

April 10, 2020

Mr. Ed Jones, Project Manager
Washington State Department of Ecology
3190 160th Avenue Southeast
Bellevue, Washington 98008-5452

**RE: PROGRESS REPORT, JANUARY THROUGH MARCH 2020
REMEDIAL INVESTIGATION MONITORING AND FEASIBILITY STUDY
CAPITAL INDUSTRIES, INC.
5801 THIRD AVENUE SOUTH, SEATTLE, WASHINGTON
AGREED ORDER NO. DE 10402
FARALLON PN: 457-008**

Dear Mr. Jones:

Farallon Consulting, L.L.C. (Farallon) has prepared this progress report on behalf of Capital Industries, Inc. (CI) to summarize the activities conducted during the first quarter of 2020, January through March, as part of the ongoing remedial investigation monitoring and feasibility study (FS) being conducted at the CI facility at 5801 3rd Avenue South in Seattle, Washington (herein referred to as the CI Site). This progress report has been prepared in accordance with Agreed Order No. DE 10402 dated April 23, 2014, entered into by potentially liable persons that include CI; Art Brass Plating, Inc.; Blaser Die Casting Co.; and PSC Environmental Services, LLC (Burlington Environmental, LLC is a wholly owned subsidiary of PSC Environmental Services, LLC, which is a wholly owned subsidiary of Stericycle Environmental Solutions, Inc.); and by the Washington State Department of Ecology (Ecology) (Agreed Order). CI and the other potentially liable persons listed above are collectively referred to as the West of 4th Group. The West of 4th Group Site under the Agreed Order consists of Site Unit 1 (SU1) and Site Unit 2 (SU2) as depicted on the figure presented in Attachment A. The CI Site is located in SU2.

ACTIVITIES DURING REPORTING PERIOD

Activities completed during this progress reporting period included:

- Continuing operation of vapor intrusion mitigation subslab depressurization systems (SSDSs) at the Pacific Food Systems North Building at 5815 4th Avenue South and the Natus Medical Facility at 5900 First Avenue South in Seattle, Washington.¹ This work included inspection of system operations and collection of ambient air samples.
- Conducting a semiannual groundwater monitoring and sampling event in March 2020 for select SU2 monitoring wells.

These activities are summarized in the sections that follow.

¹ The Natus Medical Facility at 5900 First Avenue South in Seattle, Washington was previously known as the Olympic Medical Facility.



VAPOR INTRUSION MITIGATION

The SSDSs at the Pacific Food Systems North Building and the Natus Medical Facility operated continuously during the first quarter of 2020. Farallon inspected the SSDSs and collected system influent and ambient air samples at both facilities on March 19, 2020.

The SSDS at the Pacific Food Systems North Building was operating at a vacuum pressure of 4.2 inches of water. The vacuum readings at the five subslab monitoring ports (SSMP-1 through SSMP-5) ranged from -0.005 to -0.040 inch of water, indicating that the SSDS is successfully maintaining a negative pressure field below the building slab. No operational issues were noted for the SSDS at the Pacific Food Systems North Building.

The SSDS at the Natus Medical Facility was operating at a vacuum pressure of 9.6 inches of water. The vacuum reading at Sump-1 through Sump-3 and Sump-5 through Sump-7 was 9.0 inches of water at each location, indicating that the SSDS is successfully maintaining a negative pressure field below the building slab. A vacuum reading was inadvertently not recorded for Sump-4. No operational issues were noted for the SSDS at the Natus Medical Facility.

Influent and ambient air monitoring results for both the Pacific Food Systems North Building and Natus Medical Facility will be evaluated in April 2020. The results also will be discussed with Ecology and provided in the second quarter 2020 progress report.

GROUNDWATER MONITORING AND SAMPLING

Groundwater monitoring and sampling were performed during the week of March 16, 2020 in general accordance with the technical memorandum regarding FINAL West of 4th Groundwater Monitoring Program Plan, 2017 through Draft Cleanup Action Plan, W4 Joint Deliverable, Agreed Order No. DE 10402 dated March 21, 2017, from Ms. Janet Knox of Pacific Groundwater Group to Mr. Jones of Ecology.

Groundwater samples were collected from an expanded group of monitoring wells, as directed by Ecology in preparation for the upcoming Feasibility Study Addendum for SU2. The purpose for conducting the expanded monitoring well sampling was to confirm plume stability and current chlorinated volatile organic compound (CVOC) concentrations throughout SU2 prior to evaluating the cleanup alternatives that will be presented in the Feasibility Study Addendum.

Groundwater elevation data were collected at select SU2 monitoring wells on March 16, 2020. Groundwater samples from all monitoring wells were analyzed for CVOCs. Groundwater samples from select monitoring wells also were analyzed for natural attenuation parameters, including nitrate, ferrous iron, sulfate, methane, total organic carbon, and ethane/ethene. The groundwater monitoring and sampling results will be evaluated in April 2020. The results also will be discussed with Ecology and provided in the second quarter 2020 progress report. The data may be presented in the forthcoming Feasibility Study Addendum for SU2 within the context of evaluation of the cleanup alternatives.



FEASIBILITY STUDY REPORT

A pilot study was conducted at SU1 to evaluate groundwater treatment technologies for CVOCs and metals. The SU1 pilot study work was completed in the first quarter of 2020, was presented to Ecology, and will be summarized in the forthcoming Feasibility Study Addendum for SU1. Select portions of the pilot study work related to the CVOCs may be applicable to the evaluation of cleanup technologies and alternatives in the Feasibility Study Addendum for SU2 and will be referenced where applicable.

A draft Feasibility Study Addendum is being prepared for SU2 during the second quarter of 2020 with a current due date of May 1, 2020. The selected cleanup action will not be implemented until Ecology has approved the Feasibility Study Addendum and Cleanup Action Plan for SU2. The Cleanup Action Plan for SU2 will be drafted following Ecology's acceptance of the final Feasibility Study Addendum.

PUBLIC COMMUNICATIONS

No public communication activities were completed by CI during this period.

ANTICIPATED WORK IN THE NEXT QUARTER

Work anticipated to be performed during the second quarter of 2020, April through June, is summarized below.

FEASIBILITY STUDY WORK

CI and the other SU2 consultants are preparing the draft Feasibility Study Addendum for SU2, which currently is due to Ecology on May 1, 2020. The SU2 parties are anticipating a need to request an extension of the due date and are working with Ecology regarding an appropriate extension time frame that would likely be in June or July 2020.

VAPOR INTRUSION MITIGATION

SSDS influent and ambient air monitoring results from the Pacific Food Systems North Building and Natus Medical Facility will be tabulated and plotted on figures for submittal to Ecology and inclusion in the second quarter 2020 progress report. Farallon continues to monitor the condition of the blower applying the vacuum to the SSDS at the Natus Medical Facility. The blower condition has continued to deteriorate and a replacement will likely be required in the second quarter of 2020.

MONITORING WELL MAINTENANCE

Evaluation of the condition of the monitoring wells is conducted during each semiannual groundwater monitoring event. Based on the results of the March 2020 groundwater monitoring event, routine monitoring well maintenance activities, including replacement of monuments at monitoring wells MW-3, MW-4, MW-7, CI-12-WT, CI-18-WT, CI-MW-1-60, CI-12-60, and CI-14-70, will be coordinated during the second quarter of 2020.



GROUNDWATER MONITORING AND SAMPLING

The groundwater data from the March 2020 groundwater monitoring event conducted in SU2 will be used to continue to evaluate plume stability and support the selection of potential cleanup alternatives presented in the draft Feasibility Study Addendum for SU2. Summary figures with historical data for 2018 through 2020 will be provided to Ecology and included in the second quarter 2020 progress report.

PUBLIC COMMUNICATIONS

The project website (<http://www.farallonconsulting.com/457-capital-industries>) will be updated with an electronic copy of this progress report.

The next progress report will summarize activities completed from April through June 2020 and will be submitted on or before July 10, 2020.

CLOSING

Farallon trusts that this quarterly progress report provides sufficient information for Ecology needs. If you have questions regarding this project, please contact either of the undersigned at (425) 295-0800.

Sincerely,

Farallon Consulting, L.L.C.

Jennifer L. Moore
Senior Scientist

Jeffrey Kaspar, L.G., L.H.G.
Principal Geologist

Attachment: Attachment A, Site Diagram

cc: Ron Taylor, Capital Industries, Inc.
Donald Verfurth, Gordon and Rees, L.L.P.
Eva Sabo, Gordon and Rees, L.L.P.
Kenneth Luther, Chubb Group of Insurance Companies
Alborz Wozniak, Veritas Environmental Consulting, Inc.
Peter J. Mintzer, Selman Breitman LLP
Erika Lewis, Zurich Insurance Group
Robert Plotz, The Travelers Companies
Jane E. Kelly, The Travelers Companies

Email with link to electronic copy on project website:

Janet Knox, Pacific Groundwater Group
Dana Cannon, Aspect Consulting
Bill Carroll, Arrow Environmental
Greg Fink, PSC Environmental Services, LLC

**ATTACHMENT A
SITE DIAGRAM**

PROGRESS REPORT, JANUARY THROUGH 2020

Capital Industries, Inc.
5801 Third Avenue South
Seattle, Washington

Farallon PN: 457-008

