THE STATE of ALASKA
GOVERNOR MICHAEL J. DUNLEAVY

Department of Environmental Conservation
DIVISION OF SPILL PREVENTION AND RESPONSE
Contaminated Sites Program
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File: 2100.26.150

June 4, 2019

Sent via electronic mail only
Steve Zelener
Lake-Aire Alaska LLC
431 W. 7th Avenue #203
Anchorage, AK 99501

Re: Institutional Controls (ICs) Verification for:
Lake Aire Complex - located at 4451 Aircraft Drive, Anchorage

Dear Mr. Zelener:

The Contaminated Sites Program is conducting an audit of contaminated sites closed with conditions (Institutional Controls) to verify that closure stipulations such as periodic monitoring and reporting are being performed by the responsible party of record as required under state law (18 AAC 75.375).

In 2005 the Alaska Department of Environmental Conservation (ADEC) granted a Conditional Closure which included the requirement of conducting groundwater monitoring every five years. **The most recent monitoring was completed in 2014, therefore this letter is a reminder that the next monitoring event should be completed this summer/early fall.** (The 2005 Record of Decision which documented the conditional closure is included as an enclosure.)

In addition to the groundwater monitoring requirement, please be advised that the following Institutional Controls as established in the 2005 Record of Decision continue to apply:

- Any proposal to excavate or transport soil (or groundwater) requires DEC approval in accordance with 18 AAC 75.325(i).
- Additional investigation and/or cleanup action may be necessary in the future if new information indicates there is hazardous substance contamination at this site that may pose a risk to human health and the environment.

You are also required to notify the ADEC if there are any changes in land use or ownership.

Steve Zelener
Lake-Aire Alaska LLC

June 4, 2019

Please provide the groundwater monitoring report documentation either by hard copy letter or email no later than **October 31, 2019.** If you have questions about these requirements, please do not hesitate to contact me at (907) 465-5229 or evonne.reese@alaska.gov.

Sincerely,

Evonne Reese
Environmental Program Specialist
Institutional Controls Unit

Encl: 2005 Record of Decision

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.