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State of Oregon
Department of Environmental Quality

Memorandum

Date: November 28, 1994

To: Tom Bispham, Northwest Region Administrator

From: Jennifer Sutter, Voluntary Cleanup Section

Subject: City of Hillsboro -- Ronler Acres Site
No Further Action Approval

Purpose

This memo provides a summary of the available information on arsenic concentrations found at the site referred to as Ronler Acres located in Hillsboro. This site has recently been purchased by Intel for construction of a product development facility. A draft No Further Action letter is attached for your approval.

Background

The site is located approximately 0.5 mile southwest of the intersection of Highway 26 and Cornelius Pass Road in Hillsboro, Oregon (see Attachment 1). The site consists of 379 acres of undeveloped land, most of it (344 acres) known as Ronler Acres after a failed housing development (see Attachment 2). The site is generally flat, at an approximate elevation of 200 feet above mean sea level, with vertical rises of up to 20 feet next to Dawson Creek, bordering the site on the north. The northern part of the site drains to Dawson Creek, which flows intermittently from east to west. The southern part of the site drains to an unnamed drainage channel that flows east to west.

The site has basically remained undeveloped. Aerial photographs dating back to 1940 indicate the site has remained unchanged with the exception of some limited agricultural uses. The only known onsite construction occurred in the 1960s, when a duplex was constructed in the southwest part of the site. The duplex was demolished in 1991. The site is currently vacant and is mostly overgrown with brush. Some dumping of municipal debris has apparently occurred on the site. DEQ observed a few tires and a car battery in one area.

Environmental Investigation

In 1990, Roger N. Smith Associates collected two composite soil samples for analysis for arsenic. The samples were collected from sediments in the beds of the two streams that cross the site. (Sample locations and results are indicated on the map in Attachment 2.) The results of these samples were 8.2 ppm and 4.1 ppm.

In 1994, EMCON Northwest Inc. collected additional soil samples for arsenic analysis as

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part of an environmental assessment performed for Intel Corp. Two discrete samples were collected from upstream and downstream locations along the unnamed creek. Seven discrete samples, including two duplicates, were collected along Dawson Creek. The results of this sampling are presented below as well as on the Figure in Attachment 2.

Sample location	Arsenic concentration (ppm)
Unnamed drainage	16
	5
Dawson Creek	4
	7, 8 (duplicate)
	9
	9, 11 (duplicate)
	7

Conclusions

There are no known historical releases of arsenic at this site. The arsenic concentrations detected at the site do not indicate a source area and onsite concentrations are similar to offsite concentrations. Natural background concentrations of arsenic detected in Oregon can range from 1 to 12 ppm. The concentrations of arsenic detected at this site are consistent with naturally-occurring concentrations in Oregon.

Recommendation

Because there are no known sources of arsenic contamination at this site, the concentrations of arsenic detected show no pattern that would indicate a source, and the concentrations are consistent with naturally-occurring levels of arsenic in Oregon, no further action is warranted to address arsenic detected at this site. Approval of the attached No Further Action letter is recommended.