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Recording District 301 ANCHORAGE

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Page 1 of 3



Notice of Environmental Contamination

Grantor: State of Alaska
Department of Environmental Conservation
Contaminated Sites Program

Grantee: MOA Commercial Property- 3224 Mountain View Drive
MOA
Heritage Land Bank

Legal Description: Frag Lot 12, Tract 1A Mountain View Development Subdivision, Plat #2014-79

Recording District: 301 Anchorage

Return to: Lisa Krebs-Barsis
ADEC- Contaminated Sites
555 Cordova St.
Anchorage, AK 99501

Municipality of Anchorage
Real Estate Department- Heritage Land Bank
Attn: Tammy Oswald
P.O. Box 196650
Anchorage, AK 99519-6650

State Business- No Charge

NOTICE OF ENVIRONMENTAL CONTAMINATION

As required by the Alaska Department of Environmental Conservation, Grantor, pursuant to 18 AAC 75.375 Municipality of Anchorage- Heritage Land Bank, Grantees, as the owner and operator of the subject property, hereby provides public notice that the property located at: 3224 Mountain View Drive Anchorage, Alaska, 99501, and more particularly described as follows:

- Frag Lot 12, Tract 1A, Mountain View Development Subdivision, Plat #2014-79

has been subject to a discharge or release of oil or other hazardous substances, regulated under 18 AAC 75, Article 3, revised as of April 8, 2012. The release and subsequent investigation and cleanup are documented in the Alaska Department of Environmental Conservation (ADEC) contaminated sites database at http://www.dec.state.ak.us/spar/csp/db_search.htm under Hazard ID number 25574.

Attached is a site map that shows the property impacted by petroleum contamination. Additional contaminants like PCB may still be present at the site. The property is subject to the following institutional controls:

1. Installation of groundwater wells will require prior approval from the ADEC Contaminated Sites Program
2. 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. At this site, in the future, if soil or groundwater is removed from the site it must be characterized and managed following regulations applicable at the time.
3. Movement or use of contaminated material in a manner that results in a violation of 18 AAC 70 water quality standards is prohibited.
4. Any soil disturbing activities at the site must be conducted in accordance with an ADEC approved work plan.

This NEC remains in effect until a written determination from ADEC is recorded that states that soil and groundwater at the site have been shown to meet the most stringent cleanup levels in 18 AAC 75 and that off-site transportation of soil and groundwater is not a concern. For more information on the contaminated site in this Notice of Environmental Contamination, please see ADEC Contaminated Sites Program file number 2100.38.521 for the site named MOA Commercial Property- 3224 Mountain View Drive.



Signature of Authorized ADEC Representative

06-19-2015

Date



LOT 2
VILLAGE AT GLENH
SQUARE SUBDIVISION

3224 Mountain View Drive

