



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: 1508.38.022

May 28, 2024

Mr. Paul Nelson
Bigfoot Auto Service Inc.
PO Box 150
Haines, AK 99827

Re: Institutional Controls (ICs) Verification for:
Bigfoot Auto Service, 987 Haines Hwy, Haines, Alaska 99827

Dear Mr. Nelson:

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 Bigfoot Auto Service 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 2013 Cleanup Complete with Institutional Controls 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.

Please be reminded that the Bigfoot Auto Service 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 the 2013 Cleanup Complete with Institutional Controls. If land use and/or ownership changes, management conditions may not be protective and ADEC may require additional remediation and revised conditions. Therefore Bigfoot Auto Service shall report to ADEC every 5 years to document land use, or report as soon as Bigfoot Auto Service becomes aware of any change in land ownership and/or use, if earlier. The report can be sent to the local ADEC office or submitted electronically to CS.Submittals@alaska.gov.
2. Installation of any new groundwater wells requires ADEC approval.
3. Sub-surface soil contamination is located behind the main building under a shed. When the building is removed and/or the soil becomes accessible, the soil must be evaluated and

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contamination addressed in accordance with an ADEC approved work plan before any work begins.

4. Any proposal to transport soil or groundwater off-site requires ADEC 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.
5. Movement or use of contaminated material in a manner that results in a violation of 18 AAC 70 water quality standards is prohibited.

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: <http://dec.alaska.gov/Applications/SPAR/PublicMVC/CSP/SiteReport/25678>

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: 2013 Cleanup Complete with Institutional Controls