Welcome to the 2022 Q2 edition of the PLIA book. This report continues with quarterly data updates on PLIA’s seven programs and the progress made to promote independent environmental cleanup. We have included success stories on two Loan and Grant Program sites. In addition to the information in this edition, PLIA is pleased to share that our agency has made efforts in our Rulemaking where we are updating the Heating Oil Insurance Program rules and have codified the changes to the Technical Assistance Program rules. We have also increased our community engagement by hosting listening sessions and further developed the agency plan to promote the state’s Pro-Equity Anti-Racism efforts. We hope you find this report informational. For questions about this report please contact PLIA’s Legislative and Policy Manager, Phi Ly, or call (800) 822-3905.

**Gasoline-Diesel**
- Underground Storage Tank Revolving Loan and Grant Program
- Commercial Underground Storage Tank Reinsurance Program
- Financial Responsibility Program
- Technical Assistance Program

**Heating Oil**
- Pilot Heating Oil Revolving Loan and Grant Program
- Heating Oil Insurance Program
- Technical Assistance Program

PLIA offers language interpretation services for our customers and partners at no charge. Please let us know when contacting us.
To request materials in an alternative format, call PLIA at 800-822-3905. Relay Service 711, or TTY at 1-800-833-6388.
Commercial UST Reinsurance Program

PLIA serves as a reinsurer to commercial petroleum UST owners and operators. This provides pollution liability insurance that is more available and affordable. From 1989-2022, PLIA has paid $83.0 million in total claim payments.

In 2022 through Quarter 2:
• 14 claims opened.
• 6 claims closed.
• $4.1 million paid.

Heating Oil Insurance Program

PLIA insures up to $60,000 for currently registered heating oil tanks. Claim funds pay for cleanup of releases from a heating oil tank. Since the program’s inception, PLIA has paid $98.6 million in total claim payments. Over the past ten years, the average number of claims opened per year was 263. There are over 50,000 registered heating oil tanks in Washington State. In 2022 through Q2, there were 95 opened claims and 61 closed claims.

This graph shows the increase in the number of heating oil claim payments made through the Heating Oil Insurance Program over time.


The map above shows the number of active regulated UST facilities in Washington. As of July 11, 2022, there were 3,401 total active USTs.
Seaview Mobil in Seaview, Washington, is a family-run gas station and convenience store serving motorists and tourists along State Highways 101 and 103.

Seaview Mobil applied to PLIA’s Underground Storage Tank (UST) Loan and Grant Program seeking financial assistance to replace three 37-year-old USTs in 2017. Aged tanks have a greater risk of leaking gasoline and diesel which threaten human health and the environment.

PLIA awarded a Preliminary Planning Assessment (PPA) grant of $97,943.70 to test for soil and groundwater contamination as well as outline the cost estimates for cleanup and infrastructure needs. The PPA identified:

- No soil contamination at the property.
- Previously unknown groundwater contamination at the property.
- Cost estimates for cleanup, decommissioning and replacement of the existing UST system.

Insurance funds paid for the environmental cleanup and tank removal. With a UST Loan and Grant Program loan award of $630,000, Seaview Mobil installed a modern, 23,000-gallon double steel wall tank. The tank has three compartments and a fiberglass coating, replacement piping, and a new leak detection system. By also installing an electric vehicle charging station, Seaview Mobil received an interest rate reduction.

### 2022 Highlights

- PLIA awarded $727,943.70 of financial assistance to Seaview Mobil of which $97,943.70 was a grant and the remaining amount was a loan.
- The installation of the new tank curbed local consumer worries about water intrusion in the old tanks, and Seaview Mobil experienced a fuel sale increase.
- Prior to applying to the UST Loan and Grant Program, the business and property appraised at $625,000.
- After completing cleanup and construction, Seaview Mobil sold the business and property for $2,000,000 in June 2022. The business retained at least five jobs.
Quick Stop #4 is a family-owned and operated convenience store and gas station serving the community of Longview, Washington in Cowlitz County.

Quick Stop #4 applied to PLIA’s Underground Storage Tank Loan and Grant Program in 2017 for financial assistance to remove and replace five 55 year-old gasoline and diesel underground storage tanks (USTs). Replacing the tanks became necessary to mitigate tank releases to prevent threats to human health and the environment.

PLIA awarded Quick Stop #4 a Preliminary Planning Assessment (PPA) grant to assess contamination and to identify infrastructure costs. Before the PPA, no environmental testing had ever been performed on the property. The PPA identified the following:

- The USTs leaked gasoline and diesel into the soil and groundwater. Contaminants of concern were found at concentrations that exceeded Model Toxics Control Act (MTCA) cleanup levels considered protective of human health and the environment.
- Cost estimates of $1,382,758.42 for cleanup, removal of the current UST system, and installation of new infrastructure.

Insurance funds and a low-interest loan paid for the removal of the old, leaking UST system, excavation and removal of contaminated soil, groundwater monitoring, and infrastructure upgrades. Installing an electric vehicle charging station provided Quick Stop #4 with an interest rate reduction. The station now has:

- A new, multi-chambered 22,000-gallon, double steel wall tank with three compartments, a fiberglass coating, and double-wall piping.
- A new canopy over the fuel pumps and an electric vehicle charging station.

2022 Highlights

- PLIA awarded $1,377,022.02 in financial assistance of which $142,568.44 was a grant. Quick Stop #4 used $927,385.87 of the awarded amount.
- Cleanup of contamination at the property was completed and re-fueling operations resumed with the upgraded infrastructure in summer 2020. The business retained at least five jobs.
- The property value increased from $216,000 pre-project to $790,000 post-project.
UST Revolving Loan and Grant Program

PLIA provides financial assistance of up to $2 M to gasoline-diesel UST owners and operators needing to replace or upgrade aged fuel systems, clean up past contamination caused by an underground storage tank release, or upgrade infrastructure to dispense alternative fuels. PLIA partners with the Department of Health on financial administrative portions of the program.

PLIA provides financial assistance of up to $75,000 to owners and operators of heating oil tanks. Funds can be used to clean up contamination and replace or upgrade infrastructure. Program participants will receive a Preliminary Planning Assessment (PPA) grant to collect the data necessary to determine the level of cleanup required and the anticipated costs. The spring application cycle closed on June 2, 2022. The next application cycle opens in Fall 2022.

Pilot Heating Oil Revolving Loan and Grant Program

PLIA provides financial assistance of up to $75,000 to owners and operators of heating oil tanks. Funds can be used to clean up contamination and replace or upgrade infrastructure. Program participants will receive a Preliminary Planning Assessment (PPA) grant to collect the data necessary to determine the level of cleanup required and the anticipated costs. The spring application cycle closed on June 2, 2022. The next application cycle opens in Fall 2022.

**Total Applications Received:**
- 2021 cycle = 16 applications
- 2022 cycle = 13 applications

*The UST Loan and Grant Program suspended new applications in 2021 due to limited funding.*
Technical Assistance Program

The Technical Assistance Program (TAP) offers advice and review to UST gasoline/diesel and heating oil tank owners and operators. PLIA reviews submitted reports and provides opinion letters. The TAP assists tank owners and operators in meeting the substantive requirements of the state toxics cleanup regulations, Chapter 173-340 WAC, Model Toxics Control Act.

On August 1, 2022, TAP fees increased to $9,500 for gasoline/diesel sites and $1,300 for heating oil sites.

Milestones include Remedial Investigation, Feasibility Study, Cleanup Action Plan, Interim Action and NFA. The graphs below show the milestones that sites enrolled in TAP completed, or were in the process of completing, at the end of the second quarter of 2022.

Sites Enrolled Through 2022 Quarter 2:
- Heating Oil: 1,501
- Gasoline/Diesel: 479

Total Sites with a No Further Action (NFA) Letter:
- Heating Oil: 760
- Gasoline/Diesel: 99

Statutory Authority and Agency Rules
- [Chapter 70A.325 RCW](#) - Underground Petroleum Storage Tanks
- [Chapter 70A.330 RCW](#) - Petroleum Storage Tank Systems - Pollution Liability Protection Act
- [Chapter 70A.345 RCW](#) - Underground Storage Tank Revolving Loan And Grant Program
- [Title 374 WAC](#) - Pollution Liability Insurance Agency

Diversity, Equity, Inclusion, and Respect (DEIR)

PLIA recently published a Diversity, Equity, Inclusion, and Respect (DEIR) page online. This page provides links to PLIA DEIR policies, and will continuously give DEIR-related updates, including PLIA’s efforts towards implementing our Pro-Equity Anti-Racism (PEAR) Plan.

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