



2006-010907-0

Recording Dist: 401 - Fairbanks
5/18/2006 12:14 PM Pages: 1 of 5

A
L
A
S
K
A



THIS COVER SHEET HAS BEEN ADDED TO THIS DOCUMENT TO PROVIDE SPACE FOR RECORDING DATA AND TO COMPLY WITH MARGIN REQUIREMENTS SET FORTH IN 11 AAC 06.040 OF TITLE 11 OF THE ALASKA ADMINISTRATIVE CODE.

THIS COVER SHEET APPEARS AS THE FIRST PAGE OF THE DOCUMENT IN THE OFFICIAL RECORD.

DO NOT DETACH

NOTICE OF ENVIRONMENTAL CLEANUP AND RESIDUAL SOIL CONTAMINATION

Pursuant to 18 AAC 78.625 Jack Adams, as the owner and operator of the subject property, hereby provides public notice that the property located at: Mile 266.5 Richardson Highway, 1544 Richardson Highway, Delta Junction, Alaska, 99737, and located within:

Section 23, Township 10 South, Range 10 East, Fairbanks Meridian, Big Delta A-4 quad.

has been subject to a discharge or release and subsequent cleanup of oil or other hazardous substances, regulated under 18 AAC 75 and 78, as amended January 30, 2003. This release and site cleanup are documented in the Alaska Department of Environmental Conservation (ADEC) leaking underground storage tanks (LUST) database under site number 1990330017601 (ADEC File Number 120.26.008).

ADEC reviewed and approved, subject to this institutional control, the cleanup actions at this site as protective of human health, safety, welfare and the environment. No further cleanup is necessary unless new information becomes available that indicates to ADEC that the site may pose an unacceptable risk to human health, safety, welfare or the environment. ADEC determined, in accordance with 18 AAC 78.276, that site cleanup has been performed to the maximum extent practicable even though residual gasoline-contaminated soil exists on-site. Further cleanup was determined to be impracticable for the following reasons:

- The source areas have been substantially removed as evidenced by the removal of 2,200 cubic yards of contaminated soil, seven years of passive vapor extraction (PVE) system remediation, and three years of active soil vapor extraction (SVE) system remediation.
- In the dispenser island area, contaminated soil removal extended to a depth of 17 feet. In the UST excavation area, contaminated soil removal extended to a depth of 12 feet. Contaminated soil remains on-site to depths of 30 feet. Contamination also extends beneath the access road of the Richardson Highway and under the service station, where the impacted soil is inaccessible.

Attached is a site diagram that shows the property boundaries, locations of existing structures, and the former excavation areas.

In the event that the remaining contaminated soil becomes accessible through excavation or other site development activities, or other information becomes available which indicates that the site may pose an unacceptable risk to human health, safety, welfare or the environment, the land owner and/or operator are required under 18 AAC 78.220 to notify ADEC and evaluate the environmental status of the contamination in accordance with applicable laws and regulations; further site characterizations and cleanup may be necessary under 18 AAC 78.200-.271. Also, any transport or disposal of contaminated soil at or from the site requires approval from the Department in accordance with 18 AAC 78.274(b).

This notice remains in effect until a written determination from ADEC is recorded that states that soil at the site has been shown to meet the most stringent soil cleanup levels in method two of 18 AAC 75.340 and groundwater meets the cleanup levels in Table C in 18 AAC 75.345 and that off-site transportation of soil is not a concern.

Please return original copy of this notice to the address below:

Signature:

(landowner)

Robert M. Adams

Return to:

JACK'S SERVICE
P.O. BOX 587
DELTA JUNCTION, AK 99737-0587
PH 907-895-1052

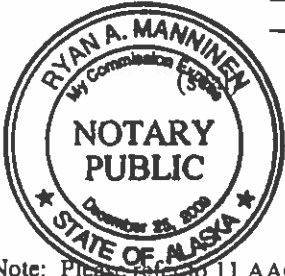


2 of 5

2006-010907-0

Printed Name: Robert Mark Adams

Mailing Address: PO Box 1374
Delta Junction, AK 99737



Subscribed and sworn to before me this 02 day of May, 2006.

Notary Public in and for the State of Alaska
My commission expires: 4th Judicial District

Note: Please refer to 11 AAC 05.010 (a)(14) for the required fee. The information requested on this form should be typed or legibly printed in English. Any attachments or exhibits must not exceed 8.5" x 14". This form is intended to comply with the recording requirements of AS 40.17.030 and 11 AAC 06.040.

Notice env clup residual cont.doc

revised 11/23/99

State of Alaska County of 4th Judicial District
Subscribed and sworn before me on 5/2/06
(Date)
[Signature]
(Notary Signature)



1. Station, Liqour Store & Three downtown prop-
erties- Lots 7, 9 & 10, U.S. Survey #2770, Bufflo Center
Townsite; Record of the Fairbanks Recording Dist., Fourth
Judicial Dist., State of Alaska. Lots 85 & 86, Section
23, Township ten south, range ten east, Fairbanks Merid-
ian; Records of the Fairbanks Recorind Dist., Fourth
Judicial, State of Alaska.



1998 Constructed
Soil Treatment Cell

100'

100'

Video
Store

Original [1995] Soil
Stockpile

100'

100'

Power Line

Buried Phone Cable

Water Line

Jack's
Liquor

SWW-2

SWW-1

UST Excavation

SWW-3

500-Gallon Heating Oil UST

Jack's
Service Station

Concrete pad

Former
Dispenser Island

Former
Piping

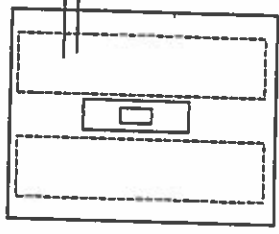
Canopy

SWW-4

New Bulk UST
Piping and
Electric

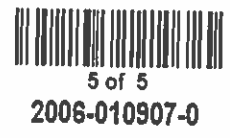
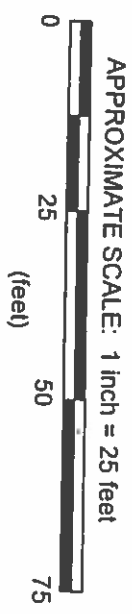
New UST
Area

Dispenser Island Excavation



LEGEND:

- - Soil Gas Vapor Well
- SWW-3



Richardson Highway Access Road

Figure 2

SITE MAP WITH SOIL GAS VAPOR WELLS

Jack's Service Station
Delta Junction, Alaska

June 2004

SHANNON & WILSON, INC.
GEOTECHNICAL AND ENVIRONMENTAL CONSULTANTS

31-1-11171-006

Figure 2