



THE STATE
of ALASKA
GOVERNOR MIKE DUNLEAVY

Department of Environmental
Conservation

DIVISION OF SPILL PREVENTION AND RESPONSE
Contaminated Sites Program

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File: 1513.38.049

May 28, 2020

Department of Administration
Division of General Services
Attn: Rob Daly, State Leasing & Facilities Manager
PO Box 110210
Juneau, AK 99811-0210

Re: Institutional Controls (ICs) Verification for: Dimond Courthouse UST - Juneau

Dear Mr. Daly:

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 the Dimond Courthouse underground storage tank (UST) 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 Cleanup Complete Decision Document granted by the Alaska Department of Environmental Conservation (ADEC). At the time of closure, soil and groundwater contamination were documented as remaining on the property. The contamination is from a fuel release in the UST-to-boiler supply piping.

Please be advised that the Dimond Courthouse site is subject to the following standard and site-specific conditions and/or institutional controls:

1. Any future change in land use may impact the exposure assumptions cited in this document. If land use and/or ownership changes, these management conditions may not be protective and DEC may require additional remediation and revised conditions. Therefore the State of Alaska Department of Administration Division of General Services (DGS) shall report to DEC every five years to document land use is unchanged, or report as soon as DGS becomes aware of any change in land ownership and/or use, if earlier. The report can be sent to the local DEC office or electronically to DEC.ICUnit@alaska.gov.
2. Installation of groundwater wells requires DEC approval.
3. Sub-surface soil contamination remains on the property under the sidewalk and vehicle parking adjacent to Seward Street east of the above-ground storage tank (AST). If these structures and

buried utilities are removed and the underlying soil becomes accessible, the soil must be evaluated and contamination addressed in accordance with a DEC approved work plan.

4. Any proposal to transport soil or groundwater off-site requires DEC approval in accordance with 18 AAC 7.325(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. *This is a standard condition.*
5. Movement or use of contaminated material in a manner that results in a violation of 18 AAC 70 water quality standards is prohibited. *This is a standard condition.*

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 through ADEC's online database record at: <https://dec.alaska.gov/Applications/SPAR/PublicMVC/CSP/SiteReport/3857>.

The ADEC will issue a reminder letter such as this on a scheduled basis, every five years. If you have any questions regarding this site, please contact me at (907) 465-5229 or evonne.reese@alaska.gov and I will be glad to assist you.

Sincerely,



Evonne Reese
Environmental Program Specialist
Institutional Controls Unit

Encl: 2014 Decision Document

Note: This letter is being transmitted to you in electronic format only. If you require a paper copy, let us know and we will be happy to provide one to you. In the interest of reducing file space, the Division of SPAR/Contaminated Sites Program has transitioned to electronic transmission of project correspondence.

You may submit any needed documentation electronically. If your submittal is too large to email (i.e. exceeds 20 megabytes), you may submit it to me through the Alaska ZendTo "drop-off" option at <https://drop.state.ak.us/drop/>. The Division of SPAR/Contaminated Sites Program prefers and encourages electronic submittals.