



THE STATE  
of **ALASKA**  
GOVERNOR SEAN PARNELL

Department of Environmental  
Conservation

DIVISION OF SPILL PREVENTION & RESPONSE  
Contaminated Sites Program

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File No: 2100.38.492

July 29, 2014

Certified Mail Return Receipt Requested  
Article No. 7013 1090 0000 7618 1163

GCI Communication Corp.  
Attn: Tina Sellers  
2550 Denali Street, Suite 1000  
Anchorage, AK 99503

Re: Institutional Controls verification for Wells Fargo Data Center

The Contaminated Sites Program conducts periodic verification of closed sites where institutional controls (land use restrictions) are required under 18 AAC 75.375. We have identified Wells Fargo Data Center as a site with institutional controls.

In order to prevent people from being exposed to any remaining contamination on the property, this letter is being sent as a reminder of the conditions placed on the property as part of the 2014 Decision Document granted by the Alaska Department of Environmental Conservation (ADEC). At the time of closure, soil and groundwater contamination was documented as remaining on the property. The contamination is from petroleum-contaminated soil that was discovered during the removal of a 1,000-gallon underground heating oil storage tank in 2003.

The 2014 determination is subject to the following site-specific conditions and/or controls:

1. Any future change in land use may impact the exposure assumptions cited in the Decision Document. If land use and/or ownership changes, current institutional controls may not be protective and ADEC may require additional remediation and/or institutional controls. Therefore, GCI Communication Corp., as owner of the Site, will report to ADEC every five years to document land use, or as soon as GCI Communication Corp., as owner of the Site becomes aware of any changes in land ownership and/or use. The report can be sent to the local ADEC office or electronically to [DEC.ICUnit@alaska.gov](mailto:DEC.ICUnit@alaska.gov).

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2. The asphalt cap covering the area of contaminated soil must be maintained to the satisfaction of ADEC.
3. Installation of groundwater wells at this site will require approval from ADEC.
4. Movement or use of potentially contaminated soil in a manner that results in a violation of 18 AAC 70 water quality standards is unlawful.
5. Any proposal to transport soil or groundwater off site requires ADEC approval in accordance with 18 AAC 75.325(i). A "site" [as defined by 18 AAC 75.990 (115)] means an area that is contaminated, including areas contaminated by the migration of hazardous substances from a source area, regardless of property ownership.

In addition to the conditions above, you are required to notify the ADEC if there are any changes in land use or ownership. Failure to maintain these requirements may result in re-opening the site by the Contaminated Sites Program, in which case, further remediation could be mandatory.

In accordance with 18 AAC 75.380(d)(2), ADEC may require additional site assessment, monitoring, remediation, and/or necessary actions at this facility should new information become available that indicates contamination at this site may pose a threat to human health or the environment.

If you seek to have the institutional controls removed from this site, you can choose at any time to voluntarily conduct additional assessment, monitoring or further cleanup to demonstrate that contamination at the site now meets the applicable cleanup levels under 18 AAC 75.

This site information is a matter of public record and is available at ADEC's online database record at: [http://dec.alaska.gov/Applications/SPAR/CCReports/Site\\_Report.aspx?Hazard\\_ID=3993](http://dec.alaska.gov/Applications/SPAR/CCReports/Site_Report.aspx?Hazard_ID=3993)

If you have any questions regarding this site, please contact me at (907) 465-5229 or [evonne.reese@alaska.gov](mailto:evonne.reese@alaska.gov) and I will be glad to assist you.

Sincerely,



Evonne Reese  
Environmental Program Specialist  
Institutional Control Unit

Encl: 2014 Decision Document

CC: Joseph Helzer, GCI Communication Corp.