



THE STATE
of ALASKA
GOVERNOR MICHAEL J. DUNLEAVY

Department of Environmental Conservation

DIVISION OF SPILL PREVENTION AND RESPONSE
Contaminated Sites Program

P.O. Box 111800
Juneau, Alaska 99811-1800
Main: 907.465.5250
Fax: 907.465.5245
www.dec.alaska

June 8, 2022

Electronic Delivery Only

Mike Gerik
Ride N Shine – Gerik, Inc.
P.O. Box 110710
Anchorage, Alaska 99511

File No. 2100.26.236

Hazard ID: 23659

Re: **Ride N Shine USTs Site 1-4, Hazard ID: 23659: Institutional Controls, Current Site Status, and Remaining Default Requirements**

Dear Mr. Gerik:

The contaminated site known in the Alaska Department of Environmental Conservation Contaminated Sites Program (DEC) records as **Ride N Shine USTs 1-4** located at Debarr Bragaw Tract A, Lot 2 1341 South Bragaw Anchorage, Alaska has a status of Cleanup Complete with Institutional Controls. When the site was closed in 2004, there was a possibility that remaining contamination was affecting the soil and groundwater and institutional controls were established to prevent exposure to contamination. To determine if historic contamination related to the 1994 release of underground storage tanks (USTs) 1-4 has degraded to below cleanup levels, soil and groundwater sampling was conducted in March of this year. DEC has recently reviewed the *Additional Site Characterization Report*, dated April 5, 2022, which was provided by Restoration Science & Engineering, LLC. This letter is in response to these findings.

As part of the March 2022 soil and groundwater quality assessment, two monitoring wells were installed and sampled. The two monitoring wells were installed in the northeast corner of the property near the location of the former used oil tank. The report concluded that all analyte concentrations in the groundwater were below the 18 AAC 75 Table C cleanup levels and all analyte concentrations in soil were below the 18 AAC 75 Table B1 and B2 cleanup levels. Analytes included in the sampling were diesel range organics (DRO), residual range organics (RRO), volatile organic compounds (VOCs), and polynuclear aromatic hydrocarbons (PAHs).

This recent sampling event provided enough information to adjust the site's status from *Cleanup Complete with Institutional Controls* to *Cleanup Complete*.

Although the site status has changed, the Ride N Shine USTs 1-4 site remains subject to the following standard conditions and/or controls which are placed on all contaminated sites:

Standard Conditions

1. Any proposal to transport soil or groundwater from a site that is subject to the site cleanup rules or for which a written determination from the department has been made under 18 AAC 75.380(d)(1) that allows contamination to remain at the site above method two soil cleanup levels or groundwater cleanup levels listed in Table C requires DEC 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. (See attached site figure.)
2. Movement or use of contaminated material in a manner that results in a violation of 18 AAC 70 water quality standards is prohibited.
3. Groundwater throughout Alaska is protected for use as a water supply for drinking, culinary and food processing, agriculture including irrigation and stock watering, aquaculture, and industrial use. Contaminated site cleanup complete determinations are based on groundwater being considered a potential drinking water source. In the event that groundwater from this site is to be used for other purposes in the future, such as aquaculture, additional testing and treatment may be required to ensure the water is suitable for its intended use.

In accordance with 18 AAC 75.380(d)(2), DEC 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.

This site information is a matter of public record and is available at DEC’s online database record at: <https://dec.alaska.gov/Applications/SPAR/PublicMVC/CSP/SiteReport/23659>.

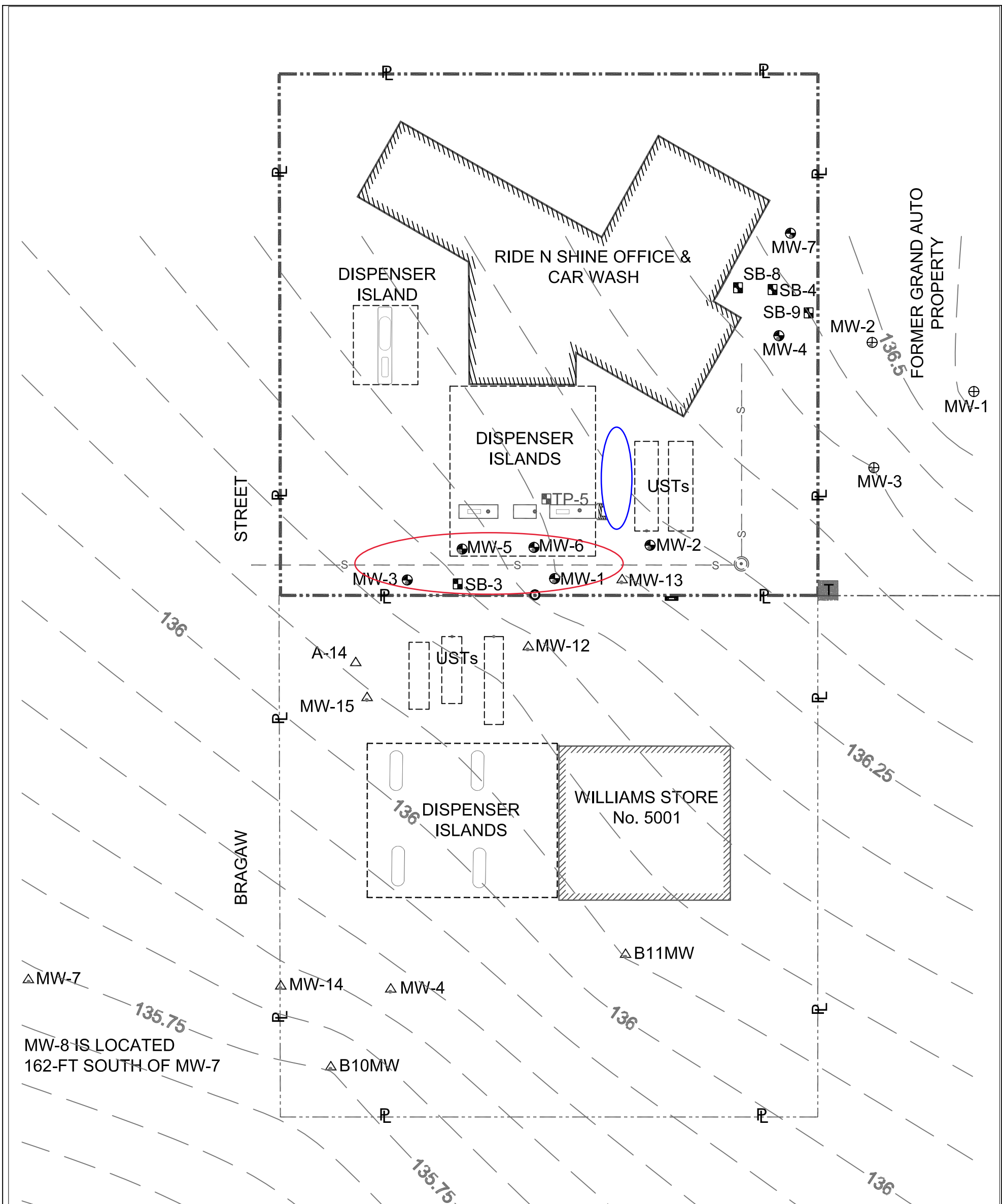
Please note that another contaminated site with a status of Cleanup Complete is located on this property. The site is known as Ride N Shine USTs 5 & 6, Hazard ID: 26433. Information about this site can be found at <https://dec.alaska.gov/Applications/SPAR/PublicMVC/CSP/SiteReport/26433>. Soil contamination associated with USTs 5 & 6 may remain on the property, which is also shown in the attached figure.

If you have any questions regarding this site, please contact Brandi Tolsma at (907) 465-5378 or brandi.tolsma@alaska.gov or Evonne Reese at (907) 465-5229 or evonne.reese@alaska.gov.

Sincerely,

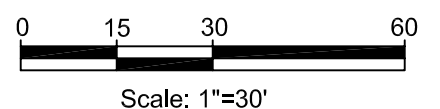
Brandi Tolsma
Environmental Program Specialist

cc: Evonne Reese, ADEC IC Unit
Janice Wieggers, ADEC
Spill Prevention and Response, Cost Recovery Unit



LEGEND

- MW-5 - RSE MONITORING WELL LOCATION
- MW-3 - HART CROWSER MONITORING WELL LOCATION
- MW-15 - S&W MONITORING WELL LOCATION
- SB-3 - RSE SOIL BORING LOCATION
- TP-5 - RSE TEST PIT LOCATION
- T - TRANSFORMER LOCATION (APPROX.)
- Area of remaining contamination - Ride N Shine USTs 1-4; Hazard ID: 23659
- Area of remaining contamination - Ride N Shine USTs 5 & 6; Hazard ID: 26433
- TEMPORARY BENCHMARK (TBM-1)
- PROPERTY BOUNDARY (APPROX)
- STORM SEWER
- STORM SEWER CATCH BASIN



File: RIDE N SHINE
Job No: 03-280
Scale: 1" = 30'

Date: 10/27/03
Drawn: PTS
Checked:

FIGURE 1
MONITORING WELL & BORING LOCATIONS AND
GROUNDWATER GRADIENT CONTOUR MAP
LOTS 1 & 2 OF THE
BRAGAW DEBARR SUBDIVISION
ANCHORAGE, ALASKA



RESTORATION
SCIENCE & ENGINEERING
911 West 8th Avenue, Suite 100
Anchorage, Alaska 99501
ph: (907) 278-1023 fax: (907) 277-5718