

Appendices

Sunset Area Community Planned Action EIS

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Appendix A

Scoping Materials and Responsiveness Summary

SUMMARY OF THE SCOPING PROCESS

SUNSET AREA COMMUNITY ENVIRONMENTAL IMPACT STATEMENT

PREPARED FOR:

City of Renton
NEPA Responsible Entity and SEPA Lead Agency
Department of Community and Economic Development
1055 S. Grady Way
Renton, WA 98057

In partnership with

Renton Housing Authority
2900 Northeast 10th Street
Renton, Washington 98056

PREPARED BY:

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In conjunction with:

CH2MHill Project Manager
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November 2010

ICF International and CH2MHill. 2010. *Summary of the Scoping Process: Sunset Area Community Environmental Impact Statement*. November. (ICF 00593.10.) Seattle, WA. Prepared for City of Renton and Renton Housing Authority, Renton, WA.

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Summary of the Scoping Process

Introduction

The proposal is to redevelop the Sunset Terrace public housing community as part of a Planned Action that would encourage redevelopment in the broader Planned Action Study Area through land use growth allowances, public service and infrastructure improvements, and a streamlined environmental review process via adoption of a Planned Action Ordinance.

Consistent with the State Environmental Policy Act (SEPA) and the National Environmental Policy Act (NEPA), the City of Renton solicited comments on the scope of the Sunset Area Community Environmental Impact Statement. The purpose of this document is to provide a summary of the comments received and how they are planned to be addressed in the EIS.

Public Scoping Process

The City of Renton initiated a formal, public EIS scoping process that occurred from August 13, 2010 to October 18, 2010. The process includes:

- A Determination of Significance and Request for Comments on the EIS scope was published on August 13, 2010 in the Renton Reporter and by direct mail to agencies, notifying the public and agencies of the joint SEPA/NEPA EIS. This notice established a written comment period through September 13, 2010.
- A public scoping meeting was held at the Highlands Neighborhood Center on September 1, 2010, where oral and written comments were solicited. The meeting was advertised in the Determination of Significance and Request for Comments described above, as well an interested parties mailing list that includes residents, business owners, agency partners, and other interested stakeholders, postcards mailed to 3,700 property owners, residents, and businesses, and posters hung in the neighborhood.¹
- Last, consistent with HUD NEPA rules, a Notice of Intent to prepare a Draft EIS for the Sunset Area Community was published in the Federal Register, establishing a 30-day written comment period regarding the scope and contents of the Draft EIS; this federal comment period opened on September 17 and closed on October 18, 2010.

Copies of the notices and advertisements are provided in Attachment A. Comments received during the scoping period were considered by the City of Renton and Renton Housing Authority in determining the issues and alternatives to be analyzed in the Draft EIS.

¹ Postcards were mailed to 2,500 property owners (included properties within 300 feet of the study area) and about 1,200 resident households in the study area.

Public Open House

A public open house was held on September 1, 2010 in the Highlands Community Center as a way of collecting public feedback on the scope of the EIS. The open house format included a presentation on the proposal and anticipated scope of the EIS, a question and answer session, and time for the public to visit stations set up to describe various aspects of the project. Approximately 17 interested residents or business owners attended.

Meeting materials were provided at a sign-in station, and included:

- Comment Form
- Scoping Document
- Presentation (English)
- Presentation (Spanish)
- Matrix of Alternatives

These materials are included in Attachment B.

Open house stations were available for one-on-one conversations with members of the public and were staffed by city, RHA, and consultant staff included:

- **Neighborhood:** covering the Sunset Study Area as a whole, the framework of the alternatives being discussed, subareas within the neighborhood, and features within each subarea.
- **Sunset Terrace:** covering goals and conceptual drawings specific to the Sunset Terrace subarea within the larger Sunset Study Area.
- **SR 900:** covering cross-sections of the SR 900 (Sunset Boulevard) corridor at various places within the Sunset Planned Action Study Area.
- **Drainage:** covering a variety of green drainage options for inclusion within alternatives beings studied in the EIS.

After a general open house period, City and Renton Housing Authority (RHA) staff welcomed participants and invited them to a presentation given by the consultant team addressing:

- Purpose of the meeting
- What is an EIS/What is scoping?
- What is a planned action? (describe what a planned action does and why the public should comment during scoping)
- What are the proposals? (for both Sunset Terrace and the larger Planned Action Study Area)
- Where did the proposals come from? (City of Renton Sunset Area Community Investment Strategy)
- What topics will the EIS study?
- What are the potential alternatives? (This presentation describe the three alternatives)
- What is the schedule?
- How can citizens provide comment?

City, RHA, and consultant staff responded to questions.

Comments Received At Open House Question & Answer

The public was invited to provide questions and comments during the Question and Answer portion of the Open House. A summary of comments and questions from the open house, grouped by topic, is included below. In addition, where appropriate, a response and/or discussion of how the comment is addressed in the EIS is also included.

Sunset Terrace/Renton Housing Authority (RHA) Redevelopment Plans

Question/Comment: Meeting attendees asked what the plan is for Sunset Terrace/RHA redevelopment. In addition, they wanted to know if apartments, condominiums and commercial space would be included in the redeveloped Sunset Terrace, whether stand-alone commercial would be part of the plans for a redeveloped Sunset Terrace and if there would be opportunities to buy commercial space there.

Response: Responses were provided at the meeting indicating that multiple options would be reviewed in the EIS for redevelopment of the Sunset Terrace property. The Sunset Terrace/RHA redevelopment plan includes a vibrant, mixed-income community (including low- and middle-incomes) on the existing Sunset Terrace site. Redevelopment plans includes 1:1 replacement of all family affordable housing units that exist within Sunset Terrace. Some units would be replaced on the Sunset Terrace site and some within the larger Sunset Area Planned Action Study Area. Zoning in the Sunset Terrace allows for ground floor retail with residential above. This mixed-use development type is a component of the anticipated redevelopment studied in the EIS, but not stand-alone commercial. RHA also plans development of other RHA-owned properties within the larger Sunset Planned Action Study Area.

New Commercial Development

Question/Comments: Several questions or comments were received at the meeting relating the commercial development anticipated under the alternatives reviewed in the EIS. One commenter described the relationship of higher density development within the study area encouraging new retail development and reducing traffic impacts. Meeting attendees asked about what types of employment would be anticipated in the study area, and whether or not job estimates provided at the meeting included construction jobs.

Response: Answers were provided at the meeting stating that anticipated employment was based on commercial uses allowed within the existing zoning, which include retail, commercial, small offices, and non-profits, among other uses allowed. Big-box retail is not allowed within existing zoning. The employment numbers studied in the EIS alternatives are area-wide numbers, and do not include temporary construction jobs. Temporary construction jobs would be in addition to the jobs considered in the EIS.

Low Income Housing

Question/Comments: Meeting participants were interested in knowing where existing low-income residents would move to, and whether there would be additional low-income housing for those interested in expanding Section 8 housing within the study area.

Response: Answers provided at the meeting indicated that RHA will create a relocation plan for all residents in which each resident is contacted. RHA indicated that replacement housing will be as good as or better than existing units. The 1:1 replacement of affordable housing units at Sunset Terrace would include replacement of the existing affordable housing units within both the existing Sunset Terrace Redevelopment Study Area and within the larger Sunset Area Planned Action Study Area. The EIS alternatives include market rate, affordable and public housing replacement units for the redevelopment of Sunset Terrace. The City's existing zoning regulations includes incentives for affordable housing.

Traffic Safety and Transportation Infrastructure Plans

Question/Comments: Meeting participants expressed concerns about traffic safety in the Sunset Area Planned Action study area. They indicated that traffic has increased over the years and safety has decreased. Commenters indicated that they would like the Study Area to be safe for pedestrians, calling out the corner of 12th Street and Harrington Avenue NE as particularly bad, with safety issues exacerbated by large numbers of kids crossing the street at this location. Others commented on cars avoiding left turns because of traffic safety causing additional traffic issues. Meeting participants asked the City to comment on traffic safety and pedestrian improvements in the study area.

Response: Responses provided at the meeting indicated that the EIS alternatives look at physical improvements to transportation infrastructure in the study area. Transportation infrastructure and improvements, including both vehicular and pedestrian modes of transportation. In terms of addressing left turns, Sunset Boulevard improvements included in the EIS alternatives will look at access management options that address both local access as well as state highway design needs. In addition, the alternatives also address police and fire impacts.

Sunset Boulevard Improvements

Question/Comments: Meeting participants provided comments on proposed Sunset Boulevard improvements being considered in the EIS. Interest was expressed in providing one or more pedestrian bridges over Sunset Boulevard that would connect commercial areas and transit stops on either side of the street. In addition, residents complained that existing trees along Sunset Boulevard were overgrown, break up the sidewalk and block stormwater catch-basins. Meeting participants indicated that any new trees planted would need to be smaller tree species, and that a commitment would be needed to maintain planted landscaping. Meeting participants also indicated an interest in providing easy pedestrian access between the Planned Action Study Area and Gene Coulon Park located to the west along Lake Washington.

Response: Within the Sunset Area Planned Action Study Area, pedestrian improvements are planned along NE Sunset Boulevard as well as along other neighborhood roads. Intersection improvements are intended to respond to the need for better north-south connections. Sidewalk and drainage improvements are also planned. The City has plans for a pedestrian connection between Renton Highlands Urban Center and the Downtown Urban Center North in the vicinity of the Landing that is in proximity to Lake Washington and Gene Coulon Park.

Police Enforcement of Traffic on Sunset Boulevard

Question/Comment: Meeting participants indicated an interest in seeing more police enforcement of traffic on Sunset Boulevard.

Response: A response provided at the meeting indicated that citizens can contact the Renton Police Department directly to request targeted traffic enforcement for a specified location and time of day.

Funding Sources/Financial Analysis for Projects

Question/Comment: A meeting participant asked if there is any analysis of funding sources such as bonds, in the EIS. Another meeting participant asked where the money would come from to implement projects described in the EIS.

Response: Responses were provided at the meeting indicated that projects included in the EIS are designed to attract funding sources. An analysis of funding sources is not part of the environmental analysis process, though this type of analysis will occur separately in order to help achieve the City's vision for the study area.

King County Library Improvements

Question/Comment: A meeting participant noted that Renton voters approved King County Library annexation and the Highlands Branch of the public library will be rebuilt.

Response: Alternatives studied in the EIS assume the Highlands Branch of the King County Library System will be rebuilt and relocated, some in the neighborhood and some in the Potential Sunset Terrace Redevelopment Subarea in particular.

Written Comments

In addition to comments received at the September 1, 2010 Open House, the City of Renton received the following written comments during the August 13 to October 18, 2010 comment period:

King County Metro: Transit Service and Facilities

King County Metro staff commented via a September 30, 2010 email on transit service within the study area:

The project area is served by Routes 240 and 909. Route 909 serves two bus stops along Harrington, and Route 240 operates along Sunset Blvd. Route 240 provides frequent service between Renton and Bellevue via the Renton Highlands, so, the redevelopment should be well served by transit. Other routes in the greater Renton Highlands area are the 105, 111 and 908.

The two bus stops on Harrington could use additional 10 ft. X 4 ft. ADA [Americans with Disabilities Act] landing area at the back of the sidewalk. Please contact LG Hahn, Transit Planner, at 206-684-1725, lg.hahn@kingcounty.gov, to discuss.

The current Metro bus routes will be addressed in the EIS. The alternatives include transit and non-motorized improvements to NE Sunset Boulevard. Comments regarding bus stops on Harrington Avenue NE will be considered.

United States Environmental Protection Agency (USEPA), Region 10

The US EPA provided a letter dated October 18, 2010 to the City, and these are summarized in Table 1 together with responses. A copy of the full letter is provided in Attachment C.

Table 1. USEPA Comments and Responses

Summary of Comment	Response
The City’s website and particularly the scoping document are particularly useful and exemplary of an effective scoping approach.	The comment is noted.
<p>Redevelopment of Sunset Terrace into a healthy, livable, affordable, viable and green community would be consistent with HUD-DOT-EPA Interagency Partnership for Sustainable Communities’ six livability principles:</p> <ul style="list-style-type: none"> • Provide more transportation choices; • Promote equitable, affordable housing; • Enhance economic competitiveness; • Support existing communities; • Coordinate and leverage federal policies and investment; and, • Value communities and neighborhoods. 	The comment is noted. The City and RHA intend to apply for future federal funding to help revitalize the Sunset Area Community.
<p>Range of Alternatives: Environmental impacts may be as much a function of planning concepts (building height and massing, open space, topography, connections/edges, circulation, land use) as it is a function of the intensity and density of redevelopment. Varying the location and type of public investment as well as anticipating different levels of private investment is a reasonable approach for these complex issues.</p>	The comment is noted. The project description in the EIS addresses the planning concepts and the different levels of investment and private redevelopment.
<p>Phased Approach: Temporary impacts are generally those occurring 5 years or less. Consideration should be given to long-term social, economic, and environmental impacts including mitigation.</p>	In addition to reviewing the short-term action of the Sunset Terrace public housing community redevelopment, a 20-year look at redevelopment in the neighborhood is also being considered in the EIS.
<p>Air Toxics: Discuss the cancer and non-cancer health effects associated with diesel exhaust (mobile source air toxics or MSAT). Identify sensitive receptors including parks, schools, hospitals, day care centers, etc. Disclose locations where emissions could increase near sensitive receptors. Assess or account for (qualitative or modeled depending on severity) factors that could influence degree of adverse impacts to human health. Hotspot analysis for receptor locations for air toxics and particulate matter. Commit to air quality construction mitigation measures.</p>	<p>The EIS will include an air quality analysis. Air quality construction mitigation measures will be addressed in the EIS.</p> <p>The EIS will qualitatively describe the potential for MSAT emissions and potential health effects. The study area is not near any major industrial facilities that emit large amounts of toxic air pollutants. Existing traffic on N.E. Sunset Boulevard includes only 2% heavy diesel vehicles, which is typical of commercial arterials.</p>
<p>Indoor Air: Encourage Renton to integrate lessons learned at High Point in Seattle regarding the Breathe Easy Project.</p>	The EIS will include an air quality analysis. The City will explore measures to improve indoor air quality. Grant programs such as the Breathe-Easy Homes program could provide funding to foster construction methods that reduce dust, mold, and air toxics concentrations in the homes.

Summary of Comment	Response
<p>Legacy Pollutants: Disclose the findings of any relevant legacy pollutant studies; as appropriate, conduct Phase I and Phase II environmental site assessments.</p>	<p>The EIS will address environmental health based on a records search for the Planned Action Study Area. In addition, a Phase I site assessment was completed on one vacant property that is part of the Potential Sunset Terrace Redevelopment Subarea.</p> <p>Based on criteria provided in the HUD Guidance, and information collected to date, the Proposed Sunset Terrace Redevelopment Area (i) is not listed on an EPA Superfund National Priorities or CERCLA List, or equivalent State list; (ii) is not located within 3,000 feet of a toxic or solid waste landfill site; (iii) does not have an underground storage tank (which is not a residential fuel tank); and (iv) is not known or suspected to be contaminated by toxic chemicals or radioactive materials.</p>
<p>Health Impact Assessment: Projects that have the potential to substantially affect social, economic; and/or environmental conditions within communities may benefit from a Health Impact Assessment (HIA), or, at least, elements of HIA.</p>	<p>The proposal includes elements intended to improve the health of residents including improved non-motorized facilities, mixed use land uses, open space, and other features. The EIS addresses socioeconomics, transportation, and public services. The City will consider whether elements of a HIA, such as a policy level or qualitative analysis would also be helpful to decision-makers and the public.</p>
<p>303(d) listed waters and total maximum daily loads: Identify waterbodies likely to be impacted by the project. If there are 303(d) listed water bodies in the project area, the EIS must disclose information regarding TMDL's. There should not be degradation of where water quality standards are being met.</p>	<p>The EIS will address water resources focusing on downstream water bodies outside the study area, as there are no water bodies inside the study area. The status of water bodies in terms of 303(d) listed waters and TMDL's will be disclosed.</p>
<p>Predevelopment Hydrology: Designing for predevelopment hydrology may be an effective water quality management strategy for the project.</p>	<p>The EIS will address stormwater drainage. The study area is highly developed and contains a constructed drainage system. The EIS will address alignment of future development with the City's stormwater code and the potential for green infrastructure where feasible. It should be noted that the City meets National Pollutant Discharge Elimination System Phase II requirements.</p>
<p>Transportation: Integrating enhancements for public transportation, bicycles and pedestrians as well as capacity for vehicles is consistent with quality urban design, increases clean and efficient transportation options and promotes health living. The City is interested in integrated and multi-modal strategies. To assess/inform the sustainability of transportation designs consider performance metrics (e.g. CH2MHill's Greenroads,</p>	<p>Multimodal transportation systems will be addressed in the Transportation section of the EIS. The City has adopted a complete streets ordinance, and concepts will be addressed in the EIS.</p>

Summary of Comment	Response
and ICF’s “Scoring Smart Growth Streets Literature Review – Findings” as well as others.)	
Urban Forest Restoration: EIS should compare how different redevelopment alternatives, design guidelines, mitigation measures would impact reaching goals for urban forest restoration.	Urban habitat conditions including tree canopy will be addressed in the plants and animals section of the EIS.
Threatened and Endangered Species: The EIS should address endangered, threatened, and candidate, plant and animal species under ESA [Endangered Species Act]. If relevant, a biological assessment and/or a description of the ESA Section 7 consultation with USFWS and NOAA fisheries should be included.	The EIS will address plant and animal species under ESA and under City critical area regulations. As an urban area without presence of water bodies, no effects within the study area are anticipated. Analysis of receiving streams outside the study area will be addressed in the EIS.
Invasive Species: Ground disturbing activities create opportunity for establishment of non-native species. Encourage re-vegetation with native species.	There is no ruderal vegetation in the study area. Nevertheless, discussion of invasive species will be addressed. Opportunities for native vegetation such as on green street connections can be addressed qualitatively.
Land Use/Urban Agriculture: Recommend that the City consider urban agriculture and its potential benefits in the EIS. Identify current and future extent of urban agriculture, economic and social contributions of urban agriculture, and an urban agricultural plan.	The Sunset Terrace public housing development creates opportunities for parks and open space activities which may include community gardens. The City will consider this activity in the alternatives as appropriate. The City Parks Division is pursuing funding and researching community garden sites for the neighborhood, including in Sunset Terrace public housing community.
Energy, Climate Change, and Greenhouse Gases: Recommend that entities take voluntary action to mitigate GHG emissions. Encourage efforts to mitigate embodied, operational, and transportation carbon impacts. In addition to use of the King County GHG worksheet consider additional guidance such as from the Council on Environmental Quality’s October 6, 2010 guidance.	The EIS will address energy and greenhouse gas emissions.
Environmental Justice: Actions should be taken to conduct adequate public outreach and participation to tribes, minority and low income populations. Describe efforts taken to inform the community, identify low income and minority communities, disclose what was heard from the community about the project during public participation sessions, address whether impacts are likely to occur and to whom, describe how public input is incorporated into decisions about the project. Propose mitigation measures.	The EIS will include a section on Environmental Justice. The City’s public participation plan and City and RHA efforts, past and present, to inform all members of the community will be described. Mitigation measures to reduce impacts will be described as appropriate.
Tribal Consultation: Government-to-government consultation with federally recognized Indian tribal governments is legally required. EPA recommends that lead agencies consult with the potentially	Tribes were notified through the scoping notices and also through the Section 106 consultation process (e.g. letter regarding the area of potential effect). Tribes will be notified through the notice

Summary of Comment	Response
affected tribes specific to their interests and concerns.	of availability of the Draft EIS.
Cultural Resources: NEPA requires that effects on cultural resources be considered in judging the significance of environmental effects. Section 106 consultation is required prior to a FONSI or ROD.	The EIS will address cultural resources. Section 106 consultation is being conducted as part of the environmental review process.

Attachment A

Scoping Notices and Scoping Document



Determination of Significance and Request for Comments on the Environmental Impact Statement (EIS) Scope

File Number LU10-052

Description of the Proposal

Proposed Sunset Terrace Redevelopment. The project includes redevelopment of the Sunset Terrace public housing community, a Renton Housing Authority property of approximately 100 existing units in 50-year old, two story structures, located at the intersection of Sunset Boulevard and Harrington Avenue NE on approximately eight acres. The Renton Housing Authority also owns another approximately three acres of vacant land along Edmonds Avenue NE, Glenwood Avenue NE, and Sunset Lane NE and intends to purchase additional property adjacent to Sunset Terrace along Harrington Avenue NE for housing and associated services. Conceptual plans propose redevelopment of Sunset Terrace and adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. It is expected that, with the Sunset Terrace property and associated properties owned or purchased by Renton Housing Authority, up to 200 additional new affordable housing units and potentially 300 new moderate income to market rate housing units could be created. There would be a 1-to-1 unit replacement for all 100 existing public housing units. Public amenities would be integrated with the residential development and may include the following: a community gathering space or “Third Place”; a new recreation/community center; a new public library; a new park/open space; retail shopping and commercial space; and/or green infrastructure.

Adjacent Area. As a result of the Sunset Terrace redevelopment, it is expected that private redevelopment in the neighborhood will be catalyzed. Supporting both Sunset Terrace and neighborhood redevelopment will be civic investments including: planned or anticipated upgrades to Sunset Boulevard (SR 900) and other local streets, stormwater drainage systems, parks and recreation facilities, education facilities, and a new public library. Sunset Terrace’s redevelopment provides the opportunity to evaluate the neighborhood as a whole and determine what future land use redevelopment is possible and what public service and infrastructure improvements should be made in order to make this a more vibrant and attractive community for residents, businesses and property owners. The EIS will address Sunset Terrace area redevelopment as well as neighborhood redevelopment and supporting services and infrastructure improvements.

SEPA Planned Action. The City is also proposing to adopt a Planned Action Ordinance for the neighborhood including Sunset Terrace. A Planned Action Ordinance, if adopted pursuant to WAC 197-11-164 to 172, would indicate that the completed EIS adequately addresses significant impacts of the proposed action, and that future projects consistent with the analyzed projects and parameters of the Planned Action Ordinance would not require future SEPA threshold determinations or EISs. Therefore, comment during this Scoping period is encouraged.

Proponent

Renton Housing Authority, Sunset Terrace area redevelopment, and City of Renton, private neighborhood redevelopment and public service and infrastructure improvements.

Location of proposal

Sunset Terrace is generally bounded by Sunset Lane NE and Glenwood Avenue NE on the north, NE 10th Street on the east, NE Sunset Boulevard on the south, and Edmonds Avenue NE on the west.

The proposed planned action neighborhood study area is generally bounded by NE 21st Street on the north, Monroe Avenue NE on the east, NE 7th Street on the south, and Edmonds Avenue NE.

Lead agency for SEPA and NEPA Compliance

City of Renton

EIS Required

The lead agency has determined this proposal may have a significant adverse impact on the environment. An environmental impact statement (EIS) is required and will be prepared under the State Environmental Policy Act and implementing regulations (RCW 43.21C.030 (2)(c), WAC 197-11) and the National Environmental Policy Act and US Department of Housing and Urban Development (HUD) implementing regulations (42 USC 4321, 24 CFR 58). Materials indicating likely environmental impacts can be reviewed at the City's website or at City offices; see Contact Person below.

This EIS will be a joint SEPA/NEPA document, intended to satisfy requirements of both state and federal environmental statutes. Through Federal legislative authorization, the City of Renton has assumed responsibility for compliance with NEPA (40 CFR 1508.12) and the related Federal laws and authorities that would otherwise apply to the HUD. Pursuant to SEPA, the City of Renton is the lead agency for the proposed action. This combined SEPA/NEPA EIS scoping notice is being published to achieve efficient documentation and coordination of notices and pertinent meetings. A NEPA Notice of Intent to Prepare an EIS will also be published in the Federal Register.

Alternatives: The alternatives to be considered by the lead agency will include the proposed action, a no action alternative, and a redevelopment alternative to the proposed action. The redevelopment alternative will be finalized after the scoping meeting and conclusion of the comment period. It may address alternative land use mixes, infrastructure options, or other features.

EIS Issues: The lead agency has preliminarily identified the following areas for discussion in the EIS: aesthetics; air quality, including greenhouse gas emissions; earth; energy; environmental health; environmental justice; historic/cultural resources; housing; land use; noise; parks and recreation; plants and animals; public services, including public education, safety, health, and social services; socioeconomics, including demographic, employment, and displacement; transportation; utilities, including wastewater, stormwater, water supply, telecommunication, natural gas, power, electrical; and water resources, including groundwater and surface water.

Scoping

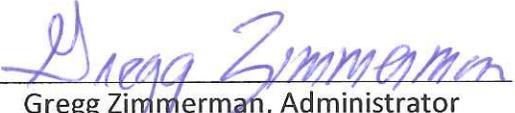
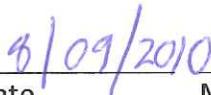
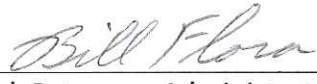
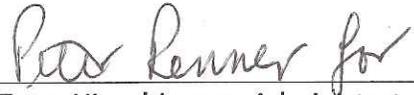
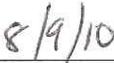
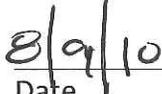
Agencies, affected tribes, and members of the public are invited to comment on the scope of the EIS. You may comment on alternatives, mitigation measures, probable significant adverse impacts, and licenses or other approvals that may be required.

Submit written comments on or before **5 p.m. September 13, 2010**. Send written comments to the Contact Person listed below.

A scoping meeting will be held on **September 1, 2010 at 6:00 p.m.** at the Highlands Neighborhood Center, 800 Edmonds Ave NE, Renton, WA 98056. Written and oral comments will be taken at this meeting.

Responsible Official

City of Renton Environmental Review Committee (ERC)

 Gregg Zimmerman, Administrator Public Works Department	 Date	 Mark Peterson, Administrator Fire & Emergency Services	 Date
 Terry Higashiyama, Administrator Community Services Department	 Date	 Alex Pietsch, Administrator Department of Community & Economic Development	 Date

Publication Date: August 13, 2010

Date of Decision: August 9, 2010

Contact Person

For more information, see the project website at: sunsetarea.rentonwa.gov, or please contact:

Erika Conkling, AICP
Senior Planner
City of Renton Department of Community and Economic Development
1055 S. Grady Way
Renton, WA 98057
(425)430-6578 voice (425)430-7300 fax
econkling@rentonwa.gov

Appeal

You may appeal this determination of significance pursuant to SEPA to the Renton Hearing Examiner by 5:00 p.m. on August 27, 2010 pursuant to RMC 4-8-110.E. You should be prepared to make specific factual objections. Contact the "Contact Person" above to read or ask about the procedures for SEPA appeals.

SUNSET PLANNED ACTION/ EIS
FILE NUMBER: LU10-052

DEPARTMENT OF HOMELAND SECURITY**Federal Emergency Management Agency**

[Internal Agency Docket No. FEMA-1932-DR; Docket ID FEMA-2010-0002]

Kansas; Amendment No. 2 to Notice of a Major Disaster Declaration

AGENCY: Federal Emergency Management Agency, DHS.

ACTION: Notice.

SUMMARY: This notice amends the notice of a major disaster declaration for the State of Kansas (FEMA-1932-DR), dated August 10, 2010, and related determinations.

DATES: *Effective Date:* September 7, 2010.

FOR FURTHER INFORMATION CONTACT: Peggy Miller, Office of Response and Recovery, Federal Emergency Management Agency, 500 C Street, SW., Washington, DC 20472, (202) 646-3886.

SUPPLEMENTARY INFORMATION: The Federal Emergency Management Agency (FEMA) hereby gives notice that pursuant to the authority vested in the Administrator, under Executive Order 12148, as amended, William J. Doran III, of FEMA is appointed to act as the Federal Coordinating Officer for this disaster.

This action terminates the appointment of Michael R. Scott as Federal Coordinating Officer for this disaster.

The following Catalog of Federal Domestic Assistance Numbers (CFDA) are to be used for reporting and drawing funds: 97.030, Community Disaster Loans; 97.031, Cora Brown Fund; 97.032, Crisis Counseling; 97.033, Disaster Legal Services; 97.034, Disaster Unemployment Assistance (DUA); 97.046, Fire Management Assistance Grant; 97.048, Disaster Housing Assistance to Individuals and Households in Presidentially Declared Disaster Areas; 97.049, Presidentially Declared Disaster Assistance—Disaster Housing Operations for Individuals and Households; 97.050, Presidentially Declared Disaster Assistance to Individuals and Households—Other Needs; 97.036, Disaster Grants—Public Assistance (Presidentially Declared Disasters); 97.039, Hazard Mitigation Grant.

W. Craig Fugate,

Administrator, Federal Emergency Management Agency.

[FR Doc. 2010-23332 Filed 9-16-10; 8:45 am]

BILLING CODE 9111-23-P

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

[Docket No. FR-5443-N-01]

Notice of Intent To Prepare a Draft Environmental Impact Statement for the Sunset Area Community, City of Renton, WA

AGENCY: Office of the Assistant Secretary for Community Planning and Development, HUD.

ACTION: Notice.

SUMMARY: The Department of Housing and Urban Development (HUD) gives notice to the public, agencies, and Indian tribes that the City of Renton, WA, intends to prepare an Environmental Impact Statement (EIS) for the redevelopment of the Sunset Terrace public housing community and associated neighborhood revitalization. Pursuant to the authority granted by section 26 of the U.S. Housing Act of 1937 (42 U.S.C. 1437x) in connection with projects assisted under section 9 of that Act (42 U.S.C. 1437g), the City of Renton has assumed responsibility for compliance with the National Environmental Policy Act (NEPA) (42 U.S.C. 4321) in accordance with 24 CFR 58.1 and 58.4, and as the lead agency for compliance with the Washington State Environmental Policy Act (SEPA, RCW 43.21C), will perform the joint environmental review. This notice is in accordance with regulations of the Council on Environmental Quality at 40 CFR parts 1500-1508. All interested Federal, State, and local agencies, Indian tribes, groups, and the public are invited to comment on the scope of the EIS. If you are an agency with jurisdiction by law over natural or other public resources affected by the project, the City of Renton needs to know what environmental information germane to your statutory responsibilities should be included in the EIS.

ADDRESSES: Comments relating to the scope of the EIS are requested and will be accepted by the contact person listed below until October 18, 2010. Any person or agency interested in receiving a notice and wishing to make comment on the Draft EIS should contact the persons listed below.

FOR FURTHER INFORMATION CONTACT: The primary contact is Erika Conkling, AICP, Senior Planner, City of Renton Department of Community and Economic Development, 1055 S. Grady Way, Renton, WA 98057, 425-430-6578 (voice) 425-430-7300 (fax), or e-mail: ekonkling@rentonwa.gov. An alternative contact is Mark Santos-Johnson, Senior Economic Development Specialist, City

of Renton Department of Community & Economic Development, 425-430-6584 (voice), msantosjohnson@rentonwa.gov, available at the same address and fax number listed above.

Public Participation: The public will be invited to participate in the review of the Draft EIS. Release of the Draft EIS will be announced through public mailings as well as the local news media.

SUPPLEMENTARY INFORMATION:**Project Name and Description**

The primary proposal is redevelopment of the Sunset Terrace public housing community, a Renton Housing Authority property of approximately 100 existing units in 50-year old, two story structures, located at the intersection of Sunset Boulevard and Harrington Avenue on approximately eight acres. The Renton Housing Authority also owns another approximately 3 acres of vacant land along Edmonds Avenue, NE., Glenwood Avenue, NE., and Sunset Lane, NE., and intends to purchase additional property adjacent to Sunset Terrace along Harrington Avenue NE. for housing and associated services. Sunset Terrace was developed in approximately 1960 though the rest of the neighborhood largely developed between the 1940s and 1970s. Conceptual plans propose redevelopment of Sunset Terrace and adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. It is expected that with the Sunset Terrace property and associated properties owned or purchased by Renton Housing Authority, that up to 200 additional new affordable housing units and potentially 300 new moderate income to market rate housing units could be created. There would be a 1-to-1 unit replacement for all 100 existing public housing units. Public amenities would be integrated with the residential development and may include the following: a community gathering space or "Third Place"; a new recreation/community center; a new library; a new park/open space; retail shopping and commercial space; and/or green infrastructure.

As a result of the Sunset Terrace redevelopment, it is expected that private redevelopment in the neighborhood will be catalyzed. Supporting both Sunset Terrace and neighborhood redevelopment will be civic investments including: planned or anticipated upgrades to Sunset Boulevard (SR 900) and other local streets, stormwater drainage systems, parks and recreation facilities,

education facilities, and a new public library. The Sunset Area contains many public amenities and publicly-owned parcels creating significant opportunities for partnership and integration of civil infrastructure improvements. The City of Renton has already undertaken significant effort to prioritize strategies for public investment in the Sunset Area through the work of the recently approved Sunset Area Community Investment Strategy.

Sunset Terrace's redevelopment provides the opportunity to evaluate the neighborhood as a whole and determine what future land use redevelopment is possible and what public service and infrastructure improvements should be made in order to make this a more vibrant and attractive community for residents, businesses and property owners. The EIS will address the primary proposal of the Sunset Terrace area redevelopment as well as evaluate secondary proposals such as neighborhood redevelopment and supporting services and infrastructure improvements.

The City of Renton is also proposing to adopt a Planned Action Ordinance pursuant to SEPA. A Planned Action Ordinance, if adopted, would not require future SEPA threshold determinations or EISs when future projects are consistent with EIS assumptions and mitigation measures.

Alternatives to the Proposed Action: The alternatives to be considered by the lead agency will include the proposed action, a no action alternative, and a redevelopment alternative to the proposed action. The redevelopment alternative will be finalized after conclusion of the scoping comment period. It may address alternative land use mixes, infrastructure options, or other features.

Probable Environmental Effects

The lead agency has preliminarily identified the following areas for discussion in the EIS: aesthetics; air quality, including greenhouse gas emissions; earth; energy; environmental health; environmental justice; historic/cultural resources; housing; land use; noise; parks and recreation; plants and animals; public services, including public education, safety, health, and social services; socioeconomic, including demographic, employment, and displacement; transportation; utilities, including wastewater, stormwater, water supply, telecommunication, natural gas, power, electrical; and water resources, including groundwater and surface water.

Lead Agency

This EIS will be a joint National Environmental Policy Act (NEPA) and Washington State Environmental Policy Act (SEPA) document intended to satisfy requirements of federal and state environmental statutes. In accordance with specific statutory authority and HUD's regulations at 24 CFR part 58, the City of Renton is authorized to assume responsibility for environmental review, decision-making, and action that would otherwise to apply HUD under NEPA, which includes NEPA lead agency responsibility.

Questions may be directed to the individuals named in this notice under the heading "For Further Information Contact."

Dated: August 23, 2010.

Mercedes Márquez,

Assistant Secretary for Community Planning and Development.

[FR Doc. 2010-23181 Filed 9-16-10; 8:45 am]

BILLING CODE 4210-67-P

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

[Docket No. FR-5375-N-36]

Federal Property Suitable as Facilities To Assist the Homeless

AGENCY: Office of the Assistant Secretary for Community Planning and Development, HUD.

ACTION: Notice.

SUMMARY: This Notice identifies unutilized, underutilized, excess, and surplus Federal property reviewed by HUD for suitability for possible use to assist the homeless.

DATES: *Effective Date: September 17, 2010.*

FOR FURTHER INFORMATION CONTACT:

Kathy Ezzell, Department of Housing and Urban Development, 451 Seventh Street, SW., Room 7262, Washington, DC 20410; telephone (202) 708-1234; TTY number for the hearing- and speech-impaired (202) 708-2565, (these telephone numbers are not toll-free), or call the toll-free Title V information line at 800-927-7588.

SUPPLEMENTARY INFORMATION: In accordance with the December 12, 1988 court order in *National Coalition for the Homeless v. Veterans Administration*, No. 88-2503-OG (D.D.C.), HUD publishes a Notice, on a weekly basis, identifying unutilized, underutilized, excess and surplus Federal buildings and real property that HUD has reviewed for suitability for use to assist the homeless. Today's Notice is for the

purpose of announcing that no additional properties have been determined suitable or unsuitable this week.

Dated: September 9, 2010.

Mark R. Johnston,

Deputy Assistant Secretary for Special Needs.

[FR Doc. 2010-22918 Filed 9-16-10; 8:45 am]

BILLING CODE 4210-67-P

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

[Docket No. FR-5442-N-01]

Notice of Single Family Loan Sale (SFLS 2010)

AGENCY: Office of the Assistant Secretary for Housing—Federal Housing Commissioner, HUD.

ACTION: Notice of sale of mortgage loans.

SUMMARY: This notice announces HUD's intention to sell certain unsubsidized single family mortgage loans, without Federal Housing Administration (FHA) mortgage insurance, in a competitive, sealed bid sale (SFLS 2010). This notice also generally describes the bidding process for the sale and certain persons who are ineligible to bid.

DATES: The Bidder's Information Package (BIP) was made available to qualified bidders on August 31, 2010. Bids for the loans must be submitted on the bid date, which is currently scheduled for September 22, 2010. HUD anticipates that award(s) will be made on or about September 22, 2010 (Award Date).

ADDRESSES: To become a qualified bidder and receive the BIP, prospective bidders must complete, execute, and submit a Confidentiality Agreement and a Qualification Statement acceptable to HUD. Both documents will be available on the HUD Web site at <http://www.hud.gov/offices/hsg/comp/asset/sfam/sfls.cfm>.

Please mail and fax executed documents to HUD's Asset Sales Office: Asset Sales Office, United States Department of Housing and Urban Development, 451 7th Street, SW., Room 3136, Washington, DC 20410, Attention: Single Family Sale Coordinator, Fax: 202-708-2771.

FOR FURTHER INFORMATION CONTACT: John Lucey, Deputy Director, Asset Sales Office, Room 3136, Department of Housing and Urban Development, 451 Seventh Street, SW., Washington, DC 20410-8000; telephone 202-708-2625, extension 3927. Hearing- or speech-impaired individuals may call 202-708-4594 (TTY). These are not toll-free numbers.



Sunset Area Community EIS Scoping Document

The City of Renton, in cooperation with the Renton Housing Authority, intends to issue an Environmental Impact Statement (EIS) addressing future redevelopment of the Sunset Area Community. This EIS will be a joint State Environmental Policy Act/ National Environmental Policy Act (SEPA/NEPA) document, intended to satisfy requirements of state and federal environmental statutes. Through Federal legislative authorization, the City of Renton has assumed responsibility for compliance with NEPA (40 CFR 1508.12) and the related Federal laws and authorities that would otherwise apply to the US Department of Housing and Urban Development (HUD). Pursuant to SEPA, the City of Renton is the lead agency for the redevelopment and infrastructure proposal detailed below.

The purpose of this document is to present background information and proposed environmental topics to be included in the EIS under preparation for the Sunset Area Community. This document presents the proposal, a description of the EIS topics, and how the City intends to solicit comments. A scoping notice issued by the City of Renton on August 13, 2010 should be read in conjunction with this scoping document. Scoping Notices are available on the City of Renton website (www.rentonwa.gov) or by contacting the Contact Person listed below.

Background

What is the Proposal?

The proposal is to redevelop the Sunset Terrace public housing community, encourage neighborhood redevelopment, and implement public service and infrastructure improvements.

Proposed Sunset Terrace Redevelopment. The project includes redevelopment of the Sunset Terrace public housing community, a Renton Housing Authority property of approximately 100 existing units in 50-year old, two story structures, located at the intersection of Sunset Boulevard and Harrington Avenue NE on approximately eight acres. The Renton Housing Authority also owns another approximately three acres of vacant land along Edmonds Avenue NE, Glenwood Avenue NE, and Sunset Lane NE and intends to purchase additional property adjacent to Sunset Terrace along Harrington Avenue NE for housing and associated services. Conceptual plans propose redevelopment of Sunset Terrace and adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. It is expected that, with the Sunset Terrace property and associated properties owned or purchased by Renton Housing Authority, up to 200 additional new affordable housing units and potentially 300 new moderate income to market rate housing units could be created. There would be a 1-to-1 unit replacement for all 100 existing public housing units. Public amenities would be integrated with the residential development and may include the following: a community gathering or "Third Place"; a new recreation/community center; a new

public library; a new park/open space; retail shopping and commercial space; and/or green infrastructure.

Adjacent Area. As a result of the Sunset Terrace redevelopment, it is expected that private redevelopment in the neighborhood will be catalyzed. Supporting both Sunset Terrace and neighborhood redevelopment will be civic investments including: planned or anticipated upgrades to Sunset Boulevard (SR 900) and other local streets, stormwater drainage systems, parks and recreation facilities, education facilities, and a new public library. Sunset Terrace's redevelopment provides the opportunity to evaluate the neighborhood as a whole and determine what future land use redevelopment is possible and what public service and infrastructure improvements should be made in order to make this a more vibrant and attractive community for residents, businesses and property owners. The EIS will address Sunset Terrace area redevelopment as well as neighborhood redevelopment and supporting services and infrastructure improvements.

SEPA Planned Action. The City is also proposing to adopt a Planned Action Ordinance pursuant to the State Environmental Policy Act (SEPA). A Planned Action Ordinance, if adopted, would not require future SEPA threshold determinations or EISs when future projects are consistent with the Sunset Area Community EIS assumptions and mitigation measures.

What is the study area?

Sunset Terrace is generally bounded by Sunset Lane NE and Glenwood Avenue NE on the north, NE 10th Street on the east, NE Sunset Boulevard on the south, and Edmonds Avenue NE on the west. The proposed planned action neighborhood study area is generally bounded by NE 21st Street on the north, Monroe Avenue NE on the east, NE 7th Street on the south, and Edmonds Avenue NE.

What is an Environmental Impact Statement (EIS)?

An EIS is an informational document intended to allow for citizen and agency comment and assist agencies make informed choices about proposals. An EIS contains descriptions and analysis of:

- The proposed action and alternative actions
- Existing conditions of the built and natural environment (i.e., the affected environment or setting)
- Impacts to the built and natural environment that may occur if the proposed action or an alternative action were implemented (direct, indirect, and cumulative)
- Mitigation measures to reduce or eliminate impacts of the proposed action, and
- Summaries of impacts found to be significant, unavoidable, and adverse (meaning residual impacts of the proposed action despite mitigation measures).

What is a Planned Action?

The Planned Action designation by a jurisdiction reflects a decision that adequate environmental review has been completed and further environmental review under SEPA, for each specific development proposal or phase, will *not* be necessary if it is determined that each proposal or phase is consistent with the development levels and mitigation measures specified in a Planned Action Ordinance. Although future proposals that qualify as Planned Actions would not be subject to additional SEPA review, they would be subject to application notification and permit process requirements. Because a Planned Action is contemplated for the Sunset Area Community proposals, public comment during the EIS process is encouraged.

What is scoping?

Scoping is a process intended to ensure that the EIS focuses on and addresses all relevant issues. The City is required to notify agencies, tribes, and the public when an EIS is under preparation and to solicit comments on the range of alternatives and impacts to be discussed in an EIS. Public comment is being solicited in a scoping process through September 13, 2010. See “How do I comment on the EIS” below.

What will the EIS study?

Elements of the Environment to Be Addressed

The City of Renton has identified the following areas for discussion in the EIS: aesthetics; air quality, including greenhouse gas emissions; earth; energy; environmental health; environmental justice; historic/cultural resources; housing; land use; noise; parks and recreation; plants and animals; public services, including public education, safety, health, and social services; socioeconomics, including demographic, employment, and displacement; transportation; utilities, including wastewater, stormwater, water supply, telecommunication, natural gas, power, electrical; and water resources, including groundwater and surface water. More information is described below under “Environmental Topics.”

Conceptual Alternatives

The alternatives to be considered in the EIS will include the proposed action, a no action alternative, and a redevelopment alternative to the proposed action. The redevelopment alternative will be finalized after the scoping meeting and conclusion of the comment period. It may address alternative land use mixes, infrastructure options, or other features.

How do I comment on the EIS?

Public comment is being solicited in a scoping process through September 13, 2010 including written comments and a scoping meeting.

Send written comments to the contact person listed under “How can I get more information?”

A scoping meeting will be held on September 1, 2010 at 6:00 p.m. at the Highlands Neighborhood Center, 800 Edmonds Ave NE, Renton, WA 98056. Written and oral comments will be taken at this meeting.

The public will also be invited to comment during the comment period on the Draft EIS after it is published, and during a public hearing regarding the Planned Action. Notifications about the Draft EIS publication and public meetings and hearings will be made in accordance with adopted City procedures. Interested parties who sign up on mailing lists or contact the City with a request to receive notices will also receive notices. See “How can I get more information” below.

How can I get more information?

The City’s web site will have updated information on documents and public meetings – go to Renton’s website at: sunsetarea.rentonwa.gov. Check it often so you’ll know what’s happening. Or email or call our contact person.

Contact Person

Erika Conkling, AICP
Senior Planner
City of Renton Department of Community and Economic Development
1055 S. Grady Way
Renton, WA 98057
(425)430-6578 voice (425)430-7300 fax
econkling@rentonwa.gov

Environmental Topics

Potential Environmentally Significant Issues

The following is a summary of the elements of the environment that have been identified as being potentially impacted by the proposal, and therefore, will be addressed in the EIS. Impacts, mitigation measures, and impacts that cannot be mitigated will be identified in the EIS.

Topic	Proposed Environmental Analysis Approach
Earth	Describe the geologic setting and simplified geologic character of the study area. Rely primarily on narrative description using soils reports from recent constructed projects – public and private. Conduct a limited field surface assessment of the Sunset Terrace site. Discuss the degree and nature of potential soil/geotechnical impacts encouraged by the proposal and alternatives.
Air	<p>Prepare an analysis of air quality and greenhouse gas emissions. Determine if the proposal and alternatives would result in additional air pollutant emissions. Summarize existing air quality conditions and compare growth levels and potential Vehicle Miles Traveled (VMT) based on the transportation model.</p> <p>Prepare a focused review of greenhouse gas emissions using the King County greenhouse gas emissions worksheet to determine the potential for alternatives to reduce greenhouse gas emissions compared with dispersed development patterns.</p>
Water	Assess current conditions and potential impacts regarding groundwater and surface water. Describe change in impervious surfaces and water quantity and quality taking into account current surface water, drainage, and soils conditions, proposed drainage master plan, and low impact development techniques.
Plants and Animals	<p>Since the study area is largely developed the primary topics to be addressed are water quality and runoff effects on adjacent natural systems outside of the study area. Review available information and conduct limited site reconnaissance visits of the Sunset Terrace sites. (No habitat or wetland surveys or assessments will be conducted.) Prepare a technical report that: describes the existing conditions for wildlife habitat, habitat features, and potential use by Federal or State listed threatened, endangered, candidate, or priority species. Summarize existing City and state inventories and contacts with representatives from other agencies that may have wildlife information relative to the study area. Describe application of federal state, and local regulations that apply. Assess the potential for proposed low impact development standards, regional drainage systems, and other features to minimize impacts. Document findings. It is anticipated that the conclusion for NEPA purposes will be a letter of no effect regarding federal listed species.</p>

Topic	Proposed Environmental Analysis Approach
Energy and natural resources	<p>Describe energy sources and consumption, changes in demand for energy as a result of the proposal and alternatives, and mitigation measures to reduce demand such as energy code requirements, proximity to transit services, etc. Estimate Sunset Terrace site-wide energy usage by direct space heating, electricity usage, and vehicle usage. Use the Energy Star Target Finder model to forecast baseline energy usage, natural gas consumption, electricity usage according to geographic area and facility type. Calculate vehicle-related energy consumption by considering project-specific VMT forecasts, which are based on the facility’s mixed-use land use goals. For a neighborhood level analysis, use the King County GHG spreadsheet to estimate energy usage and supplement it with estimates of vehicle-related fuel consumption. Evaluate potential energy reductions achievable by using more stringent energy codes and by adopting LEED energy-conservation design goals.</p>
Environmental health hazards	<p>Assess potential soils contamination in the study area based on contamination and cleanup data as available from the City, state and other readily available sources. Based on available information concerning historic land uses in the study area, identify the risk of potential contamination in the study area. Describe federal and state laws and specific mitigating measures to address potential contamination if found.</p>
Environmental justice	<p>Describe the potential of the proposal and alternatives to have a disproportionately high and adverse human health or environmental effects on minority and low-income populations and provide appropriate mitigation.</p>
Noise	<p>Describe the overall noise character of the study area based on existing uses, and for Sunset Terrace based on noise monitoring. Conduct 48-hour mid-week noise monitoring at one monitoring location (Sunset Terrace). As part of the noise monitoring conduct site visits to the Sunset Terrace site to identify site-specific noise sources such major roads, commercial facilities, and airports (addressing facilities within 15 miles).</p> <p>Review the FAA Part 150 Noise Compatibility Study for Renton Airport to evaluate how existing and future airport noise levels will affect the Sunset Terrace and the planned action area.</p> <p>Determine future noise levels based on U.S. Department of HUD Noise Assessment Guidelines and use of the traffic</p>

Topic	Proposed Environmental Analysis Approach
	<p>model volumes and other noise programs.</p> <p>Describe existing ambient noise levels and potential increases in noise levels due to increases in traffic. Describe mitigation measures such as the energy code and other noise abatement practices.</p>
Land use	<p>Assess land use compatibility including the proposed amount, types, scale and pattern of uses in comparison with the existing land use pattern and adjacent development.</p> <p>Analyze conformance with applicable federal, state, county, and local plans and regulations, such as the Renton Comprehensive Plans and Zoning/Development regulations.</p>
Housing	<p>Calculate the number of housing units that would be provided and those potentially eliminated, with estimates of housing type (attached, detached, etc.) and affordability (extremely low, very low, low income, etc.). Describe plans for replacement of current housing and relocation of the occupants including whether replacement facilities or housing units are available within the community or in nearby neighborhoods and effect of the relocation of families on these neighborhoods</p>
Aesthetics and Light and glare	<p>Use existing photos, maps, aerials, and text to describe the overall aesthetic character of the study area. Describe site and neighborhood character in terms of visual quality and coherence, character and design of existing buildings, and building height, bulk and scale. Using conceptual plans developed for the Sunset Terrace and other example developments indicative of zoning allowances, describe the degree and nature of changes due to the proposal and alternatives and potential effects on surrounding visual character, height and bulk, and shade/shadow.</p>
Recreation	<p>Address amount and type of designated and informal parks and recreational program opportunities in the vicinity, operators, and baseline of existing facility capacity and programs. Describe proximity of parks and recreation facilities to current and future residents. Determine who currently uses the facilities (youth, adults, seniors) and who may use the facilities in the future as a result of the proposal. Describe the demand for parks and recreation services, types of facilities/amenities that may be needed. Develop mitigation including opportunities to add parks and recreation facilities, or to address inter-agency</p>

Topic	Proposed Environmental Analysis Approach
	agreements to optimize available facilities.
Historic and cultural preservation	<p>Historic Resources: Conduct a literature search for the study area and vicinity to identify the presence of any known historic resources. Notify the Washington Department of Archaeology and Historic Preservation (DAHP) and affected tribes by letter about the project and the pending cultural resources investigation, as necessary, and invite them to participate and contribute information to the project. Conduct a reconnaissance-level historic resources survey of built environment resources 45 years of age or older on Sunset Terrace (approximately 31 buildings) and along SR 900 (one parcel deep, approximately 18 buildings). Inspect the integrity of these resources to evaluate their potential eligibility for listing in the National Register of Historic Places. Collect information about their architectural character and physical integrity of each resource, including photographs, and prepare a Washington Historic Property Inventory form for each resource surveyed.</p> <p>Archaeological Resources: Conduct a literature search and coordinate with agencies as described for historic resources. Conduct an archaeological survey limited to Sunset Terrace and SR 900 to identify previously recorded and/or unrecorded archaeological resources where ground-disturbing activities are expected to take place. Inspect the ground surface at Sunset Terrace to find exposed ground surface, any exposed cultural materials, and areas that have high probability for having buried deposits that could contain cultural materials. In areas where project-related ground-disturbance is expected, excavate shovel test pits to reveal the nature of the subsurface deposits and whether or not buried cultural materials are present. If required, selected probes will be made along SR 900 in readily accessible landscaped areas to confirm the area's disturbance and likely lack of resources. All probes will be backfilled upon completion. Any newly identified archaeological sites will be mapped, photographed, and recorded on Washington State Archeological Inventory forms.</p>
Socioeconomics	Address demographic character changes, present and future employment and income patterns, and potential displacement and relocation associated with the proposal and alternatives.
Transportation	Perform traffic analysis to determine roadway design

Topic	Proposed Environmental Analysis Approach
	parameters and potential traffic related environmental impacts. Prepare an operational analysis, and an assessment of safety, transit, non-motorized modes.
Public services	<p>Address the following services:</p> <ul style="list-style-type: none"> • Public Safety (police, fire, and emergency medical services) • Educational Facilities (K-12 schools, early childhood education) • Health Care (e.g. regular and emergency dental and medical care) • Social Services (e.g. family counseling centers, day care centers; services for senior citizens and the handicapped; nutrition centers, meals on wheels; income maintenance and man power programs, etc.). <p>Prepare a demand analysis based on population, housing, and employment estimates and service providers' adopted levels of service.</p>
Utilities	Describe current conditions and potential need for improved facilities as a result of growth and redevelopment for the following services, wastewater, stormwater, water supply, telecommunication, natural gas, power, and electrical.

Inapplicable Environmental Topics

The following topics referenced on NEPA or SEPA checklists or guidance documents are considered inapplicable to the Sunset Area Community:

- Agricultural Lands. The study area is highly urbanized and is not used for agricultural purposes.
- Flooding. The study area does not appear to contain any streams, and flood hazards have not been mapped by the Federal Emergency Management Agency.
- Coastal and shoreline issues. The study area is not located along shorelines.
- Airport Runway Clear Zone or Clear Zone Disclosure. The study area is not adjacent to the Renton Airport.
- Exposure to hazards from stationary aboveground storage tanks that contain materials of an explosive or flammable nature. At this time, above ground storage tanks are not located in the study area due to its residential and retail character.

Attachment B

Scoping Meeting Materials

SCOPING MEETING

SUNSET AREA PLANNED ACTION EIS



SEPTEMBER 1, 2010

CH2MHILL / ICF / Mithun



Welcome & Agenda

- Welcome and introductions
- EIS contents and background
- Proposals and alternatives
- How to provide comments





What is an EIS?

- An environmental impact statement (EIS) is:
 - An informational document
 - Allows residents, businesses, and other government agencies to comment on proposals and alternatives
- The Sunset Area Community Planned Action EIS is being prepared according to:
 - the National Environmental Policy Act (NEPA), and
 - the State Environmental Policy Act (SEPA)





What does an EIS contain?

- An EIS contains descriptions and analysis of:
 - The proposal and alternatives,
 - Existing conditions of the study area's environment,
 - Environmental impacts that may occur if the proposal or alternatives were implemented,
 - Mitigation measures to reduce or eliminate impacts,
 - Impacts found to be significant, unavoidable, and adverse despite mitigation.





What is scoping?

- A process intended to ensure that the EIS addresses all relevant issues
 - Occurs at the beginning of the EIS process to collect feedback on the proposed “scope” of the proposal/project
 - The City notifies agencies, tribes, and the public when an EIS is under preparation
 - City asks for comments on the range of alternatives and impacts to be discussed in an EIS
 - The Renton Sunset Area Community EIS scoping period allows for comments through September 13, 2010





What is a planned action?

- A planned action EIS:
 - Is allowed by the State Environmental Policy Act (SEPA)
 - Studies proposals in advance
 - Means future proposals would not need additional SEPA review when consistent with the Planned Action EIS assumptions and mitigation measures
 - Can help facilitate private and public investment in the study area





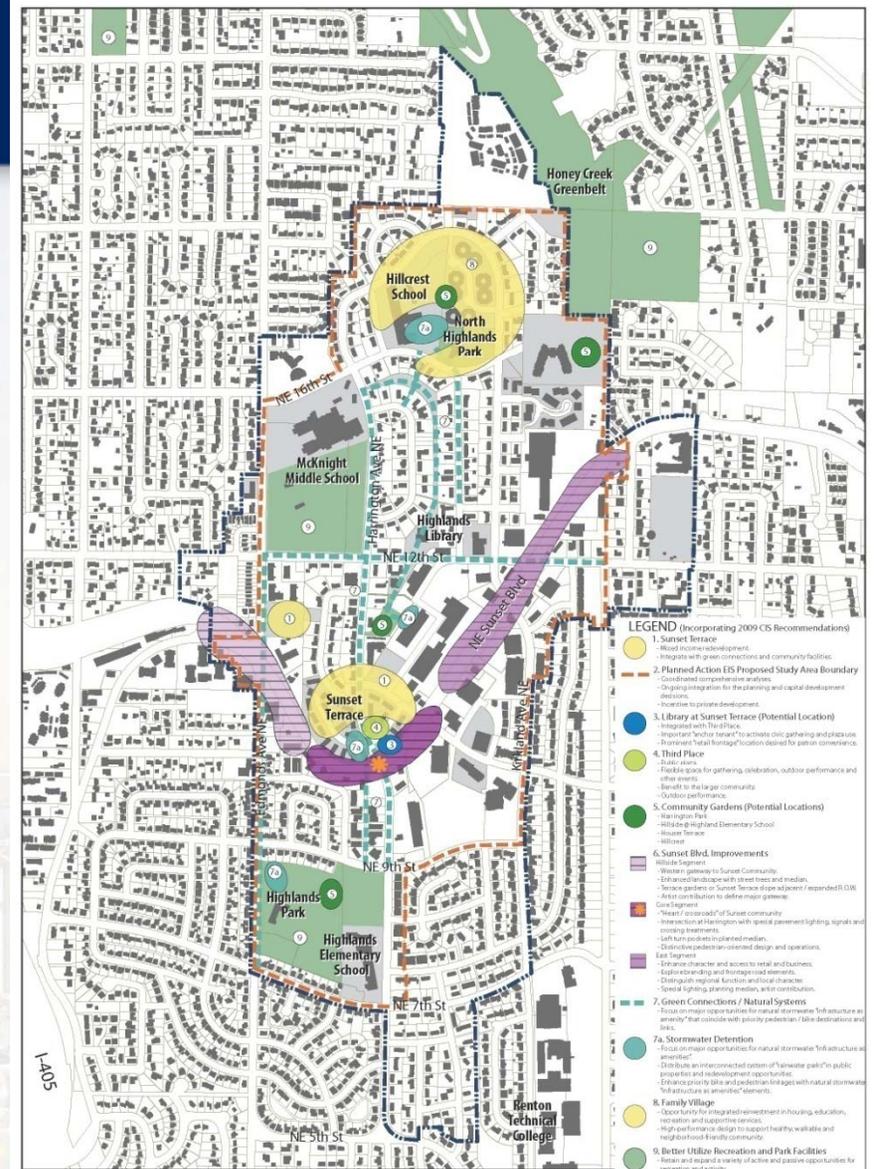
What are the proposals?

- Proposals are based on the Community Investment Strategy approved by the City in November 2009
- Address high priority public investments
 - Potential Sunset Terrace Redevelopment
 - Sunset Boulevard Improvements
 - Drainage Master Plan
 - Additional recreational and educational investments – e.g. library, community services, parks and recreation
- With investments, additional private investment and development is expected





CIS Proposals



SUNSET EIS NEIGHBORHOOD FRAMEWORK DIAGRAM FOR SCOPING PURPOSES

CH2MHILL / ICF / Mithun



What will the EIS study?

Natural Environment	Built Environment
Air Quality & Greenhouse Gas Emissions	Aesthetics
Earth	Energy
Plants and Animals	Environmental Health
Water Resources, groundwater & surface water	Environmental Justice
	Historic/Cultural Resources
	Housing
	Land Use
	Noise
	Parks and Recreation
	Public Services
	Socioeconomics
	Transportation
	Utilities





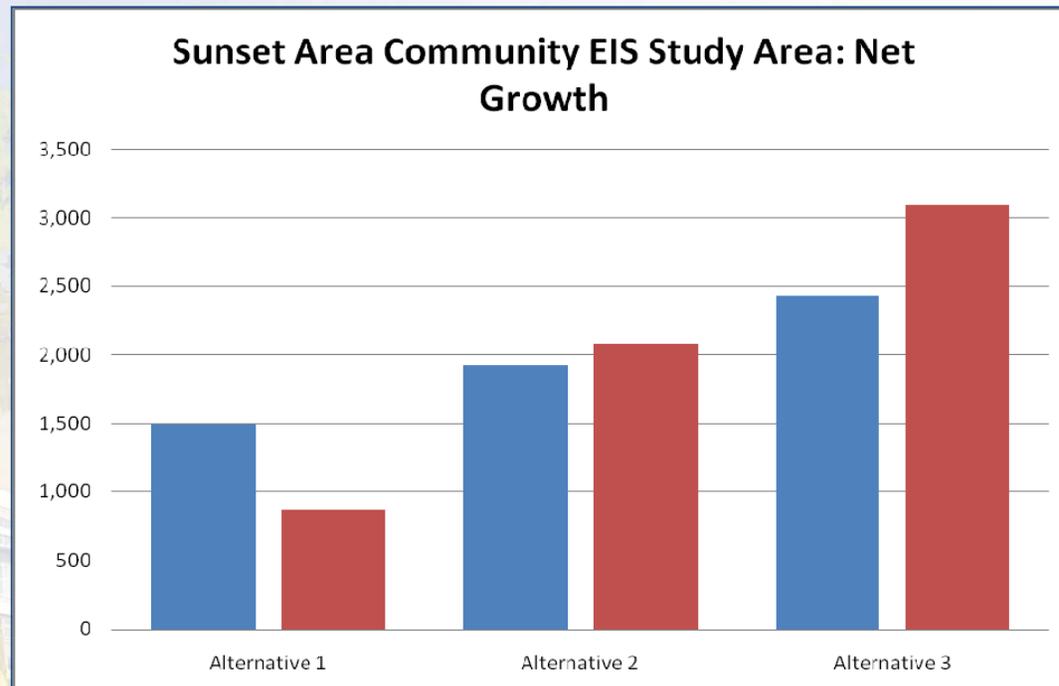
What are the potential alternatives?

- Three conceptual alternatives
 - Alternative 1: No Action
 - Alternative 2
 - Alternative 3
- Vary location and type of public investment
 - Sunset Terrace Redevelopment
 - Sunset Boulevard Transformation
 - Drainage Master Plan
 - Location of Library
 - Additional parks and recreation opportunities
- Anticipate different levels of private investment
 - Low
 - Moderate
 - High
- Alternatives 2 and 3 include approval of Planned Action Ordinance





Alternative Growth Comparison



New Dwellings

New Jobs





Alternative 1: No Action

- Required to be studied
- Limited public investment – leads to less private investment
 - Sunset Terrace does not redevelop; only adjacent vacant parcels change
 - Sunset Boulevard not improved
 - Drainage Plan not implemented
 - Library moves to a new single-purpose site
 - No change to parks and recreation
 - Incremental private development
 - More single purpose uses and less mixed uses
- No Planned Action Ordinance





Alternative 2

- Moderate level of public investment – moderate private investment and growth per adopted zoning
 - Sunset Terrace: New mixed income housing, mixed uses, amenities
 - 250-350 new dwellings
 - 1:1 replacement for existing dwellings on site or in neighborhood
 - Sunset Boulevard: Improved largely in current ROW with attention to multiple modes and pedestrians
 - Drainage Master Plan: New green storm drainage infrastructure where possible
 - Library included in Sunset Terrace Redevelopment Area but on single use site
 - Additional active and passive recreation, coordination with School District
- Assumes adoption of a Planned Action Ordinance





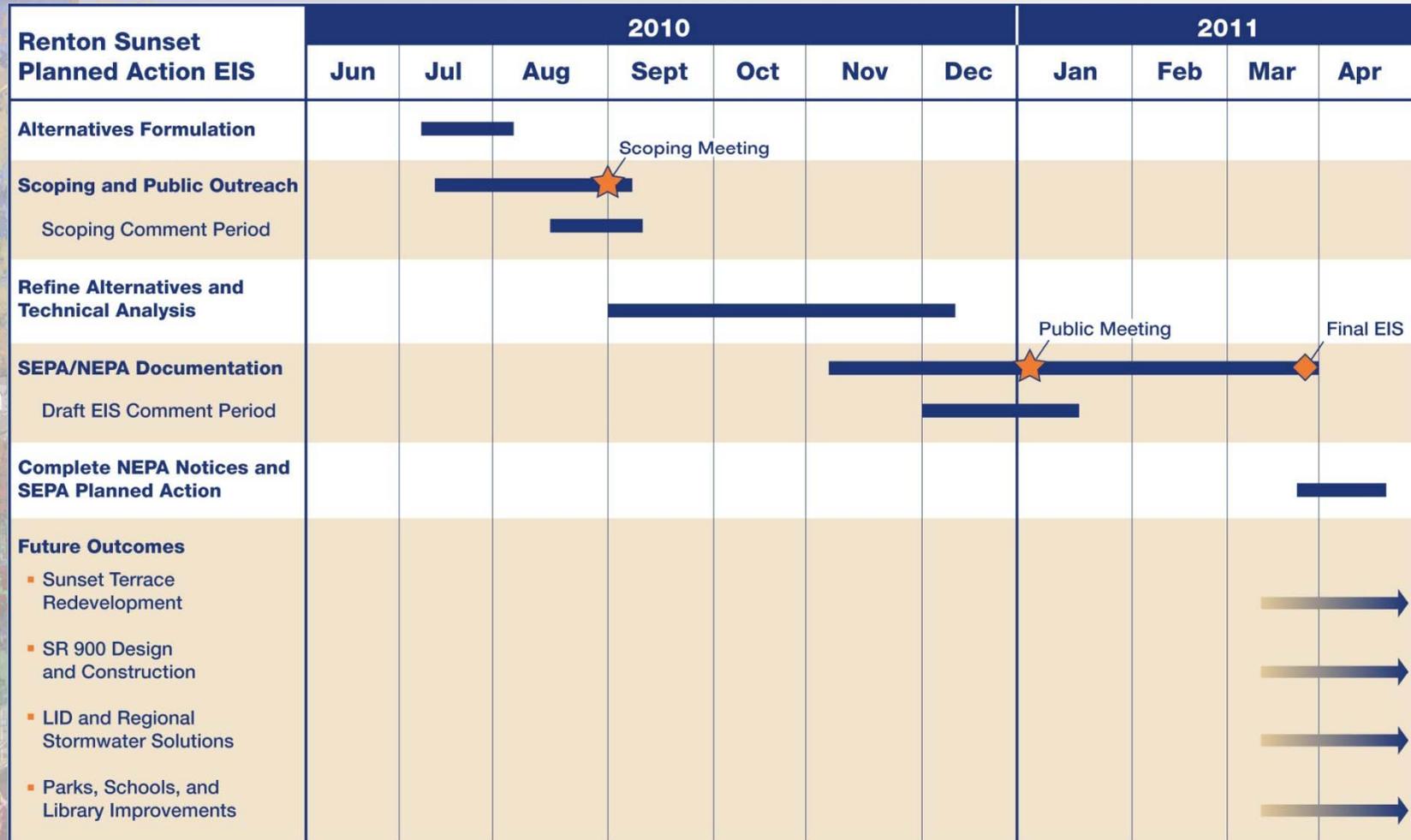
Alternative 3

- Most public investment – greater level of private investment and growth per adopted zoning
 - Sunset Terrace: New mixed income housing, mixed uses, amenities
 - Up to 500 new dwellings
 - 1:1 replacement for existing dwellings on site or in neighborhood
 - Sunset Boulevard: Improve all forms of transportation; add design amenities; wider ROW allows for improvements at intersections, roundabouts, bike lanes and sidewalks
 - Drainage Plan: More regional detention and green streets and other green infrastructure
 - Library: mixed use building in Sunset Terrace Redevelopment
 - Additional active and passive recreation, coordination with School District
- Assumes adoption of a Planned Action Ordinance





Preliminary Project Schedule





How can the public provide comment?

- Scoping Period
 - Tonight – provide written or verbal comments
 - Written comment period ends 9/13
- Draft EIS
 - Anticipated December 2010
 - 45-day comment period
 - Public hearing anticipated
- Final EIS
 - Anticipated March 2011
 - Responses to public comments





Questions & Answers

- Questions from Audience



SCOPING MEETING

SUNSET AREA PLANNED ACTION EIS



SEPTEMBER 1, 2010

CH2MHILL / ICF / Mithun



Bienvenida Y Orden del Día

- Bienvenida Y Presentaciones
- Contenido y Contexto
- Propuestas y Alternativas
- Indicaciones para ingresar sugerencias y comentarios





Qué es la Declaración de Impacto Ambiental?

- La declaración de Impacto Ambiental es:
 - Es un documento informativo
 - Que permite a los residentes, comerciantes y agencias gubernamentales a emitir comentarios sobre propuestas y alternativas
- La Declaración de Impacto Ambiental y Plan de Desarrollo de la Comunidad de Sunset han sido preparadas de acuerdo a:
 - Reglamentación Nacional del Medio Ambiente (NEPA), y
 - Reglamentación Estatal del Medio Ambiente (SEPA)





Cuál es el contenido de la Declaración de Impacto Ambiental?

- La Declaración de Impacto Ambiental describe y analiza:
 - Propuestas y Alternativas
 - Condiciones existentes del Medio Ambiente del Área de Estudio
 - Impacto al Medio Ambiente de propuestas alternativas en caso de que se lleven a cabo ,
 - Medidas para mitigar y reducir el Impacto Ambiental
 - Listado de impacto de orden significativo, inevitable o que no se podrán mitigar





Objetivos de la reunión de scoping

- Un proceso que intenta asegurar que todos los temas relevantes se hayan tenido en cuenta
 - Ocurre al principio de la Declaración de Impacto Ambiental y se encarga de recolectar comentarios sobre la propuesta/proyecto
 - La Ciudad notifica de la Declaración de Impacto Ambiental a las agencias gubernamentales, tribus, y el público en general
 - La Ciudad solicita comentarios sobre las alternativas que deben tenerse en consideración y deben ser discutidas en la Declaración del Impacto Ambiental
 - Los comentarios sobre Renton Sunset Área acerca de la Declaración de Impacto Ambiental se recibirán hasta el 13 de Septiembre, 2010





Qué se entiende por Plan de Acción de la Declaración de Impacto Ambiental?

- Se entiende por Plan de Acción en el ámbito de la Declaración de Impacto Ambiental:
 - Están previstas en Reglamentación Estatal del Medio Ambiente (SEPA)
 - Estudia las Propuestas para el Área con antelación
 - Esto significa que no se requerirán futuros estudios SEPA si las acciones se enmarcan dentro de lo establecido previamente en la Planificación de Acciones de la Declaración de Impacto Ambiental
 - Facilitaran y Agilizaran las inversiones privadas y públicas en el área de Sunset





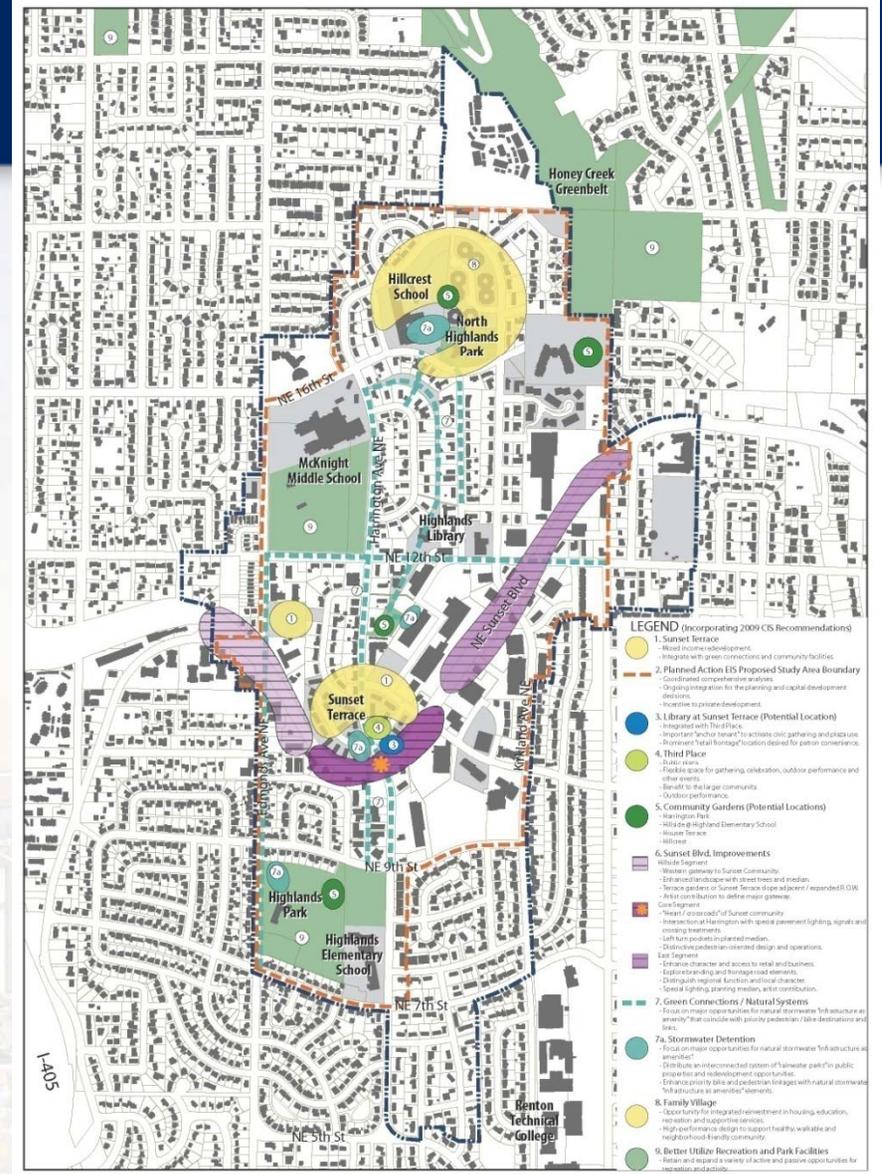
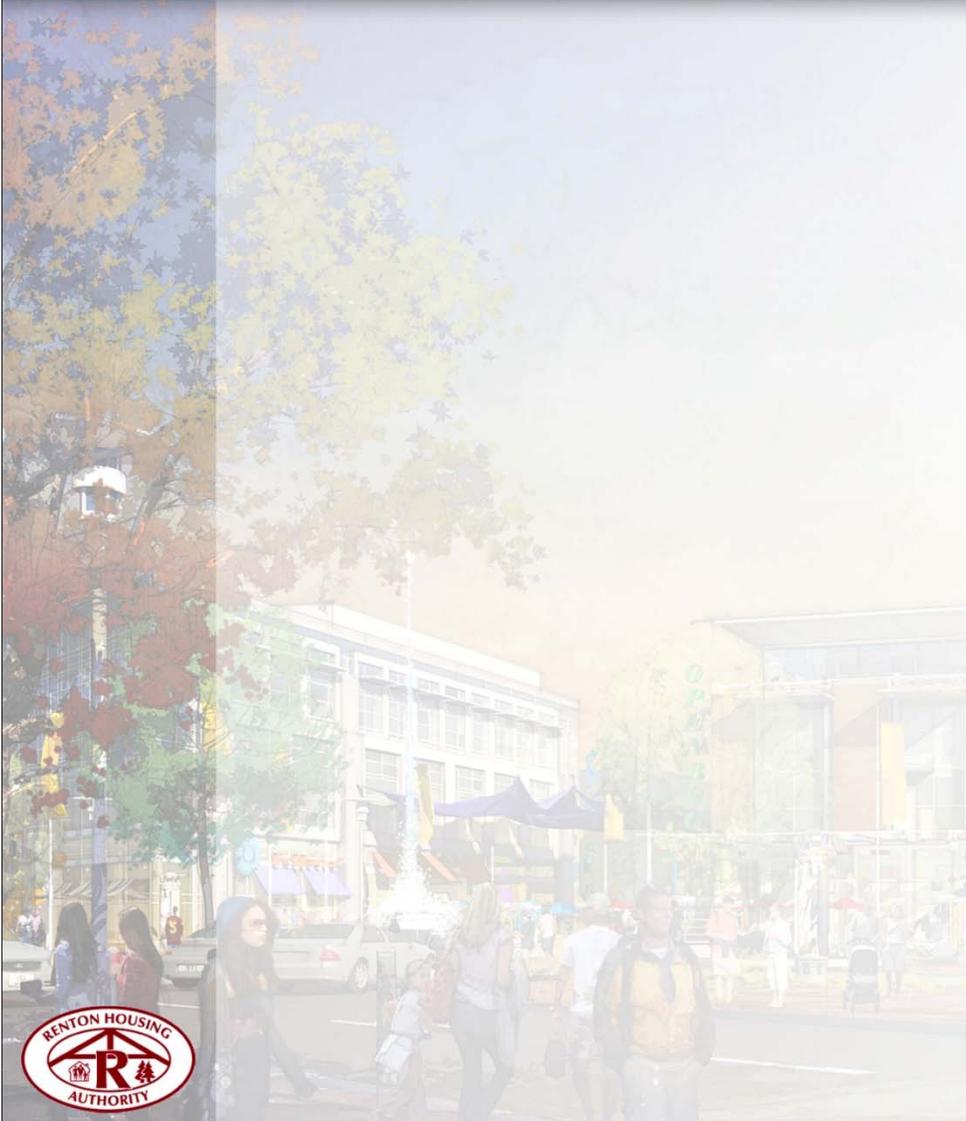
Cuáles son las propuestas?

- Las propuestas están basadas en la Estrategia de Inversión aprobada por la Ciudad en Noviembre de 2009
- Establece alta prioridad a las inversiones de carácter publico:
 - ✓ Re-edificación potencial de Sunset Terrace
 - ✓ Mejoras en la zona del Sunset Boulevard
 - ✓ Plan General de Drenaje
 - ✓ Inversiones adicionales en las aéreas de recreación y educación, por ejemplo: biblioteca, servicios a la comunidad, parques, etc.
- De llevarse a cabo estas inversiones, se prevé inversiones adicionales por parte del ámbito privado





Propuestas CIS



SUNSET EIS NEIGHBORHOOD FRAMEWORK DIAGRAM FOR SCOPING PURPOSES



Qué se estudiara a través de la Declaración de Impacto Ambiental?

Natural Environment	Built Environment
Air Quality & Greenhouse Gas Emissions	Aesthetics
Earth	Energy
Plants and Animals	Environmental Health
Water Resources, groundwater & surface water	Environmental Justice
	Historic/Cultural Resources
	Housing
	Land Use
	Noise
	Parks and Recreation
	Public Services
	Socioeconomics
	Transportation
	Utilities





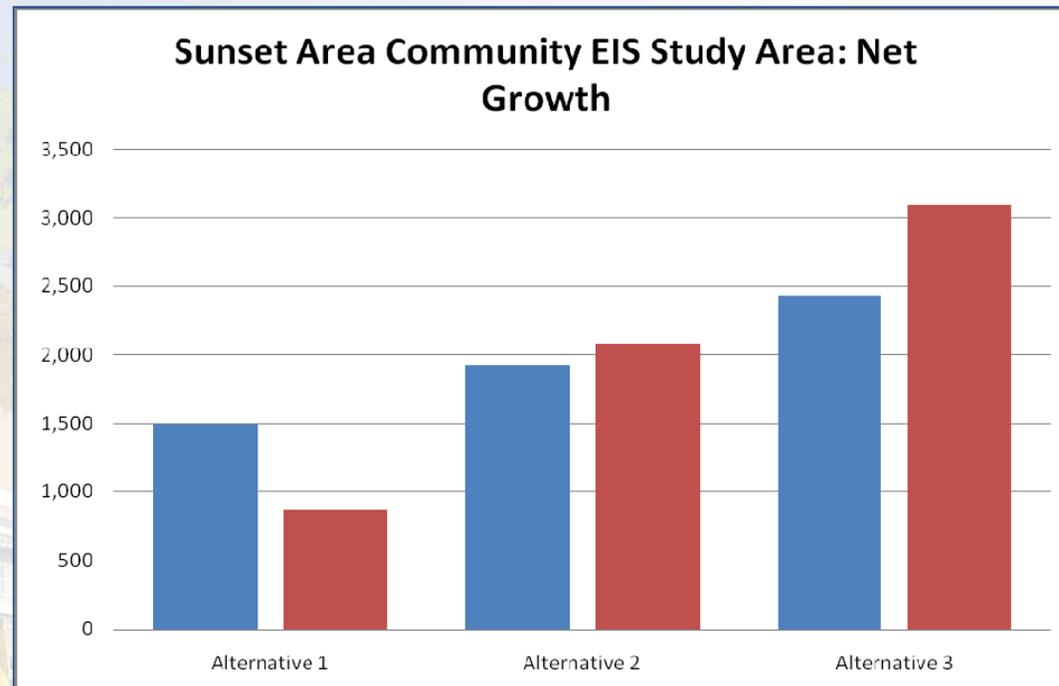
Cuáles son las propuestas alternativas?

- 3 Conceptos – 3 Alternativas
 - ✓ Alternative 1: No Action
 - ✓ Alternative 2
 - ✓ Alternative 3
- Tipo de Inversiones Públicas y Variedad de Emplazamiento
 - ✓ Re-edificación de Sunset Terrace
 - ✓ Mejoras y Transformación en Sunset Boulevard
 - ✓ Plan General de Drenaje
 - ✓ Ubicación de la Biblioteca
 - ✓ Parques Adicionales y Oportunidades de Recreación
- Se anticipa diferentes niveles de Inversión Privada
 - ✓ Baja
 - ✓ Media/Moderada
 - ✓ Alta
- Alternatives 2 and 3 prevé la inclusión de nueva legislación y Plan de Acción





Alternativas y Crecimiento Comparado



New Dwellings

New Jobs





Alternative 1: No Action

- Esta propuestas necesita ser previamente estudiada
- Inversión publica limitada – establece un mínimo de inversión privada
 - El Área de Sunset Terrace no se renueva, solo los lotes adyacentes o desocupados reciben nueva edificación.
 - El área de Sunset Boulevard no recibe mejoras
 - El Plan de Drenaje no se implementa
 - La Biblioteca se traslada a un lote de uso exclusivo
 - No se producen cambios en parques y otras áreas de recreación
 - Desarrollo Privado Limitado
 - ✓ Mayor cantidad de lotes de uso exclusivo en lugar de lotes con múltiples usos o usos combinados (comercial y residencia)
- No se prevé nueva Legislación y Plan de Acción





Alternative 2

- Inversión Pública de carácter medio dirigida a una inversión pública moderada y crecimiento de acuerdo a la zonificación vigente
- Sunset Terrace: Residencias de ingreso combinado, de uso residencial combinado y mixto, mixto vecinal/mixto urbano y servicios.
 - ✓ Entre 250 y 350 viviendas nuevas
 - ✓ Proporción 1:1 reemplazo de viviendas existentes por lote o en el vecindario
- Sunset Boulevard: el mejoramiento ocurriría mayormente en áreas donde existe derecho de paso/servidumbre, especialmente dedicado al uso múltiple y peatones
- El Plan de Drenaje: donde sea posible, se transformaría en un sistema de infraestructura y drenado “verde”
- La Biblioteca se incluiría en el Plan de Re-edificación de Sunset Terrace, en un lote de uso exclusivo
- Actividades de Recreación pasiva y activa, se desarrollaría en conjunto con el Distrito Educativo
- Se prevé la adopción de nueva legislación y Plan de Acción





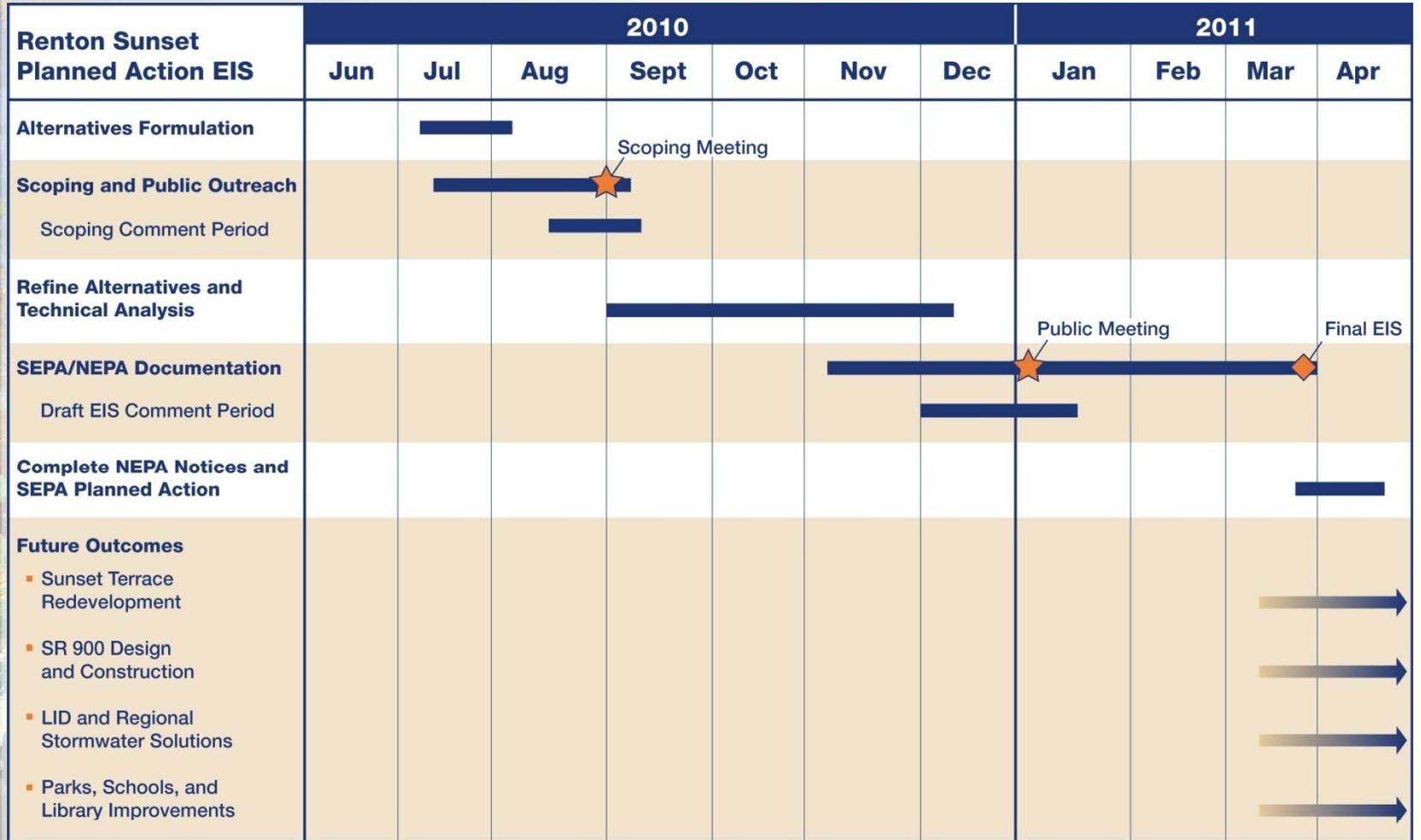
Alternative 3

- Inversión Pública Alta dirigida a crear un nivel mayor de inversión y crecimiento Privado de acuerdo a zonificación adoptada en el Plan.
 - Sunset Terrace: Nuevas unidades de viviendas, Residencias de uso mixto o combinado, mixto vecinal y mixto urbano y servicios.
 - ✓ Arriba de 500 unidades de viviendas
 - ✓ Proporción 1:1 reemplazo de viviendas existentes por lote o en el vecindario
 - Sunset Boulevard: Mejoramiento completo
 - El Plan de Drenaje: de carácter regional, calles e infraestructura “verde”
 - Biblioteca: Edificio de uso mixto como parte de la Re-edificación de Sunset Terrace
 - Actividades de Recreación pasiva y activa, se desarrollaría en conjunto con el Distrito Educativo
- Se prevé la adopción de nueva legislación y Plan de Acción





Esquema y Calendario Preliminar del Proyecto 11





Ud. puede ingresar sus comentarios

- Ud. puede enviar sus comentarios del siguiente modo
 - Periodo de Comentarios:
 - ✓ Esta noche: Aceptamos comentarios por escrito u orales
 - ✓ El periodo para comentarios escritos concluye el día 13 de Setiembre
 - Documento Borrador de la Declaración de Impacto Ambiental (EIS)
 - ✓ Anticipada para el mes de Diciembre de 2010
 - ✓ Con 45 días para recibir comentarios
 - ✓ Se prevé una Reunión Publica
 - Documento Final de la Declaración de Impacto Ambiental (EIS)
 - ✓ Anticipado para el mes de Marzo de 2011
 - ✓ Respuestas a los comentarios del publico





Espacio para Preguntas y Respuestas

- Preguntas?



ALTERNATIVE 1: No Action				
Land Use Form and Location	Housing	Employment	Public Facilities, Services & Infrastructure	Development Pattern Supports Interconnection/ Walkability
Stand-alone commercial: clustered complexes	Single Family Redevelopment	Small Retail Redevelopment	Library - single purpose site	No improvement
Primarily residential: urban scale, stacked flat and/or townhouses with structured parking.	Multiplex Redevelopment	Retail Lot Consolidation	Library - integrated into mixed use development	Pedestrian-oriented development: minimize setbacks, promote public realm, structured parking
Horizontal Mixed use	Vacant Infill Development	Shopping Center Redevelopment	New Centers: Community Center, Senior Center	Transit-oriented development: density supports, transit integrated
Vertical Mixed Use	Homeownership Opportunities	Local serving retail & services	New parkland to support increased residential capacity.	
Urban Intensity Focused Around Key Nodes, e.g. Sunset Terrace, Institutions	Rental Opportunities	Regional serving retail & services	Parks & Recreation: Integrated with Master Planned Development	
Urban Intensity Focused Along Corridor: Sunset Boulevard	Market Rate		Parks & Recreation: Optimize City/School Facilities	
	Affordable		Parks & Recreation: Integration with Regional Drainage Facilities	
	Mixed Income		Land Use Pattern Supports Low Impact Development, Green Streets	
	Sunset Terrace Redevelopment		Education - Spectrum of Ages	
	Family Village Redevelopment		Integrated Social Services	

ALTERNATIVE 2: Mid-Range Intensity Improvements				
Land Use Form and Location	Housing	Employment	Public Facilities, Services & Infrastructure	Development Pattern Supports Interconnection/ Walkability
Stand-alone commercial: clustered complexes	Single Family Redevelopment	Small Retail Redevelopment	Library - single purpose site	No improvement
Primarily residential: urban scale, stacked flat and/or townhouses with structured parking.	Multiplex Redevelopment	Retail Lot Consolidation	Library - integrated into mixed use development	Pedestrian-oriented development: minimize setbacks, promote public realm, structured parking
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	Affordable		Parks & Recreation: Integration with Regional Drainage Facilities	
	Mixed Income		Land Use Pattern Supports Low Impact Development, Green Streets	
	Sunset Terrace Redevelopment		Education - Spectrum of Ages	
	Family Village Redevelopment		Integrated Social Services	

ALTERNATIVE 3: High Intensity Improvements				
Land Use Form and Location	Housing	Employment	Public Facilities, Services & Infrastructure	Development Pattern Supports Interconnection/ Walkability
Stand-alone commercial: clustered complexes	Single Family Redevelopment	Small Retail Redevelopment	Library - single purpose site	No improvement
Primarily residential: urban scale, stacked flat and/or townhouses with structured parking.	Multiplex Redevelopment	Retail Lot Consolidation	Library - integrated into mixed use development	Pedestrian-oriented development: minimize setbacks, promote public realm, structured parking
Horizontal Mixed use	Vacant Infill Development	Shopping Center Redevelopment	New Centers: Community Center, Senior Center	Transit-oriented development: density supports, transit integrated
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	Mixed Income		Land Use Pattern Supports Low Impact Development, Green Streets	
	Sunset Terrace Redevelopment		Education - Spectrum of Ages	
	Family Village Redevelopment		Integrated Social Services	

ALTERNATIVE 1: No Action				
Housing Development	Urban Form	Sunset Terrace Amenities	Street Network, Pedestrian Realm	Non-Residential Development
Infill on vacant RHA properties	No improvement	No improvement	No improvement	None
1:1 Public Housing replacement (100 units)	Focus density along Sunset Blvd	New open space, e.g. active, garden, other	Improved intersection and crossing at Sunset Blvd and Harrington	Neighborhood Retail
New affordable and market rate units (250-350)	Focus density at Sunset Blvd/ Harrington intersection and north on Harrington	New rainwater park	Green connection/ bioswale along Harrington	New stand alone Highlands Library at Sunset Terrace
New affordable and market rate units (450-550)	Use townhomes to transition to residential neighborhood	Third Place Plaza with civic or community building	New hillside path on Sunset Blvd east of Harrington	New Mixed-Use Highlands Library at Sunset Terrace
Neighborhood residential infill	Disperse townhomes and apartments	Third Place incorporated into new retail	Close portion of Harrington as green street/open space	Office
Build Sunset Terrace site to zoning capacity		Flexible Community Services Center	Transpo Hub: improved bus stops, carsharing, and bike storage	
		Community Center		

ALTERNATIVE 2: Mid-Range Intensity Improvements				
Housing Development	Urban Form	Sunset Terrace Amenities	Street Network, Pedestrian Realm	Non-Residential Development
Infill on vacant RHA properties	No improvement	No improvement	No improvement	None
1:1 Public Housing replacement (100 units)	Focus density along Sunset Blvd	New open space, e.g. active, garden, other	Improved intersection and crossing at Sunset Blvd and Harrington	Neighborhood Retail
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ALTERNATIVE 3: High Intensity Improvements				
Housing Development	Urban Form	Sunset Terrace Amenities	Street Network, Pedestrian Realm	Non-Residential Development
Infill on vacant RHA properties	No improvement	No improvement	No improvement	None
1:1 Public Housing replacement (100 units)	Focus density along Sunset Blvd	New open space, e.g. active, garden, other	Improved intersection and crossing at Sunset Blvd and Harrington	Neighborhood Retail
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Build Sunset Terrace site to zoning capacity		Flexible Community Services Center	Transpo Hub: improved bus stops, carsharing, and bike storage	
		Community Center		

ALTERNATIVE 1: No Action					
Traffic Capacity and Operations Improvements	Pedestrian Walkability	Community Based Design Amenities	Bikes	Transit Enhancements	Access Management Measures
No improvements	No improvements	No improvements	No improvements	No improvements	No improvements
Optimize traffic signal timing	Pedestrian supportive signals (countdown heads and audible signals)	Preserve existing street trees	Bike route signage	New shelters	Consolidate driveways
Left turn storage lengthened to meet design year LOS	Improved side street sidewalk connections to intersections	Plant new street trees in landscape strip along corridor	Bike storage lockers	Special design of transit zones throughout the corridor including paving, shelters, street furniture.	Curbed median to restrict left turns from driveways
Traffic signal interconnection and coordination	Pedestrian refuges in median	Use special paving for crosswalks	Bicycle detection at signals	Special concrete bus pad in roadway at transit stops	Landscaped medians
Strategic capacity improvements at intersections	Narrow lanes and reduce crossing distances	Use special paving within intersections	Narrow inside lanes, widen outside lane to accommodate bikes	Transit Signal Priority (TSP)	Directional left-turn pockets mid-block
Realignment of skewed intersections	Bulb-out curb returns at minor streets	Way finding and signage	Narrow lanes, stripe a bike lane (requires WSDOT approval)	New local transit service connecting across SR900 to Community Center/Library	Provide U-turn accommodations
Roundabout features at intersections	Hillside walk paved path and planting	Incorporate Art	Provide multi-use trail along the corridor.		Business Access Road EB from 10th Street to Monroe Ave
Widen to add Business Access/Transit Lane	Multi-use trail along project corridor	Garden / Art Trellis	Widen Sunset Blvd to accommodate 5' bike lanes		
	Realign skewed intersections and reduce crosswalk distances	Benches, trash and recycling receptacles			
	Comfortable separation of pedestrians from vehicle traffic (landscape buffer)	Improve corridor roadway lighting			
	Widen sidewalks to meet Complete Streets minimums (8 ft sidewalks and 8 ft landscape strips)	Special pedestrian scale lighting			
		Surveillance cameras for increased security and/or emergency response.			

ALTERNATIVE 2: Mid-Range Intensity Improvements					
Traffic Capacity and Operations Improvements	Pedestrian Walkability	Community Based Design Amenities	Bikes	Transit Enhancements	Access Management Measures
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	Comfortable separation of pedestrians from vehicle traffic (landscape buffer)	Improve corridor roadway lighting			
	Widen sidewalks to meet Complete Streets minimums (8 ft sidewalks and 8 ft landscape strips)	Special pedestrian scale lighting			
		Surveillance cameras for increased security and/or emergency response.			

ALTERNATIVE 3: High Intensity Improvements					
Traffic Capacity and Operations Improvements	Pedestrian Walkability	Community Based Design Amenities	Bikes	Transit Enhancements	Access Management Measures
No improvements	No improvements	No improvements	No improvements	No improvements	No improvements
Optimize traffic signal timing	Pedestrian supportive signals (countdown heads and audible signals)	Preserve existing street trees	Bike route signage	New shelters	Consolidate driveways
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	Widen sidewalks to meet Complete Streets minimums (8 ft sidewalks and 8 ft landscape strips)	Special pedestrian scale lighting			
		Surveillance cameras for increased security and/or emergency response.			

ALTERNATIVE 1: No Action					
Parcel-Based Stormwater Requirements	Sunset Terrace Stormwater Techniques	Conveyance Improvements in ROW	Flow Control BMPs in ROW	Water Quality Treatment BMPs in ROW	Open Space/Sub-regional Facilities
Meet Code Requirements On-site	Meet Code Requirements On-site	No improvements	No improvements	No improvements	No improvements
Incentivize Green Stormwater Infrastructure Retrofits	Downspout Disconnection	Rebuild Curb & Gutter	Permeable Pavement Sidewalks	Media Filter Vaults	Rainwater Parks (e.g. rain gardens)
Require Green Stormwater Infrastructure where Infiltration is Feasible	Pop-up Emitter for Downspouts	Grass-Swale Conveyance	Permeable Pavement in Parking Stalls	Bioretention planters	Regional Detention Ponds
Require Green Stormwater Infrastructure including non-infiltrating practices	Raingardens for Residential Units	Bioretention Swale/Planters with Curb Openings	Permeable pavement in Travelled Way	Rain Gardens in medians	Underground Detention
Require On-site Green Stormwater Infrastructure for WQ Treatment	Permeable Sidewalks	Build/Rebuild Storm Drain Pipes	Bioretention Swales	Permeable Pavement Water Quality Treatment	Sportsfield/Playfield Detention (detention during wet season only)
Require On-site Retention to Performance Standard (e.g. 2-year)	Permeable Pavement Driveways		Bioretention Planters with Detention	Allow parcel stormwater treatment within ROW	New Rainwater Park at Sunset Terrace
Allow Zero Discharge of Runoff Off-Site	Cisterns for Residential Units		Rain Gardens in medians		Rainwater Harvesting for Irrigation Use
Allow Fee In-lieu of Providing On-site Detention	Green Roofs		Detention Swales		
Effective Impervious Area Caps	Harrington Street Green Connection		Underground Cisterns for Street Irrigation		
Green Parking Lot Standards	Rainwater Harvesting		Develop narrow street standards to reduce impervious coverage		
			Detention Tanks/Vaults within ROW		

ALTERNATIVE 2: Mid-Range Intensity Improvements					
Parcel-Based Stormwater Requirements	Sunset Terrace Stormwater Techniques	Conveyance Improvements in ROW	Flow Control BMPs in ROW	Water Quality Treatment BMPs in ROW	Open Space/Sub-regional Facilities
Meet Code Requirements On-site	Meet Code Requirements On-site	No improvements	No improvements	No improvements	No improvements
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Require On-site Green Stormwater Infrastructure for WQ Treatment	Permeable Sidewalks	Build/Rebuild Storm Drain Pipes	Bioretention Swales	Permeable Pavement Water Quality Treatment	Sportsfield/Playfield Detention (detention during wet season only)
Require On-site Retention to Performance Standard (e.g. 2-year)	Permeable Pavement Driveways		Bioretention Planters with Detention	Allow parcel stormwater treatment within ROW	New Rainwater Park at Sunset Terrace
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Effective Impervious Area Caps	Harrington Street Green Connection		Underground Cisterns for Street Irrigation		
Green Parking Lot Standards	Rainwater Harvesting		Develop narrow street standards to reduce impervious coverage		
			Detention Tanks/Vaults within ROW		

ALTERNATIVE 3: High Intensity Improvements					
Parcel-Based Stormwater Requirements	Sunset Terrace Stormwater Techniques	Conveyance Improvements in ROW	Flow Control BMPs in ROW	Water Quality Treatment BMPs in ROW	Open Space/Sub-regional Facilities
Meet Code Requirements On-site	Meet Code Requirements On-site	No improvements	No improvements	No improvements	No improvements
Incentivize Green Stormwater Infrastructure Retrofits	Downspout Disconnection	Rebuild Curb & Gutter	Permeable Pavement Sidewalks	Media Filter Vaults	Rainwater Parks (e.g. rain gardens)
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Require On-site Green Stormwater Infrastructure for WQ Treatment	Permeable Sidewalks	Build/Rebuild Storm Drain Pipes	Bioretention Swales	Permeable Pavement Water Quality Treatment	Sportsfield/Playfield Detention (detention during wet season only)
Require On-site Retention to Performance Standard (e.g. 2-year)	Permeable Pavement Driveways		Bioretention Planters with Detention	Allow parcel stormwater treatment within ROW	New Rainwater Park at Sunset Terrace
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Green Parking Lot Standards	Rainwater Harvesting		Develop narrow street standards to reduce impervious coverage		
			Detention Tanks/Vaults within ROW		

Attachment C

USEPA Comment Letter



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION 10

1200 Sixth Avenue, Suite 900
Seattle, WA 98101-3140

City of Renton
Planning Division
OFFICE OF
ECOSYSTEMS, TRIBAL AND
POLITICAL AFFAIRS
OCT 20 2010

October 18, 2010

Erika Conkling, Senior Planner
City of Renton
Department of Community and Economic Development
1055 S. Grady Way
Renton, Washington 98057

RECEIVED

RE: U.S. Environmental Protection Agency (EPA) Region 10 comments on the Notice of Intent (NOI) to prepare an Environmental Impact Statement (EIS) for the redevelopment of the Sunset Terrace public housing community and associated neighborhood revitalization. (EPA Project Number: 10-051-HUD)

Dear Ms. Conkling:

The EPA has reviewed your NOI dated September 17, 2010, regarding the redevelopment of the Sunset Terrace public housing community in King County, Washington. Our review of the NOI was conducted in accordance with our responsibilities under National Environmental Policy Act (NEPA) and Section 309 of the Clean Air Act.

Section 309 specifically directs the EPA to review and comment in writing on the environmental impacts associated with all major federal actions. Under our Section 309 authority, our review of the Draft EIS (DEIS) will consider the expected environmental impacts, and the adequacy of the DEIS in meeting procedural and public disclosure requirements of NEPA. A copy of our rating system is enclosed.

We appreciate the background information posted on the City of Renton's website (<http://rentonwa.gov/business/default.aspx?id=2060>) – the “Scoping Document” is particularly useful. The “Environmental Topics” listed on pages 6-10 of your scoping document – as well as your public meeting - are exemplary of an effective scoping approach.

Overall, we believe that your planning can lay the foundation for the redevelopment of Sunset Terrace into a healthy, livable, affordable, viable and green community. Such a community would likely be consistent with the HUD-DOT-EPA Interagency Partnership for Sustainable Communities' (Partnership) six livability principles.¹ The principles are:

- provide more transportation choices;
- promote equitable, affordable housing;
- enhance economic competitiveness;
- support existing communities;
- coordinate and leverage federal policies and investment; and,

¹ <http://epa.gov/dced/partnership/index.html>

- value communities and neighborhoods.

These principles frame our review and participation in the Project.

In our enclosed, detailed comments we identify issues which we believe you should consider in the development of the EIS. With regard to the Partnership, our enclosed comments on "Transportation" and "Monitoring" discuss opportunities for pursuing and developing livability measures. Pursuing livability measures contributes to a better and broader understanding of which redevelopment actions most effectively achieve results consistent with the Partnership's principles.

Our enclosed comments also address perspectives on stormwater – including our general expectation that redesigned stormwater drainage systems should result in long term water quality benefits. More specifically, we identify pre-development hydrology as a potential goal for your stormwater management efforts. Low impact development techniques – as noted in your scoping materials - are one method of moving towards such a goal. EPA's Stormwater Program² and Smart Growth Division³ are potentially useful information sources. Consider, for example, EPA's "Water Quality Scorecard: Incorporating Green Infrastructure Practices at the Municipal, Neighborhood, and Site Scale".⁴

Thank you for this opportunity to comment and if you have any questions please contact me at (206)-553-6382 or peterson.erik@epa.gov.

Sincerely,



Erik Peterson
NEPA Reviewer
Environmental Review and Sediment Management Unit

Enclosures:

EPA Detailed Comments on the NOI to Prepare an EIS for the Redevelopment of Sunset Terrace
EPA Rating System for Draft Environmental Impact Statements

² http://cfpub.epa.gov/npdes/home.cfm?program_id=6

³ <http://www.epa.gov/smartgrowth/index.htm>

⁴ http://www.epa.gov/smartgrowth/water_scorecard.htm

EPA DETAILED COMMENTS ON THE NOI TO PREPARE AN EIS FOR THE REDEVELOPMENT OF SUNSET TERRACE

Range of Alternatives

According to NEPA the range of reasonable alternatives should respond to the purpose and need for the project and to issues identified during the scoping process. This ensures that the EIS provides the public and the decision-maker with information that sharply defines the issues and identifies a clear basis for choice.

We believe that the environmental impacts of the project may be as much a function of planning concepts⁵ and design guidelines/ mitigation measures⁶ as it is a function of the intensity and density of redevelopment (number of units, square footage of office and retail and acreage of open space). Varying the location and type of public investment as well as anticipating different levels of private investment is a reasonable overall approach for these complex issues.

Phased Approach

Conformity rules under the Clean Air Act identify impacts as temporary only if they last 5 years or less. The question of whether or not this finding should also apply to impacts regarding noise, water quality, habitat, species, and so on should be examined. Long term social, economic, and environmental impacts should be acknowledged and appropriately mitigated.

Air Toxics

There are a large number of human epidemiology studies showing increased lung cancer associated with diesel exhaust and significant potential for non-cancer health effects. To help disclose and mitigate potential human health impacts from Mobile Source Air Toxics (MSAT) – especially diesel exhaust - we are providing the following recommendations.

1. Discuss the cancer and non-cancer health effects associated with air toxics and diesel particulate matter. We believe that the resources listed below provide valuable background for this discussion.
 - a. EPA's 2002 National Air Toxics Assessment⁷
 - b. Puget Sound Clean Air Agency's Puget Sound Air Toxics Evaluation,⁸
 - c. Oregon Department of Environmental Quality's Portland Air Toxics Assessment.⁹
 - d. Control of Hazardous Air Pollutants from Mobile Sources Final Rule¹⁰
 - e. Health Effects Institute's May 2009 Special Report 17, "Traffic Related Air Pollution: A Critical Review of the Literature on Emissions, Exposure and Health Effects"¹¹
 - f. American Association of State Highway and Transportation Officials' March 2007 study, "Analyzing, Documenting, and Communicating The Impacts of Mobile Source Air Toxic Emissions in the NEPA Process"

⁵ Building height and massing, Open space, Topography, Connections/ edges, Circulation, Land use.

⁶ Opportunities for infrastructure, energy and transportation needs with respect to greatest possible efficiency

⁷ <http://www.epa.gov/ttn/atw/natamain/>

⁸ http://www.pscleanair.org/airq/basics/psate_final.pdf

⁹ <http://www.deq.state.or.us/air/toxics/pata.htm>

¹⁰ 72 FR 8428, February 26, 2007

¹¹ <http://pubs.healtheffects.org/getfile.php?u=453>

- g. Recent papers published and presented at the 89th annual Transportation Research Board Meeting.¹²
 - i. *Simplifying the Estimation of the Health Impacts from Freight Activity in an Urban Environment*
 - ii. *Bus Shelter Placement and Exposure to Particulate Matter for Waiting Transit Passengers*
 - iii. *Results of a Comprehensive Field Study of Fuel Use and Emissions from Non-Road Diesel Construction Equipment*
- 2. Identify sensitive receptor locations, particularly parks, schools, hospitals, day care centers, etc.
- 3. Disclose all locations at which emissions would increase near sensitive receptors. Consider intersections, increased traffic, including increased diesel traffic and increased loads on engines (higher speeds, climbs, etc.).
- 4. Assess or account for (qualitative or modeled depending on the severity of existing and projected conditions) factors that could influence the degree of adverse impact to human health. These factors include, for example, distances to human activity centers and sensitive receptor locations and the amount, duration, location and dispersion of emissions.
- 5. Hotspot analysis for receptor locations for air toxics and particulate matter.
- 6. Commit to a full suite of air quality construction mitigation measures to avoid and minimize construction-related emissions to the extent possible.
 - a. See the Clean Construction USA website at <http://www.epa.gov/otaq/diesel/construction/> for many examples of construction mitigation measures, case studies, and examples of institutional arrangements for implementing this mitigation.

For more information about mobile source air toxics, please contact Wayne Elson of our Air Program office at (206)553-1463.

Indoor Air

We commend the Seattle Housing Authority and partners for the indoor air quality benefits achieved through the Breathe Easy project at High Point. We encourage the City of Renton to integrate lessons learned at High Point into the redevelopment of Sunset Terrace. Findings from the Breathe Easy project at High Point may be especially relevant for Sunset Terrace as the two public housing communities were constructed by the same developer at nearly the same time. See EPA's website on Indoor Air Quality for additional information: <http://www.epa.gov/iaq/>

Legacy Pollutants

Phase I and *Phase II* environmental site assessments should be conducted, as appropriate, in accordance with American Society for Testing and Materials standards. Please disclose the most recent findings from any relevant legacy pollutant studies in the Draft EIS.

¹² http://www.trb.org/Main/Blurbs/2010_TRB_89th_Annual_Meeting_Compilium_of_Papers_162791.aspx

For more information about EPA Region 10's Brownfield Program, please contact Brooks Stanfield at (206)553-4423 and/or see the program's website at: <http://yosemite.epa.gov/r10/cleanup.nsf/sites/bf>

Health Impact Assessment

Projects that have potential to substantially affect social, economic, and/or environmental conditions within communities may benefit from a Health Impact Assessment (HIA), or, at least, elements of HIA. HIA is a combination of procedures, methods, and tools that enables systematic analysis of the potential positive or negative effects of a policy, plan, program or project on the health of a population and the distribution of those effects within the population.¹³ HIA also identifies actions to mitigate negative effects. The potential need to address health is supported by the NEPA at Public Law 91-190, 42 U.S.C. 4321-4347, §4321 and §4331; by NEPA regulations at 40 CFR 1508.8, and 1508.27; by Executive Order 12898 on Environmental Justice; and E.O. 13045 on Children's Health and Safety.

Assessing health impacts is important in conducting environmental impact analyses because health effects from development projects, programs, or policies are often more far-reaching than is commonly recognized. Environmental analyses often consider release of pollutants, contaminant exposure, and/or cancer risks, but other health impacts that could occur are often overlooked. For example, other health impacts that could occur include:

- Income from new jobs can have positive health impacts by increasing socioeconomic status or increasing access to health care. This income has also been associated with decreased access to health care by changing someone's eligibility for public assistance programs. Income from new jobs has also been associated with increased rates of alcohol and drug use, and domestic violence and child abuse due to increased discretionary income, rapid social and community change (particularly in rural areas) and disrupted family structure due to unusual work schedules.
- Replacing low-income housing with high-cost housing can lead to negative health impacts on displaced populations, including increased incidence in chronic diseases, depression, and anxiety.
- Adding lanes to a roadway increases vehicle traffic volume and speed. This could result in increased motor vehicle crashes and increased severity of those crashes. Increased vehicle volume also affects air quality in neighborhoods adjacent to the road, potentially exacerbating the rate and severity of respiratory disease in vulnerable populations.
- Adding green space to a community, such as neighborhood parks, can lead to increased physical activity, which may lower incidence of obesity and cardiovascular disease, while providing a greater sense of well being and improved mental health for residents.

Health effects such as these have been documented, but are rarely addressed in environmental analyses.

When it appears that a HIA should be conducted, we recommend involving public health professionals early to assist in data gathering and analysis. Public health data and expertise may be available from local and state health departments, tribal health agencies, or federal public

¹³ International Association for Impact Assessment (IAIA) definition, modified from the World Health Organization's Gothenberg consensus statement (1999).

health agencies such as the U.S. Centers for Disease Control and Prevention's National Center for Environmental Health, U.S. Agency for Toxic Substances and Disease Registry, or Indian Health Service.

Guidelines for conducting HIA are available from various sources, including:

- The World Health Organization (WHO) website provides links to many of these at: <http://www.who.int/hia/about/guides/en/>.
- The International Finance Corporation has developed detailed guidelines for conducting HIA. <http://www.ifc.org/>.
- World Health Organization webpage on HIA: <http://www.who.int/hia/en/>.
- U.S. Centers for Disease Control and Prevention webpage on HIA: <http://www.cdc.gov/healthyplaces/hia.htm>.

Water

303(d) Listed Waters and Total Maximum Daily Loads (TMDLs)

To meet the requirements of the Clean Water Act, the EIS must identify all water bodies likely to be impacted by the project, the nature of the potential impacts, and the specific pollutants likely to impact those waters. If there are 303(d) listed water bodies in the project area, the EIS must additionally disclose information regarding TMDLs, the water bodies to which they apply, and pollutants of concern. Provisions for antidegradation of water quality also apply to water bodies where water quality standards are presently being met.

303(d) listed waters should not be further degraded and should be consistent with TMDLs to restore beneficial use support for impaired waters. If additional pollutant loading is predicted to occur to a 303(d) listed streams as a result of a transportation project, the project should include measures to control existing sources of pollution to offset pollutant addition from road construction, so that no deterioration of water quality occurs.

Where appropriate, consider implementing watershed or aquatic habitat restoration activities to compensate for past impacts to aquatic resources, particularly in watersheds with 303(d) listed waters where development may have contributed to aquatic impairments through past channelization, riverine or floodplain encroachments, sediment delivery during construction, and other activities that may have affected channel stability, water quality, aquatic habitat, and designated waterbody uses.

Predevelopment Hydrology

We believe that designing for predevelopment hydrology may be an effective water quality management strategy for the Project. EPA's "Technical Guidance on Implementing the Stormwater Runoff Requirements for Federal Projects under Section 438 of the Energy Independence and Security Act" details two potential approaches for maintaining and/or restoring, "...the predevelopment hydrology of the property with regard to the temperature, rate, volume, and duration of flow."¹⁴

¹⁴ www.epa.gov/owow/nps/lid/section438

Transportation

Integrating enhancements for public transportation, bicycles and pedestrians – as well as providing through capacity for vehicles – is consistent with quality urban design, increases clean and efficient transportation options, and promotes healthy living. The City of Renton’s background materials show an interest in an integrated and multi-modal strategy for transportation. Activities and planning around Sunset Boulevard appear to present substantial opportunities for integrated and multi-modal transportation improvements.

To assess/inform the sustainability of your designs we recommend you consider and discuss – if appropriate - the usefulness of relevant performance metrics. “Greenroads”, for example, is a tool which can be used to assess/ inform roadway sustainability – a key component of an integrated and sustainable transportation system.¹⁵ For more information on measuring the sustainability of streets and transportation contact the author of this letter for a copy of the memorandum to EPA Smartgrowth from ICF International, “Scoring Smart Growth Streets Literature Review – Findings”

The following resources may also help to assess/ inform your transportation plan:

- Green Highway Partnership.¹⁶
- The following references from the 89th annual Transportation Research Board Meeting.¹⁷
 - *Carsharing’s Impact on Household Vehicle Ownership*
 - *Examining Transportation Impacts with a Multimodal Perspective*
 - *Catching a Ride on the Information Super Highway*
 - *Markets for Dynamic Ridesharing*
 - *How does the Built Environment Influence Pedestrian Activity and Pedestrian Collisions at Intersections*

Monitoring

EPA believes the Project presents opportunities to redevelop Sunset Terrace in a manner consistent with the HUD-DOT-EPA Interagency Partnership for Sustainable Communities’ (Partnership) six Livability Principles. Another aspect of the Partnership is the “Partnership Agreement”.¹⁸ In this agreement, HUD-DOT and EPA state their intention to “Develop livability measures and tools”.

We believe monitoring associated with the overall redevelopment effort is an opportunity to both learn about and learn from livability measures and tools. Efforts to benchmark existing conditions; develop tools to measure progress towards achieving community visions; and, increase the accountability of engaging in sustainable redevelopment may help to (i) move the national dialogue on livability measures forward, and, (ii) effectively measure the performance of your efforts.

¹⁵ <http://www.greenroads.us/>

¹⁶ <http://www.greenhighwayspartnership.org/index.php>

¹⁷ http://www.trb.org/Main/Blurbs/2010_TRB_89th_Annual_Meeting_Compndium_of_Papers_162791.aspx

¹⁸ <http://www.epa.gov/dced/partnership/index.html>

We recommend that the EIS discuss your effectiveness monitoring strategy. Potentially useful general guidelines and resources for an effective monitoring strategy include, but are not limited to:

- Council on Environmental Quality's "Draft Guidance for NEPA Mitigation and Monitoring".¹⁹
- EPA's Green Communities.²⁰
- The U.S. Green Building Council's Leadership in Energy and Environmental Design Neighborhood Development.²¹

For more information on the Partnership contact Melanie Wood at 206-553-1107.

Plants and Animals

Urban Forest Restoration

Potentially beneficial urban forest restoration goals include, but are not limited to, the following:

- Enhancing connections to adjacent neighborhoods.
- Connecting wildlife/bird corridors and increasing habitat.
- Enhancing stormwater management, increasing water evaporation, reducing thermal heating effects and offsetting carbon emissions.
- Enhancing public open spaces and pedestrian corridors.

EPA strongly supports these goals and we recommend that the EIS compare how different redevelopment alternatives, design guidelines/ mitigation measures and planning concepts would impact reaching them. For more information on the human dimensions of urban forestry and urban greening see <http://www.naturewithin.info/>.

Threatened and Endangered Species

The EIS should identify the endangered, threatened, and candidate plant and animal species under ESA, and other sensitive species within the project area. The EIS should describe critical habitat for the species; identify impacts the project would have on species and their critical habitats; and how the project would meet all ESA requirements, including consultation with the U.S. Fish and Wildlife Service (USFWS) and National Oceanographic Atmospheric Administration National Marine Fisheries Service (NOAA Fisheries). We believe an adequate EIS includes – if relevant to the project - a biological assessment and/or a description of the ESA Section 7 consultation with USFWS and NOAA Fisheries.

Invasive Species

Ground disturbing activities create opportunity for establishment of non-native invasive species. In compliance with NEPA and with the Executive Order 13112, analysis and disclosure of these actions and their effects, as well as any mitigation to prevent or control such outbreaks should be included. We urge that disturbed areas be revegetated using native species and that

¹⁹ [http://ceq.hss.doe.gov/nepa/regs/Mitigation and Monitoring Draft NEPA Guidance FINAL 02182010.pdf](http://ceq.hss.doe.gov/nepa/regs/Mitigation_and_Monitoring_Draft_NEPA_Guidance_FINAL_02182010.pdf)

²⁰ <http://www.epa.gov/greenkit/index.htm>

²¹ <http://www.usgbc.org/DisplayPage.aspx?CMSPageID=148>

there be ongoing maintenance (wholly or primarily non-chemical means) to prevent establishment of invasives in areas disturbed by project activities.

Land Use

Urban Agriculture

Potential environmental benefits from urban agriculture include, but are not limited to: including but not limited to:

- Reduced food transportation costs and emissions.
- Water quality benefits from stormwater infiltration and water re-use.
- Food security.
- Economic opportunity.
- Community building.
- Increased supply of traditional foods.
- Reduced organic waste through on-site composting.
- Reduced food packaging waste.
- Increased opportunities for exercise.
- Reduced landscaping maintenance costs.

We recommend that the City of Renton consider urban agriculture and its potential benefits in the DEIS. Some issues to consider include the following:

- The current and future (under various redevelopment alternatives and/or planning concepts) areal extent of urban agriculture on the site
- The current and future economic and social contributions of urban agriculture on the site.
- An urban agriculture plan which addresses:
 - The appropriate balance of individual ownership and shared spaces
 - Leadership and organizational structures and processes
 - Visual impacts from different urban agriculture practices (including untidy or weedy plots)
 - Erosion from rotating or unplanted areas
 - Insect and small mammal infestations
 - Water management (e.g., the difference between the water consumption of drought tolerant landscaping and urban agriculture)
 - Cost/ benefit analysis of pesticide and herbicide use versus integrated pest management and organic agriculture
 - Adaptive management and mitigation of potential soil contamination.

In addition to numerous useful and up-to-date local resources on urban agriculture you may find the U.S. Department of Agriculture's National Agriculture Library Alternative Farming Systems Information Center helpful.²²

Energy (Climate Change and Greenhouse Gases)

On December 7, 2009, EPA Administrator signed two distinct findings regarding greenhouse gases (GHG) under section 202(a) of the Clean Air Act:

²² http://afsic.nal.usda.gov/nal_display/index.php?info_center=2&tax_level=2&tax_subject=301&topic_id=1444

The Administrator finds that six greenhouse gases taken in combination endanger both the public health and the public welfare of current and future generations. The Administrator also finds that the combined emissions of these greenhouse gases from new motor vehicles and new motor vehicle engines contribute to the greenhouse gas air pollution that endangers public health and welfare under CAA section 202(a).²³

These findings do not themselves impose any requirements on industry or other entities. In the absence of Federal law or policy regarding the mitigation of greenhouse gases we recommend that entities take voluntary action to mitigate GHG emissions. We, therefore, encourage efforts to mitigate embodied, operational, and transportation carbon impacts. Innovative energy designs – including partnerships with nearby facilities – are potentially significant opportunities to mitigate GHG emissions.

Your proposed focused review of greenhouse gas emissions using the King County greenhouse gas emissions worksheet will help to facilitate efforts to understand and continually reduce GHG emissions. We support such an analysis, as is planned for this project, to increase preparedness for and decrease potential costs associated with meeting local, county, state, regional, national, and international responses to climate change.²⁴ We note the Whitehouse Council on Environmental Quality's (CEQ) October, 6 2010 Guidance on Federal Greenhouse Gas Accounting and Reporting.²⁵ This Guidance establishes Government-wide requirements for measuring and reporting GHG emissions associated with Federal agency operations. The guidance is accompanied by a separate Draft Technical Support Document that provides detailed information on Federal inventory reporting requirements and calculation methodologies.

In addition, we recommend you consider the following resources regarding climate change and GHGs:

- Draft NEPA Guidance on Consideration of the Effects of Climate Change and Greenhouse Gas Emissions.²⁶
- Recent papers published and presented at the 89th annual Transportation Research Board Meeting, including:
 - *Current Practices in GHG Emissions Savings from Transit*
 - *Reducing CO2 Emission in King County: An Integrated Urban Form and Technology Approach*
 - *A disaggregated Empirical Analysis of the Determinants for Urban Travel GHG Emissions – Quebec*

²³ <http://www.epa.gov/climatechange/endangerment.html>

²⁴ Consider, for instance, Local Governments for Sustainability, King County Climate Plan, Northwest Regional Greenhouse Gas Initiative, Western Climate Initiative, the Energy Independence and Security Act of 2007 and the Bali Action Plan.

²⁵ <http://www.whitehouse.gov/administration/eop/ceq/sustainability/fed-ghg>

²⁶ http://ceq.hss.doe.gov/nepa/regs/Consideration_of_Effects_of_GHG_Draft_NEPA_Guidance_FINAL_02182010.pdf

Environmental Justice

In compliance with NEPA and with E.O. 12898 on Environmental Justice, actions should be taken to conduct adequate public outreach and participation that ensures the public and Native American tribes truly understand the possible impacts to their communities and trust resources. Minority and/or low income communities and tribes must be effectively informed, heard, and responded to regarding the project impacts and issues affecting their communities and natural and cultural resources. The information gathered from the public participation process and how this information is factored into decision-making should be disclosed in the EIS.

EPA requests the following information from lead agencies, at a minimum, when reviewing EISs to determine the adequacy of analysis:

- Describe the efforts that have/will be taken to inform the communities about the impacts of the project and to ensure “meaningful public participation” by the potentially affected communities/individuals.
- Identify low income and people of color (minority) communities in the impact area(s) of the project.
- Disclose in the EIS what was heard from the community about the project during the public participation sessions by listing the impacts identified by the project proponent and the communities (perceived and real).
- Address whether these impacts are likely to occur and to whom, and evaluate all impacts for their potential to disproportionately impact low income and/or people of color (minority) communities.
- Describe how what was heard from the public was/will be incorporated into the decisions made about the project (such as the development of alternatives or choice of alternatives).
- Propose mitigation for the impacts that will or are likely to occur.

Tribal Consultation

Government-to-government consultation with federally recognized Indian tribal governments is legally required. Executive Order 13175, Consultation and Coordination with Indian Tribal Governments, and the President’s executive memorandum of September 22, 2004 are the latest iterations of federal government policy; the latter directed that:

Each executive department and agency ... shall continue to ensure to the greatest extent practicable and as permitted by United States law that the agency's working relationship with federally recognized tribal governments fully respects the rights of self-government and self-determination due tribal governments.

Executive Order 12898 on Environmental Justice is also relevant to Indian tribes, including both federally recognized tribes and tribes that are not formally recognized but that comprise minority and/or low-income populations. Special efforts must be taken to avoid disproportionate adverse environmental impacts on such tribes, and to eliminate barriers to their full participation in the NEPA process and related processes of environmental review.

The lead federal agency responsible for a NEPA analysis is responsible for consulting government-to-government with the governments of federally recognized tribes, and for

consulting, though not necessarily on a formal government-to-government basis, with non-recognized tribes. In all cases, efforts must be made to respect tribal cultural interests, values, and modes of expression, and to overcome language, economic, and other barriers to tribal participation.

Special attention should be paid to environmental impacts on resources held in trust or treaty resources. Trust resources include those resources held in trust by the U.S. government on a tribe's behalf (such as tribal lands, minerals, and timber). They also include resources in which a tribe has rights that the U.S. government is obligated to protect. However, there is a rule of treaty construction, established long ago by the Supreme Court, that a right not explicitly ceded by a tribe was reserved, so tribes may have a basis for arguing for consideration of a wide range of traditional land rights, such as the right to use religious places and the right to protect the remains of their ancestors.

For a NEPA analysis, this means that close consideration should be given to all types of resources and aspects of the environment that tribes regard as significant, and that this consideration be carried out in consultation with tribes. Consultation should begin at the earliest stages of NEPA review, when the purpose and need for the action are considered, alternatives are formulated, and approaches to scoping are established. It should continue through the remainder of the NEPA analysis, documentation, and review process and be documented in Environmental Impact Statements (EISs) and Records of Decision (RODs), Environmental Assessments (EAs) and Findings of No Significant Impact (FONSIs,) and the recordkeeping supporting the application of categorical exclusions.

EPA recommends that lead agencies consult with the potentially affected tribes specific to their interests and concerns. Among the issues that in EPA's experience are often of concern to tribes are:

- Reservation lands.
- Formally identified trust and treaty resources.
- Grave and burial sites.
- Off-reservation sacred sites.
- Traditional cultural properties or landscapes.
- Hunting, fishing, and gathering areas (including impacts to ecosystems that support animals and plants that are or once were part of the Tribes and tribal descendants' traditional resource areas).
- Access to traditional and current hunting, fishing and gathering areas and species.
- Changes in hydrology or ecological composition of springs, seeps, wetlands and streams, that could be considered sacred or have traditional resource use associations.
- Water quality in streams, springs, wetlands and aquifers.
- Travel routes that were historically used, and travel routes that may be currently used.
- Historic properties and other cultural resources.

Since the responsibility for government-to-government consultation with tribes is vested by law in the federal government, we recommend that a lead federal agency not delegate its tribal consultation responsibilities to the State or local government unless it has a formal agreement to such delegation with the pertinent tribal government or governments permitting such delegation, as well as a formal agreement with the State or local government as to how such consultation responsibilities will be carried out.

Cultural Resources

Impacts on cultural resources are often of concern to Indian tribes, both recognized and non-recognized, but they are also of concern to other groups as well. The NEPA regulations, at 40 CFR 1508.27(b) (3) and (8), require that effects on cultural resources are considered in judging the significance of environmental impacts. A variety of specific federal laws, laws of many states, Indian tribes, and other jurisdictions and a number of international conventions and recommendations apply to the management of impacts on different kinds of cultural resources, such as:

- Historic buildings, structures, sites, districts, and landscapes.
- Religious practices, beliefs, and places.
- Traditional uses of land and resources.
- Ancestral human remains and burial sites.
- Traditional ways of life.

The lead federal agency conducting a NEPA analysis should ensure that all such impacts are considered in an orderly and systematic manner, in full consultation with all concerned parties, especially those who may ascribe cultural importance to such resources. Such parties should be contacted early in the scoping process and consulted throughout the analysis, documentation, and review process.

Section 106 of the National Historic Preservation Act and its implementing regulations (36 CFR 800) outlines specific procedures to be used in examining potential impacts on historic places. These procedures should be carefully followed in the course of any NEPA analysis, but agencies must be careful not to allow attention to Section 106 review to cause analysts to give insufficient consideration to other kinds of cultural resources. Not all cultural resources are "historic properties" as defined in the National Historic Preservation Act (that is, places included in or eligible for the National Register of Historic Places); hence they cannot all be addressed through Section 106 review, but this does not mean that they do not need to be addressed under NEPA.

EPA recommends that no Finding of No Significant Impact (FONSI) or Record of Decision (ROD) be completed until the processes of consultation, analysis, review and documentation required by Section 106 of NHPA have been fully completed. If adverse effects to historic properties are identified, any Memorandum of Agreement (MOA) developed to resolve these concerns under Section 106 of NHPA should be referenced in the FONSI or ROD. Unless there is some compelling reason to do otherwise, the Section 106 MOA should be fully executed before a FONSI or ROD is issued, and the FONSI or ROD should provide for implementation of the MOA's terms.

Useful references include:

- <http://www.npi.org/nepa/index.html> regarding NEPA and cultural resources;
- http://www.epa.gov/compliance/resources/publications/ed/ips_consultation_guide.pdf includes the document, *Guide on Consultation and Collaboration with Indian Tribal Governments and the Public Participation of Indigenous Groups and Tribal Members in Environmental Decision Making*.
- Executive Orders:
E.O. 13175, Consultation and Coordination with Tribes.

**U.S. Environmental Protection Agency Rating System for
Draft Environmental Impact Statements
Definitions and Follow-Up Action***

Environmental Impact of the Action

LO – Lack of Objections

The U.S. Environmental Protection Agency (EPA) review has not identified any potential environmental impacts requiring substantive changes to the proposal. The review may have disclosed opportunities for application of mitigation measures that could be accomplished with no more than minor changes to the proposal.

EC – Environmental Concerns

EPA review has identified environmental impacts that should be avoided in order to fully protect the environment. Corrective measures may require changes to the preferred alternative or application of mitigation measures that can reduce these impacts.

EO – Environmental Objections

EPA review has identified significant environmental impacts that should be avoided in order to provide adequate protection for the environment. Corrective measures may require substantial changes to the preferred alternative or consideration of some other project alternative (including the no-action alternative or a new alternative). EPA intends to work with the lead agency to reduce these impacts.

EU – Environmentally Unsatisfactory

EPA review has identified adverse environmental impacts that are of sufficient magnitude that they are unsatisfactory from the standpoint of public health or welfare or environmental quality. EPA intends to work with the lead agency to reduce these impacts. If the potential unsatisfactory impacts are not corrected at the final EIS stage, this proposal will be recommended for referral to the Council on Environmental Quality (CEQ).

Adequacy of the Impact Statement

Category 1 – Adequate

EPA believes the draft EIS adequately sets forth the environmental impact(s) of the preferred alternative and those of the alternatives reasonably available to the project or action. No further analysis of data collection is necessary, but the reviewer may suggest the addition of clarifying language or information.

Category 2 – Insufficient Information

The draft EIS does not contain sufficient information for EPA to fully assess environmental impacts that should be avoided in order to fully protect the environment, or the EPA reviewer has identified new reasonably available alternatives that are within the spectrum of alternatives analyzed in the draft EIS, which could reduce the environmental impacts of the action. The identified additional information, data, analyses or discussion should be included in the final EIS.

Category 3 – Inadequate

EPA does not believe that the draft EIS adequately assesses potentially significant environmental impacts of the action, or the EPA reviewer has identified new, reasonably available alternatives that are outside of the spectrum of alternatives analyzed in the draft EIS, which should be analyzed in order to reduce the potentially significant environmental impacts. EPA believes that the identified additional information, data, analyses, or discussions are of such a magnitude that they should have full public review at a draft stage. EPA does not believe that the draft EIS is adequate for the purposes of the National Environmental Policy Act and or Section 309 review, and thus should be formally revised and made available for public comment in a supplemental or revised draft EIS. On the basis of the potential significant impacts involved, this proposal could be a candidate for referral to the CEQ.

* From EPA Manual 1640 Policy and Procedures for the Review of Federal Actions Impacting the Environment. February, 1987

Appendix B
Land Capacity Analysis

Appendix B. Land Capacity Analysis

Data and Assumptions

The purpose of the land capacity analysis is to document the calculation of growth numbers for alternatives. The methodology identifies possible development and redevelopment opportunities, but ultimately the level of growth will be based on individual property owner decisions and market forces within the framework of City zoning and other development regulations.

The methods rely on 2007 Buildable Lands spreadsheets provided by Michael Hubner of Suburban Cities Association and address vacant and redevelopable lands within the Sunset Area Community Planned Action Study Area.

King County parcel data as of 2010 was used to prepare draft maps and identify parcels within the various zones that are categorized as vacant, redevelopable, and developed. In addition, King County data was used to eliminate other parcels from consideration in the buildable lands analysis, such as religious institutions, government or institutional facilities similar to the 2007 Buildable Lands analysis. However, Renton Housing Authority (RHA) parcels were not excluded.

King County IMap and aerial photos were reviewed to verify status on parcels and to categorize parcels that did not have enough information in King County's data to assess a category.

King County parcel data (2010) was also used to provide existing development figures such as dwelling units and commercial square footage, which were subtracted from redevelopable parcels.

Summary of Land Capacity Findings

Table 1 below provides a draft land capacity analysis broken into subareas. See Draft EIS Figure 2-1 for a map of the subareas and Draft EIS Figure 2-3 for a zoning map. The attached spreadsheet provides a breakdown of capacity by zoning districts.

Table 1. Summary of Land Capacity – Net Additional Growth above Existing

Subarea	Dwelling Units/Jobs	Alternative 1	Alternative 2 ¹	Alternative 3
Potential Sunset Terrace Redevelopment	Dwelling units	168–175 ²	310	479
	Jobs	49 ³	164	182
Sunset Mixed Use	Dwelling units	1,109	1,052	1,509
	Jobs	410–652	1,728	2,875
Central, North and South	Dwelling units	206	296	518
	Jobs	152–213	273	273
Total Study Area	Dwelling units ³	1,483–1,490	1,658	2,506
	Population ⁴	3,430–3,442	3,830	5,789
	Employment SF	251,700	844,351	1,310,113
	Jobs ⁶	611–914 ⁷	2,165	3,330

- ¹ The Draft EIS technical analysis for transportation, water, and sewer models studied two more net units in the Potential Sunset Terrace Redevelopment Subarea under Alternatives 1 and 3, and a slightly different mix of dwellings and jobs in the Potential Sunset Terrace Redevelopment Subarea under Alternative 2 (12 more dwellings and 38 fewer jobs). These differences are negligible and represent a less than 2% difference across the Planned Action Study Area.
- ² The lower range represents proposed concepts on RHA's two vacant sites based on funding applications currently in process. The upper range represents the results of a land capacity analysis.
- ³ The estimate is based on a 90%/10% housing/employment split between residential and service uses; the housing/employment share based on example proposed developments prepared for RHA's two vacant sites in the Sunset Terrace subarea.
- ⁴ Includes 217 dwellings and approximately 8 jobs associated with Harrington Square constructed in Summer 2010.
- ⁵ Applies an average household size of 2.31, an average of two census tracts 252 and 254.
- ⁶ Includes retail, service, and education jobs.
- ⁷ The lower figure shown is based on a commercial employment rate of 400 square feet per employee for retail and service jobs. If applying a commercial employment rate of 250 square feet per employee, the employment would equal the upper range. This latter figure is more similar to Renton Transportation Zone assumptions.

Alternative 1 reflects existing assumptions in the 2007 King County Buildable Lands Report as applied to the adopted zoning and Alternative 3 modifies some of the residential-commercial mix assumptions of the 2007 King County Buildable Lands Report and adds properties that could be redeveloped. These present the bookends. Alternative 2 represents moderate growth within the bookends, by refining Alternative 3 assumptions. The relationship of the land capacity assumptions to the bookends is addressed later in this memo.

Alternative 1

Generally speaking, the existing buildable lands methodology developed by King County and the City of Renton was applied to 2010 King County parcel data to produce Alternative 1 figures for dwelling units and jobs. The 2007 Buildable Lands included the following assumptions for relevant zones listed in Table 2:

Table 2. Alternative 1 Land Capacity Assumptions

Zone	Assumed Future Residential Densities	Assumed Future FAR (Non-Residential)	Mixed-Use Assumed Future % Residential-% Commercial	ROW %	Public Purpose %	Market Factor (%) ¹
R-8	6.64	N/A	N/A	14.5%	11.5%	V = 10%, R=15%
R-10	8.44	N/A	N/A	14.5%	11.5%	V = 10% R=15%
R-14	12.34	N/A	N/A	5%	5%	V = 10% R=15%
RM-F	19.00	N/A	N/A	2%	1%	V = 10% R=15%
CN	N/A	0.15	N/A	0%	0%	V = 10% R=15%
CV	78.34	1.86	80%-20%	0%	0%	V = 10% R=15%

¹ V= Vacant, properties with an improvement value of less than \$5000

R=Redevelopable

Redevelopable – Single Family: Parcels with adequate acreage to accommodate future development

Redevelopable – Multifamily and Commercial: Properties with an improvement to land value of less than 0.5

The land capacity analysis applied the assumptions to eligible properties as follows:

- Vacant, redevelopable, and developed property classifications were generally consistent with the 2007 Buildable Lands assumptions.
 - Single-family residential methods were used for R-8 and R-10 zones
 - An assessment of improvement to land value of less than 0.5 was used for commercial and multifamily zones.
 - Parks, community centers, library, fire station, and churches were excluded from calculations.
 - The small parcels that make up the Walgreens site on Sunset Boulevard appeared as “vacant.” These were corrected to “developed” category.
 - A handful of small access or associated parking parcels were also reclassified from “vacant” to “developed” based upon a review of an aerial and information contained in King County data.
- The Harrington Square project that is under construction is shown as a pipeline project with 217 dwelling units and 8 jobs (3,349 s.f. of commercial space divided by 400 s.f./employee found in buildable lands).

Results were tabulated by subareas. See Table 1 for a breakdown by subarea and the attachment for a summary by zoning district.

Alternative 3

For Alternative 3, the 2007 Buildable Lands methodology was adjusted to assume a greater level of redevelopment along the NE Sunset Boulevard corridor on the Center Village (CV) zoned parcels that were either categorized as redevelopable under Alternative 1 above, or newly categorized as redevelopable using two methods: 1) a review of King County parcel data on age of structures (1990 or earlier) and review of aerial data in relation to existing assumed redevelopable parcels; and 2) a draft methodology developed by the Suburban Cities Association that considers parcels with 25% of the assumed future floor area ratio and a structure age older than 1995.

For purposes of Alternative 3, these parcels were called “CV2” and they were assumed to redevelop with a 50% commercial-50% residential mix in consideration of their orientation to Sunset Boulevard.

A higher density redevelopment assumption was also applied in the R-14 zoned “family village” area identified in the Sunset Area Community Investment Strategy (CIS), and for the current Highlands public library site recognizing possible density bonuses. For these parcels alone, density was assumed at 18 du/acre on the library site and 24 du/acre on the “family village” site. Also, the market factor was removed to account for a complete transformation of these sites.

Additional detailed assumptions are described below.

Potential Sunset Terrace Redevelopment Subarea

For the Potential Sunset Terrace Redevelopment Subarea, the Bumgardner Architecture Concept Master Plan (Draft EIS Figure 2-10) was used to develop the total.

- The number of dwelling units was included from the new development summary shown on Bumgardner’s Sunset Terrace Redevelopment: Concept Master Plan.
- Commercial building square footages were taken from the Sunset Terrace Redevelopment: Concept Master Plan and translated to jobs using the average of the City of Renton’s Buildable Lands employees/square foot range of 250-400. The figure used for this calculation was approximately 325 employees/square foot.
- Employment estimates using this process varies between 97 employees and 182 depending upon whether or not the 27,500 s.f. of community space is considered in the employment mix.

North Subarea

The “family village” redevelopment concept would, if implemented, redevelop RHA property and contiguous School District and City park properties located in the North Subarea (total of approximately 15 acres). Assumptions for this redevelopment included:

- Apply 24du/acre in R-14 zone (considered a practical maximum for townhouse densities; allowed with density bonus provisions for affordable housing),
- Eliminate the market factor for this redevelopment since it is assumed to occur on this single parcel.
- Deduct approximately 3 acres of land as an estimate for education facility and park space in the redevelopment.

Central Subarea

The existing site of the Highlands Branch Public Library is expected to redevelop with housing once the library is moved to the redeveloped Sunset Terrace site. Assumptions for redevelopment of the library site (approximately 1.4 acres, when excluding the associated alley extending north of the library site) include:

- Apply maximum 18 du/acre allowed in R-14 zone (allowed with density bonus provisions for affordable housing and community facilities),
- Eliminate the market factor for this redevelopment since it is assumed to occur on this single parcel.

Alternative 2 and the Bookends

Alternative 3 is considered to be an upper bookend for the analysis. It provides a best-case scenario for employment and residential growth. It captures a range of land use options included in the Renton Sunset Area Community Investment Strategy such as the Sunset Terrace redevelopment and the “family village” concept. Alternative 1 is considered to be a lower bookend. It recognizes more incremental infill redevelopment of vacant and selected properties that appear to have a combination of land and improvement values that could result in redevelopment that takes advantage of adopted zoning. Alternative 2 is a mid-range option that includes the following assumptions:

- a similar amount of redevelopable acreage as Alternative 3, excluding the family village concept and increasing the amount of acres that could be acquired for public parks and recreation
- a lower intensity Sunset Terrace redevelopment, and
- a reduced density and floor area ratio on remaining properties (e.g. a density in the range of the minimum and maximum 20-80 du/ac respectively, and a FAR of less than 1.86 – specifically an average density of approximately 69 dwellings per acre and an FAR of approximately 1.5).

Attachment – Land Capacity by Zone

Land capacity by zone is shown on the attached spreadsheets.

Land Capacity Results

Alternative 1

A	B	C	D
Zoning	Housing Capacity (Units) on:		
	Vacant Land	Redevelopable Land	Total
Single-Family			
R-10	10	0	11
R-14	6	27	33
Subtotal	16	27	43
Multifamily			
RM-F	20	5	26
Subtotal	20	5	26
Mixed-Use			
CV	265	938	1,203
Capacity in pipeline		217	217
Subtotal	265	1,155	1,420
Total			1,489
Zoning	Employment Capacity (Jobs) on:		
	Vacant Land	Redevelopable Land	Total
Commercial			
CN	7	3	10
Subtotal	7	3	10
Mixed-Use			
CV	146	699	845
Capacity in pipeline		8	8
Subtotal	146	707	853
Total	153	710	863
Education			51
New total			914

Alternative 2

A	B	C	D
Zoning	Housing Capacity (Units) on:		
	Vacant Land	Redevelopable Land	Total
Single-Family			
R-10	10	0	10
R-14	3	96	99
Sunset Terrace R-14		n/a	0
Subtotal	13	96	109
Multifamily			
RM-F	20	5	26
Subtotal	20	5	26
Mixed-Use			
CV	42	131	173
CV2	14	808	821
Sunset Terrace CV	0	312	312
Capacity in pipeline		217	217
Subtotal	55	1,468	1,523
Total			1,658
Zoning	Employment Capacity (Jobs) on:		
	Vacant Land	Redevelopable Land	Total
Commercial			
CN	4	2	6
Subtotal	4	2	6
Mixed-Use			
CV	27	50	76
CV2	29	1,729	1,759
Sunset Terrace	0	164	164
Capacity in pipeline		8	8
Subtotal	56	1,951	2,007
Total			2,013
Education			152
New total			2,165

Alternative 3

A	B	C	D
Zoning	Housing Capacity (Units) on:		
	Vacant Land	Redevelopable Land	Total
Single-Family			
R-10	10	0	10
R-14	3	318	321
Sunset Terrace R-14		6	6
Subtotal	13	324	338
Multifamily			
RM-F	20	5	26
Subtotal	20	5	26
Mixed-Use			
CV	65	314	379
CV2	18	1,054	1,072
Sunset Terrace CV	0	475	475
Capacity in pipeline		217	217
Subtotal	83	2,060	2,143
Total			2,507
Zoning	Employment Capacity (Jobs) on:		
	Vacant Land	Redevelopable Land	Total
Commercial			
CN	4	2	6
Subtotal	4	2	6
Mixed-Use			
CV	42	168	210
CV2	46	2,726	2,772
Sunset Terrace	0	0	0
Capacity in pipeline		8	8
Subtotal	89	2,902	2,990
Total			3,178
Education			152
New total			3,330

Appendix C
Draft Planned Action Ordinance

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ORDINANCE NO. _____

AN ORDINANCE of the City Council of the City of Renton, Washington, establishing a Planned Action for the Sunset Area Community pursuant to the State Environmental Policy Act

WHEREAS, the State Environmental Policy Act (“SEPA”) and implementing rules provide for the integration of environmental review with land use planning and project review through designation of “Planned Actions” by jurisdictions planning under the Growth Management Act, RCW 36.70A (“GMA”); and

WHEREAS, the City has adopted a Comprehensive Plan complying with the GMA; and

WHEREAS, the City has engaged in extensive subarea planning for the Sunset Area and has adopted a Community Investment Strategy to guide the area’s growth and redevelopment, and revitalization of the Sunset Area is desirable and in the best interest of the City; and

WHEREAS, the City has adopted regulations and design guidelines for the Sunset Area; and

WHEREAS, the Sunset Area includes the Sunset Terrace public housing project which will be proposed for redevelopment by the Renton Housing Authority; and

WHEREAS, the Sunset Area Community Planned Action EIS identifies impacts and mitigation measures associated with planned development in the area; and

WHEREAS, the City has adopted development regulations which will help protect the environment, and has adopted zoning regulations specific to the Sunset area which will guide the amount, location, form, and quality of desired development; and

WHEREAS, designation of a Planned Action expedites the permitting process for subsequent, implementing projects whose impacts have been previously addressed in a Planned Action environmental impact statement (“EIS”), and thereby encourages desired growth and economic development; and

WHEREAS, the Sunset Area Community is deemed to be appropriate for designation of a Planned Action.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF RENTON, WASHINGTON, DOES HEREBY ORDAIN AS FOLLOWS:

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SECTION 1. - *Purpose.* The City Council declares that the purposes of this ordinance are to:

- A. Combine analysis of environmental impacts with the City's development of plans and regulations;
- B. Designate the Sunset Area Community as a Planned Action for purposes of environmental review and permitting of subsequent, implementing projects pursuant to the State Environmental Policy Act (SEPA), RCW 43.21C.031;
- C. Determine that the EIS prepared for the Sunset Area Community meets the requirements of a Planned Action EIS pursuant to SEPA;
- D. Establish criteria and procedures, consistent with state law, that will determine whether subsequent, implementing projects qualify as Planned Actions;
- E. Provide the public with information about Planned Actions and how the City will process applications for implementing projects;
- F. Streamline and expedite the land use review and approval process for qualifying projects by relying on the EIS completed for the Planned Action; and
- G. Apply the City's development regulations together with the mitigation measures described in the EIS and this Ordinance to address the impacts of future development contemplated by the Planned Action.

SECTION 2. - *Findings.* The City Council finds as follows:

- A. The City is subject to the requirements of the Growth Management Act (GMA, RCW 36.70A), and is located within an Urban Growth Area;
- B. The City has adopted a Comprehensive Plan complying with the GMA, and is amending the Comprehensive Plan to address transportation improvements and capital facilities specific to the Sunset Area
- C. The City has adopted a Community Investment Strategy, development regulations and design guidelines specific to the Sunset Area which will guide growth and revitalization of the area, including the Sunset Terrace public housing project;
- D. The City has prepared an EIS for the Sunset Area ("Sunset Area Community Planned Action EIS"), and finds that this EIS adequately addresses the probable significant environmental impacts associated with the type and amount of development planned to occur in the designated Planned Action area;
- E. The mitigation measures identified in the Planned Action EIS and attached to this ordinance as Exhibit B, together with adopted City development regulations, will

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adequately mitigate significant impacts from development within the Planned Action area;

F. The Comprehensive Plan and Planned Action EIS identify the location, type and amount of development that is contemplated by the Planned Action;

G. Future projects that are implemented consistent with the Planned Action will protect the environment, benefit the public and enhance economic development;

H. The City has provided numerous opportunities for meaningful public involvement in the proposed Planned Action, has considered all comments received, and, as appropriate, has modified the proposal or mitigation measures in response to comments;

I. The Sunset Area Planned Action is not an essential public facility as defined by RCW 36.70A.200(1);

J. The Planned Action area applies to a defined area that is smaller than the overall City boundaries; and

K. Public services and facilities are adequate to serve the proposed Planned Action.

SECTION 3. - *Procedures and Criteria for Evaluating and Determining Projects as Planned Actions.*

A. Planned Action Area. The Planned Action designation shall apply to the area shown in Exhibit A.

B. Environmental Document. A Planned Action determination for a site-specific implementing project application shall be based on the environmental analysis contained in the Draft EIS issued by the City on _____ and the Final EIS published on _____. The Draft and Final EISs shall comprise the Planned Action EIS. The mitigation measures contained in Exhibit B are based upon the findings of the Planned Action EIS and shall, along with adopted City regulations, provide the framework that the City will use to impose appropriate conditions on qualifying Planned Action projects.

C. Planned Action Designated. Land uses and activities described in the Planned Action EIS, subject to the thresholds described in subsection 3.D and the mitigation measures contained in Exhibit B, are designated Planned Actions or Planned Action Projects pursuant to RCW 43.21C.031. A development application for a site-specific Planned Action project located within the Sunset Area shall be designated a Planned Action if it meets the criteria set forth in subsection 3.D of this ordinance and applicable laws, codes, development regulations and standards of the City.

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D. *Planned Action Qualifications.* The following thresholds shall be used to determine if a site-specific development proposed within the Sunset Area is contemplated by the Planned Action and has had its environmental impacts evaluated in the Planned Action EIS:

(1) Land Use. (a) The following general categories/types of land uses, which are identified in RMC 4-2-060 as permitted or conditionally permitted in zoning districts applicable to the planned action area within the Sunset Area, are considered Planned Actions:

Single family and multi-family residential; schools; parks; community and public facilities; office and conference; retail; entertainment and recreation; services; utilities; and mixed-use development incorporating more than one use category where permitted.

(b) Individual land uses considered as Planned Actions shall include those uses specifically listed in RMC 4-2-060 as permitted or conditionally permitted in the zoning classifications applied to properties within the Planned Action area provided they are consistent with the general categories/types of land uses in (1)(a).

(2) Development Thresholds.

(a) The following amount of various new land uses are anticipated by the Planned Action: [blanks would be filled with land use estimates based on

Land Use	Development Amount
Residential	_____ units
Schools	_____ acres
Parks	_____ acres
Office/Service	_____ gross square feet
Retail	_____ gross square feet
Utilities	
Total Development	

(b) Shifting development amounts between categories of uses may be permitted so long as the total build-out does not exceed the aggregate amount of development and trip generation reviewed in the EIS, and so long as the impacts of that development have been identified in the Planned Action EIS and are mitigated consistent with Exhibit B.

(c) If future development proposals in the Sunset Planned Action area exceed the development thresholds specified in this ordinance, further environmental review may be required pursuant to WAC 197-11-172. Further, if proposed development would alter the assumptions and analysis in the Planned Action EIS, further environmental review may be required.

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(3) Building Height. Building height shall not exceed those permitted by the applicable zoning district, as permitted in the Renton Municipal Code.

(4) Transportation.

(a) *Trip Ranges & Thresholds*. The number of new PM Peak Hour Trips anticipated in the Planned Action Area and reviewed in the EIS are as follows:

Total PM Peak Hour Trips	Tbd

Uses or activities that would exceed these maximum trip levels will require additional SEPA review.

(b) *Concurrency*. The determination of transportation impacts shall be based on the City's concurrency management program contained in RMC 4-6-070.

(c) *Off-Site Mitigation*. As provided in the EIS and RMC 4-6-070, in order to mitigate transportation related impacts, all Planned Action Projects shall pay an environmental mitigation fee to participate in and pay a proportionate share of off-site improvements unless otherwise waived by the City Council. Off-site improvements are identified in Attachment B.

(d) *Director Discretion*. The Director of Community and Economic Development or his/her designee shall have discretion to determine incremental and total trip generation, consistent with the Institute of Traffic Engineers (ITE) Trip Generation Manual (latest edition) or an alternative manual accepted by the Director at his sole discretion, for each project permit application proposed under this Planned Action.

(5) Elements of the Environment and Degree of Impacts. A proposed project that would result in a significant change in the type or degree of impacts to any of the elements of the environment analyzed in the Planned Action EIS, shall not qualify as a Planned Action.

(6) Changed Conditions. Should environmental conditions change significantly from those analyzed in the Planned Action EIS, the City's SEPA Responsible Official may determine that the Planned Action designation is no longer applicable until supplemental environmental review is conducted.

E. Planned Action Review Criteria.

(1) The City's Environmental Review Committee may designate as "planned actions", pursuant to RCW 43.21C.030, applications that meet all of the following conditions:

(a) the proposal is located within the Planned Action area identified in Exhibit A of this ordinance;

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(b) the proposed uses and activities are consistent with those described in the Planned Action EIS and Section 3.D of this ordinance;

(c) the proposal is within the Planned Action thresholds and other criteria of Section 3.D of this ordinance;

(d) the proposal is consistent with the City of Renton Comprehensive Plan and applicable zoning regulations;

(e) the proposal's significant adverse environmental impacts have been identified in the Planned Action EIS;

(f) the proposal's significant impacts have been mitigated by application of the measures identified in Exhibit B, and other applicable city regulations, together with any modifications or variances or special permits that may be required;

(g) the proposal complies with all applicable local, state and/or federal laws and regulations, and the Environmental Review Committee determines that these constitute adequate mitigation; and

(h) the proposal is not an essential public facility as defined by RCW 36.70A.200(1).

(2) The City shall base its decision on review of a SEPA checklist, or an alternative form approved by the Department of Ecology, and review of the application and supporting documentation.

(3) A proposal that meets the criteria of this section shall be considered to qualify and be designated as a planned action, consistent with the requirements of RCW 43.21C.030, WAC 197-11-164 et seq, and this ordinance.

F. Effect of Planned Action.

(1) Designation as a planned action project means that a qualifying proposal has been reviewed in accordance with this ordinance and found to be consistent with its development parameters and thresholds, and with the environmental analysis contained in the Planned Action EIS.

(2) Upon determination by the City's Environmental Review Committee that the proposal meets the criteria of Section 3.D and qualifies as a planned action, the proposal shall not require a SEPA threshold determination, preparation of an EIS, or be subject to further review pursuant to SEPA.

G. Planned Action Permit Process. Applications for planned actions shall be reviewed pursuant to the following process.

(1) Development applications shall meet all applicable requirements of the Renton Municipal Code (RMC). Applications for planned actions shall be made on forms provided by the City and shall include a SEPA checklist, or an approved Planned Action checklist.

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(2) The City's Development Services Division shall determine whether the application is complete as provided in RMC 4-8-100.

(3) If the application is for a project within the Planned Action Area defined in Exhibit A, the application will be reviewed to determine if it is consistent with the criteria of this ordinance and thereby qualifies as a Planned Action project. The Environmental Review Committee shall notify the applicant of its decision. If the project is determined to qualify as a Planned Action, it shall proceed in accordance with the applicable permit review procedures specified in RMC 4-8-080G and 4-9, except that no SEPA threshold determination, EIS or additional SEPA review shall be required. The decision of the Environmental Review Committee regarding qualification as a Planned Action shall be final.

(4) Public notice and review for projects that qualify as Planned Actions shall be tied to the underlying permit. The review process for the underlying permit shall be as provided in RMC 4-8-080G and 4-9. If notice is otherwise required for the underlying permit, the notice shall state that the project has qualified as a Planned Action. If notice is not otherwise required for the underlying permit, no special notice is required by this ordinance.

(5) Development Agreement. To provide additional certainty about applicable requirements, the City or an applicant may request consideration and execution of a development agreement for a Planned Action project. The development agreement may address review procedures applicable to a planned action project, permitted uses, mitigation measures, payment of impact fees or provision of improvements through other methods, design standards, phasing, vesting of development rights, and/or any other topic that may properly be considered in a development agreement consistent with RCW 36.70B.170 et seq.

(6) If a project is determined to not qualify as a Planned Action, the Environmental Review Committee shall so notify the applicant and prescribe a SEPA review procedure consistent with the City's SEPA regulations and the requirements of state law. The notice shall describe the elements of the application that result in failure to qualify as a Planned Action.

(7) Projects that fail to qualify as Planned Actions may incorporate or otherwise use relevant elements of the Planned Action EIS, as well as other relevant SEPA documents, to meet their SEPA requirements. The Environmental Review Committee may limit the scope of SEPA review for the non-qualifying project to those issues and environmental impacts not previously addressed in the Planned Action EIS.

SECTION 4. - *Monitoring and Review.*

A. The City shall monitor the progress of development in the designated Planned Action area to ensure that it is consistent with the assumptions of this ordinance and the Planned Action EIS regarding the type and amount of development and associated

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impacts, and with the mitigation measures and improvements planned for the Sunset Area.

B. This Planned Action Ordinance shall be reviewed no later than five years from its effective date by the Environmental Review Committee to determine the continuing relevance of its assumptions and findings with respect to environmental conditions in the Planned Action area, the impacts of development, and required mitigation measures. Based upon this review, the City may propose amendments to this ordinance and/or may supplement or revise the Planned Action EIS.

SECTION 5. - *Conflict.* In the event of a conflict between this Ordinance or any mitigation measure imposed thereto, and any ordinance or regulation of the City, the provisions of this ordinance shall control EXCEPT that the provision of any Uniform Code shall supersede.

SECTION 6. - *Severability.* Should any section, subsection, paragraph, sentence, clause or phrase of this Ordinance or its application be declared to be unconstitutional or invalid by a court of competent jurisdiction, such decision shall not affect the constitutionality or validity of the remaining portions of this ordinance or its application to any other person or situation.

SECTION 7. - *Effective Date.* This ordinance, being an exercise of a power specifically delegated to the City legislative body, is not subject to referendum, and shall take effect five (5) days after its passage, approval and publication as provided by law.

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EXHIBIT A
PLANNED ACTION AREA
[Proposed as Figure 2-1, Planned Action Study Area]

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EXHIBIT B
PLANNED ACTION EIS MITIGATION MEASURES
[Will be based on mitigation measures as summarized in Chapter 1]

Appendix D

Environmental Health: EDR Report

Sunset Terrace Senior Housing Center Development

Sunset Lane NE at NE 10th St

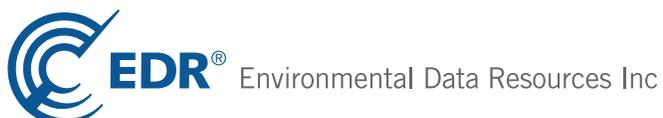
Renton, WA 98056

Inquiry Number: 2826208.2s

July 28, 2010

The EDR Radius Map™ Report with GeoCheck®

Prepared using the EDR FieldCheck® System



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with any questions or comments.

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EXECUTIVE SUMMARY

A search of the environmental records was conducted by Environmental Data Resources, Inc. (EDR). CH2M HILL, INC. used the EDR FieldCheck System to review and/or revise the results of this search, based on independent data verification by CH2M HILL, INC.. The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

SUNSET LANE NE AT NE 10TH ST
RENTON, WA 98056

COORDINATES

Latitude (North): 47.500700 - 47° 30' 2.5"
Longitude (West): 122.181800 - 122° 10' 54.5"
Universal Transverse Mercator: Zone 10
UTM X (Meters): 561622.4
UTM Y (Meters): 5260913.0
Elevation: 344 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 47122-E2 MERCER ISLAND, WA
Most Recent Revision: 1983

South Map: 47122-D2 RENTON, WA
Most Recent Revision: 1994

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from: 2005, 2006
Source: USDA

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

No sites were identified in following databases.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

Proposed NPL..... Proposed National Priority List Sites

EXECUTIVE SUMMARY

NPL LIENS..... Federal Superfund Liens

Federal Delisted NPL site list

Delisted NPL..... National Priority List Deletions

Federal CERCLIS list

CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System
FEDERAL FACILITY..... Federal Facility Site Information listing

Federal CERCLIS NFRAP site List

CERC-NFRAP..... CERCLIS No Further Remedial Action Planned

Federal RCRA CORRACTS facilities list

CORRACTS..... Corrective Action Report

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

Federal RCRA generators list

RCRA-LQG..... RCRA - Large Quantity Generators

Federal institutional controls / engineering controls registries

US ENG CONTROLS..... Engineering Controls Sites List
US INST CONTROL..... Sites with Institutional Controls

Federal ERNS list

ERNS..... Emergency Response Notification System

State and tribal landfill and/or solid waste disposal site lists

SWF/LF..... Solid Waste Facility Database

State and tribal leaking storage tank lists

LUST..... Leaking Underground Storage Tanks Site List
INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

State and tribal registered storage tank lists

AST..... Aboveground Storage Tank Locations
INDIAN UST..... Underground Storage Tanks on Indian Land
FEMA UST..... Underground Storage Tank Listing

State and tribal institutional control / engineering control registries

INST CONTROL..... Institutional Control Site List

State and tribal voluntary cleanup sites

INDIAN VCP..... Voluntary Cleanup Priority Listing

EXECUTIVE SUMMARY

State and tribal Brownfields sites

BROWNFIELDS..... Brownfields Sites Listing

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS..... A Listing of Brownfields Sites

Local Lists of Landfill / Solid Waste Disposal Sites

ODI..... Open Dump Inventory
DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations
SWTIRE..... Solid Waste Tire Facilities
INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands

Local Lists of Hazardous waste / Contaminated Sites

US CDL..... Clandestine Drug Labs
CDL..... Clandestine Drug Lab Contaminated Site List
HIST CDL..... List of Sites Contaminated by Clandestine Drug Labs
US HIST CDL..... National Clandestine Laboratory Register

Local Land Records

LIENS 2..... CERCLA Lien Information
LUCIS..... Land Use Control Information System

Records of Emergency Release Reports

HMIRS..... Hazardous Materials Information Reporting System
SPILLS..... Reported Spills

Other Ascertainable Records

DOT OPS..... Incident and Accident Data
DOD..... Department of Defense Sites
FUDS..... Formerly Used Defense Sites
CONSENT..... Superfund (CERCLA) Consent Decrees
UMTRA..... Uranium Mill Tailings Sites
MINES..... Mines Master Index File
TRIS..... Toxic Chemical Release Inventory System
TSCA..... Toxic Substances Control Act
FTTS..... FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
HIST FTTS..... FIFRA/TSCA Tracking System Administrative Case Listing
SSTS..... Section 7 Tracking Systems
ICIS..... Integrated Compliance Information System
PADS..... PCB Activity Database System
MLTS..... Material Licensing Tracking System
RADINFO..... Radiation Information Database
FINDS..... Facility Index System/Facility Registry System

EXECUTIVE SUMMARY

RAATS.....	RCRA Administrative Action Tracking System
UIC.....	Underground Injection Wells Listing
DRYCLEANERS.....	Drycleaner List
NPDES.....	Water Quality Permit System Data
AIRS.....	Washington Emissions Data System
INDIAN RESERV.....	Indian Reservations
SCRD DRYCLEANERS.....	State Coalition for Remediation of Drycleaners Listing
COAL ASH.....	Coal Ash Disposal Site Listing
PCB TRANSFORMER.....	PCB Transformer Registration Database
COAL ASH EPA.....	Coal Combustion Residues Surface Impoundments List
COAL ASH DOE.....	Sleam-Electric Plan Operation Data

EDR PROPRIETARY RECORDS

EDR Proprietary Records

Manufactured Gas Plants..... EDR Proprietary Manufactured Gas Plants

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property. Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: Also known as Superfund, the National Priority List database is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund program. The source of this database is the U.S. EPA.

An online review and analysis by CH2M HILL, INC. of the NPL list, as provided by EDR, and dated 03/31/2010 has revealed that there is 1 NPL site within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>PACIFIC CAR & FOUNDRY CO.</i>	<i>1400 NORTH 4TH STREET</i>	<i>SW 1/2 - 1 (0.713 mi.)</i>	<i>0</i>	<i>7</i>

EXECUTIVE SUMMARY

Federal RCRA generators list

RCRA-SQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

An online review and analysis by CH2M HILL, INC. of the RCRA-SQG list, as provided by EDR, and dated 02/17/2010 has revealed that there is 1 RCRA-SQG site within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
COLPETTS DEVELOPMENT	936 HARRINGTON AVE NE	S 1/8 - 1/4 (0.213 mi.)	D19	68

RCRA-CESQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

An online review and analysis by CH2M HILL, INC. of the RCRA-CESQG list, as provided by EDR, and dated 02/17/2010 has revealed that there is 1 RCRA-CESQG site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
RENTON HIGHLANDER CENTER INC	2806 NE 10TH	SE 0 - 1/8 (0.077 mi.)	B9	45

State- and tribal - equivalent NPL

HSL: The Hazardous Sites List is a subset of the CSCSL Report. It includes sites which have been assessed and ranked using the Washington Ranking Method (WARM).

An online review and analysis by CH2M HILL, INC. of the HSL list, as provided by EDR, and dated 02/17/2010 has revealed that there is 1 HSL site within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
PACIFIC CAR & FOUNDRY CO. Facility Type: Hazardous Sites List	1400 NORTH 4TH STREET	SW 1/2 - 1 (0.713 mi.)	0	7

State- and tribal - equivalent CERCLIS

CSCSL: The State Hazardous Waste Sites records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by

EXECUTIVE SUMMARY

potentially responsible parties. The data come from the Department of Ecology's Confirmed & Suspected Contaminated Sites List.

An online review and analysis by CH2M HILL, INC. of the CSCSL list, as provided by EDR, and dated 04/26/2010 has revealed that there are 3 CSCSL sites within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>PACIFIC CAR & FOUNDRY CO. LEARNING CENTER</i>	<i>1400 NORTH 4TH STREET 4101 NE SUNSET BLVD</i>	<i>SW 1/2 - 1 (0.713 mi.) ENE 1/2 - 1 (0.937 mi.)</i>	<i>0 33</i>	<i>7 106</i>
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>RENTON HIGHLANDS LANDFILL</i>	<i>NE 3RD ST / NE 4TH ST</i>	<i>SSE 1/2 - 1 (0.860 mi.)</i>	<i>32</i>	<i>105</i>

State and tribal registered storage tank lists

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Ecology's Statewide UST Site/Tank Report.

An online review and analysis by CH2M HILL, INC. of the UST list, as provided by EDR, and dated 05/24/2010 has revealed that there are 4 UST sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>SUNSET BLVD SHELL</i>	<i>2800 NE SUNSET BLVD</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B3</i>	<i>32</i>
<i>JC MART</i>	<i>2801 NE SUNSET BLVD</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B5</i>	<i>37</i>
<i>MCKNIGHT MIDDLE SCHOOL</i>	<i>2600 NE 12TH ST</i>	<i>NNW 1/8 - 1/4 (0.196 mi.)</i>	<i>15</i>	<i>52</i>
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>RENTON MARINE</i>	<i>900 HARRINGTON AVE NE</i>	<i>S 1/8 - 1/4 (0.201 mi.)</i>	<i>D16</i>	<i>53</i>

State and tribal voluntary cleanup sites

VCP: Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

An online review and analysis by CH2M HILL, INC. of the VCP list, as provided by EDR, and dated 04/22/2010 has revealed that there is 1 VCP site within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>JC MART</i>	<i>2801 NE SUNSET BLVD</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B5</i>	<i>37</i>

EXECUTIVE SUMMARY

ICR: These are remedial action reports Ecology has received from either the owner or operator of the site. These actions have been conducted without department oversight or approval and are not under an order or decree.

An online review and analysis by CH2M HILL, INC. of the ICR list, as provided by EDR, and dated 12/01/2002 has revealed that there are 3 ICR sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
JC MART	2801 NE SUNSET BLVD.	SE 0 - 1/8 (0.077 mi.)	B6	40
CONOCOPHILLIPS 2705509	3002 SUNSET BLVD NE	NE 1/8 - 1/4 (0.203 mi.)	E17	56
ARCO #4400	3123 NE SUNSET BLVD.	NE 1/4 - 1/2 (0.315 mi.)	F26	75

ADDITIONAL ENVIRONMENTAL RECORDS

Local Lists of Hazardous waste / Contaminated Sites

ALLSITES: Information on facilities and sites of interest to the Department of Ecology.

An online review and analysis by CH2M HILL, INC. of the ALLSITES list, as provided by EDR, and dated 05/12/2010 has revealed that there are 19 ALLSITES sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CLEANING SHOPPE	2830 SUNSET BLVD NE	ESE 0 - 1/8 (0.076 mi.)	A2	29
SUNSET BLVD SHELL	2800 NE SUNSET BLVD	SE 0 - 1/8 (0.077 mi.)	B3	32
JC MART	2801 NE SUNSET BLVD	SE 0 - 1/8 (0.077 mi.)	B5	37
HIGHLANDS ONE HOUR CLEANERS IN	2808 NE 10TH	SE 0 - 1/8 (0.077 mi.)	B8	41
RENTON HIGHLANDER CENTER INC	2806 NE 10TH	SE 0 - 1/8 (0.077 mi.)	B9	45
PLAID PANTRIES INC	2801 SUNSET BLVD NE	SE 0 - 1/8 (0.078 mi.)	A11	49
MCKNIGHT MIDDLE SCHOOL	2600 NE 12TH ST	NNW 1/8 - 1/4 (0.196 mi.)	15	52
CONOCOPHILLIPS 2705509	3002 SUNSET BLVD NE	NE 1/8 - 1/4 (0.203 mi.)	E17	56
RITE AID STORE 5203	3116 NE SUNSET BLVD	NE 1/4 - 1/2 (0.308 mi.)	F24	73
ARCO STATION 4400	3123 NW SUNSET BLVD	NE 1/4 - 1/2 (0.315 mi.)	F25	74
DANIELS DRYCLEANERS SUNSET BLV	3155 NE SUNSET BLVD	NE 1/4 - 1/2 (0.358 mi.)	G28	77
BUSY BEE CLEANERS	3164 SUNSET BLVD NE	NE 1/4 - 1/2 (0.372 mi.)	G29	83
NORTH HIGHLANDS COMMUNITY CENT	3000 NE 16TH ST	NNE 1/4 - 1/2 (0.442 mi.)	30	87
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
RENTON MARINE	900 HARRINGTON AVE NE	S 1/8 - 1/4 (0.201 mi.)	D16	53
COLPETTS DEVELOPMENT	936 HARRINGTON AVE NE	S 1/8 - 1/4 (0.213 mi.)	D20	69
FRIENDLY FUELS INC RENTON	1190 SUNSET BLVD NE STE	WNW 1/4 - 1/2 (0.264 mi.)	22	70
RENTON FIRE STATION 12	901 HARRINGTON AVE NE	S 1/4 - 1/2 (0.270 mi.)	23	71
MIKE POTOSHNIK JR	1105 SUNSET BLVD NE	W 1/4 - 1/2 (0.351 mi.)	27	76
KENWORTH TRUCK CO RENTON	1601 N. 8TH ST.	SW 1/4 - 1/2 (0.446 mi.)	31	88

EXECUTIVE SUMMARY

CSCSL NFA: The data set contains information about sites previously on the Confirmed and Suspected Contaminated Sites list that have received a No Further Action (NFA) determination. Because it is necessary to maintain historical records of sites that have been investigated and cleaned up, sites are not deleted from the database when cleanup activities are completed. Instead a No Further Action code is entered based upon the type of NFA determination the site received.

An online review and analysis by CH2M HILL, INC. of the CSCSL NFA list, as provided by EDR, and dated 04/26/2010 has revealed that there are 3 CSCSL NFA sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>JC MART</i>	<i>2801 NE SUNSET BLVD</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B5</i>	<i>37</i>
<i>CONOCOPHILLIPS 2705509</i>	<i>3002 SUNSET BLVD NE</i>	<i>NE 1/8 - 1/4 (0.203 mi.)</i>	<i>E17</i>	<i>56</i>
<i>ARCO STATION 4400</i>	<i>3123 NW SUNSET BLVD</i>	<i>NE 1/4 - 1/2 (0.315 mi.)</i>	<i>F25</i>	<i>74</i>

Other Ascertainable Records

RCRA-NonGen: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

An online review and analysis by CH2M HILL, INC. of the RCRA-NonGen list, as provided by EDR, and dated 02/17/2010 has revealed that there are 5 RCRA-NonGen sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>CLEANING SHOPPE</i>	<i>2830 SUNSET BLVD NE</i>	<i>ESE 0 - 1/8 (0.076 mi.)</i>	<i>A2</i>	<i>29</i>
<i>HIGHLANDS ONE HOUR CLEANERS IN</i>	<i>2808 NE 10TH</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B8</i>	<i>41</i>
<i>PLAID PANTRIES INC</i>	<i>2801 SUNSET BLVD NE</i>	<i>SE 0 - 1/8 (0.078 mi.)</i>	<i>A11</i>	<i>49</i>
<i>CONOCOPHILLIPS 2705509</i>	<i>3002 SUNSET BLVD NE</i>	<i>NE 1/8 - 1/4 (0.203 mi.)</i>	<i>E17</i>	<i>56</i>
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>RENTON MARINE</i>	<i>900 HARRINGTON AVE NE</i>	<i>S 1/8 - 1/4 (0.201 mi.)</i>	<i>D16</i>	<i>53</i>

ROD: Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid the cleanup.

An online review and analysis by CH2M HILL, INC. of the ROD list, as provided by EDR, and dated 04/29/2010 has revealed that there is 1 ROD site within approximately 1 mile of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>PACIFIC CAR & FOUNDRY CO.</i>	<i>1400 NORTH 4TH STREET</i>	<i>SW 1/2 - 1 (0.713 mi.)</i>	<i>0</i>	<i>7</i>

EXECUTIVE SUMMARY

MANIFEST: Hazardous waste manifest information.

An online review and analysis by CH2M HILL, INC. of the MANIFEST list, as provided by EDR, and dated 12/31/2009 has revealed that there is 1 MANIFEST site within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>CONOCOPHILLIPS 2705509</i>	<i>3002 SUNSET BLVD NE</i>	<i>NE 1/8 - 1/4 (0.203 mi.)</i>	<i>E17</i>	<i>56</i>

Inactive Drycleaners: A listing of inactive drycleaner facility locations.

An online review and analysis by CH2M HILL, INC. of the Inactive Drycleaners list, as provided by EDR, and dated 12/31/2009 has revealed that there are 3 Inactive Drycleaners sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<i>CLEANING SHOPPE</i>	<i>2830 SUNSET BLVD NE</i>	<i>ESE 0 - 1/8 (0.076 mi.)</i>	<i>A2</i>	<i>29</i>
<i>HIGHLANDS ONE HOUR CLEANERS IN</i>	<i>2808 NE 10TH</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B8</i>	<i>41</i>
<i>RENTON HIGHLANDER CENTER INC</i>	<i>2806 NE 10TH</i>	<i>SE 0 - 1/8 (0.077 mi.)</i>	<i>B9</i>	<i>45</i>

EDR PROPRIETARY RECORDS

EDR Proprietary Records

EDR Historical Auto Stations: EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

An online review and analysis by CH2M HILL, INC. of the EDR Historical Auto Stations list, as provided by EDR, has revealed that there are 5 EDR Historical Auto Stations sites within approximately 0.25 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
GULL SERVICE STATION	2800 NE SUNSET BLVD	SE 0 - 1/8 (0.077 mi.)	B4	37
HIGHLANDS TEXACO	3005 NE SUNSET BLVD	NE 1/8 - 1/4 (0.203 mi.)	E18	67

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
HIGHLAND AUTOMOTIVE MICHL SCH	2615 NE SUNSET BLVD	SW 1/8 - 1/4 (0.145 mi.)	12	51
FARRELL S SERVICE SHOP	960 HARRINGTON AVE	S 1/8 - 1/4 (0.178 mi.)	C13	51
FARRELL S SERVICE SHOP	950 HARRINGTON AVE	S 1/8 - 1/4 (0.193 mi.)	C14	52

EXECUTIVE SUMMARY

EDR Historical Cleaners: EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

An online review and analysis by CH2M HILL, INC. of the EDR Historical Cleaners list, as provided by EDR, has revealed that there are 4 EDR Historical Cleaners sites within approximately 0.25 miles of the target property.

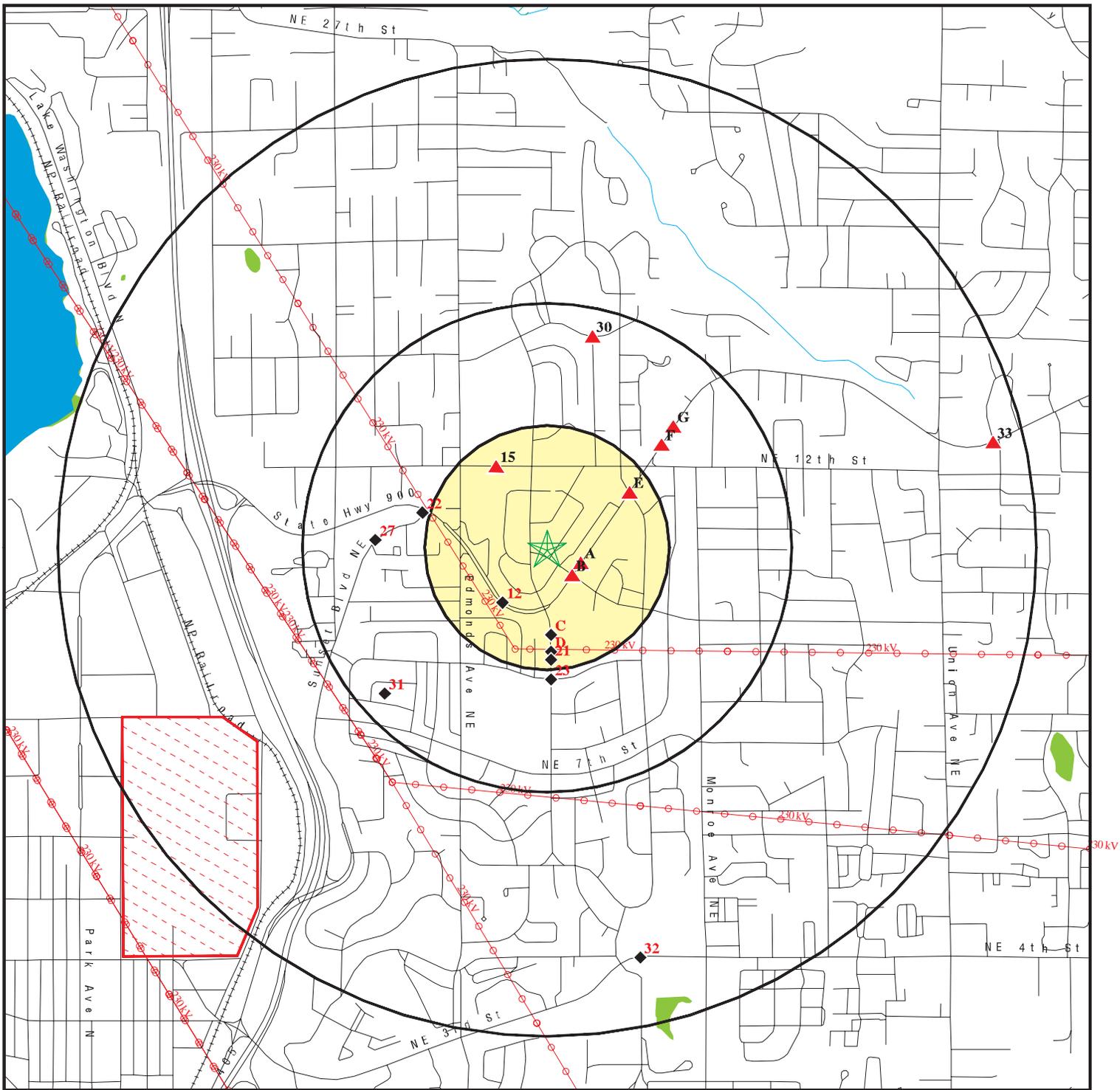
<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
CLEANING SHOPPE THE SUNG KANG	2830 NE SUNSET BLVD	ESE 0 - 1/8 (0.076 mi.)	A1	28
RENTON HIGHLANDER CENTER DONA	2806 NE 10TH ST	SE 0 - 1/8 (0.077 mi.)	B7	41
HIGHLANDS ONE HOUR MARTINIZING	2808 NE 10TH ST	SE 0 - 1/8 (0.077 mi.)	B10	49
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
SPARKLE DRY CLEANING AND LAUND	927 HARRINGTON AVE NE	S 1/8 - 1/4 (0.229 mi.)	21	69

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

<u>Site Name</u>	<u>Database(s)</u>
WA DOT HAZEL	ALLSITES
WA DOT 1405 15 TO SR 169	ALLSITES
WA DOT BRIDGE 90020	RCRA-NonGen, FINDS, ALLSITES
RENTON SERVICE CENTER	CSCSL, ALLSITES
SUNSET MATERIALS INC RENTON	ALLSITES, NPDES
WA ECY SUNSET SPILL	RCRA-NonGen, ALLSITES
WASTE MOBILE COLLECTIONS	SWF/LF
MCMICKEN HEIGHTS	SWF/LF
RENTON JUNCTION (MONSTER ROAD)	SWF/LF
CORLISS ABANDONED LANDFILL	SWF/LF
BOW LAKE ABANDONED LANDFILL	SWF/LF
PUYALLUP/KIT CORNER ABANDONED LANDFILL	SWF/LF
NORTH BEND	SWF/LF
VASHON ISLAND	SWF/LF
REDONDO PIT	SWF/LF
RENTON HIGHLANDS	SWF/LF
SUNSET PARK	SWF/LF
ENUMCLAW	SWF/LF
TUKWILA	SWF/LF
PACIFIC CITY	SWF/LF
AUBURN (M & R STREET SITE)	SWF/LF
HOUGHTON	SWF/LF
CARTON & BORTH	SWF/LF
AUBURN (ROTARY PARK SITE)	SWF/LF
FACTORIA PIT (SUNSET RAVINE PARK)	SWF/LF
PUYALLUP/KIT CORNER	SWF/LF
BOW LAKE	SWF/LF
H.H. OLESON	SWF/LF
KENT ABANDONED LANDFILL (MILL CREEK CANYON PARK)	SWF/LF
CORLISS LANDFILL	SWF/LF
EASTGATE ABANDONED LANDFILL	SWF/LF
SKYKOMISH	SWF/LF
HOUGHTON ABANDONED LANDFILL	SWF/LF
FALL CITY ABANDONED LANDFILL	SWF/LF
MAPLE VALLEY BP	UST
SUNSET MATERIALS INC RENTON	FINDS
WA ECY SUNSET SPILL	FINDS

OVERVIEW MAP - 2826208.2s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ▣ National Priority List Sites
- ▣ Dept. Defense Sites
- ▨ Indian Reservations BIA
- Power transmission lines
- Oil & Gas pipelines
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- National Wetland Inventory

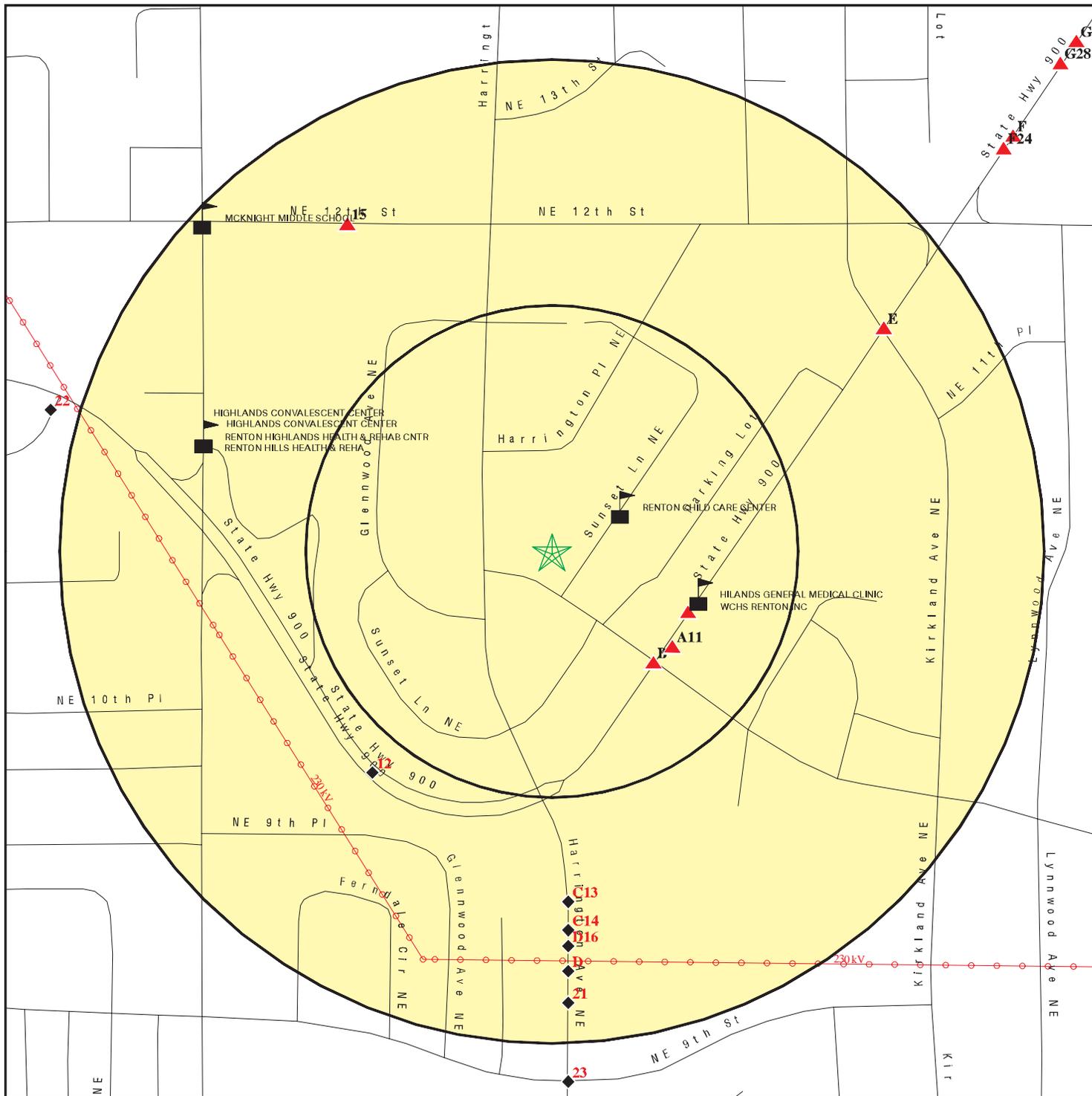


This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Sunset Terrace Senior Housing Center Development
 ADDRESS: Sunset Lane NE at NE 10th St
 Renton WA 98056
 LAT/LONG: 47.5007 / 122.1818

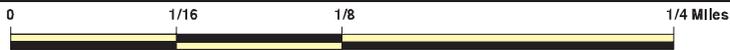
CLIENT: CH2M Hill, Inc.
 CONTACT: Jessie Yap
 INQUIRY #: 2826208.2s
 DATE: July 28, 2010 12:34 pm

DETAIL MAP - 2826208.2s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites

- Indian Reservations BIA
- ⚡ Power transmission lines
- ⚡ Oil & Gas pipelines
- 100-year flood zone
- 500-year flood zone



This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Sunset Terrace Senior Housing Center Development
 ADDRESS: Sunset Lane NE at NE 10th St
 Renton WA 98056
 LAT/LONG: 47.5007 / 122.1818

CLIENT: CH2M Hill, Inc.
 CONTACT: Jessie Yap
 INQUIRY #: 2826208.2s
 DATE: July 28, 2010 12:34 pm

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<u>STANDARD ENVIRONMENTAL RECORDS</u>								
<i>Federal NPL site list</i>								
NPL		1.000	0	0	0	1	NR	1
Proposed NPL		1.000	0	0	0	0	NR	0
NPL LIENS		TP	NR	NR	NR	NR	NR	0
<i>Federal Delisted NPL site list</i>								
Delisted NPL		1.000	0	0	0	0	NR	0
<i>Federal CERCLIS list</i>								
CERCLIS		0.500	0	0	0	NR	NR	0
FEDERAL FACILITY		1.000	0	0	0	0	NR	0
<i>Federal CERCLIS NFRAP site List</i>								
CERC-NFRAP		0.500	0	0	0	NR	NR	0
<i>Federal RCRA CORRACTS facilities list</i>								
CORRACTS		1.000	0	0	0	0	NR	0
<i>Federal RCRA non-CORRACTS TSD facilities list</i>								
RCRA-TSDF		0.500	0	0	0	NR	NR	0
<i>Federal RCRA generators list</i>								
RCRA-LQG		0.250	0	0	NR	NR	NR	0
RCRA-SQG		0.250	0	1	NR	NR	NR	1
RCRA-CESQG		0.250	1	0	NR	NR	NR	1
<i>Federal institutional controls / engineering controls registries</i>								
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
<i>Federal ERNS list</i>								
ERNS		TP	NR	NR	NR	NR	NR	0
<i>State- and tribal - equivalent NPL</i>								
HSL		1.000	0	0	0	1	NR	1
<i>State- and tribal - equivalent CERCLIS</i>								
CSCSL		1.000	0	0	0	3	NR	3
<i>State and tribal landfill and/or solid waste disposal site lists</i>								
SWF/LF		0.500	0	0	0	NR	NR	0
<i>State and tribal leaking storage tank lists</i>								
LUST		0.500	0	0	0	NR	NR	0
INDIAN LUST		0.500	0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
State and tribal registered storage tank lists								
UST		0.250	2	2	NR	NR	NR	4
AST		0.250	0	0	NR	NR	NR	0
INDIAN UST		0.250	0	0	NR	NR	NR	0
FEMA UST		0.250	0	0	NR	NR	NR	0
State and tribal institutional control / engineering control registries								
INST CONTROL		0.500	0	0	0	NR	NR	0
State and tribal voluntary cleanup sites								
VCP		0.500	1	0	0	NR	NR	1
INDIAN VCP		0.500	0	0	0	NR	NR	0
ICR		0.500	1	1	1	NR	NR	3
State and tribal Brownfields sites								
BROWNFIELDS		0.500	0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS		0.500	0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
ODI		0.500	0	0	0	NR	NR	0
DEBRIS REGION 9		0.500	0	0	0	NR	NR	0
SWTIRE		0.500	0	0	0	NR	NR	0
INDIAN ODI		0.500	0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US CDL		TP	NR	NR	NR	NR	NR	0
ALLSITES		0.500	6	4	9	NR	NR	19
CSCSL NFA		0.500	1	1	1	NR	NR	3
CDL		TP	NR	NR	NR	NR	NR	0
HIST CDL		TP	NR	NR	NR	NR	NR	0
US HIST CDL		TP	NR	NR	NR	NR	NR	0
Local Land Records								
LIENS 2		TP	NR	NR	NR	NR	NR	0
LUCIS		0.500	0	0	0	NR	NR	0
Records of Emergency Release Reports								
HMIRS		TP	NR	NR	NR	NR	NR	0
SPILLS		TP	NR	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA-NonGen		0.250	3	2	NR	NR	NR	5

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
DOT OPS		TP	NR	NR	NR	NR	NR	0
DOD		1.000	0	0	0	0	NR	0
FUDS		1.000	0	0	0	0	NR	0
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	1	NR	1
UMTRA		0.500	0	0	0	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
TRIS		TP	NR	NR	NR	NR	NR	0
TSCA		TP	NR	NR	NR	NR	NR	0
FTTS		TP	NR	NR	NR	NR	NR	0
HIST FTTS		TP	NR	NR	NR	NR	NR	0
SSTS		TP	NR	NR	NR	NR	NR	0
ICIS		TP	NR	NR	NR	NR	NR	0
PADS		TP	NR	NR	NR	NR	NR	0
MLTS		TP	NR	NR	NR	NR	NR	0
RADINFO		TP	NR	NR	NR	NR	NR	0
FINDS		TP	NR	NR	NR	NR	NR	0
RAATS		TP	NR	NR	NR	NR	NR	0
UIC		TP	NR	NR	NR	NR	NR	0
MANIFEST		0.250	0	1	NR	NR	NR	1
DRYCLEANERS		0.250	0	0	NR	NR	NR	0
NPDES		TP	NR	NR	NR	NR	NR	0
AIRS		TP	NR	NR	NR	NR	NR	0
Inactive Drycleaners		0.250	3	0	NR	NR	NR	3
INDIAN RESERV		1.000	0	0	0	0	NR	0
SCRD DRYCLEANERS		0.500	0	0	0	NR	NR	0
COAL ASH		0.500	0	0	0	NR	NR	0
PCB TRANSFORMER		TP	NR	NR	NR	NR	NR	0
COAL ASH EPA		0.500	0	0	0	NR	NR	0
COAL ASH DOE		TP	NR	NR	NR	NR	NR	0

EDR PROPRIETARY RECORDS

EDR Proprietary Records

Manufactured Gas Plants		1.000	0	0	0	0	NR	0
EDR Historical Auto Stations		0.250	1	4	NR	NR	NR	5
EDR Historical Cleaners		0.250	3	1	NR	NR	NR	4

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

**NPL
Region
SW
1/2-1
3763 ft.**

**PACIFIC CAR & FOUNDRY CO.
1400 NORTH 4TH STREET
RENTON, WA 98055**

**NPL 1000251921
CERCLIS WAD009249210
RCRA-NonGen
ROD
FINDS
CSCSL
HSL
ALLSITES
MANIFEST
INST CONTROL**

NPL:

EPA ID: WAD009249210
EPA Region: 10
Federal: N
Final Date: Not reported

Category Details:

NPL Status: Currently on the Final NPL
Category Description: Depth To Aquifer-> 50 And <= 100 Feet
Category Value: 75 FTBGS

NPL Status: Currently on the Final NPL
Category Description: Distance To Nearest Population-0 Miles (On Site)
Category Value: 0

Site Details:

Site Name: PACIFIC CAR & FOUNDRY CO.
Site Status: Final
Site Zip: 98055
Site City: RENTON
Site State: WA
Federal Site: No
Site County: KING
EPA Region: 10
Date Proposed: 06/24/88
Date Deleted: Not reported
Date Finalized: 02/21/90

Substance Details:

NPL Status: Currently on the Final NPL
Substance ID: Not reported
Substance: Not reported
CAS #: Not reported
Pathway: Not reported
Scoring: Not reported

NPL Status: Currently on the Final NPL
Substance ID: A005
Substance: ARSENIC AND COMPOUNDS
CAS #: Not reported
Pathway: GROUND WATER PATHWAY
Scoring: 4

NPL Status: Currently on the Final NPL
Substance ID: A006
Substance: BARIUM AND COMPOUNDS
CAS #: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

Pathway: GROUND WATER PATHWAY
Scoring: 3

NPL Status: Currently on the Final NPL
Substance ID: A006
Substance: BARIUM AND COMPOUNDS
CAS #: Not reported
Pathway: SURFACE WATER PATHWAY
Scoring: 3

NPL Status: Currently on the Final NPL
Substance ID: A011
Substance: BERYLLIUM AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: A020
Substance: CHROMIUM AND COMPOUNDS
CAS #: Not reported
Pathway: GROUND WATER PATHWAY
Scoring: 4

NPL Status: Currently on the Final NPL
Substance ID: A020
Substance: CHROMIUM AND COMPOUNDS
CAS #: Not reported
Pathway: SURFACE WATER PATHWAY
Scoring: 3

NPL Status: Currently on the Final NPL
Substance ID: A038
Substance: NICKEL AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: A046
Substance: POLYCHLORINATED BIPHENYLS
CAS #: 1336-36-3
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: A049
Substance: SILVER AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: C151
Substance: IRON AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: C156
Substance: ALUMINUM AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: C178
Substance: COPPER AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: C212
Substance: PHENOLS AND PHENOLIC COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: C247
Substance: ZINC AND COMPOUNDS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: C460
Substance: MERCURY
CAS #: 7439-97-6
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: D004
Substance: ARSENIC
CAS #: 7440-38-2
Pathway: SURFACE WATER PATHWAY
Scoring: 3

NPL Status: Currently on the Final NPL
Substance ID: D006
Substance: CADMIUM (CD)
CAS #: 7440-43-9
Pathway: GROUND WATER PATHWAY
Scoring: 3

NPL Status: Currently on the Final NPL
Substance ID: D006
Substance: CADMIUM (CD)
CAS #: 7440-43-9
Pathway: SURFACE WATER PATHWAY
Scoring: 3

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

NPL Status: Currently on the Final NPL
Substance ID: D008
Substance: LEAD (PB)
CAS #: 7439-92-1
Pathway: GROUND WATER PATHWAY
Scoring: 4

NPL Status: Currently on the Final NPL
Substance ID: D008
Substance: LEAD (PB)
CAS #: 7439-92-1
Pathway: SURFACE WATER PATHWAY
Scoring: 3

NPL Status: Currently on the Final NPL
Substance ID: W002
Substance: VOLATILE ORGANICS
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: W012
Substance: PESTICIDES
CAS #: Not reported
Pathway: NO PATHWAY INDICATED
Scoring: 1

NPL Status: Currently on the Final NPL
Substance ID: W031
Substance: POLYNUCLEAR AROMATIC HYDROCARBONS
CAS #: 130498-29-2
Pathway: NO PATHWAY INDICATED
Scoring: 1

Summary Details:

Conditions at proposal June 24, 1988): Pacific Car Foundry Co. manufactures trucks, winches, military equipment, railroad cars, and anodes on 97 acres in an industrial area of Renton, King County, Washington. The facility operated during 1907-24 and from 1934 to the present. The company is a division of PACCAR, Inc. An inactive company landfill occupies the northwest quarter of the property. Until 1964, the facility deposited waste materials, including foundry sand, wood, metal, paints, solvents, and oils, in a marshy area underlain by peat and clay. The wastes are estimated to have been buried up to 7 feet below the surface. Sand and gravel have been used to cover the abandoned landfill. In February 1986, PACCAR, Inc., detected lead, mercury, arsenic, cadmium, and chromium in on-site soil and in shallow ground water. Renton has wells in an aquifer connected to the shallow contaminated aquifer. An estimated 37,200 people obtain drinking water from municipal wells within 3 miles of the site. In November 1987, PACCAR, Inc., removed some contaminated soil containing hydrocarbons and lead and transported it to a hazardous waste facility regulated under Subtitle C of the Resource Conservation and Recovery Act. A ditch on the site drains into the Cedar River and John s Creek. The Cedar River flows into Lake Washington, which is within 3 miles downstream of the site and is used for recreational activities. Status February 21, 1990): In August 1988, under a Consent Decree with the Washington Department of Ecology, PACCAR

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

began a remedial investigation/feasibility study to determine the type and extent of contamination at the site and identify alternatives for remedial action. The work is scheduled to be completed in early 1990.

Site Status Details:

NPL Status: Final
Proposed Date: 06/24/1988
Final Date: 02/21/1990
Deleted Date: Not reported

Narratives Details:

NPL Name: PACIFIC CAR & FOUNDRY CO.
City: RENTON
State: WA

CERCLIS:

Site ID: 1000614
Federal Facility: Not a Federal Facility
NPL Status: Currently on the Final NPL
Non NPL Status: Not reported

CERCLIS Site Alias Name(s):

Alias Name: PACCAR
Alias Address: Not reported
WA
Alias Name: PACIFIC CAR & FOUNDRY CO
Alias Address: Not reported
KING, WA
Alias Name: PACIFIC CAR & FOUNDRY CO
Alias Address: Not reported
Not reported
Alias Name: PACIFIC CAR & FOUNDRY CO.
Alias Address: 1400 N 4TH ST
RENTON, WA 98055

Site Description: Not reported

CERCLIS Assessment History:

Action: DISCOVERY
Date Started: Not reported
Date Completed: 06/05/81
Priority Level: Not reported

Action: PRELIMINARY ASSESSMENT
Date Started: 12/05/84
Date Completed: 04/24/85
Priority Level: Higher priority for further assessment

Action: SITE INSPECTION
Date Started: 08/27/86
Date Completed: 09/17/86
Priority Level: Higher priority for further assessment

Action: HAZARD RANKING SYSTEM PACKAGE
Date Started: Not reported
Date Completed: 04/02/87
Priority Level: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

Action: PROPOSAL TO NATIONAL PRIORITIES LIST
Date Started: Not reported
Date Completed: 06/24/88
Priority Level: Not reported

Action: REMEDIAL INVESTIGATION/FEASIBILITY STUDY NEGOTIATIONS
Date Started: Not reported
Date Completed: 11/07/88
Priority Level: Not reported

Action: STATE CONSENT DECREE
Date Started: Not reported
Date Completed: 11/07/88
Priority Level: Not reported

Action: FINAL LISTING ON NATIONAL PRIORITIES LIST
Date Started: Not reported
Date Completed: 02/21/90
Priority Level: Not reported

Action: REMOVAL ASSESSMENT
Date Started: Not reported
Date Completed: 09/11/90
Priority Level: Not reported

Action: COMBINED REMEDIAL INVESTIGATION/FEASIBILITY STUDY
Date Started: 08/19/88
Date Completed: 09/06/91
Priority Level: Not reported

Action: RECORD OF DECISION
Date Started: Not reported
Date Completed: 09/06/91
Priority Level: Final Remedy Selected at Site

Action: REMEDIAL DESIGN/REMEDIAL ACTION NEGOTIATIONS
Date Started: 05/01/91
Date Completed: 11/08/91
Priority Level: Not reported

Action: STATE CONSENT DECREE
Date Started: Not reported
Date Completed: 11/08/91
Priority Level: Not reported

Action: REMOVAL ASSESSMENT
Date Started: 12/02/92
Date Completed: 12/02/92
Priority Level: Not reported

Action: REMEDIAL ACTION
Date Started: 11/08/91
Date Completed: 08/05/96
Priority Level: Not reported

Action: REMEDIAL DESIGN
Date Started: 11/08/91

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

Date Completed: 08/05/96
Priority Level: Not reported

Action: PRELIMINARY CLOSE-OUT REPORT PREPARED
Date Started: Not reported
Date Completed: 08/05/96
Priority Level: Not reported

RCRA-NonGen:

Date form received by agency: 02/22/2008
Facility name: PACCAR INC
Facility address: 1400 N 4TH ST
RENTON, WA 980551535
EPA ID: WAD009249210
Mailing address: PO BOX 1518
BELLEVUE, WA 98009-1518
Contact: VICKI ZUMBRUNNEN
Contact address: PO BOX 1518
BELLEVUE, WA 98009-1518
Contact country: US
Contact telephone: (425)468-7055
Contact email: Not reported
EPA Region: 10
Land type: Private
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: PACCAR INC
Owner/operator address: PO BOX 1518
BELLEVUE, WA 98009
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Operator
Owner/Op start date: 12/31/2007
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

Historical Generators:

Date form received by agency: 12/31/2007
Facility name: PACCAR INC
Classification: Not a generator, verified

Date form received by agency: 12/31/2005
Facility name: PACCAR INC
Classification: Not a generator, verified

Date form received by agency: 12/31/2003
Facility name: PACCAR INC
Classification: Not a generator, verified

Date form received by agency: 12/31/1990
Facility name: PACCAR INC
Site name: PACIFIC CAR AND FOUNDRY
Classification: Large Quantity Generator

Facility Has Received Notices of Violations:

Regulation violated: Not reported
Area of violation: Generators - General
Date violation determined: 04/17/1984
Date achieved compliance: 08/28/1984
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 07/08/1984
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Evaluation Action Summary:

Evaluation date: 04/17/1984
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 08/28/1984
Evaluation lead agency: State

ROD:

Full-text of USEPA Record of Decision(s) is available from EDR.

FINDS:

Registry ID: 110002150038

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

NCDB (National Compliance Data Base) supports implementation of the

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Federal Insecticide, Fungicide, and Rodenticide Act (FIFRA) and the Toxic Substances Control Act (TSCA). The system tracks inspections in regions and states with cooperative agreements, enforcement actions, and settlements.

US EPA TRIS (Toxics Release Inventory System) contains information from facilities on the amounts of over 300 listed toxic chemicals that these facilities release directly to air, water, land, or that are transported off-site.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

CERCLIS (Comprehensive Environmental Response, Compensation, and Liability Information System) is the Superfund database that is used to support management in all phases of the Superfund program. The system contains information on all aspects of hazardous waste sites, including an inventory of sites, planned and actual site activities, and financial information.

CSCSL:

Facility ID: 2065
Facility Type: Program Plan
Region: Northwest
Ecology Status Code: 5
Entered Date: 3/1/1988
Updated Date: 7/9/2008
Brownfield Status: 0
Rank Status: 0
PSI Status: Not reported
Clean Method: Not reported
Drinking Water Type: Not reported
Cleanup Standard: Not reported
Acres Remediated: Not reported
Latitude: 47.488568
Longitude: -122.198868
Lat/Long: 47.488568 / -122.198868
Lat/Long (dms): 47 29 18.845 / -122 11 55.925
Media Status Desc: 1/1/0001
Affected Media: Groundwater
Affected Media Status: Confirmed
Pesticides: Not reported
Petroleum Products: Not reported
Phenolic Compounds: Not reported
Reactive Wastes: Not reported
Corrosive Wastes: Not reported
Radioactive Wastes: Not reported
Asbestos: Not reported
Responsible Unit: NORTHWEST
Arsenic Code: Not reported
MTBE Code: Not reported
UXO Code: Not reported

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Dioxin: Not reported
Non-Halogenated Solvents: Not reported
Base/Neutral/Acid Organics: Not reported
Halogenated Organic Compounds: Confirmed
EPA Priority Pollutants - Metals and Cyanide: Confirmed
Metals - Other non-priority pollutant medals: Not reported
Polychlorinated biPhenyls (PCBs): Not reported
Polynuclear Aromatic Hydrocarbons (PAH): Not reported
Conventional Contaminants, Organic: Not reported
Conventional Contaminants, Inorganic: Not reported
Tibutyl Tin Contaminant Group: Not reported
Bioassay/Benthic Failures Contaminant Group: Not reported
Wood Debris Contaminant Group: Not reported
Other Deleterious Substance Group: Not reported
Ecology Site Status (MTCA cleanup process): Construction Completed, O & M Underway

Facility ID: 2065
Facility Type: Program Plan
Region: Northwest
Ecology Status Code: 5
Entered Date: 3/1/1988
Updated Date: 7/9/2008
Brownfield Status: 0
Rank Status: 0
PSI Status: Not reported
Clean Method: Solidification/Stabilization
Drinking Water Type: Not reported
Cleanup Standard: Not reported
Acres Remediated: Not reported
Latitude: 47.488568
Longitude: -122.198868
Lat/Long: 47.488568 / -122.198868
Lat/Long (dms): 47 29 18.845 / -122 11 55.925
Media Status Desc: 1/1/0001
Affected Media: Soil
Affected Media Status: Confirmed
Pesticides: Not reported
Petroleum Products: Confirmed
Phenolic Compounds: Confirmed
Reactive Wastes: Not reported
Corrosive Wastes: Not reported
Radioactive Wastes: Not reported
Asbestos: Not reported
Responsible Unit: NORTHWEST
Arsenic Code: Not reported
MTBE Code: Not reported
UXO Code: Not reported
Dioxin: Not reported
Non-Halogenated Solvents: Confirmed
Base/Neutral/Acid Organics: Not reported
Halogenated Organic Compounds: Confirmed
EPA Priority Pollutants - Metals and Cyanide: Confirmed
Metals - Other non-priority pollutant medals: Confirmed
Polychlorinated biPhenyls (PCBs): Confirmed
Polynuclear Aromatic Hydrocarbons (PAH): Confirmed
Conventional Contaminants, Organic: Not reported
Conventional Contaminants, Inorganic: Confirmed

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Tibutyl Tin Contaminant Group: Not reported
Bioassay/Benthic Failures Contaminant Group: Not reported
Wood Debris Contaminant Group: Not reported
Other Deleterious Substance Group: Not reported
Ecology Site Status (MTCA cleanup process): Construction Completed, O & M Underway

HSL:

edr_fstat: WA
edr_fzip: Not reported
edr_fcnty: KING
edr_zip: Not reported
Facility Type: Hazardous Sites List
Facility Status: Construction Completed, O&M underway
FSID Number: 2065
Rank: 0
Region: NW

ALLSITES:

Facility Id: 2065
Latitude: 47.488568000000001
Longitude: -122.198868
Geographic location identifier (alias facid): 2065
Facility Name: PACIFIC CAR & FOUNDRY CO
Latitude Decimal Degrees: 47.488568000000001
Longitude Decimal Degrees: -122.198868
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 8
Location Verified Code: Not reported

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: FCS
Interaction (Aka Env Int) Description: Federal (Superfund) Cleanup St
Interaction Status: A
Federal Program Identifier: WAD009249210
Interaction Start Date: 1/1/1900
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: CONSTGP
Interaction (Aka Env Int) Description: Construction SW GP
Interaction Status: A
Federal Program Identifier: WAR002460
Interaction Start Date: 9/15/1995
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: A
Federal Program Identifier: WAD009249210
Interaction Start Date: 12/31/2009
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: TRI

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Interaction (Aka Env Int) Description: Toxics Release Inventory
Interaction Status: I
Federal Program Identifier: WAD009249210
Interaction Start Date: 1/1/1988
Interaction End Date: 10/3/2002

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD009249210
Interaction Start Date: 8/11/1980
Interaction End Date: 2/2/2004

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: TIER2
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2
Interaction Status: A
Federal Program Identifier: WAD009249210
Interaction Start Date: 1/1/1989
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: Not reported
Interaction Start Date: 2/29/2000
Interaction End Date: 5/3/2000

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: HWOTHER
Interaction (Aka Env Int) Description: Haz Waste Management Activity
Interaction Status: I
Federal Program Identifier: WAD009249210
Interaction Start Date: 12/31/2003
Interaction End Date: 12/31/2009

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 6609
Interaction Start Date: 1/29/1992
Interaction End Date: 5/3/2000

Geographic Location Identifier (Alias Facid): 2065
Interaction (Aka Env Int) Type Code: TRI
Interaction (Aka Env Int) Description: Toxics Release Inventory
Interaction Status: I
Federal Program Identifier: WAD009249210
Interaction Start Date: 6/30/1988
Interaction End Date: 7/1/1988

WA MANIFEST:

Facility Site ID Number: 2065

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SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: The site address in Renton cover PACCAR's former Pacific Car and Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should additional Dangerous Waste be generated during repairs or new construction.
The site address in Renton covers PACCAR's former Pacific Car & Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should additional Dangerous Waste be generated during repairs or new construction.

Data Year: Not reported
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter defferal: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD009249210
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 331513
BUSINESS TYPE: Truck manufacturing
MAIL NAME: PACCAR Inc
MAIL ADDR LINE1: PO Box 1518
MAIL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7055
LEGAL EFFECTIVE DATE: 2/6/1996
LAND ORG NAME: PACCAR Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Vicki ZumBrunnen

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LAND ADDR LINE1: PO Box 1518
LAND ADDR LINE2: 777 106th Ave NE
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7055
OPERATOR ORG NAME: PACCAR Inc
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO Box 1518
OPERATOR CITY,ST,ZIP: BELLEVUE, WA 98009
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 468-7400
OPERATOR EFFECTIVE DATE: Not reported
SITE CONTACT NAME: Vicki ZumBrunnen
SITE CONTACT ADDR LINE1: PO BOX 1518
SITE CONTACT ZIP: BELLEVUE, WA 98009-1518
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 468-7055
SITE CONTACT EMAIL: vicki.zumbrunnen@paccar.com
FORM CONTACT NAME: Vicki ZumBrunnen
FORM CONTACT ADDR LINE1: PO BOX 1518
FORM CONTACT CITY,ST,ZIP: BELLEVUE, WA 98009-1518
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425) 468-7055
FORM CONTACT EMAIL: vicki.zumbrunnen@paccar.com
GEN STATUS CD: XQG
MONTHLY GENERATION: False
BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 2065
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: The site address in Renton cover PACCAR's former Pacific Car and Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should the site address in Renton covers PACCAR's former Pacific Car & Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should additional Dangerous Waste be generated during repairs or new construction. d additional Dangerous Waste be generated during repairs or new construction.

Data Year: Not reported
Permit by Rule: No
Treatment by Generator: No

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Mixed radioactive waste: No
Importer of hazardous waste: No
Immediate recycler: No
Treatment/Storage/Disposal/Recycling Facility: No
Generator of dangerous fuel waste: No
Generator marketing to burner: No
"Other marketers (i.e., blender, distributor, etc.)": No
Utility boiler burner: No
Industry boiler burner: No
Industrial Furnace: No
Smelter defferal: No
Universal waste - batteries - generate: No
Universal waste - thermostats - generate: No
Universal waste - mercury - generate: No
Universal waste - lamps - generate: No
Universal waste - batteries - accumulate: No
Universal waste - thermostats - accumulate: No
Universal waste - mercury - accumulate: No
Universal waste - lamps - accumulate: No
Destination Facility for Universal Waste: No
Off-specification used oil burner - utility boiler: No
Off-specification used oil burner - industrial boiler: No
Off-specification used oil burner - industrial furnace: No
EPA ID: WAD009249210
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 331513
BUSINESS TYPE: Truck manufacturing
MAIL NAME: PACCAR Inc
MAIL ADDR LINE1: PO Box 1518
MAIL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7055
LEGAL EFFECTIVE DATE: 2/6/1996
LAND ORG NAME: PACCAR Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Vicki ZumBrunnen
LAND ADDR LINE1: PO Box 1518
LAND ADDR LINE2: 777 106th Ave NE
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7055
OPERATOR ORG NAME: PACCAR Inc
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO Box 1518
OPERATOR CITY,ST,ZIP: BELLEVUE, WA 98009
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 468-7400
OPERATOR EFFECTIVE DATE: Not reported
SITE CONTACT NAME: Vicki ZumBrunnen
SITE CONTACT ADDR LINE1: PO BOX 1518
SITE CONTACT ZIP: BELLEVUE, WA 98009-1518

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SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 468-7055
SITE CONTACT EMAIL: vicki.zumbrunnen@paccar.com
FORM CONTACT NAME: Vicki ZumBrunnen
FORM CONTACT ADDR LINE1: PO BOX 1518
FORM CONTACT CITY,ST,ZIP: BELLEVUE, WA 98009-1518
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425) 468-7055
FORM CONTACT EMAIL: vicki.zumbrunnen@paccar.com
GEN STATUS CD: XQG
MONTHLY GENERATION: No
BATCH GENERATION: No
ONE TIME GENERATION: No
TRANSPORTS OWN WASTE: No
TRANSPORTS OTHRS WASTE: No
RECYCLER ONSITE: No
TRANSFER FACILITY: No
OTHER EXEMPTION: Not reported
UW BATTERY GEN: No
USED OIL TRANSPORTER: No
USED OIL TRANSFER FACILITY: No
USED OIL PROCESSOR: No
USED OIL REREFINER: No
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No
USED OIL FUEL MRKTR MEETS SPECS: No

Facility Site ID Number: 2065
SWC Desc: Not reported
FWC Desc: D008 - Lead
Form Comm: The site address in Renton covers the former Pacific Car & Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should additional Dangerous Waste be generated during repairs or new construction.

Data Year: 2009
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter defferal: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False

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Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD009249210
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 331513
BUSINESS TYPE: Truck manufacturing
MAIL NAME: PACCAR Inc
MAIL ADDR LINE1: PO Box 1518
MAIL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7055
LEGAL EFFECTIVE DATE: 2/6/1996
LAND ORG NAME: PACCAR Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Vicki ZumBrunnen
LAND ADDR LINE1: PO Box 1518
LAND ADDR LINE2: 777 106th Ave NE
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7055
OPERATOR ORG NAME: PACCAR Inc
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO Box 1518
OPERATOR CITY,ST,ZIP: BELLEVUE, WA 98009
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 468-7400
OPERATOR EFFECTIVE DATE: Not reported
SITE CONTACT NAME: Vicki ZumBrunnen
SITE CONTACT ADDR LINE1: PO BOX 1518
SITE CONTACT ZIP: BELLEVUE, WA 98009-1518
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 468-7055
SITE CONTACT EMAIL: vicki.zumbrunnen@pacar.com
FORM CONTACT NAME: Vicki ZumBrunnen
FORM CONTACT ADDR LINE1: PO BOX 1518
FORM CONTACT CITY,ST,ZIP: BELLEVUE, WA 98009-1518
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425) 468-7055
FORM CONTACT EMAIL: vicki.zumbrunnen@pacar.com
GEN STATUS CD: MQG
MONTHLY GENERATION: False
BATCH GENERATION: False
ONE TIME GENERATION: True
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False

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USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 2065
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: The site address in Renton cover PACCAR's former Pacific Car and Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should additional Dangerous Waste be generated during repairs or new construction.

Data Year: 2008
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter defferal: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD009249210
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 331513
BUSINESS TYPE: Truck manufacturing
MAIL NAME: PACCAR Inc
MAIL ADDR LINE1: PO Box 1518
MAIL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7055
LEGAL EFFECTIVE DATE: 2/6/1996
LAND ORG NAME: PACCAR Inc

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LAND ORG TYPE: Private
LAND PERSON NAME: Vicki ZumBrunnen
LAND ADDR LINE1: PO Box 1518
LAND ADDR LINE2: 777 106th Ave NE
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7055
OPERATOR ORG NAME: PACCAR Inc
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO Box 1518
OPERATOR CITY,ST,ZIP: BELLEVUE, WA 98009
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 468-7400
OPERATOR EFFECTIVE DATE: Not reported
SITE CONTACT NAME: Vicki ZumBrunnen
SITE CONTACT ADDR LINE1: PO BOX 1518
SITE CONTACT ZIP: BELLEVUE, WA 98009-1518
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 468-7055
SITE CONTACT EMAIL: vicki.zumbrunnen@paccar.com
FORM CONTACT NAME: Vicki ZumBrunnen
FORM CONTACT ADDR LINE1: PO BOX 1518
FORM CONTACT CITY,ST,ZIP: BELLEVUE, WA 98009-1518
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425) 468-7055
FORM CONTACT EMAIL: vicki.zumbrunnen@paccar.com
GEN STATUS CD: XQG
MONTHLY GENERATION: False
BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 2065
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: The site address in Renton cover PACCAR's former Pacific Car and Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should the site address in Renton covers PACCAR's former Pacific Car & Foundry operation. Hazardous (Dangerous) Waste generated after the plant shutdown in 1988 up to 1997 from site remediation was reported under this number. The number is kept open should additional Dangerous Waste be generated during repairs or new construction. d additional Dangerous Waste be generated during repairs or new construction.

Data Year: Not reported

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EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

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Permit by Rule: FALSE
Treatment by Generator: FALSE
Mixed radioactive waste: FALSE
Importer of hazardous waste: FALSE
Immediate recycler: FALSE
Treatment/Storage/Disposal/Recycling Facility: FALSE
Generator of dangerous fuel waste: FALSE
Generator marketing to burner: FALSE
"Other marketers (i.e., blender, distributor, etc.)": FALSE
Utility boiler burner: FALSE
Industry boiler burner: FALSE
Industrial Furnace: FALSE
Smelter deferral: FALSE
Universal waste - batteries - generate: FALSE
Universal waste - thermostats - generate: FALSE
Universal waste - mercury - generate: FALSE
Universal waste - lamps - generate: FALSE
Universal waste - batteries - accumulate: FALSE
Universal waste - thermostats - accumulate: FALSE
Universal waste - mercury - accumulate: FALSE
Universal waste - lamps - accumulate: FALSE
Destination Facility for Universal Waste: FALSE
Off-specification used oil burner - utility boiler: FALSE
Off-specification used oil burner - industrial boiler: FALSE
Off-specification used oil burner - industrial furnace: FALSE
EPA ID: WAD009249210
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 331513
BUSINESS TYPE: Truck manufacturing
MAIL NAME: PACCAR Inc
MAIL ADDR LINE1: PO Box 1518
MAIL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7055
LEGAL EFFECTIVE DATE: 2/6/1996
LAND ORG NAME: PACCAR Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Vicki ZumBrunnen
LAND ADDR LINE1: PO Box 1518
LAND ADDR LINE2: 777 106th Ave NE
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7055
OPERATOR ORG NAME: PACCAR Inc
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO Box 1518
OPERATOR CITY,ST,ZIP: BELLEVUE, WA 98009
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 468-7400
OPERATOR EFFECTIVE DATE: Not reported
SITE CONTACT NAME: Vicki ZumBrunnen

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

SITE CONTACT ADDR LINE1: PO BOX 1518
SITE CONTACT ZIP: BELLEVUE, WA 98009-1518
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 468-7055
SITE CONTACT EMAIL: vicki.zumbrunnen@paccar.com
FORM CONTACT NAME: Vicki ZumBrunnen
FORM CONTACT ADDR LINE1: PO BOX 1518
FORM CONTACT CITY,ST,ZIP: BELLEVUE, WA 98009-1518
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425) 468-7055
FORM CONTACT EMAIL: vicki.zumbrunnen@paccar.com
GEN STATUS CD: XQG
MONTHLY GENERATION: FALSE
BATCH GENERATION: FALSE
ONE TIME GENERATION: FALSE
TRANSPORTS OWN WASTE: FALSE
TRANSPORTS OTHRS WASTE: FALSE
RECYCLER ONSITE: FALSE
TRANSFER FACILITY: FALSE
OTHER EXEMPTION: Not reported
UW BATTERY GEN: FALSE
USED OIL TRANSPORTER: FALSE
USED OIL TRANSFER FACILITY: FALSE
USED OIL PROCESSOR: FALSE
USED OIL REREFINER: FALSE
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE
USED OIL FUEL MRKTR MEETS SPECS: FALSE

[Click this hyperlink](#) while viewing on your computer to access additional WA MANIFEST: detail in the EDR Site Report.

INST CONTROL:

Facility Site ID: 2065
Decision Type: Consent Decree (CD)
Document Type: Restrictive Covenant
County Filing # For Individual IC Doc: 199111262431
Filing Date Of Individual IC Doc: Not reported
Status: Active
Status Date: Not reported
Anchorage Restrictions: No
Drinking Water Restrictions: No
Education Programs: No
Financial Assurance: No
Finfish Harvesting Restrictions: No
Groundwater Restriction: Yes
Maintenance Requirements: No
No Dredge Zone: No
No Wake Zone: No
Physical Measures: Yes
Property Use Restriction: Yes
Restrictive Signage: No
Shellfish Harvesting Restrictions: No
Soil Restriction: No
Surface Water Restriction: No
Swimming Restriction: No
Vessel Draft Restriction: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PACIFIC CAR & FOUNDRY CO. (Continued)

1000251921

Facility Site ID: 2065
Decision Type: Consent Decree (CD)
Document Type: Restrictive Covenant
County Filing # For Individual IC Doc: Not reported
Filing Date Of Individual IC Doc: Not reported
Status: Active
Status Date: Not reported
Anchorage Restrictions: No
Drinking Water Restrictions: No
Education Programs: No
Financial Assurance: No
Finfish Harvesting Restrictions: No
Groundwater Restriction: Yes
Maintenance Requirements: No
No Dredge Zone: No
No Wake Zone: No
Physical Measures: Yes
Property Use Restriction: Yes
Restrictive Signage: No
Shellfish Harvesting Restrictions: No
Soil Restriction: No
Surface Water Restriction: No
Swimming Restriction: No
Vessel Draft Restriction: No

**A1
ESE
< 1/8
0.076 mi.
400 ft.**

**CLEANING SHOPPE THE SUNG KANG
2830 NE SUNSET BLVD
RENTON, WA**

**EDR Historical Cleaners 1009613069
N/A**

Site 1 of 3 in cluster A

**Relative:
Higher**

EDR Historical Cleaners:

**Actual:
350 ft.**

Name: CLEANING SHOPPE THE
Year: 1977
Type: Laundries Self Serve

Name: CLEANING SHOPPE THE
Year: 1980
Type: Laundries Self Serve

Name: CLEANING SHOPPE THE
Year: 1985
Type: Laundries Self Serve

Name: CLEANING SHOPPE THE SUNG KANG
Year: 1991
Type: Laundries - Self Serve

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

A2
ESE
< 1/8
0.076 mi.
400 ft.

CLEANING SHOPPE
2830 SUNSET BLVD NE
RENTON, WA 98056
Site 2 of 3 in cluster A

RCRA-NonGen 1000107853
FINDS WAD980986996
ALLSITES
Inactive Drycleaners

Relative:
Higher

RCRA-NonGen:

Date form received by agency: 08/22/1986
Facility name: CLEANING SHOPPE
Facility address: 2830 SUNSET BLVD NE
RENTON, WA 98056
EPA ID: WAD980986996
Mailing address: 2830 NE SUNSET BLVD
RENTON, WA 98056-3106
Contact: SUNG KANG
Contact address: 2830 NE SUNSET BLVD
RENTON, WA 98056-3106
Contact country: US
Contact telephone: (425)228-4653
Contact email: Not reported
EPA Region: 10
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Actual:
350 ft.

Owner/Operator Summary:

Owner/operator name: CLEANING SHOPPE
Owner/operator address: 2830 NE SUNSET BLVD
RENTON, WA 98056
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: 08/22/1986
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

FINDS:

Registry ID: 110005339507

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CLEANING SHOPPE (Continued)

1000107853

Environmental Interest/Information System

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 19537445
Latitude: 47.500540000000001
Longitude: -122.1814
Geographic location identifier (alias facid): 19537445
Facility Name: Cleaning Shoppe
Latitude Decimal Degrees: 47.500540000000001
Longitude Decimal Degrees: -122.1814
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 99
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 19537445
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD980986996
Interaction Start Date: 8/22/1986
Interaction End Date: 1/20/1987

Inactive Drycleaners:

EPA I: WAD980986996
FS Id: 2617
Facility ID: WAD980986996
NAICS Code: 81232
Fed Waste Code Desc: Not reported
State Waste Code Desc: Not reported
TAX REG NBR: Not reported
BUSINESS TYPE: Not reported
MAIL NAME: Not reported
MAIL LINE1: Not reported
MAIL LINE2: Not reported
MAIL CITY: Not reported
MAIL STATE: Not reported
MAIL ZIP: Not reported
MAIL COUNTRY: Not reported
LEGAL ORG NAME: Not reported
LEGAL PERSON FIRST NAME: Not reported
LEGAL PERSON MIDDLE INIT: Not reported
LEGAL PERSON LAST NAME: Not reported
LEGAL LINE1: Not reported
LEGAL LINE2: Not reported
LEGAL CITY: Not reported
LEGAL STATE: Not reported
LEGAL ZIP: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CLEANING SHOPPE (Continued)

1000107853

LEGAL COUNTRY:	Not reported
LEGAL PHONE NBR:	Not reported
LEGAL EFFECTIVE DATE:	Not reported
LEGAL ORGANIZATION TYPE:	Not reported
LAND ORG NAME:	Not reported
LAND PERSON FIRST NAME:	Not reported
LAND PERSON MIDDLE INIT:	Not reported
LAND PERSON LAST NAME:	Not reported
LAND LINE1:	Not reported
LAND LINE2:	Not reported
LAND CITY:	Not reported
LAND STATE:	Not reported
LAND ZIP:	Not reported
LAND COUNTRY:	Not reported
LAND PHONE NBR:	Not reported
LAND ORGANIZATION TYPE:	Not reported
OPERATOR ORG NAME:	Not reported
OPERATOR PERSON FIRST NAME:	Not reported
OPERATOR PERSON MIDDLE INIT:	Not reported
OPERATOR PERSON LAST NAME:	Not reported
OPERATOR LINE1:	Not reported
OPERATOR LINE2:	Not reported
OPERATOR CITY:	Not reported
OPERATOR STATE:	Not reported
OPERATOR ZIP:	Not reported
OPERATOR COUNTRY:	Not reported
OPERATOR PHONE NBR:	Not reported
OPERATOR EFFECTIVE DATE:	Not reported
OPERATOR ORGANIZATION TYPE:	Not reported
SITE CONTACT FIRST NAME:	Not reported
SITE CONTACT MIDDLE INIT:	Not reported
SITE CONTACT LAST NAME:	Not reported
SITE CONTACT LINE1:	Not reported
SITE CONTACT LINE2:	Not reported
SITE CONTACT CITY:	Not reported
SITE CONTACT STATE:	Not reported
SITE CONTACT ZIP:	Not reported
SITE CONTACT COUNTRY:	Not reported
SITE CONTACT PHONE NBR:	Not reported
SITE CONTACT EMAIL:	Not reported
FORM CONTACT FIRST NAME:	Not reported
FORM CONTACT MIDDLE INIT:	Not reported
FORM CONTACT LAST NAME:	Not reported
FORM CONTACT LINE1:	Not reported
FORM CONTACT LINE2:	Not reported
FORM CONTACT CITY:	Not reported
FORM CONTACT STATE:	Not reported
FORM CONTACT ZIP:	Not reported
FORM CONTACT COUNTRY:	Not reported
FORM CONTACT PHONE NBR:	Not reported
FORM CONTACT EMAIL:	Not reported
GEN STATUS CD:	Not reported
MONTHLY GENERATION:	Not reported
BATCH GENERATION:	Not reported
ONE TIME GENERATION:	Not reported
TRANSPORTS OWN WASTE:	Not reported
TRANSPORTS OTHERS WASTE:	Not reported

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

CLEANING SHOPPE (Continued)

1000107853

RECYCLER ONSITE:	Not reported
TRANSFER FACILITY:	Not reported
PBR:	Not reported
TBG:	Not reported
MIXED RADIOACTIVE:	Not reported
IMPORTER:	Not reported
TSDR FACILITY:	Not reported
IMMEDIATE RECYCLER:	Not reported
GEN DANG FUEL:	Not reported
GEN MARKET TO BURNER:	Not reported
GEN OTHER MARKETERS:	Not reported
UTILITY BOILER BURNER:	Not reported
INDUSTRY BOILER BURNER:	Not reported
FURNACE BURNER:	Not reported
SMELTER DEFERRAL:	Not reported
SMALL QTY EXEMPTION:	Not reported
OTHER EXEMPTION:	Not reported
UW BATTERY GEN:	Not reported
UW THERMOSTATS GEN:	Not reported
UW MERCURY GEN:	Not reported
UW LAMPS GEN:	Not reported
UW BATTERY ACCUM:	Not reported
UW THERMOSTATS ACCUM:	Not reported
UW MERCURY ACCUM:	Not reported
UW LAMPS ACCUM:	Not reported
UW DESTINATION FACILITY:	Not reported
OFF SPEC UTILITY BOILER:	Not reported
OFF SPEC INDUSTRY BOILER:	Not reported
OFF SPEC FURNACE:	Not reported
USED OIL TRANSPORTER:	Not reported
USED OIL TRANSFER FACILITY:	Not reported
USED OIL PROCESSOR:	Not reported
USED OIL REREFINER:	Not reported
USED OIL FUEL MARKETER DIR SHIPMENTS:	Not reported
USED OIL FUEL MARKETER MEETS SPECS:	Not reported
Comments:	Not reported

B3
SE
 < 1/8
 0.077 mi.
 404 ft.

SUNSET BLVD SHELL
2800 NE SUNSET BLVD
RENTON, WA 98056
 Site 1 of 8 in cluster B

ALLSITES **U000593777**
UST **N/A**

Relative:
Higher

ALLSITES:
 Facility Id: 93513387
 Latitude: 47.503402000000001
 Longitude: -122.177902

Actual:
345 ft.

Geographic location identifier (alias facid): 93513387
 Facility Name: SUNSET BLVD SHELL
 Latitude Decimal Degrees: 47.503402000000001
 Longitude Decimal Degrees: -122.177902
 Coordinate Point Areal Extent Code: 4
 Horizontal Accuracy Code: 6
 Coordinate Point Geographic Position Code: 5
 Location Verified Code: N

 Geographic Location Identifier (Alias Facid): 93513387
 Interaction (Aka Env Int) Type Code: UST
 Interaction (Aka Env Int) Description: Underground Storage Tank

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

SUNSET BLVD SHELL (Continued)

U000593777

Interaction Status: A
Federal Program Identifier: 9559
Interaction Start Date: 3/20/2000
Interaction End Date: Not reported

UST:

Facility ID: 93513387
Site ID: 9559
Lat Deg: 47
Lat Min: 30
Lat Sec: 12.24720000000045
Long Deg: -122
Long Min: 10
Long Sec: 40.44720000000112
UBI: 6019873830010001
Phone Number: 4252270587

Tank ID: 33359
Tank Name: 1
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed
Tank Permit Expiration Date: 12/31/1998
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Impressed Current
Pipe Material: Fiberglass
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: A4370

Tank ID: 33403
Tank Name: 5
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

SUNSET BLVD SHELL (Continued)

U000593777

Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Fiberglass Reinforced Plastic
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Fiberglass
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: A4370

Tank ID: 33474
Tank Name: 3
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Impressed Current
Pipe Material: Fiberglass
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: A4370

Tank ID: 33519
Tank Name: 2
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed
Tank Permit Expiration Date: 12/31/1998

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

SUNSET BLVD SHELL (Continued)

U000593777

Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Impressed Current
Pipe Material: Fiberglass
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: A4370

Tank ID: 33630
Tank Name: 4
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Impressed Current
Pipe Material: Fiberglass
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: A4370

Tank ID: 412489
Tank Name: A
Install Date: 10/15/1996
Capacity: 10,000 to 19,999 Gallons
Tank Upgrade Date: 10/15/1996
TankSystem Status: Operational
TankSystem Status Change Date: 1/1/0001
Tank Status: Operational

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

SUNSET BLVD SHELL (Continued)

U000593777

Tank Permit Expiration Date: 10/31/2010
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Ball Float Valve (vent line)
Tank Material: Coated Steel
Tank Construction: Double Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Sacrificial Anode
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe
Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Annual
Tank Actual Status Date: 5/15/1997
Tag Number: A4370

Tank ID: 412490
Tank Name: B
Install Date: 10/15/1996
Capacity: 10,000 to 19,999 Gallons
Tank Upgrade Date: 10/15/1996
TankSystem Status: Operational
TankSystem Status Change Date: 1/1/0001
Tank Status: Operational
Tank Permit Expiration Date: 10/31/2010
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Ball Float Valve (vent line)
Tank Material: Coated Steel
Tank Construction: Double Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Sacrificial Anode
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe
Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Annual
Tank Actual Status Date: 5/15/1997
Tag Number: A4370

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

B4
SE
 < 1/8
 0.077 mi.
 404 ft.

GULL SERVICE STATION
2800 NE SUNSET BLVD
RENTON, WA

EDR Historical Auto Stations

1009615255
N/A

Site 2 of 8 in cluster B

Relative:
Higher

EDR Historical Auto Stations:

Name: HIGHLAND EXXON PRODUCTS
 Year: 1977
 Type: Gasoline Stations

Actual:
345 ft.

Name: HIGHLAND EXXON SERV
 Year: 1980
 Type: Gasoline Stations

Name: GULL SERVICE STATION
 Year: 1985
 Type: Gasoline Stations

B5
SE
 < 1/8
 0.077 mi.
 404 ft.

JC MART
2801 NE SUNSET BLVD
RENTON, WA 98056

ALLSITES
CSCSL NFA
UST
VCP

U003027996
N/A

Site 3 of 8 in cluster B

Relative:
Higher

ALLSITES:

Facility Id: 79696523
 Latitude: 47.503402000000001
 Longitude: -122.177902
 Geographic location identifier (alias facid): 79696523
 Facility Name: JC MART
 Latitude Decimal Degrees: 47.503402000000001
 Longitude Decimal Degrees: -122.177902
 Coordinate Point Areal Extent Code: 4
 Horizontal Accuracy Code: 6
 Coordinate Point Geographic Position Code: 5
 Location Verified Code: N

Actual:
345 ft.

Geographic Location Identifier (Alias Facid): 79696523
 Interaction (Aka Env Int) Type Code: UST
 Interaction (Aka Env Int) Description: Underground Storage Tank
 Interaction Status: A
 Federal Program Identifier: 7021
 Interaction Start Date: 6/15/1987
 Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 79696523
 Interaction (Aka Env Int) Type Code: VOLCLNST
 Interaction (Aka Env Int) Description: Voluntary Cleanup Sites
 Interaction Status: I
 Federal Program Identifier: 7021
 Interaction Start Date: 4/3/1998
 Interaction End Date: 4/10/2000

Geographic Location Identifier (Alias Facid): 79696523
 Interaction (Aka Env Int) Type Code: LUST
 Interaction (Aka Env Int) Description: LUST Facility
 Interaction Status: I
 Federal Program Identifier: 7021
 Interaction Start Date: 5/31/1997

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

JC MART (Continued)

U003027996

Interaction End Date: 4/10/2000

CSCSL NFA:

Facility/Site Id: 79696523
NFA Type: NFA after assessment, IRAP, or VCP
NFA Date: 4/10/2000
Rank: Not reported
VCP: Y

UST:

Facility ID: 79696523
Site ID: 7021
Lat Deg: 47
Lat Min: 30
Lat Sec: 12.2472000000045
Long Deg: -122
Long Min: 10
Long Sec: 40.4472000000112
UBI: 6026634100010001
Phone Number: 4252279340

Tank ID: 37326
Tank Name: 2
Install Date: 6/15/1987
Capacity: 10,000 to 19,999 Gallons
Tank Upgrade Date: 8/3/1998
TankSystem Status: Operational
TankSystem Status Change Date: 6/11/2001
Tank Status: Operational
Tank Permit Expiration Date: 10/31/2010
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Automatic Shutoff (fill pipe)
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not Performed
Tank Corrosion Protection: Sacrificial Anode
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe
Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Annual
Tank Actual Status Date: 8/6/1996
Tag Number: A3784

Tank ID: 37398
Tank Name: 3
Install Date: 6/15/1987
Capacity: 10,000 to 19,999 Gallons
Tank Upgrade Date: 8/3/1998

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

JC MART (Continued)

U003027996

TankSystem Status: Operational
TankSystem Status Change Date:6/11/2001
Tank Status: Operational
Tank Permit Expiration Date: 10/31/2010
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Automatic Shutoff (fill pipe)
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not Performed
Tank Corrosion Protection: Sacrificial Anode
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe
Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Annual
Tank Actual Status Date: 8/6/1996
Tag Number: A3784

Tank ID: 37424
Tank Name: 1
Install Date: 6/15/1987
Capacity: 10,000 to 19,999 Gallons
Tank Upgrade Date: 8/3/1998
TankSystem Status: Operational
TankSystem Status Change Date:6/11/2001
Tank Status: Operational
Tank Permit Expiration Date: 10/31/2010
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Automatic Shutoff (fill pipe)
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not Performed
Tank Corrosion Protection: Sacrificial Anode
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe
Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Annual
Tank Actual Status Date: 8/6/1996
Tag Number: A3784

VCP:

edr_fstat: WA
edr_fzip: 98056
edr_fcnty: KING
edr_zip: 98056-3105

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

JC MART (Continued)

U003027996

Facility ID: 79696523
VCP Status: Not reported
VCP: Y
Ecology Status: Not reported
NFA Type: NFA after assessment, IRAP, or VCP
Date NFA: 4/10/2000
Rank: Not reported

**B6
SE
< 1/8
0.077 mi.
404 ft.**

**JC MART
2801 NE SUNSET BLVD.
NEWCASTLE, WA 98056**

**ICR S104873007
N/A**

Site 4 of 8 in cluster B

**Relative:
Higher**

ICR:
Date Ecology Received Report: 01/20/98
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 95-18
County Code: 17
Contact: Not reported
Report Title: Not reported

**Actual:
345 ft.**

Date Ecology Received Report: 01/05/00
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Final cleanup report
Site Register Issue: 98-26
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 10/21/99
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 98-26
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 08/30/99
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 98-26
County Code: 17
Contact: Not reported
Report Title: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

JC MART (Continued)

S104873007

Date Ecology Received Report: 06/03/99
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 98-31
County Code: 17
Contact: Not reported
Report Title: Ground Water Sampling Report - First Quarter 1999

B7
SE
< 1/8
0.077 mi.
409 ft.

RENTON HIGHLANDER CENTER DONALD M MALONE
2806 NE 10TH ST
RENTON, WA

EDR Historical Cleaners 1009613062
N/A

Site 5 of 8 in cluster B

Relative:
Higher
Actual:
345 ft.

EDR Historical Cleaners:
Name: RENTON HIGHLANDER CENTER
Year: 1977
Type: Laundries Self Serve
Name: RENTON HIGHLANDER CENTER
Year: 1980
Type: Laundries Self Serve
Name: RENTON HIGHLANDER CENTER
Year: 1985
Type: Laundries Self Serve
Name: RENTON HIGHLANDER CENTER DONALD M MALONE
Year: 1991
Type: Laundries - Self Serve

B8
SE
< 1/8
0.077 mi.
409 ft.

HIGHLANDS ONE HOUR CLEANERS IN
2808 NE 10TH
RENTON, WA 98056

RCRA-NonGen 1000242447
FINDS WAD982654717
ALLSITES
Inactive Drycleaners

Site 6 of 8 in cluster B

Relative:
Higher
Actual:
345 ft.

RCRA-NonGen:
Date form received by agency: 01/04/1989
Facility name: HIGHLANDS ONE HOUR CLEANERS IN
Facility address: 2808 NE 10TH
RENTON, WA 98056
EPA ID: WAD982654717
Mailing address: 10257 17TH AVE SW
SEATTLE, WA 98146-1304
Contact: LEWIS YAYOI
Contact address: 10257 17TH AVE SW
SEATTLE, WA 98146-1304
Contact country: US
Contact telephone: (206)762-1368
Contact email: Not reported
EPA Region: 10
Classification: Non-Generator

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

HIGHLANDS ONE HOUR CLEANERS IN (Continued)

1000242447

Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: HIGHLANDS ONE HOUR CLEANERS INC
Owner/operator address: 10257 17TH AVE SW
SEATTLE, WA 98146
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: 01/04/1989
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

FINDS:

Registry ID: 110005346376

Environmental Interest/Information System

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 64311383
Latitude: 47.499780000000001
Longitude: -122.18066
Geographic location identifier (alias facid): 64311383
Facility Name: Highlands One Hour Cleaners IN
Latitude Decimal Degrees: 47.499780000000001
Longitude Decimal Degrees: -122.18066
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

HIGHLANDS ONE HOUR CLEANERS IN (Continued)

1000242447

Coordinate Point Geographic Position Code: 99
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 64311383
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD982654717
Interaction Start Date: 1/4/1989
Interaction End Date: 9/23/1991

Inactive Drycleaners:

EPA I: WAD982654717
FS Id: 7292
Facility ID: WAD982654717
NAICS Code: 81232
Fed Waste Code Desc: Not reported
State Waste Code Desc: Not reported
TAX REG NBR: Not reported
BUSINESS TYPE: Not reported
MAIL NAME: Not reported
MAIL LINE1: Not reported
MAIL LINE2: Not reported
MAIL CITY: Not reported
MAIL STATE: Not reported
MAIL ZIP: Not reported
MAIL COUNTRY: Not reported
LEGAL ORG NAME: Not reported
LEGAL PERSON FIRST NAME: Not reported
LEGAL PERSON MIDDLE INIT: Not reported
LEGAL PERSON LAST NAME: Not reported
LEGAL LINE1: Not reported
LEGAL LINE2: Not reported
LEGAL CITY: Not reported
LEGAL STATE: Not reported
LEGAL ZIP: Not reported
LEGAL COUNTRY: Not reported
LEGAL PHONE NBR: Not reported
LEGAL EFFECTIVE DATE: Not reported
LEGAL ORGANIZATION TYPE: Not reported
LAND ORG NAME: Not reported
LAND PERSON FIRST NAME: Not reported
LAND PERSON MIDDLE INIT: Not reported
LAND PERSON LAST NAME: Not reported
LAND LINE1: Not reported
LAND LINE2: Not reported
LAND CITY: Not reported
LAND STATE: Not reported
LAND ZIP: Not reported
LAND COUNTRY: Not reported
LAND PHONE NBR: Not reported
LAND ORGANIZATION TYPE: Not reported
OPERATOR ORG NAME: Not reported
OPERATOR PERSON FIRST NAME: Not reported
OPERATOR PERSON MIDDLE INIT: Not reported
OPERATOR PERSON LAST NAME: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

HIGHLANDS ONE HOUR CLEANERS IN (Continued)

1000242447

OPERATOR LINE1:	Not reported
OPERATOR LINE2:	Not reported
OPERATOR CITY:	Not reported
OPERATOR STATE:	Not reported
OPERATOR ZIP:	Not reported
OPERATOR COUNTRY:	Not reported
OPERATOR PHONE NBR:	Not reported
OPERATOR EFFECTIVE DATE:	Not reported
OPERATOR ORGANIZATION TYPE:	Not reported
SITE CONTACT FIRST NAME:	Not reported
SITE CONTACT MIDDLE INIT:	Not reported
SITE CONTACT LAST NAME:	Not reported
SITE CONTACT LINE1:	Not reported
SITE CONTACT LINE2:	Not reported
SITE CONTACT CITY:	Not reported
SITE CONTACT STATE:	Not reported
SITE CONTACT ZIP:	Not reported
SITE CONTACT COUNTRY:	Not reported
SITE CONTACT PHONE NBR:	Not reported
SITE CONTACT EMAIL:	Not reported
FORM CONTACT FIRST NAME:	Not reported
FORM CONTACT MIDDLE INIT:	Not reported
FORM CONTACT LAST NAME:	Not reported
FORM CONTACT LINE1:	Not reported
FORM CONTACT LINE2:	Not reported
FORM CONTACT CITY:	Not reported
FORM CONTACT STATE:	Not reported
FORM CONTACT ZIP:	Not reported
FORM CONTACT COUNTRY:	Not reported
FORM CONTACT PHONE NBR:	Not reported
FORM CONTACT EMAIL:	Not reported
GEN STATUS CD:	Not reported
MONTHLY GENERATION:	Not reported
BATCH GENERATION:	Not reported
ONE TIME GENERATION:	Not reported
TRANSPORTS OWN WASTE:	Not reported
TRANSPORTS OTHERS WASTE:	Not reported
RECYCLER ONSITE:	Not reported
TRANSFER FACILITY:	Not reported
PBR:	Not reported
TBG:	Not reported
MIXED RADIOACTIVE:	Not reported
IMPORTER:	Not reported
TSDR FACILITY:	Not reported
IMMEDIATE RECYCLER:	Not reported
GEN DANG FUEL:	Not reported
GEN MARKET TO BURNER:	Not reported
GEN OTHER MARKETERS:	Not reported
UTILITY BOILER BURNER:	Not reported
INDUSTRY BOILER BURNER:	Not reported
FURNACE BURNER:	Not reported
SMELTER DEFERRAL:	Not reported
SMALL QTY EXEMPTION:	Not reported
OTHER EXEMPTION:	Not reported
UW BATTERY GEN:	Not reported
UW THERMOSTATS GEN:	Not reported
UW MERCURY GEN:	Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

HIGHLANDS ONE HOUR CLEANERS IN (Continued)

1000242447

UW LAMPS GEN: Not reported
UW BATTERY ACCUM: Not reported
UW THERMOSTATS ACCUM: Not reported
UW MERCURY ACCUM: Not reported
UW LAMPS ACCUM: Not reported
UW DESTINATION FACILITY: Not reported
OFF SPEC UTILITY BOILER: Not reported
OFF SPEC INDUSTRY BOILER: Not reported
OFF SPEC FURNACE: Not reported
USED OIL TRANSPORTER: Not reported
USED OIL TRANSFER FACILITY: Not reported
USED OIL PROCESSOR: Not reported
USED OIL REREFINER: Not reported
USED OIL FUEL MARKETER DIR SHIPMENTS: Not reported
USED OIL FUEL MARKETER MEETS SPECS: Not reported
Comments: Not reported

B9
SE
< 1/8
0.077 mi.
409 ft.

RENTON HIGHLANDER CENTER INC
2806 NE 10TH
RENTON, WA 98056
Site 7 of 8 in cluster B

RCRA-CESQG 1004793759
FINDS WAD980988117
ALLSITES
Inactive Drycleaners

Relative:
Higher

RCRA-CESQG:

Date form received by agency: 06/28/2004
Facility name: RENTON HIGHLANDER CENTER INC
Facility address: 2806 NE 10TH
RENTON, WA 98056
EPA ID: WAD980988117
Mailing address: PO BOX 390
BLACK DIAMOND, WA 98010-0390
Contact: ROBERT L MALONE
Contact address: PO BOX 390
BLACK DIAMOND, WA 98010-0390
Contact country: US
Contact telephone: (360)825-0449
Contact email: Not reported
EPA Region: 10
Classification: Conditionally Exempt Small Quantity Generator
Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Owner/Operator Summary:

Owner/operator name: ROBERT MALONE
Owner/operator address: PO BOX 390
BLACK DIAMOND, WA 98010

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON HIGHLANDER CENTER INC (Continued)

1004793759

Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Operator
Owner/Op start date: 05/21/1996
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Historical Generators:

Date form received by agency: 12/31/2003
Facility name: RENTON HIGHLANDER CENTER INC
Classification: Not a generator, verified

Violation Status: No violations found

FINDS:

Registry ID: 110005339883

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 73177425
Latitude: 47.499780000000001
Longitude: -122.18068

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON HIGHLANDER CENTER INC (Continued)

1004793759

Geographic location identifier (alias facid): 73177425
Facility Name: Renton Highlander Center Inc
Latitude Decimal Degrees: 47.499780000000001
Longitude Decimal Degrees: -122.18068
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 99
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 73177425
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD980988117
Interaction Start Date: 9/22/1986
Interaction End Date: 12/31/2003

Inactive Drycleaners:

EPA I: WAD980988117
FS Id: 8202
Facility ID: WAD980988117
NAICS Code: 81232
Fed Waste Code Desc: Not reported
State Waste Code Desc: Not reported
TAX REG NBR: Not reported
BUSINESS TYPE: Not reported
MAIL NAME: Not reported
MAIL LINE1: Not reported
MAIL LINE2: Not reported
MAIL CITY: Not reported
MAIL STATE: Not reported
MAIL ZIP: Not reported
MAIL COUNTRY: Not reported
LEGAL ORG NAME: Not reported
LEGAL PERSON FIRST NAME: Not reported
LEGAL PERSON MIDDLE INIT: Not reported
LEGAL PERSON LAST NAME: Not reported
LEGAL LINE1: Not reported
LEGAL LINE2: Not reported
LEGAL CITY: Not reported
LEGAL STATE: Not reported
LEGAL ZIP: Not reported
LEGAL COUNTRY: Not reported
LEGAL PHONE NBR: Not reported
LEGAL EFFECTIVE DATE: Not reported
LEGAL ORGANIZATION TYPE: Not reported
LAND ORG NAME: Not reported
LAND PERSON FIRST NAME: Not reported
LAND PERSON MIDDLE INIT: Not reported
LAND PERSON LAST NAME: Not reported
LAND LINE1: Not reported
LAND LINE2: Not reported
LAND CITY: Not reported
LAND STATE: Not reported
LAND ZIP: Not reported
LAND COUNTRY: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON HIGHLANDER CENTER INC (Continued)

1004793759

LAND PHONE NBR:	Not reported
LAND ORGANIZATION TYPE:	Not reported
OPERATOR ORG NAME:	Not reported
OPERATOR PERSON FIRST NAME:	Not reported
OPERATOR PERSON MIDDLE INIT:	Not reported
OPERATOR PERSON LAST NAME:	Not reported
OPERATOR LINE1:	Not reported
OPERATOR LINE2:	Not reported
OPERATOR CITY:	Not reported
OPERATOR STATE:	Not reported
OPERATOR ZIP:	Not reported
OPERATOR COUNTRY:	Not reported
OPERATOR PHONE NBR:	Not reported
OPERATOR EFFECTIVE DATE:	Not reported
OPERATOR ORGANIZATION TYPE:	Not reported
SITE CONTACT FIRST NAME:	Not reported
SITE CONTACT MIDDLE INIT:	Not reported
SITE CONTACT LAST NAME:	Not reported
SITE CONTACT LINE1:	Not reported
SITE CONTACT LINE2:	Not reported
SITE CONTACT CITY:	Not reported
SITE CONTACT STATE:	Not reported
SITE CONTACT ZIP:	Not reported
SITE CONTACT COUNTRY:	Not reported
SITE CONTACT PHONE NBR:	Not reported
SITE CONTACT EMAIL:	Not reported
FORM CONTACT FIRST NAME:	Not reported
FORM CONTACT MIDDLE INIT:	Not reported
FORM CONTACT LAST NAME:	Not reported
FORM CONTACT LINE1:	Not reported
FORM CONTACT LINE2:	Not reported
FORM CONTACT CITY:	Not reported
FORM CONTACT STATE:	Not reported
FORM CONTACT ZIP:	Not reported
FORM CONTACT COUNTRY:	Not reported
FORM CONTACT PHONE NBR:	Not reported
FORM CONTACT EMAIL:	Not reported
GEN STATUS CD:	Not reported
MONTHLY GENERATION:	Not reported
BATCH GENERATION:	Not reported
ONE TIME GENERATION:	Not reported
TRANSPORTS OWN WASTE:	Not reported
TRANSPORTS OTHERS WASTE:	Not reported
RECYCLER ONSITE:	Not reported
TRANSFER FACILITY:	Not reported
PBR:	Not reported
TBG:	Not reported
MIXED RADIOACTIVE:	Not reported
IMPORTER:	Not reported
TSDR FACILITY:	Not reported
IMMEDIATE RECYCLER:	Not reported
GEN DANG FUEL:	Not reported
GEN MARKET TO BURNER:	Not reported
GEN OTHER MARKETERS:	Not reported
UTILITY BOILER BURNER:	Not reported
INDUSTRY BOILER BURNER:	Not reported
FURNACE BURNER:	Not reported

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

RENTON HIGHLANDER CENTER INC (Continued)

1004793759

SMELTER DEFERRAL:	Not reported
SMALL QTY EXEMPTION:	Not reported
OTHER EXEMPTION:	Not reported
UW BATTERY GEN:	Not reported
UW THERMOSTATS GEN:	Not reported
UW MERCURY GEN:	Not reported
UW LAMPS GEN:	Not reported
UW BATTERY ACCUM:	Not reported
UW THERMOSTATS ACCUM:	Not reported
UW MERCURY ACCUM:	Not reported
UW LAMPS ACCUM:	Not reported
UW DESTINATION FACILITY:	Not reported
OFF SPEC UTILITY BOILER:	Not reported
OFF SPEC INDUSTRY BOILER:	Not reported
OFF SPEC FURNACE:	Not reported
USED OIL TRANSPORTER:	Not reported
USED OIL TRANSFER FACILITY:	Not reported
USED OIL PROCESSOR:	Not reported
USED OIL REREFINER:	Not reported
USED OIL FUEL MARKETER DIR SHIPMENTS:	Not reported
USED OIL FUEL MARKETER MEETS SPECS:	Not reported
Comments:	Not reported

**B10
 SE
 < 1/8
 0.077 mi.
 409 ft.**

**HIGHLANDS ONE HOUR MARTINIZING ROLAND AND YAYOI L
 2808 NE 10TH ST
 RENTON, WA
 Site 8 of 8 in cluster B**

**EDR Historical Cleaners 1009613064
 N/A**

**Relative:
 Higher
 Actual:
 345 ft.**

EDR Historical Cleaners:

Name:	HIGHLANDS ONE HOUR MARTINIZING
Year:	1977
Type:	Cleaners And Dyers
Name:	HIGHLANDS ONE HOUR MARTINIZING
Year:	1980
Type:	Cleaners And Dyers
Name:	HIGHLANDS ONE HOUR MARTINIZING
Year:	1985
Type:	Cleaners And Dyers
Name:	HIGHLANDS ONE HOUR MARTINIZING ROLAND AND YAYOI L
Year:	1991
Type:	Cleaners And Dyers

**A11
 SE
 < 1/8
 0.078 mi.
 410 ft.**

**PLAID PANTRIES INC
 2801 SUNSET BLVD NE
 RENTON, WA 98056
 Site 3 of 3 in cluster A**

**RCRA-NonGen 1000247676
 FINDS WAD981764095
 ALLSITES**

**Relative:
 Higher
 Actual:
 347 ft.**

RCRA-NonGen:
 Date form received by agency: 04/01/1987
 Facility name: PLAID PANTRIES INC
 Facility address: 2801 SUNSET BLVD NE
 RENTON, WA 98056

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PLAID PANTRIES INC (Continued)

1000247676

EPA ID: WAD981764095
Mailing address: 601 VALLEY ST STE 309
SEATTLE, WA 98109-4229
Contact: RICHARD PIACENTINI
Contact address: 601 VALLEY ST STE 309
SEATTLE, WA 98109-4229
Contact country: US
Contact telephone: (206)282-2734
Contact email: Not reported
EPA Region: 10
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: PLAID PANTRIES INC
Owner/operator address: 601 VALLEY ST STE 309
SEATTLE, WA 98109
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: 04/01/1987
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
Used oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

FINDS:

Registry ID: 110005341193

Environmental Interest/Information System

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

PLAID PANTRIES INC (Continued)

1000247676

ALLSITES:

Facility Id: 1542985
Latitude: 47.500430000000001
Longitude: -122.18151
Geographic location identifier (alias facid): 1542985
Facility Name: Plaid Pantries Inc
Latitude Decimal Degrees: 47.500430000000001
Longitude Decimal Degrees: -122.18151
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 99
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 1542985
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD981764095
Interaction Start Date: 4/1/1987
Interaction End Date: 2/18/1988

12
SW
1/8-1/4
0.145 mi.
763 ft.

HIGHLAND AUTOMOTIVE MICHL SCHIMMEL
2615 NE SUNSET BLVD
RENTON, WA

EDR Historical Auto Stations

1009615198
N/A

Relative:
Lower

EDR Historical Auto Stations:

Name: HIGHLAND TIRE AND AUTOMOTIVE
Year: 1985
Type: Automobile Repairing

Actual:
310 ft.

Name: HIGHLAND AUTOMOTIVE MICHL SCHIMMEL
Year: 1991
Type: Automobile Repairing

C13
South
1/8-1/4
0.178 mi.
941 ft.

FARRELL S SERVICE SHOP
960 HARRINGTON AVE
RENTON, WA

EDR Historical Auto Stations

1009616126
N/A

Relative:
Lower

EDR Historical Auto Stations:

Name: FARRELL S SERVICE SHOP
Year: 1977
Type: Automobile Repairing

Actual:
319 ft.

Site 1 of 2 in cluster C

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

C14
South
1/8-1/4
0.193 mi.
1017 ft.

FARRELL S SERVICE SHOP
950 HARRINGTON AVE
RENTON, WA

EDR Historical Auto Stations

1009616115
N/A

Site 2 of 2 in cluster C

Relative:
Lower
Actual:
317 ft.

EDR Historical Auto Stations:
Name: FARRELL S SERVICE SHOP
Year: 1980
Type: Automobile Repairing

15
NNW
1/8-1/4
0.196 mi.
1036 ft.

MCKNIGHT MIDDLE SCHOOL
2600 NE 12TH ST
RENTON, WA 98055

ALLSITES
UST

U001778202
N/A

Relative:
Higher
Actual:
349 ft.

ALLSITES:
Facility Id: 61253889
Latitude: 47.502651999999998
Longitude: -122.185462
Geographic location identifier (alias facid): 61253889
Facility Name: MCKNIGHT MIDDLE SCHOOL
Latitude Decimal Degrees: 47.502651999999998
Longitude Decimal Degrees: -122.185462
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 61253889
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 102245
Interaction Start Date: 3/14/1994
Interaction End Date: 5/3/2000

UST:

Facility ID: 61253889
Site ID: 102245
Lat Deg: 47
Lat Min: 30
Lat Sec: 9.54719999999156
Long Deg: -122
Long Min: 11
Long Sec: 7.66320000000405
UBI: Not reported
Phone Number: 2062352326

Tank ID: 14085
Tank Name: 1
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Closure in Process
TankSystem Status Change Date: 8/26/1996
Tank Status: Closure in Process

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

MCKNIGHT MIDDLE SCHOOL (Continued)

U001778202

Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Not reported
Tank Construction: Not reported
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Not reported
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: Not reported

D16
South
1/8-1/4
0.201 mi.
1059 ft.

RENTON MARINE
900 HARRINGTON AVE NE
RENTON, WA 98056

RCRA-NonGen **1000417421**
FINDS **WAD980983134**
ALLSITES
UST

Site 1 of 3 in cluster D

Relative:
Lower

RCRA-NonGen:
Date form received by agency: 04/25/1986
Facility name: RENTON MARINE
Facility address: 900 HARRINGTON AVE NE
RENTON, WA 98056
EPA ID: WAD980983134
Contact: DONALD BUSHORE
Contact address: 900 HARRINGTON AVE NE
RENTON, WA 98056-3012
Contact country: US
Contact telephone: (425)226-1288
Contact email: Not reported
EPA Region: 10
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Actual:
317 ft.

Owner/Operator Summary:
Owner/operator name: RENTON MARINE
Owner/operator address: 900 HARRINGTON AVE NE
RENTON, WA 98056
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: 04/25/1986
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON MARINE (Continued)

1000417421

Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

FINDS:

Registry ID: 110005338045

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 44562671
Latitude: 47.497452000000003
Longitude: -122.182982
Geographic location identifier (alias facid): 44562671
Facility Name: Renton Marine
Latitude Decimal Degrees: 47.497452000000003
Longitude Decimal Degrees: -122.182982
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 44562671
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD980983134
Interaction Start Date: 4/25/1986
Interaction End Date: 4/22/1989

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON MARINE (Continued)

1000417421

Geographic Location Identifier (Alias Facid): 44562671
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 9198
Interaction Start Date: 2/29/2000
Interaction End Date: 5/3/2000

UST:

Facility ID: 44562671
Site ID: 9198
Lat Deg: 47
Lat Min: 29
Lat Sec: 50.8272000000096
Long Deg: -122
Long Min: 10
Long Sec: 58.7351999999839
UBI: Not reported
Phone Number: 2062261288

Tank ID: 42167
Tank Name: 1
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Closed in Place
TankSystem Status Change Date: 8/26/1996
Tank Status: Closed in Place
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Not reported
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Steel
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: Not reported

Tank ID: 42277
Tank Name: 2
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Closed in Place
TankSystem Status Change Date: 8/26/1996

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON MARINE (Continued)

1000417421

Tank Status: Closed in Place
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Not reported
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Steel
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: Not reported

E17
NE
1/8-1/4
0.203 mi.
1073 ft.

CONOCOPHILLIPS 2705509
3002 SUNSET BLVD NE
RENTON, WA 98056
Site 1 of 2 in cluster E

RCRA-NonGen 1000659047
ALLSITES WAD988487096
CSCSL NFA
MANIFEST
ICR

Relative:
Higher

RCRA-NonGen:

Actual:
364 ft.

Date form received by agency: 02/06/2008
Facility name: CONOCOPHILLIPS 2705509
Facility address: 3002 SUNSET BLVD NE
RENTON, WA 98056
EPA ID: WAD988487096
Mailing address: 600 NORTH DAIRY ASHFORD
HOUSTON, TX 77079
Contact: TIANA ANDRIAMANARIVO
Contact address: 600 NORTH DAIRY ASHFORD
HOUSTON, TX 77079
Contact country: US
Contact telephone: (510)245-5176
Contact email: Not reported
EPA Region: 10
Land type: Private
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: KAYO OIL
Owner/operator address: 600 NORTH DAIRY ASHFORD
HOUSTON, TX 77079
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private
Owner/Operator Type: Operator
Owner/Op start date: 03/14/1997
Owner/Op end date: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Historical Generators:

Date form received by agency: 12/31/2007
Facility name: CONOCOPHILLIPS 2705509
Classification: Not a generator, verified

Date form received by agency: 12/31/2005
Facility name: CONOCOPHILLIPS 2705509
Classification: Not a generator, verified

Date form received by agency: 12/31/2003
Facility name: CONOCOPHILLIPS 2705509
Classification: Not a generator, verified

Violation Status: No violations found

Evaluation Action Summary:

Evaluation date: 07/15/1991
Evaluation: COMPLIANCE ASSISTANCE VISIT
Area of violation: Not reported
Date achieved compliance: Not reported
Evaluation lead agency: State

ALLSITES:

Facility Id: 5448
Latitude: 47.502662999999998
Longitude: -122.178291
Geographic location identifier (alias facid): 5448
Facility Name: ConocoPhillips 2705509
Latitude Decimal Degrees: 47.502662999999998
Longitude Decimal Degrees: -122.178291
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 13
Coordinate Point Geographic Position Code: 8
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 5448
Interaction (Aka Env Int) Type Code: HWOTHER
Interaction (Aka Env Int) Description: Haz Waste Management Activity

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

Interaction Status: I
Federal Program Identifier: WAD988487096
Interaction Start Date: 12/31/2004
Interaction End Date: 12/31/2008

Geographic Location Identifier (Alias Facid): 5448
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD988487096
Interaction Start Date: 5/22/1991
Interaction End Date: 12/31/2004

Geographic Location Identifier (Alias Facid): 5448
Interaction (Aka Env Int) Type Code: TIER2
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2
Interaction Status: I
Federal Program Identifier: WAD988487096
Interaction Start Date: 1/1/1988
Interaction End Date: 7/4/1776

Geographic Location Identifier (Alias Facid): 5448
Interaction (Aka Env Int) Type Code: IRAP
Interaction (Aka Env Int) Description: Independent Remedial Actn Prg
Interaction Status: I
Federal Program Identifier: Not reported
Interaction Start Date: 3/30/1997
Interaction End Date: 3/31/1997

Facility Id: 13912313
Latitude: 47.5028396882688
Longitude: -122.178067035966
Geographic location identifier (alias facid): 13912313
Facility Name: BP STORE 5509
Latitude Decimal Degrees: 47.502839680000001
Longitude Decimal Degrees: -122.17806702999999
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 8
Location Verified Code: Not reported

Geographic Location Identifier (Alias Facid): 13912313
Interaction (Aka Env Int) Type Code: LUST
Interaction (Aka Env Int) Description: LUST Facility
Interaction Status: I
Federal Program Identifier: 8684
Interaction Start Date: 11/1/1991
Interaction End Date: 8/19/1996

Geographic Location Identifier (Alias Facid): 13912313
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: A
Federal Program Identifier: 8684
Interaction Start Date: 3/20/2000
Interaction End Date: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

CSCSL NFA:

Facility/Site Id: 5448
NFA Type: NFA after assessment, IRAP, or VCP
NFA Date: 8/19/1996
Rank: Not reported
VCP: Not reported

WA MANIFEST:

Facility Site ID Number: 5448
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: Not reported
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter deferral: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD988487096
Facility Address 2: Not reported
TAX REG NBR: 600115909
NAICS CD: 44719
BUSINESS TYPE: Not reported
MAIL NAME: ConocoPhillips Company
MAIL ADDR LINE1: 600 North Dairy Ashford
MAIL CITY,ST,ZIP: Houston, TX 77079
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: ConocoPhillips Company
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: 600 North Dairy Ashford
LEGAL CITY,ST,ZIP: Houston, TX 77079
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: 281-293-1000
LEGAL EFFECTIVE DATE: 12/31/2003
LAND ORG NAME: ConocoPhillips Company
LAND ORG TYPE: Private

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

LAND PERSON NAME: Not reported
LAND ADDR LINE1: 600 North Dairy Ashford
LAND CITY,ST,ZIP: Houston, TX 77079
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: 281-293-1000
OPERATOR ORG NAME: Kayo Oil
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: 1380 San Pablo Ave
OPERATOR CITY,ST,ZIP: Rodeo, CA 94572
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 510-245-5176
OPERATOR EFFECTIVE DATE: 03/14/97
SITE CONTACT NAME: Tiana Andriamanarivo
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave
SITE CONTACT ZIP: Rodeo, CA 94572
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 510-245-5176
SITE CONTACT EMAIL: Irene.I.Jimenez@ConocoPhillips.com
FORM CONTACT NAME: Thomas R Border
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: 281-293-4335
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com
GEN STATUS CD: XQG
MONTHLY GENERATION: False
BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 5448
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: Not reported
Permit by Rule: FALSE
Treatment by Generator: FALSE
Mixed radioactive waste: FALSE
Importer of hazardous waste: FALSE
Immediate recycler: FALSE
Treatment/Storage/Disposal/Recycling Facility: FALSE
Generator of dangerous fuel waste: FALSE
Generator marketing to burner: FALSE
"Other marketers (i.e., blender, distributor, etc.)": FALSE
Utility boiler burner: FALSE
Industry boiler burner: FALSE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

Industrial Furnace: FALSE
Smelter deferral: FALSE
Universal waste - batteries - generate: FALSE
Universal waste - thermostats - generate: FALSE
Universal waste - mercury - generate: FALSE
Universal waste - lamps - generate: FALSE
Universal waste - batteries - accumulate: FALSE
Universal waste - thermostats - accumulate: FALSE
Universal waste - mercury - accumulate: FALSE
Universal waste - lamps - accumulate: FALSE
Destination Facility for Universal Waste: FALSE
Off-specification used oil burner - utility boiler: FALSE
Off-specification used oil burner - industrial boiler: FALSE
Off-specification used oil burner - industrial furnace: FALSE
EPA ID: WAD988487096
Facility Address 2: Not reported
TAX REG NBR: 600115909
NAICS CD: 44719
BUSINESS TYPE: Not reported
MAIL NAME: ConocoPhillips Company
MAIL ADDR LINE1: 600 North Dairy Ashford
MAIL CITY,ST,ZIP: Houston, TX 77079
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: ConocoPhillips Company
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: 600 North Dairy Ashford
LEGAL CITY,ST,ZIP: Houston, TX 77079
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: 281-293-1000
LEGAL EFFECTIVE DATE: 12/31/2003
LAND ORG NAME: ConocoPhillips Company
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: 600 North Dairy Ashford
LAND CITY,ST,ZIP: Houston, TX 77079
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: 281-293-1000
OPERATOR ORG NAME: Kayo Oil
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: 1380 San Pablo Ave
OPERATOR CITY,ST,ZIP: Rodeo, CA 94572
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 510-245-5176
OPERATOR EFFECTIVE DATE: 3/14/1997
SITE CONTACT NAME: Tiana Andriamanarivo
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave
SITE CONTACT ZIP: Rodeo, CA 94572
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 510-245-5176
SITE CONTACT EMAIL: Irene.I.Jimenez@ConocoPhillips.com
FORM CONTACT NAME: Thomas R Border
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: 281-293-4335
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com
GEN STATUS CD: XQG

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

MONTHLY GENERATION: FALSE
BATCH GENERATION: FALSE
ONE TIME GENERATION: FALSE
TRANSPORTS OWN WASTE: FALSE
TRANSPORTS OTHRS WASTE: FALSE
RECYCLER ONSITE: FALSE
TRANSFER FACILITY: FALSE
OTHER EXEMPTION: Not reported
UW BATTERY GEN: FALSE
USED OIL TRANSPORTER: FALSE
USED OIL TRANSFER FACILITY: FALSE
USED OIL PROCESSOR: FALSE
USED OIL REREFINER: FALSE
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE
USED OIL FUEL MRKTR MEETS SPECS: FALSE

Facility Site ID Number: 5448
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: Not reported
Permit by Rule: No
Treatment by Generator: No
Mixed radioactive waste: No
Importer of hazardous waste: No
Immediate recycler: No
Treatment/Storage/Disposal/Recycling Facility: No
Generator of dangerous fuel waste: No
Generator marketing to burner: No
"Other marketers (i.e., blender, distributor, etc.)": No
Utility boiler burner: No
Industry boiler burner: No
Industrial Furnace: No
Smelter deferral: No
Universal waste - batteries - generate: No
Universal waste - thermostats - generate: No
Universal waste - mercury - generate: No
Universal waste - lamps - generate: No
Universal waste - batteries - accumulate: No
Universal waste - thermostats - accumulate: No
Universal waste - mercury - accumulate: No
Universal waste - lamps - accumulate: No
Destination Facility for Universal Waste: No
Off-specification used oil burner - utility boiler: No
Off-specification used oil burner - industrial boiler: No
Off-specification used oil burner - industrial furnace: No
EPA ID: WAD988487096
Facility Address 2: Not reported
TAX REG NBR: 600115909
NAICS CD: 44719
BUSINESS TYPE: Not reported
MAIL NAME: ConocoPhillips Company
MAIL ADDR LINE1: 600 North Dairy Ashford
MAIL CITY,ST,ZIP: Houston, TX 77079
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: ConocoPhillips Company
LEGAL ORG TYPE: Private

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

LEGAL ADDR LINE1: 600 North Dairy Ashford
LEGAL CITY,ST,ZIP: Houston, TX 77079
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: 281-293-1000
LEGAL EFFECTIVE DATE: 12/31/2003
LAND ORG NAME: ConocoPhillips Company
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: 600 North Dairy Ashford
LAND CITY,ST,ZIP: Houston, TX 77079
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: 281-293-1000
OPERATOR ORG NAME: ConocoPhillips
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: 1380 San Pablo Ave
OPERATOR CITY,ST,ZIP: Rodeo, CA 94572
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 510-245-5176
OPERATOR EFFECTIVE DATE: 3/14/1997
SITE CONTACT NAME: Tiana Andriamanarivo
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave
SITE CONTACT ZIP: Rodeo, CA 94572
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 510-245-5176
SITE CONTACT EMAIL: Irene.I.Jimenez@ConocoPhillips.com
FORM CONTACT NAME: Marina Tishkova
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford TA1026B
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: 281-293-4335
FORM CONTACT EMAIL: Marina.A.Tishkova@conocophillips.com
GEN STATUS CD: XQG
MONTHLY GENERATION: Yes
BATCH GENERATION: No
ONE TIME GENERATION: No
TRANSPORTS OWN WASTE: No
TRANSPORTS OTHRS WASTE: No
RECYCLER ONSITE: No
TRANSFER FACILITY: No
OTHER EXEMPTION: Not reported
UW BATTERY GEN: No
USED OIL TRANSPORTER: No
USED OIL TRANSFER FACILITY: No
USED OIL PROCESSOR: No
USED OIL REREFINER: No
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No
USED OIL FUEL MRKTR MEETS SPECS: No

Facility Site ID Number: 5448
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Site Sold
Data Year: 2008
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter deferral: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD988487096
Facility Address 2: Not reported
TAX REG NBR: 600115909
NAICS CD: 44719
BUSINESS TYPE: Not reported
MAIL NAME: ConocoPhillips Company
MAIL ADDR LINE1: 600 North Dairy Ashford
MAIL CITY,ST,ZIP: Houston, TX 77079
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: ConocoPhillips Company
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: 600 North Dairy Ashford
LEGAL CITY,ST,ZIP: Houston, TX 77079
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: 281-293-1000
LEGAL EFFECTIVE DATE: 12/31/2003
LAND ORG NAME: ConocoPhillips Company
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: 600 North Dairy Ashford
LAND CITY,ST,ZIP: Houston, TX 77079
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: 281-293-1000
OPERATOR ORG NAME: Kayo Oil
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: 1380 San Pablo Ave
OPERATOR CITY,ST,ZIP: Rodeo, CA 94572
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 510-245-5176
OPERATOR EFFECTIVE DATE: 3/14/1997
SITE CONTACT NAME: Tiana Andriamanarivo
SITE CONTACT ADDR LINE1: 1380 San Pablo Ave
SITE CONTACT ZIP: Rodeo, CA 94572
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 510-245-5176
SITE CONTACT EMAIL: Irene.I.Jimenez@ConocoPhillips.com

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

FORM CONTACT NAME: Thomas R Border
FORM CONTACT ADDR LINE1: 600 North Dairy Ashford, TA1026B
FORM CONTACT CITY,ST,ZIP: Houston, TX 77079
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: 281-293-4335
FORM CONTACT EMAIL: thomas.r.border@conocophillips.com
GEN STATUS CD: XQG
MONTHLY GENERATION: False
BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

ICR:

Date Ecology Received Report: / /
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 93-09
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: / /
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Final cleanup report
Site Register Issue: 93-48
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 05/21/92
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 92-25
County Code: 17
Contact: Not reported
Report Title: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

Date Ecology Received Report: 03/29/93
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 92-52
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 05/05/93
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 92-52
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 02/18/94
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 93-21
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 06/09/94
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 93-30
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 12/07/94
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 93-48
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 02/23/95
Contaminants Found at Site: Petroleum products

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

CONOCOPHILLIPS 2705509 (Continued)

1000659047

Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Final cleanup report
Site Register Issue: 94-15
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 04/12/95
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Final cleanup report
Site Register Issue: 94-15
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 11/12/91
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 92-11
County Code: 17
Contact: Not reported
Report Title: Not reported

Date Ecology Received Report: 07/09/96
Contaminants Found at Site: Petroleum products
Media Contaminated: Groundwater, Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Final cleanup report
Site Register Issue: 94-50
County Code: 17
Contact: Not reported
Report Title: Not reported

**E18
NE
1/8-1/4
0.203 mi.
1073 ft.**

**HIGHLANDS TEXACO
3005 NE SUNSET BLVD
RENTON, WA
Site 2 of 2 in cluster E**

**EDR Historical Auto Stations 1009615318
N/A**

**Relative:
Higher**

EDR Historical Auto Stations:
Name: HIGHLANDS TEXACO
Year: 1977
Type: Gasoline Stations

**Actual:
364 ft.**

MAP FINDINGS

Map ID
 Direction
 Distance
 Elevation

Site

Database(s)

EDR ID Number
 EPA ID Number

D19
South
1/8-1/4
0.213 mi.
1127 ft.

COLPETTS DEVELOPMENT
936 HARRINGTON AVE NE
RENTON, WA 98056

RCRA-SQG 1010788379
WAH000031757

Site 2 of 3 in cluster D

Relative:
Lower

RCRA-SQG:

Date form received by agency: 08/30/2007

Facility name: COLPETTS DEVELOPMENT

Facility address: 936 HARRINGTON AVE NE

RENTON, WA 98056

EPA ID: WAH000031757

Mailing address: 2256 38TH PLACE E

SEATTLE, WA 98112

Contact: RICHARD SENSENEY

Contact address: 2256 38TH PLACE E

SEATTLE, WA 98112

Contact country: US

Contact telephone: (206)322-1381

Contact email: Not reported

EPA Region: 10

Classification: Small Small Quantity Generator

Description: Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name: RICHARD SENSENEY

Owner/operator address: 2256 38TH PLACE E

SEATTLE, WA 98112

Owner/operator country: US

Owner/operator telephone: Not reported

Legal status: Private

Owner/Operator Type: Operator

Owner/Op start date: 12/31/2001

Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No

Mixed waste (haz. and radioactive): No

Recycler of hazardous waste: No

Transporter of hazardous waste: No

Treater, storer or disposer of HW: No

Underground injection activity: No

On-site burner exemption: No

Furnace exemption: No

Used oil fuel burner: No

Used oil processor: No

User oil refiner: No

Used oil fuel marketer to burner: No

Used oil Specification marketer: No

Used oil transfer facility: No

Used oil transporter: No

Off-site waste receiver: Commercial status unknown

Violation Status: No violations found

MAP FINDINGS

Map ID Direction Distance Elevation	Site	Database(s)	EDR ID Number EPA ID Number
--	------	-------------	--------------------------------

D20 South 1/8-1/4 0.213 mi. 1127 ft.	COLPETTS DEVELOPMENT 936 HARRINGTON AVE NE RENTON, WA 98056	FINDS ALLSITES	1011399816 N/A
---	--	---------------------------------	---------------------------------

Relative:
Lower

FINDS:

Registry ID: 110035443455

Actual:
315 ft.

Environmental Interest/Information System

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id:	9077381
Latitude:	47.499429999999997
Longitude:	-122.1788
Geographic location identifier (alias facid):	9077381
Facility Name:	Colpetts Development
Latitude Decimal Degrees:	47.499429999999997
Longitude Decimal Degrees:	-122.1788
Coordinate Point Areal Extent Code:	99
Horizontal Accuracy Code:	99
Coordinate Point Geographic Position Code:	8
Location Verified Code:	Not reported
Geographic Location Identifier (Alias Facid):	9077381
Interaction (Aka Env Int) Type Code:	HWG
Interaction (Aka Env Int) Description:	Hazardous Waste Generator
Interaction Status:	A
Federal Program Identifier:	WAH000031757
Interaction Start Date:	8/30/2007
Interaction End Date:	Not reported

21 South 1/8-1/4 0.229 mi. 1212 ft.	SPARKLE DRY CLEANING AND LAUNDROMAT BETTY ALTON 927 HARRINGTON AVE NE RENTON, WA	EDR Historical Cleaners	1009613474 N/A
--	---	--------------------------------	---------------------------------

Relative:
Lower

EDR Historical Cleaners:

Name: SPARKLE DRY CLEANING AND LAUNDROMAT BETTY ALTON
Year: 1991
Type: Cleaners And Dyers

Actual:
314 ft.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s) EDR ID Number
EPA ID Number

22
WNW
1/4-1/2
0.264 mi.
1396 ft.

FRIENDLY FUELS INC RENTON
1190 SUNSET BLVD NE STE F
RENTON, WA 98056

ALLSITES **U003604980**
UST **N/A**

Relative:
Lower

ALLSITES:

Facility Id: 43675956
Latitude: 47.500563
Longitude: -122.187499
Geographic location identifier (alias facid): 43675956
Facility Name: FRIENDLY FUELS INC RENTON
Latitude Decimal Degrees: 47.500563
Longitude Decimal Degrees: -122.187499
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Actual:
265 ft.

Geographic Location Identifier (Alias Facid): 43675956
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: A
Federal Program Identifier: 503611
Interaction Start Date: 6/15/1999
Interaction End Date: Not reported

UST:

Facility ID: 43675956
Site ID: 503611
Lat Deg: 47
Lat Min: 30
Lat Sec: 2.02679999999873
Long Deg: -122
Long Min: 11
Long Sec: 14.9964000000091
UBI: 6016199940010001
Phone Number: 4252281825

Tank ID: 503646
Tank Name: 1
Install Date: 6/15/1999
Capacity: Not reported
Tank Upgrade Date: 6/15/1999
TankSystem Status: Operational
TankSystem Status Change Date: 1/1/0001
Tank Status: Operational
Tank Permit Expiration Date: 4/30/2011
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Ball Float Valve (vent line)
Tank Material: Steel Clad with Corrosion Resistant Composite
Tank Construction: Double Wall Tank
Tank Tightness Test: Annual
Tank Corrosion Protection: Corrosion Resistant
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

FRIENDLY FUELS INC RENTON (Continued)

U003604980

Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Every 3 Years (suction tank check valve)
Tank Actual Status Date: 12/10/1999
Tag Number: A4990

Tank ID: 503647
Tank Name: 2
Install Date: 6/15/1999
Capacity: Not reported
Tank Upgrade Date: 6/15/1999
TankSystem Status: Operational
TankSystem Status Change Date: 1/1/0001
Tank Status: Operational
Tank Permit Expiration Date: 4/30/2011
Tank Closure Date: 1/1/0001
Tank Pumping System: Pressurized System
Tank Spill Prevention: Spill Bucket/Spill Box
Tank Overfill Prevention: Ball Float Valve (vent line)
Tank Material: Steel Clad with Corrosion Resistant Composite
Tank Construction: Double Wall Tank
Tank Tightness Test: Annual
Tank Corrosion Protection: Corrosion Resistant
Pipe Material: Flexible Piping
Pipe Construction: Double Wall Pipe
Pipe Primary Release Detection: Automatic Line Leak Detection
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Corrosion Resistant
Tank Primary Release Detection: Automatic Tank Gauging
Tank Second Release Detection: Not reported
Pipe Tightness Test: Every 3 Years (suction tank check valve)
Tank Actual Status Date: 12/10/1999
Tag Number: A4990

23
South
1/4-1/2
0.270 mi.
1423 ft.

RENTON FIRE STATION 12
901 HARRINGTON AVE NE
RENTON, WA 98056

ALLSITES U004040801
UST N/A

Relative:
Lower

ALLSITES:
Facility Id: 27921777
Latitude: 47.497402000000001
Longitude: -122.18297200000001
Geographic location identifier (alias facid): 27921777
Facility Name: RENTON FIRE STATION 12
Latitude Decimal Degrees: 47.497402000000001
Longitude Decimal Degrees: -122.18297200000001
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Actual:
309 ft.

Geographic Location Identifier (Alias Facid): 27921777

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON FIRE STATION 12 (Continued)

U004040801

Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 4790
Interaction Start Date: 2/29/2000
Interaction End Date: 5/3/2000

UST:

Facility ID: 27921777
Site ID: 4790
Lat Deg: 47
Lat Min: 29
Lat Sec: 50.6472000000036
Long Deg: -122
Long Min: 10
Long Sec: 58.6992000000237
UBI: Not reported
Phone Number: 2062352525

Tank ID: 21414
Tank Name: 1
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Steel
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: Not reported

Tank ID: 21559
Tank Name: 2
Install Date: 12/31/1964
Capacity: Not reported
Tank Upgrade Date: 1/1/0001
TankSystem Status: Removed
TankSystem Status Change Date: 8/26/1996
Tank Status: Removed

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

RENTON FIRE STATION 12 (Continued)

U004040801

Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported
Tank Material: Steel
Tank Construction: Single Wall Tank
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Steel
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: Not reported

F24
NE
1/4-1/2
0.308 mi.
1625 ft.

RITE AID STORE 5203
3116 NE SUNSET BLVD
RENTON, WA 98056
Site 1 of 3 in cluster F

ALLSITES **U003665933**
UST **N/A**

Relative:
Higher

Actual:
372 ft.

ALLSITES:
Facility Id: 3943952
Latitude: 47.504533000000002
Longitude: -122.176776
Geographic location identifier (alias facid): 3943952
Facility Name: RITE AID STORE 5203
Latitude Decimal Degrees: 47.504533000000002
Longitude Decimal Degrees: -122.176776
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 3943952
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 511357
Interaction Start Date: 9/8/1999
Interaction End Date: 5/18/2000

UST:

Facility ID: 3943952
Site ID: 511357
Lat Deg: 47
Lat Min: 30
Lat Sec: 16.31880000000076
Long Deg: -122
Long Min: 10
Long Sec: 36.39360000000137

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

RITE AID STORE 5203 (Continued)

U003665933

UBI: Not reported
 Phone Number: Not reported

 Tank ID: 511359
 Tank Name: UST#2
 Install Date: 1/1/1900
 Capacity: Not reported
 Tank Upgrade Date: 1/1/0001
 TankSystem Status: Removed
 TankSystem Status Change Date: 9/17/1999
 Tank Status: Removed
 Tank Permit Expiration Date: 1/1/0001
 Tank Closure Date: 1/1/0001
 Tank Pumping System: Not reported
 Tank Spill Prevention: Not reported
 Tank Overfill Prevention: Not reported
 Tank Material: Not reported
 Tank Construction: Not reported
 Tank Tightness Test: Not reported
 Tank Corrosion Protection: Not reported
 Pipe Material: Not reported
 Pipe Construction: Not reported
 Pipe Primary Release Detection: Not reported
 Pipe Second Release Detection: Not reported
 Pipe Corrosion Protection: Not reported
 Tank Primary Release Detection: Not reported
 Tank Second Release Detection: Not reported
 Pipe Tightness Test: Not reported
 Tank Actual Status Date: 12/10/1999
 Tag Number: Not reported

F25
NE
 1/4-1/2
 0.315 mi.
 1665 ft.

ARCO STATION 4400
3123 NW SUNSET BLVD
RENTON, WA
 Site 2 of 3 in cluster F

ALLSITES S104971552
CSCSL NFA N/A

Relative:
Higher

ALLSITES:
 Facility Id: 2559
 Latitude: 47.504491999999999
 Longitude: -122.176682

Actual:
373 ft.

Geographic location identifier (alias facid): 2559
 Facility Name: ARCO STATION 4400
 Latitude Decimal Degrees: 47.504491999999999
 Longitude Decimal Degrees: -122.176682
 Coordinate Point Areal Extent Code: 4
 Horizontal Accuracy Code: 6
 Coordinate Point Geographic Position Code: 5
 Location Verified Code: N

Geographic Location Identifier (Alias Facid): 2559
 Interaction (Aka Env Int) Type Code: LUST
 Interaction (Aka Env Int) Description: LUST Facility
 Interaction Status: I
 Federal Program Identifier: 8764
 Interaction Start Date: 12/15/1989
 Interaction End Date: 1/25/1996

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

ARCO STATION 4400 (Continued)

S104971552

Geographic Location Identifier (Alias Facid): 2559
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: A
Federal Program Identifier: 8764
Interaction Start Date: 3/20/2000
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 2559
Interaction (Aka Env Int) Type Code: TIER2
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2
Interaction Status: I
Federal Program Identifier: CRK000000680
Interaction Start Date: 1/1/1988
Interaction End Date: 7/4/1776

Geographic Location Identifier (Alias Facid): 2559
Interaction (Aka Env Int) Type Code: IRAP
Interaction (Aka Env Int) Description: Independent Remedial Actn Prg
Interaction Status: I
Federal Program Identifier: Not reported
Interaction Start Date: 9/6/1995
Interaction End Date: 9/6/1995

CSCSL NFA:

Facility/Site Id: 2559
NFA Type: NFA after assessment, IRAP, or VCP
NFA Date: 9/6/1995
Rank: Not reported
VCP: Not reported

**F26
NE
1/4-1/2
0.315 mi.
1665 ft.**

**ARCO #4400
3123 NE SUNSET BLVD.
NEWCASTLE, WA 98056
Site 3 of 3 in cluster F**

**ICR S104873044
N/A**

**Relative:
Higher**

ICR:

Date Ecology Received Report: 09/05/91
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 92-06
County Code: 17
Contact: Not reported
Report Title: Not reported

**Actual:
373 ft.**

Date Ecology Received Report: 07/06/92
Contaminants Found at Site: Petroleum products
Media Contaminated: Soil
Waste Management: Tank
Region: North Western
Type of Report Ecology Received: Interim cleanup report
Site Register Issue: 92-28

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

ARCO #4400 (Continued)

S104873044

County Code: 17
 Contact: Not reported
 Report Title: Not reported

Date Ecology Received Report: 03/22/95
 Contaminants Found at Site: Petroleum products
 Media Contaminated: Soil
 Waste Management: Tank
 Region: North Western
 Type of Report Ecology Received: Interim cleanup report
 Site Register Issue: 94-19
 County Code: 17
 Contact: Not reported
 Report Title: Not reported

27
West
1/4-1/2
0.351 mi.
1853 ft.

MIKE POTOSHNIK JR
1105 SUNSET BLVD NE
RENTON, WA 98056

FINDS 1007065647
ALLSITES N/A

Relative:
Lower

FINDS:

Registry ID: 110015422194

Actual:
256 ft.

Environmental Interest/Information System
 Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

ALLSITES:

Facility Id: 75569533
 Latitude: 47.501102000000003
 Longitude: -122.188812
 Geographic location identifier (alias facid): 75569533
 Facility Name: MIKE POTOSHNIK JR
 Latitude Decimal Degrees: 47.501102000000003
 Longitude Decimal Degrees: -122.188812
 Coordinate Point Areal Extent Code: 4
 Horizontal Accuracy Code: 6
 Coordinate Point Geographic Position Code: 5
 Location Verified Code: N

Geographic Location Identifier (Alias Facid): 75569533
 Interaction (Aka Env Int) Type Code: UST
 Interaction (Aka Env Int) Description: Underground Storage Tank
 Interaction Status: I
 Federal Program Identifier: 3033
 Interaction Start Date: 1/1/1973
 Interaction End Date: 5/3/2000

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G28
NE
1/4-1/2
0.358 mi.
1892 ft.

DANIELS DRYCLEANERS SUNSET BLVD
3155 NE SUNSET BLVD
RENTON, WA 98056
Site 1 of 2 in cluster G

RCRA-LQG **1001234105**
FINDS **WAH000005173**
ALLSITES
MANIFEST
Inactive Drycleaners

Relative:
Higher

RCRA-LQG:

Date form received by agency: 03/15/2006

Facility name: DANIELS DRYCLEANERS SUNSET BLVD

Facility address: 3155 NE SUNSET BLVD

RENTON, WA 98056

EPA ID: WAH000005173

Mailing address: 10115 214TH AVE NE

REDMOND, WA 98053

Contact: HELEN FERRELLI

Contact address: 10115 214TH AVE NE

REDMOND, WA 98053

Contact country: US

Contact telephone: (425)868-8528

Contact email: Not reported

EPA Region: 10

Classification: Large Quantity Generator

Description: Handler: generates 1,000 kg or more of hazardous waste during any calendar month; or generates more than 1 kg of acutely hazardous waste during any calendar month; or generates more than 100 kg of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month; or generates 1 kg or less of acutely hazardous waste during any calendar month, and accumulates more than 1 kg of acutely hazardous waste at any time; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates more than 100 kg of that material at any time

Owner/Operator Summary:

Owner/operator name: HELEN FERRELLI

Owner/operator address: 10115 214TH AVE NE

REDMOND, WA 98053

Owner/operator country: US

Owner/operator telephone: Not reported

Legal status: Private

Owner/Operator Type: Operator

Owner/Op start date: 02/18/1996

Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No

Mixed waste (haz. and radioactive): No

Recycler of hazardous waste: No

Transporter of hazardous waste: No

Treater, storer or disposer of HW: No

Underground injection activity: No

On-site burner exemption: No

Furnace exemption: No

Used oil fuel burner: No

Used oil processor: No

User oil refiner: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DANIELS DRYCLEANERS SUNSET BLVD (Continued)

1001234105

Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Historical Generators:

Date form received by agency: 12/31/2005
Facility name: DANIELS DRYCLEANERS SUNSET BLVD
Classification: Large Quantity Generator

Date form received by agency: 12/31/2003
Facility name: DANIELS DRYCLEANERS SUNSET BLVD
Classification: Small Quantity Generator

Violation Status: No violations found

FINDS:

Registry ID: 110005392743

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 99651338
Latitude: 47.499152247015701
Longitude: -122.184732375514
Geographic location identifier (alias facid): 99651338
Facility Name: Daniels Drycleaners Sunset Blvd
Latitude Decimal Degrees: 47.499152240000001
Longitude Decimal Degrees: -122.184732370000001
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 8
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 99651338
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAH000005173
Interaction Start Date: 5/11/1998
Interaction End Date: 12/31/2005

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DANIELS DRYCLEANERS SUNSET BLVD (Continued)

1001234105

Geographic Location Identifier (Alias Facid): 99651338
Interaction (Aka Env Int) Type Code: HWP
Interaction (Aka Env Int) Description: Hazardous Waste Planner
Interaction Status: I
Federal Program Identifier: WAH000005173
Interaction Start Date: 1/1/2002
Interaction End Date: 9/6/2006

WA MANIFEST:

Facility Site ID Number: 99651338
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: On June 16th 2006 at 12:30PM our business burned down it was started by a roofer. The good news was that all the chemicals survived the fire. The bad new was the we had to pay thousands of dollars for the chemical to be disposed. *Please Note* 2445lbs of perchlorethylene was not sludge but clean chemical that was pumped out. And 270 lbs of filters not used up.
Data Year: Not reported
Permit by Rule: No
Treatment by Generator: No
Mixed radioactive waste: No
Importer of hazardous waste: No
Immediate recycler: No
Treatment/Storage/Disposal/Recycling Facility: No
Generator of dangerous fuel waste: No
Generator marketing to burner: No
"Other marketers (i.e., blender, distributor, etc.)": No
Utility boiler burner: No
Industry boiler burner: No
Industrial Furnace: No
Smelter defferal: No
Universal waste - batteries - generate: No
Universal waste - thermostats - generate: No
Universal waste - mercury - generate: No
Universal waste - lamps - generate: No
Universal waste - batteries - accumulate: No
Universal waste - thermostats - accumulate: No
Universal waste - mercury - accumulate: No
Universal waste - lamps - accumulate: No
Destination Facility for Universal Waste: No
Off-specification used oil burner - utility boiler: No
Off-specification used oil burner - industrial boiler: No
Off-specification used oil burner - industrial furnace: No
EPA ID: WAH000005173
Facility Address 2: Not reported
TAX REG NBR: 600550005
NAICS CD: 81232
BUSINESS TYPE: drycleaning
MAIL NAME: Daniels Drycleaners
MAIL ADDR LINE1: 10115 214th Ave NE
MAIL CITY,ST,ZIP: Redmond, WA 98053
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Not reported
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: 10115 214th Ave NE

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DANIELS DRYCLEANERS SUNSET BLVD (Continued)

1001234105

LEGAL CITY,ST,ZIP: REDMOND, WA 98053
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)868-8528
LEGAL EFFECTIVE DATE: 2/18/1986
LAND ORG NAME: Not reported
LAND ORG TYPE: Private
LAND PERSON NAME: Daniel & Helen Ferrelli
LAND ADDR LINE1: 10115 214th Ave NE
LAND CITY,ST,ZIP: REDMOND, WA 98053
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)868-8528
OPERATOR ORG NAME: Not reported
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: 10115 214th Ave NE
OPERATOR CITY,ST,ZIP: Redmond, WA 98053
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425)868-8528
OPERATOR EFFECTIVE DATE: 2/18/1996
SITE CONTACT NAME: Helen Ferrelli
SITE CONTACT ADDR LINE1: 10115 214th Ave NE
SITE CONTACT ZIP: Redmond, WA 98053
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425)868-8528
SITE CONTACT EMAIL: danieljandhelenj@comcast.net
FORM CONTACT NAME: Helen Ferrelli
FORM CONTACT ADDR LINE1: 10115 214th Ave NE
FORM CONTACT CITY,ST,ZIP: Redmond, WA 98053
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425)868-8528
FORM CONTACT EMAIL: danieljandhelenj@comcast.net
GEN STATUS CD: LQG
MONTHLY GENERATION: Yes
BATCH GENERATION: No
ONE TIME GENERATION: No
TRANSPORTS OWN WASTE: No
TRANSPORTS OTHRS WASTE: No
RECYCLER ONSITE: No
TRANSFER FACILITY: No
OTHER EXEMPTION: Not reported
UW BATTERY GEN: No
USED OIL TRANSPORTER: No
USED OIL TRANSFER FACILITY: No
USED OIL PROCESSOR: No
USED OIL REREFINER: No
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No
USED OIL FUEL MRKTR MEETS SPECS: No

Inactive Drycleaners:

EPA I: WAH000005173
FS Id: 99651338
Facility ID: WAH000005173
NAICS Code: 81232
Fed Waste Code Desc: Not reported
State Waste Code Desc: Not reported
TAX REG NBR: 600550005
BUSINESS TYPE: drycleaning
MAIL NAME: Daniels Drycleaners

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DANIELS DRYCLEANERS SUNSET BLVD (Continued)

1001234105

MAIL LINE1: 10115 214th Ave NE
MAIL LINE2: Not reported
MAIL CITY: Redmond
MAIL STATE: WA
MAIL ZIP: 98053
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Not reported
LEGAL PERSON FIRST NAME: Daniel &
LEGAL PERSON MIDDLE INIT: Not reported
LEGAL PERSON LAST NAME: Ferrelli
LEGAL LINE1: 10115 214th Ave NE
LEGAL LINE2: Not reported
LEGAL CITY: REDMOND
LEGAL STATE: WA
LEGAL ZIP: 98053
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)868-8528
LEGAL EFFECTIVE DATE: 2/18/1986
LEGAL ORGANIZATION TYPE: Private
LAND ORG NAME: Not reported
LAND PERSON FIRST NAME: Daniel &
LAND PERSON MIDDLE INIT: Not reported
LAND PERSON LAST NAME: Ferrelli
LAND LINE1: 10115 214th Ave NE
LAND LINE2: Not reported
LAND CITY: REDMOND
LAND STATE: WA
LAND ZIP: 98053
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)868-8528
LAND ORGANIZATION TYPE: Private
OPERATOR ORG NAME: Not reported
OPERATOR PERSON FIRST NAME: Helen
OPERATOR PERSON MIDDLE INIT: Not reported
OPERATOR PERSON LAST NAME: Ferrelli
OPERATOR LINE1: 10115 214th Ave NE
OPERATOR LINE2: Not reported
OPERATOR CITY: Redmond
OPERATOR STATE: WA
OPERATOR ZIP: 98053
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425)868-8528
OPERATOR EFFECTIVE DATE: 2/18/1996
OPERATOR ORGANIZATION TYPE: Private
SITE CONTACT FIRST NAME: Helen
SITE CONTACT MIDDLE INIT: Not reported
SITE CONTACT LAST NAME: Ferrelli
SITE CONTACT LINE1: 10115 214th Ave NE
SITE CONTACT LINE2: Not reported
SITE CONTACT CITY: Redmond
SITE CONTACT STATE: WA
SITE CONTACT ZIP: 98053
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425)868-8528
SITE CONTACT EMAIL: danieljandhelenj@comcast.net
FORM CONTACT FIRST NAME: Helen
FORM CONTACT MIDDLE INIT: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

DANIELS DRYCLEANERS SUNSET BLVD (Continued)

1001234105

FORM CONTACT LAST NAME: Ferrelli
FORM CONTACT LINE1: 10115 214th Ave NE
FORM CONTACT LINE2: Not reported
FORM CONTACT CITY: Redmond
FORM CONTACT STATE: WA
FORM CONTACT ZIP: 98053
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425)868-8528
FORM CONTACT EMAIL: danieljandhelenj@comcast.net
GEN STATUS CD: LQG
MONTHLY GENERATION: Yes
BATCH GENERATION: No
ONE TIME GENERATION: No
TRANSPORTS OWN WASTE: No
TRANSPORTS OTHERS WASTE: No
RECYCLER ONSITE: No
TRANSFER FACILITY: No
PBR: No
TBG: No
MIXED RADIOACTIVE: No
IMPORTER: No
TSDR FACILITY: No
IMMEDIATE RECYCLER: No
GEN DANG FUEL: No
GEN MARKET TO BURNER: No
GEN OTHER MARKETERS: No
UTILITY BOILER BURNER: No
INDUSTRY BOILER BURNER: No
FURNACE BURNER: No
SMELTER DEFERRAL: No
SMALL QTY EXEMPTION: Not reported
OTHER EXEMPTION: Not reported
UW BATTERY GEN: No
UW THERMOSTATS GEN: No
UW MERCURY GEN: No
UW LAMPS GEN: No
UW BATTERY ACCUM: No
UW THERMOSTATS ACCUM: No
UW MERCURY ACCUM: No
UW LAMPS ACCUM: No
UW DESTINATION FACILITY: No
OFF SPEC UTILITY BOILER: No
OFF SPEC INDUSTRY BOILER: No
OFF SPEC FURNACE: No
USED OIL TRANSPORTER: No
USED OIL TRANSFER FACILITY: Not reported
USED OIL PROCESSOR: No
USED OIL REREFINER: No
USED OIL FUEL MARKETER DIR SHIPMENTS: No
USED OIL FUEL MARKETER MEETS SPECS: No
Comments: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

G29
NE
1/4-1/2
0.372 mi.
1962 ft.

BUSY BEE CLEANERS
3164 SUNSET BLVD NE
RENTON, WA 98056
Site 2 of 2 in cluster G

RCRA-CESQG 1001490399
FINDS WAD980984322
ALLSITES
Inactive Drycleaners

Relative:
Higher

RCRA-CESQG:

Date form received by agency: 02/23/1996

Facility name: BUSY BEE CLEANERS

Facility address: 3164 SUNSET BLVD NE

RENTON, WA 98056

EPA ID: WAD980984322

Mailing address: 3164 NE SUNSET BLVD
RENTON, WA 98056-3337

Contact: IL SUNG JUN

Contact address: 3164 NE SUNSET BLVD
RENTON, WA 98056-3337

Contact country: US

Contact telephone: (425)271-9380

Contact email: Not reported

EPA Region: 10

Classification: Conditionally Exempt Small Quantity Generator

Description: Handler: generates 100 kg or less of hazardous waste per calendar month, and accumulates 1000 kg or less of hazardous waste at any time; or generates 1 kg or less of acutely hazardous waste per calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates at any time: 1 kg or less of acutely hazardous waste; or 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste

Owner/Operator Summary:

Owner/operator name: IL SUNG JUN

Owner/operator address: 3164 NE SUNSET BLVD
RENTON, WA 98056

Owner/operator country: US

Owner/operator telephone: Not reported

Legal status: Private

Owner/Operator Type: Operator

Owner/Op start date: 02/23/1996

Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No

Mixed waste (haz. and radioactive): No

Recycler of hazardous waste: No

Transporter of hazardous waste: No

Treater, storer or disposer of HW: No

Underground injection activity: No

On-site burner exemption: No

Furnace exemption: No

Used oil fuel burner: No

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BUSY BEE CLEANERS (Continued)

1001490399

Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Historical Generators:

Date form received by agency: 09/01/1993
Facility name: BUSY BEE CLEANERS
Classification: Large Quantity Generator

Violation Status: No violations found

FINDS:

Registry ID: 110005338508

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

ALLSITES:

Facility Id: 31853355
Latitude: 47.504739999999998
Longitude: -122.17541
Geographic location identifier (alias facid): 31853355
Facility Name: Busy Bee Cleaners
Latitude Decimal Degrees: 47.504739999999998
Longitude Decimal Degrees: -122.17541
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 99
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 31853355
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: I
Federal Program Identifier: WAD980984322
Interaction Start Date: 7/11/1986
Interaction End Date: 12/31/1994

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BUSY BEE CLEANERS (Continued)

1001490399

Inactive Drycleaners:
EPA I: WAD980984322
FS Id: 14021
Facility ID: WAD980984322
NAICS Code: 81232
Fed Waste Code Desc: Not reported
State Waste Code Desc: Not reported
TAX REG NBR: Not reported
BUSINESS TYPE: Not reported
MAIL NAME: Not reported
MAIL LINE1: Not reported
MAIL LINE2: Not reported
MAIL CITY: Not reported
MAIL STATE: Not reported
MAIL ZIP: Not reported
MAIL COUNTRY: Not reported
LEGAL ORG NAME: Not reported
LEGAL PERSON FIRST NAME: Not reported
LEGAL PERSON MIDDLE INIT: Not reported
LEGAL PERSON LAST NAME: Not reported
LEGAL LINE1: Not reported
LEGAL LINE2: Not reported
LEGAL CITY: Not reported
LEGAL STATE: Not reported
LEGAL ZIP: Not reported
LEGAL COUNTRY: Not reported
LEGAL PHONE NBR: Not reported
LEGAL EFFECTIVE DATE: Not reported
LEGAL ORGANIZATION TYPE: Not reported
LAND ORG NAME: Not reported
LAND PERSON FIRST NAME: Not reported
LAND PERSON MIDDLE INIT: Not reported
LAND PERSON LAST NAME: Not reported
LAND LINE1: Not reported
LAND LINE2: Not reported
LAND CITY: Not reported
LAND STATE: Not reported
LAND ZIP: Not reported
LAND COUNTRY: Not reported
LAND PHONE NBR: Not reported
LAND ORGANIZATION TYPE: Not reported
OPERATOR ORG NAME: Not reported
OPERATOR PERSON FIRST NAME: Not reported
OPERATOR PERSON MIDDLE INIT: Not reported
OPERATOR PERSON LAST NAME: Not reported
OPERATOR LINE1: Not reported
OPERATOR LINE2: Not reported
OPERATOR CITY: Not reported
OPERATOR STATE: Not reported
OPERATOR ZIP: Not reported
OPERATOR COUNTRY: Not reported
OPERATOR PHONE NBR: Not reported
OPERATOR EFFECTIVE DATE: Not reported
OPERATOR ORGANIZATION TYPE: Not reported
SITE CONTACT FIRST NAME: Not reported
SITE CONTACT MIDDLE INIT: Not reported
SITE CONTACT LAST NAME: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BUSY BEE CLEANERS (Continued)

1001490399

SITE CONTACT LINE1:	Not reported
SITE CONTACT LINE2:	Not reported
SITE CONTACT CITY:	Not reported
SITE CONTACT STATE:	Not reported
SITE CONTACT ZIP:	Not reported
SITE CONTACT COUNTRY:	Not reported
SITE CONTACT PHONE NBR:	Not reported
SITE CONTACT EMAIL:	Not reported
FORM CONTACT FIRST NAME:	Not reported
FORM CONTACT MIDDLE INIT:	Not reported
FORM CONTACT LAST NAME:	Not reported
FORM CONTACT LINE1:	Not reported
FORM CONTACT LINE2:	Not reported
FORM CONTACT CITY:	Not reported
FORM CONTACT STATE:	Not reported
FORM CONTACT ZIP:	Not reported
FORM CONTACT COUNTRY:	Not reported
FORM CONTACT PHONE NBR:	Not reported
FORM CONTACT EMAIL:	Not reported
GEN STATUS CD:	Not reported
MONTHLY GENERATION:	Not reported
BATCH GENERATION:	Not reported
ONE TIME GENERATION:	Not reported
TRANSPORTS OWN WASTE:	Not reported
TRANSPORTS OTHERS WASTE:	Not reported
RECYCLER ONSITE:	Not reported
TRANSFER FACILITY:	Not reported
PBR:	Not reported
TBG:	Not reported
MIXED RADIOACTIVE:	Not reported
IMPORTER:	Not reported
TSDR FACILITY:	Not reported
IMMEDIATE RECYCLER:	Not reported
GEN DANG FUEL:	Not reported
GEN MARKET TO BURNER:	Not reported
GEN OTHER MARKETERS:	Not reported
UTILITY BOILER BURNER:	Not reported
INDUSTRY BOILER BURNER:	Not reported
FURNACE BURNER:	Not reported
SMELTER DEFERRAL:	Not reported
SMALL QTY EXEMPTION:	Not reported
OTHER EXEMPTION:	Not reported
UW BATTERY GEN:	Not reported
UW THERMOSTATS GEN:	Not reported
UW MERCURY GEN:	Not reported
UW LAMPS GEN:	Not reported
UW BATTERY ACCUM:	Not reported
UW THERMOSTATS ACCUM:	Not reported
UW MERCURY ACCUM:	Not reported
UW LAMPS ACCUM:	Not reported
UW DESTINATION FACILITY:	Not reported
OFF SPEC UTILITY BOILER:	Not reported
OFF SPEC INDUSTRY BOILER:	Not reported
OFF SPEC FURNACE:	Not reported
USED OIL TRANSPORTER:	Not reported
USED OIL TRANSFER FACILITY:	Not reported
USED OIL PROCESSOR:	Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

BUSY BEE CLEANERS (Continued)

1001490399

USED OIL REREFINER: Not reported
USED OIL FUEL MARKETER DIR SHIPMENTS: Not reported
USED OIL FUEL MARKETER MEETS SPECS: Not reported
Comments: Not reported

30
NNE
1/4-1/2
0.442 mi.
2336 ft.

NORTH HIGHLANDS COMMUNITY CENTER
3000 NE 16TH ST
RENTON, WA 98056

ALLSITES **U001123766**
UST **N/A**

Relative:
Higher

ALLSITES:

Facility Id: 57537131
Latitude: 47.506841999999999
Longitude: -122.180122
Geographic location identifier (alias facid): 57537131
Facility Name: NORTH HIGHLANDS COMMUNITY CENTER
Latitude Decimal Degrees: 47.506841999999999
Longitude Decimal Degrees: -122.180122
Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Actual:
379 ft.

Geographic Location Identifier (Alias Facid): 57537131
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 4787
Interaction Start Date: 2/29/2000
Interaction End Date: 5/3/2000

UST:

Facility ID: 57537131
Site ID: 4787
Lat Deg: 47
Lat Min: 30
Lat Sec: 24.6311999999961
Long Deg: -122
Long Min: 10
Long Sec: 48.4391999999999
UBI: Not reported
Phone Number: 2062352513

Tank ID: 13581
Tank Name: 1
Install Date: 12/31/1964
Capacity: 111 TO 1,100 Gallons
Tank Upgrade Date: 1/1/0001
TankSystem Status: Exempt
TankSystem Status Change Date: 8/26/1996
Tank Status: Exempt
Tank Permit Expiration Date: 1/1/0001
Tank Closure Date: 1/1/0001
Tank Pumping System: Not reported
Tank Spill Prevention: Not reported
Tank Overfill Prevention: Not reported

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

NORTH HIGHLANDS COMMUNITY CENTER (Continued)

U001123766

Tank Material: Steel
Tank Construction: Not reported
Tank Tightness Test: Not reported
Tank Corrosion Protection: Not reported
Pipe Material: Not reported
Pipe Construction: Not reported
Pipe Primary Release Detection: Not reported
Pipe Second Release Detection: Not reported
Pipe Corrosion Protection: Not reported
Tank Primary Release Detection: Not reported
Tank Second Release Detection: Not reported
Pipe Tightness Test: Not reported
Tank Actual Status Date: 8/6/1996
Tag Number: Not reported

31
SW
1/4-1/2
0.446 mi.
2354 ft.

KENWORTH TRUCK CO RENTON
1601 N. 8TH ST.
RENTON, WA 98055

RCRA-LQG 1000838973
TRIS 98055KNWRT16
FINDS
ALLSITES
MANIFEST
NPDES

Relative:
Lower

RCRA-LQG:

Actual:
248 ft.

Date form received by agency: 02/11/2008
Facility name: KENWORTH TRUCK CO RENTON
Facility address: 1601 N 8TH ST
RENTON, WA 98057
EPA ID: WAD988517934
Contact: RICHARD A SKLAR
Contact address: 1601 N 8TH ST
RENTON, WA 98057-9001
Contact country: US
Contact telephone: (425)227-5818
Contact email: Not reported
EPA Region: 10
Land type: Private
Classification: Large Quantity Generator
Description: Handler: generates 1,000 kg or more of hazardous waste during any calendar month; or generates more than 1 kg of acutely hazardous waste during any calendar month; or generates more than 100 kg of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month; or generates 1 kg or less of acutely hazardous waste during any calendar month, and accumulates more than 1 kg of acutely hazardous waste at any time; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates more than 100 kg of that material at any time

Owner/Operator Summary:

Owner/operator name: KENWORTH TRUCK COMPANY
Owner/operator address: 1601 N 8TH ST
RENTON, WA 98057
Owner/operator country: US
Owner/operator telephone: Not reported
Legal status: Private

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KENWORTH TRUCK CO RENTON (Continued)

1000838973

Owner/Operator Type: Operator
Owner/Op start date: 01/01/1993
Owner/Op end date: Not reported

Handler Activities Summary:

U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Commercial status unknown

Historical Generators:

Date form received by agency: 12/31/2007
Facility name: KENWORTH TRUCK CO RENTON
Classification: Large Quantity Generator

Date form received by agency: 12/31/2005
Facility name: KENWORTH TRUCK CO RENTON
Classification: Large Quantity Generator

Date form received by agency: 12/31/2003
Facility name: KENWORTH TRUCK CO RENTON
Classification: Large Quantity Generator

Date form received by agency: 02/28/2002
Facility name: KENWORTH TRUCK CO RENTON
Classification: Large Quantity Generator

Date form received by agency: 03/06/2000
Facility name: KENWORTH TRUCK CO RENTON
Classification: Large Quantity Generator

Date form received by agency: 03/02/1998
Facility name: KENWORTH TRUCK CO RENTON
Classification: Large Quantity Generator

Date form received by agency: 03/01/1996
Facility name: KENWORTH TRUCK CO RENTON
Site name: KENWORTH TRUCK COMPANY - RENTON
Classification: Large Quantity Generator

Date form received by agency: 03/31/1994
Facility name: KENWORTH TRUCK CO RENTON
Site name: KENWORTH TRUCK COMPANY
Classification: Large Quantity Generator

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KENWORTH TRUCK CO RENTON (Continued)

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Biennial Reports:

Last Biennial Reporting Year: 2009

Annual Waste Handled:

Waste code: D001
Waste name: IGNITABLE HAZARDOUS WASTES ARE THOSE WASTES WHICH HAVE A FLASHPOINT OF LESS THAN 140 DEGREES FAHRENHEIT AS DETERMINED BY A PENSKEY-MARTENS CLOSED CUP FLASH POINT TESTER. ANOTHER METHOD OF DETERMINING THE FLASH POINT OF A WASTE IS TO REVIEW THE MATERIAL SAFETY DATA SHEET, WHICH CAN BE OBTAINED FROM THE MANUFACTURER OR DISTRIBUTOR OF THE MATERIAL. LACQUER THINNER IS AN EXAMPLE OF A COMMONLY USED SOLVENT WHICH WOULD BE CONSIDERED AS IGNITABLE HAZARDOUS WASTE.
Amount (Lbs): 95266

Waste code: D006
Waste name: CADMIUM
Amount (Lbs): 15284

Waste code: D007
Waste name: CHROMIUM
Amount (Lbs): 11672

Waste code: D035
Waste name: METHYL ETHYL KETONE
Amount (Lbs): 16135

Waste code: F001
Waste name: THE FOLLOWING SPENT HALOGENATED SOLVENTS USED IN DEGREASING: TETRACHLOROETHYLENE, TRICHLOROETHYLENE, METHYLENE CHLORIDE, 1,1,1-TRICHLOROETHANE, CARBON TETRACHLORIDE, AND CHLORINATED FLUOROCARBONS; ALL SPENT SOLVENT MIXTURES/BLENDS USED IN DEGREASING CONTAINING, BEFORE USE, A TOTAL OF TEN PERCENT OR MORE (BY VOLUME) OF ONE OR MORE OF THE ABOVE HALOGENATED SOLVENTS OR THOSE SOLVENTS LISTED IN F002, F004, AND F005, AND STILL BOTTOMS FROM THE RECOVERY OF THESE SPENT SOLVENTS AND SPENT SOLVENT MIXTURES.
Amount (Lbs): 4146

Waste code: F003
Waste name: THE FOLLOWING SPENT NON-HALOGENATED SOLVENTS: XYLENE, ACETONE, ETHYL ACETATE, ETHYL BENZENE, ETHYL ETHER, METHYL ISOBUTYL KETONE, N-BUTYL ALCOHOL, CYCLOHEXANONE, AND METHANOL; ALL SPENT SOLVENT MIXTURES/BLENDS CONTAINING, BEFORE USE, ONLY THE ABOVE SPENT NON-HALOGENATED SOLVENTS; AND ALL SPENT SOLVENT MIXTURES/BLENDS CONTAINING, BEFORE USE, ONE OR MORE OF THE ABOVE NON-HALOGENATED SOLVENTS, AND, A TOTAL OF TEN PERCENT OR MORE (BY VOLUME) OF ONE OR MORE OF THOSE SOLVENTS LISTED IN F001, F002, F004, AND F005, AND STILL BOTTOMS FROM THE RECOVERY OF THESE SPENT SOLVENTS AND SPENT SOLVENT MIXTURES.
Amount (Lbs): 105947

Waste code: F005
Waste name: THE FOLLOWING SPENT NON-HALOGENATED SOLVENTS: TOLUENE, METHYL ETHYL KETONE, CARBON DISULFIDE, ISOBUTANOL, PYRIDINE, BENZENE, 2-ETHOXYETHANOL, AND 2-NITROPROPANE; ALL SPENT SOLVENT MIXTURES/BLENDS CONTAINING, BEFORE USE, A TOTAL OF TEN PERCENT OR MORE (BY VOLUME) OF ONE OR MORE OF THE ABOVE NON-HALOGENATED SOLVENTS OR THOSE SOLVENTS LISTED IN F001, F002, OR F004; AND STILL BOTTOMS FROM THE RECOVERY OF

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Amount (Lbs): THESE SPENT SOLVENTS AND SPENT SOLVENT MIXTURES.
25414

Facility Has Received Notices of Violations:

Regulation violated: Not reported
Area of violation: Generators - Pre-transport
Date violation determined: 12/12/2007
Date achieved compliance: 01/11/2008
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 12/27/2007
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: Not reported
Area of violation: Generators - Pre-transport
Date violation determined: 12/12/2007
Date achieved compliance: 01/18/2008
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 12/27/2007
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: Not reported
Area of violation: Universal Waste - Small Quantity Handlers
Date violation determined: 12/12/2007
Date achieved compliance: 01/11/2008
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 12/27/2007
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: Not reported
Area of violation: Universal Waste - Small Quantity Handlers
Date violation determined: 12/12/2007
Date achieved compliance: 01/09/2008
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 12/27/2007
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State

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KENWORTH TRUCK CO RENTON (Continued)

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Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - -330(2) / -200(1)(e)
Area of violation: Generators - Records/Reporting
Date violation determined: 08/25/2004
Date achieved compliance: 11/02/2004
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 08/30/2004
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - -515(6)
Area of violation: Generators - General
Date violation determined: 08/25/2004
Date achieved compliance: 09/03/2004
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 08/30/2004
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - -630(5)(a) / -200(1)(b)
Area of violation: Generators - General
Date violation determined: 08/25/2004
Date achieved compliance: 09/03/2004
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 08/30/2004
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - -573(10)
Area of violation: Generators - General
Date violation determined: 08/25/2004
Date achieved compliance: 09/30/2004
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 08/30/2004
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported

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Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - -200(2)
Area of violation: Generators - General
Date violation determined: 03/07/2001
Date achieved compliance: 03/19/2001
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 05/29/2001
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - -170(1) / 070
Area of violation: Generators - General
Date violation determined: 03/07/2001
Date achieved compliance: 07/30/2001
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 05/29/2001
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - 630(6)
Area of violation: Generators - General
Date violation determined: 07/31/1996
Date achieved compliance: 08/12/1996
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 07/31/1996
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported
Paid penalty amount: Not reported

Regulation violated: SR - 200(c)(d)
Area of violation: Generators - General
Date violation determined: 07/31/1996
Date achieved compliance: 08/01/1996
Violation lead agency: State
Enforcement action: WRITTEN INFORMAL
Enforcement action date: 07/31/1996
Enf. disposition status: Not reported
Enf. disp. status date: Not reported
Enforcement lead agency: State
Proposed penalty amount: Not reported
Final penalty amount: Not reported

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Paid penalty amount: Not reported

Evaluation Action Summary:

Evaluation date: 10/05/2009
Evaluation: COMPLIANCE ASSISTANCE VISIT
Area of violation: Not reported
Date achieved compliance: Not reported
Evaluation lead agency: State

Evaluation date: 12/12/2007
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Universal Waste - Small Quantity Handlers
Date achieved compliance: 01/09/2008
Evaluation lead agency: State

Evaluation date: 12/12/2007
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Universal Waste - Small Quantity Handlers
Date achieved compliance: 01/11/2008
Evaluation lead agency: State

Evaluation date: 12/12/2007
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - Pre-transport
Date achieved compliance: 01/18/2008
Evaluation lead agency: State

Evaluation date: 12/12/2007
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - Pre-transport
Date achieved compliance: 01/11/2008
Evaluation lead agency: State

Evaluation date: 08/25/2004
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 09/30/2004
Evaluation lead agency: State

Evaluation date: 08/25/2004
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - Records/Reporting
Date achieved compliance: 11/02/2004
Evaluation lead agency: State

Evaluation date: 08/25/2004
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 09/03/2004
Evaluation lead agency: State

Evaluation date: 03/07/2001
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 07/30/2001
Evaluation lead agency: State

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Evaluation date: 03/07/2001
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 03/19/2001
Evaluation lead agency: State

Evaluation date: 07/31/1996
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 08/12/1996
Evaluation lead agency: State

Evaluation date: 07/31/1996
Evaluation: COMPLIANCE EVALUATION INSPECTION ON-SITE
Area of violation: Generators - General
Date achieved compliance: 08/01/1996
Evaluation lead agency: State

FINDS:

Registry ID: 110000489301

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

AFS (Aerometric Information Retrieval System (AIRS) Facility Subsystem) replaces the former Compliance Data System (CDS), the National Emission Data System (NEDS), and the Storage and Retrieval of Aerometric Data (SAROAD). AIRS is the national repository for information concerning airborne pollution in the United States. AFS is used to track emissions and compliance data from industrial plants. AFS data are utilized by states to prepare State Implementation Plans to comply with regulatory programs and by EPA as an input for the estimation of total national emissions. AFS is undergoing a major redesign to support facility operating permits required under Title V of the Clean Air Act.

The NEI (National Emissions Inventory) database contains information on stationary and mobile sources that emit criteria air pollutants and their precursors, as well as hazardous air pollutants (HAPs).

US EPA TRIS (Toxics Release Inventory System) contains information from facilities on the amounts of over 300 listed toxic chemicals that these facilities release directly to air, water, land, or that are transported off-site.

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

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PCS (Permit Compliance System) is a computerized management information system that contains data on National Pollutant Discharge Elimination System (NPDES) permit holding facilities. PCS tracks the permit, compliance, and enforcement status of NPDES facilities.

ALLSITES:

Facility Id: 13289817
Latitude: 47.491390000000003
Longitude: -122.191391
Geographic location identifier (alias facid): 13289817
Facility Name: KENWORTH TRUCK CO RENTON
Latitude Decimal Degrees: 47.491390000000003
Longitude Decimal Degrees: -122.191391
Coordinate Point Areal Extent Code: 99
Horizontal Accuracy Code: 99
Coordinate Point Geographic Position Code: 99
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 13289817
Interaction (Aka Env Int) Type Code: TRI
Interaction (Aka Env Int) Description: Toxics Release Inventory
Interaction Status: A
Federal Program Identifier: WAD988517934
Interaction Start Date: 1/1/1993
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 13289817
Interaction (Aka Env Int) Type Code: HWG
Interaction (Aka Env Int) Description: Hazardous Waste Generator
Interaction Status: A
Federal Program Identifier: WAD988517934
Interaction Start Date: 2/16/1993
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 13289817
Interaction (Aka Env Int) Type Code: HWP
Interaction (Aka Env Int) Description: Hazardous Waste Planner
Interaction Status: A
Federal Program Identifier: WAD988517934
Interaction Start Date: 1/1/1995
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 13289817
Interaction (Aka Env Int) Type Code: INDUSTGP
Interaction (Aka Env Int) Description: Industrial SW GP
Interaction Status: A
Federal Program Identifier: WAR000858
Interaction Start Date: 3/12/1993
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 13289817
Interaction (Aka Env Int) Type Code: AQOPS
Interaction (Aka Env Int) Description: Air Qual Oper Permit Source
Interaction Status: A
Federal Program Identifier: Not reported
Interaction Start Date: 1/1/1977

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Interaction End Date: Not reported
Geographic Location Identifier (Alias Facid): 13289817
Interaction (Aka Env Int) Type Code: TIER2
Interaction (Aka Env Int) Description: Emergency/Haz Chem Rpt TIER2
Interaction Status: A
Federal Program Identifier: WAD988517934
Interaction Start Date: 1/1/1993
Interaction End Date: Not reported

WA MANIFEST:

Facility Site ID Number: 13289817
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: Not reported
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter deferral: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD988517934
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 33612
BUSINESS TYPE: Heavy Duty Truck Assembly
MAIL NAME: Kenworth Truck Co
MAIL ADDR LINE1: 1601 N 8th St
MAIL CITY,ST,ZIP: RENTON, WA 98057-9001
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7400

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KENWORTH TRUCK CO RENTON (Continued)

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LEGAL EFFECTIVE DATE: 1/1/1993
LAND ORG NAME: Paccar Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: PO Box 1518
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7400
OPERATOR ORG NAME: KENWORTH TRUCK COMPANY
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: 1601 N 8th St
OPERATOR CITY,ST,ZIP: RENTON, WA 98057-9001
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 425227-5818
OPERATOR EFFECTIVE DATE: 01/01/93
SITE CONTACT NAME: Richard A Sklar
SITE CONTACT ADDR LINE1: 1601 N 8th ST
SITE CONTACT ZIP: RENTON, WA 98057-9001
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 425227-5818
SITE CONTACT EMAIL: rich.sklar@paccar.com
FORM CONTACT NAME: Richard Sklar
FORM CONTACT ADDR LINE1: 1601 N 8th ST
FORM CONTACT CITY,ST,ZIP: RENTON, WA 98057-9001
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: 425227-5818
FORM CONTACT EMAIL: rich.sklar@paccar.com
GEN STATUS CD: LQG
MONTHLY GENERATION: False
BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 13289817
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: Not reported
Permit by Rule: No
Treatment by Generator: No
Mixed radioactive waste: No
Importer of hazardous waste: No
Immediate recycler: No
Treatment/Storage/Disposal/Recycling Facility: No
Generator of dangerous fuel waste: No
Generator marketing to burner: No

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"Other marketers (i.e., blender, distributor, etc.)": No
Utility boiler burner: No
Industry boiler burner: No
Industrial Furnace: No
Smelter defferal: No
Universal waste - batteries - generate: No
Universal waste - thermostats - generate: No
Universal waste - mercury - generate: No
Universal waste - lamps - generate: No
Universal waste - batteries - accumulate: No
Universal waste - thermostats - accumulate: No
Universal waste - mercury - accumulate: No
Universal waste - lamps - accumulate: No
Destination Facility for Universal Waste: No
Off-specification used oil burner - utility boiler: No
Off-specification used oil burner - industrial boiler: No
Off-specification used oil burner - industrial furnace: No
EPA ID: WAD988517934
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 33612
BUSINESS TYPE: Heavy Duty Truck Assembly
MAIL NAME: Kenworth Truck Co
MAIL ADDR LINE1: PO BOX 9001
MAIL CITY,ST,ZIP: RENTON, WA 98057-9001
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7400
LEGAL EFFECTIVE DATE: 1/1/1993
LAND ORG NAME: Paccar Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: PO Box 1518
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7400
OPERATOR ORG NAME: KENWORTH TRUCK COMPANY
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO BOX 9001
OPERATOR CITY,ST,ZIP: RENTON, WA 98057-9001
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 425227-5818
OPERATOR EFFECTIVE DATE: 1/1/1993
SITE CONTACT NAME: Richard A Sklar
SITE CONTACT ADDR LINE1: PO BOX 9001
SITE CONTACT ZIP: RENTON, WA 98057-9001
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 425227-5818
SITE CONTACT EMAIL: rich.sklar@paccar.com
FORM CONTACT NAME: Richard Sklar
FORM CONTACT ADDR LINE1: PO BOX 9001
FORM CONTACT CITY,ST,ZIP: RENTON, WA 98057-9001
FORM CONTACT COUNTRY: UNITED STATES

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EPA ID Number

KENWORTH TRUCK CO RENTON (Continued)

1000838973

FORM CONTACT PHONE NBR: 425227-5818
FORM CONTACT EMAIL: rich.sklar@paccar.com
GEN STATUS CD: LQG
MONTHLY GENERATION: Yes
BATCH GENERATION: No
ONE TIME GENERATION: No
TRANSPORTS OWN WASTE: No
TRANSPORTS OTHRS WASTE: No
RECYCLER ONSITE: No
TRANSFER FACILITY: No
OTHER EXEMPTION: Not reported
UW BATTERY GEN: No
USED OIL TRANSPORTER: No
USED OIL TRANSFER FACILITY: No
USED OIL PROCESSOR: No
USED OIL REREFINER: No
USED OIL FUEL MRKTR DIRECTS SHPMNTS: No
USED OIL FUEL MRKTR MEETS SPECS: No

Facility Site ID Number: 13289817
SWC Desc: WT02, WP02
FWC Desc: D001, D004, D005, D006, D007, D008, D010, D035, F003, F005
Form Comm: Not reported
Data Year: 2009
Permit by Rule: False
Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter defferal: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD988517934
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 336120
BUSINESS TYPE: Heavy Duty Truck Assembly
MAIL NAME: Kenworth Truck Co
MAIL ADDR LINE1: P.O. Box 9001
MAIL CITY,ST,ZIP: RENTON, WA 98057-9001

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

KENWORTH TRUCK CO RENTON (Continued)

1000838973

MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7400
LEGAL EFFECTIVE DATE: 1/1/1993
LAND ORG NAME: Paccar Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: PO Box 1518
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7400
OPERATOR ORG NAME: KENWORTH TRUCK COMPANY
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: P.O. Box 9001
OPERATOR CITY,ST,ZIP: RENTON, WA 98057-9001
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 227-5818
OPERATOR EFFECTIVE DATE: 1/1/1993
SITE CONTACT NAME: Richard A Sklar
SITE CONTACT ADDR LINE1: P.O. Box 9001
SITE CONTACT ZIP: RENTON, WA 98057-9001
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 227-5818
SITE CONTACT EMAIL: rich.sklar@paccar.com
FORM CONTACT NAME: Richard A Sklar
FORM CONTACT ADDR LINE1: P.O. Box 9001
FORM CONTACT CITY,ST,ZIP: RENTON, WA 98057-9001
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: (425) 227-5818
FORM CONTACT EMAIL: rich.sklar@paccar.com
GEN STATUS CD: LQG
MONTHLY GENERATION: True
BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 13289817
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: 2008
Permit by Rule: False

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

KENWORTH TRUCK CO RENTON (Continued)

1000838973

Treatment by Generator: False
Mixed radioactive waste: False
Importer of hazardous waste: False
Immediate recycler: False
Treatment/Storage/Disposal/Recycling Facility: False
Generator of dangerous fuel waste: False
Generator marketing to burner: False
"Other marketers (i.e., blender, distributor, etc.)": False
Utility boiler burner: False
Industry boiler burner: False
Industrial Furnace: False
Smelter deferral: False
Universal waste - batteries - generate: False
Universal waste - thermostats - generate: False
Universal waste - mercury - generate: False
Universal waste - lamps - generate: False
Universal waste - batteries - accumulate: False
Universal waste - thermostats - accumulate: False
Universal waste - mercury - accumulate: False
Universal waste - lamps - accumulate: False
Destination Facility for Universal Waste: False
Off-specification used oil burner - utility boiler: False
Off-specification used oil burner - industrial boiler: False
Off-specification used oil burner - industrial furnace: False
EPA ID: WAD988517934
Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 33612
BUSINESS TYPE: Heavy Duty Truck Assembly
MAIL NAME: Kenworth Truck Co
MAIL ADDR LINE1: P.O. Box 9001
MAIL CITY,ST,ZIP: RENTON, WA 98057-9001
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
LEGAL ORG TYPE: Private
LEGAL ADDR LINE1: PO Box 1518
LEGAL CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7400
LEGAL EFFECTIVE DATE: 1/1/1993
LAND ORG NAME: Paccar Inc
LAND ORG TYPE: Private
LAND PERSON NAME: Not reported
LAND ADDR LINE1: PO Box 1518
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7400
OPERATOR ORG NAME: KENWORTH TRUCK COMPANY
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: P.O. Box 9001
OPERATOR CITY,ST,ZIP: RENTON, WA 98057-9001
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: (425) 227-5818
OPERATOR EFFECTIVE DATE: 1/1/1993
SITE CONTACT NAME: Richard A Sklar
SITE CONTACT ADDR LINE1: P.O. Box 9001
SITE CONTACT ZIP: RENTON, WA 98057-9001

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

KENWORTH TRUCK CO RENTON (Continued)

1000838973

SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: (425) 227-5818
SITE CONTACT EMAIL: rich.sklar@pacar.com
FORM CONTACT NAME: Richard Sklar
FORM CONTACT ADDR LINE1: P.O. Box 9001
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BATCH GENERATION: False
ONE TIME GENERATION: False
TRANSPORTS OWN WASTE: False
TRANSPORTS OTHRS WASTE: False
RECYCLER ONSITE: False
TRANSFER FACILITY: False
OTHER EXEMPTION: Not reported
UW BATTERY GEN: False
USED OIL TRANSPORTER: False
USED OIL TRANSFER FACILITY: False
USED OIL PROCESSOR: False
USED OIL REREFINER: False
USED OIL FUEL MRKTR DIRECTS SHPMNTS: False
USED OIL FUEL MRKTR MEETS SPECS: False

Facility Site ID Number: 13289817
SWC Desc: Not reported
FWC Desc: Not reported
Form Comm: Not reported
Data Year: Not reported
Permit by Rule: FALSE
Treatment by Generator: FALSE
Mixed radioactive waste: FALSE
Importer of hazardous waste: FALSE
Immediate recycler: FALSE
Treatment/Storage/Disposal/Recycling Facility: FALSE
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Universal waste - thermostats - accumulate: FALSE
Universal waste - mercury - accumulate: FALSE
Universal waste - lamps - accumulate: FALSE
Destination Facility for Universal Waste: FALSE
Off-specification used oil burner - utility boiler: FALSE
Off-specification used oil burner - industrial boiler: FALSE
Off-specification used oil burner - industrial furnace: FALSE
EPA ID: WAD988517934

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

KENWORTH TRUCK CO RENTON (Continued)

1000838973

Facility Address 2: Not reported
TAX REG NBR: 177000505
NAICS CD: 33612
BUSINESS TYPE: Heavy Duty Truck Assembly
MAIL NAME: Kenworth Truck Co
MAIL ADDR LINE1: PO BOX 9001
MAIL CITY,ST,ZIP: RENTON, WA 98057-9001
MAIL COUNTRY: UNITED STATES
LEGAL ORG NAME: Paccar Inc
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LEGAL ADDR LINE1: PO Box 1518
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LEGAL COUNTRY: UNITED STATES
LEGAL PHONE NBR: (425)468-7400
LEGAL EFFECTIVE DATE: 1/1/1993
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LAND ORG TYPE: Private
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LAND ADDR LINE1: PO Box 1518
LAND CITY,ST,ZIP: BELLEVUE, WA 98009-1518
LAND COUNTRY: UNITED STATES
LAND PHONE NBR: (425)468-7400
OPERATOR ORG NAME: KENWORTH TRUCK COMPANY
OPERATOR ORG TYPE: Private
OPERATOR ADDR LINE1: PO BOX 9001
OPERATOR CITY,ST,ZIP: RENTON, WA 98057-9001
OPERATOR COUNTRY: UNITED STATES
OPERATOR PHONE NBR: 425227-5818
OPERATOR EFFECTIVE DATE: 1/1/1993
SITE CONTACT NAME: Richard A Sklar
SITE CONTACT ADDR LINE1: PO BOX 9001
SITE CONTACT ZIP: RENTON, WA 98057-9001
SITE CONTACT COUNTRY: UNITED STATES
SITE CONTACT PHONE NBR: 425227-5818
SITE CONTACT EMAIL: rich.sklar@paccar.com
FORM CONTACT NAME: Richard Sklar
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FORM CONTACT CITY,ST,ZIP: RENTON, WA 98057-9001
FORM CONTACT COUNTRY: UNITED STATES
FORM CONTACT PHONE NBR: 425227-5818
FORM CONTACT EMAIL: rich.sklar@paccar.com
GEN STATUS CD: LQG
MONTHLY GENERATION: FALSE
BATCH GENERATION: FALSE
ONE TIME GENERATION: FALSE
TRANSPORTS OWN WASTE: FALSE
TRANSPORTS OTHRS WASTE: FALSE
RECYCLER ONSITE: FALSE
TRANSFER FACILITY: FALSE
OTHER EXEMPTION: Not reported
UW BATTERY GEN: FALSE
USED OIL TRANSPORTER: FALSE
USED OIL TRANSFER FACILITY: FALSE
USED OIL PROCESSOR: FALSE
USED OIL REREFINER: FALSE
USED OIL FUEL MRKTR DIRECTS SHPMNTS: FALSE
USED OIL FUEL MRKTR MEETS SPECS: FALSE

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

KENWORTH TRUCK CO RENTON (Continued)

1000838973

[Click this hyperlink](#) while viewing on your computer to access additional WA MANIFEST: detail in the EDR Site Report.

NPDES:

Facility Type: Stormwater Industrial
 Latitude: 47.496389999999998
 Longitude: 122.18889
 Contact Name: Richard A. Sklar
 Contact Phone Number: 425.227.5818
 Permit ID: WAR000858E
 Permit Issue Date: 10/21/2009
 Facility Size: General Permits
 Ecology Contact: Jeff Killelea
 WRIA: Cedar-Sammamish
 Permit Expiration Date: 1/1/2015
 Effective Date: 1/1/2010

**32
 SSE
 1/2-1
 0.860 mi.
 4540 ft.**

**RENTON HIGHLANDS LANDFILL
 NE 3RD ST / NE 4TH ST
 RENTON, WA 98056**

**CSCSL S102258295
 ALLSITES N/A**

**Relative:
 Lower**

CSCSL:

**Actual:
 315 ft.**

Facility ID: 2128
 Facility Type: Not reported
 Region: Northwest
 Ecology Status Code: 1
 Entered Date: 3/1/1988
 Updated Date: 6/23/2009
 Brownfield Status: 0
 Rank Status: Not reported
 PSI Status: Not reported
 Clean Method: Not reported
 Drinking Water Type: Not reported
 Cleanup Standard: Not reported
 Acres Remediated: Not reported
 Latitude: 47.486305
 Longitude: -122.180749
 Lat/Long: 47.486305 / -122.180749
 Lat/Long (dms): 47 29 10.698 / -122 10 50.696
 Media Status Desc: 1/1/0001
 Affected Media: Soil
 Affected Media Status: Suspected
 Pesticides: Not reported
 Petroleum Products: Not reported
 Phenolic Compounds: Not reported
 Reactive Wastes: Not reported
 Corrosive Wastes: Not reported
 Radioactive Wastes: Not reported
 Asbestos: Not reported
 Responsible Unit: NORTHWEST
 Arsenic Code: Not reported
 MTBE Code: Not reported
 UXO Code: Not reported
 Dioxin: Not reported

Map ID
 Direction
 Distance
 Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
 EPA ID Number

RENTON HIGHLANDS LANDFILL (Continued)

S102258295

Non-Halogenated Solvents:	Not reported
Base/Neutral/Acid Organics:	Not reported
Halogenated Organic Compounds:	Not reported
EPA Priority Pollutants - Metals and Cyanide:	Not reported
Metals - Other non-priority pollutant medals:	Not reported
Polychlorinated biPhenyls (PCBs):	Not reported
Polynuclear Aromatic Hydrocarbons (PAH):	Not reported
Conventional Contaminants, Organic:	Suspected
Conventional Contaminants, Inorganic:	Suspected
Tibutyl Tin Contaminant Group:	Not reported
Bioassay/Benthic Failures Contaminant Group:	Not reported
Wood Debris Contaminant Group:	Not reported
Other Deleterious Substance Group:	Not reported
Ecology Site Status (MTCA cleanup process):	Awaiting SHA

ALLSITES:

Facility Id:	2128
Latitude:	47.486305000000002
Longitude:	-122.180749000000001
Geographic location identifier (alias facid):	2128
Facility Name:	RENTON HIGHLANDS LANDFILL
Latitude Decimal Degrees:	47.486305000000002
Longitude Decimal Degrees:	-122.180749000000001
Coordinate Point Areal Extent Code:	99
Horizontal Accuracy Code:	12
Coordinate Point Geographic Position Code:	99
Location Verified Code:	N
Geographic Location Identifier (Alias Facid):	2128
Interaction (Aka Env Int) Type Code:	SCS
Interaction (Aka Env Int) Description:	State Cleanup Site
Interaction Status:	A
Federal Program Identifier:	Not reported
Interaction Start Date:	1/1/1900
Interaction End Date:	Not reported

33
ENE
1/2-1
0.937 mi.
4950 ft.

LEARNING CENTER
4101 NE SUNSET BLVD
RENTON, WA 98059

FINDS 1007062156
CSCSL N/A
ALLSITES
VCP

Relative:
Higher

FINDS:

Registry ID: 110015386893

Actual:
400 ft.

Environmental Interest/Information System

Washington Facility / Site Identification System (WA-FSIS) provides a means to query and display data maintained by the Washington Department of Ecology. This system contains key information for each facility/site that is currently, or has been, of interest to the Air Quality, Dam Safety, Hazardous Waste, Toxics Cleanup, and Water Quality Programs.

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

LEARNING CENTER (Continued)

1007062156

CSCSL:

Facility ID: 97265776
Facility Type: VCP
Region: Northwest
Ecology Status Code: 3
Entered Date: 7/12/2004
Updated Date: 3/31/2010
Brownfield Status: 0
Rank Status: Not reported
PSI Status: Not reported
Clean Method: Not reported
Drinking Water Type: Not reported
Cleanup Standard: Not reported
Acres Remediated: Not reported
Latitude: 47.503622
Longitude: -122.165972
Lat/Long: 47.503622 / -122.165972
Lat/Long (dms): 47 30 13.039 / -122 9 57.499
Media Status Desc: 1/1/0001
Affected Media: Soil
Affected Media Status: Confirmed
Pesticides: Not reported
Petroleum Products: Confirmed
Phenolic Compounds: Not reported
Reactive Wastes: Not reported
Corrosive Wastes: Not reported
Radioactive Wastes: Not reported
Asbestos: Not reported
Responsible Unit: NORTHWEST
Arsenic Code: Not reported
MTBE Code: Not reported
UXO Code: Not reported
Dioxin: Not reported
Non-Halogenated Solvents: Not reported
Base/Neutral/Acid Organics: Not reported
Halogenated Organic Compounds: Not reported
EPA Priority Pollutants - Metals and Cyanide: Below Cleanup Level
Metals - Other non-priority pollutant medals: Not reported
Polychlorinated biPhenyls (PCBs): Not reported
Polynuclear Aromatic Hydrocarbons (PAH): Not reported
Conventional Contaminants, Organic: Not reported
Conventional Contaminants, Inorganic: Not reported
Tibutyl Tin Contaminant Group: Not reported
Bioassay/Benthic Failures Contaminant Group: Not reported
Wood Debris Contaminant Group: Not reported
Other Deleterious Substance Group: Not reported
Ecology Site Status (MTCA cleanup process): RA in Progress

ALLSITES:

Facility Id: 97265776
Latitude: 47.503622
Longitude: -122.165972
Geographic location identifier (alias facid): 97265776
Facility Name: LEARNING CENTER
Latitude Decimal Degrees: 47.503622
Longitude Decimal Degrees: -122.165972

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

LEARNING CENTER (Continued)

1007062156

Coordinate Point Areal Extent Code: 4
Horizontal Accuracy Code: 6
Coordinate Point Geographic Position Code: 5
Location Verified Code: N

Geographic Location Identifier (Alias Facid): 97265776
Interaction (Aka Env Int) Type Code: VOLCLNST
Interaction (Aka Env Int) Description: Voluntary Cleanup Sites
Interaction Status: A
Federal Program Identifier: NW1292
Interaction Start Date: 7/12/2004
Interaction End Date: Not reported

Geographic Location Identifier (Alias Facid): 97265776
Interaction (Aka Env Int) Type Code: UST
Interaction (Aka Env Int) Description: Underground Storage Tank
Interaction Status: I
Federal Program Identifier: 8481
Interaction Start Date: 10/1/1967
Interaction End Date: 1/29/1998

Geographic Location Identifier (Alias Facid): 97265776
Interaction (Aka Env Int) Type Code: LUST
Interaction (Aka Env Int) Description: LUST Facility
Interaction Status: I
Federal Program Identifier: 8481
Interaction Start Date: 4/29/1998
Interaction End Date: 8/20/2002

VCP:

edr_fstat: WA
edr_fzip: 98059-4015
edr_fcnty: KING
edr_zip: 98059-4015
Facility ID: 97265776
VCP Status: VCP
VCP: Not reported
Ecology Status: RA in Progress
NFA Type: RA in Progress
Date NFA: RA in Progress
Rank: RA in Progress

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
HAZEL	S109556210	WA DOT HAZEL	SR 530 MP 39.1	98241	ALLSITES
KING COUNTY	S108107942	WASTE MOBILE COLLECTIONS	MOVES LOCATIONS (SEE COMMENT FIELD)		SWF/LF
KING COUNTY COUNTY	S105806023	MCMICKEN HEIGHTS	BETWEEN THE S. 175TH ST. DEAD-END AND INTERSTATE-5		SWF/LF
KING COUNTY COUNTY	S105806029	RENTON JUNCTION (MONSTER ROAD)	BETWEEN MONSTER ROAD AND THE GREEN RIVER		SWF/LF
KING COUNTY COUNTY	S105806035	CORLISS ABANDONED LANDFILL	IMMEDIATELY WEST OF I-5 BETWEEN NORTH 163RD PLACE		SWF/LF
KING COUNTY COUNTY	S105806034	BOW LAKE ABANDONED LANDFILL	IMMEDIATELY EAST OF I-5, ACROSS FROM SOUTH 188TH S		SWF/LF
KING COUNTY COUNTY	S105806037	PUYALLUP/KIT CORNER ABANDONED LANDFILL	IMMEDIATELY EAST OF I-5 JUST SOUTH OF THE HIGHWAY		SWF/LF
KING COUNTY COUNTY	S105806024	NORTH BEND	WEST OF THE MIDDLE FORK ROAD, ABOUT 1 MILE NORTH O		SWF/LF
KING COUNTY COUNTY	S105806033	VASHON ISLAND	WEST OF 130TH AVE. S.W. ACROSS FROM THE PRESENT LA		SWF/LF
KING COUNTY COUNTY	S105806027	REDONDO PIT	SOUTHWEST OF S. DASH POINT ROAD AND PACIFIC HIGHWA		SWF/LF
KING COUNTY COUNTY	S105806028	RENTON HIGHLANDS	SOUTHWEST OF N.E. 3RD ST. AND JEFFERSON AVENUE N.E		SWF/LF
KING COUNTY COUNTY	S105806031	SUNSET PARK	SOUTHWEST OF 18TH AVE. S. AND S. 136TH STREET		SWF/LF
KING COUNTY COUNTY	S105806017	ENUMCLAW	SOUTHEAST OF 284TH AVE. S.E. AND S.E. 448TH STREET		SWF/LF
KING COUNTY COUNTY	S105806032	TUKWILA	SOUTH OF 62ND AVE. S. AND S. 151ST STREET		SWF/LF
KING COUNTY COUNTY	S105806025	PACIFIC CITY	SOUTH OF 3RD AVE. S.E. AT THE WHITE RIVER		SWF/LF
KING COUNTY COUNTY	S105806011	AUBURN (M & R STREET SITE)	NORTHWEST OF R STREET AND 25TH STREET S.E.		SWF/LF
KING COUNTY COUNTY	S105806021	HOUGHTON	NORTHWEST OF N.E. 60TH ST. AND 120TH AVE. N.E.		SWF/LF
KING COUNTY COUNTY	S105806014	CARTON & BORTH	NORTHWEST OF 71ST AVE. N.E. AND N.E. 186TH STREET		SWF/LF
KING COUNTY COUNTY	S105806012	AUBURN (ROTARY PARK SITE)	NORTHWEST OF 27TH STREET S.E. AND ALPINE ST. S.E.		SWF/LF
KING COUNTY COUNTY	S105806018	FACTORIA PIT (SUNSET RAVINE PARK)	NORTHWEST OF 135TH AVE S.E. AND S.E. 40TH STREET		SWF/LF
KING COUNTY COUNTY	S105806026	PUYALLUP/KIT CORNER	NORTHEAST OF S. 360TH ST. AND INTERSTATE-5		SWF/LF
KING COUNTY COUNTY	S105806013	BOW LAKE	NORTHEAST OF S. 188TH ST. AND INTERSTATE-5		SWF/LF
KING COUNTY COUNTY	S105806020	H.H. OLESON	NORTHEAST OF N.E. 172ND ST. AND 152 PL. N.E.		SWF/LF
KING COUNTY COUNTY	S105806022	KENT ABANDONED LANDFILL (MILL CREEK CANYON PARK)	NORTHEAST OF MAPLE ST. AND TILDEN AVENUE		SWF/LF
KING COUNTY COUNTY	S105806015	CORLISS LANDFILL	NORTHEAST OF CORLISS AVE. N. AND N. 163RD STREET		SWF/LF
KING COUNTY COUNTY	S105806016	EASTGATE ABANDONED LANDFILL	NORTHEAST OF 156TH AVE. S.E. AND I-90, NORTH END O		SWF/LF
KING COUNTY COUNTY	S105806030	SKYKOMISH	NORTH OF THE STEPHEN'S PASS HIGHWAY JUST EAST OF S		SWF/LF
KING COUNTY COUNTY	S105806036	HOUGHTON ABANDONED LANDFILL	EAST OF I-405, IMMEDIATELY NORTH OF BRIDAL TRAILS		SWF/LF
KING COUNTY COUNTY	S105806019	FALL CITY ABANDONED LANDFILL	OLD DUMP RD. AT FIRST ROAD BEND		SWF/LF
MAPLE VALLEY	U000924330	MAPLE VALLEY BP	26821 MAPLE VALLEY HWY	98665	UST
RENTON	S109552832	WA DOT I405 I5 TO SR 169	I 405 I5 TO SR 169		ALLSITES
RENTON	1001600461	WA DOT BRIDGE 90020	SR 900 MP 10.72 TO MP 10.75	98056	RCRA-NonGen, FINDS, ALLSITES
RENTON	S110040834	RENTON SERVICE CENTER	915 S GRADY WAY COMPLEX	98055	CSCSL, ALLSITES
RENTON	S110037063	SUNSET MATERIALS INC RENTON	18011 RENTON ISSAQUAH RD SE	98056	ALLSITES, NPDES
RENTON	1012277348	SUNSET MATERIALS INC RENTON	18011 RENTON ISSAQUAH RD SE	98056	FINDS
RENTON	1007692374	WA ECY SUNSET SPILL	2621 NE SUNSET AVE	98056	FINDS
RENTON	1010337890	WA ECY SUNSET SPILL	2621 NE SUNSET AVE	98056	RCRA-NonGen, ALLSITES

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 03/31/2010	Source: EPA
Date Data Arrived at EDR: 04/02/2010	Telephone: N/A
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/14/2010
Number of Days to Update: 10	Next Scheduled EDR Contact: 10/25/2010
	Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 7
Telephone: 913-551-7247

EPA Region 4
Telephone 404-562-8033

EPA Region 8
Telephone: 303-312-6774

EPA Region 5
Telephone 312-886-6686

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 03/31/2010	Source: EPA
Date Data Arrived at EDR: 04/02/2010	Telephone: N/A
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/14/2010
Number of Days to Update: 10	Next Scheduled EDR Contact: 10/25/2010
	Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 05/17/2010
Number of Days to Update: 56	Next Scheduled EDR Contact: 08/30/2010
	Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal Delisted NPL site list

DELISTED NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 03/31/2010	Source: EPA
Date Data Arrived at EDR: 04/02/2010	Telephone: N/A
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/14/2010
Number of Days to Update: 10	Next Scheduled EDR Contact: 10/25/2010
	Data Release Frequency: Quarterly

Federal CERCLIS list

CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 01/29/2010	Source: EPA
Date Data Arrived at EDR: 02/09/2010	Telephone: 703-412-9810
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/12/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 10/11/2010
	Data Release Frequency: Quarterly

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA's Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 06/23/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/15/2010	Telephone: 703-603-8704
Date Made Active in Reports: 02/10/2010	Last EDR Contact: 07/21/2010
Number of Days to Update: 26	Next Scheduled EDR Contact: 10/25/2010
	Data Release Frequency: Varies

Federal CERCLIS NFRAP site List

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 06/23/2009	Source: EPA
Date Data Arrived at EDR: 09/02/2009	Telephone: 703-412-9810
Date Made Active in Reports: 09/21/2009	Last EDR Contact: 07/12/2010
Number of Days to Update: 19	Next Scheduled EDR Contact: 09/13/2010
	Data Release Frequency: Quarterly

Federal RCRA CORRACTS facilities list

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 03/25/2010
Date Data Arrived at EDR: 03/31/2010
Date Made Active in Reports: 05/27/2010
Number of Days to Update: 57

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 05/17/2010
Next Scheduled EDR Contact: 08/30/2010
Data Release Frequency: Quarterly

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/17/2010
Date Data Arrived at EDR: 02/19/2010
Date Made Active in Reports: 05/17/2010
Number of Days to Update: 87

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 07/09/2010
Next Scheduled EDR Contact: 10/18/2010
Data Release Frequency: Quarterly

Federal RCRA generators list

RCRA-LQG: RCRA - Large Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010
Date Data Arrived at EDR: 02/19/2010
Date Made Active in Reports: 05/17/2010
Number of Days to Update: 87

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 07/09/2010
Next Scheduled EDR Contact: 10/18/2010
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 02/17/2010
Date Data Arrived at EDR: 02/19/2010
Date Made Active in Reports: 05/17/2010
Number of Days to Update: 87

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 07/09/2010
Next Scheduled EDR Contact: 10/18/2010
Data Release Frequency: Quarterly

RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010
Date Data Arrived at EDR: 02/19/2010
Date Made Active in Reports: 05/17/2010
Number of Days to Update: 87

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 07/09/2010
Next Scheduled EDR Contact: 10/18/2010
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal institutional controls / engineering controls registries

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 12/20/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/20/2010	Telephone: 703-603-0695
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 06/14/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Varies

US INST CONTROL: Sites with Institutional Controls

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 12/20/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/20/2010	Telephone: 703-603-0695
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 06/14/2010
Number of Days to Update: 82	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/2009	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 01/22/2010	Telephone: 202-267-2180
Date Made Active in Reports: 02/11/2010	Last EDR Contact: 07/09/2010
Number of Days to Update: 20	Next Scheduled EDR Contact: 10/18/2010
	Data Release Frequency: Annually

State- and tribal - equivalent NPL

HSL: Hazardous Sites List

The Hazardous Sites List is a subset of the CSCSL Report. It includes sites which have been assessed and ranked using the Washington Ranking Method (WARM).

Date of Government Version: 02/17/2010	Source: Department of Ecology
Date Data Arrived at EDR: 02/19/2010	Telephone: 360-407-7200
Date Made Active in Reports: 02/24/2010	Last EDR Contact: 05/18/2010
Number of Days to Update: 5	Next Scheduled EDR Contact: 08/30/2010
	Data Release Frequency: Semi-Annually

State- and tribal - equivalent CERCLIS

CSCSL: Confirmed and Suspected Contaminated Sites List

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 04/26/2010	Source: Department of Ecology
Date Data Arrived at EDR: 04/29/2010	Telephone: 360-407-7200
Date Made Active in Reports: 05/19/2010	Last EDR Contact: 07/28/2010
Number of Days to Update: 20	Next Scheduled EDR Contact: 11/08/2010
	Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

State and tribal landfill and/or solid waste disposal site lists

SWF/LF: Solid Waste Facility Database

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 06/15/2010	Source: Department of Ecology
Date Data Arrived at EDR: 06/16/2010	Telephone: 360-407-6132
Date Made Active in Reports: 07/15/2010	Last EDR Contact: 06/14/2010
Number of Days to Update: 29	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Annually

State and tribal leaking storage tank lists

LUST: Leaking Underground Storage Tanks Site List

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 05/24/2010	Source: Department of Ecology
Date Data Arrived at EDR: 05/26/2010	Telephone: 360-407-7183
Date Made Active in Reports: 05/28/2010	Last EDR Contact: 05/26/2010
Number of Days to Update: 2	Next Scheduled EDR Contact: 09/06/2010
	Data Release Frequency: Quarterly

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 02/01/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/03/2010	Telephone: 415-972-3372
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 40	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Quarterly

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 03/10/2010	Source: EPA Region 4
Date Data Arrived at EDR: 03/16/2010	Telephone: 404-562-8677
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 27	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Semi-Annually

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 05/04/2010	Source: EPA Region 10
Date Data Arrived at EDR: 05/05/2010	Telephone: 206-553-2857
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 22	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Quarterly

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 02/19/2009	Source: EPA Region 1
Date Data Arrived at EDR: 02/19/2009	Telephone: 617-918-1313
Date Made Active in Reports: 03/16/2009	Last EDR Contact: 05/03/2010
Number of Days to Update: 25	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 05/03/2010	Source: EPA Region 6
Date Data Arrived at EDR: 05/05/2010	Telephone: 214-665-6597
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 22	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Varies

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 11/04/2009	Source: EPA Region 7
Date Data Arrived at EDR: 05/04/2010	Telephone: 913-551-7003
Date Made Active in Reports: 07/07/2010	Last EDR Contact: 05/04/2010
Number of Days to Update: 64	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Varies

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 02/25/2010	Source: EPA Region 8
Date Data Arrived at EDR: 02/25/2010	Telephone: 303-312-6271
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 46	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Quarterly

State and tribal registered storage tank lists

UST: Underground Storage Tank Database

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 05/24/2010	Source: Department of Ecology
Date Data Arrived at EDR: 05/26/2010	Telephone: 360-407-7183
Date Made Active in Reports: 05/28/2010	Last EDR Contact: 05/26/2010
Number of Days to Update: 2	Next Scheduled EDR Contact: 09/06/2010
	Data Release Frequency: Quarterly

AST: Aboveground Storage Tank Locations

A listing of aboveground storage tank locations regulated by the Department of Ecology's Spill Prevention, Preparedness and Response Program.

Date of Government Version: 05/27/2009	Source: Department of Ecology
Date Data Arrived at EDR: 05/28/2009	Telephone: 360-407-7562
Date Made Active in Reports: 06/19/2009	Last EDR Contact: 05/10/2010
Number of Days to Update: 22	Next Scheduled EDR Contact: 08/23/2010
	Data Release Frequency: Varies

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 03/10/2010	Source: EPA Region 4
Date Data Arrived at EDR: 03/16/2010	Telephone: 404-562-9424
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 27	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 02/01/2010	Source: EPA Region 9
Date Data Arrived at EDR: 03/03/2010	Telephone: 415-972-3368
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 40	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Quarterly

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 02/25/2010	Source: EPA Region 8
Date Data Arrived at EDR: 02/25/2010	Telephone: 303-312-6137
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 46	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Quarterly

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 05/04/2010	Source: EPA Region 10
Date Data Arrived at EDR: 05/05/2010	Telephone: 206-553-2857
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 22	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Quarterly

INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 02/19/2009	Source: EPA, Region 1
Date Data Arrived at EDR: 02/19/2009	Telephone: 617-918-1313
Date Made Active in Reports: 03/16/2009	Last EDR Contact: 05/03/2010
Number of Days to Update: 25	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Varies

INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 02/11/2010	Source: EPA Region 5
Date Data Arrived at EDR: 02/11/2010	Telephone: 312-886-6136
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 60	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 05/03/2010	Source: EPA Region 6
Date Data Arrived at EDR: 05/05/2010	Telephone: 214-665-7591
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 05/03/2010
Number of Days to Update: 22	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 04/01/2008	Source: EPA Region 7
Date Data Arrived at EDR: 12/30/2008	Telephone: 913-551-7003
Date Made Active in Reports: 03/16/2009	Last EDR Contact: 05/12/2010
Number of Days to Update: 76	Next Scheduled EDR Contact: 08/16/2010
	Data Release Frequency: Varies

FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010	Source: FEMA
Date Data Arrived at EDR: 02/16/2010	Telephone: 202-646-5797
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/19/2010
Number of Days to Update: 55	Next Scheduled EDR Contact: 11/01/2010
	Data Release Frequency: Varies

State and tribal institutional control / engineering control registries

INST CONTROL: Institutional Control Site List

Sites that have institutional controls.

Date of Government Version: 05/18/2010	Source: Department of Ecology
Date Data Arrived at EDR: 05/18/2010	Telephone: 360-407-7170
Date Made Active in Reports: 05/28/2010	Last EDR Contact: 05/18/2010
Number of Days to Update: 10	Next Scheduled EDR Contact: 08/30/2010
	Data Release Frequency: Varies

State and tribal voluntary cleanup sites

INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 04/02/2008	Source: EPA, Region 1
Date Data Arrived at EDR: 04/22/2008	Telephone: 617-918-1102
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 07/08/2010
Number of Days to Update: 27	Next Scheduled EDR Contact: 10/18/2010
	Data Release Frequency: Varies

VCP: Voluntary Cleanup Program Sites

Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

Date of Government Version: 04/22/2010	Source: Department of Ecology
Date Data Arrived at EDR: 04/30/2010	Telephone: 360-407-7200
Date Made Active in Reports: 05/19/2010	Last EDR Contact: 07/27/2010
Number of Days to Update: 19	Next Scheduled EDR Contact: 11/08/2010
	Data Release Frequency: Varies

INDIAN VCP R7: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008	Source: EPA, Region 7
Date Data Arrived at EDR: 04/22/2008	Telephone: 913-551-7365
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 04/20/2009
Number of Days to Update: 27	Next Scheduled EDR Contact: 07/20/2009
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

ICR: Independent Cleanup Reports

These are remedial action reports Ecology has received from either the owner or operator of the sites. These actions have been conducted without department oversight or approval and are not under an order or decree. This database is no longer updated by the Department of Ecology.

Date of Government Version: 12/01/2002	Source: Department of Ecology
Date Data Arrived at EDR: 01/03/2003	Telephone: 360-407-7200
Date Made Active in Reports: 01/22/2003	Last EDR Contact: 08/10/2009
Number of Days to Update: 19	Next Scheduled EDR Contact: 11/09/2009
	Data Release Frequency: No Update Planned

State and tribal Brownfields sites

BROWNFIELDS: Brownfields Sites Listing

A listing of brownfields sites included in the Confirmed & Suspected Sites Listing. Brownfields are abandoned, idle or underused commercial or industrial properties, where the expansion or redevelopment is hindered by real or perceived contamination. Brownfields vary in size, location, age, and past use -- they can be anything from a five-hundred acre automobile assembly plant to a small, abandoned corner gas station.

Date of Government Version: 04/26/2010	Source: Department of Ecology
Date Data Arrived at EDR: 04/29/2010	Telephone: 360-725-4030
Date Made Active in Reports: 05/19/2010	Last EDR Contact: 07/28/2010
Number of Days to Update: 20	Next Scheduled EDR Contact: 11/08/2010
	Data Release Frequency: Varies

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 03/02/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/23/2010	Telephone: 202-566-2777
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 06/25/2010
Number of Days to Update: 55	Next Scheduled EDR Contact: 10/11/2010
	Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009	Source: EPA, Region 9
Date Data Arrived at EDR: 05/07/2009	Telephone: 415-947-4219
Date Made Active in Reports: 09/21/2009	Last EDR Contact: 07/09/2010
Number of Days to Update: 137	Next Scheduled EDR Contact: 09/20/2010
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985	Source: Environmental Protection Agency
Date Data Arrived at EDR: 08/09/2004	Telephone: 800-424-9346
Date Made Active in Reports: 09/17/2004	Last EDR Contact: 06/09/2004
Number of Days to Update: 39	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

SWTIRE: Solid Waste Tire Facilities

This study identified sites statewide with unauthorized accumulations of scrap tires.

Date of Government Version: 11/01/2005	Source: Department of Ecology
Date Data Arrived at EDR: 03/16/2006	Telephone: N/A
Date Made Active in Reports: 04/13/2006	Last EDR Contact: 06/17/2010
Number of Days to Update: 28	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Varies

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/03/2007	Telephone: 703-308-8245
Date Made Active in Reports: 01/24/2008	Last EDR Contact: 06/08/2010
Number of Days to Update: 52	Next Scheduled EDR Contact: 08/23/2010
	Data Release Frequency: Varies

Local Lists of Hazardous waste / Contaminated Sites

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 08/19/2009	Source: Drug Enforcement Administration
Date Data Arrived at EDR: 12/29/2009	Telephone: 202-307-1000
Date Made Active in Reports: 02/10/2010	Last EDR Contact: 03/08/2010
Number of Days to Update: 43	Next Scheduled EDR Contact: 09/20/2010
	Data Release Frequency: Quarterly

ALLSITES: Facility/Site Identification System Listing

Information on facilities and sites of interest to the Department of Ecology.

Date of Government Version: 05/12/2010	Source: Department of Ecology
Date Data Arrived at EDR: 05/13/2010	Telephone: 360-407-6423
Date Made Active in Reports: 05/19/2010	Last EDR Contact: 05/12/2010
Number of Days to Update: 6	Next Scheduled EDR Contact: 08/23/2010
	Data Release Frequency: Quarterly

CSCSL NFA: Confirmed and Contaminated Sites - No Further Action

The data set contains information about sites previously on the Confirmed and Suspected Contaminated Sites list that have received a No Further Action (NFA) determination. Because it is necessary to maintain historical records of sites that have been investigated and cleaned up, sites are not deleted from the database when cleanup activities are completed. Instead, a No Further Action code is entered based upon the type of NFA determination the site received.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/26/2010
Date Data Arrived at EDR: 04/29/2010
Date Made Active in Reports: 05/19/2010
Number of Days to Update: 20

Source: Department of Ecology
Telephone: 360-407-7170
Last EDR Contact: 07/28/2010
Next Scheduled EDR Contact: 11/08/2010
Data Release Frequency: Semi-Annually

CDL: Clandestine Drug Lab Contaminated Site List

Illegal methamphetamine labs use hazardous chemicals that create public health hazards. Chemicals and residues can cause burns, respiratory and neurological damage, and death. Biological hazards associated with intravenous needles, feces, and blood also pose health risks.

Date of Government Version: 02/09/2009
Date Data Arrived at EDR: 03/18/2009
Date Made Active in Reports: 03/24/2009
Number of Days to Update: 6

Source: Department of Health
Telephone: 360-236-3380
Last EDR Contact: 05/18/2010
Next Scheduled EDR Contact: 08/30/2010
Data Release Frequency: Varies

HIST CDL: List of Sites Contaminated by Clandestine Drug Labs

This listing of contaminated sites by Clandestine Drug Labs includes non-remediated properties. The current CDL listing does not. This listing is no longer updated by the state agency.

Date of Government Version: 02/08/2007
Date Data Arrived at EDR: 06/26/2007
Date Made Active in Reports: 07/19/2007
Number of Days to Update: 23

Source: Department of Health
Telephone: 360-236-3381
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007
Date Data Arrived at EDR: 11/19/2008
Date Made Active in Reports: 03/30/2009
Number of Days to Update: 131

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 03/23/2009
Next Scheduled EDR Contact: 06/22/2009
Data Release Frequency: No Update Planned

Local Land Records

LIENS 2: CERCLA Lien Information

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 02/05/2010
Date Data Arrived at EDR: 02/11/2010
Date Made Active in Reports: 04/12/2010
Number of Days to Update: 60

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 05/03/2010
Next Scheduled EDR Contact: 08/16/2010
Data Release Frequency: Varies

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005
Date Data Arrived at EDR: 12/11/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 31

Source: Department of the Navy
Telephone: 843-820-7326
Last EDR Contact: 05/24/2010
Next Scheduled EDR Contact: 09/06/2010
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 04/06/2010	Source: U.S. Department of Transportation
Date Data Arrived at EDR: 04/07/2010	Telephone: 202-366-4555
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 07/09/2010
Number of Days to Update: 50	Next Scheduled EDR Contact: 10/18/2010
	Data Release Frequency: Annually

SPILLS: Reported Spills

Spills reported to the Spill Prevention, Preparedness and Response Division.

Date of Government Version: 06/25/2010	Source: Department of Ecology
Date Data Arrived at EDR: 06/25/2010	Telephone: 360-407-6950
Date Made Active in Reports: 07/15/2010	Last EDR Contact: 06/21/2010
Number of Days to Update: 20	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Semi-Annually

Other Ascertainable Records

RCRA-NonGen: RCRA - Non Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 02/17/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/19/2010	Telephone: (206) 553-1200
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 07/09/2010
Number of Days to Update: 87	Next Scheduled EDR Contact: 10/18/2010
	Data Release Frequency: Varies

DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 01/12/2010	Source: Department of Transportation, Office of Pipeline Safety
Date Data Arrived at EDR: 02/09/2010	Telephone: 202-366-4595
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 05/12/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 08/23/2010
	Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 11/10/2006	Telephone: 703-692-8801
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 07/22/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 11/01/2010
	Data Release Frequency: Semi-Annually

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2008	Source: U.S. Army Corps of Engineers
Date Data Arrived at EDR: 09/30/2009	Telephone: 202-528-4285
Date Made Active in Reports: 12/01/2009	Last EDR Contact: 06/16/2010
Number of Days to Update: 62	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 04/11/2010	Source: Department of Justice, Consent Decree Library
Date Data Arrived at EDR: 04/19/2010	Telephone: Varies
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 07/08/2010
Number of Days to Update: 28	Next Scheduled EDR Contact: 10/18/2010
	Data Release Frequency: Varies

ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 04/29/2010	Source: EPA
Date Data Arrived at EDR: 05/07/2010	Telephone: 703-416-0223
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 06/16/2010
Number of Days to Update: 20	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Annually

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 01/05/2009	Source: Department of Energy
Date Data Arrived at EDR: 05/07/2009	Telephone: 505-845-0011
Date Made Active in Reports: 05/08/2009	Last EDR Contact: 06/01/2010
Number of Days to Update: 1	Next Scheduled EDR Contact: 09/13/2010
	Data Release Frequency: Varies

MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 02/12/2010	Source: Department of Labor, Mine Safety and Health Administration
Date Data Arrived at EDR: 03/10/2010	Telephone: 303-231-5959
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 06/09/2010
Number of Days to Update: 68	Next Scheduled EDR Contact: 09/20/2010
	Data Release Frequency: Semi-Annually

TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2008	Source: EPA
Date Data Arrived at EDR: 01/13/2010	Telephone: 202-566-0250
Date Made Active in Reports: 02/18/2010	Last EDR Contact: 06/04/2010
Number of Days to Update: 36	Next Scheduled EDR Contact: 09/13/2010
	Data Release Frequency: Annually

TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2002	Source: EPA
Date Data Arrived at EDR: 04/14/2006	Telephone: 202-260-5521
Date Made Active in Reports: 05/30/2006	Last EDR Contact: 07/07/2010
Number of Days to Update: 46	Next Scheduled EDR Contact: 10/11/2010
	Data Release Frequency: Every 4 Years

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 06/01/2010
Next Scheduled EDR Contact: 09/13/2010
Data Release Frequency: Quarterly

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 06/01/2010
Next Scheduled EDR Contact: 09/13/2010
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 01/06/2010
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 05/03/2010
Next Scheduled EDR Contact: 08/16/2010
Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 04/24/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 04/29/2010	Telephone: 202-564-5088
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 06/25/2010
Number of Days to Update: 18	Next Scheduled EDR Contact: 10/11/2010
	Data Release Frequency: Quarterly

PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 09/01/2009	Source: EPA
Date Data Arrived at EDR: 10/21/2009	Telephone: 202-566-0500
Date Made Active in Reports: 12/01/2009	Last EDR Contact: 04/22/2010
Number of Days to Update: 41	Next Scheduled EDR Contact: 08/02/2010
	Data Release Frequency: Annually

MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 03/18/2010	Source: Nuclear Regulatory Commission
Date Data Arrived at EDR: 04/06/2010	Telephone: 301-415-7169
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 06/14/2010
Number of Days to Update: 51	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Quarterly

RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 04/13/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 04/14/2010	Telephone: 202-343-9775
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 07/14/2010
Number of Days to Update: 33	Next Scheduled EDR Contact: 10/25/2010
	Data Release Frequency: Quarterly

FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 04/14/2010	Source: EPA
Date Data Arrived at EDR: 04/16/2010	Telephone: (206) 553-1200
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 07/07/2010
Number of Days to Update: 41	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Quarterly

RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/17/1995
Date Data Arrived at EDR: 07/03/1995
Date Made Active in Reports: 08/07/1995
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4104
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2007
Date Data Arrived at EDR: 02/25/2010
Date Made Active in Reports: 05/12/2010
Number of Days to Update: 76

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 05/25/2010
Next Scheduled EDR Contact: 09/06/2010
Data Release Frequency: Biennially

UIC: Underground Injection Wells Listing

A listing of underground injection wells.

Date of Government Version: 05/24/2010
Date Data Arrived at EDR: 05/27/2010
Date Made Active in Reports: 07/15/2010
Number of Days to Update: 49

Source: Department of Ecology
Telephone: 360-407-6143
Last EDR Contact: 05/27/2010
Next Scheduled EDR Contact: 09/06/2010
Data Release Frequency: Varies

WA MANIFEST: Hazardous Waste Manifest Data

Hazardous waste manifest information.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 05/13/2010
Date Made Active in Reports: 05/19/2010
Number of Days to Update: 6

Source: Department of Ecology
Telephone: N/A
Last EDR Contact: 07/26/2010
Next Scheduled EDR Contact: 11/08/2010
Data Release Frequency: Annually

DRYCLEANERS: Drycleaner List

A listing of registered drycleaners who registered with the Department of Ecology (using the SIC code of 7215 and 7216) as hazardous waste generators.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 05/13/2010
Date Made Active in Reports: 05/19/2010
Number of Days to Update: 6

Source: Department of Ecology
Telephone: 360-407-6732
Last EDR Contact: 07/26/2010
Next Scheduled EDR Contact: 11/08/2010
Data Release Frequency: Varies

NPDES: Water Quality Permit System Data

A listing of permitted wastewater facilities.

Date of Government Version: 04/19/2010
Date Data Arrived at EDR: 04/29/2010
Date Made Active in Reports: 05/19/2010
Number of Days to Update: 20

Source: Department of Ecology
Telephone: 360-407-6073
Last EDR Contact: 07/27/2010
Next Scheduled EDR Contact: 11/08/2010
Data Release Frequency: Quarterly

AIRS (EMI): Washington Emissions Data System Emissions inventory data.

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 01/05/2010
Date Made Active in Reports: 01/15/2010
Number of Days to Update: 10

Source: Department of Ecology
Telephone: 360-407-6040
Last EDR Contact: 06/25/2010
Next Scheduled EDR Contact: 10/11/2010
Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INACTIVE DRYCLEANERS: Inactive Drycleaners

A listing of inactive drycleaner facility locations.

Date of Government Version: 12/31/2009	Source: Department of Ecology
Date Data Arrived at EDR: 05/13/2010	Telephone: 360-407-6732
Date Made Active in Reports: 05/19/2010	Last EDR Contact: 07/26/2010
Number of Days to Update: 6	Next Scheduled EDR Contact: 11/08/2010
	Data Release Frequency: Annually

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 12/08/2006	Telephone: 202-208-3710
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 07/22/2010
Number of Days to Update: 34	Next Scheduled EDR Contact: 11/01/2010
	Data Release Frequency: Semi-Annually

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 02/10/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/11/2010	Telephone: 615-532-8599
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 07/26/2010
Number of Days to Update: 60	Next Scheduled EDR Contact: 11/08/2010
	Data Release Frequency: Varies

COAL ASH: Coal Ash Disposal Site Listing

A listing of coal ash disposal site locations.

Date of Government Version: 06/29/2009	Source: Department of Ecology
Date Data Arrived at EDR: 07/02/2009	Telephone: 360-407-6933
Date Made Active in Reports: 07/08/2009	Last EDR Contact: 06/21/2010
Number of Days to Update: 6	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Varies

COAL ASH DOE: Sleam-Electric Plan Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005	Source: Department of Energy
Date Data Arrived at EDR: 08/07/2009	Telephone: 202-586-8719
Date Made Active in Reports: 10/22/2009	Last EDR Contact: 07/21/2010
Number of Days to Update: 76	Next Scheduled EDR Contact: 11/01/2010
	Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 11/09/2009	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/18/2009	Telephone: N/A
Date Made Active in Reports: 02/10/2010	Last EDR Contact: 06/14/2010
Number of Days to Update: 54	Next Scheduled EDR Contact: 09/27/2010
	Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/01/2008
Date Data Arrived at EDR: 02/18/2009
Date Made Active in Reports: 05/29/2009
Number of Days to Update: 100

Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 05/14/2010
Next Scheduled EDR Contact: 08/16/2010
Data Release Frequency: Varies

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 02/06/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 339

Source: U.S. Geological Survey
Telephone: 888-275-8747
Last EDR Contact: 07/22/2010
Next Scheduled EDR Contact: 11/01/2010
Data Release Frequency: N/A

EDR PROPRIETARY RECORDS

EDR Proprietary Records

Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR Historical Auto Stations: EDR Proprietary Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR Historical Cleaners: EDR Proprietary Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

COUNTY RECORDS

KING COUNTY:

Abandoned Landfill Study in King County

The King County Abandoned Landfill Survey was conducted from October through December 1984 by the Health Department's Environmental Health Division at the request of the King County Council. The primary objective of the survey was to determine if any public health problems existed at the predetermined 24 sites.

Date of Government Version: 04/30/1985	Source: Seattle-King County Department of Public Health
Date Data Arrived at EDR: 11/07/1994	Telephone: 206-296-4785
Date Made Active in Reports: N/A	Last EDR Contact: 10/21/1994
Number of Days to Update: 0	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

SEATTLE COUNTY:

Abandoned Landfill Study in the City of Seattle

The Seattle Abandoned Landfill Survey was conducted in June and July of 1984 by the Health Department's Environmental Health Division at the request of the Mayor's Office. The primary objective of the survey was to determine if any public health problems existed at the predetermined 12 sites.

Date of Government Version: 07/30/1984	Source: Seattle - King County Department of Public Health
Date Data Arrived at EDR: 11/07/1994	Telephone: 206-296-4785
Date Made Active in Reports: N/A	Last EDR Contact: 10/21/1994
Number of Days to Update: 0	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

SEATTLE/KING COUNTY:

Seattle - King County Abandoned Landfill Toxicity / Hazard Assessment Project

This report presents the Seattle-King County Health Department's follow-up investigation of two city owned and four county owned abandoned landfills which was conducted from February to December 1986.

Date of Government Version: 12/31/1986	Source: Department of Public Health
Date Data Arrived at EDR: 08/18/1995	Telephone: 206-296-4785
Date Made Active in Reports: 09/20/1995	Last EDR Contact: 08/14/1995
Number of Days to Update: 33	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

SNOHOMISH COUNTY:

Solid Waste Sites of Record at Snohomish Health District

Solid waste disposal and/or utilization sites in Snohomish County.

Date of Government Version: 10/01/2008	Source: Snohomish Health District
Date Data Arrived at EDR: 01/30/2009	Telephone: 206-339-5250
Date Made Active in Reports: 03/24/2009	Last EDR Contact: 07/09/2010
Number of Days to Update: 53	Next Scheduled EDR Contact: 10/11/2010
	Data Release Frequency: Semi-Annually

TACOMA/PIERCE COUNTY:

Closed Landfill Survey

Following numerous requests for information about closed dumpsites and landfills in Pierce County, the Tacoma-Pierce County Health Department decided to conduct a study on the matter. The aim of the study was to evaluate public health risks associated with the closed dumpsites and landfills, and to determine the need, if any, for further investigations of a more detailed nature. The sites represent all of the known dumpsites and landfills closed after 1950.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 09/01/2002
Date Data Arrived at EDR: 03/24/2003
Date Made Active in Reports: 05/14/2003
Number of Days to Update: 51

Source: Tacoma-Pierce County Health Department
Telephone: 206-591-6500
Last EDR Contact: 03/19/2003
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 12/31/2007
Date Data Arrived at EDR: 08/26/2009
Date Made Active in Reports: 09/11/2009
Number of Days to Update: 16

Source: Department of Environmental Protection
Telephone: 860-424-3375
Last EDR Contact: 06/04/2010
Next Scheduled EDR Contact: 09/06/2010
Data Release Frequency: Annually

NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 04/30/2010
Date Data Arrived at EDR: 05/13/2010
Date Made Active in Reports: 06/21/2010
Number of Days to Update: 39

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 05/13/2010
Next Scheduled EDR Contact: 08/23/2010
Data Release Frequency: Annually

PA MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 12/01/2009
Date Made Active in Reports: 12/14/2009
Number of Days to Update: 13

Source: Department of Environmental Protection
Telephone: 717-783-8990
Last EDR Contact: 05/24/2010
Next Scheduled EDR Contact: 09/06/2010
Data Release Frequency: Annually

WI MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 07/06/2010
Date Made Active in Reports: 07/26/2010
Number of Days to Update: 20

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 06/21/2010
Next Scheduled EDR Contact: 10/04/2010
Data Release Frequency: Annually

Oil/Gas Pipelines: This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines.

Electric Power Transmission Line Data

Source: Rextag Strategies Corp.
Telephone: (281) 769-2247
U.S. Electric Transmission and Power Plants Systems Digital GIS Data

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

AHA Hospitals:

Source: American Hospital Association, Inc.

Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services

Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Daycare Center Listing

Source: Department of Social & Health Services

Telephone: 253-383-1735

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

STREET AND ADDRESS INFORMATION

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GEOCHECK[®] - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

SUNSET TERRACE SENIOR HOUSING CENTER DEVELOPMENT
SUNSET LANE NE AT NE 10TH ST
RENTON, WA 98056

TARGET PROPERTY COORDINATES

Latitude (North): 47.50070 - 47° 30' 2.5"
Longitude (West): 122.1818 - 122° 10' 54.5"
Universal Transverse Mercator: Zone 10
UTM X (Meters): 561622.4
UTM Y (Meters): 5260913.0
Elevation: 344 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map: 47122-E2 MERCER ISLAND, WA
Most Recent Revision: 1983

South Map: 47122-D2 RENTON, WA
Most Recent Revision: 1994

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

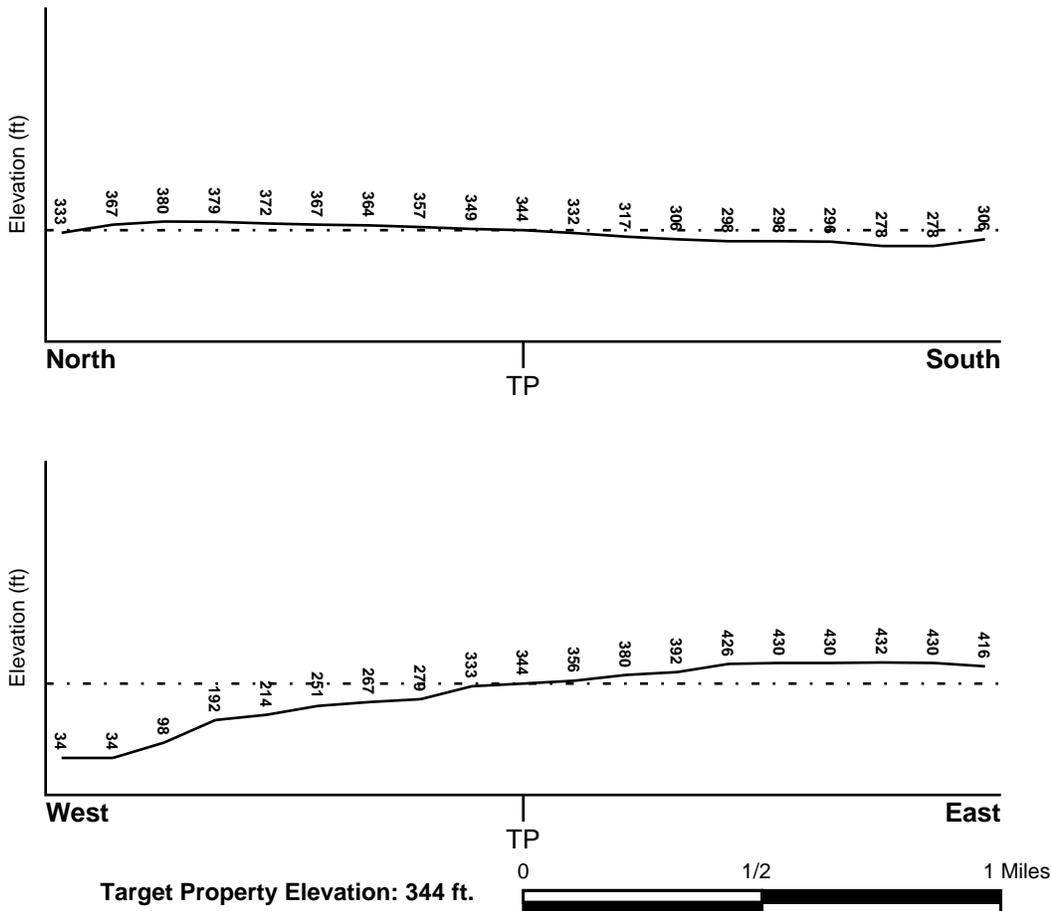
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General WSW

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

<u>Target Property County</u> KING, WA	FEMA Flood <u>Electronic Data</u> YES - refer to the Overview Map and Detail Map
---	--

Flood Plain Panel at Target Property: 53033C0668F - FEMA Q3 Flood data

Additional Panels in search area:
53033C0664F - FEMA Q3 Flood data
53033C0981F - FEMA Q3 Flood data
53033C0977F - FEMA Q3 Flood data

NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u> MERCER ISLAND	NWI Electronic <u>Data Coverage</u> YES - refer to the Overview Map and Detail Map
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HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data*:

Search Radius:	1.25 miles
Location Relative to TP:	1/2 - 1 Mile SSE
Site Name:	KING CO SOLID WASTE DIV RENTON TRANS STA
Site EPA ID Number:	WAD980639314
Groundwater Flow Direction:	NOT AVAILABLE
Inferred Depth to Water:	18 feet
Hydraulic Connection:	The uppermost aquifer is located in a glacial drift composed of sand and gravel.
Sole Source Aquifer:	No information about a sole source aquifer is available
Data Quality:	Information is inferred in the CERCLIS investigation report(s)

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
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* ©1996 Site-specific hydrogeological data gathered by CERCLIS Alerts, Inc., Bainbridge Island, WA. All rights reserved. All of the information and opinions presented are those of the cited EPA report(s), which were completed under a Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) investigation.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
5	1/4 - 1/2 Mile NE	NNE
7	1/2 - 1 Mile ENE	Not Reported

For additional site information, refer to Physical Setting Source Map Findings.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

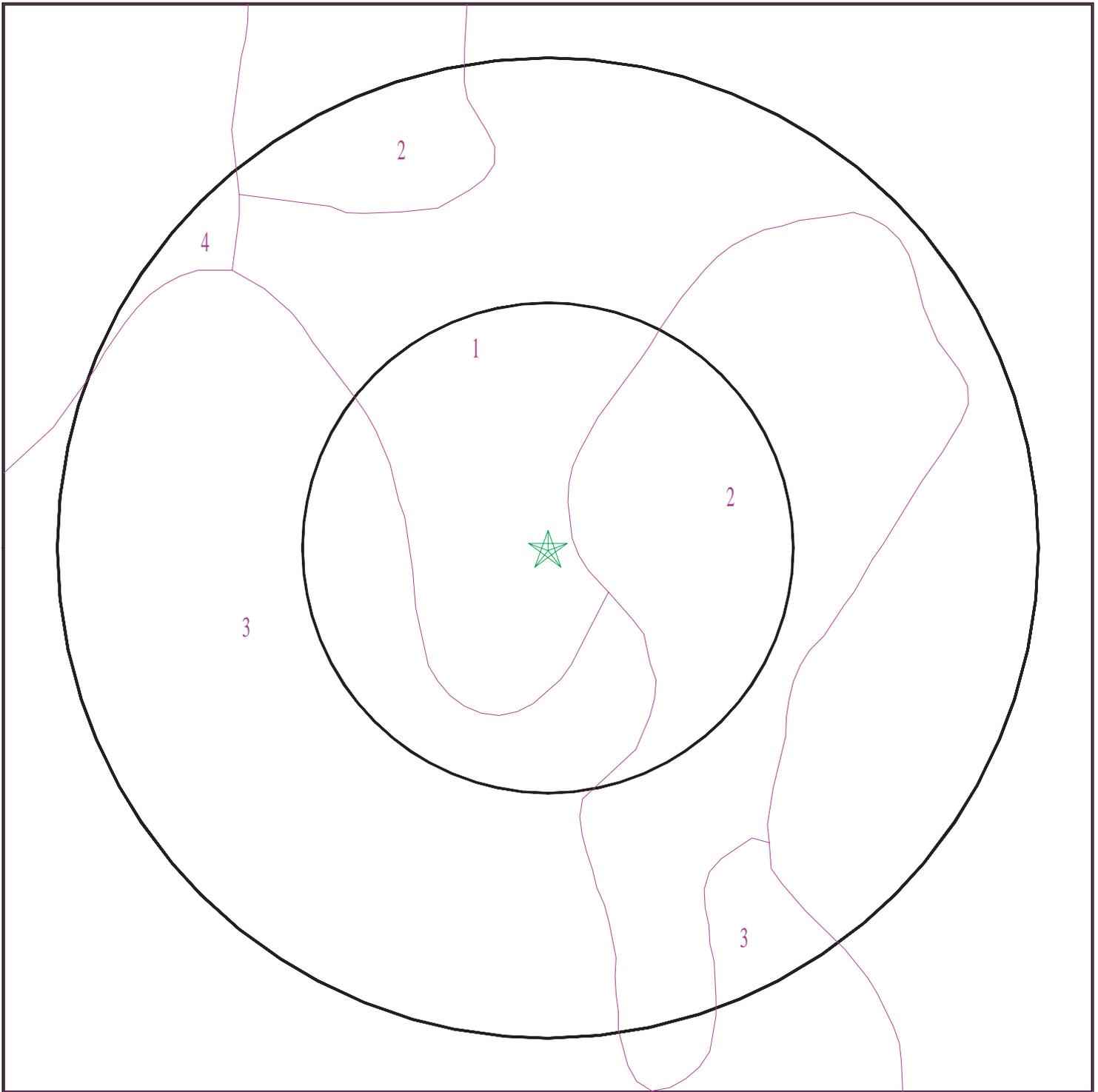
Era: Cenozoic
System: Tertiary
Series: Lower Tertiary andesite
Code: ITa (*decoded above as Era, System & Series*)

GEOLOGIC AGE IDENTIFICATION

Category: Volcanic Rocks

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

SSURGO SOIL MAP - 2826208.2s



- ★ Target Property
- SSURGO Soil
- Water



SITE NAME: Sunset Terrace Senior Housing Center Development
ADDRESS: Sunset Lane NE at NE 10th St
Renton WA 98056
LAT/LONG: 47.5007 / 122.1818

CLIENT: CH2M Hill, Inc.
CONTACT: Jessie Yap
INQUIRY #: 2826208.2s
DATE: July 28, 2010 12:34 pm

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

Soil Map ID: 1

Soil Component Name: Arents

Soil Surface Texture: gravelly sandy loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Moderately well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 84 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	25 inches	gravelly sandy loam	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Gravels, Gravels with fines, Silty Gravel	Max: 0.42 Min: 0.01	Max: 6 Min: 5.1
2	25 inches	59 inches	very gravelly sandy loam	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Gravels, Gravels with fines, Silty Gravel	Max: 0.42 Min: 0.01	Max: 6 Min: 5.1

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Map ID: 2

Soil Component Name: Urban land

Soil Surface Texture: gravelly sandy loam

Hydrologic Group: Class D - Very slow infiltration rates. Soils are clayey, have a high water table, or are shallow to an impervious layer.

Soil Drainage Class:
Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

No Layer Information available.

Soil Map ID: 3

Soil Component Name: Ragnar

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	3 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 7.3 Min: 5.6

GEOCHECK[®] - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
2	3 inches	26 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 7.3 Min: 5.6
3	26 inches	59 inches	loamy sand	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 7.3 Min: 5.6

Soil Map ID: 4

Soil Component Name: Indianola

Soil Surface Texture: loamy fine sand

Hydrologic Group: Class A - High infiltration rates. Soils are deep, well drained to excessively drained sands and gravels.

Soil Drainage Class: Somewhat excessively drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	5 inches	loamy fine sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 705 Min: 141	Max: 6.5 Min: 6.1
2	5 inches	29 inches	loamy fine sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 705 Min: 141	Max: 6.5 Min: 6.1
3	29 inches	59 inches	sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 705 Min: 141	Max: 6.5 Min: 6.1

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
A1	USGS3276534	1/8 - 1/4 Mile SE
A2	USGS3276529	1/8 - 1/4 Mile SE

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
3	USGS3281028	1/4 - 1/2 Mile NE
4	USGS3276507	1/4 - 1/2 Mile South
8	USGS3276505	1/2 - 1 Mile WSW

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

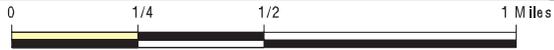
<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
6	WA6000000012779	1/4 - 1/2 Mile NE

PHYSICAL SETTING SOURCE MAP - 2826208.2s



- County Boundary
- Major Roads
- Contour Lines
- Airports
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons

- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Closest Hydrogeological Data



SITE NAME: Sunset Terrace Senior Housing Center Development
ADDRESS: Sunset Lane NE at NE 10th St
 Renton WA 98056
LAT/LONG: 47.5007 / 122.1818

CLIENT: CH2M Hill, Inc.
CONTACT: Jessie Yap
INQUIRY #: 2826208.2s
DATE: July 28, 2010 12:34 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation

Database EDR ID Number

A1
SE
1/8 - 1/4 Mile
Higher

FED USGS USGS3276534

Agency cd:	USGS	Site no:	472956122103801
Site name:	23N/05E-09C02	EDR Site id:	USGS3276534
Latitude:	472956	Dec lat:	47.49871119
Longitude:	1221038	Coor meth:	M
Dec lon:	-122.17845448	Latlong datum:	NAD27
Coor accr:	S	District:	53
Dec latlong datum:	NAD83	County:	033
State:	53	Land net:	NE NW S09 T23N R05E W
Country:	US	Map scale:	24000
Location map:	RENTON		
Altitude:	400		
Altitude method:	Interpolated from topographic map		
Altitude accuracy:	3		
Altitude datum:	National Geodetic Vertical Datum of 1929		
Hydrologic:	Lake Washington. Washington. Area = 619 sq.mi.		
Topographic:	Not Reported		
Site type:	Ground-water other than Spring	Date construction:	19010101
Date inventoried:	Not Reported	Mean greenwich time offset:	PST
Local standard time flag:	Y		
Type of ground water site:	Single well, other than collector or Ranney type		
Aquifer Type:	Not Reported		
Aquifer:	Not Reported		
Well depth:	200	Hole depth:	Not Reported
Source of depth data:	driller		
Project number:	Not Reported		
Real time data flag:	0		
Daily flow data end date:	0000-00-00	Daily flow data begin date:	0000-00-00
Daily flow data count:	0		
Peak flow data begin date:	0000-00-00	Peak flow data end date:	0000-00-00
Peak flow data count:	0		
Water quality data end date:	0000-00-00	Water quality data begin date:	0000-00-00
Water quality data count:	0		
Ground water data begin date:	1958-10-01	Ground water data end date:	1958-10-01
Ground water data count:	1		

Ground-water levels, Number of Measurements: 1

	Feet below	Feet to	
Date	Surface	Sealevel	

1958-10-01 55

Note: The site was being pumped.

A2
SE
1/8 - 1/4 Mile
Higher

FED USGS USGS3276529

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Agency cd:	USGS	Site no:	472955122103701
Site name:	23N/05E-09C01	EDR Site id:	USGS3276529
Latitude:	472955	Dec lat:	47.49843342
Longitude:	1221037	Coor meth:	M
Dec lon:	-122.17817669	Latlong datum:	NAD27
Coor accr:	S	District:	53
Dec latlong datum:	NAD83	County:	033
State:	53	Land net:	NE NW S09 T23N R05E W
Country:	US	Map scale:	24000
Location map:	RENTON		
Altitude:	350		
Altitude method:	Interpolated from topographic map		
Altitude accuracy:	3		
Altitude datum:	National Geodetic Vertical Datum of 1929		
Hydrologic:	Lake Washington. Washington. Area = 619 sq.mi.		
Topographic:	Not Reported		
Site type:	Ground-water other than Spring	Date construction:	19480301
Date inventoried:	Not Reported	Mean greenwich time offset:	PST
Local standard time flag:	Y		
Type of ground water site:	Single well, other than collector or Ranney type		
Aquifer Type:	Not Reported		
Aquifer:	Not Reported		
Well depth:	175	Hole depth:	Not Reported
Source of depth data:	driller		
Project number:	Not Reported		
Real time data flag:	0		
Daily flow data end date:	0000-00-00	Daily flow data begin date:	0000-00-00
Daily flow data count:	0		
Peak flow data begin date:	0000-00-00	Peak flow data end date:	0000-00-00
Peak flow data count:	0		
Water quality data begin date:	0000-00-00	Water quality data begin date:	0000-00-00
Water quality data end date:	0000-00-00	Water quality data count:	0
Ground water data begin date:	1948-03-01	Ground water data end date:	1948-03-01
Ground water data count:	1		

Ground-water levels, Number of Measurements: 1

Date	Feet below Surface	Feet to Sealevel

1948-03-01	72	

3

**NE
1/4 - 1/2 Mile
Higher**

FED USGS USGS3281028

Agency cd:	USGS	Site no:	474846122103801
Site name:	23N/05E-04P01	EDR Site id:	USGS3281028
Latitude:	473015	Dec lat:	47.50398894
Longitude:	1221038	Coor meth:	M
Dec lon:	-122.17845455	Latlong datum:	NAD27
Coor accr:	S	District:	53
Dec latlong datum:	NAD83	County:	033
State:	53	Land net:	SE SW S04 T23N R05E W
Country:	US	Map scale:	24000
Location map:	MERCER ISLAND		
Altitude:	300		
Altitude method:	Interpolated from topographic map		
Altitude accuracy:	2		
Altitude datum:	National Geodetic Vertical Datum of 1929		
Hydrologic:	Lake Washington. Washington. Area = 619 sq.mi.		
Topographic:	Not Reported		
Site type:	Ground-water other than Spring	Date construction:	19010101
Date inventoried:	Not Reported	Mean greenwich time offset:	PST

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Ground-water levels, Number of Measurements: 1

Date	Feet below Surface	Feet to Sealevel
1943-09-05		85

5 NE 1/4 - 1/2 Mile Higher	Site ID:	415001		
	Groundwater Flow:	NNE	AQUIFLOW	61029
	Shallowest Water Table Depth:	Not Reported		
	Deepest Water Table Depth:	Not Reported		
	Average Water Table Depth:	55		
	Date:	01/15/1998		

6 NE 1/4 - 1/2 Mile Higher			WA WELLS	WA6000000012779
	Objectid:	12379	Pwssrcid:	7185006
	Oid :	16725	Pwsid:	71850
	Srcnum:	06	Systemname:	RENTON, CITY OF
	Systemgrp:	A	Systemtype:	Comm
	Region:	Northwest	County:	KING
	Srcname:	WELL #4	Srctype:	Ground Water - Well
	Srcuse:	Emergency		
	Longitude:	-122.177		
	Latitude:	47.50492		
	Locmethod:	Quarter Quarter Section	Srcsuscept:	Not Rated
	Dayphone:	(425) 430-7400	Addr1:	Not Reported
	Addr2:	3555 NE 2ND ST	City:	RENTON
	State:	WA	Zip:	98056
	Emailaddr:	rsled@ci.renton.wa.us	Site id:	WA6000000012779

7 ENE 1/2 - 1 Mile Higher	Site ID:	2709		
	Groundwater Flow:	Not Reported	AQUIFLOW	61241
	Shallowest Water Table Depth:	7.75		
	Deepest Water Table Depth:	18.47		
	Average Water Table Depth:	Not Reported		
	Date:	02/29/1996		

8 WSW 1/2 - 1 Mile Lower			FED USGS	USGS3276505
	Agency cd:	USGS	Site no:	472947122114901
	Site name:	23N/05E-08F01		
	Latitude:	472947	EDR Site id:	USGS3276505
	Longitude:	1221149	Dec lat:	47.49621103
	Dec lon:	-122.19817703	Coor meth:	M
	Coor accr:	S	Latlong datum:	NAD27
	Dec latlong datum:	NAD83	District:	53
	State:	53	County:	033
	Country:	US	Land net:	SE NW S08 T23N R05E W
	Location map:	RENTON	Map scale:	24000

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Altitude: 34
 Altitude method: Interpolated from topographic map
 Altitude accuracy: 3
 Altitude datum: National Geodetic Vertical Datum of 1929
 Hydrologic: Lake Washington. Washington. Area = 619 sq.mi.
 Topographic: Not Reported
 Site type: Ground-water other than Spring Date construction: 19620101
 Date inventoried: Not Reported Mean greenwich time offset: PST
 Local standard time flag: Y
 Type of ground water site: Single well, other than collector or Ranney type
 Aquifer Type: Not Reported
 Aquifer: Not Reported
 Well depth: 131 Hole depth: Not Reported
 Source of depth data: driller
 Project number: Not Reported
 Real time data flag: 0 Daily flow data begin date: 0000-00-00
 Daily flow data end date: 0000-00-00 Daily flow data count: 0
 Peak flow data begin date: 0000-00-00 Peak flow data end date: 0000-00-00
 Peak flow data count: 0 Water quality data begin date: 0000-00-00
 Water quality data end date: 0000-00-00 Water quality data count: 0
 Ground water data begin date: 1962-01-01 Ground water data end date: 1962-01-01
 Ground water data count: 1

Ground-water levels, Number of Measurements: 1

Date	Feet below	
	Surface	Sealevel

1962-01-01	9	

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

Federal EPA Radon Zone for KING County: 3

- Note: Zone 1 indoor average level > 4 pCi/L.
 : Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
 : Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for Zip Code: 98056

Number of sites tested: 2

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.800 pCi/L	100%	0%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	0.600 pCi/L	100%	0%	0%

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

HYDROLOGIC INFORMATION

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

HYDROGEOLOGIC INFORMATION

AQUIFLOW^R Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

SSURGO: Soil Survey Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)

This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

Water Wells

Source: Department of Health

Telephone: 360-236-3148

Group A and B well locations.

Water Well Listing

Source: Public Utility District

Telephone: 206-779-7656

A listing of water well locations in Kitsap County.

OTHER STATE DATABASE INFORMATION

RADON

Area Radon Information

Source: USGS

Telephone: 703-356-4020

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones

Source: EPA

Telephone: 703-356-4020

Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Airport Landing Facilities: Private and public use landing facilities

Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

PHYSICAL SETTING SOURCE RECORDS SEARCHED

STREET AND ADDRESS INFORMATION

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Appendix E

Comprehensive Plan Goals, Objectives, and Policies

Appendix E

City of Renton Comprehensive Plan Goals, Objectives, and Policies

This appendix lists the goals, objectives, and policies of the City's Comprehensive Plan as they apply to the following sections of the EIS:

- Land Use
- Aesthetics
- Transportation
- Public Services

Within each section the list is broken down by the Comprehensive Plan element from which it is excerpted.

Land Use

This section includes goals, objectives, and policies relevant to land use from the Land Use, Housing, Transportation, Capital Facilities, and Economic Development elements of the City's Comprehensive Plan.

Land Use Element

Policy LU-145. Multi-family unit types are encouraged as part of mixed-use developments in the Urban Center, Center Village, Commercial/Office/Residential, and the Commercial Corridor Land Use designations.

Policy LU-149. Discourage creation of socio-economic enclaves, especially where lower income units would be segregated within a development.

Objective LU-MM: Encourage the development of infill parcels with quality projects in existing multi-family districts.

Centers

Objective LU-NN: Encourage a wide range and combination of uses, developed at sufficient intensity to maximize efficient use of land, support transit use, and create a viable district.

Policy LU-183. Promote the innovative site planning and clustering of Center uses and discourage the development of strip commercial areas.

Policy LU-184. Phase implementation of development within Centers to support economically feasible development in the short term but also provide a transition to achieve new development consistent with long term land use objectives.

Policy LU-189. Support new office and commercial development that is more intensive than the older office and commercial development in existing Centers in order to create more compact and efficient Centers over time.

Policy LU-190. Allow stand-alone residential development of various types and urban densities in portions of Centers not conducive to commercial development...

Policy LU-191. Allow residential uses throughout Centers as part of mixed-use developments. Consider bonus incentives for housing types compatible with commercial uses or lower density residential that is adjacent to Centers.

Policy LU-192. Include uses that are compatible with each other within mixed-use developments; for example, office and certain retail uses with residential, office, and retail.

Objective LU-XX: Develop Center Villages, characterized by intense urban development supported by site planning and infrastructure that provide a pedestrian scale environment.

Policy LU-237. Zone property as Center Village in areas served by transit that are characterized by existing commercial and multi-family development that are envisioned to become mixed use, pedestrian oriented, community centers and serve as a community focal point.

Policy LU-238. Zone property R-14 within the Center Village land use designation in areas where a compact mix of housing types (including small lot single family, semi-attached, and attached housing) is desired. Ideally, R-14 areas provide a transition between higher intensity zones within the Center Village designation and the surrounding land uses.

Policy LU-239. Zone property for Residential Multi-Family (RMF)...development where existing multi-family development exists at the intensity suggested by the zone, or where additional multi-family development is desired and can be buffered from lower intensity land uses by the R-14 zone.

Policy LU-240. Allow residential density ranging from a minimum of 10 to a maximum of 80 dwelling units per acre in the Center Village designation.

Policy LU-241. Encourage mixed-use structures and projects.

Policy LU-242. Encourage shared parking to use urban land efficiency.

Policy LU-243. Encourage uses in Center Villages that serve a sub-regional or citywide market as well as the surrounding neighborhoods.

Policy LU-244. Encourage more urban style design and intensity of development (e.g. building height, bulk, landscaping, parking) within Center Villages than with land uses outside the Centers.

Policy LU-245. Promote the clustering of community commercial uses and discourage the development of strip commercial areas.

Policy LU-246. Residential development within Center Villages is intended to be urban scale, stacked, flat and/or townhouse development with structured parking.

Policy LU-248. Provide community scale office and service uses.

Housing Element

Objective H-D: Encourage the private sector to provide market rate housing for the widest potential range of income groups including middle- and moderate-income households.

Objective H-E: Increase housing opportunities for low and very low-income Renton residents and provide a fair share of low-income housing in the future.

Policy H-29. Support proposals for low-income housing for households earning less than 60 percent of area median income based on the following criteria:

- 1) Dispersion of low-income housing throughout the City.
- 2) Convenient access to transit for low-income households.
- 3) A range of unit types including family housing.
- 4) Ownership housing when possible.
- 5) Long-term affordability.

Policy H-35. Support the housing programs of social service organizations, including the Renton Housing Authority, that provide opportunities for special needs populations.

Objective H-G. Allow the construction of a variety of housing types affordable to low, moderate, and middle-income households when site plans and subdivisions address maintaining the quality of neighborhoods.

Objective H-M: Develop location designated residential living environments in mixed-use developments, as defined in the Land Use Element.

Transportation Element

Goals

1. Contribute to a balanced multi-modal transportation system through reasonable, planned, economically feasible arterial improvements that enhance HOV and transit operations, support adopted land use plans, protect or improve business access, and protect Renton's neighborhoods.
2. Maximize the use of transit in Renton by providing step-by-step transit improvements to produce regionally linked and locally oriented transit services and facilities needed to serve travel demand generated by Renton residents and businesses.

3. Increase the person-carrying capacity of the Renton arterial system by the construction of improvements and the implementation of actions that facilitate the flow of HOVs into, out of, and through Renton.
4. Maintain, enhance, and increase pedestrian and bicycle travel by providing both safe and convenient routes and storage for the commuting and recreating public.
5. Encourage and facilitate the reduction of commute and other trips made via single occupant vehicles.
8. Develop a funding and implementation program for needed transportation improvements supporting adopted land use policies, that distributes transportation costs equitably between public agencies and private development.

Capital Facilities Element

Policy CFP-2. Level of service standards should be maintained at the current or at a greater level of service for existing facilities within the City of Renton, which the City has control over.

Policy CFP-3. Adequate public capital facilities should be in place concurrent with development. Concurrent with development shall mean the existence of adequate facilities, strategies, or services when development occurs or the existence of a financial commitment to provide adequate facilities, strategies, or services within six years of when development occurs.

Policy CFP-4. No deterioration of existing levels of service that the City of Renton has control over should occur due to growth, consistent with Policy CFP-3.

Economic Development Element

Objective ED-A: Use public resources efficiently to leverage economic development.

Policy ED-1. Fund infrastructure improvements in targeted areas to encourage development and redevelopment.

Objective ED-B: Expand the retail and office base within the City.

Aesthetics

This section includes objectives and policies relevant to aesthetics from the Community Design Element of the City's Comprehensive Plan.

Objective CD-C: Promote reinvestment in and upgrade of existing residential neighborhoods through redevelopment of small, underutilized parcels with infill development, modification and alteration of older housing stock, and improvements to streets and sidewalks to increase property values.

Policy CD-11. Support modification of existing commercial and residential structures and site improvements that implement the current land use policies as reinvestment occurs in neighborhoods. Such modifications may consist of parking lot design, landscaping renovation, new coordinated signage, and site plan/building alterations that update structures to contemporary standards.

Policy CD-12. Sidewalks or walking paths should be provided along streets in established neighborhoods, where sidewalks have not been previously constructed. Sidewalk width should be ample to safely and comfortably accommodate pedestrian traffic and, where practical, match existing sidewalks.

Policy CD-14. Infill development, defined as new short plats of nine or fewer lots, should be encouraged in order to add variety, update housing stock, and increase vitality of neighborhoods.

Policy CD-15. Infill development should be reflective of the existing character of established neighborhoods even when designed using different architectural styles, and /or responding to more urban setbacks, height or lot requirements. Infill development should draw on elements of existing development such as placement of structures, vegetation, and location of entries and walkways, to reflect the site planning and scale of existing areas.

Policy CD-18. Architecture of new structures in established areas should be visually compatible with other structures on the site and with adjacent development.

Visual compatibility should be evaluated using the following criteria:

- a) Where there are differences in height (e.g., new two-story development adjacent to single-story structures), the architecture of the new structure should include details and elements of design such as window treatment, roof type, entries, or porches that reduce the visual mass of the structure.
- b) Garages, whether attached or detached, should be constructed using the same pattern of development established in the vicinity.
- c) Structures should have entries, windows, and doors located to maintain privacy in neighboring yards and buildings.

Objective CD-E: New development and infill patterns should be consistent with a high quality urban form.

Policy CD-34. Support project site planning in Residential land use designations that incorporates the following, or similar elements, in order to meet the intent of the objective:

- 1) Buildings oriented toward public streets,
- 2) Private open space for ground-related units,
- 3) Common open or green space in sufficient amount to be useful,
- 4) Preferably underground parking or structured parking located under the residential building,
- 5) Surface parking, if necessary, to be located to the side or rear of the residential building(s),
- 6) Landscaping of all pervious areas of the property, and
- 7) Landscaping, consisting of groundcover and street trees (at a minimum), of all setbacks and rights-of way abutting the property.

Policy CD-35. Support commercial and industrial development plans incorporating the following features:

- 1) Shared access points and fewer curb cuts;
- 2) More than one use into a single development;
- 3) Properties in more than one ownership;
- 4) Internal circulation among adjacent parcels;
- 5) Buildings that front on the street with service and parking areas located behind the building and/or screen from front views;
- 6) Shared facilities for parking, transit, recreation, and amenities;
- 7) Allowance for future transition to structured parking facilities;
- 8) Centralized signage;
- 9) Unified development concepts; and
- 10) Landscaping and streetscape that softens visual impacts.

Policy CD-36. Developments within Commercial and Centers land use designations should have a combination of internal and external site design features, such as:

- 1) Public plazas;
- 2) Prominent architectural features;
- 3) Public access to natural features or views;
- 4) Distinctive focal features;
- 5) Indication of the function as a gateway, if appropriate;
- 6) Structured parking; and
- 7) Other features meeting the spirit and intent of the land use designation.

Policy CD-40. Use design regulations to provide direction on site design, building design, landscape treatments, and parking and circulation.

Policy CD-42. Site design should address the effects of light, glare, noise, vegetation removal, and traffic in residential areas. Overall development densities may be reduced within the allowed density range to mitigate potential adverse impacts.

Objective CD-I: Protect and enhance public views of distinctive features from public streets and other focal points within the City and the surrounding area.

Policy CD-64. Scenic views and view corridors along roadways in the City should be identified and preserved through application of development standards.

Policy CD-65. Access from public roadways to views of features of distinction should be enhanced through the development of public viewpoints where appropriate.

Policy CD-66. Neighborhood identity should be established by featuring views, highlighting landmarks, or creating focal points of distinction.

Policy CD-67. Focal points should have a combination of public areas, such as parks or plazas; architectural features, such as towers, outstanding building design, transit stops, or outdoor eating areas; and landscaped areas. These features should be connected to pedestrian pathways.

Objective CD-J: Architecture should be distinctive and contribute to the community aesthetic.

Policy CD-68. Structures should be designed (e.g. building height, orientation, materials, color and bulk) to mitigate potential adverse impacts, such as glare or shadows on adjacent less intense land uses and transportation corridors.

Policy CD-69. Rooftops that can be seen from higher elevations, taller buildings, and public streets, parks, or open space should be designed to hide mechanical equipment and to incorporate high-quality roofing materials.

Policy CD-70. Design characteristics in larger, new developments or individual building complexes should contribute to neighborhood and/or district identity.

Objective CD-L: New commercial and industrial buildings should be architecturally compatible with their surroundings in terms of their bulk and scale, exterior materials, and color when existing development is consistent with the adopted land use vision and Purpose Statements for each Commercial, Center Designation, and Employment Area in the Comprehensive Plan Land Use Element, Center and Commercial Policies.

Policy CD-75. A variety of architectural design and detailing should be encouraged and innovative use of building materials and finishes should be promoted.

Policy CD-76. Development should provide appropriate landscaping and façade treatment when located along designated City arterials or adjacent to less intense developments in order to mitigate potentially adverse visual or other impacts.

Policy CD-78. Encourage a variety of architectural treatments and styles to create an urban environment.

Objective CD-O: Promote development of attractive, walkable neighborhoods and shopping areas by ensuring that streets are safe, convenient, and pleasant for pedestrians.

Policy CD-96. Aesthetic improvements along street frontages should be provided, especially for properties abutting major streets and boulevards. Incentives should be provided for the inclusion of streetscape amenities including: landscaping, public art, street furniture, paving, signs, and planting strips in developing and redeveloping areas.

Policy CD-97. Require significant pedestrian element in internal site circulation plans.

Policy CD-99. Commercial Corridor intersections frequented by pedestrians, due to the nature of nearby uses or transit stops, should feature sidewalk pavement increased to form pedestrian corners and include pedestrian amenities, signage, and special design treatment that would make them identifiable as activity areas for the larger corridor.

Policy CD-101: Criteria should be developed to locate pedestrian and bicycle connections in the City. Criteria should consider:

Linking residential areas with employment and commercial areas;

- a) Providing access along arterials;
- b) Providing access within residential areas;
- c) Filling gaps in the existing sidewalk system where appropriate; and
- d) Providing access through open spaces and building entries to shorten walking distances.

Policy CD-103. Landscaped parking strips should be considered for use as a safety buffer between pedestrians and moving vehicles along arterials and collector streets.

Policy CD-104. Intersections should be designed to minimize pedestrian crossing distance and increase safety for disabled pedestrians.

Policy CD-108. To visually improve the streetscape, increase the safety of perimeter sidewalks, and facilitate off-street parking, construction of alleys providing rear access to service entries and garages should be encouraged. Alleys are preferred in small-lot subdivisions to provide higher quality site planning that allows garage access from the rear and reduces curb cuts and building mass on narrow lots.

Policy CD-109. Sidewalks or walking paths should be provided along residential streets. Sidewalk width should be ample to safely and comfortably accommodate pedestrian traffic.

Policy CD-110. Street trees should be used to reinforce visual corridors along major boulevards and streets.

Policy CD-112. Appearance of parking lots should be improved by screening through appropriate combinations of landscaping, fencing, and berms.

Objective CD-R: Lighting systems in public rights-of-way should be provided to improve safety, aid in direction finding, and provide information for commercial and other business purposes. Excess lighting beyond what is necessary should be avoided.

Policy CD-123. All exterior lighting should be focused and directed away from adjacent properties and wildlife habitat to prevent spillover or glare.

Policy CD-125. Lighting fixtures should be attractively designed to complement the architecture of a development, the site, and adjacent buildings.

Policy CD-126. Lighting within commercial and public areas should be located and designed to enhance security and encourage nighttime use by pedestrians.

Transportation

This section includes goals relevant to transportation from the Transportation Element of the City's Comprehensive Plan.

Transportation Element

Goals

1. Contribute to a balanced multi-modal transportation system through reasonable, planned, economically feasible arterial improvements that enhance HOV and transit operations, support adopted land use plans, protect or improve business access, and protect Renton's neighborhoods.
2. Maximize the use of transit in Renton by providing step-by-step transit improvements to produce regionally linked and locally oriented transit services and facilities needed to serve travel demand generated by Renton residents and businesses.
4. Maintain, enhance, and increase pedestrian and bicycle travel by providing both safe and convenient routes and storage for the commuting and recreating public.
9. Develop a transportation system that contributes to the attainment and maintenance of regional air and water quality standards within the City of Renton, and complies with regional, state, and Federal air water quality standards, and preserves/protects natural resources.

Public Services

This section includes objectives and policies relevant to public services from the Land Use and Capital Facilities elements of the City's Comprehensive Plan.

Land Use Element

Public Facilities

Objective LU-R: Locate and plan for public facilities in ways that benefit a broad range of potential public uses.

Policy LU-83. Support incorporation of public facilities such as schools, museums, medical offices, and government offices into redevelopment efforts by developing a public/private partnership with developers and other Renton stakeholders such as the school district, technical college, and hospital district.

Objective LU-S: Site and design municipal facilities to provide the most efficient and convenient service for people while minimizing adverse impacts on surrounding uses.

Policy LU-89. Future fire stations should be sited central to their service area with as few barriers as possible in order to achieve best possible response times.

Policy LU-90. Land for future fire stations should be acquired in advance in areas where the greatest amount of development is anticipated.

Policy LU-91. Site and building design of police facilities providing direct service to the general public should be easily accessible.

Policy LU-92. Major functions of the police should be centralized in or near the Urban Center.

Policy LU-93. Satellite police facilities may be located outside of the Urban Center.

Policy LU-98. When branch libraries are developed, they should be located to provide convenient access to a majority of their users.

Policy LU-99. Future branch libraries and other satellite services may be located in mixed-use developments to serve concentrations of users in those areas.

Policy LU-103. The City and the school district should jointly develop multiple-use facilities (e.g. playgrounds, sports fields) whenever practical.

Policy LU-104. Community use of school sites and facilities for non-school activities should be encouraged.

Policy LU-105. School facilities that are planned for closure, should be considered for potential public use before being sold for private development.

Objective LU-W: Assure that adequate land and infrastructure are available for the development and expansion of facilities to serve the health care needs of the area.

Capital Facilities Element

Policy CFP-1. The Capital Facilities Plan should be updated on a regular basis as part of the city's budget process, and such update may include adjustments to growth projections for the ensuing six years, to level of service standards, to the list of needed facilities, or to anticipated funding sources. For the purpose of capital facilities planning, plan for forecast growth at the high end of the projected range and targeted growth as a minimum.

Policy CFP-2. Level of service standards should be maintained at the current or at a greater level of service for existing facilities within the City of Renton, which the City has control over.

Policy CFP-3. Adequate public capital facilities should be in place concurrent with development. Concurrent with development shall mean the existence of adequate facilities, strategies, or services when development occurs or the existence of a financial commitment to provide adequate facilities, strategies, or services within six years of when development occurs.

Policy CFP-4. No deterioration of existing levels of service that the City of Renton has control over should occur due to growth, consistent with Policy CFP-3.

Policy CFP-5. Funding for new, improved, or expanded public facilities or services should come from a mix of sources in order to distribute the cost of such facilities or services according to use, need, and adopted goals and policies.

Policy CFP-6. Evaluate levying impact fees on development for municipal services and/or school district services upon the request of each school district within the City limits, if a compelling need is established through means such as presentation of an adopted Capital Facilities Plan and demonstration that such facilities are needed to accommodate projected growth and equitably distributed throughout the district.

Policy CFP-9. Adopt by reference the most current Renton School District #403 Capital Facilities Plan and adopt an implementing ordinance establishing a school impact fee consistent with the District's adopted Capital Facilities Plan.

Policy CFP-10. Support private/public partnerships to plan and finance infrastructure development, public uses, structured parking and community amenities to stimulate additional private investment and produce a more urban environment.

Appendix F
Transportation Data and Analysis

Greenroads Sustainability Performance Metric
ALTERNATIVE 2



No.	Title	Points	Improvements							
Project Requirements (PR)										
PR-1	Environmental Review Process	Req	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
PR-2	Lufe Cycle Cost Analysis (LCCA)	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-3	Life Cycle Inventory (LCI)	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-4	Quality Control Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-5	Noise Mitigation Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-6	Waste Management Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-7	Pollution Prevention Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-8	Low-Impact Development (LID)	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-9	Pavement Management System	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-10	Site Maintenance Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-11	Educational Outreach	Req	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
Environment & Water (EW)										
EW-1	Environmental Management System	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-2	Runoff Flow Control	3	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-3	Runoff Quality	3	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-4	Stormwater Cost Analysis	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
EW-5	Site Vegetation	3	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-6	Habit Restoration	3	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-7	Ecological Connectivity	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
EW-8	Light Pollution	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
EW Subtotal:		21		9				1		6

No.	Title	Points	Improvements							
Access & Equity (AE)										
AE-1	Safety Audit	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-2	Intelligent Transportation Systems (ITS)	5	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-3	Context Sensitive Planning	5	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-4	Traffic Emissions Reduction	5	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-5	Pedestrian Access	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-6	Bicycle Access	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-7	Transit/HOV Access	5	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-8	Scenic Views	2	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-9	Cultural Warranty	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE Subtotal:		30		23						
Construction Activities (CA)										
CA-1	Quality Management System	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-2	Environmental Training	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-3	Site Recycle Plan	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-4	Fossil Fuel Use Reduction	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-5	Equipment Emission Reduction	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-6	Paver Emission Reduction	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-7	Water Use Tracking	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-8	Contractor Warranty	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA Subtotal:		14							14	
Materials & Resources (MR)										
MR-1	Life Cycle Assessment (LCA)	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-2	Pavement Reuse	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-3	Earthwork Balance	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-4	Recycled Materials	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-5	Regional Materials	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-6	Energy Efficiency	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>

No.	Title	Points	Improvements							
MR Subtotal:		23								23
Pavemnet Technologies (PT)										
PT-1	Long-Life Pavement	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-2	Permeable Pavement	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-3	Warm Mix Asphalt (WMA)	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-4	Cool Pavement	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-5	Quiet Pavement	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-6	Pavement Performance Tracking	1	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
PT Total:		20								19
Custom Credits (CC)										
CC-1	Custom Credits	10	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CC Subtotal:		10								10
Greenroads Total:		118	33 included or TBI and 66 TBD							

Greenroads Sustainability Performance Metric
ALTERNATIVE 3



No.	Title	Points	Improvements							
Project Requirements (PR)										
PR-1	Environmental Review Process	Req	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
PR-2	Lufe Cycle Cost Analysis (LCCA)	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-3	Life Cycle Inventory (LCI)	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-4	Quality Control Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-5	Noise Mitigation Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-6	Waste Management Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-7	Pollution Prevention Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-8	Low-Impact Development (LID)	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
PR-9	Pavement Management System	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-10	Site Maintenance Plan	Req	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PR-11	Educational Outreach	Req	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
Environment & Water (EW)										
EW-1	Environmental Management System	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-2	Runoff Flow Control	3	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-3	Runoff Quality	3	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-4	Stormwater Cost Analysis	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input checked="" type="checkbox"/>	TBD	<input type="checkbox"/>
EW-5	Site Vegetation	3	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-6	Habit Restoration	3	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
EW-7	Ecological Connectivity	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
EW-8	Light Pollution	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
EW Subtotal:		21		9				1		6

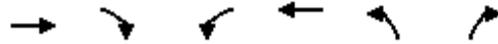
No.	Title	Points	Improvements							
Access & Equity (AE)										
AE-1	Safety Audit	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-2	Intelligent Transportation Systems (ITS)	5	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-3	Context Sensitive Planning	5	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-4	Traffic Emissions Reduction	5	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-5	Pedestrian Access	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-6	Bicycle Access	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-7	Transit/HOV Access	5	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-8	Scenic Views	2	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE-9	Cultural Warranty	2	Included	<input checked="" type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
AE Subtotal:		30		23						
Construction Activities (CA)										
CA-1	Quality Management System	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-2	Environmental Training	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-3	Site Recycle Plan	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-4	Fossil Fuel Use Reduction	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-5	Equipment Emission Reduction	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-6	Paver Emission Reduction	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-7	Water Use Tracking	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA-8	Contractor Warranty	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CA Subtotal:		14								14
Materials & Resources (MR)										
MR-1	Life Cycle Assessment (LCA)	2	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-2	Pavement Reuse	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-3	Earthwork Balance	1	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-4	Recycled Materials	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-5	Regional Materials	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
MR-6	Energy Efficiency	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>

No.	Title	Points	Improvements							
MR Subtotal:		23								23
Pavemnet Technologies (PT)										
PT-1	Long-Life Pavement	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-2	Permeable Pavement	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-3	Warm Mix Asphalt (WMA)	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-4	Cool Pavement	5	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-5	Quiet Pavement	3	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
PT-6	Pavement Performance Tracking	1	Included	<input type="checkbox"/>	Not Included	<input checked="" type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input type="checkbox"/>
PT Total:		20								19
Custom Credits (CC)										
CC-1	Custom Credits	10	Included	<input type="checkbox"/>	Not Included	<input type="checkbox"/>	TBI	<input type="checkbox"/>	TBD	<input checked="" type="checkbox"/>
CC Subtotal:		10								10
Greenroads Total:		118	33 included or TBI and 66 TBD							

HCM Signalized Intersection Capacity Analysis

1: NE Sunset Blvd./NE Park & NE Sunset Blvd.

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↖	↑↑	↖	↗
Volume (vph)	1485	84	167	994	57	223
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0		3.0	3.0	3.0	3.0
Lane Util. Factor	0.95		1.00	0.95	1.00	1.00
Frt	0.99		1.00	1.00	1.00	0.85
Flt Protected	1.00		0.95	1.00	0.95	1.00
Satd. Flow (prot)	3506		1770	3539	1770	1583
Flt Permitted	1.00		0.95	1.00	0.95	1.00
Satd. Flow (perm)	3506		1770	3539	1770	1583
Peak-hour factor, PHF	0.99	0.83	0.81	0.95	0.78	0.85
Adj. Flow (vph)	1500	101	206	1046	73	262
RTOR Reduction (vph)	5	0	0	0	0	231
Lane Group Flow (vph)	1596	0	206	1046	73	31
Turn Type			Prot			Prot
Protected Phases	2		1	6	4	4
Permitted Phases						
Actuated Green, G (s)	44.5		14.0	62.5	8.5	8.5
Effective Green, g (s)	46.5		15.0	64.5	9.5	9.5
Actuated g/C Ratio	0.58		0.19	0.81	0.12	0.12
Clearance Time (s)	5.0		4.0	5.0	4.0	4.0
Vehicle Extension (s)	5.0		3.0	5.0	3.0	3.0
Lane Grp Cap (vph)	2038		332	2853	210	188
v/s Ratio Prot	c0.46		c0.12	0.30	c0.04	0.02
v/s Ratio Perm						
v/c Ratio	0.78		0.62	0.37	0.35	0.17
Uniform Delay, d1	12.9		29.9	2.1	32.4	31.7
Progression Factor	0.38		0.68	0.06	1.00	1.00
Incremental Delay, d2	2.6		3.2	0.3	1.0	0.4
Delay (s)	7.5		23.4	0.5	33.4	32.1
Level of Service	A		C	A	C	C
Approach Delay (s)	7.5			4.2	32.4	
Approach LOS	A			A	C	

Intersection Summary

HCM Average Control Delay	8.8	HCM Level of Service	A
HCM Volume to Capacity ratio	0.69		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	67.1%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

2: NE Sunset Blvd & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations	↗	↗↘		↗	↗↘		↗	↘		↗	↘	
Volume (vph)	140	1357	92	44	914	8	54	26	30	6	42	119
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	12	12	12	12	12	12	11	12	12	11	12
Total Lost time (s)	3.0	3.0		3.0	3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95		1.00	1.00		1.00	1.00	
Frt	1.00	0.99		1.00	1.00		1.00	0.93		1.00	0.90	
Flt Protected	0.95	1.00		0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1770	3495		1770	3532		1770	1677		1770	1614	
Flt Permitted	0.95	1.00		0.95	1.00		0.33	1.00		0.66	1.00	
Satd. Flow (perm)	1770	3495		1770	3532		618	1677		1230	1614	
Peak-hour factor, PHF	0.85	0.95	0.71	0.86	0.89	0.58	0.84	0.52	0.72	0.63	0.66	0.84
Adj. Flow (vph)	165	1428	130	51	1027	14	64	50	42	10	64	142
RTOR Reduction (vph)	0	5	0	0	1	0	0	36	0	0	120	0
Lane Group Flow (vph)	165	1553	0	51	1040	0	64	56	0	10	86	0
Turn Type	Prot			Prot			Perm			Perm		
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	15.6	50.4		5.4	40.2		11.2	11.2		11.2	11.2	
Effective Green, g (s)	16.6	52.4		6.4	42.2		12.2	12.2		12.2	12.2	
Actuated g/C Ratio	0.21	0.65		0.08	0.53		0.15	0.15		0.15	0.15	
Clearance Time (s)	4.0	5.0		4.0	5.0		4.0	4.0		4.0	4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)	367	2289		142	1863		94	256		188	246	
v/s Ratio Prot	0.09	c0.44		0.03	c0.29			0.03			0.05	
v/s Ratio Perm							c0.10			0.01		
v/c Ratio	0.45	0.68		0.36	0.56		0.68	0.22		0.05	0.35	
Uniform Delay, d1	27.7	8.6		34.9	12.7		32.1	29.7		29.0	30.3	
Progression Factor	0.89	0.69		1.14	0.53		1.00	1.00		1.00	1.00	
Incremental Delay, d2	0.8	1.1		2.0	1.1		19.8	0.6		0.2	1.2	
Delay (s)	25.5	7.0		41.6	7.8		51.9	30.3		29.1	31.5	
Level of Service	C	A		D	A		D	C		C	C	
Approach Delay (s)		8.8			9.4			39.2			31.4	
Approach LOS		A			A			D			C	

Intersection Summary

HCM Average Control Delay	12.0	HCM Level of Service	B
HCM Volume to Capacity ratio	0.67		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	70.0%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

3: NE Sunset Blvd & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	24	1300	49	75	1041	3	41	9	76	9	18	22
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0	3.0		3.0	3.0			3.0			3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95			1.00			1.00	
Frt	1.00	0.99		1.00	1.00			0.92			0.94	
Flt Protected	0.95	1.00		0.95	1.00			0.99			0.99	
Satd. Flow (prot)	1770	3515		1770	3535			1685			1736	
Flt Permitted	0.95	1.00		0.95	1.00			0.90			0.92	
Satd. Flow (perm)	1770	3515		1770	3535			1545			1615	
Peak-hour factor, PHF	0.75	0.90	0.72	0.86	0.92	0.38	0.90	0.50	0.75	0.67	0.57	0.59
Adj. Flow (vph)	32	1444	68	87	1132	8	46	18	101	13	32	37
RTOR Reduction (vph)	0	3	0	0	0	0	0	87	0	0	32	0
Lane Group Flow (vph)	32	1509	0	87	1140	0	0	78	0	0	50	0
Turn Type	Prot			Prot			Perm		Perm		Perm	
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	2.4	49.9		7.2	54.7			9.9			9.9	
Effective Green, g (s)	3.4	51.9		8.2	56.7			10.9			10.9	
Actuated g/C Ratio	0.04	0.65		0.10	0.71			0.14			0.14	
Clearance Time (s)	4.0	5.0		4.0	5.0			4.0			4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0			4.0			4.0	
Lane Grp Cap (vph)	75	2280		181	2505			211			220	
v/s Ratio Prot	0.02	c0.43		c0.05	c0.32							
v/s Ratio Perm								c0.05			0.03	
v/c Ratio	0.43	0.66		0.48	0.45			0.37			0.23	
Uniform Delay, d1	37.3	8.6		33.9	5.0			31.4			30.8	
Progression Factor	0.72	0.25		0.64	0.70			1.00			1.00	
Incremental Delay, d2	4.2	1.2		2.3	0.5			1.5			0.7	
Delay (s)	30.9	3.4		23.8	4.0			32.9			31.5	
Level of Service	C	A		C	A			C			C	
Approach Delay (s)		3.9			5.4			32.9			31.5	
Approach LOS		A			A			C			C	

Intersection Summary

HCM Average Control Delay	6.9	HCM Level of Service	A
HCM Volume to Capacity ratio	0.58		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	6.0
Intersection Capacity Utilization	64.4%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

4: NE 10th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕		↕	↕		↕	↕	
Volume (vph)	15	50	26	117	39	38	44	1129	155	69	1006	8
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		1.00			1.00		1.00	0.95		1.00	0.95	
Frt		0.96			0.97		1.00	0.98		1.00	1.00	
Flt Protected		0.99			0.97		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		1778			1756		1770	3462		1770	3535	
Flt Permitted		0.92			0.75		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		1654			1349		1770	3462		1770	3535	
Peak-hour factor, PHF	0.65	0.92	0.96	0.67	0.77	0.63	0.68	0.96	0.77	0.83	0.94	0.88
Adj. Flow (vph)	23	54	27	175	51	60	65	1176	201	83	1070	9
RTOR Reduction (vph)	0	17	0	0	12	0	0	15	0	0	0	0
Lane Group Flow (vph)	0	87	0	0	274	0	65	1362	0	83	1079	0
Turn Type	Perm			Perm			Prot			Prot		
Protected Phases		4			4		1	6		5	2	
Permitted Phases	4			4	4							
Actuated Green, G (s)		20.6			20.6		4.8	39.1		7.3	41.6	
Effective Green, g (s)		21.6			21.6		5.8	41.1		8.3	43.6	
Actuated g/C Ratio		0.27			0.27		0.07	0.51		0.10	0.55	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		5.0			5.0		4.0	5.0		4.0	5.0	
Lane Grp Cap (vph)		447			364		128	1779		184	1927	
v/s Ratio Prot							0.04	c0.39		0.05	c0.31	
v/s Ratio Perm		0.05			c0.20							
v/c Ratio		0.20			0.75		0.51	0.77		0.45	0.56	
Uniform Delay, d1		22.5			26.7		35.7	15.6		33.7	11.9	
Progression Factor		0.99			1.00		0.60	0.30		1.32	0.79	
Incremental Delay, d2		0.4			10.0		3.4	2.6		2.1	1.0	
Delay (s)		22.7			36.8		25.0	7.3		46.7	10.5	
Level of Service		C			D		C	A		D	B	
Approach Delay (s)		22.7			36.8			8.1			13.1	
Approach LOS		C			D			A			B	

Intersection Summary

HCM Average Control Delay	13.3	HCM Level of Service	B
HCM Volume to Capacity ratio	0.74		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	67.5%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Unsignalized Intersection Capacity Analysis

5: NE Sunset Blvd & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (veh/h)	65	1118	7	21	849	3	10	3	28	0	3	86
Sign Control		Free			Free			Stop			Stop	
Grade		0%			0%			0%			0%	
Peak Hour Factor	0.79	0.90	0.50	0.50	0.90	0.25	0.75	0.25	0.33	0.90	0.25	0.63
Hourly flow rate (vph)	82	1242	14	42	943	12	13	12	85	0	12	137
Pedestrians												
Lane Width (ft)												
Walking Speed (ft/s)												
Percent Blockage												
Right turn flare (veh)												
Median type		None			None							
Median storage (veh)												
Upstream signal (ft)		1086			344							
pX, platoon unblocked	0.79			0.76			0.86	0.86	0.76	0.86	0.86	0.79
vC, conflicting volume	955			1256			2112	2453	628	1910	2454	478
vC1, stage 1 conf vol												
vC2, stage 2 conf vol												
vCu, unblocked vol	418			705			887	1282	0	653	1283	0
tC, single (s)	4.1			4.1			7.5	6.5	6.9	7.5	6.5	6.9
tC, 2 stage (s)												
tF (s)	2.2			2.2			3.5	4.0	3.3	3.5	4.0	3.3
p0 queue free %	91			94			91	90	90	100	90	84
cM capacity (veh/h)	901			675			142	121	824	224	121	859

Direction, Lane #	EB 1	EB 2	EB 3	WB 1	WB 2	WB 3	NB 1	SB 1
Volume Total	82	828	428	42	629	326	110	149
Volume Left	82	0	0	42	0	0	13	0
Volume Right	0	0	14	0	0	12	85	137
cSH	901	1700	1700	675	1700	1700	372	574
Volume to Capacity	0.09	0.49	0.25	0.06	0.37	0.19	0.30	0.26
Queue Length 95th (ft)	8	0	0	5	0	0	30	26
Control Delay (s)	9.4	0.0	0.0	10.7	0.0	0.0	18.7	13.4
Lane LOS	A			B			C	B
Approach Delay (s)	0.6			0.4			18.7	13.4
Approach LOS							C	B

Intersection Summary

Average Delay	2.0
Intersection Capacity Utilization	53.6%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

6: NE 12th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕↕			↕↕		↕	↕↕		↕	↕↕	
Volume (vph)	186	157	11	88	85	49	29	1002	115	77	773	143
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	11	12	12	11	12	12	12	12	12	12	12
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		0.95			0.95		1.00	0.95		1.00	0.95	
Frt		0.99			0.96		1.00	0.98		1.00	0.97	
Flt Protected		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3318			3222		1770	3480		1770	3449	
Flt Permitted		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		3318			3222		1770	3480		1770	3449	
Peak-hour factor, PHF	0.92	0.82	0.63	0.77	0.84	0.63	0.78	0.94	0.86	0.76	0.91	0.82
Adj. Flow (vph)	202	191	17	114	101	78	37	1066	134	101	849	174
RTOR Reduction (vph)	0	4	0	0	50	0	0	11	0	0	18	0
Lane Group Flow (vph)	0	406	0	0	243	0	37	1189	0	101	1005	0
Turn Type	Split			Split			Prot			Prot		
Protected Phases	4	4		3	3		1	6		5	2	
Permitted Phases												
Actuated Green, G (s)		15.0			11.1		4.4	31.3		5.6	32.5	
Effective Green, g (s)		16.0			12.1		5.4	33.3		6.6	34.5	
Actuated g/C Ratio		0.20			0.15		0.07	0.42		0.08	0.43	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		4.0			4.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)		664			487		119	1449		146	1487	
v/s Ratio Prot		c0.12			c0.08		0.02	c0.34		0.06	c0.29	
v/s Ratio Perm												
v/c Ratio		0.61			0.50		0.31	0.82		0.69	0.68	
Uniform Delay, d1		29.2			31.2		35.5	20.7		35.7	18.3	
Progression Factor		1.00			1.00		1.18	0.43		1.00	1.00	
Incremental Delay, d2		1.9			1.1		1.5	4.1		14.2	2.5	
Delay (s)		31.1			32.3		43.4	12.9		49.9	20.7	
Level of Service		C			C		D	B		D	C	
Approach Delay (s)		31.1			32.3			13.9			23.4	
Approach LOS		C			C			B			C	

Intersection Summary

HCM Average Control Delay	21.4	HCM Level of Service	C
HCM Volume to Capacity ratio	0.69		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	65.7%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Unsignalized Intersection Capacity Analysis

7: NE Sunset Blvd & Monroe Ave NE

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↙	↑↑	↙	↗
Volume (veh/h)	1224	14	3	993	0	17
Sign Control	Free			Free	Stop	
Grade	0%			0%	0%	
Peak Hour Factor	0.90	0.50	0.25	0.90	0.90	0.63
Hourly flow rate (vph)	1360	28	12	1103	0	27
Pedestrians						
Lane Width (ft)						
Walking Speed (ft/s)						
Percent Blockage						
Right turn flare (veh)						2
Median type	None		None			
Median storage (veh)						
Upstream signal (ft)	1166					
pX, platoon unblocked			0.74		0.74	0.74
vC, conflicting volume			1388		1950	694
vC1, stage 1 conf vol						
vC2, stage 2 conf vol						
vCu, unblocked vol			814		1576	0
tC, single (s)			4.1		6.8	6.9
tC, 2 stage (s)						
tF (s)			2.2		3.5	3.3
p0 queue free %			98		100	97
cM capacity (veh/h)			596		73	800

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	WB 3	NB 1
Volume Total	907	481	12	552	552	27
Volume Left	0	0	12	0	0	0
Volume Right	0	28	0	0	0	27
cSH	1700	1700	596	1700	1700	400
Volume to Capacity	0.53	0.28	0.02	0.32	0.32	0.07
Queue Length 95th (ft)	0	0	2	0	0	5
Control Delay (s)	0.0	0.0	11.2	0.0	0.0	14.7
Lane LOS			B			
Approach Delay (s)	0.0		0.1			14.7
Approach LOS						B

Intersection Summary						
Average Delay			0.2			
Intersection Capacity Utilization			44.3%	ICU Level of Service	A	
Analysis Period (min)			15			

HCM Unsignalized Intersection Capacity Analysis

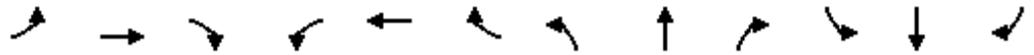
8: NE 12th St & Edmonds AV NE

10/16/2010

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	3	45	6	44	53	239	14	153	56	373	118	8
Peak Hour Factor	0.82	0.82	0.82	0.93	0.93	0.93	0.94	0.94	0.94	0.91	0.91	0.91
Hourly flow rate (vph)	4	55	7	47	57	257	15	163	60	410	130	9
Direction, Lane #	EB 1	WB 1	NB 1	NB 2	SB 1							
Volume Total (vph)	66	361	178	60	548							
Volume Left (vph)	4	47	15	0	410							
Volume Right (vph)	7	257	0	60	9							
Hadj (s)	-0.06	-0.40	0.04	-0.70	0.14							
Departure Headway (s)	7.2	6.0	6.9	6.1	6.0							
Degree Utilization, x	0.13	0.60	0.34	0.10	0.91							
Capacity (veh/h)	455	575	497	551	592							
Control Delay (s)	11.2	17.6	12.2	8.6	43.1							
Approach Delay (s)	11.2	17.6	11.3		43.1							
Approach LOS	B	C	B		E							
Intersection Summary												
Delay			27.6									
HCM Level of Service			D									
Intersection Capacity Utilization			72.8%		ICU Level of Service	C						
Analysis Period (min)			15									

HCM Unsignalized Intersection Capacity Analysis
 9: NE 12th St & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕			↕	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	34	306	10	17	296	69	17	17	14	48	17	3
Peak Hour Factor	0.63	0.74	0.38	0.63	0.80	1.00	0.63	0.42	0.33	0.39	0.42	0.25
Hourly flow rate (vph)	54	414	26	27	370	69	27	40	42	123	40	12

Direction, Lane #	EB 1	WB 1	NB 1	SB 1
Volume Total (vph)	494	466	110	176
Volume Left (vph)	54	27	27	123
Volume Right (vph)	26	69	42	12
Hadj (s)	0.02	-0.04	-0.15	0.13
Departure Headway (s)	5.8	5.8	7.1	7.1
Degree Utilization, x	0.80	0.75	0.22	0.34
Capacity (veh/h)	603	598	439	454
Control Delay (s)	27.7	24.1	12.0	13.7
Approach Delay (s)	27.7	24.1	12.0	13.7
Approach LOS	D	C	B	B

Intersection Summary			
Delay		23.0	
HCM Level of Service		C	
Intersection Capacity Utilization	43.2%		ICU Level of Service A
Analysis Period (min)		15	

HCM Unsignalized Intersection Capacity Analysis
 10: NE 12th St & Kirkland Ave NE

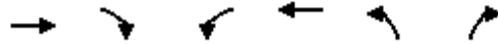
10/16/2010

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	17	310	14	7	227	34	24	45	3	69	34	14
Peak Hour Factor	0.42	0.87	0.33	0.50	0.87	0.50	0.58	0.65	0.25	0.71	0.42	0.50
Hourly flow rate (vph)	40	356	42	14	261	68	41	69	12	97	81	28
Direction, Lane #	EB 1	EB 2	WB 1	WB 2	NB 1	SB 1						
Volume Total (vph)	219	221	144	198	123	206						
Volume Left (vph)	40	0	14	0	41	97						
Volume Right (vph)	0	42	0	68	12	28						
Hadj (s)	0.13	-0.10	0.08	-0.21	0.04	0.05						
Departure Headway (s)	6.2	6.0	6.3	6.0	6.3	6.1						
Degree Utilization, x	0.38	0.37	0.25	0.33	0.22	0.35						
Capacity (veh/h)	552	576	539	567	504	542						
Control Delay (s)	11.7	11.2	10.2	10.7	11.0	12.4						
Approach Delay (s)	11.5		10.5		11.0	12.4						
Approach LOS	B		B		B	B						
Intersection Summary												
Delay			11.3									
HCM Level of Service			B									
Intersection Capacity Utilization			38.3%		ICU Level of Service		A					
Analysis Period (min)			15									

HCM Signalized Intersection Capacity Analysis

1: NE Sunset Blvd./NE Park & NE Sunset Blvd.

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↖	↑↑	↖	↗
Volume (vph)	1555	88	175	1041	60	233
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0		3.0	3.0	3.0	3.0
Lane Util. Factor	0.95		1.00	0.95	1.00	1.00
Frt	0.99		1.00	1.00	1.00	0.85
Flt Protected	1.00		0.95	1.00	0.95	1.00
Satd. Flow (prot)	3506		1770	3539	1770	1583
Flt Permitted	1.00		0.95	1.00	0.95	1.00
Satd. Flow (perm)	3506		1770	3539	1770	1583
Peak-hour factor, PHF	0.99	0.83	0.81	0.95	0.78	0.85
Adj. Flow (vph)	1571	106	216	1096	77	274
RTOR Reduction (vph)	5	0	0	0	0	241
Lane Group Flow (vph)	1672	0	216	1096	77	33
Turn Type			Prot			Prot
Protected Phases	2		1	6	4	4
Permitted Phases						
Actuated Green, G (s)	44.3		14.0	62.3	8.7	8.7
Effective Green, g (s)	46.3		15.0	64.3	9.7	9.7
Actuated g/C Ratio	0.58		0.19	0.80	0.12	0.12
Clearance Time (s)	5.0		4.0	5.0	4.0	4.0
Vehicle Extension (s)	5.0		3.0	5.0	3.0	3.0
Lane Grp Cap (vph)	2029		332	2844	215	192
v/s Ratio Prot	c0.48		c0.12	0.31	c0.04	0.02
v/s Ratio Perm						
v/c Ratio	0.82		0.65	0.39	0.36	0.17
Uniform Delay, d1	13.6		30.1	2.2	32.3	31.5
Progression Factor	0.37		0.67	0.06	1.00	1.00
Incremental Delay, d2	3.4		3.9	0.3	1.0	0.4
Delay (s)	8.5		24.0	0.5	33.3	32.0
Level of Service	A		C	A	C	C
Approach Delay (s)	8.5			4.4	32.3	
Approach LOS	A			A	C	

Intersection Summary

HCM Average Control Delay	9.4	HCM Level of Service	A
HCM Volume to Capacity ratio	0.72		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	69.6%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

2: NE Sunset Blvd & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	147	1421	96	46	957	8	56	28	31	6	44	125
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	12	12	12	12	12	12	11	12	12	11	12
Total Lost time (s)	3.0	3.0		3.0	3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95		1.00	1.00		1.00	1.00	
Frt	1.00	0.99		1.00	1.00		1.00	0.93		1.00	0.90	
Flt Protected	0.95	1.00		0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1770	3495		1770	3532		1770	1681		1770	1614	
Flt Permitted	0.95	1.00		0.95	1.00		0.32	1.00		0.65	1.00	
Satd. Flow (perm)	1770	3495		1770	3532		596	1681		1206	1614	
Peak-hour factor, PHF	0.85	0.95	0.71	0.86	0.89	0.58	0.84	0.52	0.72	0.63	0.66	0.84
Adj. Flow (vph)	173	1496	135	53	1075	14	67	54	43	10	67	149
RTOR Reduction (vph)	0	5	0	0	1	0	0	36	0	0	126	0
Lane Group Flow (vph)	173	1626	0	53	1088	0	67	61	0	10	90	0
Turn Type	Prot		Prot		Perm		Perm		Perm		Perm	
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	15.6	50.0		5.5	39.9		11.5	11.5		11.5	11.5	
Effective Green, g (s)	16.6	52.0		6.5	41.9		12.5	12.5		12.5	12.5	
Actuated g/C Ratio	0.21	0.65		0.08	0.52		0.16	0.16		0.16	0.16	
Clearance Time (s)	4.0	5.0		4.0	5.0		4.0	4.0		4.0	4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)	367	2272		144	1850		93	263		188	252	
v/s Ratio Prot	0.10	c0.47		0.03	c0.31			0.04			0.06	
v/s Ratio Perm							c0.11			0.01		
v/c Ratio	0.47	0.72		0.37	0.59		0.72	0.23		0.05	0.36	
Uniform Delay, d1	27.8	9.2		34.8	13.1		32.1	29.5		28.7	30.2	
Progression Factor	0.89	0.70		1.13	0.54		1.00	1.00		1.00	1.00	
Incremental Delay, d2	0.8	1.2		2.0	1.3		25.3	0.6		0.2	1.2	
Delay (s)	25.7	7.7		41.1	8.3		57.3	30.2		28.9	31.4	
Level of Service	C	A		D	A		E	C		C	C	
Approach Delay (s)		9.4			9.8			41.3			31.2	
Approach LOS		A			A			D			C	

Intersection Summary

HCM Average Control Delay	12.6	HCM Level of Service	B
HCM Volume to Capacity ratio	0.71		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	72.3%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

3: NE Sunset Blvd & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations	↖	↕		↖	↕			↕			↕	
Volume (vph)	25	1361	52	78	1091	4	43	10	79	10	19	23
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0	3.0		3.0	3.0			3.0			3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95			1.00			1.00	
Frt	1.00	0.99		1.00	1.00			0.92			0.94	
Flt Protected	0.95	1.00		0.95	1.00			0.99			0.99	
Satd. Flow (prot)	1770	3515		1770	3534			1687			1735	
Flt Permitted	0.95	1.00		0.95	1.00			0.90			0.91	
Satd. Flow (perm)	1770	3515		1770	3534			1538			1594	
Peak-hour factor, PHF	0.75	0.90	0.72	0.86	0.92	0.38	0.90	0.50	0.75	0.67	0.57	0.59
Adj. Flow (vph)	33	1512	72	91	1186	11	48	20	105	15	33	39
RTOR Reduction (vph)	0	3	0	0	1	0	0	87	0	0	33	0
Lane Group Flow (vph)	33	1581	0	91	1196	0	0	86	0	0	54	0
Turn Type	Prot		Prot		Perm			Perm				
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	2.4	49.5		7.2	54.3			10.3			10.3	
Effective Green, g (s)	3.4	51.5		8.2	56.3			11.3			11.3	
Actuated g/C Ratio	0.04	0.64		0.10	0.70			0.14			0.14	
Clearance Time (s)	4.0	5.0		4.0	5.0			4.0			4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0			4.0			4.0	
Lane Grp Cap (vph)	75	2263		181	2487			217			225	
v/s Ratio Prot	0.02	c0.45		c0.05	c0.34							
v/s Ratio Perm								c0.06			0.03	
v/c Ratio	0.44	0.70		0.50	0.48			0.40			0.24	
Uniform Delay, d1	37.4	9.2		34.0	5.3			31.3			30.5	
Progression Factor	0.70	0.29		0.63	0.67			1.00			1.00	
Incremental Delay, d2	4.2	1.4		2.4	0.5			1.6			0.7	
Delay (s)	30.5	4.0		23.9	4.1			32.9			31.3	
Level of Service	C	A		C	A			C			C	
Approach Delay (s)		4.6			5.5			32.9			31.3	
Approach LOS		A			A			C			C	

Intersection Summary

HCM Average Control Delay	7.2	HCM Level of Service	A
HCM Volume to Capacity ratio	0.61		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	6.0
Intersection Capacity Utilization	66.6%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

4: NE 10th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕		↕	↕		↕	↕	
Volume (vph)	16	53	28	123	41	40	46	1182	162	72	1053	8
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		1.00			1.00		1.00	0.95		1.00	0.95	
Frt		0.97			0.97		1.00	0.98		1.00	1.00	
Flt Protected		0.99			0.97		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		1778			1756		1770	3462		1770	3535	
Flt Permitted		0.92			0.74		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		1646			1331		1770	3462		1770	3535	
Peak-hour factor, PHF	0.65	0.92	0.96	0.67	0.77	0.63	0.68	0.96	0.77	0.83	0.94	0.88
Adj. Flow (vph)	25	58	29	184	53	63	68	1231	210	87	1120	9
RTOR Reduction (vph)	0	17	0	0	12	0	0	15	0	0	0	0
Lane Group Flow (vph)	0	95	0	0	288	0	68	1426	0	87	1129	0
Turn Type	Perm			Perm			Prot			Prot		
Protected Phases		4			4		1	6		5	2	
Permitted Phases	4			4	4							
Actuated Green, G (s)		21.3			21.3		4.9	38.4		7.3	40.8	
Effective Green, g (s)		22.3			22.3		5.9	40.4		8.3	42.8	
Actuated g/C Ratio		0.28			0.28		0.07	0.50		0.10	0.53	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		5.0			5.0		4.0	5.0		4.0	5.0	
Lane Grp Cap (vph)		459			371		131	1748		184	1891	
v/s Ratio Prot							0.04	c0.41		0.05	c0.32	
v/s Ratio Perm		0.06			c0.22							
v/c Ratio		0.21			0.78		0.52	0.82		0.47	0.60	
Uniform Delay, d1		22.1			26.5		35.7	16.7		33.8	12.7	
Progression Factor		0.98			1.00		0.60	0.33		1.31	0.79	
Incremental Delay, d2		0.5			11.3		3.5	3.4		2.3	1.2	
Delay (s)		22.1			37.9		25.1	8.9		46.6	11.3	
Level of Service		C			D		C	A		D	B	
Approach Delay (s)		22.1			37.9			9.6			13.8	
Approach LOS		C			D			A			B	

Intersection Summary

HCM Average Control Delay	14.4	HCM Level of Service	B
HCM Volume to Capacity ratio	0.78		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	69.9%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Unsignalized Intersection Capacity Analysis

5: NE Sunset Blvd & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (veh/h)	68	1171	7	22	889	4	11	4	29	0	4	90
Sign Control		Free			Free			Stop			Stop	
Grade		0%			0%			0%			0%	
Peak Hour Factor	0.79	0.90	0.50	0.50	0.90	0.25	0.75	0.25	0.33	0.90	0.25	0.63
Hourly flow rate (vph)	86	1301	14	44	988	16	15	16	88	0	16	143
Pedestrians												
Lane Width (ft)												
Walking Speed (ft/s)												
Percent Blockage												
Right turn flare (veh)												
Median type	None					None						
Median storage (veh)												
Upstream signal (ft)	1086					344						
pX, platoon unblocked	0.77			0.72			0.84	0.84	0.72	0.84	0.84	0.77
vC, conflicting volume	1004			1315			2213	2572	658	2002	2571	502
vC1, stage 1 conf vol												
vC2, stage 2 conf vol												
vCu, unblocked vol	415			668			834	1263	0	582	1262	0
tC, single (s)	4.1			4.1			7.5	6.5	6.9	7.5	6.5	6.9
tC, 2 stage (s)												
tF (s)	2.2			2.2			3.5	4.0	3.3	3.5	4.0	3.3
p0 queue free %	90			93			90	87	89	100	87	83
cM capacity (veh/h)	881			663			143	119	783	233	119	837

Direction, Lane #	EB 1	EB 2	EB 3	WB 1	WB 2	WB 3	NB 1	SB 1
Volume Total	86	867	448	44	659	345	119	159
Volume Left	86	0	0	44	0	0	15	0
Volume Right	0	0	14	0	0	16	88	143
cSH	881	1700	1700	663	1700	1700	339	520
Volume to Capacity	0.10	0.51	0.26	0.07	0.39	0.20	0.35	0.31
Queue Length 95th (ft)	8	0	0	5	0	0	38	32
Control Delay (s)	9.5	0.0	0.0	10.8	0.0	0.0	21.2	14.9
Lane LOS	A			B			C	B
Approach Delay (s)	0.6			0.5			21.2	14.9
Approach LOS							C	B

Intersection Summary

Average Delay	2.3
Intersection Capacity Utilization	55.2%
ICU Level of Service	B
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

6: NE 12th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↔			↔		↔	↔		↔	↔	
Volume (vph)	195	165	12	92	89	52	30	1050	120	80	809	150
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	11	12	12	11	12	12	12	12	12	12	12
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		0.95			0.95		1.00	0.95		1.00	0.95	
Frt		0.99			0.96		1.00	0.98		1.00	0.97	
Flt Protected		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3317			3221		1770	3480		1770	3449	
Flt Permitted		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		3317			3221		1770	3480		1770	3449	
Peak-hour factor, PHF	0.92	0.82	0.63	0.77	0.84	0.63	0.78	0.94	0.86	0.76	0.91	0.82
Adj. Flow (vph)	212	201	19	119	106	83	38	1117	140	105	889	183
RTOR Reduction (vph)	0	4	0	0	51	0	0	11	0	0	19	0
Lane Group Flow (vph)	0	428	0	0	257	0	38	1246	0	105	1053	0
Turn Type	Split		Split		Prot		Prot					
Protected Phases	4	4		3	3		1	6		5	2	
Permitted Phases												
Actuated Green, G (s)		15.3			11.4		4.2	30.7		5.6	32.1	
Effective Green, g (s)		16.3			12.4		5.2	32.7		6.6	34.1	
Actuated g/C Ratio		0.20			0.16		0.07	0.41		0.08	0.43	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		4.0			4.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)		676			499		115	1422		146	1470	
v/s Ratio Prot		c0.13			c0.08		0.02	c0.36		0.06	c0.31	
v/s Ratio Perm												
v/c Ratio		0.63			0.52		0.33	0.88		0.72	0.72	
Uniform Delay, d1		29.1			31.0		35.7	21.8		35.8	19.0	
Progression Factor		1.00			1.00		1.18	0.42		1.00	1.00	
Incremental Delay, d2		2.2			1.2		1.6	5.8		16.6	3.0	
Delay (s)		31.3			32.2		43.9	15.0		52.4	22.0	
Level of Service		C			C		D	B		D	C	
Approach Delay (s)		31.3			32.2			15.9			24.7	
Approach LOS		C			C			B			C	

Intersection Summary

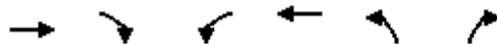
HCM Average Control Delay	22.8	HCM Level of Service	C
HCM Volume to Capacity ratio	0.73		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	68.2%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Unsignalized Intersection Capacity Analysis

7: NE Sunset Blvd & Monroe Ave NE

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↙	↑↑	↙	↗
Volume (veh/h)	1281	14	4	1040	0	18
Sign Control	Free			Free	Stop	
Grade	0%			0%	0%	
Peak Hour Factor	0.90	0.50	0.25	0.90	0.90	0.63
Hourly flow rate (vph)	1423	28	16	1156	0	29
Pedestrians						
Lane Width (ft)						
Walking Speed (ft/s)						
Percent Blockage						
Right turn flare (veh)						2
Median type	None		None			
Median storage (veh)						
Upstream signal (ft)	1166					
pX, platoon unblocked			0.71		0.71	0.71
vC, conflicting volume			1451		2047	726
vC1, stage 1 conf vol						
vC2, stage 2 conf vol						
vCu, unblocked vol			815		1655	0
tC, single (s)			4.1		6.8	6.9
tC, 2 stage (s)						
tF (s)			2.2		3.5	3.3
p0 queue free %			97		100	96
cM capacity (veh/h)			573		61	768

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	WB 3	NB 1
Volume Total	949	502	16	578	578	29
Volume Left	0	0	16	0	0	0
Volume Right	0	28	0	0	0	29
cSH	1700	1700	573	1700	1700	384
Volume to Capacity	0.56	0.30	0.03	0.34	0.34	0.07
Queue Length 95th (ft)	0	0	2	0	0	6
Control Delay (s)	0.0	0.0	11.5	0.0	0.0	15.1
Lane LOS	B			C		
Approach Delay (s)	0.0		0.2			15.1
Approach LOS						C

Intersection Summary						
Average Delay			0.2			
Intersection Capacity Utilization			45.9%	ICU Level of Service	A	
Analysis Period (min)	15					

HCM Unsignalized Intersection Capacity Analysis
 8: NE 12th St & Edmonds AV NE

10/16/2010

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	4	47	6	46	55	250	14	160	59	390	124	8
Peak Hour Factor	0.82	0.82	0.82	0.93	0.93	0.93	0.94	0.94	0.94	0.91	0.91	0.91
Hourly flow rate (vph)	5	57	7	49	59	269	15	170	63	429	136	9
Direction, Lane #	EB 1	WB 1	NB 1	NB 2	SB 1							
Volume Total (vph)	70	377	185	63	574							
Volume Left (vph)	5	49	15	0	429							
Volume Right (vph)	7	269	0	63	9							
Hadj (s)	-0.05	-0.40	0.04	-0.70	0.14							
Departure Headway (s)	7.5	6.2	7.1	6.4	6.2							
Degree Utilization, x	0.14	0.65	0.37	0.11	0.98							
Capacity (veh/h)	438	571	490	542	573							
Control Delay (s)	11.7	19.7	13.0	8.9	57.3							
Approach Delay (s)	11.7	19.7	11.9		57.3							
Approach LOS	B	C	B		F							
Intersection Summary												
Delay			34.8									
HCM Level of Service			D									
Intersection Capacity Utilization			75.3%		ICU Level of Service	D						
Analysis Period (min)			15									

HCM Unsignalized Intersection Capacity Analysis

9: NE 12th St & Harrington AV NE

10/16/2010



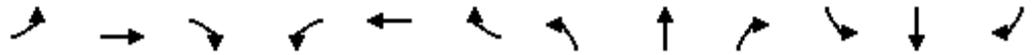
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕			↕	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	36	321	11	18	310	72	18	18	14	50	18	4
Peak Hour Factor	0.63	0.74	0.38	0.63	0.80	1.00	0.63	0.42	0.33	0.39	0.42	0.25
Hourly flow rate (vph)	57	434	29	29	388	72	29	43	42	128	43	16

Direction, Lane #	EB 1	WB 1	NB 1	SB 1
Volume Total (vph)	520	488	114	187
Volume Left (vph)	57	29	29	128
Volume Right (vph)	29	72	42	16
Hadj (s)	0.02	-0.04	-0.14	0.12
Departure Headway (s)	6.0	6.0	7.4	7.3
Degree Utilization, x	0.87	0.81	0.23	0.38
Capacity (veh/h)	587	581	432	452
Control Delay (s)	35.7	29.8	12.6	14.7
Approach Delay (s)	35.7	29.8	12.6	14.7
Approach LOS	E	D	B	B

Intersection Summary			
Delay		28.5	
HCM Level of Service		D	
Intersection Capacity Utilization	45.0%		ICU Level of Service A
Analysis Period (min)		15	

HCM Unsignalized Intersection Capacity Analysis
 10: NE 12th St & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↔			↔			↔			↔	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	18	324	14	7	238	36	25	47	4	72	36	14
Peak Hour Factor	0.42	0.87	0.33	0.50	0.87	0.50	0.58	0.65	0.25	0.71	0.42	0.50
Hourly flow rate (vph)	43	372	42	14	274	72	43	72	16	101	86	28

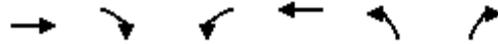
Direction, Lane #	EB 1	EB 2	WB 1	WB 2	NB 1	SB 1
Volume Total (vph)	229	229	151	209	131	215
Volume Left (vph)	43	0	14	0	43	101
Volume Right (vph)	0	42	0	72	16	28
Hadj (s)	0.13	-0.10	0.08	-0.21	0.03	0.05
Departure Headway (s)	6.3	6.1	6.4	6.1	6.4	6.2
Degree Utilization, x	0.40	0.39	0.27	0.36	0.24	0.37
Capacity (veh/h)	541	564	529	555	494	530
Control Delay (s)	12.3	11.7	10.6	11.3	11.4	12.9
Approach Delay (s)	12.0		11.0		11.4	12.9
Approach LOS	B		B		B	B

Intersection Summary	
Delay	11.8
HCM Level of Service	B
Intersection Capacity Utilization	39.6%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

1: NE Sunset Blvd./NE Park & NE Sunset Blvd.

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↵	↑↑	↵	↵
Volume (vph)	1522	86	172	1019	59	228
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0		3.0	3.0	3.0	3.0
Lane Util. Factor	0.95		1.00	0.95	1.00	1.00
Frt	0.99		1.00	1.00	1.00	0.85
Flt Protected	1.00		0.95	1.00	0.95	1.00
Satd. Flow (prot)	3506		1770	3539	1770	1583
Flt Permitted	1.00		0.95	1.00	0.95	1.00
Satd. Flow (perm)	3506		1770	3539	1770	1583
Peak-hour factor, PHF	0.99	0.83	0.81	0.95	0.78	0.85
Adj. Flow (vph)	1537	104	212	1073	76	268
RTOR Reduction (vph)	5	0	0	0	0	236
Lane Group Flow (vph)	1636	0	212	1073	76	32
Turn Type			Prot			Prot
Protected Phases	2		1	6	4	4
Permitted Phases						
Actuated Green, G (s)	44.3		14.0	62.3	8.7	8.7
Effective Green, g (s)	46.3		15.0	64.3	9.7	9.7
Actuated g/C Ratio	0.58		0.19	0.80	0.12	0.12
Clearance Time (s)	5.0		4.0	5.0	4.0	4.0
Vehicle Extension (s)	5.0		3.0	5.0	3.0	3.0
Lane Grp Cap (vph)	2029		332	2844	215	192
v/s Ratio Prot	c0.47		c0.12	0.30	c0.04	0.02
v/s Ratio Perm						
v/c Ratio	0.81		0.64	0.38	0.35	0.17
Uniform Delay, d1	13.3		30.0	2.2	32.3	31.5
Progression Factor	0.37		0.68	0.06	1.00	1.00
Incremental Delay, d2	3.0		3.5	0.3	1.0	0.4
Delay (s)	8.0		23.8	0.5	33.3	32.0
Level of Service	A		C	A	C	C
Approach Delay (s)	8.0			4.3	32.2	
Approach LOS	A			A	C	

Intersection Summary

HCM Average Control Delay	9.1	HCM Level of Service	A
HCM Volume to Capacity ratio	0.71		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	68.5%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

2: NE Sunset Blvd & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	143	1390	94	45	936	8	55	27	31	6	43	122
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	12	12	12	12	12	12	11	12	12	11	12
Total Lost time (s)	3.0	3.0		3.0	3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95		1.00	1.00		1.00	1.00	
Frt	1.00	0.99		1.00	1.00		1.00	0.93		1.00	0.90	
Flt Protected	0.95	1.00		0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1770	3495		1770	3532		1770	1678		1770	1614	
Flt Permitted	0.95	1.00		0.95	1.00		0.33	1.00		0.65	1.00	
Satd. Flow (perm)	1770	3495		1770	3532		606	1678		1214	1614	
Peak-hour factor, PHF	0.85	0.95	0.71	0.86	0.89	0.58	0.84	0.52	0.72	0.63	0.66	0.84
Adj. Flow (vph)	168	1463	132	52	1052	14	65	52	43	10	65	145
RTOR Reduction (vph)	0	5	0	0	1	0	0	36	0	0	123	0
Lane Group Flow (vph)	168	1590	0	52	1065	0	65	59	0	10	87	0
Turn Type	Prot		Prot		Perm		Perm		Perm		Perm	
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	15.5	50.3		5.4	40.2		11.3	11.3		11.3	11.3	
Effective Green, g (s)	16.5	52.3		6.4	42.2		12.3	12.3		12.3	12.3	
Actuated g/C Ratio	0.21	0.65		0.08	0.53		0.15	0.15		0.15	0.15	
Clearance Time (s)	4.0	5.0		4.0	5.0		4.0	4.0		4.0	4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)	365	2285		142	1863		93	258		187	248	
v/s Ratio Prot	0.09	c0.45		0.03	c0.30			0.03			0.05	
v/s Ratio Perm							c0.11			0.01		
v/c Ratio	0.46	0.70		0.37	0.57		0.70	0.23		0.05	0.35	
Uniform Delay, d1	27.8	8.8		34.9	12.8		32.1	29.7		28.9	30.3	
Progression Factor	0.89	0.69		1.11	0.55		1.00	1.00		1.00	1.00	
Incremental Delay, d2	0.8	1.1		2.0	1.2		21.9	0.6		0.2	1.2	
Delay (s)	25.6	7.2		40.8	8.2		54.0	30.3		29.0	31.5	
Level of Service	C	A		D	A		D	C		C	C	
Approach Delay (s)		9.0			9.7			39.9			31.4	
Approach LOS		A			A			D			C	

Intersection Summary

HCM Average Control Delay	12.3	HCM Level of Service	B
HCM Volume to Capacity ratio	0.69		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	71.2%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

3: NE Sunset Blvd & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	25	1331	51	76	1067	4	42	9	78	9	19	22
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0	3.0		3.0	3.0			3.0			3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95			1.00			1.00	
Frt	1.00	0.99		1.00	1.00			0.92			0.94	
Flt Protected	0.95	1.00		0.95	1.00			0.99			0.99	
Satd. Flow (prot)	1770	3515		1770	3534			1685			1737	
Flt Permitted	0.95	1.00		0.95	1.00			0.90			0.92	
Satd. Flow (perm)	1770	3515		1770	3534			1541			1615	
Peak-hour factor, PHF	0.75	0.90	0.72	0.86	0.92	0.38	0.90	0.50	0.75	0.67	0.57	0.59
Adj. Flow (vph)	33	1479	71	88	1160	11	47	18	104	13	33	37
RTOR Reduction (vph)	0	3	0	0	1	0	0	90	0	0	32	0
Lane Group Flow (vph)	33	1547	0	88	1170	0	0	79	0	0	51	0
Turn Type	Prot		Prot		Perm			Perm				
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	2.4	49.8		7.2	54.6			10.0			10.0	
Effective Green, g (s)	3.4	51.8		8.2	56.6			11.0			11.0	
Actuated g/C Ratio	0.04	0.65		0.10	0.71			0.14			0.14	
Clearance Time (s)	4.0	5.0		4.0	5.0			4.0			4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0			4.0			4.0	
Lane Grp Cap (vph)	75	2276		181	2500			212			222	
v/s Ratio Prot	0.02	c0.44		c0.05	c0.33							
v/s Ratio Perm								c0.05			0.03	
v/c Ratio	0.44	0.68		0.49	0.47			0.37			0.23	
Uniform Delay, d1	37.4	8.9		33.9	5.1			31.4			30.7	
Progression Factor	0.72	0.26		0.64	0.69			1.00			1.00	
Incremental Delay, d2	4.3	1.3		2.3	0.5			1.5			0.7	
Delay (s)	31.1	3.6		23.8	4.1			32.9			31.5	
Level of Service	C	A		C	A			C			C	
Approach Delay (s)		4.1			5.5			32.9			31.5	
Approach LOS		A			A			C			C	

Intersection Summary

HCM Average Control Delay	7.0	HCM Level of Service	A
HCM Volume to Capacity ratio	0.60		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	6.0
Intersection Capacity Utilization	65.8%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

4: NE 10th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕		↕	↕		↕	↕	
Volume (vph)	15	52	27	131	40	39	45	1156	159	81	1019	8
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		1.00			1.00		1.00	0.95		1.00	0.95	
Frt		0.96			0.97		1.00	0.98		1.00	1.00	
Flt Protected		0.99			0.97		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		1779			1757		1770	3462		1770	3535	
Flt Permitted		0.92			0.74		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		1654			1334		1770	3462		1770	3535	
Peak-hour factor, PHF	0.65	0.92	0.96	0.67	0.77	0.63	0.68	0.96	0.77	0.83	0.94	0.88
Adj. Flow (vph)	23	57	28	196	52	62	66	1204	206	98	1084	9
RTOR Reduction (vph)	0	16	0	0	11	0	0	15	0	0	0	0
Lane Group Flow (vph)	0	92	0	0	299	0	66	1395	0	98	1093	0
Turn Type	Perm			Perm			Prot			Prot		
Protected Phases		4			4		1	6		5	2	
Permitted Phases	4			4	4							
Actuated Green, G (s)		21.7			21.7		4.8	38.1		7.2	40.5	
Effective Green, g (s)		22.7			22.7		5.8	40.1		8.2	42.5	
Actuated g/C Ratio		0.28			0.28		0.07	0.50		0.10	0.53	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		5.0			5.0		4.0	5.0		4.0	5.0	
Lane Grp Cap (vph)		469			379		128	1735		181	1878	
v/s Ratio Prot							0.04	c0.40		0.06	c0.31	
v/s Ratio Perm		0.06			c0.22							
v/c Ratio		0.20			0.79		0.52	0.80		0.54	0.58	
Uniform Delay, d1		21.7			26.4		35.7	16.7		34.1	12.7	
Progression Factor		0.97			1.00		0.61	0.33		1.31	0.78	
Incremental Delay, d2		0.4			11.9		3.6	3.2		3.6	1.1	
Delay (s)		21.6			38.3		25.3	8.8		48.3	11.0	
Level of Service		C			D		C	A		D	B	
Approach Delay (s)		21.6			38.3			9.5			14.1	
Approach LOS		C			D			A			B	

Intersection Summary

HCM Average Control Delay	14.6	HCM Level of Service	B
HCM Volume to Capacity ratio	0.78		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	69.9%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Unsignalized Intersection Capacity Analysis

5: NE Sunset Blvd & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (veh/h)	67	1146	7	0	880	4	0	0	32	0	0	88
Sign Control		Free			Free			Stop			Stop	
Grade		0%			0%			0%			0%	
Peak Hour Factor	0.79	0.90	0.50	0.50	0.90	0.25	0.75	0.25	0.33	0.90	0.25	0.63
Hourly flow rate (vph)	85	1273	14	0	978	16	0	0	97	0	0	140
Pedestrians												
Lane Width (ft)												
Walking Speed (ft/s)												
Percent Blockage												
Right turn flare (veh)												
Median type	None					None						
Median storage (veh)												
Upstream signal (ft)	1086					344						
pX, platoon unblocked	0.78			0.74			0.85	0.85	0.74	0.85	0.85	0.78
vC, conflicting volume	994			1287			2079	2444	644	1889	2443	497
vC1, stage 1 conf vol												
vC2, stage 2 conf vol												
vCu, unblocked vol	424			671			734	1166	0	510	1165	0
tC, single (s)	4.1			4.1			7.5	6.5	6.9	7.5	6.5	6.9
tC, 2 stage (s)												
tF (s)	2.2			2.2			3.5	4.0	3.3	3.5	4.0	3.3
p0 queue free %	90			100			100	100	88	100	100	83
cM capacity (veh/h)	881			673			201	147	798	307	148	844

Direction, Lane #	EB 1	EB 2	EB 3	WB 1	WB 2	NB 1	SB 1
Volume Total	85	849	438	652	342	97	140
Volume Left	85	0	0	0	0	0	0
Volume Right	0	0	14	0	16	97	140
cSH	881	1700	1700	1700	1700	798	844
Volume to Capacity	0.10	0.50	0.26	0.38	0.20	0.12	0.17
Queue Length 95th (ft)	8	0	0	0	0	10	15
Control Delay (s)	9.5	0.0	0.0	0.0	0.0	10.1	10.1
Lane LOS	A					B	B
Approach Delay (s)	0.6			0.0		10.1	10.1
Approach LOS						B	B

Intersection Summary

Average Delay	1.2
Intersection Capacity Utilization	41.9%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

6: NE 12th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕↕			↕↕		↕	↕↕		↕	↕↕	
Volume (vph)	190	165	12	90	87	51	33	1027	118	90	781	147
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	11	12	12	11	12	12	12	12	12	12	12
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		0.95			0.95		1.00	0.95		1.00	0.95	
Frt		0.99			0.96		1.00	0.98		1.00	0.97	
Flt Protected		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3318			3221		1770	3480		1770	3448	
Flt Permitted		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		3318			3221		1770	3480		1770	3448	
Peak-hour factor, PHF	0.92	0.82	0.63	0.77	0.84	0.63	0.78	0.94	0.86	0.76	0.91	0.82
Adj. Flow (vph)	207	201	19	117	104	81	42	1093	137	118	858	179
RTOR Reduction (vph)	0	4	0	0	50	0	0	11	0	0	19	0
Lane Group Flow (vph)	0	423	0	0	252	0	42	1219	0	118	1018	0
Turn Type	Split			Split			Prot			Prot		
Protected Phases	4	4		3	3		1	6		5	2	
Permitted Phases												
Actuated Green, G (s)		15.2			11.3		4.3	28.9		7.6	32.2	
Effective Green, g (s)		16.2			12.3		5.3	30.9		8.6	34.2	
Actuated g/C Ratio		0.20			0.15		0.07	0.39		0.11	0.43	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		4.0			4.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)		672			495		117	1344		190	1474	
v/s Ratio Prot		c0.13			c0.08		0.02	c0.35		0.07	c0.30	
v/s Ratio Perm												
v/c Ratio		0.63			0.51		0.36	0.91		0.62	0.69	
Uniform Delay, d1		29.2			31.1		35.7	23.2		34.1	18.6	
Progression Factor		1.00			1.00		1.19	0.41		1.00	1.00	
Incremental Delay, d2		2.1			1.1		1.9	8.0		7.0	2.7	
Delay (s)		31.3			32.2		44.2	17.6		41.1	21.3	
Level of Service		C			C		D	B		D	C	
Approach Delay (s)		31.3			32.2			18.4			23.3	
Approach LOS		C			C			B			C	

Intersection Summary

HCM Average Control Delay	23.3	HCM Level of Service	C
HCM Volume to Capacity ratio	0.73		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	67.6%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Unsignalized Intersection Capacity Analysis

7: NE Sunset Blvd & Monroe Ave NE

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↙	↑↑	↙	↗
Volume (veh/h)	1254	14	4	1018	0	18
Sign Control	Free			Free	Stop	
Grade	0%			0%	0%	
Peak Hour Factor	0.90	0.50	0.25	0.90	0.90	0.63
Hourly flow rate (vph)	1393	28	16	1131	0	29
Pedestrians						
Lane Width (ft)						
Walking Speed (ft/s)						
Percent Blockage						
Right turn flare (veh)						2
Median type	None			None		
Median storage (veh)						
Upstream signal (ft)	1166					
pX, platoon unblocked			0.72		0.72	0.72
vC, conflicting volume			1421		2005	711
vC1, stage 1 conf vol						
vC2, stage 2 conf vol						
vCu, unblocked vol			808		1618	0
tC, single (s)			4.1		6.8	6.9
tC, 2 stage (s)						
tF (s)			2.2		3.5	3.3
p0 queue free %			97		100	96
cM capacity (veh/h)			586		66	781

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	WB 3	NB 1
Volume Total	929	492	16	566	566	29
Volume Left	0	0	16	0	0	0
Volume Right	0	28	0	0	0	29
cSH	1700	1700	586	1700	1700	390
Volume to Capacity	0.55	0.29	0.03	0.33	0.33	0.07
Queue Length 95th (ft)	0	0	2	0	0	6
Control Delay (s)	0.0	0.0	11.3	0.0	0.0	14.9
Lane LOS			B			B
Approach Delay (s)	0.0		0.2			14.9
Approach LOS						B

Intersection Summary						
Average Delay			0.2			
Intersection Capacity Utilization			45.1%	ICU Level of Service	A	
Analysis Period (min)			15			

HCM Unsignalized Intersection Capacity Analysis

8: NE 12th St & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕	↗		↕	
Sign Control		Stop			Stop			Stop	↗		Stop	
Volume (vph)	4	46	6	45	54	244	14	156	58	382	121	8
Peak Hour Factor	0.82	0.82	0.82	0.93	0.93	0.93	0.94	0.94	0.94	0.91	0.91	0.91
Hourly flow rate (vph)	5	56	7	48	58	262	15	166	62	420	133	9

Direction, Lane #	EB 1	WB 1	NB 1	NB 2	SB 1
Volume Total (vph)	68	369	181	62	562
Volume Left (vph)	5	48	15	0	420
Volume Right (vph)	7	262	0	62	9
Hadj (s)	-0.05	-0.40	0.04	-0.70	0.14
Departure Headway (s)	7.3	6.1	7.0	6.3	6.1
Degree Utilization, x	0.14	0.62	0.35	0.11	0.95
Capacity (veh/h)	452	572	493	546	577
Control Delay (s)	11.5	18.5	12.6	8.8	49.8
Approach Delay (s)	11.5	18.5	11.6		49.8
Approach LOS	B	C	B		E

Intersection Summary

Delay	31.0
HCM Level of Service	D
Intersection Capacity Utilization	74.0%
ICU Level of Service	D
Analysis Period (min)	15

HCM Unsignalized Intersection Capacity Analysis

9: NE 12th St & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕			↕	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	35	314	11	18	303	71	18	18	14	49	18	4
Peak Hour Factor	0.63	0.74	0.38	0.63	0.80	1.00	0.63	0.42	0.33	0.39	0.42	0.25
Hourly flow rate (vph)	56	424	29	29	379	71	29	43	42	126	43	16

Direction, Lane #	EB 1	WB 1	NB 1	SB 1
Volume Total (vph)	509	478	114	184
Volume Left (vph)	56	29	29	126
Volume Right (vph)	29	71	42	16
Hadj (s)	0.02	-0.04	-0.14	0.12
Departure Headway (s)	5.9	5.9	7.3	7.2
Degree Utilization, x	0.84	0.79	0.23	0.37
Capacity (veh/h)	593	585	434	450
Control Delay (s)	32.3	27.4	12.4	14.4
Approach Delay (s)	32.3	27.4	12.4	14.4
Approach LOS	D	D	B	B

Intersection Summary			
Delay		26.1	
HCM Level of Service		D	
Intersection Capacity Utilization	44.0%		ICU Level of Service A
Analysis Period (min)		15	

HCM Unsignalized Intersection Capacity Analysis
 10: NE 12th St & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↔↔			↔↔			↔			↔	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	18	321	10	7	237	35	21	46	4	71	35	14
Peak Hour Factor	0.42	0.87	0.33	0.50	0.87	0.50	0.58	0.65	0.25	0.71	0.42	0.50
Hourly flow rate (vph)	43	369	30	14	272	70	36	71	16	100	83	28

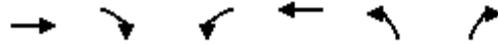
Direction, Lane #	EB 1	EB 2	WB 1	WB 2	NB 1	SB 1
Volume Total (vph)	227	215	150	206	123	211
Volume Left (vph)	43	0	14	0	36	100
Volume Right (vph)	0	30	0	70	16	28
Hadj (s)	0.13	-0.06	0.08	-0.20	0.01	0.05
Departure Headway (s)	6.3	6.1	6.3	6.0	6.4	6.2
Degree Utilization, x	0.40	0.36	0.26	0.35	0.22	0.36
Capacity (veh/h)	548	567	536	564	500	538
Control Delay (s)	12.1	11.3	10.4	11.0	11.1	12.6
Approach Delay (s)	11.7		10.8		11.1	12.6
Approach LOS	B		B		B	B

Intersection Summary	
Delay	11.5
HCM Level of Service	B
Intersection Capacity Utilization	40.0%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

1: NE Sunset Blvd./NE Park & NE Sunset Blvd.

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↵	↑↑	↵	↵
Volume (vph)	1621	91	183	1085	63	243
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0		3.0	3.0	3.0	3.0
Lane Util. Factor	0.95		1.00	0.95	1.00	1.00
Frt	0.99		1.00	1.00	1.00	0.85
Flt Protected	1.00		0.95	1.00	0.95	1.00
Satd. Flow (prot)	3506		1770	3539	1770	1583
Flt Permitted	1.00		0.95	1.00	0.95	1.00
Satd. Flow (perm)	3506		1770	3539	1770	1583
Peak-hour factor, PHF	0.99	0.83	0.81	0.95	0.78	0.85
Adj. Flow (vph)	1637	110	226	1142	81	286
RTOR Reduction (vph)	5	0	0	0	0	251
Lane Group Flow (vph)	1742	0	226	1142	81	35
Turn Type			Prot			Prot
Protected Phases	2		1	6	4	4
Permitted Phases						
Actuated Green, G (s)	44.1		14.0	62.1	8.9	8.9
Effective Green, g (s)	46.1		15.0	64.1	9.9	9.9
Actuated g/C Ratio	0.58		0.19	0.80	0.12	0.12
Clearance Time (s)	5.0		4.0	5.0	4.0	4.0
Vehicle Extension (s)	5.0		3.0	5.0	3.0	3.0
Lane Grp Cap (vph)	2020		332	2836	219	196
v/s Ratio Prot	c0.50		c0.13	0.32	c0.05	0.02
v/s Ratio Perm						
v/c Ratio	0.86		0.68	0.40	0.37	0.18
Uniform Delay, d1	14.3		30.3	2.3	32.2	31.4
Progression Factor	0.38		0.67	0.06	1.00	1.00
Incremental Delay, d2	4.6		4.8	0.4	1.1	0.4
Delay (s)	10.0		25.0	0.5	33.2	31.9
Level of Service	B		C	A	C	C
Approach Delay (s)	10.0			4.5	32.2	
Approach LOS	B			A	C	

Intersection Summary

HCM Average Control Delay	10.2	HCM Level of Service	B
HCM Volume to Capacity ratio	0.76		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	72.0%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

2: NE Sunset Blvd & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	153	1481	100	48	998	9	59	29	33	6	46	130
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	12	12	12	12	12	12	11	12	12	11	12
Total Lost time (s)	3.0	3.0		3.0	3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95		1.00	1.00		1.00	1.00	
Frt	1.00	0.99		1.00	1.00		1.00	0.93		1.00	0.90	
Flt Protected	0.95	1.00		0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1770	3495		1770	3532		1770	1679		1770	1615	
Flt Permitted	0.95	1.00		0.95	1.00		0.31	1.00		0.64	1.00	
Satd. Flow (perm)	1770	3495		1770	3532		573	1679		1186	1615	
Peak-hour factor, PHF	0.85	0.95	0.71	0.86	0.89	0.58	0.84	0.52	0.72	0.63	0.66	0.84
Adj. Flow (vph)	180	1559	141	56	1121	16	70	56	46	10	70	155
RTOR Reduction (vph)	0	5	0	0	1	0	0	39	0	0	130	0
Lane Group Flow (vph)	180	1695	0	56	1136	0	70	63	0	10	95	0
Turn Type	Prot		Prot		Perm			Perm				
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	15.6	49.4		5.6	39.4		12.0	12.0		12.0	12.0	
Effective Green, g (s)	16.6	51.4		6.6	41.4		13.0	13.0		13.0	13.0	
Actuated g/C Ratio	0.21	0.64		0.08	0.52		0.16	0.16		0.16	0.16	
Clearance Time (s)	4.0	5.0		4.0	5.0		4.0	4.0		4.0	4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)	367	2246		146	1828		93	273		193	262	
v/s Ratio Prot	0.10	c0.48		0.03	c0.32			0.04			0.06	
v/s Ratio Perm							c0.12			0.01		
v/c Ratio	0.49	0.75		0.38	0.62		0.75	0.23		0.05	0.36	
Uniform Delay, d1	28.0	9.9		34.8	13.7		32.0	29.2		28.3	29.8	
Progression Factor	0.90	0.73		1.06	0.50		1.00	1.00		1.00	1.00	
Incremental Delay, d2	0.8	1.4		2.0	1.4		30.1	0.6		0.2	1.2	
Delay (s)	25.8	8.6		39.1	8.3		62.1	29.8		28.4	31.0	
Level of Service	C	A		D	A		E	C		C	C	
Approach Delay (s)		10.3			9.8			42.9			30.9	
Approach LOS		B			A			D			C	

Intersection Summary

HCM Average Control Delay	13.1	HCM Level of Service	B
HCM Volume to Capacity ratio	0.75		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	74.5%	ICU Level of Service	D
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

3: NE Sunset Blvd & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	26	1419	54	81	1137	4	45	10	83	10	20	24
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0	3.0		3.0	3.0			3.0			3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95			1.00			1.00	
Frt	1.00	0.99		1.00	1.00			0.92			0.94	
Flt Protected	0.95	1.00		0.95	1.00			0.99			0.99	
Satd. Flow (prot)	1770	3515		1770	3535			1685			1735	
Flt Permitted	0.95	1.00		0.95	1.00			0.89			0.91	
Satd. Flow (perm)	1770	3515		1770	3535			1528			1596	
Peak-hour factor, PHF	0.75	0.90	0.72	0.86	0.92	0.38	0.90	0.50	0.75	0.67	0.57	0.59
Adj. Flow (vph)	35	1577	75	94	1236	11	50	20	111	15	35	41
RTOR Reduction (vph)	0	3	0	0	0	0	0	89	0	0	35	0
Lane Group Flow (vph)	35	1649	0	94	1247	0	0	92	0	0	56	0
Turn Type	Prot		Prot		Perm			Perm				
Protected Phases	1	6		5	2			4				4
Permitted Phases							4			4		
Actuated Green, G (s)	3.6	50.0		6.4	52.8			10.6			10.6	
Effective Green, g (s)	4.6	52.0		7.4	54.8			11.6			11.6	
Actuated g/C Ratio	0.06	0.65		0.09	0.68			0.14			0.14	
Clearance Time (s)	4.0	5.0		4.0	5.0			4.0			4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0			4.0			4.0	
Lane Grp Cap (vph)	102	2285		164	2421			222			231	
v/s Ratio Prot	0.02	c0.47		c0.05	0.35							
v/s Ratio Perm								c0.06			0.04	
v/c Ratio	0.34	0.72		0.57	0.51			0.41			0.24	
Uniform Delay, d1	36.2	9.2		34.8	6.1			31.1			30.3	
Progression Factor	0.68	0.37		0.64	0.77			1.00			1.00	
Incremental Delay, d2	2.0	1.5		4.4	0.6			1.7			0.7	
Delay (s)	26.7	4.9		26.6	5.3			32.8			31.1	
Level of Service	C	A		C	A			C			C	
Approach Delay (s)		5.3			6.8			32.8			31.1	
Approach LOS		A			A			C			C	

Intersection Summary

HCM Average Control Delay	8.1	HCM Level of Service	A
HCM Volume to Capacity ratio	0.66		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	69.3%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

4: NE 10th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕		↕	↕		↕	↕	
Volume (vph)	16	55	29	139	43	41	48	1232	169	87	1087	9
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		1.00			1.00		1.00	0.95		1.00	0.95	
Frt		0.96			0.97		1.00	0.98		1.00	1.00	
Flt Protected		0.99			0.97		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		1778			1757		1770	3462		1770	3535	
Flt Permitted		0.91			0.73		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		1643			1320		1770	3462		1770	3535	
Peak-hour factor, PHF	0.65	0.92	0.96	0.67	0.77	0.63	0.68	0.96	0.77	0.83	0.94	0.88
Adj. Flow (vph)	25	60	30	207	56	65	71	1283	219	105	1156	10
RTOR Reduction (vph)	0	16	0	0	11	0	0	16	0	0	0	0
Lane Group Flow (vph)	0	99	0	0	317	0	71	1486	0	105	1166	0
Turn Type	Perm			Perm			Prot			Prot		
Protected Phases		4			4		1	6		5	2	
Permitted Phases	4			4	4							
Actuated Green, G (s)		22.2			22.2		4.8	37.5		7.3	40.0	
Effective Green, g (s)		23.2			23.2		5.8	39.5		8.3	42.0	
Actuated g/C Ratio		0.29			0.29		0.07	0.49		0.10	0.52	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		5.0			5.0		4.0	5.0		4.0	5.0	
Lane Grp Cap (vph)		476			383		128	1709		184	1856	
v/s Ratio Prot							0.04	c0.43		0.06	c0.33	
v/s Ratio Perm		0.06			c0.24							
v/c Ratio		0.21			0.83		0.55	0.87		0.57	0.63	
Uniform Delay, d1		21.5			26.5		35.9	18.0		34.2	13.5	
Progression Factor		0.98			1.00		0.61	0.36		1.30	0.81	
Incremental Delay, d2		0.5			15.1		4.6	4.8		4.2	1.4	
Delay (s)		21.4			41.6		26.4	11.2		48.6	12.2	
Level of Service		C			D		C	B		D	B	
Approach Delay (s)		21.4			41.6			11.9			15.3	
Approach LOS		C			D			B			B	

Intersection Summary

HCM Average Control Delay	16.5	HCM Level of Service	B
HCM Volume to Capacity ratio	0.83		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	73.4%	ICU Level of Service	D
Analysis Period (min)	15		
c Critical Lane Group			

HCM Unsignalized Intersection Capacity Analysis

5: NE Sunset Blvd & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (veh/h)	71	1221	8	0	938	4	0	0	34	0	0	94
Sign Control		Free			Free			Stop			Stop	
Grade		0%			0%			0%			0%	
Peak Hour Factor	0.79	0.90	0.50	0.50	0.90	0.25	0.75	0.25	0.33	0.90	0.25	0.63
Hourly flow rate (vph)	90	1357	16	0	1042	16	0	0	103	0	0	149
Pedestrians												
Lane Width (ft)												
Walking Speed (ft/s)												
Percent Blockage												
Right turn flare (veh)												
Median type		None			None							
Median storage (veh)												
Upstream signal (ft)		1086			344							
pX, platoon unblocked	0.75			0.68			0.81	0.81	0.68	0.81	0.81	0.75
vC, conflicting volume	1058			1373			2215	2603	686	2011	2603	529
vC1, stage 1 conf vol												
vC2, stage 2 conf vol												
vCu, unblocked vol	411			616			635	1115	0	383	1115	0
tC, single (s)	4.1			4.1			7.5	6.5	6.9	7.5	6.5	6.9
tC, 2 stage (s)												
tF (s)	2.2			2.2			3.5	4.0	3.3	3.5	4.0	3.3
p0 queue free %	90			100			100	100	86	100	100	82
cM capacity (veh/h)	858			655			220	149	740	352	149	813

Direction, Lane #	EB 1	EB 2	EB 3	WB 1	WB 2	NB 1	SB 1
Volume Total	90	904	468	695	363	103	149
Volume Left	90	0	0	0	0	0	0
Volume Right	0	0	16	0	16	103	149
cSH	858	1700	1700	1700	1700	740	813
Volume to Capacity	0.10	0.53	0.28	0.41	0.21	0.14	0.18
Queue Length 95th (ft)	9	0	0	0	0	12	17
Control Delay (s)	9.7	0.0	0.0	0.0	0.0	10.6	10.4
Lane LOS	A					B	B
Approach Delay (s)	0.6			0.0		10.6	10.4
Approach LOS						B	B

Intersection Summary

Average Delay	1.3
Intersection Capacity Utilization	44.0%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

6: NE 12th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕↕			↕↕		↕	↕↕		↕	↕↕	
Volume (vph)	203	176	13	96	93	54	35	1094	125	95	833	157
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	11	12	12	11	12	12	12	12	12	12	12
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		0.95			0.95		1.00	0.95		1.00	0.95	
Frt		0.99			0.96		1.00	0.98		1.00	0.97	
Flt Protected		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3317			3222		1770	3480		1770	3448	
Flt Permitted		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		3317			3222		1770	3480		1770	3448	
Peak-hour factor, PHF	0.92	0.82	0.63	0.77	0.84	0.63	0.78	0.94	0.86	0.76	0.91	0.82
Adj. Flow (vph)	221	215	21	125	111	86	45	1164	145	125	915	191
RTOR Reduction (vph)	0	4	0	0	50	0	0	11	0	0	19	0
Lane Group Flow (vph)	0	453	0	0	272	0	45	1298	0	125	1087	0
Turn Type	Split			Split			Prot			Prot		
Protected Phases	4	4		3	3		1	6		5	2	
Permitted Phases												
Actuated Green, G (s)		15.6			11.8		4.1	28.0		7.6	31.5	
Effective Green, g (s)		16.6			12.8		5.1	30.0		8.6	33.5	
Actuated g/C Ratio		0.21			0.16		0.06	0.38		0.11	0.42	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		4.0			4.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)		688			516		113	1305		190	1444	
v/s Ratio Prot		c0.14			c0.08		0.03	c0.37		0.07	c0.32	
v/s Ratio Perm												
v/c Ratio		0.66			0.53		0.40	0.99		0.66	0.75	
Uniform Delay, d1		29.1			30.8		36.0	24.9		34.3	19.7	
Progression Factor		1.00			1.00		1.18	0.44		1.00	1.00	
Incremental Delay, d2		2.5			1.3		2.1	19.0		8.8	3.7	
Delay (s)		31.6			32.1		44.6	30.1		43.1	23.4	
Level of Service		C			C		D	C		D	C	
Approach Delay (s)		31.6			32.1			30.5			25.4	
Approach LOS		C			C			C			C	

Intersection Summary

HCM Average Control Delay	29.0	HCM Level of Service	C
HCM Volume to Capacity ratio	0.79		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	71.2%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Unsignalized Intersection Capacity Analysis

7: NE Sunset Blvd & Monroe Ave NE

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↙	↑↑	↙	↗
Volume (veh/h)	1336	15	4	1084	0	19
Sign Control	Free			Free	Stop	
Grade	0%			0%	0%	
Peak Hour Factor	0.90	0.50	0.25	0.90	0.90	0.63
Hourly flow rate (vph)	1484	30	16	1204	0	30
Pedestrians						
Lane Width (ft)						
Walking Speed (ft/s)						
Percent Blockage						
Right turn flare (veh)						2
Median type	None			None		
Median storage (veh)						
Upstream signal (ft)	1166					
pX, platoon unblocked			0.70		0.70	0.70
vC, conflicting volume			1514		2134	757
vC1, stage 1 conf vol						
vC2, stage 2 conf vol						
vCu, unblocked vol			875		1761	0
tC, single (s)			4.1		6.8	6.9
tC, 2 stage (s)						
tF (s)			2.2		3.5	3.3
p0 queue free %			97		100	96
cM capacity (veh/h)			536		51	758

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	WB 3	NB 1
Volume Total	990	525	16	602	602	30
Volume Left	0	0	16	0	0	0
Volume Right	0	30	0	0	0	30
cSH	1700	1700	536	1700	1700	379
Volume to Capacity	0.58	0.31	0.03	0.35	0.35	0.08
Queue Length 95th (ft)	0	0	2	0	0	6
Control Delay (s)	0.0	0.0	11.9	0.0	0.0	15.3
Lane LOS	B			C		
Approach Delay (s)	0.0		0.2			15.3
Approach LOS						C

Intersection Summary						
Average Delay			0.2			
Intersection Capacity Utilization			47.4%	ICU Level of Service	A	
Analysis Period (min)			15			

HCM Unsignalized Intersection Capacity Analysis

8: NE 12th St & Edmonds AV NE

10/16/2010



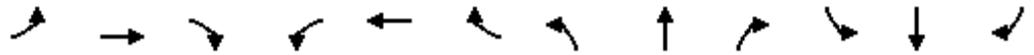
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕	↗		↕	
Sign Control		Stop			Stop			Stop	↗		Stop	
Volume (vph)	4	49	6	48	58	260	15	167	61	407	129	9
Peak Hour Factor	0.82	0.82	0.82	0.93	0.93	0.93	0.94	0.94	0.94	0.91	0.91	0.91
Hourly flow rate (vph)	5	60	7	52	62	280	16	178	65	447	142	10

Direction, Lane #	EB 1	WB 1	NB 1	NB 2	SB 1
Volume Total (vph)	72	394	194	65	599
Volume Left (vph)	5	52	16	0	447
Volume Right (vph)	7	280	0	65	10
Hadj (s)	-0.05	-0.40	0.04	-0.70	0.14
Departure Headway (s)	7.5	6.2	7.1	6.4	6.3
Degree Utilization, x	0.15	0.68	0.38	0.12	1.04
Capacity (veh/h)	430	568	474	534	565
Control Delay (s)	11.8	21.1	13.3	9.0	74.2
Approach Delay (s)	11.8	21.1	12.2		74.2
Approach LOS	B	C	B		F

Intersection Summary				
Delay			42.9	
HCM Level of Service			E	
Intersection Capacity Utilization		77.9%	ICU Level of Service	D
Analysis Period (min)		15		

HCM Unsignalized Intersection Capacity Analysis
 9: NE 12th St & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕			↕	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	38	334	11	19	323	75	19	19	15	53	19	4
Peak Hour Factor	0.63	0.74	0.38	0.63	0.80	1.00	0.63	0.42	0.33	0.39	0.42	0.25
Hourly flow rate (vph)	60	451	29	30	404	75	30	45	45	136	45	16

Direction, Lane #	EB 1	WB 1	NB 1	SB 1
Volume Total (vph)	541	509	121	197
Volume Left (vph)	60	30	30	136
Volume Right (vph)	29	75	45	16
Hadj (s)	0.02	-0.04	-0.14	0.12
Departure Headway (s)	6.2	6.2	7.7	7.6
Degree Utilization, x	0.94	0.88	0.26	0.42
Capacity (veh/h)	561	566	436	448
Control Delay (s)	48.3	39.1	13.4	16.0
Approach Delay (s)	48.3	39.1	13.4	16.0
Approach LOS	E	E	B	C

Intersection Summary			
Delay		37.2	
HCM Level of Service		E	
Intersection Capacity Utilization	46.8%		ICU Level of Service A
Analysis Period (min)		15	

HCM Unsignalized Intersection Capacity Analysis
 10: NE 12th St & Kirkland Ave NE

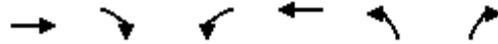
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Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	19	342	11	8	252	38	22	49	4	75	38	15
Peak Hour Factor	0.42	0.87	0.33	0.50	0.87	0.50	0.58	0.65	0.25	0.71	0.42	0.50
Hourly flow rate (vph)	45	393	33	16	290	76	38	75	16	106	90	30
Direction, Lane #	EB 1	EB 2	WB 1	WB 2	NB 1	SB 1						
Volume Total (vph)	242	230	161	221	129	226						
Volume Left (vph)	45	0	16	0	38	106						
Volume Right (vph)	0	33	0	76	16	30						
Hadj (s)	0.13	-0.07	0.08	-0.21	0.02	0.05						
Departure Headway (s)	6.4	6.2	6.5	6.2	6.6	6.3						
Degree Utilization, x	0.43	0.40	0.29	0.38	0.24	0.40						
Capacity (veh/h)	534	553	522	548	483	523						
Control Delay (s)	13.0	12.1	11.0	11.8	11.6	13.5						
Approach Delay (s)	12.6		11.5		11.6	13.5						
Approach LOS	B		B		B	B						
Intersection Summary												
Delay			12.3									
HCM Level of Service			B									
Intersection Capacity Utilization			42.0%		ICU Level of Service				A			
Analysis Period (min)			15									

HCM Signalized Intersection Capacity Analysis

1: NE Sunset Blvd./NE Park & NE Sunset Blvd.

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↵	↑↑	↵	↵
Volume (vph)	1549	87	175	1037	60	232
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0		3.0	3.0	3.0	3.0
Lane Util. Factor	0.95		1.00	0.95	1.00	1.00
Frt	0.99		1.00	1.00	1.00	0.85
Flt Protected	1.00		0.95	1.00	0.95	1.00
Satd. Flow (prot)	3506		1770	3539	1770	1583
Flt Permitted	1.00		0.95	1.00	0.95	1.00
Satd. Flow (perm)	3506		1770	3539	1770	1583
Peak-hour factor, PHF	0.99	0.83	0.81	0.95	0.78	0.85
Adj. Flow (vph)	1565	105	216	1092	77	273
RTOR Reduction (vph)	5	0	0	0	0	240
Lane Group Flow (vph)	1665	0	216	1092	77	33
Turn Type			Prot			Prot
Protected Phases	2		1	6	4	4
Permitted Phases						
Actuated Green, G (s)	44.3		14.0	62.3	8.7	8.7
Effective Green, g (s)	46.3		15.0	64.3	9.7	9.7
Actuated g/C Ratio	0.58		0.19	0.80	0.12	0.12
Clearance Time (s)	5.0		4.0	5.0	4.0	4.0
Vehicle Extension (s)	5.0		3.0	5.0	3.0	3.0
Lane Grp Cap (vph)	2029		332	2844	215	192
v/s Ratio Prot	c0.48		c0.12	0.31	c0.04	0.02
v/s Ratio Perm						
v/c Ratio	0.82		0.65	0.38	0.36	0.17
Uniform Delay, d1	13.5		30.1	2.2	32.3	31.5
Progression Factor	0.37		0.67	0.06	1.00	1.00
Incremental Delay, d2	3.3		3.9	0.3	1.0	0.4
Delay (s)	8.4		24.0	0.5	33.3	32.0
Level of Service	A		C	A	C	C
Approach Delay (s)	8.4			4.4	32.3	
Approach LOS	A			A	C	

Intersection Summary

HCM Average Control Delay	9.3	HCM Level of Service	A
HCM Volume to Capacity ratio	0.72		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	69.4%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

2: NE Sunset Blvd & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	146	1415	96	45	953	8	56	28	31	6	44	124
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	12	12	12	12	12	12	11	12	12	11	12
Total Lost time (s)	3.0	3.0		3.0	3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95		1.00	1.00		1.00	1.00	
Frt	1.00	0.99		1.00	1.00		1.00	0.93		1.00	0.90	
Flt Protected	0.95	1.00		0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1770	3495		1770	3532		1770	1681		1770	1615	
Flt Permitted	0.95	1.00		0.95	1.00		0.32	1.00		0.65	1.00	
Satd. Flow (perm)	1770	3495		1770	3532		596	1681		1206	1615	
Peak-hour factor, PHF	0.85	0.95	0.71	0.86	0.89	0.58	0.84	0.52	0.72	0.63	0.66	0.84
Adj. Flow (vph)	172	1489	135	52	1071	14	67	54	43	10	67	148
RTOR Reduction (vph)	0	5	0	0	1	0	0	36	0	0	125	0
Lane Group Flow (vph)	172	1619	0	52	1084	0	67	61	0	10	90	0
Turn Type	Prot			Prot			Perm			Perm		
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	15.6	50.1		5.4	39.9		11.5	11.5		11.5	11.5	
Effective Green, g (s)	16.6	52.1		6.4	41.9		12.5	12.5		12.5	12.5	
Actuated g/C Ratio	0.21	0.65		0.08	0.52		0.16	0.16		0.16	0.16	
Clearance Time (s)	4.0	5.0		4.0	5.0		4.0	4.0		4.0	4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)	367	2276		142	1850		93	263		188	252	
v/s Ratio Prot	0.10	c0.46		0.03	c0.31			0.04			0.06	
v/s Ratio Perm							c0.11			0.01		
v/c Ratio	0.47	0.71		0.37	0.59		0.72	0.23		0.05	0.36	
Uniform Delay, d1	27.8	9.1		34.9	13.1		32.1	29.5		28.7	30.2	
Progression Factor	0.89	0.70		1.09	0.52		1.00	1.00		1.00	1.00	
Incremental Delay, d2	0.8	1.2		2.0	1.2		25.3	0.6		0.2	1.2	
Delay (s)	25.7	7.5		40.1	8.0		57.3	30.2		28.9	31.4	
Level of Service	C	A		D	A		E	C		C	C	
Approach Delay (s)		9.3			9.5			41.3			31.2	
Approach LOS		A			A			D			C	

Intersection Summary

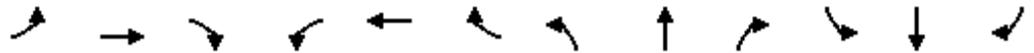
HCM Average Control Delay	12.4	HCM Level of Service	B
HCM Volume to Capacity ratio	0.71		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	72.1%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

3: NE Sunset Blvd & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	25	1355	51	86	1106	4	43	10	79	2	3	3
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0	3.0		3.0	3.0			3.0			3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95			1.00			1.00	
Frt	1.00	0.99		1.00	1.00			0.92			0.95	
Flt Protected	0.95	1.00		0.95	1.00			0.99			0.99	
Satd. Flow (prot)	1770	3515		1770	3534			1687			1746	
Flt Permitted	0.95	1.00		0.95	1.00			0.91			0.95	
Satd. Flow (perm)	1770	3515		1770	3534			1559			1675	
Peak-hour factor, PHF	0.75	0.90	0.72	0.86	0.92	0.38	0.90	0.50	0.75	0.67	0.57	0.59
Adj. Flow (vph)	33	1506	71	100	1202	11	48	20	105	3	5	5
RTOR Reduction (vph)	0	3	0	0	1	0	0	87	0	0	4	0
Lane Group Flow (vph)	33	1574	0	100	1212	0	0	86	0	0	9	0
Turn Type	Prot		Prot		Perm			Perm				
Protected Phases	1	6		5	2			4				4
Permitted Phases							4			4		
Actuated Green, G (s)	2.4	49.6		7.2	54.4			10.2			10.2	
Effective Green, g (s)	3.4	51.6		8.2	56.4			11.2			11.2	
Actuated g/C Ratio	0.04	0.65		0.10	0.70			0.14			0.14	
Clearance Time (s)	4.0	5.0		4.0	5.0			4.0			4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0			4.0			4.0	
Lane Grp Cap (vph)	75	2267		181	2491			218			235	
v/s Ratio Prot	0.02	c0.45		c0.06	c0.34							
v/s Ratio Perm								c0.06			0.01	
v/c Ratio	0.44	0.69		0.55	0.49			0.40			0.04	
Uniform Delay, d1	37.4	9.1		34.2	5.3			31.3			29.7	
Progression Factor	0.71	0.28		0.66	0.68			1.00			1.00	
Incremental Delay, d2	4.2	1.4		3.5	0.5			1.6			0.1	
Delay (s)	30.6	3.9		26.0	4.1			32.9			29.8	
Level of Service	C	A		C	A			C			C	
Approach Delay (s)		4.4			5.8			32.9			29.8	
Approach LOS		A			A			C			C	

Intersection Summary

HCM Average Control Delay	6.7	HCM Level of Service	A
HCM Volume to Capacity ratio	0.62		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	6.0
Intersection Capacity Utilization	65.3%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

4: NE 10th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕		↕	↕		↕	↕	
Volume (vph)	24	61	56	133	41	39	45	1169	161	83	1038	8
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		1.00			1.00		1.00	0.95		1.00	0.95	
Frt		0.95			0.97		1.00	0.98		1.00	1.00	
Flt Protected		0.99			0.97		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		1752			1757		1770	3461		1770	3535	
Flt Permitted		0.90			0.67		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		1593			1212		1770	3461		1770	3535	
Peak-hour factor, PHF	0.65	0.92	0.96	0.67	0.77	0.63	0.68	0.96	0.77	0.83	0.94	0.88
Adj. Flow (vph)	37	66	58	199	53	62	66	1218	209	100	1104	9
RTOR Reduction (vph)	0	26	0	0	11	0	0	16	0	0	0	0
Lane Group Flow (vph)	0	135	0	0	303	0	66	1411	0	100	1113	0
Turn Type	Perm			Perm			Prot			Prot		
Protected Phases		4			4		1	6		5	2	
Permitted Phases	4			4	4							
Actuated Green, G (s)		22.5			22.5		4.8	37.3		7.2	39.7	
Effective Green, g (s)		23.5			23.5		5.8	39.3		8.2	41.7	
Actuated g/C Ratio		0.29			0.29		0.07	0.49		0.10	0.52	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		5.0			5.0		4.0	5.0		4.0	5.0	
Lane Grp Cap (vph)		468			356		128	1700		181	1843	
v/s Ratio Prot							0.04	c0.41		0.06	c0.31	
v/s Ratio Perm		0.08			c0.25							
v/c Ratio		0.29			0.85		0.52	0.83		0.55	0.60	
Uniform Delay, d1		21.8			26.6		35.7	17.5		34.2	13.4	
Progression Factor		0.98			1.00		0.60	0.35		1.29	0.79	
Incremental Delay, d2		0.7			18.8		3.5	3.8		3.8	1.3	
Delay (s)		22.1			45.4		25.0	9.9		48.0	11.8	
Level of Service		C			D		C	A		D	B	
Approach Delay (s)		22.1			45.4			10.5			14.8	
Approach LOS		C			D			B			B	

Intersection Summary

HCM Average Control Delay	16.2	HCM Level of Service	B
HCM Volume to Capacity ratio	0.81		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	70.6%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Unsignalized Intersection Capacity Analysis

5: NE Sunset Blvd & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (veh/h)	68	1166	7	0	896	4	0	0	33	0	0	90
Sign Control		Free			Free			Stop			Stop	
Grade		0%			0%			0%			0%	
Peak Hour Factor	0.79	0.90	0.50	0.50	0.90	0.25	0.75	0.25	0.33	0.90	0.25	0.63
Hourly flow rate (vph)	86	1296	14	0	996	16	0	0	100	0	0	143
Pedestrians												
Lane Width (ft)												
Walking Speed (ft/s)												
Percent Blockage												
Right turn flare (veh)												
Median type		None			None							
Median storage (veh)												
Upstream signal (ft)		1086			344							
pX, platoon unblocked	0.77			0.72			0.83	0.83	0.72	0.83	0.83	0.77
vC, conflicting volume	1012			1310			2115	2486	655	1923	2485	506
vC1, stage 1 conf vol												
vC2, stage 2 conf vol												
vCu, unblocked vol	420			651			703	1147	0	473	1146	0
tC, single (s)	4.1			4.1			7.5	6.5	6.9	7.5	6.5	6.9
tC, 2 stage (s)												
tF (s)	2.2			2.2			3.5	4.0	3.3	3.5	4.0	3.3
p0 queue free %	90			100			100	100	87	100	100	83
cM capacity (veh/h)	875			670			208	149	780	319	149	836

Direction, Lane #	EB 1	EB 2	EB 3	WB 1	WB 2	NB 1	SB 1
Volume Total	86	864	446	664	348	100	143
Volume Left	86	0	0	0	0	0	0
Volume Right	0	0	14	0	16	100	143
cSH	875	1700	1700	1700	1700	780	836
Volume to Capacity	0.10	0.51	0.26	0.39	0.20	0.13	0.17
Queue Length 95th (ft)	8	0	0	0	0	11	15
Control Delay (s)	9.6	0.0	0.0	0.0	0.0	10.3	10.2
Lane LOS	A					B	B
Approach Delay (s)	0.6			0.0		10.3	10.2
Approach LOS						B	B

Intersection Summary

Average Delay	1.2
Intersection Capacity Utilization	42.5%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

6: NE 12th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕↕			↕↕		↕	↕↕		↕	↕↕	
Volume (vph)	194	168	12	92	89	51	34	1045	120	91	795	150
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	11	12	12	11	12	12	12	12	12	12	12
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		0.95			0.95		1.00	0.95		1.00	0.95	
Frt		0.99			0.96		1.00	0.98		1.00	0.97	
Flt Protected		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3318			3223		1770	3480		1770	3447	
Flt Permitted		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		3318			3223		1770	3480		1770	3447	
Peak-hour factor, PHF	0.92	0.82	0.63	0.77	0.84	0.63	0.78	0.94	0.86	0.76	0.91	0.82
Adj. Flow (vph)	211	205	19	119	106	81	44	1112	140	120	874	183
RTOR Reduction (vph)	0	4	0	0	49	0	0	11	0	0	19	0
Lane Group Flow (vph)	0	431	0	0	257	0	44	1241	0	120	1038	0
Turn Type	Split		Split		Prot		Prot					
Protected Phases	4	4		3	3		1	6		5	2	
Permitted Phases												
Actuated Green, G (s)		15.3			11.4		4.3	28.7		7.6	32.0	
Effective Green, g (s)		16.3			12.4		5.3	30.7		8.6	34.0	
Actuated g/C Ratio		0.20			0.16		0.07	0.38		0.11	0.42	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		4.0			4.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)		676			500		117	1335		190	1465	
v/s Ratio Prot		c0.13			c0.08		0.02	c0.36		0.07	c0.30	
v/s Ratio Perm												
v/c Ratio		0.64			0.51		0.38	0.93		0.63	0.71	
Uniform Delay, d1		29.1			31.0		35.8	23.6		34.2	18.9	
Progression Factor		1.00			1.00		1.20	0.42		1.00	1.00	
Incremental Delay, d2		2.2			1.2		1.9	9.6		7.5	2.9	
Delay (s)		31.4			32.2		44.7	19.5		41.7	21.8	
Level of Service		C			C		D	B		D	C	
Approach Delay (s)		31.4			32.2			20.3			23.9	
Approach LOS		C			C			C			C	

Intersection Summary

HCM Average Control Delay	24.3	HCM Level of Service	C
HCM Volume to Capacity ratio	0.75		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	68.6%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Unsignalized Intersection Capacity Analysis
 7: NE Sunset Blvd & Monroe Ave NE

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↙	↑↑	↙	↗
Volume (veh/h)	1276	14	4	1036	0	18
Sign Control	Free			Free	Stop	
Grade	0%			0%	0%	
Peak Hour Factor	0.90	0.50	0.25	0.90	0.90	0.63
Hourly flow rate (vph)	1418	28	16	1151	0	29
Pedestrians						
Lane Width (ft)						
Walking Speed (ft/s)						
Percent Blockage						
Right turn flare (veh)						2
Median type	None		None			
Median storage (veh)						
Upstream signal (ft)	1166					
pX, platoon unblocked			0.71		0.71	0.71
vC, conflicting volume			1446		2039	723
vC1, stage 1 conf vol						
vC2, stage 2 conf vol						
vCu, unblocked vol			826		1656	0
tC, single (s)			4.1		6.8	6.9
tC, 2 stage (s)						
tF (s)			2.2		3.5	3.3
p0 queue free %			97		100	96
cM capacity (veh/h)			572		62	775

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	WB 3	NB 1
Volume Total	945	501	16	576	576	29
Volume Left	0	0	16	0	0	0
Volume Right	0	28	0	0	0	29
cSH	1700	1700	572	1700	1700	388
Volume to Capacity	0.56	0.29	0.03	0.34	0.34	0.07
Queue Length 95th (ft)	0	0	2	0	0	6
Control Delay (s)	0.0	0.0	11.5	0.0	0.0	15.0
Lane LOS			B	C		
Approach Delay (s)	0.0		0.2	15.0		
Approach LOS						C

Intersection Summary						
Average Delay			0.2			
Intersection Capacity Utilization			45.7%	ICU Level of Service	A	
Analysis Period (min)	15					

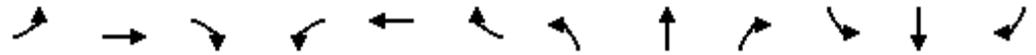
HCM Unsignalized Intersection Capacity Analysis
 8: NE 12th St & Edmonds AV NE

10/16/2010

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	4	47	6	45	55	249	14	159	59	389	123	8
Peak Hour Factor	0.82	0.82	0.82	0.93	0.93	0.93	0.94	0.94	0.94	0.91	0.91	0.91
Hourly flow rate (vph)	5	57	7	48	59	268	15	169	63	427	135	9
Direction, Lane #	EB 1	WB 1	NB 1	NB 2	SB 1							
Volume Total (vph)	70	375	184	63	571							
Volume Left (vph)	5	48	15	0	427							
Volume Right (vph)	7	268	0	63	9							
Hadj (s)	-0.05	-0.40	0.04	-0.70	0.14							
Departure Headway (s)	7.4	6.1	7.1	6.3	6.1							
Degree Utilization, x	0.14	0.64	0.36	0.11	0.98							
Capacity (veh/h)	438	571	491	543	574							
Control Delay (s)	11.7	19.4	12.9	8.9	55.8							
Approach Delay (s)	11.7	19.4	11.9		55.8							
Approach LOS	B	C	B		F							
Intersection Summary												
Delay			34.0									
HCM Level of Service			D									
Intersection Capacity Utilization			75.0%	ICU Level of Service	D							
Analysis Period (min)			15									

HCM Unsignalized Intersection Capacity Analysis
 9: NE 12th St & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕			↕	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	36	319	11	18	309	72	18	18	14	50	18	4
Peak Hour Factor	0.63	0.74	0.38	0.63	0.80	1.00	0.63	0.42	0.33	0.39	0.42	0.25
Hourly flow rate (vph)	57	431	29	29	386	72	29	43	42	128	43	16

Direction, Lane #	EB 1	WB 1	NB 1	SB 1
Volume Total (vph)	517	487	114	187
Volume Left (vph)	57	29	29	128
Volume Right (vph)	29	72	42	16
Hadj (s)	0.02	-0.04	-0.14	0.12
Departure Headway (s)	6.0	6.0	7.3	7.3
Degree Utilization, x	0.86	0.81	0.23	0.38
Capacity (veh/h)	587	582	432	451
Control Delay (s)	35.0	29.4	12.6	14.7
Approach Delay (s)	35.0	29.4	12.6	14.7
Approach LOS	E	D	B	B

Intersection Summary			
Delay		28.0	
HCM Level of Service		D	
Intersection Capacity Utilization	44.9%		ICU Level of Service A
Analysis Period (min)		15	

HCM Unsignalized Intersection Capacity Analysis
 10: NE 12th St & Kirkland Ave NE

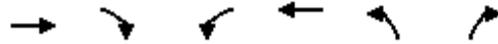
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Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR			
Lane Configurations															
Sign Control		Stop			Stop			Stop			Stop				
Volume (vph)	18	327	10	7	241	36	21	47	4	72	36	14			
Peak Hour Factor	0.42	0.87	0.33	0.50	0.87	0.50	0.58	0.65	0.25	0.71	0.42	0.50			
Hourly flow rate (vph)	43	376	30	14	277	72	36	72	16	101	86	28			
Direction, Lane #	EB 1	EB 2	WB 1	WB 2	NB 1	SB 1									
Volume Total (vph)	231	218	153	211	125	215									
Volume Left (vph)	43	0	14	0	36	101									
Volume Right (vph)	0	30	0	72	16	28									
Hadj (s)	0.13	-0.06	0.08	-0.21	0.02	0.05									
Departure Headway (s)	6.3	6.1	6.4	6.1	6.4	6.2									
Degree Utilization, x	0.40	0.37	0.27	0.36	0.22	0.37									
Capacity (veh/h)	544	563	533	560	495	533									
Control Delay (s)	12.3	11.5	10.5	11.2	11.2	12.8									
Approach Delay (s)	11.9		10.9		11.2	12.8									
Approach LOS	B		B		B	B									
Intersection Summary															
Delay			11.7												
HCM Level of Service			B												
Intersection Capacity Utilization			40.7%					ICU Level of Service			A				
Analysis Period (min)			15												

HCM Signalized Intersection Capacity Analysis

1: NE Sunset Blvd./NE Park & NE Sunset Blvd.

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↖	↑↑	↖	↗
Volume (vph)	1708	96	193	1144	66	256
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0		3.0	3.0	3.0	3.0
Lane Util. Factor	0.95		1.00	0.95	1.00	1.00
Frt	0.99		1.00	1.00	1.00	0.85
Flt Protected	1.00		0.95	1.00	0.95	1.00
Satd. Flow (prot)	3506		1770	3539	1770	1583
Flt Permitted	1.00		0.95	1.00	0.95	1.00
Satd. Flow (perm)	3506		1770	3539	1770	1583
Peak-hour factor, PHF	0.99	0.83	0.81	0.95	0.78	0.85
Adj. Flow (vph)	1725	116	238	1204	85	301
RTOR Reduction (vph)	5	0	0	0	0	263
Lane Group Flow (vph)	1836	0	238	1204	85	38
Turn Type			Prot			Prot
Protected Phases	2		1	6	4	4
Permitted Phases						
Actuated Green, G (s)	43.9		14.0	61.9	9.1	9.1
Effective Green, g (s)	45.9		15.0	63.9	10.1	10.1
Actuated g/C Ratio	0.57		0.19	0.80	0.13	0.13
Clearance Time (s)	5.0		4.0	5.0	4.0	4.0
Vehicle Extension (s)	5.0		3.0	5.0	3.0	3.0
Lane Grp Cap (vph)	2012		332	2827	223	200
v/s Ratio Prot	c0.52		c0.13	0.34	c0.05	0.02
v/s Ratio Perm						
v/c Ratio	0.91		0.72	0.43	0.38	0.19
Uniform Delay, d1	15.3		30.5	2.5	32.1	31.3
Progression Factor	0.41		0.63	0.06	1.00	1.00
Incremental Delay, d2	7.1		5.9	0.4	1.1	0.5
Delay (s)	13.4		25.2	0.5	33.2	31.8
Level of Service	B		C	A	C	C
Approach Delay (s)	13.4			4.6	32.1	
Approach LOS	B			A	C	

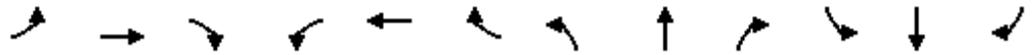
Intersection Summary

HCM Average Control Delay	11.9	HCM Level of Service	B
HCM Volume to Capacity ratio	0.80		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	75.1%	ICU Level of Service	D
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

2: NE Sunset Blvd & Edmonds AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (vph)	161	1560	106	50	1051	9	62	30	34	7	49	137
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	12	12	12	12	12	12	11	12	12	11	12
Total Lost time (s)	3.0	3.0		3.0	3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95		1.00	1.00		1.00	1.00	
Frt	1.00	0.99		1.00	1.00		1.00	0.93		1.00	0.90	
Flt Protected	0.95	1.00		0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1770	3495		1770	3532		1770	1680		1770	1615	
Flt Permitted	0.95	1.00		0.95	1.00		0.30	1.00		0.63	1.00	
Satd. Flow (perm)	1770	3495		1770	3532		552	1680		1180	1615	
Peak-hour factor, PHF	0.85	0.95	0.71	0.86	0.89	0.58	0.84	0.52	0.72	0.63	0.66	0.84
Adj. Flow (vph)	189	1642	149	58	1181	16	74	58	47	11	74	163
RTOR Reduction (vph)	0	5	0	0	1	0	0	39	0	0	128	0
Lane Group Flow (vph)	189	1786	0	58	1196	0	74	66	0	11	109	0
Turn Type	Prot		Prot		Perm		Perm		Perm		Perm	
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	15.5	48.7		5.6	38.8		12.7	12.7		12.7	12.7	
Effective Green, g (s)	16.5	50.7		6.6	40.8		13.7	13.7		13.7	13.7	
Actuated g/C Ratio	0.21	0.63		0.08	0.51		0.17	0.17		0.17	0.17	
Clearance Time (s)	4.0	5.0		4.0	5.0		4.0	4.0		4.0	4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)	365	2215		146	1801		95	288		202	277	
v/s Ratio Prot	0.11	c0.51		0.03	c0.34			0.04			0.07	
v/s Ratio Perm							c0.13			0.01		
v/c Ratio	0.52	0.81		0.40	0.66		0.78	0.23		0.05	0.39	
Uniform Delay, d1	28.2	11.0		34.8	14.5		31.7	28.6		27.7	29.4	
Progression Factor	0.89	0.73		1.03	0.48		1.00	1.00		1.00	1.00	
Incremental Delay, d2	0.8	1.7		2.1	1.7		33.8	0.6		0.2	1.3	
Delay (s)	25.9	9.7		37.9	8.6		65.5	29.2		27.9	30.7	
Level of Service	C	A		D	A		E	C		C	C	
Approach Delay (s)		11.3			10.0			44.2			30.6	
Approach LOS		B			A			D			C	

Intersection Summary

HCM Average Control Delay	13.7	HCM Level of Service	B
HCM Volume to Capacity ratio	0.79		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	77.6%	ICU Level of Service	D
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

3: NE Sunset Blvd & Harrington AV NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations	↖	↗		↖	↗			↕			↕	
Volume (vph)	28	1494	57	93	1218	4	47	11	87	2	4	5
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	3.0	3.0		3.0	3.0			3.0			3.0	
Lane Util. Factor	1.00	0.95		1.00	0.95			1.00			1.00	
Frt	1.00	0.99		1.00	1.00			0.92			0.94	
Flt Protected	0.95	1.00		0.95	1.00			0.99			0.99	
Satd. Flow (prot)	1770	3515		1770	3535			1686			1737	
Flt Permitted	0.95	1.00		0.95	1.00			0.91			0.96	
Satd. Flow (perm)	1770	3515		1770	3535			1558			1684	
Peak-hour factor, PHF	0.75	0.90	0.72	0.86	0.92	0.38	0.90	0.50	0.75	0.67	0.57	0.59
Adj. Flow (vph)	37	1660	79	108	1324	11	52	22	116	3	7	8
RTOR Reduction (vph)	0	3	0	0	0	0	0	88	0	0	7	0
Lane Group Flow (vph)	37	1736	0	108	1335	0	0	102	0	0	11	0
Turn Type	Prot			Prot			Perm		Perm		Perm	
Protected Phases	1	6		5	2			4			4	
Permitted Phases							4			4		
Actuated Green, G (s)	3.6	49.6		6.4	52.4			11.0			11.0	
Effective Green, g (s)	4.6	51.6		7.4	54.4			12.0			12.0	
Actuated g/C Ratio	0.06	0.65		0.09	0.68			0.15			0.15	
Clearance Time (s)	4.0	5.0		4.0	5.0			4.0			4.0	
Vehicle Extension (s)	4.0	6.0		4.0	6.0			4.0			4.0	
Lane Grp Cap (vph)	102	2267		164	2404			234			253	
v/s Ratio Prot	0.02	c0.49		c0.06	0.38							
v/s Ratio Perm								c0.07			0.01	
v/c Ratio	0.36	0.77		0.66	0.56			0.44			0.04	
Uniform Delay, d1	36.3	10.0		35.1	6.6			30.9			29.1	
Progression Factor	0.65	0.42		0.65	0.73			1.00			1.00	
Incremental Delay, d2	2.0	1.7		7.3	0.7			1.8			0.1	
Delay (s)	25.6	5.9		30.2	5.5			32.7			29.2	
Level of Service	C	A		C	A			C			C	
Approach Delay (s)		6.3			7.3			32.7			29.2	
Approach LOS		A			A			C			C	

Intersection Summary

HCM Average Control Delay	8.3	HCM Level of Service	A
HCM Volume to Capacity ratio	0.70		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	72.9%	ICU Level of Service	C
Analysis Period (min)	15		
c Critical Lane Group			

HCM Signalized Intersection Capacity Analysis

4: NE 10th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕		↕	↕		↕	↕	
Volume (vph)	26	68	57	147	45	44	50	1289	178	91	1145	9
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		1.00			1.00		1.00	0.95		1.00	0.95	
Frt		0.95			0.97		1.00	0.98		1.00	1.00	
Flt Protected		0.99			0.97		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		1757			1757		1770	3461		1770	3535	
Flt Permitted		0.89			0.66		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		1584			1196		1770	3461		1770	3535	
Peak-hour factor, PHF	0.65	0.92	0.96	0.67	0.77	0.63	0.68	0.96	0.77	0.83	0.94	0.88
Adj. Flow (vph)	40	74	59	219	58	70	74	1343	231	110	1218	10
RTOR Reduction (vph)	0	24	0	0	12	0	0	17	0	0	0	0
Lane Group Flow (vph)	0	149	0	0	335	0	74	1557	0	110	1228	0
Turn Type	Perm			Perm			Prot			Prot		
Protected Phases		4			4		1	6		5	2	
Permitted Phases	4			4	4							
Actuated Green, G (s)		23.5			23.5		4.8	36.3		7.2	38.7	
Effective Green, g (s)		24.5			24.5		5.8	38.3		8.2	40.7	
Actuated g/C Ratio		0.31			0.31		0.07	0.48		0.10	0.51	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		5.0			5.0		4.0	5.0		4.0	5.0	
Lane Grp Cap (vph)		485			366		128	1657		181	1798	
v/s Ratio Prot							0.04	c0.45		0.06	c0.35	
v/s Ratio Perm		0.09			c0.28							
v/c Ratio		0.31			0.92		0.58	0.94		0.61	0.68	
Uniform Delay, d1		21.3			26.8		35.9	19.8		34.4	14.8	
Progression Factor		0.99			1.00		0.60	0.37		1.28	0.82	
Incremental Delay, d2		0.8			28.0		5.1	8.8		5.3	1.7	
Delay (s)		21.7			54.8		26.8	16.1		49.3	13.8	
Level of Service		C			D		C	B		D	B	
Approach Delay (s)		21.7			54.8			16.5			16.7	
Approach LOS		C			D			B			B	

Intersection Summary

HCM Average Control Delay	20.6	HCM Level of Service	C
HCM Volume to Capacity ratio	0.91		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	81.4%	ICU Level of Service	D
Analysis Period (min)	15		
c Critical Lane Group			

HCM Unsignalized Intersection Capacity Analysis

5: NE Sunset Blvd & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Volume (veh/h)	75	1286	8	0	988	4	0	0	36	0	0	99
Sign Control		Free			Free			Stop			Stop	
Grade		0%			0%			0%			0%	
Peak Hour Factor	0.79	0.90	0.50	0.50	0.90	0.25	0.75	0.25	0.33	0.90	0.25	0.63
Hourly flow rate (vph)	95	1429	16	0	1098	16	0	0	109	0	0	157
Pedestrians												
Lane Width (ft)												
Walking Speed (ft/s)												
Percent Blockage												
Right turn flare (veh)												
Median type		None			None							
Median storage (veh)												
Upstream signal (ft)		1086			344							
pX, platoon unblocked	0.72			0.65			0.79	0.79	0.65	0.79	0.79	0.72
vC, conflicting volume	1114			1445			2333	2741	722	2119	2741	557
vC1, stage 1 conf vol												
vC2, stage 2 conf vol												
vCu, unblocked vol	394			602			572	1091	0	301	1091	0
tC, single (s)	4.1			4.1			7.5	6.5	6.9	7.5	6.5	6.9
tC, 2 stage (s)												
tF (s)	2.2			2.2			3.5	4.0	3.3	3.5	4.0	3.3
p0 queue free %	89			100			100	100	84	100	100	80
cM capacity (veh/h)	840			630			231	149	703	382	149	785

Direction, Lane #	EB 1	EB 2	EB 3	WB 1	WB 2	NB 1	SB 1
Volume Total	95	953	492	732	382	109	157
Volume Left	95	0	0	0	0	0	0
Volume Right	0	0	16	0	16	109	157
cSH	840	1700	1700	1700	1700	703	785
Volume to Capacity	0.11	0.56	0.29	0.43	0.22	0.16	0.20
Queue Length 95th (ft)	10	0	0	0	0	14	19
Control Delay (s)	9.8	0.0	0.0	0.0	0.0	11.1	10.7
Lane LOS	A					B	B
Approach Delay (s)	0.6			0.0		11.1	10.7
Approach LOS						B	B

Intersection Summary

Average Delay	1.3
Intersection Capacity Utilization	45.8%
ICU Level of Service	A
Analysis Period (min)	15

HCM Signalized Intersection Capacity Analysis

6: NE 12th St & NE Sunset Blvd

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕↕			↕↕		↕	↕↕		↕	↕↕	
Volume (vph)	214	185	13	102	98	57	37	1153	132	100	877	165
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Lane Width	12	11	12	12	11	12	12	12	12	12	12	12
Total Lost time (s)		3.0			3.0		3.0	3.0		3.0	3.0	
Lane Util. Factor		0.95			0.95		1.00	0.95		1.00	0.95	
Frt		0.99			0.96		1.00	0.98		1.00	0.97	
Flt Protected		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3318			3222		1770	3480		1770	3448	
Flt Permitted		0.98			0.98		0.95	1.00		0.95	1.00	
Satd. Flow (perm)		3318			3222		1770	3480		1770	3448	
Peak-hour factor, PHF	0.92	0.82	0.63	0.77	0.84	0.63	0.78	0.94	0.86	0.76	0.91	0.82
Adj. Flow (vph)	233	226	21	132	117	90	47	1227	153	132	964	201
RTOR Reduction (vph)	0	4	0	0	48	0	0	11	0	0	19	0
Lane Group Flow (vph)	0	476	0	0	291	0	47	1369	0	132	1146	0
Turn Type	Split			Split			Prot			Prot		
Protected Phases	4	4		3	3		1	6		5	2	
Permitted Phases												
Actuated Green, G (s)		15.8			12.2		4.0	27.4		7.6	31.0	
Effective Green, g (s)		16.8			13.2		5.0	29.4		8.6	33.0	
Actuated g/C Ratio		0.21			0.16		0.06	0.37		0.11	0.41	
Clearance Time (s)		4.0			4.0		4.0	5.0		4.0	5.0	
Vehicle Extension (s)		4.0			4.0		4.0	4.0		4.0	4.0	
Lane Grp Cap (vph)		697			532		111	1279		190	1422	
v/s Ratio Prot		c0.14			c0.09		0.03	c0.39		0.07	c0.33	
v/s Ratio Perm												
v/c Ratio		0.68			0.55		0.42	1.07		0.69	0.81	
Uniform Delay, d1		29.1			30.7		36.1	25.3		34.4	20.7	
Progression Factor		1.00			1.00		1.18	0.47		1.00	1.00	
Incremental Delay, d2		3.0			1.4		2.1	41.1		11.3	5.0	
Delay (s)		32.2			32.1		44.6	53.0		45.7	25.6	
Level of Service		C			C		D	D		D	C	
Approach Delay (s)		32.2			32.1			52.7			27.7	
Approach LOS		C			C			D			C	

Intersection Summary

HCM Average Control Delay	38.8	HCM Level of Service	D
HCM Volume to Capacity ratio	0.83		
Actuated Cycle Length (s)	80.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	74.3%	ICU Level of Service	D
Analysis Period (min)	15		

c Critical Lane Group

HCM Unsignalized Intersection Capacity Analysis

7: NE Sunset Blvd & Monroe Ave NE

10/16/2010



Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations	↑↑		↙	↑↑	↙	↗
Volume (veh/h)	1407	16	4	1142	0	20
Sign Control	Free			Free	Stop	
Grade	0%			0%	0%	
Peak Hour Factor	0.90	0.50	0.25	0.90	0.90	0.63
Hourly flow rate (vph)	1563	32	16	1269	0	32
Pedestrians						
Lane Width (ft)						
Walking Speed (ft/s)						
Percent Blockage						
Right turn flare (veh)						2
Median type	None		None			
Median storage (veh)						
Upstream signal (ft)	1166					
pX, platoon unblocked			0.68		0.68	0.68
vC, conflicting volume			1595		2246	798
vC1, stage 1 conf vol						
vC2, stage 2 conf vol						
vCu, unblocked vol			947		1898	0
tC, single (s)			4.1		6.8	6.9
tC, 2 stage (s)						
tF (s)			2.2		3.5	3.3
p0 queue free %			97		100	96
cM capacity (veh/h)			493		40	742

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	WB 3	NB 1
Volume Total	1042	553	16	634	634	32
Volume Left	0	0	16	0	0	0
Volume Right	0	32	0	0	0	32
cSH	1700	1700	493	1700	1700	371
Volume to Capacity	0.61	0.33	0.03	0.37	0.37	0.09
Queue Length 95th (ft)	0	0	3	0	0	7
Control Delay (s)	0.0	0.0	12.5	0.0	0.0	15.6
Lane LOS	B			C		
Approach Delay (s)	0.0		0.2			15.6
Approach LOS						C

Intersection Summary						
Average Delay			0.2			
Intersection Capacity Utilization			49.4%	ICU Level of Service	A	
Analysis Period (min)			15			

HCM Unsignalized Intersection Capacity Analysis
 8: NE 12th St & Edmonds AV NE

10/16/2010

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	4	51	7	50	61	274	16	175	65	429	136	9
Peak Hour Factor	0.82	0.82	0.82	0.93	0.93	0.93	0.94	0.94	0.94	0.91	0.91	0.91
Hourly flow rate (vph)	5	62	9	54	66	295	17	186	69	471	149	10
Direction, Lane #	EB 1	WB 1	NB 1	NB 2	SB 1							
Volume Total (vph)	76	414	203	69	631							
Volume Left (vph)	5	54	17	0	471							
Volume Right (vph)	9	295	0	69	10							
Hadj (s)	-0.05	-0.40	0.04	-0.70	0.14							
Departure Headway (s)	7.6	6.2	7.2	6.5	6.4							
Degree Utilization, x	0.16	0.72	0.41	0.12	1.12							
Capacity (veh/h)	421	564	467	524	554							
Control Delay (s)	12.0	23.3	14.0	9.2	99.6							
Approach Delay (s)	12.0	23.3	12.8		99.6							
Approach LOS	B	C	B		F							
Intersection Summary												
Delay			55.2									
HCM Level of Service			F									
Intersection Capacity Utilization			81.1%		ICU Level of Service	D						
Analysis Period (min)			15									

HCM Unsignalized Intersection Capacity Analysis
 9: NE 12th St & Harrington AV NE

10/16/2010



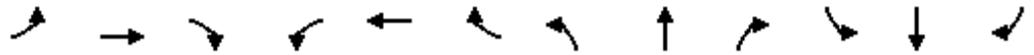
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↕			↕			↕			↕	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	40	352	12	20	340	79	20	20	16	55	20	4
Peak Hour Factor	0.63	0.74	0.38	0.63	0.80	1.00	0.63	0.42	0.33	0.39	0.42	0.25
Hourly flow rate (vph)	63	476	32	32	425	79	32	48	48	141	48	16

Direction, Lane #	EB 1	WB 1	NB 1	SB 1
Volume Total (vph)	571	536	128	205
Volume Left (vph)	63	32	32	141
Volume Right (vph)	32	79	48	16
Hadj (s)	0.02	-0.04	-0.14	0.12
Departure Headway (s)	6.4	6.3	7.9	7.7
Degree Utilization, x	1.02	0.94	0.28	0.44
Capacity (veh/h)	546	554	433	445
Control Delay (s)	68.9	50.3	13.9	16.7
Approach Delay (s)	68.9	50.3	13.9	16.7
Approach LOS	F	F	B	C

Intersection Summary			
Delay		49.7	
HCM Level of Service		E	
Intersection Capacity Utilization	48.9%		ICU Level of Service A
Analysis Period (min)		15	

HCM Unsignalized Intersection Capacity Analysis
 10: NE 12th St & Kirkland Ave NE

10/16/2010



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		↔			↔			↔			↔	
Sign Control		Stop			Stop			Stop			Stop	
Volume (vph)	20	360	12	8	265	40	24	51	4	79	40	16
Peak Hour Factor	0.42	0.87	0.33	0.50	0.87	0.50	0.58	0.65	0.25	0.71	0.42	0.50
Hourly flow rate (vph)	48	414	36	16	305	80	41	78	16	111	95	32

Direction, Lane #	EB 1	EB 2	WB 1	WB 2	NB 1	SB 1
Volume Total (vph)	255	243	168	232	136	239
Volume Left (vph)	48	0	16	0	41	111
Volume Right (vph)	0	36	0	80	16	32
Hadj (s)	0.13	-0.07	0.08	-0.21	0.02	0.05
Departure Headway (s)	6.6	6.4	6.7	6.4	6.8	6.5
Degree Utilization, x	0.47	0.43	0.31	0.41	0.26	0.43
Capacity (veh/h)	523	541	510	535	469	512
Control Delay (s)	14.1	13.0	11.5	12.7	12.1	14.4
Approach Delay (s)	13.5		12.2		12.1	14.4
Approach LOS	B		B		B	B

Intersection Summary	
Delay	13.1
HCM Level of Service	B
Intersection Capacity Utilization	43.4%
ICU Level of Service	A
Analysis Period (min)	15

Parks and Recreation Level of Service Calculations

Appendix G - Parks and Recreation Level of Service Calculations

LOS Standards			
Park LOS			
Neighborhood Park			
0.5 mile study area			
1.2 acres/1,000 persons			
Community Park			
1-2 mile study area (1 mile used for report)			
2.5 acres/1,000 persons			
Planned Action Study Area Total			
Alternative	Population*	Dwellings	Jobs
Existing**	2978	1289	1306
Alternative 1	6417	2778	2220
Alternative 2	6808	2947	3471
Alternative 3	8768	3796	4636
*Basis for LOS analysis. ** Jobs 2006 TAZ data; Other 2010 data			
Recreation Facilities LOS			
Baseball/softball fields			
1 field/2,250 persons			
Football/soccer fields			
1 field/3,000 persons			
Tennis Courts			
1 court/2,500 persons			
Walking/hiking trails			
.2 miles/1,000 persons			
Swimming pools (not evaluated in report)			
1 pool/40,000 persons			

North Highlands Park LOS			
Existing: 2.64 acres			
Type: Neighborhood Park			
Study Area inside Service Area		Outside Study area, inside Service Area	
Study area	11,675,946	Service area population outside study area	Total service area population
Study area clip (blue area)	8,328,915 (blue area)		
Percent area	71%		
2010 population	2124	2006 population	2369
Alt 1 population	4578	Alt 1 population	3381
Alt 2 population	4856	Alt 2 population	3275
Alt 3 population	6255	Alt 3 population	3574
LOS in Study Area		LOS in Service Area	
LOS	Suplus / Deficiency	LOS	Surplus / Deficiency
LOS 2010	2.55 0.09	LOS	5.39 -2.75
LOS Alt 1	5.49 -2.85		9.55 -6.91
LOS Alt 2	5.83 -3.19		9.76 -7.12
LOS Alt 3	7.51 -4.87		11.79 -9.15

Recreation Facilities LOS										
	Count	Count (w/o schools)	Existing LOS	Alt 1 LOS	Alt 2 LOS	Alt 3 LOS	Alt 3 LOS			
Baseball/softball fields	6	1	1.32	2.85	3.03	3.90				
Football/soccer fields	4	1	0.99	2.14	2.27	2.92				
Tennis courts	6	3	1.19	2.57	2.72	3.51				
Walking/hiking trails	0.35	0.35	0.60	1.28	1.36	1.75				
	With Schools			Without Schools						
	Existing	Alt 1	Alt 2	Alt 3	Existing	Alt 1	Alt 2	Alt 3		
	Deficiency/Surplus	Deficiency/Surplus	Deficiency/Surplus	Deficiency/Surplus	Deficiency/Surplus	Deficiency/Surplus	Deficiency/Surplus	Deficiency/Surplus		
Baseball/softball fields	4.68	3.15	2.97	2.10	-0.32	-1.85	-2.03	-2.90		
Football/soccer fields	3.01	1.86	1.73	1.08	0.01	-1.14	-1.27	-1.92		
Tennis courts	4.81	3.43	3.28	2.49	1.81	0.43	0.28	-0.51		
Walking/hiking trails	-0.25	-0.93	-1.01	-1.40	-0.25	-0.93	-1.01	-1.40		

Highlands Park LOS			
Existing: 10.4 acres			
Type: Community Park			
Study Area inside Service Area		Outside Study Area, inside Service Area	
Study area	11,675,946	Service area population outside study area	Total service area population
Study area clip (blue area)	11,675,946		
Percent area	100%		
2010 population	2978	2006 population	16664
Alt 1 population	6417	Alt 1 population	24885
Alt 2 population	6808	Alt 2 population	24837
Alt 3 population	8768	Alt 3 population	25254
LOS in Study Area		LOS in Service Area	
LOS	Suplus/Deficiency	LOS	Surplus/Deficiency
LOS 2010	7.45 2.96	LOS	49.11 -38.71
LOS Alt 1	16.04 -5.64		78.26 -67.86
LOS Alt 2	17.02 -6.62		79.11 -68.71
LOS Alt 3	21.92 -11.52		85.06 -74.66

Sunset Court Park LOS			
Existing: 0.5 acres			
Type: Neighborhood Park			
Study Area inside Service Area		Outside Study Area, inside Service Area	
Study area	11,675,946	Service area population outside study area	Total service area population
Study area clip (blue area)	11,086,172		
Percent area	95%		
2010 population	2828	2006 population	2801
Alt 1 population	6093	Alt 1 population	4210
Alt 2 population	6464	Alt 2 population	4215
Alt 3 population	8325	Alt 3 population	4512
LOS in Study Area		LOS in Service Area	
LOS	Suplus/Deficiency	LOS	Surplus/Deficiency
LOS 2010	3.39 -2.89	LOS	6.75 -6.25
LOS Alt 1	7.31 -6.81		12.36 -11.86
LOS Alt 2	7.76 -7.26		12.81 -12.31
LOS Alt 3	9.99 -9.49		15.40 -14.90

Appendix H
Greenhouse Gas Calculations

**City of Renton Sunset Planned Action
GHG Emission Summary**

	60-Year Life Cycle GHG Emissions (metric tons CO2-equivalent)			Average Annual GHG Emissions During 60-Year Project Lifetime (metric tons CO2-equivalent per year)		
	Alt 1	Alt 2	Alt 3	Alt 1	Alt 2	Alt 3
GHG Emission Estimates						
Planned Action Area						
Study Area	1,230,712	1,753,597	2,745,967	20,512	29,227	45,766
Regional Growth Outside Study Area	1,765,176	1,138,640	0	29,420	18,977	0
Total Emissions Increase for Study Area Plus Regional Growth	2,995,888	2,892,237	2,745,967	49,931	48,204	45,766
Net Emission Reduction (Alternatives Minus No Action)	-	103,651	249,921	-	1,728	4,165
Sunset Terrace Subarea						
Subarea	144,696	266,333	396,724	2,412	4,439	6,612
Regional Growth Outside Subarea	280,020	144,877	0	4,667	2,415	0
Total Emissions Increase for Subarea Plus Regional Growth	424,717	411,210	396,724	7,079	6,854	6,612
Net Emission Reduction (Alternatives Minus No Action)	-	13,506	27,992	-	225	467

**City of Renton Sunset Planned Action
Land Use**

		TOD Mitigation		18%		10%		2030 Alt 1 (No Action) Increase from Existing						
		Total Planned Action		Rest of Planned Action		Sunset Mixed Use		Sunset Terrace		Regional Growth Outside Planned Action		Regional Growth Outside Sunset Terrace		
Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)
Single-Family Home.....	11		11		0		0		0		0		0	
Multi-Family Unit in Large Building (≥ 5).....	1446		168		1,107		171		723		304			
Multi-Family Unit in Small Building (1-4).....	33		29		0		4		295		0			
Mobile Home.....	0		0				0		0		0		0	
Education		30.6		30.6		0.0		0		26.4		0		0
Food Sales		0		0				0		0		0		0
Food Service		0		0				0		0		0		0
Health Care Inpatient		0		0				0		0		0		0
Health Care Outpatient		0		0				0		0		0		0
Lodging		0		0				0		0		0		0
Retail (Other Than Mall).....		90.7		0.0		90.7		0		385.6		31.5		
Office		0		0				0		0		0		0
Public Assembly		0		0				0		0		0		0
Public Order and Safety		0		0				0		0		0		0
Religious Worship		0		0				0		0		0		0
Service		130.4		0.0		110.8		19.6		646.4		7.9		
Warehouse and Storage		0		0				0		0		0		0
Other		0		0				0		0		0		0
Vacant		0		0				0		0		0		0
Population.....		3,440		913		2,181		345		2,351		702		

		2030 Alt 2 Increase from Existing												
		Total Planned Action		Rest of Planned Action		Sunset Mixed Use		Sunset Terrace		Regional Growth Outside Planned Action		Regional Growth Outside Sunset Terrace		
Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)
Single-Family Home.....	10		10		0		0		0		0		0	
Multi-Family Unit in Large Building (≥ 5).....	1549		29		1,211		309		620		166			
Multi-Family Unit in Small Building (1-4).....	99		98		0		1		228		3			
Mobile Home.....	0		0				0		0		0		0	
Education		57.0		57.0		0.0		0.0		0		0		0
Food Sales		0		0				0.0		0		0		0
Food Service		0		0				0.0		0		0		0
Health Care Inpatient		0		0				0.0		0		0		0
Health Care Outpatient		0		0				0.0		0		0		0
Lodging		0		0				0.0		0		0		0
Retail (Other Than Mall).....		300.2		0.0		286.7		13.5		176.1		18.0		
Office		0		0				0.0		0		0		0
Public Assembly		0		0				0.0		0		0		0
Public Order and Safety		0		0				0.0		0		0		0
Religious Worship		0		0				0.0		0		0		0
Service		487.1		0.0		448.6		38.5		289.7		-11.0		
Warehouse and Storage		0		0				0.0		0		0		0
Other		0		0				0.0		0		0		0
Vacant		0		0				0.0		0		0		0
		3,830		608		2,565		657		1,960		390		

Net population increase for the Sunset Terrace Subarea within this table uses the 2.31 persons per household rate assumed for the Planned Action Study Area and applies it to net increase in dwelling units within the Sunset Terrace Subarea. Although net increases and total amounts of dwelling units are consistent throughout, in some instances, a small variation in net population numbers within the Sunset Terrace Subarea occur since a higher person per household rate of 2.85 was used to estimate existing conditions population within the Sunset Terrace Subarea only. The higher persons per household figure was used for existing conditions to account for existing demographic information within the Subarea.

**City of Renton Sunset Planned Action
Land Use**

Type (Residential) or Principal Activity (Commercial)	2030 Alt 3 Increase from Existing											
	Total Planned Action		Rest of Planned Action		Sunset Mixed Use		Sunset Terrace		Regional Growth Outside Planned Action		Regional Growth Outside Sunset Terrace	
	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)
Single-Family Home.....	10		10		0		0		0		0	
Multi-Family Unit in Large Building (≥ 5).....	2169		26		1,668		475		0		0	
Multi-Family Unit in Small Building (1-4).....	327		323		0		4		0		0	
Mobile Home.....	0		0				0		0		0	
Education		57.0		57.0		0.0		0.0		0		0
Food Sales		0		0			0.0		0		0	
Food Service		0		0			0.0		0		0	
Health Care Inpatient		0		0			0.0		0		0	
Health Care Outpatient		0		0			0.0		0		0	
Lodging		0		0			0.0		0		0	
Retail (Other Than Mall).....		476.3		0.0		444.8		31.5		0		0
Office		0		0				0.0		0		0
Public Assembly		0		0				0.0		0		0
Public Order and Safety		0		0				0.0		0		0
Religious Worship		0		0				0.0		0		0
Service		776.8		0.0		749.3		27.5		0		0
Warehouse and Storage		0		0				0.0		0		0
Other		0		0				0.0		0		0
Vacant		0		0				0.0		0		0
		5,791		1,097		3,646		1,047		0		0

Net population increase for the Sunset Terrace Subarea within this table uses the 2.31 persons per household rate assumed for the Planned Action Study Area and applies it to net increase in dwelling units within the Sunset Terrace Subarea. Although net increases and total amounts of dwelling units are consistent throughout, in some instances, a small variation in net population numbers within the Sunset Terrace Subarea occur since a higher person per household rate of 2.85 was used to estimate existing conditions population within the Sunset Terrace Subarea only. The higher persons per household figure was used for existing conditions to account for existing demographic information within the Subarea.

Type (Residential) or Principal Activity (Commercial)	Existing Land use		2030 Alt 1 (No Action)				2030 Alt 2				2030 Alt 3					
	Planned Action		Sunset Terrace		Planned Action		Sunset Terrace		Planned Action		Sunset Terrace		Planned Action		Sunset Terrace	
	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)	# Units	Square Feet (in thousands of square feet)
Single-Family Home.....	117		0		128		0		127		0		127		0	
Multi-Family Unit in Large Building (≥ 5).....	783		100		2,229		271		2,332		409		2,952		575	
Multi-Family Unit in Small Building (1-4).....	389		10		422		14		488		11		716		14	
Mobile Home.....	0		0		0		0		0		0		0		0	
Education		223.6		0.0		254.2		0.0		280.6		0.0		280.6		0.0
Food Sales		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Food Service		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Health Care Inpatient		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Health Care Outpatient		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Lodging		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Retail (Other Than Mall).....		352.3		0.0		443.0		0.0		652.5		13.5		828.6		31.5
Office		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Public Assembly		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Public Order and Safety		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Religious Worship		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Service		226.3		0.0		356.7		19.6		713.4		38.5		1,003.1		27.5
Warehouse and Storage		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Other		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Vacant		0.0		0.0		0.0		0.0		0.0		0.0		0.0		0.0
Population.....		2,978		314		6,417		658		6,808		970		8,768		1,361

**TOD Mitigation Levels for Sunset Mixed Use Area
City of Renton Sunset Planned Action**

Sacramento AQMD, "Recommended Guidance for Land Use Emission Reductions", August 2007

Mitigation Number	Description	Maximum Achievable Reduction	Considerations for Assigning Mitigation Values for Proposed Action	Assigned Mitigation
4	Bicycle paths within 1/2 mile, with connection to bike paths	1%	The Proposed Action will incorporate pedestrian and bicycle paths in the development.	1%
7	Bus shelters at transit stops	1%	This is a California-style mitigation. In reality, most commuters in Washington expect bus kiosks.	0%
15	High mixed use density close to transit	2%	Future bus transit with frequency headway.	2%
16	Project is focused on existing transit, bicycle and pedestrian corridor.	1%	The Proposed Action is focused on street frontage and pedestrian access.	1%
18	Residential density	12%	The Proposed Action is focused on high density Multi-Family development.	10%
19	Street Grid. Multiple and direct street routing using grid system	1%	Presumably the Proposed Action will use pedestrian-friendly street layout.	1%
23	Suburban Mixed Use. Mix of residential, office, park, open space, and office within 1/4 mile	3%	The Proposed Action will incorporate mixed use.	3%
33	Transportation Management Association membership	5%	No indication that a TMA is proposed.	0%
Total Assigned Mitigation				18%

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**TOD Mitigation Levels for Sunset Terrace Subarea
City of Renton Sunset Planned Action**

Sacramento AQMD, "Recommended Guidance for Land Use Emission Reductions", August 2007

Mitigation Number	Description	Maximum Achievable Reduction	Considerations for Assigning Mitigation Values for Proposed Action	Assigned Mitigation
4	Bicycle paths within 1/2 mile, with connection to bike paths	1%	The Proposed Action will incorporate pedestrian and bicycle paths in the development.	1%
7	Bus shelters at transit stops	1%	This is a California-style mitigation. In reality, most commuters in Washington expect bus kiosks.	0%
15	High mixed use density close to transit	2%	Future bus transit with frequency headway.	1%
16	Project is focused on existing transit, bicycle and pedestrian corridor.	1%	The Proposed Action is focused on street frontage and pedestrian access.	1%
18	Residential density	12%	The Proposed Action is focused on high density Multi-Family development.	6%
19	Street Grid. Multiple and direct street routing using grid system	1%	Presumably the Proposed Action will use pedestrian-friendly street layout.	1%
23	Suburban Mixed Use. Mix of residential, office, park, open space, and office within 1/4 mile	3%	The Proposed Action will incorporate mixed use.	0%
33	Transportation Management Association membership	5%	No indication that a TMA is proposed.	0%
Total Assigned Mitigation				10%

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Alt 1 Regional GHG Emissions Outside Planned Action Area (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	723		33	357	432	594,586	594,586	7,382	7,382
Multi-Family Unit in Small Building	295		54	681	432	343,782	343,782	4,268	4,268
Mobile Home.....	0		41	475	400	0	0	0	0
Education		26	39	646	204	23,456	23,456	375	375
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		386	39	577	139	291,218	291,218	4,656	4,656
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		646	39	599	150	509,488	509,488	8,146	8,146
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		1,058.4							

Section II: Pavement.....

Pavement.....		52.92				2,646	2,646	44	44
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Total Project Emissions:

1,765,176	1,765,176	24,871	24,871
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Alt 2 Regional GHG Emissions Outside Planned Action Area (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	620		33	357	432	510,082	510,082	6,333	6,333
Multi-Family Unit in Small Building	228		54	681	432	266,087	266,087	3,303	3,303
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		176	39	577	139	132,974	132,974	2,126	2,126
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		290	39	599	150	228,333	228,333	3,651	3,651
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		465.8							

Section II: Pavement.....

Pavement.....		23.29				1,164	1,164	19	19
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Total Project Emissions:

1,138,640	1,138,640	15,432	15,432
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Alt 3 Regional GHG Emissions Outside Planned Action Area (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	0		33	357	432	0	0	0	0
Multi-Family Unit in Small Building	0		54	681	432	0	0	0	0
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		0	39	577	139	0	0	0	0
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		0	39	599	150	0	0	0	0
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		0.0							

Section II: Pavement.....

Pavement.....		0.00				0	0	0	0
Total Project Emissions:						0	0	0	0

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Alt 1 Rest of Planned Action Area GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	11		98	672	447	12,840	12,840	222	222
Multi-Family Unit in Large Building	168		33	357	432	137,892	137,892	1,712	1,712
Multi-Family Unit in Small Building	29		54	681	432	33,487	33,487	416	416
Mobile Home.....	0		41	475	400	0	0	0	0
Education		31	39	646	204	27,173	27,173	434	434
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		0	39	577	139	0	0	0	0
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		0	39	599	150	0	0	0	0
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		30.6							

Section II: Pavement.....

Pavement.....		1.53				76	76	1	1
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Total Project Emissions:

211,469	211,469	2,785	2,785
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Alt 2 Rest of Planned Action Area GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	10		98	672	447	12,658	12,658	219	219
Multi-Family Unit in Large Building	29		33	357	432	23,442	23,442	291	291
Multi-Family Unit in Small Building	98		54	681	432	114,682	114,682	1,424	1,424
Mobile Home.....	0		41	475	400	0	0	0	0
Education		57	39	646	204	50,630	50,630	809	809
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		0	39	577	139	0	0	0	0
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		0	39	599	150	0	0	0	0
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		57.0							

Section II: Pavement.....

Pavement.....		2.85				143	143	2	2
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Total Project Emissions:

201,554	201,554	2,745	2,745
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Alt 3 Rest of Planned Action Area GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	10		98	672	447	12,658	12,658	219	219
Multi-Family Unit in Large Building	26		33	357	432	21,339	21,339	265	265
Multi-Family Unit in Small Building	323		54	681	432	377,269	377,269	4,684	4,684
Mobile Home.....	0		41	475	400	0	0	0	0
Education		57	39	646	204	50,630	50,630	809	809
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		0	39	577	139	0	0	0	0
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		0	39	599	150	0	0	0	0
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		57.0							

Section II: Pavement.....

Pavement.....		2.85				143	143	2	2
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Total Project Emissions:

462,039	462,039	5,979	5,979
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Alt 1 Sunset Mixed Use Area GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	18%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	1107		33	357	432	910,093	746,276	11,299	9,265
Multi-Family Unit in Small Building	0		54	681	432	0	0	0	0
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		91	39	577	139	68,496	56,167	1,095	898
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		111	39	599	150	87,317	71,600	1,396	1,145
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0

201.5

Section II: Pavement.....

Pavement.....		10.07				504	504	8	8
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Total Project Emissions:

1,066,409	874,546	13,798	11,316
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Alt 2 Sunset Mixed Use Area GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	18%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	1211		33	357	432	995,594	816,387	12,360	10,136
Multi-Family Unit in Small Building	0		54	681	432	0	0	0	0
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		287	39	577	139	216,544	177,566	3,462	2,839
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		449	39	599	150	353,559	289,918	5,653	4,635
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		735.3							

Section II: Pavement.....

Pavement.....		36.76				1,838	1,838	31	31
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Total Project Emissions:

1,567,535	1,285,709	21,506	17,640
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Alt 3 Sunset Mixed Use Area GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	18%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	1668		33	357	432	1,371,305	1,124,470	17,025	13,960
Multi-Family Unit in Small Building	0		54	681	432	0	0	0	0
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		445	39	577	139	335,924	275,457	5,371	4,404
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		749	39	599	150	590,599	484,291	9,443	7,743
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		1,194.1							

Section II: Pavement.....

Pavement.....		59.71				2,985	2,985	50	50
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Total Project Emissions:

2,300,813	1,887,204	31,888	26,157
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Alt 1 Sunset Terrace Subarea GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	10%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	171		33	357	432	140,583	126,525	1,745	1,571
Multi-Family Unit in Small Building	4		54	681	432	4,666	4,200	58	52
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		0	39	577	139	0	0	0	0
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		20	39	599	150	15,469	13,922	247	223
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0

19.6

Section II: Pavement.....

Pavement.....		0.98				49	49	1	1
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Total Project Emissions:

160,768	144,696	2,051	1,846
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Alt 1 Regional GHG Emissions Outside Sunset Terrace Subarea (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	304		33	357	432	249,926	249,926	3,103	3,103
Multi-Family Unit in Small Building	0		54	681	432	0	0	0	0
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		32	39	577	139	23,790	23,790	380	380
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		8	39	599	150	6,206	6,206	99	99
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0

39.4

Section II: Pavement.....

Pavement.....		1.97				98	98	2	2
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Total Project Emissions:

280,020	280,020	3,584	3,584
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Alt 2 Regional GHG Emissions Outside Sunset Terrace Subarea (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	166		33	357	432	136,473	136,473	1,694	1,694
Multi-Family Unit in Small Building	3		54	681	432	3,500	3,500	43	43
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		18	39	577	139	13,594	13,594	217	217
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		-11	39	599	150	-8,707	-8,707	-139	-139
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0

7.0

Section II: Pavement.....

Pavement.....		0.35				17	17	0	0
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Total Project Emissions:

144,877	144,877	1,816	1,816
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Alt 3 Regional GHG Emissions Outside Sunset Terrace Subarea (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	0%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO _{2e})			Un-Mitig BAU Lifespan Emissions (MTCO_{2e})	Mitigated Lifespan Emissions (MTCO _{2e})	Un-Mitig BAU Annualized (MTCO_{2e})	Mitigated Annualized (MTCO _{2e})
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	0		33	357	432	0	0	0	0
Multi-Family Unit in Small Building	0		54	681	432	0	0	0	0
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		0	39	577	139	0	0	0	0
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		0	39	599	150	0	0	0	0
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0
		0.0							

Section II: Pavement.....

Pavement.....		0.00				0	0	0	0
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Total Project Emissions:

						0	0	0	0
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Alt 2 Sunset Terrace Subarea GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	10%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO _{2e})			Un-Mitig BAU Lifespan Emissions (MTCO_{2e})	Mitigated Lifespan Emissions (MTCO _{2e})	Un-Mitig BAU Annualized (MTCO_{2e})	Mitigated Annualized (MTCO _{2e})
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	309		33	357	432	254,037	228,633	3,154	2,839
Multi-Family Unit in Small Building	1		54	681	432	1,167	1,050	14	13
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		14	39	577	139	10,196	9,176	163	147
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		39	39	599	150	30,383	27,344	486	437
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0

52.0

Section II: Pavement.....

Pavement.....		2.60				130	130	2	2
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Total Project Emissions:

295,912	266,333	3,819	3,438
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Alt 3 Sunset Terrace Subarea GHG Emissions (City of Renton Sunset Planned Action)

SMAQMD TOD Reduction	10%
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Section I: Buildings (Includes CAFÉ Adjustment)

Type (Residential) or Principal Activity (Commercial)	# Units	Square Feet (in thousands of square feet)	Emissions Per Unit or Per Thousand Square Feet (MTCO2e)			Un-Mitig BAU Lifespan Emissions (MTCO2e)	Mitigated Lifespan Emissions (MTCO2e)	Un-Mitig BAU Annualized (MTCO2e)	Mitigated Annualized (MTCO2e)
			Embodied	Energy	CAFÉ Transportation				
Single-Family Home.....	0		98	672	447	0	0	0	0
Multi-Family Unit in Large Building	475		33	357	432	390,510	351,459	4,848	4,363
Multi-Family Unit in Small Building	4		54	681	432	4,666	4,200	58	52
Mobile Home.....	0		41	475	400	0	0	0	0
Education		0	39	646	204	0	0	0	0
Food Sales		0	39	1,541	159	0	0	0	0
Food Service		0	39	1,994	316	0	0	0	0
Health Care Inpatient		0	39	1,938	328	0	0	0	0
Health Care Outpatient		0	39	737	322	0	0	0	0
Lodging		0	39	777	66	0	0	0	0
Retail (Other Than Mall).....		32	39	577	139	23,790	21,411	380	342
Office		0	39	723	332	0	0	0	0
Public Assembly		0	39	733	85	0	0	0	0
Public Order and Safety		0	39	899	211	0	0	0	0
Religious Worship		0	39	339	73	0	0	0	0
Service		28	39	599	150	21,675	19,508	347	312
Warehouse and Storage		0	39	352	102	0	0	0	0
Other		0	39	1,278	145	0	0	0	0
Vacant		0	39	162	26	0	0	0	0

59.0

Section II: Pavement.....

Pavement.....		2.95				148	148	2	2
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Total Project Emissions:

440,789	396,724	5,636	5,072
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Appendix I

Public Health in Land Use Planning & Community Design
Sunset Area Community Planned Action



NACCHO and the Tri-County Health Department in Colorado developed this checklist to assist local public health agencies (LPHAs) in their review of applications for new development or redevelopment plans in their communities. The checklist provides a method to ensure long term protection of public health and consistency in comments submitted for development plans, and broadens the health issues commented on by LPHAs during the planning process. It can also be used to identify potential health impacts and provide a screening process for improving the quality of decision-making. The checklist addresses not only those issues that LPHAs have regulatory authority over, but also the many public health issues that may arise during development and require policy change or other interventions. LPHAs can also incorporate issues that are specific to their jurisdictions. LPHAs should share the checklist with their local planning departments, elected officials, and the public, both to increase awareness of public health issues associated with land use planning and community design, and to encourage appropriate referral of applications to LPHAs for review and comment.

✓ Water Quality

- What is the source of water for the project?
A public system or individual well(s)?
 - If public, does the agency have any regulatory responsibility for quality assurance?
 - If private, are wellhead protection procedures proposed? Are the well(s) completed in an area of the aquifer that is free from identified or potential sources of contamination?
 - In rural areas where gas or oil exploration is occurring, are domestic wells planned with adequate setbacks from gas or oil wells?
- Does the project adequately address stormwater?
 - What is the drainage pattern on the site?
 - Are there indications of drainage problems, such as erosion, steep topography, wetlands, boggy areas, etc.?
 - Are there adjacent or nearby bodies of water (lakes, reservoirs, ditches, streams, etc.) that receive drainage from the site?
 - If an erosion control plan has been provided, are effective erosion control methods proposed during construction? Post-construction?
 - Does the plan include effective project-specific or regional stormwater quality measures? Both engineered and non-engineered?
 - Does the proposed use warrant specific best management or pollution prevention practices? (e.g., proper use of pesticides on golf courses)
 - Does the project include unnecessarily large expanses of paved areas?
- Is the property in a floodplain or a groundwater recharge area?
- Does the proposed use have the potential to release hazardous products or wastes into the surface or

groundwater? (e.g., AST/USTs; chemicals, including agricultural chemicals such as pesticides and herbicides; asbestos)

For more information, visit:

- www.epa.gov/water/yearofcleanwater/docs/growthwater.pdf
- <http://ohioline.osu.edu/ws-fact/0003.html>
- www.ire.ubc.ca/ecoresearch/publica3.html
- www.fhwa.dot.gov/environment/wtrshd96.htm
- www.cdc.gov/healthyplaces/about.htm

✓ Wastewater

- Is the proposed wastewater treatment system adequate and effective?
 - Centralized service*
 - If new central service is proposed, does the proposed facility have an approved utility plan?
 - If new central service is not proposed, is the proposed project within the service area of an existing municipal utility or wastewater treatment district, based on its approved utility plan?
 - Does the existing or proposed service provider have the capacity to serve the development in compliance with regulatory requirements?
 - Is the proposed system fiscally sound?
 - Individual sewage disposal systems (ISDS)*
 - What type of systems do the soils warrant?
 - Are there site features or areas that should be avoided as ISDS locations? What are appropriate setbacks?
 - Should certain site uses be prohibited from discharging into the ISDS? Are provisions in place to segregate and collect these discharges?

For more information, visit:

- www.asu.edu/caed/proceedings01/HOOVER/hover.htm



✓ Water Quantity

Is there a sustainable water supply for the proposed use?
Has the permitting agency (e.g., State Engineer's Office) provided written confirmation that the applicant owns sufficient water rights for the proposed development?
Does the landscaping plan include appropriate water conservation measures?
Are there opportunities for recycling or reuse of water and wastewater generated by the project?

For more information, visit:

www.epa.gov/ost/stormwater/usw_a.pdf
www.epa.gov/ordntrnt/ORD/WebPubs/runoff.pdf
www.epa.gov/owow/nps/lidnatl.pdf
www.epa.gov/livability/pdf/growthwater.pdf

✓ Air Quality

From an air quality perspective, is the proposed use compatible with adjacent uses?
Will the proposed use emit air pollutants? Does it require an emissions permit?
Are fugitive dust emissions a potential problem? During construction? Post-construction? What mitigation measures should be taken?
Will the project be served by paved roads? If not, is paving recommended?
Does the proposed use generate odors?
If the project will emit air pollutants or odors, what measures should be employed to eliminate or mitigate the emissions?
As the project develops, will there be adequate transportation infrastructure in place to absorb the volume of traffic generated by the project without degrading air quality?
Is the project designed to reduce vehicle emissions? E.g. grid layout or non-circuitous street system, internal and external connectivity, mixed uses
Is the project designed to offer and encourage the use of travel choices in addition to the automobile? E.g., Transit-friendly design, bike/pedestrian trails, etc.
Is the project in close proximity to cell towers, power lines or other uses that emit potentially harmful electromagnetic radiation?

For more information, visit:

www.epa.gov/otaq/transp/trancont/r01001.pdf
www.fhwa.dot.gov/environment/air_abs.htm

✓ Opportunities for Physical Fitness

Are open spaces and trails included to provide regular opportunity for physical activities such as walking and biking?
Are communities built with mixed-use commercial and residential purposes, and with sidewalks so that people can walk to movies, restaurants, and so on?
Are schools built within communities so that young people can walk to school?
Are sidewalks wide enough for multiple uses (e.g., bikes and walkers)?
Is lighting placed along trails and sidewalks to increase the comfort level of those using them?
Is there park space and equipment for children to play with?

For more information, visit:

www.surgeongeneral.gov/topics/obesity/
www.sprawlwatch.org/health.pdf
www.nga.org/common/issueBriefDetailPrint/1,1434,2473,00.html
www.vtppi.org/walkability.pdf

✓ Transportation and Injury Prevention

If the proposed use involves significant truck traffic, does the site plan provide adequate room for truck turnarounds and safe truck access and egress, relative to neighboring developments?
Does the proposed project include safe routes to school with a minimum of street crossings and high visibility for children walking to school?
Does the proposed plan include pedestrian signals and mid-street islands on busy streets, and presence of bicycle lanes and trails?
Does the project include traffic quieting road designs in both subdivisions and shopping districts?
Does the project provide adequate neighborhood access to public transportation?
Does the proposed project include ramps, depressed curbs or periodic breaks in curbs that act as ramps for people with disabilities?
Does the proposed project include voice/audio or visual clues provided at crosswalks and transit stops?
Does the project comply with ADA requirements for design of curb ramps, cross slopes and detectible warnings for new construction or retrofit projects?



For more information, visit:

www.transact.org/Reports/driven/
www.cta.ornl.gov/npts/1995/doc/NPTS_Booklet.pdf
www.aaafoundation.org/resources/index.cfm?button=agdrtext
www-nrd.nhtsa.dot.gov/pdf/nrd-30/NCSA/Tsf2001/2001pedestrian.pdf

✓ Noise

- Is the proposed project compatible with neighboring uses from a noise perspective?
- Is the proposed project subject to nuisance noises from nearby uses such as airports, [REDACTED] industrial uses?
- Is the proposed project likely to generate noises that will create a nuisance to neighboring uses?
- Are there engineered or non-engineered measures that can be employed to mitigate nuisance noises, such as setbacks, sound walls, vegetative barriers, operational practices, and so on?

For more information, visit:

www.culturechange.org/issue19/vehicle_noise.htm
www.noiseways.org/

✓ Natural and Manmade Hazards

- Is the site in a flood or landslide prone area?
- Is the proposed use appropriate for the site, given the potential hazard(s)?
- Does the proposed use present the potential for releases or spills of toxic materials? (E.g., above or underground storage tanks, drum storage, pool chemicals, etc.)
- What measures (e.g., engineering controls, design features or buffering) should be employed to eliminate or mitigate the hazard(s)?

✓ Solid and Hazardous Waste Disposal

- Is the geology and hydrology of the site suitable for the proposed waste handling or disposal activity?
- Is the proposed waste handling or disposal activity compatible with adjacent existing or zoned uses?
- What design, operational or pollution prevention practices should be employed to reduce the likelihood of releases or to mitigate potential impacts from the proposed waste handling or disposal activity?

- Are plans in place to prevent release of hazardous materials into the environment in the event of an on-site fire?

For more information, visit:

www.plannersweb.com/sprawl/solutions_regional.html
www.epa.gov/compliance/resources/publications/ej/reducing_risk_com_vol1.pdf

✓ Past Site Uses

- Is there historic evidence of solid or hazardous waste disposal or releases on or adjacent to the site? If so, is there potential for exposure or risk due to contamination or explosive gases?
- What additional information, monitoring, or mitigation measures of these sites are necessary?
- Are new industrial facilities planned? Have the potential impacts on health been assessed?

For more information, visit:

www.sustainable.doe.gov/landuse/brownf.shtml
www.brownfield.org/Action/Landuse/BAP%20land.pdf

✓ Bulk Storage Facilities (e.g., chemicals, fertilizers, etc.)

- What design, operational or pollution prevention practices should be employed to reduce the likelihood of releases or to mitigate potential impacts in the event of a release?
- Are adequate secondary containment measures proposed?
- Does the facility have an adequate proposal for or an approved spill prevention control and countermeasures (SPCC) plan?
- Is the facility near vulnerable resources that may require contingency planning for protection in the event of an on-site fire?

For more information, visit:

www.epa.gov/nerlesd1/land-sci/pdf/3351eb99.pdf

✓ Zoonosis

- Is the site on or adjacent to an area that might involve the risk of zoonotic disease transmission such as West Nile virus? If so, have measures been taken to prevent spread of zoonotic diseases such as filling in pools of water or open ditches that may provide breeding grounds for mosquitos or vermin?



Have abatement/vector control measures been considered? If lethal control is proposed, is the applicant aware of regulatory standards for controlled use of pesticides?

✓ Health Equity

Are disadvantaged populations at greater risk of exposure to environmental hazards?

How are potential hazards distributed across the community among different population groups?

Are affected residents involved in the planning process?

Have they been involved in providing data about their neighborhoods?

Does the proposed project present unsafe conditions or deter access and free mobility for the physically handicapped?

Are there information barriers preventing people with disabilities from participating in the planning process?

What is the overall picture of environmental hazards among all of the categories listed in the checklist, particularly for low-income communities?

What zoning decisions under consideration would alleviate or exacerbate the potential for creating environmental exposures to contaminants?

What health data exist for the community that indicate leading causes of mortality and morbidity? How might they be important for expected redevelopment?

For more information, visit:

www.sprawlwatch.org/health.pdf

www.ejrc.cau.edu/natsmartgrwthinit.htm

✓ Additional Resources

www.nrdc.org/cities/smartGrowth/solve/solveinx.asp

www.biodiversityproject.org/messagekit.htm

✓ Case Studies

www.plannersweb.com/sprawl/solutions_regional.html

www.nga.org/common/issueBriefDetailPrint/1,1434,2488,00.html

Public Health in Land Use Planning & Community Design

Sunset Area Community Planned Action

Introduction

The purpose of this analysis is to provide a qualitative review of the proposed Sunset Area Community Planned Action including the Potential Sunset Terrace Redevelopment Subarea in terms of the proposals' alignment with principles of healthy communities as well as how the proposals may be modified to improve alignment with principles of healthy communities. A broad checklist developed by National Association of County and City Health Officials (NACCHO) and the Tri-County Health Department in Colorado is used as a screening tool to address public health topics in relation to proposed redevelopment plans. For each topic on the checklist a brief review is provided, and where appropriate, reference is made to the Draft Environmental Impact Statement (Draft EIS) chapter and section where more information can be found. Unless otherwise stated, the conclusions apply to the entire Planned Action Study Area including the Potential Sunset Terrace Redevelopment Subarea.

Water Quality

The City of Renton provides a water utility and has regulatory authority for quality assurance. See EIS Sections 3.17 and 4.17 for a discussion of the City's water utility.

The City of Renton has a stormwater utility and a constructed stormwater system as described in EIS Sections 3.17 and 4.17. Each of the alternatives would result in a slight increase in the effective impervious area of the Planned Action Study Area. However, untreated pollutant generating surfaces would decrease. With Alternatives 2 and 3 there would be much greater emphasis on green infrastructure including Green Connections.¹ A Drainage Master Plan would be adopted. Planned Action Study Area redevelopment would likely result in an improvement of runoff and recharge water quality. In addition, the net change in effective impervious area can be adequately mitigated through the self-mitigating features of the action alternatives and through implementation of the stormwater code.

The Planned Action Study Area overlies an aquifer. Most of the study area is in residential and institutional use, and this pattern will continue to predominate in the future. Commercial and mixed uses lie along NE Sunset Boulevard, and some existing uses use underground storage tanks, e.g. gas stations. New construction and commercial uses that have the potential for hazardous materials must comply with the City of Renton's aquifer protection regulations at RMC 4-3-050. In addition, state and federal requirements apply to uses that may use hazardous materials as described in Sections 3.7 and 4.7 of the EIS.

¹ Green Connections refers to public stormwater facility development serving desired new private development as well as public facilities and rights of way.

Wastewater

The proposed wastewater collection system is maintained by the City of Renton. Wastewater treatment is provided by King County. The collection system requires replacement of antiquated lines and this is accounted in proposed City plans and alternatives. See EIS Sections 3.17 and 4.17.

Water Quantity

The City's water supply is principally from aquifers and associated wells, and there is adequate water supply for the Planned Action Study Area. The City has regulations to protect the aquifer at RMC 4-3-050. See EIS Sections 3.17 and 4.17 for a discussion of the City's water utility.

Air Quality

Although population and vehicle travel would increase in the study area, the increase in tailpipe emissions would be very small relative to the overall regional tailpipe emissions within the Puget Sound air basin. Based on Puget Sound Regional Council (PSRC) air quality conformity analysis, forecasted regional emissions for its 2030 planning year are far below the allowable budgets.

Temporary, localized dust and odor impacts could occur during the construction activities. Mitigation measures in EIS Section 4.2 would require air quality control plans for construction activities in the Planned Action Study Area.

Transit Oriented Development (TOD) is promoted in City plans and codes, and is expected to reduce greenhouse gas (GHG) emissions compared to traditional development by reducing vehicle trips and fuel usage. Alternatives 2 and 3 provide for greater GHG emissions reductions than Alternative 1 due to a greater amount of TOD.

Opportunities for Physical Fitness

Additional growth will create a demand for parks and recreation resources. Alternatives provide additional parks and recreation opportunities such as at Sunset Terrace. Opportunities for shared City and School District facilities, and locations where additional parks and recreation could be added, are proposed in the Planned Action Study Area. See mitigation measures in EIS Section 4.15 for additional opportunities.

Mixed use development is proposed under each Alternative. Alternatives 2 and 3 propose complete streets containing improved non-motorized connections, as well as improved transit stops and urban design features. See Chapter 2 for more discussion of features, particularly Table 2-4.

Transportation and Injury Prevention

City transportation plans and Alternatives 2 and 3 promote a range of pedestrian walkability, bicycle, and transit enhancements to improve safety and connectivity. See Chapter 2 for more discussion of features, particularly Table 2-4. See also the green streets analysis in EIS Section 4.14.

Noise

Sensitive uses such as residences are found along NE Sunset Boulevard. Traffic volumes along NE Sunset Boulevard currently result in noise conditions that are above 65 dBA. This is normally unacceptable for noise sensitive uses. Section 4.6 of the EIS addresses measures that can be employed to mitigate current and future traffic noise, such as site design and construction standards.

Natural and Manmade Hazards

The Planned Action Study Area is relatively free of hazards. There are no floodplains. There are relatively few areas with steep slopes or landslide hazards. See Section 3.1 of the EIS.

Most of the study area is in residential and institutional use, and this pattern will continue to predominate in the future. Commercial and mixed uses lie along NE Sunset Boulevard, and some existing uses use underground storage tanks, e.g. gas stations. New construction and commercial uses that have the potential for hazardous materials must comply with the City of Renton's aquifer protection regulations at RMC 4-3-050. In addition, state and federal requirements apply to uses that may use hazardous materials as described in Sections 3.7 and 4.7 of the EIS.

Solid and Hazardous Waste Disposal

Solid waste disposal is handled by franchise haulers in accordance with County and State regulations per Sections 3.16 and 4.16 of the EIS. Regarding use hazardous materials, please see "Natural and Manmade Hazards." Given the nature of the study area for residential, commercial retail, and school/park/public service uses, no hazardous waste disposal is anticipated.

Past Site Uses

Much of the Planned Action Study Area is intact since the 1940s when the area largely developed. Past site uses include single family, multifamily, commercial, and mixed uses as well as schools, parks, fire station, and other institutional uses.

No landfills are located in the Planned Action Study Area. No industrial uses are located within or planned for the Study Area.

Bulk Storage Facilities (e.g., chemicals, fertilizers, etc.)

No bulk storage facilities are proposed.

Zoonosis

The study area is part of the Renton Highlands and is does not contain water bodies or ditches.

Health Equity

The City of Renton and Renton Housing Authority have involved the community in the planning of the study area; see Section 2.5.2 of the EIS.

As noted in Sections 3.11 and 4.11 of the EIS, Alternatives 2 and 3 would result in primarily beneficial impacts associated with new dwelling units, new civic facilities and parks, improvements in non-motorized transportation, and new employment opportunities in the surrounding area.

During construction and in the short-term residents would be subject to construction activities and the tenants Sunset Terrace complex would be required to relocate during demolition and construction. However, construction mitigation and relocation assistance mitigation measures would minimize impacts.

See also Water Quality, Air Quality, Noise, and Natural and Manmade Hazards above. Water quality would improve particularly as a result of the planned green infrastructure and compliance with City codes. Air quality emissions would not be adverse and mixed use development would decrease GHG emissions. Noise along one major route, NE Sunset Boulevard, currently exceeds noise thresholds for sensitive uses, but there are site plan and construction techniques that can reduce impacts. The neighborhood contains typical residential, institutional, and commercial retail and service uses; city standards for aquifer protection and state and federal requirements for the use of hazardous materials are expected to minimize impacts.

Appendix J

**Sunset Terrace Redevelopment Subarea and NE Sunset
Boulevard Cultural Resources Survey Report**

CULTURAL RESOURCES SURVEY REPORT POTENTIAL SUNSET TERRACE REDEVELOPMENT SUBAREA AND NE SUNSET BOULEVARD

PREPARED FOR:

City of Renton
NEPA Responsible Entity and SEPA Lead Agency
Department of Community and Economic Development
1055 S. Grady Way
Renton, WA 98057

In partnership with
Renton Housing Authority
2900 Northeast 10th Street
Renton, Washington 98056

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October 2010



J. Tait Elder, MA, Melissa Cascella, MA, and Christopher Hetzel, MA. 2010.
Cultural Resources Survey Report—Potential Sunset Terrace
Redevelopment Subarea and NE Sunset Boulevard. October. (ICF 593.10)
Seattle, WA. Prepared for City of Renton, in partnership with Renton
Housing Authority, Renton, WA.

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Acronyms and Abbreviations

APE	Area of Potential Effects
APN	Assessor Parcel Number
BP	before present
CFR	Code of Federal Regulations
City	City of Renton
cm	centimeter
DAHP	Washington State Department of Archaeology and Historic Preservation
FHA	Federal Housing Administration
GPS	global positioning system
HUD	U. S. Department of Housing and Urban Development
NEPA	National Environmental Policy Act
NHPA	National Historic Preservation Act
NRHP	National Register of Historic Places
RHA	Renton Housing Authority
SEPA	Washington State Environmental Policy Act
USC	United States Code
WHR	Washington Heritage Register
WISAARD	Washington Information System for Architectural and Archaeological Records Database

Project Description

The City of Renton (City) and the Renton Housing Authority (RHA) are proposing a series of activities to revitalize an area known as the Sunset Area Community, located in the vicinity of NE Sunset Boulevard (SR 900) east of Interstate 405 in the city of Renton, Washington. The activities would include redevelopment of the Sunset Terrace public housing complex at 970 Harrington NE and its vicinity, including improvements to NE Sunset Boulevard. The Sunset Terrace public housing complex redevelopment receives federal funding from the U. S. Department of Housing and Urban Development (HUD); future improvements to NE Sunset Boulevard are also likely to receive federal funding in the future. HUD is the lead federal agency responsible for compliance with Section 106 of the National Historic Preservation Act (NHPA) (16 USC 470 et seq.). In accordance with specific statutory authority and HUD's regulations at Section 24 Part 58 of the Code of Federal Regulations (CFR), the City is completing the necessary environmental review under the National Environmental Policy Act (NEPA) (42 United States Code [USC] 4321-4347) and Section 106 of the NHPA. ICF International (ICF) conducted a cultural resources study for the project to assist the City in fulfilling these requirements. The study comprised an archaeological investigation and a historic resources survey.

The proposed Sunset Terrace Redevelopment Project, hereafter referred to as the undertaking, will occur on approximately 8 acres of RHA-owned property occupied by existing public housing units, known as Sunset Terrace, located at the intersection of NE Sunset Boulevard and Harrington Avenue NE; 3 acres of vacant land along Edmonds Avenue NE, Glenwood Avenue NE, and Sunset Lane NE; and additional property adjacent to Sunset Terrace along Harrington Avenue NE that RHA intends to purchase for housing and associated services. Conceptual plans propose redevelopment of Sunset Terrace and the adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. Existing public housing units on the property would be removed and replaced with new construction. The new construction would include a 1-to-1 unit replacement for all 100 existing public housing units and integrated public amenities, such as a new recreation/community center, a new public library, a new park/open space, retail shopping and commercial space, and/or green infrastructure.

Proposed improvements along NE Sunset Boulevard would include widening of the right-of-way to allow for intersection improvements and the construction of roundabouts, planted medians, bike lanes, crosswalks, and sidewalks. New natural stormwater infrastructure would be integrated into the new development and the streets improvements.

Project Background

Personnel

Christopher Hetzel, MA, architectural historian, served as cultural lead for this project and Principal Investigator for the consideration of built environment resources. J. Tait Elder, MA, archaeologist, was Principal Investigator for archaeology and led the field crew during the archaeological investigations. Melissa Cascella, MA, assisted the principal investigators in drafting this cultural resources survey report, and Patrick Reed assisted with the field investigation and literature search.

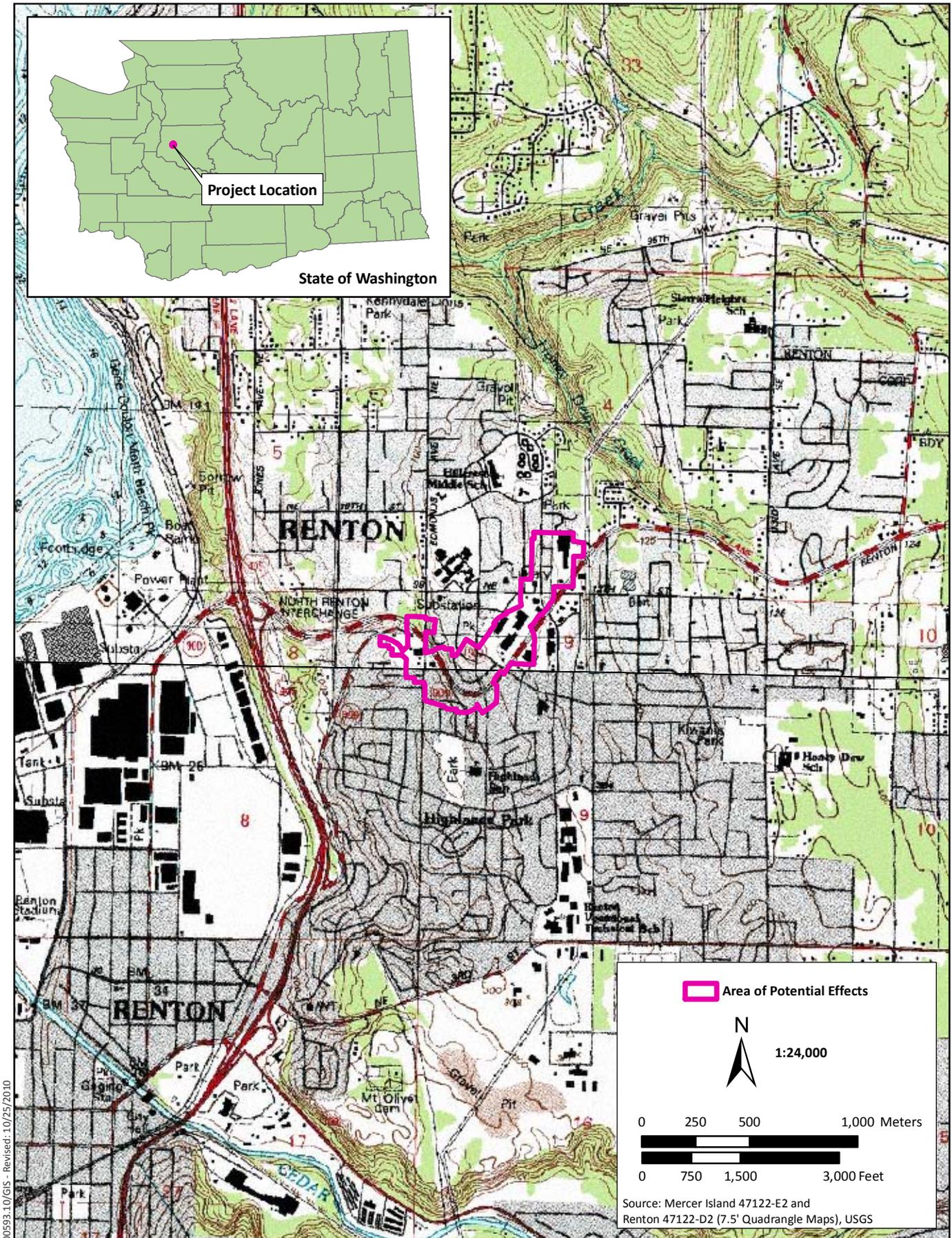
Location

The undertaking is located in the city of Renton, King County, Washington, in the Northwest Quarter of Section 9, Township 23, Range 5 East (Figure 1). It is in an area known as the Sunset Area Community, situated in the vicinity of NE Sunset Boulevard east of Interstate 405 in the city of Renton, Washington. The project activities would include redevelopment of the following properties:

- The Sunset Terrace public housing complex at 970 Harrington NE (Assessor Parcel Numbers [APNs]: 7227801085, 7227801055, 7227801400).
- Vacant lots known as the Harrington Lot (APN: 7227801785) and the Edmonds-Glenwood Lot (APNs: 0923059080 and 7227801375).
- Residential lots at 1139 Glenwood Avenue NE (APN: 7227801380), 1060 Glenwood Avenue NE (APN: 7227801310), 1052 Glenwood Avenue NE (APN: 7227801305), 1067 Harrington Avenue NE (APN: 7227801300), and 1073 Harrington Avenue NE (APN: 7227801295).
- A segment of NE Sunset Boulevard between approximately Monroe Avenue NE on the east and Edmonds Avenue NE on the west.

Area of Potential Effects

The Area of Potential Effects (APE) is defined as the geographic area or areas within which the project may directly or indirectly cause change of character or use of historic properties (i.e., archaeological sites, traditional cultural properties, and/or built environment resources). It includes the horizontal and vertical extents of the proposed project activities on parcels in and adjacent to Sunset Terrace considered for redevelopment, and all parcels that abut NE Sunset Boulevard between about Edmonds Avenue NE and Monroe Avenue NE (Figure 2). This area would encompass all the areas of proposed ground disturbance and potential effects to neighboring properties posed by road and infrastructure improvements along NE Sunset Boulevard. The areas of ground disturbance would be limited to parcels comprising the Sunset Terrace public housing complex; the Harrington (RHA's Piha site) and Edmonds-Glenwood lots; the residential parcels at 1139 Glenwood Avenue NE, 1060 Glenwood Avenue NE, 1052 Glenwood Avenue NE, 1067 Harrington Avenue NE, and 1073 Harrington Avenue NE; and the existing highway right-of-way along NE Sunset Boulevard. The depth of the anticipated ground disturbance will vary, depending on the design the proposed development and street improvements. The horizontal APE has also been expanded to include parcels adjacent to NE Sunset Boulevard.



00593.10/GIS - Revised: 10/25/2010

Figure 1
Project Location
Cultural Resources Survey Report

00593-10/GIS - Revised: 10/13/2010

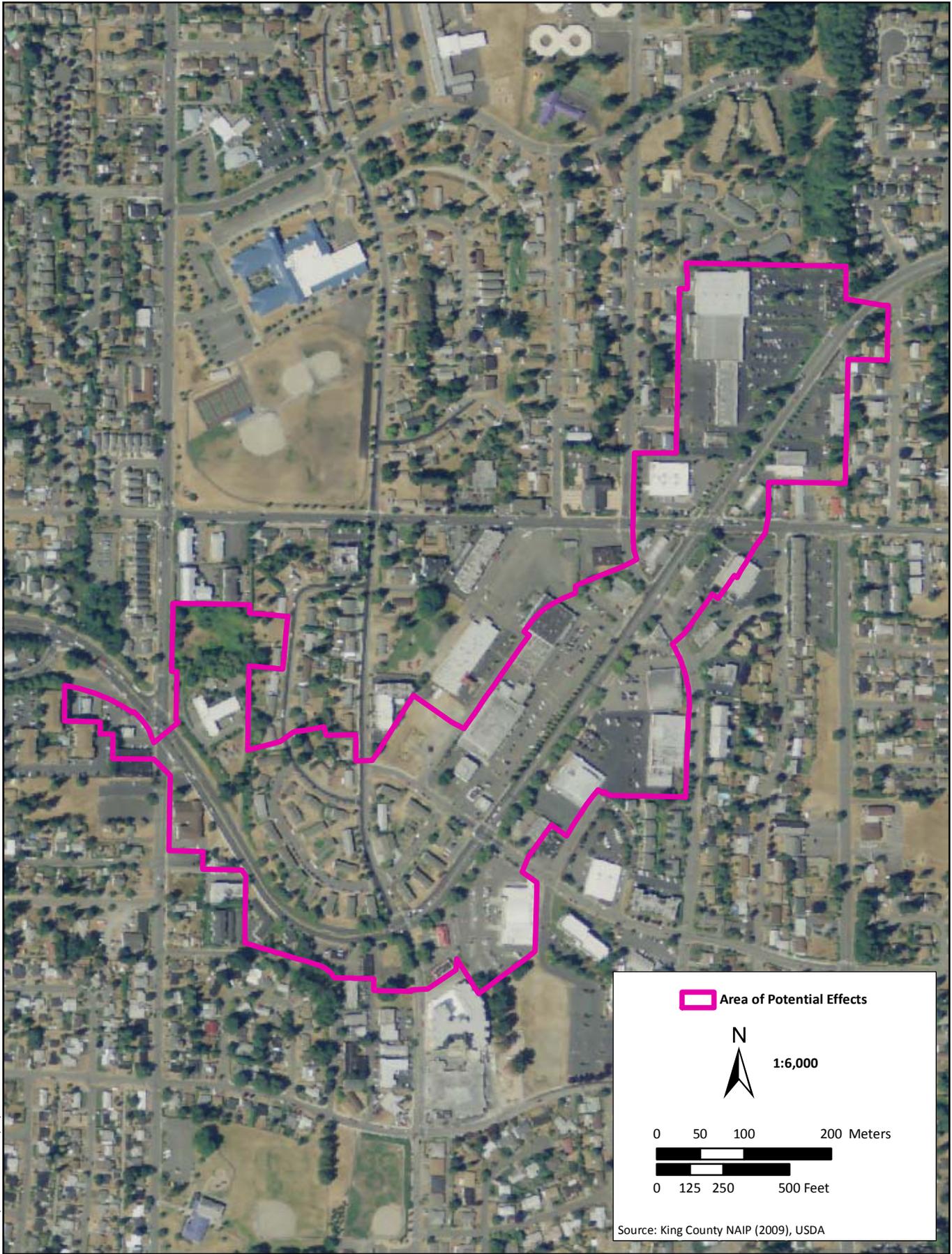


Figure 2
Area of Potential Effects
Cultural Resources Survey Report

The City initiated consultation with DAHP and the Muckleshoot Indian Tribe under Section 106 of the NHPA with letters sent on September 1, 2010 requesting comments on the APE and input on the proposed undertaking. Copies of the notification letters are provided in Appendix A.

Regulatory Context

Federal, state, and local regulations recognize the public's interest in cultural resources and the public benefit of preserving them. These laws and regulations require analysts to consider how a project might affect cultural resources and to take steps to avoid or reduce potential damage to them. A cultural resource can be considered as any property valued (e.g., monetarily, aesthetically, religiously) by a group of people. Valued properties can be historical in character or date to the prehistoric past (i.e., the time prior to written records).

The undertaking requires federal funding and must satisfy the requirements established under the NEPA and Section 106 of the NHPA. The NHPA is the primary mandate governing projects under federal jurisdiction that might affect cultural resources. The purpose of this report is to identify and evaluate cultural resources in the project area, fulfilling the requirements of NEPA and Section 106 of the NHPA, and to assess the potential effects of the build alternatives on cultural resources.

Federal

National Environmental Policy Act

NEPA requires the federal government to carry out its plans and programs in such a way as to preserve important historic, cultural, and natural aspects of our national heritage by considering, among other things, unique characteristics of the geographic area such as proximity to historic or cultural resources (40 CFR 1508.27(b)(3)) and the degree to which the action may adversely affect districts, sites, highways, structures, or objects listed in or eligible for listing in the National Register of Historic Places (NRHP) (40 CFR 1508.27(b)(8)). Although NEPA does not define standards specific to cultural resource impact analyses, the implementing regulations of NEPA (40 CFR 1502.25) state that, to the fullest extent possible, "agencies shall prepare draft environmental impact statements concurrently with and integrated with environmental impact analyses and related surveys and studies required by...the National Historic Preservation Act of 1966 (16 USC 470 et seq.)."

Although NEPA statutes and implementing regulations do not contain detailed information concerning cultural resource impact analyses, Section 106 of the NHPA, with which NEPA must be coordinated, details standards and processes for such analyses. The implementing regulations of Section 106 states, "Agency officials should ensure that preparation of an environmental assessment (EA) and finding of no significant impact (FONSI) or an EIS and record of decision (ROD) includes appropriate scoping, identification of historic properties, assessment of effects upon them, and consultation leading to resolution of any adverse effects" (36 CFR 800.8[a][3]). Section 106, therefore, typically forms the crux of federal agencies' NEPA cultural resources impact analyses and the identification, consultation, evaluation, effects assessment and, mitigation required for both NEPA; and Section 106 compliance should be coordinated and completed simultaneously. This practice is followed in the present analysis.

Section 106 of the National Historic Preservation Act

Section 106 of the NHPA requires federal agencies to consider the effects of funded or approved undertakings that have the potential to impact any district, site, building, structure, or object that is listed in or eligible for listing in the National Register of Historic Places (NRHP), and the State Historic Preservation Officer, affected tribes, and other stakeholders an opportunity to comment. Although compliance with Section 106 is the responsibility of the lead federal agency, others can undertake the work necessary to comply. Pursuant to the HUD's regulations at 24 CFR 58, the City is authorized to assume responsibility for environmental review, decision-making, and action that would otherwise to apply HUD under NEPA, which includes NEPA lead agency responsibility. The Section 106 process is codified in 36 CFR 800 and consists of five basic steps:

1. Initiate process by coordinating with other environmental reviews, consulting with the State Historic Preservation Officer (SHPO), identifying and consulting with interested parties, and identifying points in the process to seek input from the public and to notify the public of proposed actions.
2. Identify cultural resources and evaluate them for NRHP eligibility (the process for which is explained below), resulting in the identification of historic properties.
3. Assess effects of the project on historic properties.
4. Consult with the SHPO and interested parties regarding any adverse effects on historic properties; and, if necessary, develop an agreement that addresses the treatment of these properties (e.g., a Memorandum of Agreement [MOA]).
5. Proceed in accordance with the project MOA, if an MOA is developed.

An adverse effect on a historic property is found when an activity may alter, directly or indirectly, any of the characteristics of the historic property that render it eligible for inclusion in the NRHP. The alteration of characteristics is considered an adverse effect if it may diminish the integrity of the historic property's location, design, setting, materials, workmanship, feeling, or association. The assessment of effects to historic properties is conducted in accordance with the guidelines set forth in 36 CFR 800.5.

National Register of Historic Places

First authorized by the Historic Sites Act of 1935, the NRHP was established by the NHPA as "an authoritative guide to be used by federal, state, and local governments; private groups; and citizens to identify the nation's cultural resources and to indicate what properties should be considered for protection from destruction or impairment." The NRHP recognizes properties that are significant at the national, state, and local levels. According to NRHP guidelines, the quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and that meet any of the following criteria:

Criterion A. A property is associated with events that have made a significant contribution to the broad patterns of our history.

Criterion B. A property is associated with the lives of persons significant in our past.

Criterion C. A property embodies the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that

represent a significant and distinguishable entity whose components may lack individual distinction.

Criterion D. A property yields, or may be likely to yield, information important in prehistory or history.

Ordinarily, birthplaces, cemeteries, or graves of historical figures; properties owned by religious institutions or used for religious purposes; structures that have been moved from their original locations; reconstructed historic buildings; properties primarily commemorative in nature; and properties that have achieved significance within the past 50 years are not considered eligible for the NRHP, unless they satisfy certain conditions.

The NRHP requires that a resource not only meet one of these criteria, but must also possess integrity. Integrity is the ability of a property to convey historical significance. The evaluation of a resource's integrity must be grounded in an understanding of that resource's physical characteristics and how those characteristics relate to its significance. The NRHP recognizes seven aspects or qualities that, in various combinations, define the integrity of a property, including: location, design, setting, materials, workmanship, feeling, and association.

An adverse effect on a historic property is found when an activity may alter, directly or indirectly, any of the characteristics of the historic property that render it eligible for inclusion in the NRHP. The alteration of characteristics is considered an adverse effect if it may diminish the integrity of the historic property's location, design, setting, materials, workmanship, feeling, or association. The assessment of effects on historic properties is conducted in accordance with the guidelines set forth in 36 CFR 800.5.

State

Washington State Environmental Policy Act

The Washington State Environmental Policy Act (SEPA) requires that all major actions sponsored, funded, permitted, or approved by state and/or local agencies be planned so that environmental considerations—such as impacts on cultural resources—are considered when state-agency-enabled projects affect properties of historical, archaeological, scientific, or cultural importance (Washington Administrative Code 197-11-960). These regulations closely resemble NEPA.

Under SEPA, the Washington State Department of Archaeology and Historic Preservation (DAHP) is the specified agency with the technical expertise to consider the effects of a proposed action on cultural resources and to provide formal recommendations to local governments and other state agencies for appropriate treatments or actions. DAHP does not regulate the treatment of cultural resources found to be significant. A local governing authority may choose to uphold the DAHP recommendations and may require mitigation of adverse effects on significant cultural resources.

For the purposes of this analysis, the degree to which the alternatives adversely affect districts, sites, buildings, structures, and objects listed or eligible for listing in the NRHP is the primary criterion for determining significant impacts under SEPA. Secondary criteria include whether an alternative has the potential to affect districts, sites, buildings, structures, and objects listed in or eligible for listing in the Washington Heritage Register (WHR), the state equivalent of the NRHP.

Washington Heritage Register

The WHR is an official listing of historically significant sites and properties found throughout the state. The list is maintained by DAHP and includes districts, sites, buildings, structures, and objects that have been identified and documented as being significant in local or state history, architecture, archaeology, engineering or culture. To qualify for placement on the WHR, the resource must meet the following criteria.

- A building, site, structure or object must be at least 50 years old. If newer, the resource should have documented exceptional significance.
- The resource should have a high to medium level of integrity (i.e., it should retain important character-defining features from its historic period of construction).
- The resource should have documented historical significance at the local, state, or federal level.

Sites listed on the NRHP are automatically added to the WHR and hence a separate nomination form does not need to be completed.

Governor's Executive Order 05-05

Washington State Executive Order 05-05—which requires state agencies with capital improvement projects to integrate DAHP, the Governor's Office of Indian Affairs, and concerned tribes into their capital project planning process—was signed into action by Governor Chris Gregoire in November 2005. All state agency capital construction projects or land acquisitions, not otherwise reviewed under federal law, must comply with this Executive Order, if the projects or acquisitions have the potential to affect cultural resources. Agencies with projects or acquisitions subject to review under the Executive Order must consult with DAHP and concerned tribes and invite their participation in project planning. If cultural resources are present, then reasonable steps to avoid, minimize, or mitigate potential effects must be taken.

Local

The City currently does not have a local historic preservation ordinance.

Environmental Setting

Geologic Background

The APE is located within the Puget Lowland, a structural and topographic basin that lies between the Cascade Range and Olympic Mountains. The modern topography of the Puget Lowland is primarily the result of surface scouring and moraine formation caused by the most recent glacial advance, known as the Vashon stade of the Fraser glaciation, which took place between 14,000 and 20,000 years before present (BP) (Booth et al. 2009; Easterbrook 2003). As a result of this glacial activity, the APE is characterized as a moderately glacial drift upland, composed of glacial till (Mullineaux 1965). In the modern era, the surface of the APE has been modified to accommodate for development. Geotechnical borings from a previous project, excavated along NE Sunset Boulevard within the APE, revealed four to seven feet of fill along the roadway (Golder Associates 1996, 2003). It is not known whether fill to this depth extends away from the roadway. Similar testing completed prior to construction of the Sunset Terrace public housing complex in 1958–1959 also indicate that limited surface grading occurred on-site during the complex’s construction (George W. Stoddard-Huggard & Associates 1958).

Flora and Fauna

The project APE is located in the Puget Sound area subtype western hemlock (*Tsuga heterophylla*) vegetation zone. Softwoods such as Douglas fir (*Pseudotsuga menziesii*), western hemlock, and western red cedar (*Thuja plicata*) are the dominant tree species in the region, while hardwoods such as red alder (*Alnus rubra*) and bigleaf maple (*Acer macrophyllum*) are generally subordinate and found near water courses or riparian habitats. Garry oak (*Quercus garryana*) groves are found at lower elevations. In some areas, stands of pines (*Pinus* spp.) are major forest constituents, along with Douglas fir (Franklin and Dyrness 1988:72). Understory shrubs with potential food and resource value in the western hemlock zone include, but are not limited to, swordfern (*Polystichum muritum*), bracken fern (*Pteridium aquilinum*), Oregon grape (*Mahonia aquifolium*), vine maple (*Acer circinatum*), huckleberry (*Vaccinium* spp.), blackberry (*Rubus* spp.), ocean spray (*Holodiscus discolor*), salal (*Gaultheria shallon*), blueberries and huckleberries (*Vaccinium* sp.), wapato (*Sagittaria latifolia*) and red elderberry (*Sambucus racemosa*).

Terrestrial faunal resources in the region include, but are not limited to, mule deer (*Odocoileus hemionus*), elk (*Cervus elaphus*), cougar (*Puma concolor*), wolf (*Canis lupus*), coyote (*Canis latrans*), black bear (*Ursus americanus*), squirrels (*Sciurus* sp.), muskrat (*Ondatra* sp.), and raccoon (*Procyon lotor*) (Dalquest 1948).

Cultural Setting

Precontact

Cultural developments in the Puget Sound area have been summarized by a number of reviewers (Kidd 1964; Greengo and Houston 1970; Nelson 1990; Larson and Lewarch 1995; Ames and Maschner 1999; Blukis Onat et al. 2001; Forsman and Lewarch 2001), and most recently by Kopperl (2004). The archaeological record and cultural histories of the prehistory of Puget Sound and surrounding areas generally divide the prehistoric cultural sequence into multiple phases or periods from about 13,000 BP to AD 1700. These phases are academic in nature and do not necessarily reflect tribal viewpoints. A summary of the phases is provided below, based on the periods proposed by Kopperl (2004):

- **Paleo-Indian Period (11,000 to 8000 BP).** Generalized resource development in a post-glacial environment. Site contents consist of large lithic bifaces and bone technology.
- **Early Period (8,000 to 5,000 BP).** Inland sites with lithic artifacts, rarely found with associated plant or animal remains, or hearth structures.
- **Middle Period (5,000 BP to 2,500 BP).** Increase socioeconomic complexity, exploitation of a wider range of environments, and utilization of marine resources.
- **Late Period (2,500 BP to European contact).** The establishment of large semi-sedentary populations, increased diversity of hunting, fishing, plant processing, and woodworking tools, followed by European contact.

Ethnographic and Ethnohistoric

Ethnographic information recorded during the early part of the twentieth century indicates that the Planned Action Study Area is located within the territory of a Native American group traditionally known as the Duwamish. The Duwamish people traditionally spoke the Southern Lushootseed language, which is one of two Coast Salish languages spoken in the Puget Sound (Suttles and Lane 1990:486). They inhabited areas that encompassed Salmon Bay, Lake Union, Portage Bay, Union Bay, Lake Washington, and their tributary streams (Blukis Onat and Kiers 2007:6).

The Duwamish people hunted deer, elk, bear, ducks, geese, and other game animals and waterfowl, when available. Inland of the Puget Sound, they fished for salmon when available (Duwamish Tribe 2010). Plant foods such as sprouts, roots, bulbs, berries, and nuts were collected as well (Suttles and Lane 1990:489) Although ethnographic village locations and place names are documented south of the Planned Action Study Area along the Cedar River, no ethnographically documented villages or place names are known to exist within the the study area (Hilbert et al. 2001)

European American settlement of the Puget Sound area in the 1850s severely disrupted the Duwamish way of life. Early contact between the Duwamish and European Americans was cordial, and the Duwamish were essential to the survival of many early settlers. As the city of Seattle and the surrounding towns grew, natural resources on which the Duwamish relied became increasingly scarce and other traditional areas became inaccessible as a result of development. Further urban expansion, combined with the banning of native urban residence in 1865, resulted in many of the Lake Duwamish people moving away from, or being forced out of, the Seattle area. Many of the Duwamish people went to reservations where they had relatives, including the Muckleshoot,

Suquamish, Tulalip, Lummi, or Snoqualmie reservations (Blukis Onat et al. 2005). Today, some of the descendents of the Duwamish people are now members of several federally recognized tribes including the Muckleshoot Indian Tribe, Suquamish, Tulalip Tribe of Indians, and Snoqualmie Tribe, while others remain enrolled with the Duwamish tribe, although it is not a federally recognized tribe (Duwamish Tribe 2010).

Historic Context

Early Beginnings

The first European American settler in the Renton area was Henry Tobin, who arrived in 1853 and established a 320-acre claim on the Black River, along with his family (Buerge 1989:22–24; City of Renton 1989:4). Tobin, together with three partners, subsequently established the Duwamish Coal Company and built the area's first sawmill to obtain the lumber necessary for the mining tunnels. The sawmill was in operation by 1854, but conflicts with Native American groups in the region soon caused an end to this early business venture (Buerge 1989:22).

Over the few short years of European American settlement in the Puget Sound area, Native Americans had witnessed important areas of their traditional lifeways occupied and altered by the new settlers (Thrush 2007:79–80). After establishment of the Washington Territory in 1853, the new territorial governor began drafting agreements that required the removal of the area's remaining Native American populations, to make the land available for further European American. Enacted in two councils called the Medicine Creek Treaty and the Point Elliott Treaty, the agreements called for lands to be handed over to the state in exchange for rights to traditional gathering areas, money and the relocation of native peoples to designated reservations (Buchanan 1859; Buerge 1989:22–23; Peirce 1855; Slauson 2006:3).

After signing the Point Elliot Treaty, local tribal chief Keokuck returned to the Black River area to find his people deeply divided between feelings of friendship to settlers they knew in the area, and feelings of resentment and betrayal for being forced to surrender their traditional homelands. Several regional tribes, including the Yakama and Wenatchee, united together to confront encroaching settlers, resulting in the conflict referred to as the Yakima Indian War of 1855. Crossing the mountains, warriors raided settlements and even launched an attack on the city of Seattle itself. After the Treaty of Point Elliott was ratified by Congress in 1859, the remaining Duwamish living along the Black River were forced from their land and relocated to reservations (Buerge 1989:23).

The Birth of Renton

After the signing of the Treaty of Point Elliott and the forced removal of the native Duwamish, an increasing number of settlers entered the area (Buerge 1989:23). In 1856, Erasmus M. Smithers acquired Tobin's earlier claim by marrying his widow, and purchased an additional 160 acres in 1857 (Buerge 1989:24; City of Renton 1989:4; Slauson 2006:2). Smithers' substantial land holdings eventually became the center of a burgeoning community that would eventually form the city of Renton. During the 1860s, several additional families settled in the area, and schools and a post office were established.

Rich deposits of coal found in the mountains surrounding the small community in the 1860s and 1870s furthered its prosperity. Wealthy entrepreneurs, such as Captain William Renton, who had built an enormous and prosperous sawmill on Bainbridge Island, invested heavily in the area's coal

and transportation industries, allowing the fledgling community's economy to boom (Buerge 1989:24–27; Slauson 2006:6).

In 1875, Smithers and two partners filed the town plat for the new community and named it Renton in honor of the investor's financial backing (The Boeing Company et al. 2001:5; Buerge 1989:27; City of Renton 1989:4; Slauson 2006:7). The coal-mining and logging industries continued to draw new residents to the area (Buerge 1989:30–32; City of Renton 1989:4–5). In 1875, less than 50 people lived in Renton, but by 1900, 1,176 people called it home (City of Renton 1989:4). Renton was fully incorporated on September 6, 1901 (The Boeing Company et al. 2001:5; Buerge 1989:37).

Industrial Development

At the turn of the twentieth century, the area's coal-mining industry began to decline in importance, soon to be replaced by a new set of industries. The discovery of superior quality clay deposits at the south end of Lake Washington led to the establishment of the Renton Clay Works in 1902. By 1917, this company was the largest brick manufacturing plant in the world (The Boeing Company et al. 2001:5; City of Renton 1989:5). Addressing the growing needs of the railroad, logging, and later military, during the two World Wars, the Pacific Car & Foundry was first established during this period, supplying steel, pig iron, and other equipment for the production of railroad boxcars, tanks, and later, wing spans for aircraft. The company acquired Kenworth Motor Trucks in 1945 and Peterbilt Motors in 1958, merging them into one company called PACCAR in 1972 (City of Renton 1989:5).

One of the greatest influences on the development of Renton occurred during World War II with the establishment of the Boeing Company aircraft manufacturing plant at the south end of Lake Washington (City of Renton 1989:6). Built in 1940, the Renton Boeing plant manufactured B-29 Superfortress bombers; the plant exponentially increased in size through the course of the war (The Boeing Company et al. 2001:12). At its height in 1942, the plant employed 44,754 people and produced approximately 90 planes each month, with a total of 6,981 planes completed before the war's end (Slauson 2006:126).

Development in Renton boomed with the flood of jobs and new residents brought by Boeing and other manufacturers. After the war, Boeing continued to employ as many as 35,000 workers and PACCAR was the city's second largest employer (Buerge 1989:82). Dubbed the "Hub City of Enterprise," Renton was one of the most important manufacturing centers in the state at this time (Buerge 1989:82). In the postwar era, new housing, retail shops, schools, churches, and civic services were established to provide for the new masses, and the federal government provided nearly \$4 million in funds for the construction of new housing alone (Buerge 1989:75–79).

Boeing continued to play a prominent role in Renton's economy through the rest of the twentieth century, producing commercial airplanes including the 737, 747, 757, and 767 and employing as many 25,000 (City of Renton 1989:6). Today, Renton's economy is shifting towards a greater economic diversification with technology firms, microbreweries, and the Wizards of the Coast, a game and card company (The Boeing Company et al. 2001:19; Buerge 1989:88).

Renton Highlands

Despite Renton's rapid growth in the early twentieth century, the area encompassing in the APE remained largely undeveloped until the 1940s. The area was logged starting in 1883 (Slauson 2006:42) and Primary State Highway 2 (PSH 2), later known as the Sunset Highway or SR 900, was

established through the APE from 1909 through 1910. The route was first paved in 1920, becoming the principal highway between Seattle and Snoqualmie Pass prior to the construction of the Lake Washington Floating Bridge in 1940 (Buerge 1989:67; Morning Olympian 1909:3).

Although development in Renton's downtown grew with the arrival of the highway, the area in the vicinity of the APE remained primarily rural. With the arrival of the Renton Boeing plant and its tens of thousands of workers in the 1940s, however, housing development exploded in the area with many of its existing residential neighborhoods first established during World War II. In order to accommodate the enormous work force, the federal government embarked on a series of housing projects in the area (Buerge 1989:75). Known as the "Highlands" south of the highway and as the "North Highlands" north of the highway, the development of these two neighborhoods relied heavily on federally loans, grants, and other programs (City of Renton 1989:34). During this early development, the Highlands emerged as the center of housing project development while the North Highlands evolved with the construction of mixed commercial and multi-use family housing along the highway (City of Renton 1989:34–35).

Overnight, retail and social services emerged to serve the bustling new community. The Highlands area received its own post office and fire station in the fall of 1943 (Slauson 2006:45, 85), and a large recreational complex complete with tennis courts, ball fields, and a small gymnasium was completed in 1949 (Slauson 2006:81). Later improvements included the move of a prominent Methodist church from downtown Renton to the Highlands area in 1958 and construction of a new branch of the library in 1979 (Slauson 2006:62, 97). By 1975, the area was almost fully developed (City of Renton 1989:34–35; Renton History Museum 1975).

Postwar Housing Development and Design

During World War II, population migrations to urban centers combined with the rapid development of wartime industries caused increasing demand for housing that was much greater than in prior decades (Madison 1971:i-ii). Although a series of housing reforms were enacted during the 1930s Depression era, including establishing the Federal Housing Administration, it was not until the postwar era that the federal government enacted "the most significant housing legislation ever passed" to meet this need (Lord 1977:10). In the Housing Act of 1949, a goal was set by the federal government to provide "a decent home and suitable living environment for every American family" (Lord 1977:10). The Act outlined an ambitious goal, authorizing the construction of 810,000 new homes over the next six years (Lord 1977:10).

The result of this legislation was the funding of new homes and housing projects in cities throughout the nation. Large multifamily housing projects, in particular, were strongly influenced by the tenants of the Garden City movement. The concept of the Garden City was promulgated in 1902 by Ebenezer Howard. Howard critically examined the life of urban city dwellers and determined that they suffered from insufficient access to space and nature. In response, Howard envisioned the Garden City, a plan for smaller and denser, publically owned communities that could provide the long-term planning necessary assure ample access to "fresh air, sunlight, breathing room and playing room" required for a successful, pleasant and ideal lifestyle (Howard 1902:113; Chambers 1902).

Beginning in the 1940s, the Federal Housing Administration (FHA) adopted many of the ideas and methods championed by Howard. Addressing the high demands for housing, the FHA turned from single-family dwellings to larger apartment complexes suitable for the Garden City ideal (Hanchett 2000:167–168; Rabinowitz 2004:23). Known as garden style apartments, these housing projects began to increasingly serve a lower-class population and federal housing began to assume an

additional role of redefining “the working-class community along middle class lines” (Karolak 2000:67). Thus, federal housing embarked on a new campaign to elevate the poor within society by exposing them to environments which conformed to designs and ideals practiced by the middle class: garden-city ideal (Karolak 2000:67–70). These federal housing projects used the principals developed by Howard, requiring open space and holistic planning of communities, as government architects tailored “the kitchens, bathrooms, and living rooms...of American workers to encourage loyalty, hard work, thrift, and other middle-class values” (Karolak 2000:76).

Sunset Terrace Public Housing Complex

In Renton Highlands, federal funding during the postwar period included significant investment in affordable housing. Central to this effort was construction of the Sunset Terrace public housing complex along the north side of Primary State Highway 2 (NE Sunset Boulevard) in 1958–1959, comprising most of the Potential Sunset Terrace Redevelopment Subarea. Authorized on June 28, 1958, and completed in 1959, Sunset Terrace consisted of a complex of 100 low-income housing units consisting of both one- and two-story structures arranged along curvilinear streets (Associated Press 1958:1; King County Department of Assessments 2010; The Seattle Times 1959:44). It was constructed by Seattle-based Dahlgren Construction Company and designed by George W. Stoddard-Huggard & Associates (George W. Stoddard-Huggard & Associates 1958; The Seattle Times 1959:44).

George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area. Stoddard graduated from the University of Illinois in 1917. After serving in World War I, he joined his father’s architectural firm in Seattle and later went on to create his own firm, George W. Stoddard & Associates (The Seattle Times 1960:32; The Seattle Times 1967:16). In 1955, Stoddard brought on partner Francis E. Huggard and renamed the firm George W. Stoddard-Huggard & Associates, Architect and Engineers (The Seattle Times 1967:16). Stoddard built such noted structures as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project (Elenga 2007:48, 230; Ochsner 1998:208, 352; The Seattle Times 1967:16). Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions (The Seattle Times 1960:32).

Stoddard’s design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to each housing unit. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake with some brick veneer.

RHA completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s, when the single-level, ground-related units in the complex were upgraded for ADA

accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

Existing Data and Background Data

Records Research

A record search was conducted using the Washington Information System for Architectural and Archaeological Records Database (WISAARD) to identify previously documented archaeological, ethnographic, and historic resources within 1 mile of the APE. WISAARD contains all records and reports on file with DAHP recorded since 1995. No previously completed cultural resources studies and no previously documented archaeological sites are located in the APE. Only one historic resource, the building at 2615 NE Sunset Boulevard, was previously recorded in the APE. However, the building's NRHP eligibility was not previously evaluated. Ten previously completed cultural resources surveys and one archaeological site were identified outside the APE, but within a 1-mile radius of its boundary. A summary of these cultural resources studies and the archaeological site is provided in Table 1.

Table 1. Cultural Resources Surveys within 1 Mile of the Area of Potential Effects

NADB #	Authors/Year	Report Title	Description	Cultural Resources
1339887	Juell 2001	Cultural Resources Inventory of the proposed Washington Light Lanes Project	Literature search and windshield survey of I-405 corridor.	None
1352447	Bundy 2008	Interstate 405 Corridor Survey: Phase I Interstate 5 to State Route 169 Improvements Project	Survey of I-405 corridor and shovel testing.	None
1351994	Goetz 2008	Archaeological Assessment, Dayton Avenue NE/NE 22nd Street Stormwater System Project	Excavated a total of six shovel probes.	None
1353126	Chatters 2009	Recovery of Two Early 20th Century Graves from Renton, WA	Exhumed remains of young male and older probable female from residential area.	Site 45KI686; NRHP eligible, but site completely removed through excavation
1348842	Hodges 2007a	Cultural Resources	Monitoring of 20, 4 inch bore holes	None

NADB #	Authors/Year	Report Title	Description	Cultural Resources
1349666	Stipe 2007	Assessment for the Proposed Lowe's of Renton Verizon Wireless SEA Renton Voc-Tech Cellular Tower Cultural Resources Review	through fill. Records search and pedestrian archaeological survey	None
1349929	Miss 2007	Archaeological Monitoring for the South Lake Washington Roadway Improvement Project	Monitoring of excavated trenches.	None
1349789	Hodges 2007b	Archaeological Resource Assessment for the South Lake Washington Roadway Improvement Project	29 backhoe trenches excavated through fill.	None
1340681	Cooper 2001	Antennas on an Existing Transmission Tower 12612 Southeast 96th Street	Survey around footprint of transmission tower and one shovel test.	None

NADB = National Archaeological Database

There is one known archaeological site within a 1-mile radius of the APE. Site 45KI686, known as the Henry Moses Aquatic Center Site, contains two Hunter-fisher-gatherer hearth features likely short-term campsites. These features were inadvertently discovered while constructing the aquatic center; the site was fully excavated in June of 2003 by Larson Anthropological Archaeological Services Limited. Feature 1 was a shallow basin hearth that contained charred wood, burned earth, and fragments of hazelnut shell. Charcoal samples taken from feature 1 came back with a corrected date of 291BP. The presence of Hazelnut shells suggests a fall use for Feature 1. Feature 2, had been almost completely removed by the excavation of a swimming pool prior to data recovery. Twenty-two pieces of FMR were recovered from feature 2, however there was insufficient charcoal for a radiocarbon sample and no mammal bone, fish bone, or other plant remains were identified. (Kaehler 2004)

Objectives and Expectations

Review of existing archaeological records within 1 mile of the Planned Action Study Area reveals that all known archaeological sites are located in areas for which the geomorphology indicates a high probability for containing pre contact archaeological sites (e.g., floodplains and lake margins). In contrast, the APE itself is located on a glacial till plain, which has a low probability for pre contact archaeological sites. Precontact archaeological sites on upland terraces tend to be very old relative to valley floor sites, and contain lithic artifacts, with rare instances of bone or plant remains.

Analysis of previous geologic research within the project APE reveals that sediments deposited during the Pleistocene epoch should be encountered at or near the modern ground surface in areas that have not been modified in the historic or modern period. Since there is only evidence for human occupation in the Puget Sound area during the Holocene epoch, all cultural materials should be encountered on or just below ground surface in areas that have not been modified during the historic or modern period, or at the fill/naturally deposited sediment interface in areas that have been filled during the historic and modern period.

Given the examination of the existing archaeological and geologic information, the likelihood for encountering prehistoric archaeological sites was considered very low. It was expected that any precontact archaeological sites encountered during archaeological investigations would be surface lithic scatters. If topsoil has been removed, then it was also expected that no archaeological materials would be encountered.

Research Methods

Archaeological Investigations

ICF archaeologists conducted a cultural resources survey of the APE, using standard DAHP-accepted methods appropriate for finding and recording cultural resources. The field survey included walking transects across the APE and excavating shovel tests to find exposed and buried archaeological deposits and historic features. The purpose of this survey was to identify any visible archaeological materials and to characterize the vertical extent of the APE. Shovel test pits (50 centimeter [cm] diameter) were excavated in areas not covered in asphalt, concrete, buildings, or other features. The pits were excavated to the depth of Pleistocene sediments or dense gravel deposits of obstructing rocks, when encountered. In some shovel tests, excavations exceeded the depth of Pleistocene sediments. These units were excavated to confirm that Pleistocene sediments had not been redeposited over younger Holocene aged sediments. All shovel tests were excavated by hand and sediments screened through 6-millimeter (0.25-inch) mesh hardware cloth. Upon completion of excavation, shovel tests were photographed using a digital camera and backfilled.

Representative photographs are presented at the end of this document. Shovel tests were mapped using a Trimble GeoXH global positioning system (GPS) unit.

Historical Resources Survey

The historic resources survey involved examining and photographing buildings and structures in the APE determined to be 45 years of age or older. ICF senior architectural historian, Christopher Hetzel, MA, conducted the survey and reviewed all properties in the APE to determine their eligibility for listing in the NRHP. Construction dates were established using data from the King County Tax Assessor, original construction drawings for the Renton Sunset public housing project, and based on visual inspection. Properties built before 1965 were identified and information was collected about their physical characteristics. The data collected included one or more photographs of each property from the public right-of-way, the architectural style of each resource (if identifiable), the type and materials of significant features, and the existence of alterations and overall physical integrity.

Properties identified as 45 years of age or older were evaluated to determine their eligibility for listing in the NRHP and recorded in the Washington State Historic Property Inventory Database, per DAHP reporting standards. Printed record forms for each property are provided in Appendix B of this report.

Archaeological Investigations

On October 7, 2010, ICF archaeologists J. Tait Elder, MA, and Patrick Reed conducted an archaeological investigation of the APE. The investigation included a pedestrian survey across the entire APE and 12 shovel tests in areas that were not obscured by concrete or asphalt, or where buried utilities were present (Figure 3).

NE Sunset Boulevard Right-of-Way

A windshield survey was conducted in the commercially developed areas along NE Sunset Boulevard, within the APE. The survey indicated that much of the ground surface had been paved for use as roadways, sidewalks, or parking lots.

No shovel tests were conducted in this area, because concrete and asphalt paving covered nearly all the ground surface or buried utility lines were present.

Edmonds-Glenwood Lot

A pedestrian survey was performed in this area, although ground visibility was obscured by extensive surface vegetation consisting of grasses and blackberry.

Shovel tests excavated at the Edmonds-Glenwood Lot revealed gravelly silty sand, ranging from loose to moderate compaction that increased with depth. A weakly developed A-horizon is present in the first 20 cm, which shows indications of disturbance. Modern refuse, as well as a single historic artifact, were encountered in disturbed sedimentary context. These objects included flat glass, safety glass, one vessel glass fragment, wire nails and one cut (square) nail.

Harrington Lot

A pedestrian survey was performed in this area, although ground visibility was obscured by surface vegetation consisting of grasses.

Shovel tests excavated at the Harrington lot revealed deposits of gravelly silty sand that had been overlain by imported gravelly sandy fill, which had developed multiple A-horizons from between filling events. Amber and clear glass fragments were observed in the imported sand fill. ST#8 encountered sandy fill usually associated with buried utilities, and was terminated at 45 cm below surface.

Sunset Terrace Public Housing Complex

A pedestrian survey was performed in this area, although ground visibility was obscured by extensive surface vegetation consisting of grasses and constructed components consisting of sidewalks and buildings.

Shovel tests excavated at the Sunset Terrace complex revealed no historic or modern cultural materials. ST#11 contained gravelly silty sand underlain by sterile laminated sands below 52 cm. Weathered glacial till was encountered at 24 cm below surface in ST#12. No other shovel tests contained sediments that were identified as glacial till.

Summary of Shovel Tests

A total of 12 shovel tests were excavated in the APE, specifically within the Edmonds-Glenwood Lot (five tests), the Harrington Lot (five tests), and Sunset Terrace public housing complex (two tests) (Figure 3). Table 2 below provides a summary of these 12 test pits, including their location and results.

00593-10/GIS - Revised: 10/25/2010

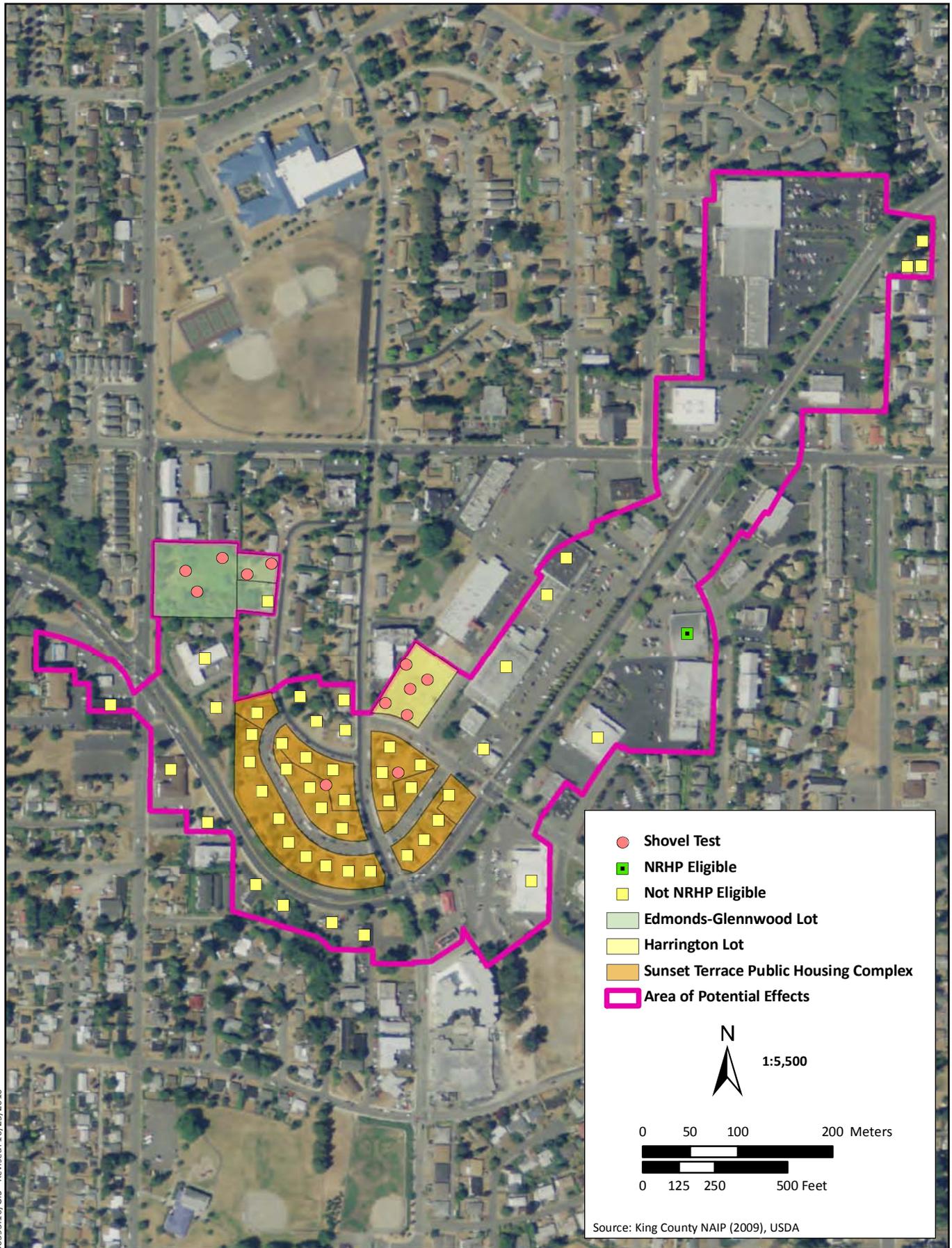


Figure 3
Shovel Test Locations and Historic Resources Survey Results
Cultural Resources Survey Report

Table 2. Shovel Test Data

ST	Depth	Width	Soil Description	Comments	Location
1	45	100	0–17 cm: Brown gravelly silty sand, loose compaction, few small roots. 17–65 cm: Reddish brown gravelly silty sand, loose compaction moderately loose compaction, less silt than above. 65–100 cm: Olive brown gravelly silty sand, loose compaction	0–17 cm: A-horizon formed in recessional glacial outwash, disturbed, developed weakly partial removal from grubbing, contained flat glass, safety glass, vessel glass, square nail 17–65 cm: B-horizon in recessional glacial outwash 65–100 cm: recessional outwash	Edmond-Glenwood Lot
2	45	115	0–21 cm: Brown gravelly silty sand, loose compaction, few small roots. 21–62 cm: Red sediment, mixed and mottled w/ abundant burned wood 62–115 cm: Olive grey gravelly silty sand	0–21 cm: A-horizon, disturbed 21–62 cm: B-horizon, disturbed, abundant burned wood 62–115 cm: Recessional outwash	Edmond-Glenwood Lot
3	42	64	0–14 cm: Mixed and disturbed silty gravelly sand 14–64 cm: Reddish brown silty gravelly sand, increasing gravels with depth 64–68 cm: Olive grey gravelly silty sand	0–14 mixed A and B horizons in outwash	Edmond-Glenwood Lot
4	43	58	0–18 cm: Brown gravelly silty sand 18–43 cm: Reddish brown silty gravelly sand loose to moderate compaction 543–58 cm: Olive grey to brown gravelly silty sand	0–18 cm: A-horizon in outwash 18–43 cm: B-horizon in outwash 43–58 cm: outwash	Edmond-Glenwood Lot
5	42	56	0–30 cm: Mixed and disturbed reddish brown silty gravelly sand loose compaction 30–52 cm: Intact reddish brown gravelly silty sand, moderate compaction 52–58 cm: Olive grey gravelly silty sand	0–30 cm: Brick and concrete fragments 30–52 cm: B-horizon in recessional outwash 52–58 cm: Recessional outwash	Edmond-Glenwood Lot

ST	Depth	Width	Soil Description	Comments	Location
6	43	82	0-23 cm: Gravelly sand fill, dense compaction 23-51 cm: Reddish brown fine sand w/ occ. Rounded granules 51-82 cm: Olive grey gravelly silty sand	0-23 cm: Occ. brown and clear bottle glass 23-51 cm: B-horizon in outwash 51-82 cm: Intact glacial outwash	Harrington Lot
7	42	109	0-13 cm: Brown sand, loose compaction 13-88 cm: Reddish brown fine to moderate pebbly sand, loose compaction 88-109 cm: Olive grey gravelly silty sand	0-13 cm: A-horizon 36-60 cm: black sooty sand lenses w/rootlets, root burn 88-109 cm: outwash	Harrington Lot
8	42	45	0-40 cm: Mixed reddish brown imported gravelly sandy silt 40-45 cm: Medium varigated sand	0-40 cm: Fill, plastic and glass fragments 40-45 cm: Utility line fill	Harrington Lot
9	43	119	0-14 cm: Brown gravelly sand 14-20 cm: Mixed tanish brown and reddish brown sand 20-30 cm: Brown gravelly sand 30-56 cm: Reddish brown gravelly sand, loose to moderate compaction 56-79 cm: Grayish brown sand, few pebbles 79-94 cm: Moderate compacted brown sand with few charcoal flecks, 94-119 cm: Loose to moderately compacted reddish brown sand	0-14 cm: A-horizon 20-30 cm: Buried A horizon, plastic, glass 30-56 cm: Imported fill 79-94 cm: Buried A-horizon 94-119 cm: B-horizon in outwash	Harrington Lot
10	45	120	0-25 cm: Mixed reddish brown gravelly sand 25-30 cm: Very dark brown silty sand 30-84 cm: Reddish brown silty sand 84-87 cm: Dark brown silty fine sand 87-120 cm: Reddish brown silty fin sand	0-25 cm: Imported fill, plastic and glass fragments 25-30 cm: A-horizon in fill 30-84 cm: fill 84-87 cm: A-horizon in outwash 87-120 cm: B-horizon in outwash	Harrington Lot
11	41	88	0-19 cm: Brown Gravelly silty sand 19-52 cm: Gravelly silty sand 52-88 cm: Grey laminated sands	0-19 cm: A-horizon with clear contact possible cut and fill, 19-52 cm: B-horizon with graded contact 52-88 cm: Sterile	Sunset Terrace complex

ST	Depth	Width	Soil Description	Comments	Location
12	43	25	0–25 cm: Brown gravelly silty sand, few rootlets 25+ cm: Compacted weathered till	0–25 cm: A-horizon 25+ cm: Weathered glacial till	Sunset Terrace complex

ST = shovel test

Historic Resources Survey

The reconnaissance-level historic resources survey revealed the presence of 70 developed properties in the APE. Fifty-one of these properties contain resources that are 45 years of age or older (Table 3; Figure 3). One of these properties, the building at 2615 NE Sunset Boulevard, was previously recorded in the Washington Historic Property Inventory Database. However, the building's NRHP eligibility was not previously evaluated. All of the other properties in the APE contain buildings and/or structures that are less than 45 years old (Table 4).

All 51 properties identified as 45 years of age or older were evaluated to determine their eligibility for listing in the NRHP. Based on NRHP criteria for evaluation (36 CFR 60.4), only one of the identified properties in the APE appears to be eligible for listing in the NRHP. The building at 2825 NE Sunset Boulevard was identified during the historic resources survey as possibly eligible for the NRHP.

Table 3. Properties in Area of Potential Effects Identified as 45 Years of Age or Older

Address	Tax Parcel #	Year Built	NRHP Evaluation
2707 NE 10th St	7227801085	1959	Not Eligible
2715 NE 10th St	7227801085	1959	Not Eligible
2624 NE 9th Pl	7227500530	1959	Not Eligible
2630 NE 9th Pl	7227500540	1959	Not Eligible
1012 Edmonds Ave NE	0923059119	1948	Not Eligible
1024 Edmonds Ave NE	0923059086	1954	Not Eligible
1100–1110 Edmonds Ave NE	923059161	1964	Not Eligible
1007 Glenwood Ave NE	7227801400	1959	Not Eligible
1011 Glenwood Ave NE	7227801400	1959	Not Eligible
1052 Glenwood Ave NE	7227801305	1943	Not Eligible
1060 Glenwood Ave NE	7227801310	1943	Not Eligible
1139 Glenwood Ave NE	7227801380	1943	Not Eligible
965 Harrington Ave NE	7227801055	1959	Not Eligible
966 Harrington Ave NE	7227801055	1959	Not Eligible
970 Harrington Ave NE	7227801085	1959	Not Eligible
975 Harrington Ave NE	7227801400	1959	Not Eligible
984 Harrington Ave NE	7227801085	1959	Not Eligible
1067 Harrington Ave NE	7227801300	1943	Not Eligible
1073 Harrington Ave NE	7227801295	1943	Not Eligible
1409 Monroe Ave NE	423059104	1942	Not Eligible
1417 Monroe Ave NE	423059104	1935	Not Eligible
2502 NE Sunset Blvd	923059058	1943	Not Eligible
2615 NE Sunset Blvd	7227500550	1958	Not Eligible
2621 NE Sunset Blvd	7227500550	1959	Not Eligible
2725 NE Sunset Blvd	7227801026	1964	Not Eligible
2800 NE Sunset Blvd	7227801201	1959	Not Eligible
2808–2832 NE Sunset Blvd	7227801205	1962	Not Eligible
2809 NE Sunset Blvd	7227900091	1959	Not Eligible
2825 NE Sunset Blvd	7227900094	1964	Eligible
2832–2844 NE Sunset Blvd	7227801205	1958	Not Eligible
2902 NE Sunset Blvd	7227801205	1958	Not Eligible
3309 NE Sunset Blvd	423059104	1933	Not Eligible
11905 NE Sunset Blvd	0823059111	1964	Not Eligible
2601 Sunset Ln NE	7227801400	1959	Not Eligible
2605 Sunset Ln NE	7227801055	1959	Not Eligible
2606 Sunset Ln NE	7227801055	1959	Not Eligible
2611 Sunset Ln NE	7227801055	1959	Not Eligible
2612 Sunset Ln NE	7227801055	1959	Not Eligible
2617 Sunset Ln NE	7227801055	1959	Not Eligible
2620 Sunset Ln NE	7227801055	1959	Not Eligible

Address	Tax Parcel #	Year Built	NRHP Evaluation
2623 Sunset Ln NE	7227801055	1959	Not Eligible
2629 Sunset Ln NE	7227801055	1959	Not Eligible
2630 Sunset Ln NE	7227801055	1959	Not Eligible
2635 Sunset Ln NE	7227801055	1959	Not Eligible
2641 Sunset Ln NE	7227801055	1959	Not Eligible
2644 Sunset Ln NE	7227801055	1959	Not Eligible
2647 Sunset Ln NE	7227801055	1959	Not Eligible
2711 Sunset Ln NE	7227801055	1959	Not Eligible
2717 Sunset Ln NE	7227801055	1959	Not Eligible
2720 Sunset Ln NE	7227801055	1959	Not Eligible
2723 Sunset Ln NE	7227801085	1959	Not Eligible

Table 4. Properties in Area of Potential Effects Identified as Less than 45 Years Old

Address	Tax Parcel #	Year Built	NRHP Evaluation
1170 NE Sunset Blvd	0823059203	1966	Less than 45 years
2705 NE Sunset Blvd	7227801025	1976	Less than 45 years
2801 NE Sunset Blvd	7227900090	1987	Less than 45 years
2806 NE Sunset Blvd	7227801205	1982	Less than 45 years
2809 NE Sunset Blvd	89000010	1971	Less than 45 years
2813 NE Sunset Blvd	7227900096	1970	Less than 45 years
2833 NE Sunset Blvd	7227900095	1981	Less than 45 years
2950 NE Sunset Blvd	7227801206	1972	Less than 45 years
3000 NE Sunset Blvd	7227900020, 7227900015, 7227900019, 7227900018, 7227900021	2003	Less than 45 years
3002 NE Sunset Blvd	7227800285	1992	Less than 45 years
3005 NE Sunset Blvd	7227900016	1979	Less than 45 years
3116 NE Sunset Blvd	423059095	2000	Less than 45 years
3123 NE Sunset Blvd	423059155	2000	Less than 45 years
3155 NE Sunset Blvd	423059096	1982	Less than 45 years
3160 NE Sunset Blvd	423059080	1977	Less than 45 years
3208 NE Sunset Blvd	423059153	1978	Less than 45 years
3213 NE Sunset Blvd	423059317	1977	Less than 45 years
3217 NE Sunset Blvd	423059127	1980	Less than 45 years
3241 NE Sunset Blvd	423059145	1983	Less than 45 years

Chapter 6

Analysis and National Register of Historic Places Evaluation

Environmental Analysis

The shape and composition of the landforms within the project APE is largely the result of depositional events that occurred during the Pleistocene epoch, as well as modern land modifications. During the late Pleistocene (14,000 and 11,000 BP), advancing and retreating continental glacial ice deposited and compacted unsorted sediments, known as glacial till, in their wake. As glaciers retreated, large volumes of meltwater deposited massive and laminated silty sands with occasional gravels on the surface. Other than surface removal and filling associated with the construction of the existing Sunset Terrace public housing complex and other modern development, no sedimentary depositional or removal events has occurred within the project APE since the end of the Pleistocene epoch.

Once sediment deposition within the project APE ceased, soil formation occurred within the APE. This formation is a weathering process that acts upon sediments exposed at the ground surface. Identification of soil development indicators is an important tool for identifying buried surfaces, understanding landscape modification over time, and determining the potential depth of bioturbation. The process of soil formation typically results in the creation of several distinctive zones, or “soil horizons.” The topmost of these zones is commonly known as topsoil, or “A” horizon. The underlying soils may vary depending on climatic and sedimentary factors, but is commonly a “B” horizon in the Pacific Northwest. A “B” horizon is characterized by the presence of an underlying parent sediment mixed with an accumulation of leached minerals from the overlying “A” horizon. The mixture of these sediments tends to give the “B” horizon a color that differs from the unweathered parent material.

Archaeological excavations at the Edmonds-Glenwood Lot revealed that the majority of the surface within the parcel has been modified through mixture and removal of the native “A” horizon. The western half of the lot had been recently scraped, which was indicated by the total absence of vegetation and an “A” horizon at the surface in some areas, and heavily mixed “A” and “B” horizons in others. While a well developed “A” horizon has formed on the eastern half of the lot, modern debris (plastic, safety glass, nails) were identified throughout, likely indicating both sediment disturbance, and bioturbation. Throughout the parcel, an intact “B” horizon was identified below surface. The sediments in which the “B” horizon formed consist of moderately compacted gravelly silty sand, indicating its likely origin as glacial outwash rather than glacial till. Since the sediments within which soil formation occurred were deposited during the Pleistocene epoch, a period for which there is no record of human occupation in the Puget Sound, excavations were terminated once an intact “B” horizon was encountered. Because all visible surface within the lot have been modified, archaeological excavations revealed mixed or absent “A” horizon, and there are Pleistocene age sediments just below ground surface, the likelihood of discovering intact cultural resources at the Edmonds-Glenwood Lot is considered very low, and even then only on or just below the surface.

Archaeological excavations at the Harrington Lot revealed that two discrete modern fill events have occurred on the property. The most recent fill event ranged in depth from 13 to 40 cm below surface and consisted of brown gravelly sandy silt with occasional glass and metal fragments. An older fill event, which was composed of silty sand with occasional gravels, had been exposed long enough prior to having additional fill deposited on top of it that a weak “A” and “B” horizon had formed. A buried naturally deposited surface was encountered between 84 and 94 cm below surface. Underlying this surface, the sediment composition was similar to that of the undisturbed glacial outwash identified at the Edmonds-Glenwood Lot. Since there is a buried native surface that would have been exposed during the Holocene epoch located within the Harrington lot, it is possible that ground disturbing activities could encounter sediments that have the potential to contain archaeological deposits.

The surface upon which the existing Sunset Terrace public housing complex was constructed has been heavily disturbed. Archaeological excavations revealed a sharp contrast between the composition of the “A” horizon and the underlying sediments. The “A” horizon was composed of moderately compacted brown gravelly sandy silt, while underlying sediments were composed of either moderately compacted gravelly silty sand. This sharp contrast indicates that the “A” horizon is an imported topsoil, and that the native “A” horizon was previously removed. Examination of grading and utilities plans from original construction drawings for the Sunset Terrace public housing complex indicates extensive ground disturbance during the complex’s construction (George W. Stoddard-Huggard & Associates 1958). Given the level and extent of known disturbance, the absence of a native “A” horizon, and the presence of Pleistocene age sediments just below ground surface, there is no potential for buried archaeological sites within the area of the Sunset Terrace Public housing complex. Extensive concrete and asphalt, as well as buried utilities, prevented archaeological excavations along NE Sunset Boulevard.

National Register of Historic Places Evaluation

Only one potentially NHRP eligible property was identified in the APE, consisting of the existing building at 2825 NE Sunset Boulevard. No other significant cultural resources were identified in the APE. The building at 2825 NE Sunset Boulevard, constructed in 1964, is an excellent example of a 1960s era supermarket designed in the Modern style, has good integrity, and is likely the design of a master architect. It is considered eligible for the NRHP under criterion C at the local level of significance because it embodies the distinctive characteristics of a type and style of construction and may represent the work of a master.

None of the other identified resources in the APE are considered NRHP eligible. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. The other individual buildings and residences in the APE do not appear to embody characteristics or a method of construction that would warrant special recognition and are not known to be associated with known event or person of particular significance.

Chapter 7

Conclusions and Recommendations

Conclusions

Only one significant cultural resource was identified within the APE. The building at 2825 NE Sunset Boulevard is recommended as NRHP eligible under criterion C at the local level of significance. No other significant historic resources were identified.

No archaeological sites were identified during the archaeological survey of the APE. Archaeological excavations revealed mixed, imported, or absent sediments or soils that would have the potential to contain archaeological resources at the Edmonds-Glenwood Lot and throughout the Sunset Terrace public housing complex. Concrete and asphalt also covered much of the ground surface along NE Sunset Boulevard. At the Harrington Lot buried native “A” horizon sediment was identified between 84 and 94 cm below the surface. This sediment is considered a buried native surface, which would have been exposed during the Holocene epoch. Because it is located within the APE at this location, ground disturbing activities could potentially encounter sediments containing archaeological deposits when excavations occur on the parcel. The potential for the discovery of archaeological deposits in the rest of the APE is considered very low.

Based on the cultural resources investigations, the proposed undertaking would not impact any known NRHP-eligible archaeological or historic resources in the APE, and the likelihood of impacting unknown cultural resources is considered low. The potentially NRHP-eligible building at 2825 NE Sunset Boulevard would not be affected by the undertaking. Due to the physical separation of the property from NE Sunset Boulevard and the public right-of-way, the undertaking would have no direct changes on the building and the property’s physical setting likely would be minimal.

Recommendations

Since no native “A” horizon was identified at the Edmonds-Glenwood Lot and throughout the Sunset Terrace public housing complex, no further archaeological investigations are recommended for these areas. Although a buried, native “A” horizon was identified on the Harrington lot, the potential for an archaeological discovery is very low. Therefore, it is recommended that the project proceed with no further archaeological investigations. If archaeological materials are discovered during ground disturbing excavations, it is recommended that the contractor halts excavations in the vicinity of the find and contact DAHP. For DAHP contact information, see Unanticipated Discovery Plan in Appendix C.

If human skeletal remains are discovered, the King County Sheriff and DAHP should be notified immediately. If during excavation archaeological materials are uncovered, the proponent shall immediately stop work and notify the City, DAHP, and affected Indian tribes, as outlined in the Unanticipated Discovery Plan provided in Appendix C.

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Appendix A

Correspondence

Denis Law
Mayor

City of
Renton



Department of Community and Economic Development
Alex Pietsch, Administrator

September 1, 2010

Virginia Cross, Chairperson of the Muckleshoot Tribal Council
Muckleshoot Indian Tribe
39015 172nd Avenue SE
Auburn, WA 98092-9763

Subject: Renton Sunset Area Community – Section 106 Consultation

Dear Chairperson Cross:

The City of Renton and the Renton Housing Authority (RHA) are proposing a series of activities to revitalize an area known as the Sunset Area Community, located in the vicinity of Sunset Boulevard (SR 900) east of Interstate 5 in the city of Renton, Washington. The activities would include redevelopment of the Sunset Terrace public housing complex at 970 Harrington NE and its vicinity, including improvements to Sunset Boulevard.

With this letter, we would like to initiate formal consultation under Section 106 of the National Historic Preservation Act of 1966 as amended (NHPA) and 36 CFR Part 800, and define the Area of Potential Effects (APE). The above referenced project activities taken together are considered a single undertaking involving federal funding from the U. S. Department of Housing and Urban Development (HUD). HUD is the lead federal agency responsible for compliance with Section 106 of the NHPA. In accordance with specific statutory authority and HUD's regulations at 24 CFR Part 58, the City of Renton is authorized to assume responsibility for environmental review, decision-making, and action that would otherwise apply to HUD under NEPA and Section 106 of the NHPA, which includes lead agency responsibility.

The Sunset Terrace redevelopment project would occur on approximately 8-acres of RHA owned property occupied by existing public housing units, known as Sunset Terrace, located at the intersection of Sunset Boulevard and Harrington Avenue NE; three acres of vacant land along Edmonds Avenue NE, Glenwood Avenue NE, and Sunset Lane NE; and additional property adjacent to Sunset Terrace along Harrington Avenue NE that RHA intends to purchase for housing and associated services. Conceptual plans propose redevelopment of Sunset Terrace and the adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. Existing public housing units on the property would be removed and replaced with new construction. The new construction would include a 1-to-1 unit replacement for all 100 existing public housing units and integrated public amenities, such as a new recreation/community center, a new public library, a new park/open space, retail shopping and commercial space, and/or green infrastructure.

Proposed improvements along Sunset Boulevard would include widening of the right of way to allow for intersection improvements and the construction of roundabouts, planted medians, bike lanes, crosswalks, and sidewalks. New natural stormwater infrastructure would be integrated into the new development and the streets improvements.

As illustrated on the enclosed map, the City of Renton proposes the APE for the undertaking be defined as those parcels in and adjacent to Sunset Terrace considered for redevelopment, and all parcels that abut Sunset Boulevard between about Edmonds Avenue NE and Monroe Avenue NE. This area would encompass all the areas of proposed ground disturbance and potential effects to neighboring properties posed by road and infrastructure improvements along Sunset Boulevard.

The City of Renton has engaged the services of ICF International to conduct cultural resources studies of both archaeological and built environment resources for the undertaking. The fieldwork for these studies, including excavation of shovel test probes, is expected to begin at the end of September 2010.

At this time, we would invite you to comment on our determination of the undertaking's proposed APE, and request the sharing of any information you might have on the project area. We understand and respect the sensitive nature of cultural resources and traditional cultural properties, and we will not disseminate any specific site or area location information to the general public. This information will only be included in a technical report disseminated amongst the project team, DAHP, and the Muckleshoot Tribe. Specific information on site location and/or traditional cultural properties will be withheld from the public documentation prepared for the undertaking.

Thank you for your time. Should you have any questions about this undertaking, please feel free to contact me at (425)430-6578.

Sincerely,



Erika Conkling, AICP, Senior Planner
City of Renton Department of Community and Economic Development

cc: Laura Murphy, Archaeologist

Enclosure: Area of Potential Effects Map

Denis Law
Mayor

City of Renton



Department of Community and Economic Development
Alex Pietsch, Administrator

September 1, 2010

Allyson Brooks, PhD
State Historic Preservation Officer
Washington Department of Archaeology and Historic Preservation
1063 South Capitol Way, Ste. 106
Olympia, WA 98504-8343

Subject: Renton Sunset Area Community – Section 106 Consultation

Dear Dr. Brooks:

The City of Renton and the Renton Housing Authority (RHA) are proposing a series of activities to revitalize an area known as the Sunset Area Community, located in the vicinity of Sunset Boulevard (SR 900) east of Interstate 5 in the city of Renton, Washington. The activities would include redevelopment of the Sunset Terrace public housing complex at 970 Harrington NE and its vicinity, including improvements to Sunset Boulevard.

With this letter, we would like to initiate formal consultation under Section 106 of the National Historic Preservation Act of 1966 as amended (NHPA) and 36 CFR Part 800, and define the Area of Potential Effects (APE). The above referenced project activities taken together are considered a single undertaking involving federal funding from the U. S. Department of Housing and Urban Development (HUD). HUD is the lead federal agency responsible for compliance with Section 106 of the NHPA. In accordance with specific statutory authority and HUD's regulations at 24 CFR Part 58, the City of Renton is authorized to assume responsibility for environmental review, decision-making, and action that would otherwise apply to HUD under NEPA and Section 106 of the NHPA, which includes lead agency responsibility.

The Sunset Terrace redevelopment project would occur on approximately 8-acres of RHA owned property occupied by existing public housing units, known as Sunset Terrace, located at the intersection of Sunset Boulevard and Harrington Avenue NE; three acres of vacant land along Edmonds Avenue NE, Glenwood Avenue NE, and Sunset Lane NE; and additional property adjacent to Sunset Terrace along Harrington Avenue NE that RHA intends to purchase for housing and associated services. Conceptual plans propose redevelopment of Sunset Terrace and the adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. Existing public housing units on the property would be removed and replaced with new construction. The new construction would include a 1-to-1 unit replacement for all 100 existing public housing units and integrated public amenities, such as a new recreation/community center, a new public library, a new park/open space, retail shopping and commercial space, and/or green infrastructure.

Proposed improvements along Sunset Boulevard would include widening of the right of way to allow for intersection improvements and the construction of roundabouts, planted medians, bike lanes, crosswalks, and sidewalks. New natural stormwater infrastructure would be integrated into the new development and the streets improvements.

As illustrated on the enclosed map, the City of Renton proposes the APE for the undertaking be defined as those parcels in and adjacent to Sunset Terrace considered for redevelopment, and all parcels that abut Sunset Boulevard between about Edmonds Avenue NE and Monroe Avenue NE. This area would encompass all the areas of proposed ground disturbance and potential effects to neighboring properties posed by road and infrastructure improvements along Sunset Boulevard.

The City of Renton has engaged the services of ICF International to conduct cultural resources studies of both archaeological and built environment resources for the undertaking. The fieldwork for these studies, including excavation of shovel test probes, is expected to begin at the end of September 2010.

Your response to this letter, acknowledging your interest in participating as a consulting party to this undertaking and concurring with the defined APE would be greatly appreciated. We also are inviting comments on the proposed undertaking from the Muckleshoot Indian Tribe.

Thank you for your time. Should you have any questions about this undertaking, please feel free to contact me at (425)430-6578.

Sincerely,

A handwritten signature in cursive script, appearing to read "Erika L Conkling".

Erika Conkling, AICP, Senior Planner
City of Renton Department of Community and Economic Development

Enclosure: Area of Potential Effects Map

Denis Law
Mayor

City of Renton



Department of Community and Economic Development
Alex Pietsch, Administrator

September 1, 2010

Muckleshoot Indian Tribe
Cultural Resources Program
Attn: Laura Murphy, Archaeologist
39015 172nd Avenue SE
Auburn, WA 98092-9763

Subject: Renton Sunset Area Community – Section 106 Consultation

Dear Ms. Murphy:

The City of Renton and the Renton Housing Authority (RHA) are proposing a series of activities to revitalize an area known as the Sunset Area Community, located in the vicinity of Sunset Boulevard (SR 900) east of Interstate 5 in the city of Renton, Washington. The activities would include redevelopment of the Sunset Terrace public housing complex at 970 Harrington NE and its vicinity, including improvements to Sunset Boulevard.

With this letter, we would like to initiate formal consultation under Section 106 of the National Historic Preservation Act of 1966 as amended (NHPA) and 36 CFR Part 800, and define the Area of Potential Effects (APE). The above referenced project activities taken together are considered a single undertaking involving federal funding from the U. S. Department of Housing and Urban Development (HUD): HUD is the lead federal agency responsible for compliance with Section 106 of the NHPA. In accordance with specific statutory authority and HUD's regulations at 24 CFR Part 58, the City of Renton is authorized to assume responsibility for environmental review, decision-making, and action that would otherwise apply to HUD under NEPA and Section 106 of the NHPA, which includes lead agency responsibility.

The Sunset Terrace redevelopment project would occur on approximately 8-acres of RHA owned property occupied by existing public housing units, known as Sunset Terrace, located at the intersection of Sunset Boulevard and Harrington Avenue NE; three acres of vacant land along Edmonds Avenue NE, Glenwood Avenue NE, and Sunset Lane NE; and additional property adjacent to Sunset Terrace along Harrington Avenue NE that RHA intends to purchase for housing and associated services. Conceptual plans propose redevelopment of Sunset Terrace and the adjacent properties with mixed-income, mixed-use residential and commercial space and public amenities. Existing public housing units on the property would be removed and replaced with new construction. The new construction would include a 1-to-1 unit replacement for all 100 existing public housing units and integrated public amenities, such as a new recreation/community center, a new public library, a new park/open space, retail shopping and commercial space, and/or green infrastructure.

Proposed improvements along Sunset Boulevard would include widening of the right of way to allow for intersection improvements and the construction of roundabouts, planted medians, bike lanes, crosswalks, and sidewalks. New natural stormwater infrastructure would be integrated into the new development and the streets improvements.

As illustrated on the enclosed map, the City of Renton proposes the APE for the undertaking be defined as those parcels in and adjacent to Sunset Terrace considered for redevelopment, and all parcels that abut Sunset Boulevard between about Edmonds Avenue NE and Monroe Avenue NE. This area would encompass all the areas of proposed ground disturbance and potential effects to neighboring properties posed by road and infrastructure improvements along Sunset Boulevard.

The City of Renton has engaged the services of ICF International to conduct cultural resources studies of both archaeological and built environment resources for the undertaking. The fieldwork for these studies, including excavation of shovel test probes, is expected to begin at the end of September 2010.

At this time, we would invite you to comment on our determination of the undertaking's proposed APE, and request the sharing of any information you might have on the project area. We understand and respect the sensitive nature of cultural resources and traditional cultural properties, and we will not disseminate any specific site or area location information to the general public. This information will only be included in a technical report disseminated amongst the project team, DAHP, and the Muckleshoot Tribe. Specific information on site location and/or traditional cultural properties will be withheld from the public documentation prepared for the undertaking.

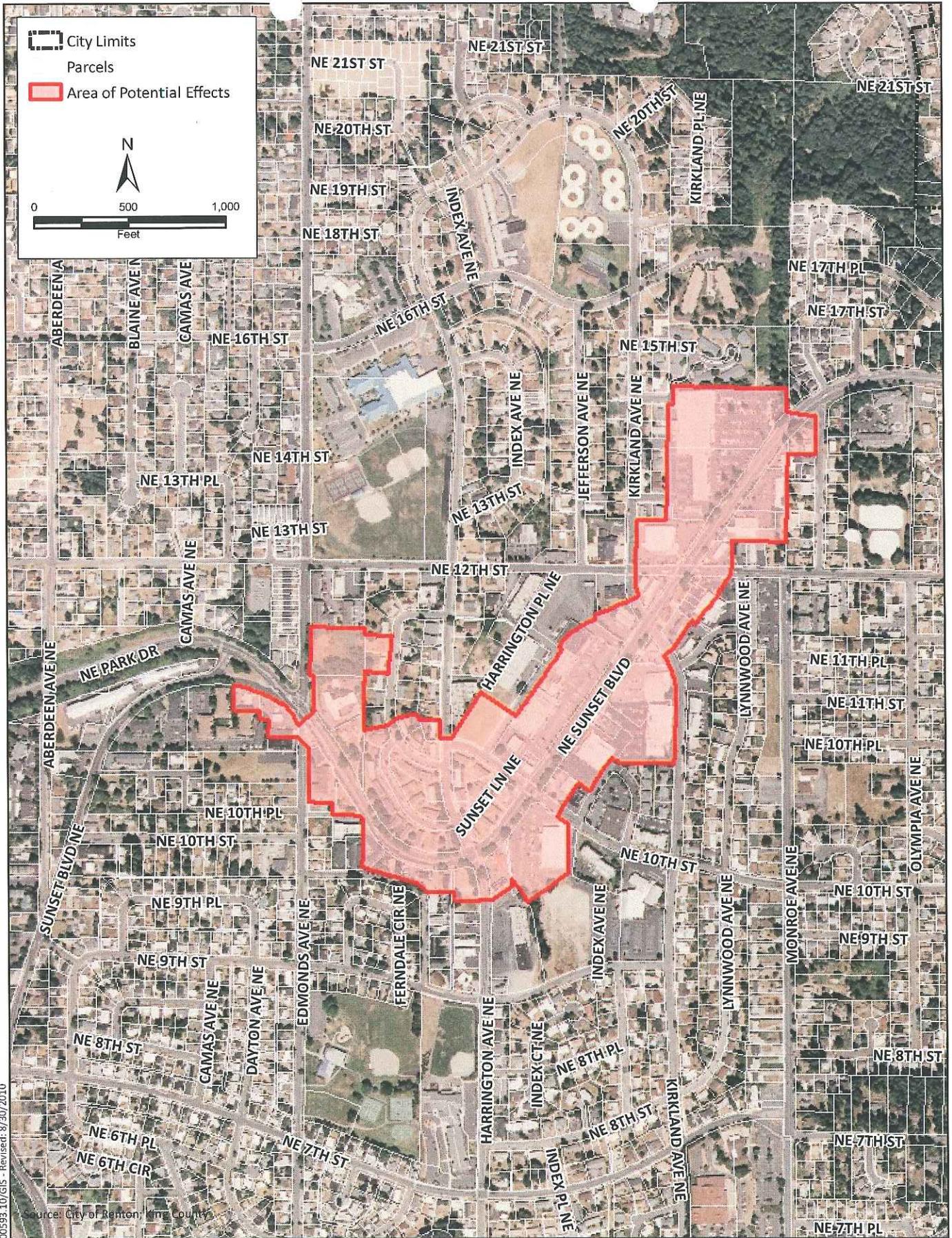
Thank you for your time. Should you have any questions about this undertaking, please feel free to contact me at (425)430-6578. Please note we have also sent this same letter to Tribal Council Chairperson Virginia Cross.

Sincerely,



Erika Conkling, AICP, Senior Planner
City of Renton Department of Community and Economic Development

Enclosure: Area of Potential Effects Map



00593.10/GIS - Revised: 8/30/2010

Source: City of Renton, King County

Area of Potential Effects
 Sunset Area Planned Action/EIS
 City of Renton Sunset EIS





STATE OF WASHINGTON

DEPARTMENT OF ARCHAEOLOGY & HISTORIC PRESERVATION

1063 S. Capitol Way, Suite 106 • Olympia, Washington 98501
Mailing address: PO Box 48343 • Olympia, Washington 98504-8343
(360) 586-3065 • Fax Number (360) 586-3067 • Website: www.dahp.wa.gov

November 18, 2010

Ms. Ericka Conkling
City of Renton
1055 S Grady Way
Renton, WA 98057

In future correspondence please refer to:

Log: 091010-31-HUD-CDBG
Property: Sunset Terrace Redevelopment Subarea
Re: Determined Eligible

Dear Ms. Conkling:

Thank you for contacting our office. I have reviewed the materials you provided to our office and we concur with your professional consultant's opinion that the Saint Vincent De Paul Superstore is eligible to the National Register of Historic Places. We also concur that the remaining 47 historic-era properties are not eligible. I look forward to further consultation regarding your determination of effect.

I would appreciate receiving any correspondence or comments from concerned tribes or other parties that you receive as you consult under the requirements of 36CFR800.4(a)(4) and the survey report when it is available. These comments are based on the information available at the time of this review and on behalf of the State Historic Preservation Officer pursuant to Section 106 of the National Historic Preservation Act and its implementing regulations 36CFR800.

Thank you for the opportunity to review and comment. If you have any questions, please contact me.

Sincerely,

Russell Holter
Project Compliance Reviewer
(360) 586-3533
russell.holter@dahp.wa.gov

Denis Law
Mayor

City of
Renton



Department of Community and Economic Development
Alex Pietsch, Administrator

November 22, 2010

Ms. Allyson Brooks, PhD
State Historic Preservation Officer
ATTN: Mr. Russell Holter
Department of Archaeology & Historic Preservation
1063 S. Capitol Way, Suite 106
Olympia, WA 98501

Subject: Section 106 Review—Renton Sunset Area Community
DAHP Log Number: 091010-31-HUD-CDBG
Renton File Number: LUA10-052

Dear Ms. Brooks and Mr. Holter:

The City of Renton and the Renton Housing Authority are proposing a series of activities to revitalize an area known as the Sunset Area Community, located in the vicinity of Sunset Boulevard (SR 900) east of Interstate 405 in the city of Renton, Washington. The potentially federally funded activities would include redevelopment of the Sunset Terrace public housing complex at 970 Harrington NE and its vicinity, including improvements to NE Sunset Boulevard. We previously notified you of this undertaking in correspondence dated September 1, 2010 and October 28, 2010, initiating consultation under Section 106 of the National Historic Preservation Act (NHPA), as amended, and to request concurrence on our determinations of eligibility, respectively. You concurred with our findings on NRHP eligibility on November 18, 2010.

ICF International is assisting the City in meeting the requirements of Section 106 of the NHPA and has conducted a cultural resources survey for the undertaking. The study comprised an archaeological investigation and a historic resources survey. A copy was provided to you on October 28, 2010. It recommends that the proposed undertaking would not adversely affect the NRHP-eligible historic property located in the undertaking's Area of Potential Effects. Based on this finding, we have concluded that the proposed undertaking would have "no adverse effect" on historic properties in the APE.

With this letter, we hereby request your concurrence with our finding that the proposed project will have no adverse effect on historic properties.

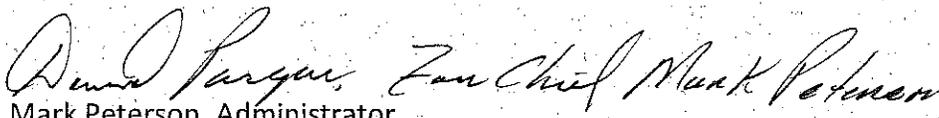
Ms. Brooks and Mr. Holter
November 22, 2010
Page 2 of 2

Thank you for your assistance with this review. Please feel free to contact project manager Erika Conkling at (425) 430-6578 should you have any questions.

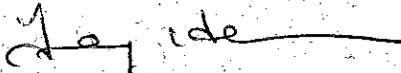
Sincerely,
City of Renton Environmental Review Committee



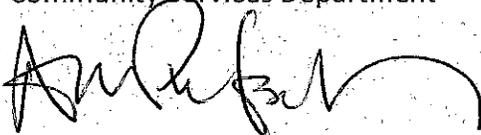
Gregg Zimmerman, Administrator
Public Works Department



Mark Peterson, Administrator
Fire & Emergency Service Department



Terry Higashiyama, Administrator
Community Services Department



Alex Pietsch, Administrator
Community and Economic Development Department



STATE OF WASHINGTON

DEPARTMENT OF ARCHAEOLOGY & HISTORIC PRESERVATION

1063 S. Capitol Way, Suite 106 • Olympia, Washington 98501
Mailing address: PO Box 48343 • Olympia, Washington 98504-8343
(360) 586-3065 • Fax Number (360) 586-3067 • Website: www.dahp.wa.gov

November 30, 2010

Ms. Ericka Conkling
City of Renton
1055 S Grady Way
Renton, WA 98057

In future correspondence please refer to:
Log: 091010-31-HUD-CDBG
Property: Sunset Terrace Redevelopment Subarea
Re: NO Adverse Effect

Dear Ms. Conkling:

Thank you for contacting the Washington State Department of Archaeology and Historic Preservation (DAHP). The above referenced project has been reviewed on behalf of the State Historic Preservation Officer under provisions of Section 106 of the National Historic Preservation Act of 1966 (as amended) and 36 CFR Part 800. My review is based upon documentation contained in your communication.

I concur that the current project as proposed will have "NO ADVERSE EFFECT" on National Register eligible or listed historic and cultural resources. If additional information on the project becomes available, or if any archaeological resources are uncovered during construction, please halt work in the area of discovery and contact the appropriate Native American Tribes and DAHP for further consultation.

Please note that DAHP requires that all historic property inventory and archaeological site forms be provided to our office in PDF format on a labeled CD along with an unbound paper copy. For further information please go to http://www.dahp.wa.gov/documents/CR_ReportPDF_Requirement.pdf. Thank you for the opportunity to review and comment. If you have any questions, please contact me.

Sincerely,

Russell Holter
Project Compliance Reviewer
(360) 586-3533
russell.holter@dahp.wa.gov

Appendix B

Historic Property Inventory Forms



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Brickshire Manor Apartments

Property Address: 2624 NE 9th Pl , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227500530

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224173

Northing: 794218

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Brickshire Apts LLC

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: L-Shape	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Intact	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Colonial - Colonial Revival	Cladding: Brick	Roof Type: Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959	Built Date: Builder: Engineer: Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1959, according to the King Count tax assessor, and is known as the Brickshire Manor Apartments. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's fenestration. The residence's original windows and doors were replaced with new paneled doors and non-original metal sliding windows. Because of these alterations, the building's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of a late 1950s apartment building constructed in the Colonial Revival style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one- to two-story multiple-family apartment building with an L-shaped plan and platform frame wood construction on a poured concrete foundation. The north portion of the building's L-shaped plan is one story high, while its east portion is two stories high. It has a southeast-northwest orientation and faces south toward 2624 NE 9th Place at an angle. The building was originally designed in the Colonial Revival style. It has a medium pitch gable roof with composition asphalt shingles and overhanging eaves at the front and rear elevations. The exterior walls are clad with brick with wood clapboard siding in the gable ends. The primary facades face southeast and southwest, consisting of regularly spaced door and window openings for each housing unit. Each unit has a single door opening flanked by a wide, tripartite picture window and a slightly smaller window opening. All of the original doors and windows have been replaced with non-original paneled doors and metal frame sliding windows. The building's two-story section is further characterized by a two-story balcony on the southwest elevation supported by slender metal posts and featuring a modern style metal. A wood deck extends the length of the section's rear elevation, and a tall brick chimney prominently stands at the building's southeast elevation. A landscaped length of lawn fronts the building's one-story housing units and a large paved parking area stands adjacent.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



Southeast Elevation, Looking Northwest
2010



Southeast Elevation, Looking Northwest
2010



Southeast Elevation, Looking Northwest
2010



Southwest Elevation, Looking North
2010



Southwest Elevation (Detail), Looking Northeast
2010



Northeast Elevation, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 2630 NE 9th Pl

Property Address: 2630 NE 9th Pl, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227500540

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224244

Northing: 794148

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Fields, Tommy M. and Brenna M.

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Single Family House	Current Use: Domestic - Single Family House		
Plan: Irregular	Stories: 2		
Changes to Plan: Moderate	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Slight		
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Single Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959	Built Date: Builder: Engineer: Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1959, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's exterior wall cladding, which was replaced with non-original vinyl siding. Because of this alteration, the residence's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the residence is historically significant due to associations with an important event or person. The residence exhibits Modern style elements. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story single-family residence with an irregular rectangular plan and platform frame wood construction on a poured concrete foundation. It has a southeast-northwest orientation and faces south toward 2624 NE 9th Place at an angle. The residence was originally designed in the Modern style. It has a low-pitch side gable roof with composition asphalt shingles and overhanging eaves and wide fascia. The exterior walls are clad with non-original vinyl siding. The primary facade is asymmetrically divided and about four bays wide. On the first story, the facade contains the residence's front entrance flanked by two large window openings in the center and westernmost bays. A wide automobile garage characterizes the easternmost bay. The facade's second story is characterized by a nearly full-length, cantilevered balcony, which wraps around to the southwest and rear elevations. It features a modern style balustrade, constructed of wide metal panels alternated between metal posts and affixed to metal rails. The balcony sheltered by the wide overhanging eaves, which also sheltered a series of varied shaped windows. Large sliding glass doors and picture windows characterize the residence's secondary and rear elevations. The fenestration primarily consists of original metal fixed and sliding windows, although some appear to have been replaced.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



Southeast Elevation, Looking Northwest
2010



Southwest Elevation, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2707 NE 10th St

Property Address: 2707 NE 10th St , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801085

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224627

Northing: 794691

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO BOX 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern	Veneer - Vinyl Siding	Gable - Side Gable	Asphalt / Composition
Foundation:	Form/Type:		
Concrete - Poured	Multi-Family		

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Date of Construction:	1959 Built Date	Builder: Dahlgren Construction Company
	1977 Remodel	
		Engineer:
		Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a northeast-southwest orientation and its primary (north) facade fronts NE 10th Street. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



West and North Elevations, Looking Southeast
2010



West and South Elevations, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2715 NE 10th St

Property Address: 2715 NE 10th St , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801085

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224729

Northing: 794634

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO BOX 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "F" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied, rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a northeast-southwest orientation and its primary (north) facade fronts NE 10th Street. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by two slightly shorter, tripartite picture windows. The building's rear elevation is similarly divided, each section containing a single door opening flanked by small metal-sliding windows on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The entire second story projects from the elevation, and the rear entrances are sheltered by cantilevered shed roofs. The building's side elevations are clad with brick, but are otherwise unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Northeast Elevation, Looking West
2010



Northeast Elevation, Looking South
2010



Southeast and Northeast Elevations, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1100-1110 Edmonds Ave NE

Property Address: 1100-1110 Edmonds Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 0923059161

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1223977

Northing: 795003

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: HSIEH Investments

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Organizational	Current Use: Commerce/Trade - Professional		
Plan: T-Shape	Stories: 2-3		
Changes to Plan: Slight	Structural System: Concrete - Block		
Changes to Original Cladding: Intact	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern	Concrete - Block	Flat with Parapet	Unknown
	Wood - Clapboard		
Foundation:	Form/Type:		
Concrete - Poured	Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1964 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1964, according to the King Count tax assessor, and is presently occupied by the Hwazan Buddhist Foundation. The original owner is unknown, as are the original architect and builder. Changes appear to have been made to the building's fenestration, but it otherwise seems to retain good integrity. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has good integrity, but does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a two- to three-story commercial office that stands on top of a hill above NE Sunset Boulevard. It has a southwest-northeast orientation, facing southwest, and is accessed from Edmonds Avenue NE by a long paved drive. The building has a T-shaped plan and a combination of poured concrete, masonry, and steel frame construction. The building was originally designed in the Modern style. It has a flat roof with a metal capped parapet. The exterior walls primarily consist of wide panels of finished concrete block, interspersed by horizontal wood siding above and below window and door openings. The primary (southwest) facade is nearly symmetrically divided and eight bays wide. It is three stories tall and characterized by regularly spaced windows openings on each level. The large window openings are vertically aligned in paired columns that extend the elevations full height, in between wide panels of unadorned concrete block. Door openings are present in each elevation, including a second-story entrance accessed by a long, elevated ramp along the southeast elevation. The ramp is supported by a series of square concrete structural columns and has a metal railing.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



West Elevation, Looking Northwest
2010



West and South Elevations, Looking Northeast
2010



Southeast Elevation, Looking North
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1012 Edmonds Ave NE

Property Address: 1012 Edmonds Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 0923059119

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1223985

Northing: 794435

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Renton Sunset-Temp

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Tran, Timothy

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Single Family House	Current Use: Domestic - Single Family House		
Plan: Rectangle	Stories: 1.5	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Vernacular	Shingle - Concrete/Asbestos	Gable - Front Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Concrete - Poured	Single Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1948 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1948, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the house, including the removal and replacement of its original windows, the installation of non-original asbestos siding on the exterior walls, and the enclosure of the basement level garage. Because of these alterations, the residence's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The house exhibits elements of the a vernacular style. However, it has lost integrity and does not appear to otherwise embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one and a half-story single-family residence with a rectangular plan and platform frame wood construction on a raised, poured concrete foundation, exposing a full basement level. It has an east-west orientation, facing west towards Edmonds Avenue NE. The residence was originally designed with vernacular style elements. It has a steeply pitched front-gable roof with composition asphalt shingles and no overhanging eaves. The exterior walls are clad with non-original asbestos shingle siding. The primary facade is symmetrically divided and three bays wide. The first story is characterized by a full-width projecting front porch. The porch has a hip roof supported by slender wood support posts and a wood balustrade. The porch shelters the residence's front door opening, which is located in the center bay, and a single window opening in each of the out two bays. The original windows have been replaced with non-original sliding windows. The fenestration consists of non-original metal windows throughout the residence. A single, altered window opening punctuates the half story. At ground level, a single door opening and window opening provide access to the basement. Regularly spaced window openings characterize the house's side elevations. The front yard is landscaped with a poured concrete retaining wall, a concrete sidewalk leading to the front porch, and a paved parking area before the basement-level entrance.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



West Elevation, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Calvary Baptist Church

Property Address: 1024 Edmonds Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 0923059086

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1223858

Northing: 794619

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Renton Sunset-Temp

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Calvary Baptist Church

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Religion - Religious Facility

Current Use: Religion - Religious Facility

Plan: Irregular Stories: 2

Structural System: Platform Frame

Changes to Plan: Moderate

Changes to Interior: Unknown

Changes to Original Cladding: Intact

Changes to Windows: Intact

Changes to Other:

Other (specify):

Style:	Cladding:	Roof Type:	Roof Material:
Modern	Veneer - Stucco	Hip	Asphalt / Composition -
	Brick	Gable	Shingle

Foundation:	Form/Type:
Concrete - Poured	Church

Narrative

Study Unit	Other
Architecture/Landscape Architecture	

Date of Construction:	1954 Built Date	Builder:
		Engineer:
		Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. Erected as a church, it was constructed in 1954, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building, including the construction of a large addition on the south elevation. Because of these alterations, the building's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The church exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story church building with an irregular plan and platform frame wood construction on a poured concrete foundation. It has an east west orientation, with the front facing west towards Edmonds Avenue NE. The building was originally designed in the Modern style, consisting of two sections forming a T-shaped plan with a cross-gable roof. This plan was disrupted by the construction of large addition in 1979 on the building's south elevation. Within the original building, the section containing the sanctuary has a steeply pitched gable roof clad with composition asphalt shingles. It is adorned with a center section of brick veneer flanked by stucco on the west elevation, and features a large decorative Christian cross. The section's side elevations are clad with brick and a series of large plate glass windows. The building's main entrance is situated on the north elevation. It is sheltered by wide overhanging eaves and accessed by a poured concrete sidewalk and wheelchair ramp. The sanctuary section abuts a two-story office and classroom section on the east. This section has a medium-pitch gable roof clad with composition asphalt shingles and no overhanging eaves. Its exterior walls are clad with brick and feature regularly spaced double-hung sash windows on each elevation. The 1979 addition attaches to the original building at its southeast corner. It is three-stories high and features a low-pitch hip roof clad with composition asphalt shingles and has slightly overhanging eaves. The fenestration consists of banks of metal-frame fixed windows with operable lower sashes.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



North and West Elevations, Looking Southeast
2010



West Elevation (Showing Addition), Looking Southeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 1007 Glennwood Ave NE

Property Address: 1007 Glennwood Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801400

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224331

Northing: 794661

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO BOX 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of Physical Appearance: The property contains a one to two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "D" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shake siding on the first story and vertically applied, rough cedar channel siding on the second story during rehabilitation of the building in the 1970s. The building has a northeast-southwest orientation and its primary (north) facade fronts Glennwood Avenue NE. The primary facade is symmetrically divided and consists of four sections, each comprising a single housing unit. The two center sections are two stories tall and the two outer sections are one story tall. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each center section is punctuated by a single, slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a small metal-sliding window and a tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



North and West Elevations, Looking Southeast
2010



North Elevation, Looking Southwest
2010



North Elevation Detail, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 1011 Glenwood Ave NE

Property Address: 1052 Glenwood Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801400

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224429

Northing: 794611

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Date of Construction:	1959 Built Date	Builder: Dahlgren Construction Company
	1977 Remodel	
		Engineer:
		Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one to two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "D" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a northeast-southwest orientation and its primary (north) facade fronts Glennwood Avenue NE. The primary facade is symmetrically divided and consists of four sections, each comprising a single housing unit. The two center sections are two stories tall and the two outer sections are one story tall. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each center section is punctuated by a single, slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a small metal-sliding window and a tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



East and North Elevations, Looking Southwest
2010



North and West Elevations, Looking Southeast
2010



East Elevation, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1052 Glenwood Ave NE

Property Address: 1052 Glenwood Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801305

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224371

Northing: 794787

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Cole, Letty

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern - Minimal Traditional	Metal - Aluminum Siding	Gable - Side Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Concrete - Poured	Multi-Family - Duplex		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1943 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1943, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's fenestration and exterior wall cladding. The residence's original windows were replaced with non-original metal windows and non-original metal siding was installed on the exterior walls. Because of these alterations, the residence's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one-story residential duplex with a rectangular plan and platform frame wood construction on a poured concrete foundation. The residence has a northwest-southeast orientation and fronts Glennwood Avenue NE on the southwest. The duplex was originally designed with elements of the Minimal Traditional style. It has a medium pitch side-gable roof with composition asphalt shingles and slightly overhanging eaves at the front and rear elevations. The exterior walls are clad with non-original metal siding. The primary facade is nearly symmetrically divided and four bays wide. Each bay is characterized by a large window opening fit with a non-original metal-frame picture window. One housing unit entrance is located at the facade's northernmost bay. It is accessed by a small, raised wood porch. The entrance to the other housing unit entrance punctuates the building's southeast elevation. It features a small porch with a raised wood-frame floor and sheltered by a projecting gable roof supported by wood posts. The fenestration consists of non-original metal fixed and sliding windows throughout the residence.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



Southwest and Southeast Elevations, Looking Northeast
2010



Northwest and Southwest Elevations, Looking Southeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1060 Glennwood Ave NE

Property Address: 1060 Glennwood Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801310

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224315

Northing: 794868

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Chan NY

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Moderate		
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern - Minimal Traditional	Shingle - Coursed	Gable - Side Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Concrete - Poured	Multi-Family - Duplex		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1943 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1943, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's fenestration and exterior wall cladding. Many of the residence's original windows were replaced with non-original metal fixed and sliding windows and non-original coursed wood shingles replaced the original clapboard and vertical wood siding. Because of these alterations, the residence's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one-story residential duplex with a rectangular plan and platform frame wood construction on a poured concrete foundation. The residence has a northwest-southeast orientation and fronts Glennwood Avenue NE on the southwest. The duplex was originally designed with elements of the Minimal Traditional style. It has a medium pitch side-gable roof with composition asphalt shingles and slightly overhanging eaves at the front and rear elevations. The exterior walls are clad with non-original coursed wood shingles. The primary facade is nearly symmetrically divided and four bays wide. Each bay is characterized by a large window opening, which appears to original have contained a pair of double-hung sash windows. Only one pair of windows remains intact. All of the other windows have been replaced. One housing unit entrance is located at the facade's northernmost bay. It is accessed by a small, raised wood porch. The entrance to the other housing unit entrance punctuates the building's southeast elevation. The fenestration consists of a mixture of non-original fixed and metal sliding windows, with only a few original wood windows remaining.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



North and West Elevations, Looking Southeast
2010



West Elevation (North Half), Looking East
2010



North Elevation (South Half), Looking East
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1139 Glennwood Ave NE

Property Address: 1139 Glennwood Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801380

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224203

Northing: 795198

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Slight	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern - Minimal	Wood - Clapboard	Gable - Side Gable	Asphalt / Composition -
Traditional	Wood - Vertical		Shingle
Foundation:	Form/Type:		
Concrete - Poured	Multi-Family - Duplex		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1943 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1943, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's fenestration and porches. The residence's original windows were replaced with non-original metal sliding windows and non-original porches constructed at the entrances. Because of these alterations, the residence's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one-story residential duplex with a rectangular plan and platform frame wood construction on a poured concrete foundation. The residence has a north-south orientation and fronts Glennwood Avenue NE on the east. The duplex was originally designed with elements of the Minimal Traditional style. It has a medium pitch side-gable roof with composition asphalt shingles and slightly overhanging eaves at the front and rear elevations. The exterior walls are clad with a band of original vertical wood siding below a course of original, horizontal clapboard with the division occurring at the lower sills of the residence's windows. The primary facade is nearly symmetrically divided and four bays wide. Each bay is characterized by a large window opening. The openings are each fit with a non-original metal sliding window. One housing unit entrance is located at the facade's northernmost bay. It is accessed by a non-original, raised wood porch. The entrance to the other housing unit entrance punctuates the building's south elevation. The fenestration consists of a non-original metal sliding windows throughout the residence.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



East Elevation, Looking Southwest
2010



East Elevation, Looking Northwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 965 Harrington Ave NE

Property Address: 965 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224549

Northing: 794260

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shake siding on the first story and vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a east-west orientation and its primary (east) facade fronts Harrington Avenue NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major
Bibliographic
References:

Associated Press. Tacoma Gets Housing Blues; To Renton It's Not News. *The Seattle Times*. Seattle, WA, 29 June 1958.

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George W. Stoddard-Huggard & Associates. Housing Authority of the City of Renton: Project Washington II -I, Renton Highlands, Renton, Washington. Construction Plans. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

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Elenga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

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Hanchett, Thomas W. The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s. In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

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Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

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Karolak, Eric J. No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919. In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

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Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

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Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

-

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

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Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

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The Seattle Times. Seattle Firm Supported for Housing Job. 18 March 1959:44. Seattle, WA.

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_____. Obituaries: George W. Stoddard. 29 September 1967:16. Seattle, WA.

Photos



East Elevation, Looking Southwest
2010



East Elevation, Looking Northwest
2010



North Elevation, Looking South
2010



West Elevation, Looking Southeast
2010



South and East Elevations, Looking Northwest
2010



East Elevation (Detail), Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 966 Harrington Ave NE

Property Address: 966 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224676

Northing: 794318

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1959 Built Date
1977 Remodel

Builder: Dahlgren Construction Company

Engineer:

Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shakes on the first story and vertically applied, rough cedar channel siding on the second story during rehabilitation of the building in the 1970s. The building has a west-east orientation and its primary (west) facade fronts Harrington Avenue NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



West Elevation, Looking Northeast
2010



North and West Elevations, Looking Southeast
2010



East Elevation, Looking Southwest
2010



South and West Elevations, Looking East
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 970 Harrington Ave NE

Property Address: 970 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801085

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224611

Northing: 794495

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Social - Clubhouse		Current Use: Social - Clubhouse	
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Moderate		Changes to Interior: Unknown	
Changes to Original Cladding: Extensive		Changes to Windows: Extensive	
Changes to Other: Extensive			
Other (specify): 2nd story addit			
Style:	Cladding:	Roof Type:	Roof Material:
Modern	Brick Veneer - Vinyl Siding	Gable - Side Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Concrete - Poured	Other		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1959 Built Date 1977 Remodel
	Builder: Dahlgren Construction Company
	Engineer:
	Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. This building was constructed to serve as the complex's community center or social hall. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time. In addition to these changes, the community building was also expanded with the construction of a second story addition and its length extended the the addition of an additional bay on the north elevation.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one to two-story administration and community building constructed as part of the Sunset Terrace public housing complex in 1958-1959. This building is the only structure in the complex not designed in one of six standard design types. However, it exhibits many of the same Modern style elements. The building was originally constructed as a one-story building, but was substantially rehabilitated in the late 1970s. The building was lengthened and the existing second story was added at this time. It has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. Both the first and second stories have low pitch side gable roofs clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. On the first story, the exterior walls are clad with a brick veneer. Non-original vinyl siding clads the second story. This siding replaced the building's original cedar siding during the late 1970s rehabilitation. The building has a west-east orientation and its primary (west) facade fronts Harrington Avenue NE. The primary (west) facade is asymmetrically divided and eight bays wide. The bays are evenly divided into to discernible sections. The southernmost section is one-story tall and is characterized by a series of original, full height window openings. The windows, which were replaced during the late 1970s rehabilitation, consist of large, metal-frame, two-over-two, fixed windows with a lower slider. The northern section is two-stories tall and is characterized by three garage door openings and a pedestrian door on the first story and three large, non-original, one-over-three light picture windows on the second story. The building's original one-story roof forms a project eave between first and second stories, and the northernmost bay was added during the late 1970s rehabilitation. A large, wraparound, covered patio area is located on the building's south and rear elevation. Paved parking areas exist at both the front and rear elevations.



Historic Inventory Report

Major Bibliographic References:

Associated Press. Tacoma Gets Housing Blues; To Renton It's Not News. *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. Housing Authority of the City of Renton: Project Washington II -I, Renton Highlands, Renton, Washington. Construction Plans. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s. In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919. In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. Seattle Firm Supported for Housing Job. 18 March 1959:44. Seattle, WA.

_____. Obituaries: George W. Stoddard. 29 September 1967:16. Seattle, WA.

Photos



2010



South Elevation, Looking Northeast
2010



South Elevation, Looking North
2010



South and East Elevations, Looking Northwest
2010



South and East Elevations, Looking Northwest
2010



West Elevation (Detail), Looking East
2010



West Elevation, Looking Southeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 975 Harrington Ave NE

Property Address: 975 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801400

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224472

Northing: 794512

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding Brick	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "F" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied, rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a east-west orientation and its primary (east) facade fronts Harrington Avenue NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by two slightly shorter, tripartite picture windows. The building's rear elevation is similarly divided, each section containing a single door opening flanked by small metal-sliding windows on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The entire second story projects from the elevation, and the rear entrances are sheltered by cantilevered shed roofs. The building's side elevations are clad with brick, but are otherwise unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



North and East Elevations, Looking Southwest
2010



East Elevation, Looking Northwest
2010



East Elevation, Looking West
2010



975 Harrington Avenue NE is in the center.
West Elevation, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 984 Harrington Ave NE

Property Address: 984 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801085

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224597

Northing: 794599

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "A" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied, resawn split cedar shake siding during rehabilitation of the building in the 1970s. The building has a west-east orientation and its primary (west) facade fronts Harrington Avenue NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. Each section consists of a single door opening with a non-original paneled door, flanked by a wide tripartite picture window and a small metal-sliding window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. The building's rear elevation is similarly divided, each section containing a single door opening flanked by slightly smaller tripartite picture window and another small sliding window. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South and West Elevations, Looking Northeast
2010



West Elevation, Looking East
2010



East Elevation, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1067 Harrington Ave NE

Property Address: 1067 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801300

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224473

Northing: 794744

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Salavea, Malu and Bernadette

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern - Minimal	Wood - Clapboard	Gable - Side Gable	Asphalt / Composition -
Traditional	Wood - T 1-11		Shingle
Foundation:	Form/Type:		
Concrete - Poured	Multi-Family - Duplex		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1943 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1943, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's fenestration and wall cladding. The residence's original windows were replaced with non-original metal sliding windows and the original clapboard and vertical board siding were replaced with non-original T1-11 siding. Because of these alterations, the residence's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story residential duplex with a rectangular plan and platform frame wood construction on a poured concrete foundation. The residence has a north-south orientation and fronts Glennwood Avenue NE on the east. The duplex was originally designed with elements of the Minimal Traditional style. It has a medium pitch side-gable roof with composition asphalt shingles and slightly overhanging eaves at the front and rear elevations. Two brick chimneys extend from the roof ridge line. The exterior walls are clad with non-original T1-11 wood siding with horizontal clapboard in the gable ends. The primary facade is nearly symmetrically divided and four bays wide. Each bay is characterized by a single window opening. The northernmost bay contains a non-original vinyl tripartite window, while the other windows consists of non-original vinyl sliding windows. One housing unit entrance is located at the facade's southernmost bay. It is accessed by a non-original, raised wood porch. The entrance to the other housing unit entrance punctuates the building's north elevation. It is characterized by a small entry porch with a raised wood floor, sheltered by a projecting shed roof supported by wood columns. The fenestration consists of non-original vinyl sliding windows throughout the residence.
Major Bibliographic References:	The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001. Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989. City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989. King County Tax Assessor Online Records. Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



East Elevation, Looking Southwest
2010



East Elevation, Looking West
2010



South and East Elevations, Looking Northwest
2010



South and West Elevations, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1073 Harrington Ave NE

Property Address: 1073 Harrington Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801295

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224473

Northing: 794854

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Cole, Letty

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Slight		
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern - Minimal Traditional	Wood - Clapboard Shingle - Coursed	Gable - Side Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Unknown	Multi-Family - Duplex		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1943 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1943, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's wall cladding. The residence's original clapboard and vertical board siding was replaced with non-original coursed wood shingles. Because of this alteration, the residence's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Minimal Traditional style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story residential duplex with a rectangular plan and platform frame wood construction on a poured concrete foundation. The residence has a north-south orientation and fronts Harrington Avenue NE on the east. The duplex was originally designed with elements of the Minimal Traditional style. It has a medium pitch side-gable roof with composition asphalt shingles and slightly overhanging eaves at the front and rear elevations. The exterior walls are clad with non-original coursed wood shingle siding with horizontal clapboard in the gable ends. Portions of the exposed foundation are clad with a cultured stone veneer. The primary facade is nearly symmetrically divided and seven bays wide. The three center bays each contain a pair of original, one-over-one, double-hung wood sash windows in wood frames. The outer bays each contain a single door opening flanked by other pairs of original double-hung wood sash windows. The doors, which are the entrances to each housing unit, are accessed by poured concrete stoops with metal railings. A one-story addition is present at the southern portion of the residence's rear elevation.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



South and East Elevations, Looking Northwest
2010



East and North Elevations, Looking Southwest
2010



South and East Elevations, Looking Northwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1409 Monroe Ave NE

Property Address: 1409 Monroe NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 423059104

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
				King	MERCER ISLAND

Coordinate Reference

Easting: 1226469

Northing: 796335

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Dalpay, James W., Jr. and Jullie A.

Owner Address:

City: _____ State: _____ Zip: _____

Classification: Building

Resource Status: _____ Comments: _____
Survey/Inventory Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Single Family House	Current Use: Domestic - Single Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Intact	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Modern - Minimal Traditional	Wood - Clapboard	Hip	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Concrete - Block	Single Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1942 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1942, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's fenestration. The residence's original wood windows were replaced with non-original vinyl windows. Because of this alteration, the residence's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The residence exhibits the Minimal Traditional style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one-story single-family residence with a rectangular plan and platform frame wood construction on a concrete block foundation. It has an east-west orientation and faces east towards Monroe Avenue NE. The residence was originally designed in the Minimal Traditional style. It has a medium pitch hip roof with composition asphalt shingles and no overhanging eaves. The exterior walls are clad with original wood clapboard siding. The primary (east) facade is asymmetrically divided and four bays wide. The residence's front door opening is located in one of the center bays, accessed by a raised poured concrete stoop. It is sheltered by a projecting, front-gable hood and features a wood door and metal storm door. The facade's southernmost bay contains a large window opening fit with a non-original vinyl picture window with lower sliding sashes. The facade's two northernmost bays are punctuated by single window openings, each characterized by original faux wood shutters. Similar windows are located on the side and rear elevations. The fenestration consists of non-original vinyl windows throughout the residence. A one-story attached automobile garage projects southward from the residence's southwest corner. It has a garage door opening in the east elevation, fit with an original overhead garage door. The garage is accessed from the street by a paved driveway along the residence's south elevation.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



East Elevation, Looking West
2010



East and North Elevations, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 1417 Monroe Ave NE

Property Address: 1417 Monroe Ave NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 423059104

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	04			King	MERCER ISLAND

Coordinate Reference

Easting: 1226444

Northing: 796408

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name:

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Single Family House	Current Use: Domestic - Single Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Extensive	Other (specify): Porch		
Style: Colonial - Colonial Revival	Cladding: Shingle - Coursed	Roof Type: Gable - Clipped Gable/Jerkinhead	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Single Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1935	Built Date: Builder: Engineer: Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1935, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's fenestration, porch, and wall cladding. The residence's original wood windows were replaced with non-original vinyl windows, the porch enclosed, and the original wall cladding replaced with non-original coursed wood shingles. Because of these alterations, the residence's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the residence is historically significant due to associations with an important event or person. The residence exhibits elements of the Colonial Revival style. However, it no longer retains sufficient integrity to convey significance, does not otherwise appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story single-family residence with a rectangular plan and platform frame wood construction. It has a northeast-southwest orientation and faces east at an angle toward Monroe Avenue, behind a deep setback. The residence was originally designed with Colonial Revival style elements. It has a steeply pitched hip-on-side gable roof with composition asphalt shingles and no overhanging eaves. The exterior walls are clad with non-original coursed wood shingles. The primary facade is asymmetrically divided and three bays wide. The facade's easternmost bay is characterized by an enclosed, projecting front porch. The porch has a shed roof and contains the residence's front door opening, which is flanked by full-height sidelight windows. A small window punctuates the facade's center bay and a pair of windows are located in the residence's northeast elevation. The fenestration consists of non-original vinyl windows set in original wood frames throughout the residence. A large wood deck characterizes the residence's rear elevation.
Major Bibliographic References:	The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001. Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989. City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989. King County Tax Assessor Online Records. Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



East and North Elevations, Looking West
2010



East and North Elevations, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 2502 NE Sunset Blvd

Property Address: 2502 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 923059058

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224007

Northing: 794825

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name:

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Single Family House	Current Use: Domestic - Single Family House		
Plan: Irregular	Stories: 1		
Changes to Plan: Extensive	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Colonial - Colonial Revival	Shingle - Concrete/Asbestos	Gable - Cross Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Concrete - Poured	Single Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1943 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1943, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's fenestration and wall cladding, and multiple additions have been constructed. The residence's original wood windows were replaced with non-original metal windows and the original wall cladding replaced with non-original asbestos shingle siding. Because of these alterations, the residence's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the residence is historically significant due to associations with an important event or person. The residence exhibits elements of the Colonial Revival style. However, it no longer retains sufficient integrity to convey significance, does not otherwise appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one-story single-family residence with an irregular plan and platform frame wood construction. The residence faces southwest on a large parcel with a deep setback from Sunset Boulevard, facing southwest over a slight hill. It was originally designed with elements of the Colonial Revival style. It has a medium pitch cross gable roof with composition asphalt shingles and slightly overhanging eaves. The exterior walls are clad with non-original asbestos shingle siding. The primary (southwest) facade is asymmetrically divided and five bays wide. The facade's two westernmost bays comprise a one-story addition on the northwest elevation. A projecting front porch characterizes the center of the facade's three easternmost bays. It features a front gable roof and shelters the residence's front entrance. The porch is flanked by tall window openings, each fit with non-original fixed metal windows with casement transom lights. Similar windows punctuate the side and rear elevations. The fenestration consists of non-original metal windows throughout the residence, some with altered openings. Another one-story addition was constructed on the rear elevation and a one-story, detached automobile garage stands behind the residence. The garage has a gable roof and a garage door opening on the southeast elevation with an overhead garage door.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



South and East Elevations, Looking Northwest
2010



South and East Elevations, Looking North
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Apex Auto Repair

Property Address: 2615 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227500550

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224416

Northing: 794079

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Ruffalo, Sam and Hazel

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Transportation - Road-Related (vehicular)	Current Use: Transportation - Road-Related (vehicular)		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Unreinforced Masonry		
Changes to Original Cladding: Slight	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Slight		
Other (specify):			
Style: Modern	Cladding: Veneer - Stucco	Roof Type: Flat with Parapet	Roof Material: Unknown
Foundation: Concrete - Poured	Form/Type: Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1958	Built Date: Builder: Engineer: Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1958, according to the King County tax assessor. It was originally constructed as an automobile service station and retains this use. It is currently occupied by Apex Auto Repair. The original owner is unknown, as are the original architect and builder. The building has experienced only minor changes and its original integrity appears to be essentially intact. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of an automobile service station from the late 1950s in a Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has good integrity, but does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story automotive service station. It has a north-south orientation and is surrounded by a paved parking area on all sides. The building has an rectangular plan and consists of a masonry construction. It a flat roof with a metal capped parapet above a projecting cornice that extends along the front and side elevations. The exterior walls are clad with textured stucco. The primary (north) facade is asymmetrical divided and three bays wide. The two easternmost bays each contain large vehicle bay doors, which open to an interior auto repair garage. The doors are fit with roll-up garage doors. The facade's eastern bay consists of an original wood-frame storefront. The storefront has a single-light wood door below a fixed transom light in the center, flanked by two large, plate glass windows with single-light transoms. The plate glass windows set on low knee walls. Two similar windows punctuate the building's east elevation, along with another door opening. The storefront windows and doors define the building's office space. A large multiple-light industrial window characterizes the building's west elevation.
Major Bibliographic References:	The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001. Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989. City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989. King County Tax Assessor Online Records. Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



North and East Elevations, Looking Southwest
2010



North and East Elevations, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Katie J's Bar & Grill

Property Address: 2621 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227500550

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224537

Northing: 794040

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Ruffalo, Sam and Hazel

Owner Address:

City: _____ State: _____ Zip: _____

Classification: Building

Resource Status: _____ Comments: _____
Survey/Inventory _____ Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Restaurant	Current Use: Commerce/Trade - Restaurant		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Slight	Changes to Interior: Unknown		
Changes to Original Cladding: Intact	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Concrete - Block Veneer - Stucco Veneer - PermaStone	Roof Type: Flat with Eaves	Roof Material: Asphalt / Composition
Foundation: Concrete - Poured	Form/Type: Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959	Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1959, according to the King Count tax assessor. It appears to have been originally constructed as a commercial restaurant and retains this use. It is currently occupied by Katie J's Bar & Grill. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's fenestration, including the partial enclosure and replacement of its original windows. Because of these alterations, the building's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of an late 1950s restaurant building. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story commercial building that functions as a restaurant. The building has a west-east orientation and is surrounded by a large paved parking area. It sets back from NE Sunset Boulevard, which is to the north. The building has a rectangular plan and consists of concrete block construction. It has a nearly flat shed roof that angles from the front to the back and is clad with composition roofing. The roof has wide overhanging eaves at the primary (west) facade with exposed wood structural beams in the eaves. The exterior walls consist of a cultured stone veneer cladding at the front elevation and painted concrete block at the side and rear elevations. The primary facade is asymmetrically divided and eight bays wide. It is characterized by a series of large window openings, which have been partially enclosed by stuccoed panels at the top and have stone sills. The openings' lower portions are fit with wide, non-original, fixed, metal-frame windows. Three of the windows are single-light picture windows, while the others contain multiple sashes. Two pedestrian doors punctuate the facade as well. They open to a concrete sidewalk that extends the length of the elevation. An outdoor patio area has been constructed at the building's north elevation, and a metal frame roof sign stands atop the roof adjacent to various heating and cooling equipment. The buildings side and rear elevations are unadorned.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



West Elevation, Looking Southeast
2010



East and North Elevations, Looking Southwest
2010



East Elevation, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Safeway

Property Address: 2725 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801026

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1225103

Northing: 794231

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Safeway Inc., Store 0366

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Business	Current Use: Commerce/Trade - Business		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Unreinforced Masonry		
Changes to Original Cladding: Moderate	Changes to Interior: Unknown		
Changes to Other: Extensive	Changes to Windows: Extensive		
Other (specify): Facade			
Style: Modern	Cladding: Concrete - Block	Roof Type: Flat with Parapet	Roof Material: Unknown
	Veneer - Stucco		
	Veneer - PermaStone		
Foundation: Concrete - Poured	Form/Type: Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959	Built Date: Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1964, according to the King Count tax assessor. It appears to have been originally constructed as a commercial supermarket and continues to retain this use. It is currently occupied by a Safeway supermarket. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's facade, including its wall cladding and fenestration. Because of these alterations, the building's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of a 1960s supermarket building. However, it has lost integrity and does not otherwise appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story commercial supermarket building on a large parcel, setback at an angle from NE Sunset Boulevard. The building has a west-east orientation and is surrounded on the west, north, and south by a paved parking lot. It has a rectangular plan and a combination of platform frame and masonry construction. The building was originally designed in the elements of the Modern style, but has been substantially altered with subsequent rehabilitation. It has a flat roof with a tall parapet at the front elevation. The exterior walls are clad with a combination of stucco and a cultured stone veneer along the building's primary (west) facade. The side and rear elevations are finished with painted concrete block. painted brick. The primary facade is asymmetrically divided and is characterized by a wide bank of non-original, metal-frame, plate glass ribbon windows. The windows are flanked by storefront entrances on either side and are adorned with fixed metal awnings. The northernmost entrance is characterized by a projecting tower feature, which shelters the entry. The tower has a molded cornice, which extends along the elevation's parapet and decorative, lattice architectural elements hanging from its north and south elevations. A loading dock and truck ramp extend the length of the building's north elevation.
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



West Elevation, Looking East
2010



West Elevation, Looking Northeast
2010



West and South Elevations, Looking Northeast
2010



North and West Elevations, Looking Southeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 2800 NE Sunset Blvd

Property Address: 2800 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801201

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224944

Northing: 794689

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Yadav & Gill LLC

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Transportation - Road-Related (vehicular)	Current Use: Transportation - Road-Related (vehicular)		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Slight	Changes to Interior: Unknown		
Changes to Other: Extensive	Changes to Windows: Extensive		
Other (specify): Storefronts and			
Style: Modern	Cladding: Brick	Roof Type: Mansard	Roof Material: Concrete - Tile
	Concrete - Block	Gable	
	Concrete - Poured		
Foundation: Concrete - Poured	Form/Type: Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959	Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1959, according to the King Count tax assessor. It was originally constructed as an automobile service station, but was substantially altered when it was converted for use as a gas station and convenience store. It is currently occupied by Shell Oil. The original owner is unknown, as are the original architect and builder. Substantial changes have been made to the building's facade and interior spaces, including the removal, replacement, and reconfiguration of its door and window openings and the removal of its auto service bays. Because of these alterations, the building's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of an automobile service station from the late 1950s in a Modern style. However, it has lost integrity and does not appear to otherwise embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story automotive service station, which has been converted for use as a gas station and convenience store. It has a south-north orientation with a tall, non-original gas pump canopy to the south and is surrounded by a paved parking area on all sides. The building has a rectangular plan and consists of a combination of platform frame and masonry construction. It has a mansard roof clad with wood shingles and low pitch gables at the side elevations. The exterior walls are finished with painted brick on the front and side elevations and concrete block at the rear elevation. The primary (south) facade is asymmetrical and divided into two sections. It was substantially altered when the building was converted for use as a convenience store. The easternmost section was altered by the removal of the original fenestration and the installation of non-original, full-height, metal frame storefront windows. Original openings on the building's east elevation were also enclosed with concrete block and new, smaller fixed windows installed. The facade's western section was similarly altered with the removal of original storefront doors and windows and the installation of the existing, non-original, metal frame windows and door. Original vehicle bays in the building's west elevation were likewise enclosed during conversion of the interior space.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



Northeast and Southeast Elevations, Looking West
2010



Southeast Elevation, Looking Northwest
2010



2010



Northeast and Northwest Elevations, Looking Southwest
2010



Northwest and Southeast Elevations, Looking East
2010



Southwest and Southeast Elevations, Looking North
2010



Southwest Elevation, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 2808-2832 NE Sunset Blvd

Property Address: 2808-2832 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801205

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1225015

Northing: 794963

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Greter Highlands Ltd Prtshp

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Business	Current Use: Commerce/Trade - Business		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Unreinforced Masonry		
Changes to Original Cladding: Moderate	Changes to Interior: Unknown		
Changes to Other: Extensive	Changes to Windows: Moderate		
Other (specify): Facade			
Style:	Cladding:	Roof Type:	Roof Material:
Modern	Veneer - Stucco	Flat with Parapet	Asphalt / Composition
	Concrete - Block		
Foundation:	Form/Type:		
Concrete - Poured	Commercial - Strip		
	Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1962 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1962, according to the King Count tax assessor. It was originally constructed as commercial shopping center building and continues to retain this use as the "Greater Hi-Lands" shopping center. It is currently occupied by many small retail stores, including the Viet-Wah Asian Food Market, which is a major anchor. The original owner is unknown, as are the original architect and builder. Changes appear to have been made to the building's facade to update the complex's appearance, and some of the original storefronts have been replaced or modified. Because of these alterations, the building's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of a commercial shopping center from the early 1960s, constructed in a Modern style. However, it has lost integrity and does not appear to otherwise embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a large, one-story commercial shopping center building, which is part of a larger complex of three buildings. The building has a south-north orientation and is setback from NE Sunset Boulevard behind a broad, paved parking lot. Comprised of one long structure, it consists a series of commercial retail storefronts that share a common facade. The building has an irregularly shaped rectangular plan and a combination of platform frame and masonry construction. It has a flat roof with a decorative parapet at the front elevation. The exterior walls are finished with stucco at the front and side elevations and painted concrete block at the rear elevation. The primary (south) facade is characterized by a tall entablature, supported by simple square columns, that appears to have been modified from its original design during renovations to update the complex's appearance. It has a simple design and contains a series of decorative inset panels. The panels serve as spaces for signs. Below the entablature, the storefront openings are setback from the elevation. The projecting overhang shelters a poured concrete walk that extends the length of the building and provides access to the individual stores. Several original storefronts remain intact, while others have been replaced or modified. Original storefronts are characterized by metal-frame glass doors with transoms, flanked by full-height plate glass windows. The building is connected to another building to the north by a narrow arch anchored at its southeast corner.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



East Elevation, Looking Southwest
2010



East Elevation, Looking Southwest
2010



East Elevation, Looking Northwest
2010



East Elevation, Looking Northwest
2010



East Elevation, Looking Northwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Hillcrest Bowl

Property Address: 2809 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227900091

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1225331

Northing: 794720

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Wong D & C 1 LLC

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Business	Current Use: Commerce/Trade - Business		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Unreinforced Masonry		
Changes to Original Cladding: Moderate	Changes to Interior: Unknown		
Changes to Other: Moderate	Changes to Windows: Moderate		
Other (specify): Entrances			
Style:	Cladding:	Roof Type:	Roof Material:
Modern	Veneer - Stucco	Flat with Parapet	Unknown
	Concrete - Block		
Foundation:	Form/Type:		
Concrete - Poured	Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1959 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1959, according to the King Count tax assessor. It was originally constructed as bowling alley and continues to retain this use as the "Hillcrest Bowl." The original owner is unknown, as are the original architect and builder. According to the tax assessment, substantial changes were made to the building in 1979. On the exterior, these changes appear to have been made to the building's entrances. Because of these alterations, the building's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of a bowling alley building from the late 1950s. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story bowling alley building that is located on the front side of a large parcel, and surrounding by paved parking areas at the sides and rear. It has a north-south orientation and faces north toward NE Sunset Boulevard. The building has a rectangular plan and consists of masonry construction. It has a flat roof with a simple parapet. The exterior walls are finished with stucco and painted concrete block, with areas of brick surrounding the front and side entrances. Except for the entrances, the building has no fenestration and engaged pilasters offer the only division of the elevations. The building was original designed with Modern style elements, but appears to have been substantially altered by changes to the design of the entrances. The building has three inset entrances, one in the center of the primary (north) facade and two the northern portions of the side elevations. All three entrances feature pairs of metal-frame glass doors, flanked by wide metal-frame fixed windows, and are sheltered by projecting canopies that extend from the parapet. On the north and west elevations the canopies have arched roofs. All three are labeled with the name "Hillcrest Bowl."
Major Bibliographic References:	The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001. Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989. City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989. King County Tax Assessor Online Records. Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



North Elevation, Looking Southeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Safeway

Common Name: St. Vincent de Paul Super Store

Property Address: 2825 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227900094

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1225657

Northing: 795078

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Alison Oakland LLC

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Business

Current Use: Commerce/Trade - Business

Plan: Rectangle Stories: 1

Structural System: Unreinforced Masonry

Changes to Plan: Intact

Changes to Interior: Unknown

Changes to Original Cladding: Intact

Changes to Windows: Intact

Changes to Other: Not Applicable

Other (specify):

Style:

Cladding:

Roof Type:

Roof Material:

Modern

Glass

Barrel Vault

Asphalt / Composition

Concrete - Block

Wood - Vertical

Foundation:

Form/Type:

Concrete - Poured

Commercial

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1964 Built Date

Builder:

Engineer:

Architect:

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No



Historic Inventory Report

Statement of Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1964, according to the King County tax assessor, and is believed to have been originally constructed by the Safeway Company as a supermarket. The original architect and builder are unknown. However, the building retains the distinctive characteristics of the Safeway Company's "Marina style," which was based on a prototype design used to design Safeway stores across the country.

The Safeway supermarket chain was first established in 1914 in Southern California. It quickly grew as a major supermarket chain, eventually becoming the world's largest chain of retail food, with many stores in Washington State. In the late 1950s, the company developed standardized prototypical designs, known as the "Marina Plan," for the construction of their stores. The "Marina Plan" outlined a design scheme that called for stores to have a main central arch, a high beamed ceiling, and a glass façade. In 1959, San Francisco's Marina Boulevard Safeway supermarket was the first building constructed according to this design plan. Afterwards, the Marina Plan became the design standard by which all Safeway stores were constructed through the 1960s. The building at 2825 NE Sunset Boulevard is a highly intact example of this architectural style.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The former supermarket building appears to be associated with the Safeway Company and its role in the development of the Renton Highlands during the 1960s, and it is a highly recognizable example of the company's Marina style design type for supermarket buildings. It embodies the characteristics of this style and is a distinctive modern architectural resource in the community. Based on our review, the property has good integrity and appears eligible for listing in the NRHP under criterion C at the local level of significance for its architectural style and type.

Description of Physical Appearance:

The property contains a one-story commercial supermarket building on a large parcel, setback at an angle from NE Sunset Boulevard. The building has a west-east orientation and is surrounded on the west, north, and south by a paved parking lot. It has a rectangular plan and a combination of platform frame and masonry construction. The building was originally designed in a Modern style, commonly known as the Safeway "Marina style." The characteristic feature of this style is the building's distinctive barrel-vault roof, which forms a sweeping canopy at the front elevation, supported by series of slender iron columns. The canopy extends nearly the full width of the elevation and shelters a poured concrete walk that provides access to the building's primary entrances. There are two entrances on the elevation, each consisting of a pair of original, metal-frame, glass storefront doors. The entrances are embedded in a two-story expanse of original, metal-frame plate glass storefront windows that from the roof line to a low knee wall and are another defining characteristic of the Marina style. At the upper course of windows, the lower band of the glazing is painted across the center bays, and the outer bays are fully enclosed. Flanking the windows the outer sections of the front elevation are clad with narrow vertical wood siding. The building's side and rear elevations are comprised of painted concrete block.



Historic Inventory Report

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001.
Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



West Elevation, Looking Northeast
2010



West and South Elevations, Looking Northeast
2010



North and West Elevations, Looking South
2010



North Elevation, Looking South
2010



West Elevation Detail, Looking East
2010



West Elevation (Detail), Looking Northwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 2832-2844 NE Sunset Blvd

Property Address: 2832 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801205

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1225173

Northing: 795210

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name:

Owner Address: Greter Highlands Ltd Prtshp

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Business	Current Use: Commerce/Trade - Business		
Plan: Rectangle	Stories: 1	Structural System: Unreinforced Masonry	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Moderate	Changes to Windows: Moderate		
Changes to Other: Extensive			
Other (specify): Facade			
Style:	Cladding:	Roof Type:	Roof Material:
Modern	Veneer - Stucco	Flat with Parapet	Unknown
	Concrete - Block		
Foundation:	Form/Type:		
Concrete - Poured	Commercial - Strip		
	Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1958 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1958, according to the King Count tax assessor. It was originally constructed as commercial shopping center building and continues to retain this use as the "Greater Hi-Lands" shopping center. It is currently occupied by many small retail stores. The original owner is unknown, as are the original architect and builder. Changes appear to have been made to the building's facade to update the complex's appearance, and some of the original storefronts have been replaced or modified. Because of these alterations, the building's integrity is considered poor. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of a commercial shopping center from the late 1950s, constructed in a Modern style. However, it has lost integrity and does not appear to otherwise embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story commercial shopping center building, which is part of a larger complex of three buildings. The building has a south-north orientation and is setback from NE Sunset Boulevard behind a broad, paved parking lot. Comprised of one long structure, it consists a series of commercial retail storefronts that share a common facade. The building has an irregularly shaped rectangular plan and a combination of platform frame and masonry construction. It has a flat roof with a decorative parapet at the front elevation. The exterior walls are finished with stucco at the front and side elevations and painted concrete block at the rear elevation. The primary (south) facade is characterized by a tall entablature, supported by simple square columns, that appears to have been modified from its original design during renovations to update the complex's appearance. It has a simple design and contains a series of decorative inset panels. The panels serve as spaces for signs. Below the entablature, the storefront openings are setback from the elevation. The projecting overhang shelters a poured concrete walk that extends the length of the building and provides access to the individual stores. Several original storefronts remain intact, while others have been replaced or modified. Original storefronts are characterized by metal-frame glass doors with transoms, flanked by full-height plate glass windows. The building is connected to another building to the south by a narrow arch anchored at its southwest corner.

Major
Bibliographic
References:

The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.

Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.

City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.

King County Tax Assessor Online Records.

Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



Southeast Elevation, Looking West
2010



Southeast Elevation, Looking Northwest
2010



Southeast Elevation, Looking North
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: Dollar Tree

Property Address: 2902 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801205

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1225251

Northing: 795359

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Greter Highlands Ltd Prtshp

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Commerce/Trade - Department Store	Current Use: Commerce/Trade - Department Store		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Unreinforced Masonry		
Changes to Original Cladding: Moderate	Changes to Interior: Unknown		
Changes to Other: Moderate	Changes to Windows: Moderate		
Other (specify): Facade			
Style: Modern	Cladding: Veneer - Stucco	Roof Type: Flat with Parapet	Roof Material: Unknown
	Concrete - Block		
	Brick		
	Wood		
Foundation: Concrete - Poured	Form/Type: Commercial		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1958	Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1958, according to the King County tax assessor. It appears to have been original constructed as a supermarket with a large shopping complex, but has since been converted for retail use. It is currently occupied by a Dollar Tree discount store. The original owner is unknown, as are the original architect and builder. Changes appear to have been made to the building's facade and several of the original storefront windows have been enclosed. Because of these alterations, the building's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building is representative of a commercial supermarket or retail building from the late 1950s, constructed in a Modern style. However, it has lost integrity and does not appear to otherwise embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	<p>The property contains a one-story commercial retail building, constructed as part of a larger complex of three buildings. The building has a south-north orientation and is setback from NE Sunset Boulevard behind a broad, paved parking lot. The building has a rectangular plan and a combination of platform frame and masonry construction. It has a flat roof with a pitched roof at the front elevation. The pitched roof is clad with composition asphalt shingles. The exterior walls are finished with stucco at the front and side elevations and painted concrete block at the rear elevation. The primary (south) facade is symmetrically. It is characterized by the pitched roof, which projects from the elevation and extends its full width. The roof features a wide dormer that centers the elevation with an open panel. The panel contains space for a large sign, which reads "DOLLAR TREE". Identical tower features define each end of the pitched roof. They are have diagonal wood siding and both flat and pitched roof sections. The pitched roof is supported by a series of slender columns and shelters a wide poured concrete walk. The walk provides access to the building's front entrance, which centers the elevation. The entrance consists of a central pair of metal-frame, automatic, sliding glass doors flanked by large plate glass storefront windows on either side. To either side of the entrance, the facade's outer bays consist of panels of additional storefront windows that have been enclosed.</p>
Major Bibliographic References:	<p>The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001.</p> <p>Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989.</p> <p>City of Renton, Department of Community Development. Community Profile. Renton, WA: Renton Department of Community Development, 1989.</p> <p>King County Tax Assessor Online Records.</p> <p>Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.</p>

Photos



Southeast Elevation, Looking Northwest
2010



Southeast Elevation, Looking West
2010



2010



Northeast and Northwest Elevations, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 3309 NE Sunset Blvd

Property Address: 3309 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 423059104

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	04			King	MERCER ISLAND

Coordinate Reference

Easting: 1226327

Northing: 796282

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Dalpay, James W., Jr. and Jullie A.

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Single Family House	Current Use: Domestic - Single Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Slight	Changes to Windows: Moderate		
Changes to Other: Not Applicable			
Other (specify):			
Style:	Cladding:	Roof Type:	Roof Material:
Arts & Crafts - Craftsman	Wood - Clapboard	Gable - Front Gable	Asphalt / Composition - Shingle
Foundation:	Form/Type:		
Unknown	Single Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction:	1933 Built Date
	Builder:
	Engineer:
	Architect:

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1933, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building's front porch and some windows, including full enclosure of the porch. Because of these alterations, the residence's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Craftsman style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story single family residence with a rectangular plan and platform frame wood construction. The residence has a northeast-southwest orientation and fronts NE Sunset Boulevard at an angle. It was originally designed with elements of the Craftsman style, but has been altered with changes to its front porch and fenestration. The residence has a front gable roof clad with composition asphalt shingles, slightly overhanging eaves, and wide fascia in the gable ends. The exterior walls are clad with horizontal wood clapboard siding. The primary (northeast) elevation is two bays wide and asymmetrically divided. A projecting front porch characterizes the eastern bay. The porch has a front gable roof and has been fully enclosed. It contains a single door opening and a non-original window. A non-original sliding window punctuates the facade's western bay and a small, original fixed wood window is contained in the gable end. The fenestration consists of a mixture of original and non-original windows throughout the residence.
Major Bibliographic References:	The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001. Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989. City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989. King County Tax Assessor Online Records. Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



Northeast Elevation, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name:

Common Name: 11905 NE Sunset Blvd

Property Address: 11905 NE Sunset Blvd , Renton, WA 98056

Comments:

Tax No./Parcel No. 0823059111

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	08			King	MERCER ISLAND

Coordinate Reference

Easting: 1223642

Northing: 794856

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Renton Sunset-Temp

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Friendly Fuels, Inc.

Owner Address:

City:

State:

Zip:

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Transportation - Road-Related (vehicular)	Current Use: Transportation - Road-Related (vehicular)		
Plan: Rectangle	Stories: 1		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Slight	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style: Modern	Cladding: Veneer - Stucco	Roof Type: Flat with Parapet	Roof Material: Unknown
Foundation: Concrete - Poured	Form/Type: Gas Station - Convenience Store w/Canopy		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1964	Built Date: Builder: Engineer: Architect:

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It was constructed in 1964, according to the King Count tax assessor. The original owner is unknown, as are the original architect and builder. Changes have been made to the building, including the replacement of the building's fenestration and the erection of a modern gas pump canopy. Because of these alterations, the building's integrity is considered fair. The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). The reconnaissance-level survey revealed no evidence to suggest the building is historically significant due to associations with an important event or person. The building exhibits elements of the Modern style. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition, and it is not located in a cohesive neighborhood or grouping. Based on our review, the property has fair integrity and does not appear eligible for listing in the NRHP individually or as a contributor to a potential historic district.



Historic Inventory Report

Description of Physical Appearance:	The property contains a one-story building that serves as both an automotive gas station and a commercial retail building. It has an east-west orientation, facing north towards NE Sunset Boulevard, and consists of a wide one-story building on the south and a detached gas pump canopy to the north. The building and canopy are surrounded by a paved parking area on all sides. The building has an rectangular plan and consists of platform frame construction. It has a flat roof with a simple capped parapet. The exterior walls are finished with stucco. The primary (north) facade is asymmetrical and several bays wide. It consists of multiple storefronts, each containing plate glass metal-frame door and window openings. They are sheltered by a continuous fabric awning that extends across the front elevation. The gas pump canopy appears to be of recent construction, comprised of flat roofed canopy supported by four slender columns. The canopy shelters two islands containing four, double-sided gas pumps.
Major Bibliographic References:	The Boeing Company, Renton Reporter, and City of Renton. Renton: The First Hundred Years, 1901-2001. Kent, WA: King County Journal Newspaper, 2001. Buerge, David M. Renton: Where the Water Took Wing. Chatsworth, CA: Windsor Publications, Inc., 1989. City of Renton, Department of Community Development. "Community Profile." Renton, WA: Renton Department of Community Development, 1989. King County Tax Assessor Online Records. Slauson, Morda C. Renton From Coal to Jets. Renton, WA: Renton Historical Society, 2006.

Photos



North Elevation, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2601 Sunset Ln NE

Property Address: 2601 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801400

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	04			King	MERCER ISLAND

Coordinate Reference

Easting: 1224178

Northing: 794811

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "A" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied, resawn split cedar shake siding during rehabilitation of the building in the 1970s. The building has a south-north orientation and its primary (south) facade fronts Harrington Avenue NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. Each section consists of a single door opening with a non-original paneled door, flanked by a wide tripartite picture window and a small metal-sliding window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. The building's rear elevation is similarly divided, each section containing a single door opening flanked by slightly smaller tripartite picture window and another small sliding window. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South Elevation, Looking West
2010



South and East Elevations, Looking West
2010



South Elevation, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2605 Sunset Ln NE

Property Address: 2605 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	04			King	MERCER ISLAND

Coordinate Reference

Easting: 1224147

Northing: 794734

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a one-story two unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "B" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied, resawn split cedar shake siding during rehabilitation of the building in the 1970s. The building has a east-west orientation and its primary (east) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. Each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window and a small metal-sliding window. The doors open onto poured concrete stoops connected to poured concrete sidewalks and steps that lead to the street. The building's rear elevation is similarly divided, each section containing a single door opening flanked by slightly smaller tripartite picture window and another small sliding window. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South and East Elevation, Looking Northwest
2010



East and North Elevations, Looking Southwest
2010



East Elevation, Looking West
2010



South Elevation, Looking Northwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2606 Sunset Ln NE

Property Address: 2606 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224251

Northing: 794706

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 1	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one-story two unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "B" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied, rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a north-south orientation and its primary (north) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. Each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window and a small metal-sliding window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. The building's rear elevation is similarly divided, each section containing a single door opening flanked by slightly smaller tripartite picture window and another small sliding window. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Southwest and Northwest Elevations, Looking East
2010



Northwest Elevation, Looking Southeast
2010



Northwest and Northeast Elevations, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2611 Sunset Ln NE

Property Address: 2611 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224140

Northing: 794642

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Date of Construction:	1959 Built Date	Builder: Dahlgren Construction Company
	1977 Remodel	
		Engineer:
		Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "C" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original, horizontally applied, rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a east-west orientation and its primary (east) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, the two outer sections are punctuated by a slightly shorter, tripartite picture window and by two tripartite picture windows in the center sections. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a wide tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal sliding window in the outer bays and two tripartite picture windows and a small sliding window in the center bays on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

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Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

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Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South and East Elevations, Looking West
2010



East Elevation, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2612 Sunset Ln NE

Property Address: 2612 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224264

Northing: 794614

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1959 Built Date
1977 Remodel

Builder: Dahlgren Construction Company

Engineer:

Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a one to two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "D" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shake siding on the first story and rustic cedar beveled siding on the second story during rehabilitation of the building in the 1970s. The building has a west-east orientation and its primary (west) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four sections, each comprising a single housing unit. The two center sections are two stories tall and the two outer sections are one story tall. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each center section is punctuated by a single, slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a small metal-sliding window and a tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



East and South Elevations, Looking North
2010



North and West Elevations, Looking Southeast
2010



2612 Sunset Lane NE is in the center.
East Elevation, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2617 Sunset Ln NE

Property Address: 2617 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	MERCER ISLAND

Coordinate Reference

Easting: 1224177

Northing: 794545

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1959 Built Date
1977 Remodel

Builder: Dahlgren Construction Company

Engineer:

Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a east-west orientation and its primary (east) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

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Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Southeast and Northeast Elevations, Looking West
2010



Northeast Elevation, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2620 Sunset Ln NE

Property Address: 2620 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224337

Northing: 794552

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding Veneer - Brick	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "F" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original vertically applied rough cedar channel siding on the first story and resawn split shake siding on the second story during rehabilitation of the building in the 1970s. The building has a southeast-northwest orientation and its primary (southeast) facade forms a landscaped courtyard between another building to the southeast. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by two slightly shorter, tripartite picture windows. The building's rear elevation is similarly divided, each section containing a single door opening flanked by small metal-sliding windows on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The entire second story projects from the elevation, and the rear entrances are sheltered by cantilevered shed roofs. The building's side elevations are clad with brick, but are otherwise unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

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_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South Elevation, Looking North
2010



North Elevation, Looking East
2010



West and South Elevations, Looking North
2010



2620 Sunset Lane NE is in the center.
East and South Elevations, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2623 Sunset Ln NE

Property Address: 2623 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224232

Northing: 794448

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

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The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

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Historic Inventory Report

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_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



East Elevation, Looking West
2010



South and East Elevations, Looking Northwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2629 Sunset Ln NE

Property Address: 2629 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224261

Northing: 794361

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1959 Built Date
1977 Remodel

Builder: Dahlgren Construction Company

Engineer:

Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shake siding on the first story and vertically applied rough cedar channel siding on the second story during rehabilitation of the building in the 1970s. The building has a southeast-northwest orientation and its primary (southeast) facade forms a landscaped courtyard between another building to the southeast. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

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Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

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_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South and East Elevations, Looking Northwest
2010



North and East Elevations, Looking Southwest
2010



East Elevation, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2630 Sunset Ln NE

Property Address: 2630 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224379

Northing: 794481

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Brick Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "F" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original vertically applied rough cedar channel siding on the first story and resawn split shake siding on the second story during rehabilitation of the building in the 1970s. The building has a northwest-southeast orientation and its primary (northwest) facade forms a landscaped courtyard between another building to the north. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by two slightly shorter, tripartite picture windows. The building's rear elevation is similarly divided, each section containing a single door opening flanked by small metal-sliding windows on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The entire second story projects from the elevation, and the rear entrances are sheltered by cantilevered shed roofs. The building's side elevations are clad with brick, but are otherwise unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

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_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



North Elevation, Looking Southeast
2010



South Elevation, Looking Northeast
2010



West Elevation, Looking Northeast
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Project

Common Name: 2635 Sunset Ln NE

Property Address: 2635 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224325

Northing: 794307

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Date of Construction:	1959 Built Date	Builder: Dahlgren Construction Company
	1977 Remodel	
		Engineer:
		Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

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The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shake siding during rehabilitation of the building in the 1970s. The building has a northwest-southeast orientation and its primary (northwest) facade forms a landscaped courtyard between another building to the northwest. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

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The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Northwest and Northeast Elevations, Looking South
2010



Southeast and Northeast, Looking West
2010



Northeast Elevation, Looking West
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Project

Common Name: 2641 Sunset Ln NE

Property Address: 2641 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224396

Northing: 794273

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1959 Built Date
1977 Remodel

Builder: Dahlgren Construction Company

Engineer:

Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

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Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a southeast-northwest orientation and its primary (southeast) facade forms a landscaped courtyard between another building to the southeast. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

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_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



East and North Elevations, Looking Southwest
2010



North and West Elevation, Looking Southeast
2010



East and North Elevations, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2644 Sunset Ln NE

Property Address: 2644 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224456

Northing: 794408

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Other

Architecture/Landscape Architecture

Date of Construction: 1959 Built Date
1977 Remodel

Builder: Dahlgren Construction Company

Engineer:

Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "C" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original, vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a south-north orientation and its primary (south) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, the two outer sections are punctuated by a slightly shorter, tripartite picture window and by two tripartite picture windows in the center sections. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a wide tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal sliding window in the outer bays and two tripartite picture windows and a small sliding window in the center bays on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



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_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South Elevation, Looking North
2010



South and East Elevation, Looking Northwest
2010



West and South Elevations, Looking Northeast
2010



East and North Elevations, Looking Southwest
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2647 Sunset Ln NE

Property Address: 2647 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224472

Northing: 794257

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2		
Changes to Plan: Intact	Structural System: Balloon Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a west-east orientation and its primary (west) facade forms a landscaped courtyard between another building to the west. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



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The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



North and West Elevations, Looking Southeast
2010



East Elevation, Looking Southwest
2010



North Elevation, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2711 Sunset Ln NE

Property Address: 2711 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224741

Northing: 794366

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

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The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "C" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original, vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a northeast-southwest orientation and its primary (northeast) facade forms a landscaped courtyard with another building to the northeast. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, the two outer sections are punctuated by a slightly shorter, tripartite picture window and by two tripartite picture windows in the center sections. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a wide tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal sliding window in the outer bays and two tripartite picture windows and a small sliding window in the center bays on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



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Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Northeast Elevation, Looking Southwest
2010



Southwest Elevation, Looking East
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2717 Sunset Ln NE

Property Address: 2717 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224789

Northing: 794430

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2		
Changes to Plan: Intact	Structural System: Platform Frame		
Changes to Original Cladding: Extensive	Changes to Interior: Unknown		
Changes to Other: Not Applicable	Changes to Windows: Extensive		
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "C" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original, vertically applied, rough cedar channel siding during rehabilitation of the building in the 1970s. The building has a southwest-northeast orientation and its primary (southwest) facade forms a landscaped courtyard with another building to the southwest. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, the two outer sections are punctuated by a slightly shorter, tripartite picture window and by two tripartite picture windows in the center sections. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a wide tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal sliding window in the outer bays and two tripartite picture windows and a small sliding window in the center bays on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Southwest Elevation, Looking East
2010



Northeast Elevation, Looking South
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2720 Sunset Ln NE

Property Address: 2720 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801055

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224691

Northing: 794541

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Date of Construction:	1959 Built Date	Builder: Dahlgren Construction Company
	1977 Remodel	
		Engineer:
		Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of Physical Appearance: The property contains a one to two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "D" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original resawn split cedar shake siding during rehabilitation of the building in the 1970s. The building has a southeast-northwest orientation and its primary (southeast) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four sections, each comprising a single housing unit. The two center sections are two stories tall and the two outer sections are one story tall. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each center section is punctuated by a single, slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by a small metal-sliding window and a tripartite picture window on the first story, and featuring a wide tripartite picture window and a small metal-sliding window on the second story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

Howard, Ebenezer. *Garden Cities of Tomorrow*. London: Swan Sonnenschein & Co., Ltd., 1902.

Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

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Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



South Elevation, Looking Northwest
2010



West and South Elevations, Looking Northeast
2010



South Elevation, Looking North
2010



Historic Inventory Report

Location

Field Site No. _____ DAHP No. _____

Historic Name: Sunset Terrace Public Housing Complex

Common Name: 2723 Sunset Ln NE

Property Address: 2723 Sunset Ln NE, Renton, WA 98056

Comments:

Tax No./Parcel No. 7227801085

Plat/Block/Lot

Acreage

Supplemental Map(s) _____

Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	County	Quadrangle
T23R05E	09			King	RENTON

Coordinate Reference

Easting: 1224825

Northing: 794519

Projection: Washington State Plane South

Datum: HARN (feet)

Identification

Survey Name: Sunset Terrace Redevelopment Subarea

Date Recorded: 10/06/2010

Field Recorder: Hetzel, Christopher

Owner's Name: Renton Housing Authority

Owner Address: PO Box 2316

City: Renton

State: WA

Zip: 98056-0316

Classification: Building

Resource Status:

Comments:

Survey/Inventory

Not Eligible

Within a District? No

Contributing? No

National Register:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date: 1/1/0001

Determination Comments:



Historic Inventory Report

Description

Historic Use: Domestic - Multiple Family House	Current Use: Domestic - Multiple Family House		
Plan: Rectangle	Stories: 2	Structural System: Platform Frame	
Changes to Plan: Intact	Changes to Interior: Unknown		
Changes to Original Cladding: Extensive	Changes to Windows: Extensive		
Changes to Other: Not Applicable			
Other (specify):			
Style: Modern	Cladding: Veneer - Vinyl Siding	Roof Type: Gable - Side Gable	Roof Material: Asphalt / Composition - Shingle
Foundation: Concrete - Poured	Form/Type: Multi-Family		

Narrative

Study Unit	Other
Architecture/Landscape Architecture	
Date of Construction: 1959 Built Date 1977 Remodel	Builder: Dahlgren Construction Company Engineer: Architect: George W. Stoddard-Huggard & Associates

Property appears to meet criteria for the National Register of Historic Places: No
 Property is located in a potential historic district (National and/or local): No
 Property potentially contributes to a historic district (National and/or local): No

Statement of
Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the proposed Sunset Terrace Redevelopment Subarea in the City of Renton, King County, Washington. It is one of 27 buildings constructed by the Housing Authority of the City of Renton as part of the Sunset Terrace public housing complex authorized on June 28, 1958 and completed in 1959. Sunset Terrace consisted of a complex of 100 low-income housing units comprising both one- and two-story structures arranged along curvilinear streets. The complex was constructed by Seattle-based Dahlgren Construction Company according to designs by George W. Stoddard-Huggard & Associates. George W. Stoddard, a prominent Seattle architect and principal of the firm, is credited with the design of many well known public, private, and civic structures in the Seattle area, including such noted properties as the High School Memorial Stadium, the Green Lake Aqua Theater, and the Yesler Terrace Defense Housing Project. Stoddard retired in 1960, and the Sunset Terrace public housing complex is believed to have been one of his last commissions.

Stoddard's design for Sunset Terrace appears to have been strongly influenced by the Garden City movement and exhibits features and characteristics of garden style apartments. All 27 buildings were arranged along curvilinear streets in locations to best take advantage of the original topography and create open, pleasing landscapes for residents. Throughout Sunset Terrace, each building is separated by open courtyard areas with outdoor space dedicated to individual housing units. At the rear of each unit, this space was originally identified by unit-specific metal revolving clotheslines. Additional design features included minimal ornamentation, aluminum windows, and varied exterior wall cladding of horizontal rustic cedar siding, vertical rough cedar channel siding, or resawn split cedar shake siding with some brick veneer. The Renton Housing Authority completed a comprehensive rehabilitation of Sunset Terrace in the 1970s, which resulted in the removal and replacement of many of these features. The original windows were replaced with new metal windows, unit doors were replaced, the revolving clotheslines were removed, and the original cedar wall claddings were replaced with vinyl siding. Subsequent changes occurred in the early 1990s when buildings in the complex were upgraded for ADA accessibility. Kitchens and bathrooms in the individual housing units were also substantially renovated at this time.

The property has been evaluated according to the eligibility criteria for listing in the National Register of Historic Places (NRHP). Due to the many alterations, the integrity of the individual buildings and the complex as a whole is considered poor. The Sunset Terrace public housing complex resulted from federal investment in public housing during the postwar period and is associated with a well-known Seattle architect. However, it is a late example of its architectural type and its individual elements were substantially altered by rehabilitations in the 1970s and 1990s, such that they no longer appear to retain sufficient integrity to convey their historical significance. Based on our review, the property has poor integrity and does not appear eligible for listing in the NRHP individually or as a potential historic district.



Historic Inventory Report

Description of
Physical
Appearance:

The property contains a two-story four unit apartment building constructed as part of the Sunset Terrace public housing complex in 1958-1959. Buildings in the complex were designed in one of six standard design types, each exhibiting Modern style elements. This building was constructed as a type "E" building. The building has a long rectangular plan and consists of platform frame wood construction on a poured concrete foundation. It has a very low pitch side gable roof clad with composition asphalt shingles and featuring slightly overhanging eaves with a wide fascia. Four small cylindrical, metal roof vents stand equally spaced along the roof ridge line. The exterior walls are clad with non-original horizontally applied vinyl siding. This siding replaced the building's original horizontally applied rustic cedar beveled siding during rehabilitation of the building in the 1970s. The building has a northwest-southeast orientation and its primary (northwest) facade fronts Sunset Lane NE. The primary facade is symmetrically divided and consists of four nearly identical sections, each comprising a single housing unit. On the first story, each section consists of a single door opening fit with a non-original paneled door, flanked by a wide tripartite picture window. Two cantilevered shed roofs extend between the sections sheltering each pair of door openings. The doors open onto poured concrete stoops connected to poured concrete sidewalks that lead to the street. On the second story, each section is punctuated by a slightly shorter, tripartite picture window. The building's rear elevation is similarly divided, each section containing a single door opening flanked by two small windows on the first story, and featuring a wide tripartite picture window and another small window on the second story. The two center sections on the second story projects from the elevation, cantilevered over the first story. The building's side elevations are unadorned. All of the building's original windows were replaced with non-original metal windows in the 1970s. Other alterations to the building include the removal of original metal revolving clothes lines outside the rear entrance of each unit, and complete renovations of the building's bathrooms and kitchens and ADA accessibility improvements in the early 1990s.



Historic Inventory Report

Major Bibliographic References:

Associated Press. "Tacoma Gets Housing Blues; To Renton It's Not News." *The Seattle Times*. Seattle, WA, 29 June 1958.

George W. Stoddard-Huggard & Associates. "Housing Authority of the City of Renton: Project Washington II-I, Renton Highlands, Renton, Washington." *Construction Plans*. Seattle, WA: George W. Stoddard-Huggard & Associates Architects & Engineers, 1958. On file with Renton Housing Authority, Renton, WA.

Elanga, Maureen R. *Seattle Architecture: A Walking Guide to Downtown*. Seattle, WA: Seattle Architecture Foundation, 2007.

Hanchett, Thomas W. "The Other 'Subsidized Housing': Federal Aid to Suburbanization, 1940-1960s." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. Pp. 163-179. University Park, PA: Pennsylvania State University, 2000.

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Karolak, Eric J. "No Idea of Doing Anything Wonderful: The Labor-Crisis Origins of National Housing Policy and the Reconstruction of the Working-Class Community, 1917-1919." In *From Tenements to the Taylor Homes; In Search of an Urban Housing Policy in Twentieth-Century American*. John F. Bauman, Roger Biles, Kristin M. Szylvian, eds. pp. 60-80. University Park, PA: Pennsylvania State University, 2000.

Lord, Tom Forrester. *Decent Housing: A Promise to Keep. Federal Housing Policy and its Impact on the City*. Cambridge, MA: Schenkman Publishing Company, Inc., 1977.

Madison, Charles A. Preface. In *How the Other Half Lives*. Jacob A. Riis. New York, NY: Dover Publications, Inc., 1971.

Ochsner, Jeffery Karl, ed. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Seattle, WA: University of Washington Press, 1998.

Rabinowitz, Alan. *Urban Economics and Land Use in America: The Transformation of Cities in the Twentieth Century*. Armonk, NY: M.E. Sharpe, Inc., 2004.

The Seattle Times. "Seattle Firm Supported for Housing Job." 18 March 1959:44. Seattle, WA.

_____. "Obituaries: George W. Stoddard." 29 September 1967:16. Seattle, WA.

Photos



Northeast and Northwest Elevations, Looking South
2010



Southwest and Southeast Elevations, Looking North
2010

Appendix C

Unanticipated Discovery Plan

Plan and Procedures for Dealing with the Unanticipated Discovery of Human Skeletal Remains or Cultural Resources during Redevelopment of the Edmonds-Glenwood Lot, Harrington Lot, and Sunset Terrace Public Housing Complex in Renton, Washington

Any human skeletal remains that are discovered during this project will be treated with dignity and respect.

- A. If any City of Renton employee or any of the contractors or subcontractors believes that he or she has made an unanticipated discovery of human skeletal remains or cultural resources, all work adjacent to the discovery shall cease. The area of work stoppage will be adequate to provide for the security, protection, and integrity of the human skeletal remains, in accordance with Washington State Law. The City of Renton project manager will be contacted.
- B. The City of Renton project manager or the City of Renton representative will be responsible for taking appropriate steps to protect the discovery. At a minimum, the immediate area will be secured to a distance of thirty (30) feet from the discovery. Vehicles, equipment, and unauthorized personnel will not be permitted to traverse the discovery site.
- C. If skeletal remains are discovered, the City of Renton will immediately call the King County Sheriff's office and a cultural resource specialist or consultant qualified to identify human skeletal remains. The Sheriff's office may arrange for a representative of the county coroner's office to examine the discovery. The remains should be protected in place until the cultural resource specialist has examined the find.
- D. If the human skeletal remains are determined to be Native American, the City of Renton will notify the Washington State Department of Archaeology and Historic Preservation and the Muckleshoot Indian Tribes.
- E. If cultural resources are uncovered, such as stone tools or flakes, fire-cracked rocks from a hearth feature, butchered animal bones, or historic-era objects (e.g., patent medicine bottles, milk tins, clay pipes, building foundations), the City of Renton will arrange for a qualified professional archaeologist to evaluate the find. Again, the cultural resources will be protected in place until the archaeologist has examined the find.
- F. If the cultural resources find is determined to be significant, the City of Renton cultural resource specialist/archaeologist or consulting archaeologist will immediately contact the Washington State Department of Archaeology and Historic Preservation and the Muckleshoot Indian Tribes to seek consultation regarding the eligibility of any further discovery for inclusion in the National Register of Historic Places.

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