



**Eastin, Darryl**

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**From:** Blaine Rhodes <rhodesbn8@gmail.com>  
**Sent:** Monday, February 17, 2014 4:41 PM  
**To:** Eastin, Darryl  
**Subject:** Point Wells EIS scoping

Dear Mr. Easton:

I am writing to comment on the scope of the Environmental Impact Statement required of the Point Wells Mixed-Use Redevelopment Project.

The property has been a petroleum fuel storage facility for a century, and for most of that time there was more tolerance for spills and emissions. The ground under the depot has a plume of petroleum pollution from heavy fuels, some of which are actually heavier than water. The water table level does not necessarily mark the line of lowest pollution. Furthermore, heavy marine fuels contain much of the heavy metals that are present in crude oil and are refined out of lighter products. A thorough core study of the area is indicated.

I am concerned that, if insufficiently remediated, the Point Wells project will cause the plume to seep into Puget Sound and threaten the protected bird and aquatic species offshore. Hydraulic pressure from storm runoff from paved uplands areas would drive the pollutants towards the water. I am also concerned that sinking underground stories of buildings into untreated areas would cause serious indoor air pollution for any future occupants.

Proper environmental remediation is neither simple nor inexpensive. However, it is the mark of sound governmental policy.

Thank you for your kind attention,

Blaine Rhodes

1429 NW 202nd Lane

Shoreline, WA 98177