

## **Yukon River Inter-Tribal Watershed Council (YRITWC) Brownfields Survey Guide for a Site Inventory**

**Instructions:** This form is a tool that can be used in a variety of ways: it can be used with a community map and referenced when asking individuals about a potentially contaminated site; it can be used more formally as an interview questionnaire; or it can be completed following a visit or conversation with an individual about a specific site.

**Citing Sources:** Cite the source by providing the initials of the individual offering information next to his or her information, if you talk with more than one individual about a site. Sources also include websites.

**Date:** 06/18-07

**Name of Community:** Anvik

**Individual completing form:** Shannon Chase-Jensen

**Community Member(s) Present:** Ken Chase was interviewed on 12/7/06

### **INFORMATION ON SITE OWNERSHIP AND USE**

**1. What is the official or common name of the site, property, or building in question?** Old School Site

**2. What is the address of the property or building?** Property is located approximately 1000 feet southwest of the Anvik River.

**3. Who is the current owner or operator of the site or building? Include contact information: phone, mailing address, and email, if available?** Ownership of land belongs to Deloy Ges, Inc., the local Native Corporation. One building remains on the northwest corner of the property; all other structures have been demolished. The school was originally built and run by the Territory of Alaska and later turned over to the State of Alaska when Statehood was established. In the late 1970's the State turned the school over to the Iditarod Area School District, who moved from the site in 1979. Owner/operator of the site is debatable and no responsible party has been established.

**4. Is this site in the DEC contaminated site database? If so, attach a copy of the database report.** No

**5. List any background documents or other resources that you have or know about, for the site or incident in question, and attach copies if available (e.g. DEC contaminated sites or LUST database summary).** None

**6. Site Sketch: Sketch the site in the space below. Alternatively, attach a site map to the back of the form. The sketch should include the following information:**

- \_ north arrow \_ rough bar scale (feet or meters)
- \_ property line locations \_ locations of all tanks, drums, and piping
- \_ locations of any buildings or other structures \_ locations of any water wells
- \_ locations of any known historical spills \_ depth to groundwater/seasonal high groundwater
- \_ location and size of any holes (excavations) \_ locations of any observed contamination such as
- \_ location and size of any piles of dug-up soil (soil stockpiles) signs of disturbed vegetation or surface staining

**7. If there is a building on the land, when was it built?** There is one building left on the property that used to serve as a generator shed when the school was in operation. The building was constructed sometime in the early to mid 1950's and has been moved from its original location to the northwest corner of the lot. The Old School was demolished in the early 1980's, but the rubble was never removed from the property. Most of the material that was left, has since grown over with vegetation.

**8. What is the approximate size of the land or property?**

Approximate size of property is 2-3 acres.

**9. Describe the site's current use. Is the site abandoned, under-utilized, or fully utilized?** Abandoned

**10. Explain the known history of the site. Describe how the site has been used over time, if at all.** The site was used from the early 1950's through the early 1980's as an educational site. A school was built on the property and essentially abandoned after students were moved to the new location. There had been a pipeline that was constructed from the river, through the property, and back to the old City Tank Farm (PHS).

**11. Is drinking water or water used for other purposes (e.g., washing, showering, other commercial activities) available at the site?** No

**12. If water is available, what is the source? (e.g., groundwater, surface water, treated water)** There is an old well located on the property. To our knowledge there is no pump to access the water.

**13. What is the depth to groundwater at the site? (At some sites this may be difficult to determine, but it also may be well known.)** Groundwater depth is unknown

**14. Describe the site in terms of ground cover, fill material, and subsurface soil conditions. (e.g., vegetated—trees, tundra, grass; building pad—gravel, other material; soil, silt, sand, gravel river deposits, bedrock, etc.).** The area is grown over with vegetation such as; grass, willows, and trees. Old building material also scatters the property. Soil lies beneath the rubble.

**15. Are residential properties nearby?** Yes, there are 4 privately owned homes within a 1/8 of a mile or less of the lot.

**16. If residential properties are close to the site, what is the water usage (drinking and showers)?** The 4 homes that are located near the property all have individual private wells. It is not known if the water source at and around the property are affected.

**17. Are these residential properties built on or above grade (e.g. do they have foundations, with or without basements or crawl spaces, or are they built on pilings)?** 3 of the 4 homes are build on-grade and one home was constructed with a built in basement.

**18. What are the local beliefs, traditional stories, or traditional uses associated with the site, if you are comfortable sharing this information?**

**19. Are subsistence activities carried on at or near the site?** Anvik is a subsistence community and fish are harvested from both the Anvik and Yukon Rivers, but it is not known if this site affects subsistence foods. Local residents do cut fish near this area, but not directly on the site.

**20. Could subsistence resources, such as berries, fish, or game, be affected by any possible contamination at the site?** Berries used to be harvested around this site, whether or not there is contamination is not known. Again, the site is located close to the Anvik and Yukon Rivers, but whether these areas are affected is not known.

**21. Are children or domestic or wild animals likely to be attracted to the site (i.e., does the site or aspects of the site pose an “attractive nuisance”)?** No, does not pose an “attractive nuisance,” but a local resident does have his dogs tied near the property.

## **ENVIRONMENTAL CONDITIONS**

**1. Is there a perceived health concern associated with the site, and if so, what is the concern?** The site is believed to have asbestos and lead paint in the old structure, as well as areas that may or may not have been contaminated with diesel, however, until tests are run, this assumption cannot be clarified.

**2. Please describe any known or potential sources of contamination (e.g., buried or aboveground storage tanks, drums, dispensers, pipelines, hoses, dump sites, transformers) and how they got there.** There used to be a pipeline that ran through the property, from the river, carrying diesel from the barge landing back to the old City of Anvik tanks. It is not known if major

contamination took place due to small leaks in the system. The structure was demolished in the early 1980's; however the rubble was never cleared. There is potential for asbestos and lead paint contaminants on the site, as well as diesel from the old generator shed.

**3. If you know of a specific spill or environmental incident, when was it and who was responsible for it?** Not known.

**4. Describe the chemical that may have been spilled or dumped. (e.g., diesel, gasoline, cleaners, solvent, etc.) Provide as much detail as possible; if drums are present, read labels, if affixed, to obtain the most accurate information.** Diesel, lead paint, asbestos

**5. If an incident occurred, was any cleanup done at the time? To what extent, if known?** n/a

**6. Do you know of anyone who may have additional information about the incident, and what was done?** Local resident William Kruger may have additional information, he was contracted to clean up the site. Also, Wilson Maillelle, former maintenance/custodian, may have information as well.

**7. Was the DEC, EPA, or any other agency involved with this issue at any time in the past? (It is possible that there is a record of the incident and any cleanup.)** To our knowledge, no federal or state agency has been involved with this issue.

**8. Where did the chemical go after it was spilled? (e.g., ground surface, underground, stream or lake, grass or other vegetation, air)** n/a

**9. Estimate the size of the spill, if known, or the number of events that may have led to the environmental problem.** n/a

## **POTENTIAL CLEANUP AND RE-USE**

**1. Does the community or land owner have a desire to clean up or remediate the site for future redevelopment or re-use? Provide a brief discussion of the redevelopment potential of the property and importance of the property to the community.**

To date, no public meetings have been held to discuss redevelopment possibilities, but a comprehensive community plan was developed and released last year. A few options we have discussed internally is to construct a community playground and park that would extend from the Old School Site to two other inventoried sites located near the Anvik riverfront. In the late 1990's the local School District had Blackwell School remove all playground equipment from its property, which included swing sets, a playhouse, and a basketball court. This equipment was never replaced and has proven to be a sore subject within

the community. The local community has seen a rise in crime that we think is due in part to our children not having a place to go. Ultimately, kids use the laundry facilities as a local hangout, and beside gym night at the school during the winter months, our children have no place to go. Local teenagers used to have a Teen Center that was run out of the Native Corporation building and the center was run by volunteers and had no funding. Due to electric and fuel costs, the Teen Center was closed down after about a year. We are confident that the community will support our efforts in building a community playground for our children. In addition to playground equipment, a basketball court will be built for use in summer months. We would essentially pull together all three inventoried sites to create a local park and recreational area that may include a community garden, historical landmarks, monuments, and a barge landing dock, as well as a storage area. Anvik's Comprehensive Community Plan mentions these possibilities and a public meeting would bring out more ideas from community members.

This site is located near a slough that runs into the Anvik River, which runs into the Yukon. The Anvik River is one of the largest individual runs of salmon along the Yukon River. Without knowing which contaminants are located on this lot, it is hard to say if our subsistence resources are being damaged or threatened. The area surrounding the site used to be a popular area for picking berries, it's not know whether local residents still use the immediate area for subsistence purposes. Generally people have moved further back from the site to pick blueberries in the fall. This site is still accessed by children during the summer months for playing purposes and a local resident does house dogs, during certain times of the year, on outlying areas of the lot. Again, without further testing it is unknown whether or not subsistence resources are affected.

Currently there are no reuse plans incorporating green space on this lot.

## **2. How will the community or public benefit from a more in-depth assessment of this site (an assessment that includes site testing)?**

*With clean-up on any site we are generating local jobs and that is a benefit to our community members. Anvik is a community with mostly seasonal jobs and many residents can benefit from this process.*

The community of Anvik has generally moved the village back into the valley, out of the current flood plane. Historically, the village was located along the riverfront which extended around to, which is now referred to as, the park. Redeveloping and maintaining this historic area will preserve what Anvik is known for. We have a 120 year old Episcopal church (the oldest in the State), along with the original mission building for our area that needs preservation. These historic buildings have become trademarks of Anvik. To lose these structures would be losing a part of our history. If we ever focus on local tourism these buildings would play a huge role in securing tourists.

The youth of our community would benefit greatly from redevelopment of this site. Once they focus their energy on sports, etc, they will be less likely to destroy business properties around town. If developed into a park and recreational area, the potential to add other services such as a community garden is great. Our community would be able to harvest garden vegetables during the planting season. In the past, community gardens were planted, however the area that was used is one of the areas listed in our possibly contaminated sites. With U.S. Postal service rates increasing to Bush Alaska on May 14<sup>th</sup>, the potential to save on perishable items is huge. We currently receive fresh vegetables and fruits through the local stores, but when received, produce is in poor shape. With a community garden, we can eliminate the need to purchase high priced goods and harvest most of them locally. After initiating a community garden, we may look at starting local greenhouses.

With recycling becoming an important part of our lives, the possibility that the Old School Site has materials that can be recycled and that can generate revenue for our community is a possibility. The only way we will know this is to start the clean-up process and find out what we are dealing with.

**3. Does the community have an adopted community plan that names goals for the re-use or redevelopment of this or any other site?** No, however the community has a comprehensive community plan that discusses a variety of future plans. The plan is for 2005-2010

**4. Is there a strong community commitment, either financially or through commitment of other resources to assist with further assessment or cleanup of the site or building?** The Anvik Tribal Council's Tribal Response Program has applied for additional funding for this, and two other sites, through the State of Alaska, Department of Environmental Conservation. To date, we have not received word on whether or not we've been awarded funding for further assessment.

**5. Is back-haul barging or shipping of contaminated materials possible in the community?** Yes, in conjunction with the Yukon River Inter-Tribal Watershed Council.