted through March 18, 2011. Comments may be submitted to:

Adrienne Dorrah

Washington Department of Ecology
Toxics Cleanup Program
P.O. Box 47600
Olympia, WA 98504-7600
360/407-7195
E-mail adrienne.dorrah@ecy.wa.gov

Please include "TPH Guidance" in the subject line.

Ecology will review all comments received by that date. Based on that review, Ecology will make appropriate revisions to the draft document before publishing a final document in 2011.

The publications listed above are available for online viewing at Ecology's website: www.ecy.wa.gov/InternetIndex.html

For more information please contact **Ann McNeely**, at **360/407-7205** or e-mail Ann.McNeely@ecy.wa.gov.

TOXICS CLEANUP PROGRAM PUBLICATIONS

Oakland Bay Sediment Investigation - Report Available for Public Comment
Publication # 10-09-116, Date: November 2010 This is available for online viewing at www.ecy.wa.gov/biblio/1009116.html

Plastic Sales & Service Inc. Site
Publication # 10-09-180, Date: November 2010 This is available for online viewing at www.ecy.wa.gov/biblio/1009180.html

Sunnydell Dryke Shooting Range
Publication # 10-09-89, Date: November 2010 This is available for online viewing at www.ecy.wa.gov/biblio/1009089.html

Guidance for Remediation of Petroleum Contaminated Sites - Draft 11-9-10
Publication # 10-09-057, Date: November 2010 This is available for online viewing at www.ecy.wa.gov/biblio/1009057.html

Blaine Mini Mart - Site Investigation and Cleanup Documents Available
Publication # 10-09-063, Date: November 2010 This is available for online viewing at <http://www.ecy.wa.gov/biblio/1009063.html>

Everett Smelter Site Overview - Frequently Asked Questions
Publication # 10-09-188, Date: November 2010 This is available for online viewing at <http://www.ecy.wa.gov/biblio/1009041v.html>