STATE OF ALASKA

DEPT. OF ENVIRONMENTAL CONSERVATION
DIVISION OF SPILL PREVENTION AND RESPONSE
CONTAMINATED SITES PROGRAM

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File: 2265.26.034

April 22, 2010

Robert D. Bynum
Alaskan Starr Enterprises, Inc. dba Master Auto Repair
211 East Parks Highway
Wasilla, Alaska 99654-7039

Subject: Decision Document; Master Auto Repair; Corrective Action Complete without Institutional Controls Determination

Dear Mr. Bynum:

The Alaska Department of Environmental Conservation, Contaminated Sites Program (ADEC) has completed a review of the environmental records associated with Master Auto Repair located at 211 East Parks Highway, Wasilla. Based on the information provided to date, the ADEC has determined that the contaminant concentrations remaining on site do not pose an unacceptable risk to human health or the environment, and this site will be closed.

This decision is based on the administrative record for Master Auto Repair, which is located in the offices of the Alaska Department of Environmental Conservation (ADEC) in Anchorage, Alaska. This letter summarizes the decision process used to determine the environmental status of this site and provides a summary of the regulatory issues considered in the Corrective Action Complete Determination.

Introduction

Site Name and Location:
Master Auto Repair
211 East Parks Highway
Wasilla, Alaska 99654
Lot 10-1, Block 3, Wasilla Townsite (USS 1175)

Name and Mailing Address of Contact Party:
Robert D. Bynum
Alaskan Starr Enterprises, Inc. dba Master Auto Repair
211 East Parks Highway
Wasilla, Alaska 99654-7039

Database Record Key and File Number:
File: 2265.26.034
Hazard ID: 25498

Regulatory authority under which the site is being cleaned up:
18 AAC 75 and 18 AAC 78

Background
Petroleum impacted soil was encountered during the removal of an 11,000-gallon regulated underground storage tank (UST) and associated piping. The UST stored diesel fuel and then unleaded gasoline prior to removal. Soil samples collected at this site have been tested for gasoline-range organics (GRO); diesel-range organics (DRO); residual-range organics (RRO); and benzene, toluene, ethylbenzene and xylenes (BTEX).

Characterization Activities
The removal of the dual compartment, double-walled underground storage tank (UST), dispenser island, and associated piping was completed on November 23, 2009. The UST system had been installed in 1993. The 2009 inspection of the UST and piping showed that the system was in good shape and there was no observation of leakage or contamination around either the UST or piping. The bottom of the UST excavation was approximately 13.5 feet below the ground surface (bgs). Approximately 60 cubic yards (c.y.) of soil was removed from the UST excavation and stockpiled, and another 6 c.y. was excavated from the area of the piping and dispenser and stockpiled.

Ambient screening was performed in each bucket of soil removed from the excavation using a photoionization detector (PID) prior to placement in a temporary stockpile. All ambient screening PID readings were 0.0 parts per million per volume (ppmV). Ten in situ headspace screening samples were taken from the excavation limits in addition to the ambient screening. Eight of these samples were taken from the area beneath the removed UST, one from the piping area soil, and one from the smaller dispenser island area soil. Visual and PID screening showed no evidence of contamination of the in situ soil at any of the test locations and all PID readings were 0.0 ppmV. Six of the ten in situ soil samples from excavated areas were submitted for laboratory analysis of GRO, DRO, RRO, and BTEX. The first three samples were taken beneath the centerline of the former UST location. One from the west excavation wall end of the UST at 15 feet bgs, the second from beneath the center of the former UST location at 16 feet bgs, and the third sample from the east excavation wall end of the UST at 14 feet bgs. The fourth sample was taken from two feet bgs beneath the former piping and the fifth from two feet bgs beneath the former smaller dispenser island location. The sixth sample was a duplicate of the fifth sample. All excavation sample results were non-detectable (ND) for GRO, DRO, RRO, and BTEX except for Sample 6 which detected GRO at 4 milligrams-per-kilogram (mg/kg). The method reporting limits (MRL) for all petroleum constituents were all below their respective 18 AAC 75.341 Method Two Migration to Groundwater cleanup levels.

The excavation was backfilled with all the stockpiled soil plus additional clean fill. No stockpile samples were taken prior to backfilling the excavation.

No ground water was encountered during the UST removal activities. A deeper pit of limited area was dug from the bottom of the excavation at 13.5 feet bgs, beneath the former UST location, to approximately 19 feet bgs to search for groundwater but did not encounter any. No signs of a smear zone were observed in the excavation walls.

Contaminants of Concern
There are no contaminants of concern currently at the site above applicable 18 AAC 75.341 soil cleanup levels.

Cleanup Levels
The only sample result that was detectable, i.e., above the MRL, was GRO at 4.0 mg/kg. The MRL for this sample was 3.51 mg/kg and the 18 AAC 75.341 Method Two Migration to Groundwater cleanup level established for this analyte is 300 mg/kg.

The default groundwater cleanup levels for this site are established in 18 AAC 75.345 Table C Groundwater Cleanup Levels. However, groundwater was not encountered at the site and based on laboratory analytical results for soil samples and soil characterization results, there is a high probability that groundwater is not affected.

Pathway Evaluation
Following investigation and cleanup at the site, exposure to the remaining contaminants was evaluated using ADEC's Exposure Tracking Model (ETM). Exposure pathways are the conduits by which contamination may reach human or ecological receptors. ETM results show all pathways to be one of the following: De Minimis Exposure, Exposure Controlled, or Pathway Incomplete. A summary of this pathway evaluation is included in Table 1.

Table 1 – Exposure Pathway Evaluation

Pathway	Result	Explanation
Surface Soil Contact	De-minimis exposure	The only detectable analytical result from an in-situ soil sample was at two feet bgs beneath the former auxiliary diesel dispenser location at 4 mg/kg and far below the dermal/ingestion cleanup level.
Sub-Surface Soil Contact	De-minimis exposure	Contamination remains in the subsurface, but is far below the dermal/ingestion cleanup level.
Inhalation – Outdoor Air	De-minimis exposure	Contamination remains in the subsurface, but is far below the outdoor air inhalation cleanup level.
Inhalation – Indoor Air (vapor intrusion)	Pathway Incomplete	There are no volatiles of concern in soil at the site.
Groundwater Ingestion	Pathway Incomplete	Groundwater was not encountered during the investigations. Remaining contamination is highly unlikely to contaminate groundwater.
Surface Water Ingestion	Pathway Incomplete	Groundwater is highly likely to be contaminated and there is no likely pathway to the nearest surface

		water body approximately 900 feet away.
Wild Foods Ingestion	Pathway Incomplete	The site is in an area that is not used for hunting, fishing, or harvesting of wild foods.
Exposure to Ecological Receptors	Pathway Incomplete	There are no terrestrial or aquatic exposure routes present.

Notes to Table 1: "De-minimis exposure" means that in ADEC's judgment receptors are unlikely to be affected by the minimal volume of remaining contamination. "Pathway incomplete" means that in ADEC's judgment contamination has no potential to contact receptors.

ADEC Decision

Despite the fact that no confirmatory stockpile samples were submitted for laboratory analysis at this site, the ADEC has determined that based on documented excavated soil screening levels and related site information, that the site meets applicable soil cleanup levels. In addition, while no groundwater samples were collected, because confirmation soil samples had shown very low or no detections of contaminants and groundwater is relatively deep, that groundwater would not be impacted by any potential leaching of contaminants. Based on the information available, ADEC has determined no further assessment or cleanup action is required. There is no longer a risk to human health or the environment, and this site will be designated as closed on the Department's database.

Although a Corrective Action Complete without Institutional Controls (ICs) determination has been granted, ADEC approval is required for off-site soil disposal in accordance with 18 AAC 78.600(h). However, since this site has met the most conservative soil cleanup levels, this letter will serve as your approval for future off-site movement and disposal of soil associated with this release. It should be noted that movement or use of potentially contaminated soil in a manner that results in a violation of 18 AAC 70 water quality standards is unlawful.

This determination is in accordance with 18 AAC 78.276(f) and does not preclude ADEC from requiring additional assessment and/or cleanup action if future information indicates that this site may pose an unacceptable risk to human health or the environment.

Please be aware that under Alaska Statute 46.03.760, AS 46.03.822 and AS 46.03.070 the ADEC is required to recover expenses incurred in providing regulatory oversight for hazardous substance spills. Expenses for which we must seek reimbursement include staff time associated with general or technical assistance, work plan review, project oversight, general project management, legal services, interest, travel, equipment and supplies, as well as our contractor costs.

Appeal

Any person who disagrees with this decision may request an adjudicatory hearing in accordance with 18 AAC 15.195 -18 AAC 15.340 or an informal review by the Division Director in accordance with 18 AAC 15.185. Informal review requests must be delivered to the Division Director, 410 Willoughby Avenue, Suite 303, Juneau, Alaska 99801, within 15 days after receiving the department's decision reviewable under this section. Adjudicatory hearing requests must be delivered to the Commissioner of the Department of Environmental Conservation, 410 Willoughby Avenue, Suite 303, Juneau, Alaska 99801, within 30 days after

the date of issuance of this letter, or within 30 days after the department issues a final decision under 18 AAC 15.185. If a hearing is not requested within 30 days, the right to appeal is waived.

If you have questions about this closure decision, please contact the ADEC project manager, Bill Petrik at (907) 269-7546.

Approved by

Rich Sundet
Environmental Manager

Recommended by

Bill Petrik
Environmental Program Specialist

CC: Don Dougherty, Environmental Management Inc.
Cheryl Paige, UST Program, Anchorage