



THE STATE  
of **ALASKA**  
GOVERNOR BILL WALKER

Department of Environmental  
Conservation

DIVISION OF SPILL PREVENTION AND RESPONSE  
Contaminated Sites Program

410 Willoughby Ave., Suite 303  
P.O. Box 111800  
Juneau, Alaska 99811-1800  
Main: 907.465.5390  
Fax: 907.465.5218  
www.dec.alaska.gov

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January 8, 2016

Department of Natural Resources  
Division of Land, Mining and Water  
Attn: Ted Deats  
400 Willoughby Ave. #400  
PO Box 111020  
Juneau, AK 99811-1020

Re: Institutional Controls verification for Three Lakes Road Parcel, located on Three Lakes Loop Road that intersects at 10 Mile Mitkof Highway south of Petersburg, Alaska

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 Three Lakes Road Parcel 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 2005 No Further Remedial Action Planned Decision 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 was initially identified during a basic Phase I Site Assessment completed in November 2002. A follow-up Phase II Site Characterization led to the DEC determination that laboratory analyses in the Site Cleanup Plan would be limited to diesel range- and residual range hydrocarbons.

The 2005 determination is subject to the following site-specific conditions and/or controls:

1. A Notice of Environmental Contamination (deed notice) with information pertaining to the location and estimated quantity of petroleum contaminated soil that remains onsite has been recorded in the State Recorder's Office. The deed notice informs prospective purchasers that if removal of soil from the areas of contaminant soil on the property becomes necessary, DEC must be notified in advance to ensure that final placement of the soil does not violate water quality or petroleum standards.

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In addition to the condition 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/PublicMVC/CSP/SiteReport/3866>

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,



*for* Evonne Reese  
Environmental Program Specialist  
Institutional Control Unit

Encl: 2005 No Further Remedial Action Planned Decision