PanGEO COPY



January 9, 2008 File No. 08-004

Mr. James M. Kuntz, Executive Director Port of Walla Walla 310 A Street Walla Walla, WA 99362

> Re: Summary Geotechnical Overview Wallula Gap Business Park Walla Walla County, Washington

Dear Mr. Kuntz,

PanGEO, Inc. (PanGEO) prepared this letter report summarizing our knowledge and understanding of the geotechnical conditions in the vicinity of the Wallula Gap Business Park. Specifically, the following discussion and enclosed factual data are pertinent to the parcels of land that include Sections 2 and 11 of Township 7 North, Range 31 East (see the enclosed Basalt Surface Elevation Map, which serves as a site and vicinity map for the discussion in this report).

At this time, subsurface information on the above referenced parcels is limited to well data, as geotechnical borings and investigations have yet to be performed in these areas. However, based on the stratigraphy described in the well logs and our extensive knowledge of the geotechnical conditions in Section 34, Township 8 North, Range 31 East, which is located just to the northwest of Section 2, it is possible to extrapolate the geotechnical knowledge base from that site to the subject parcels.

EXISTING INFORMATION

This summary is based primarily on the following sources of information:

- Draft Geotechnical Report, Wallula Power Project, prepared by PanGEO, Inc., dated September 4, 2001.
- Draft Geologic Logs and As-built Well information for wells WERC-A, WERC-As, WERC-B, WERC-C and WERC-D, drilled for Wallula Energy Resource Center, prepared by Pacific Groundwater Group, dated April, 2007 (enclosed).
- Fiber Farm Road Monitoring Wells CW-3, CW-4 and CW-5, logs prepared by EGR & Associates, Inc., dated, June/July 1996 (enclosed).

SITE STRATIGRAPHY & GEOTECHNICAL CHARACTERIZATION

The natures of the subsurface materials are described below along with pertinent geotechnical properties that describe the behavior of the materials. The subsurface materials are described in their general stratigraphic sequence, starting with the near surface materials, downward.

<u>Loess & Sand</u> – The surface of the general region surrounding and including the Wallula Gap Business Park is covered with aeolian (wind-blown) deposits of sand and silt collectively referred to as loess and sand dunes. Based on the available subsurface information as shown on the enclosed Hydrogeologic Cross Section, this unit ranges from about 50 to 100 feet in thickness on the subject parcels and is therefore the most important soil unit from a site development perspective. By correlation with geotechnical borings from the neighboring site (Draft Geotechnical Report, PanGEO), these soils are likely to be:

- Medium dense, locally loose, with average standard penetration test (SPT) blowcounts of about 15.
- Well drained to excessively drained and therefore mostly unsaturated except at depth where groundwater may be perched on underlying strata.
- Generally suitable as an earthwork material, provided moisture conditioning and compaction effort is appropriate.
- Generally suitable for support of foundations in either native or embanked conditions, except for supporting heavy, vibrating equipment (such as turbine generators), in which case these soils are marginal for support of such machinery on shallow spread footings or mat foundations.
- Highly erodible to both wind and water forces in either native or embanked conditions, especially if denuded of vegetation.
- Unlikely to be susceptible to liquefaction, due to the generally unsaturated nature of the soils and the relatively low seismicity of the area (refer to the enclosed IBC 2003 Response Spectra).

<u>Pasco Gravel</u> – This unit underlies the loess and sand dunes, but may be locally absent where it has been eroded away prior to deposition of the wind-blown soils. Based on the available subsurface information as shown on the enclosed Hydrogeologic Cross Section, this unit ranges from a few feet to about 25 feet in thickness beneath the subject parcels. By correlation with geotechnical borings from the neighboring site (Draft Geotechnical Report, PanGEO), these soils are likely to be:

- Medium dense to dense, with average standard penetration test (SPT) blowcounts in the range of about 20 to 50.
- Saturated, as the strata underlying this layer typically form an aquitard upon which groundwater perches.
- Of variable sorting and gradation; may include particle sizes from sand to boulders.
- Suitable as an earthwork material, but unlikely to be exposed except in large cuts greater than at least 50 feet in depth.

Page 3 of 3 January 9, 2008 Project No. 08-004

- Suitable for support of deep foundations, although low-displacement driven piles (e.g., H-piles) are apt to "run" to depth and end-bearing on underlying formations.
- Unlikely to be susceptible to liquefaction, due to the dense nature of the soils and the relatively low seismicity of the area.

Ringold Formation – This unit underlies either the loess and sand dunes or the Pasco Gravels, or both, but may be locally absent where it has been eroded away prior to deposition of the younger soils. On the subject parcels, this unit ranges from zero to over 100 feet in thickness and generally thickens to the east. With the exception of possibly serving as a bearing stratum for deep foundations, it is unlikely that this unit will be important with respect to site development.

<u>Saddle Mountains Basalt</u> – This is the basal bedrock unit in the area. It is generally 100 to 200 feet below the existing ground surface of the subject parcels. With the exception of possibly serving as a bearing stratum for deep foundations, it is unlikely that this unit will be important with respect to site development.

CLOSURE

In summary, from a geotechnical standpoint the subject parcels are well-suited for light to heavy industrial development. The area is generally free of many of the geologic hazards that occur in other parts of Washington State. Site seismicity is low and therefore the risks associated with earthquake hazards such as strong ground motion, liquefaction, ground rupture, tsunami, sieche, etc., are comparatively low or non-existent. Landslide and mass wasting hazards, with the exception of erosion due to wind or water forces, present a generally low risk for the area. The site soils are generally suitable for both embankment and foundation support purposes, except as noted above. The subject parcels are located topographically above the potential for flooding due to dam failure scenarios on the Columbia and Snake River systems.

PanGEO appreciates the opportunity to be of service to the Port of Walla Walla and its tenants. Please contact our offices if you have any questions at (206) 262-0370.

Sincerely,

Robert E Kimmerling, P.E.

Principal Geotechnical Engineer

Enclosures: Basalt Surface Elevation Map (site and vicinity information)

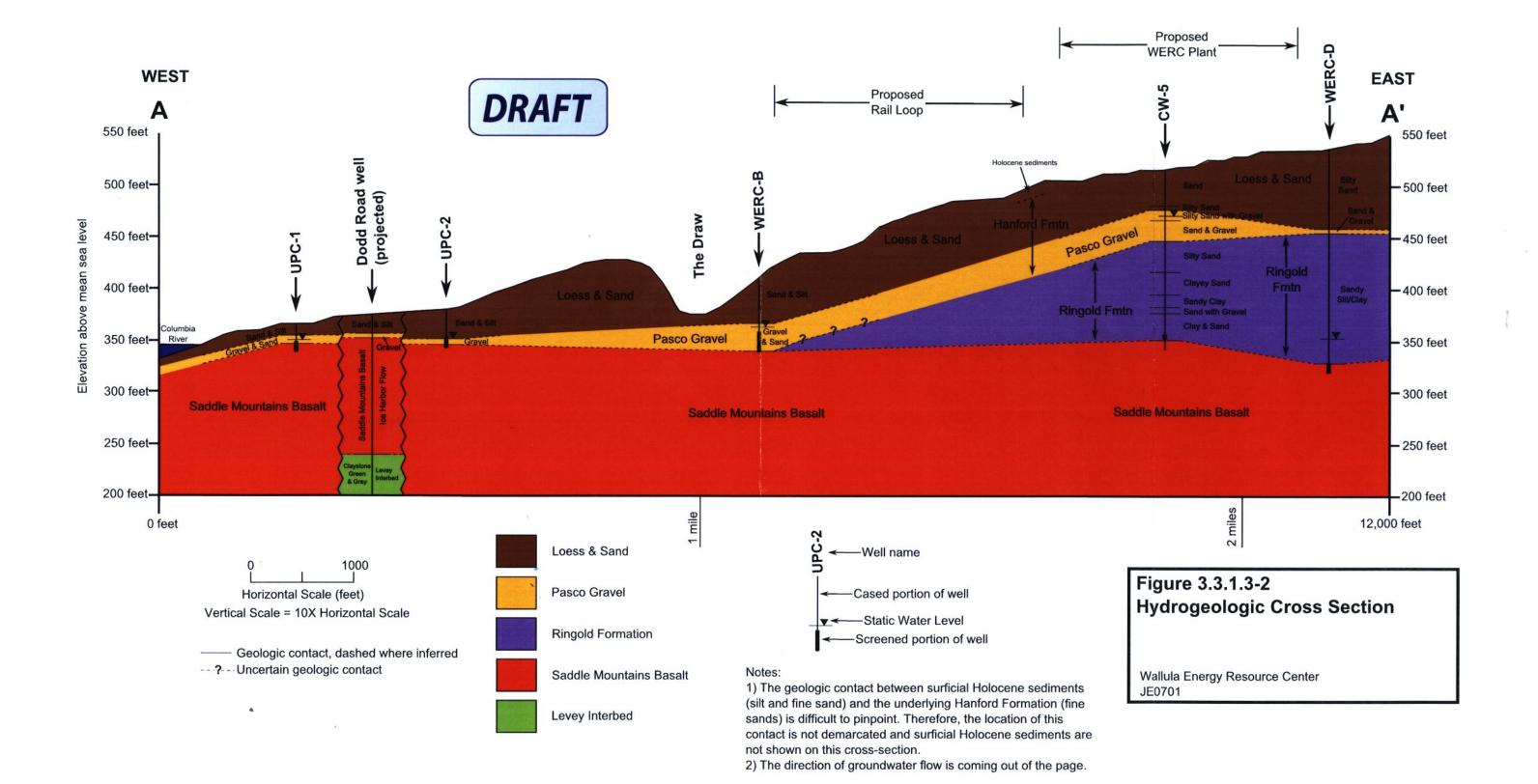
Hydrogeologic Cross Section Draft Geologic Logs: Wells WERC-A, WERC-As, WERC-B, WERC-C &

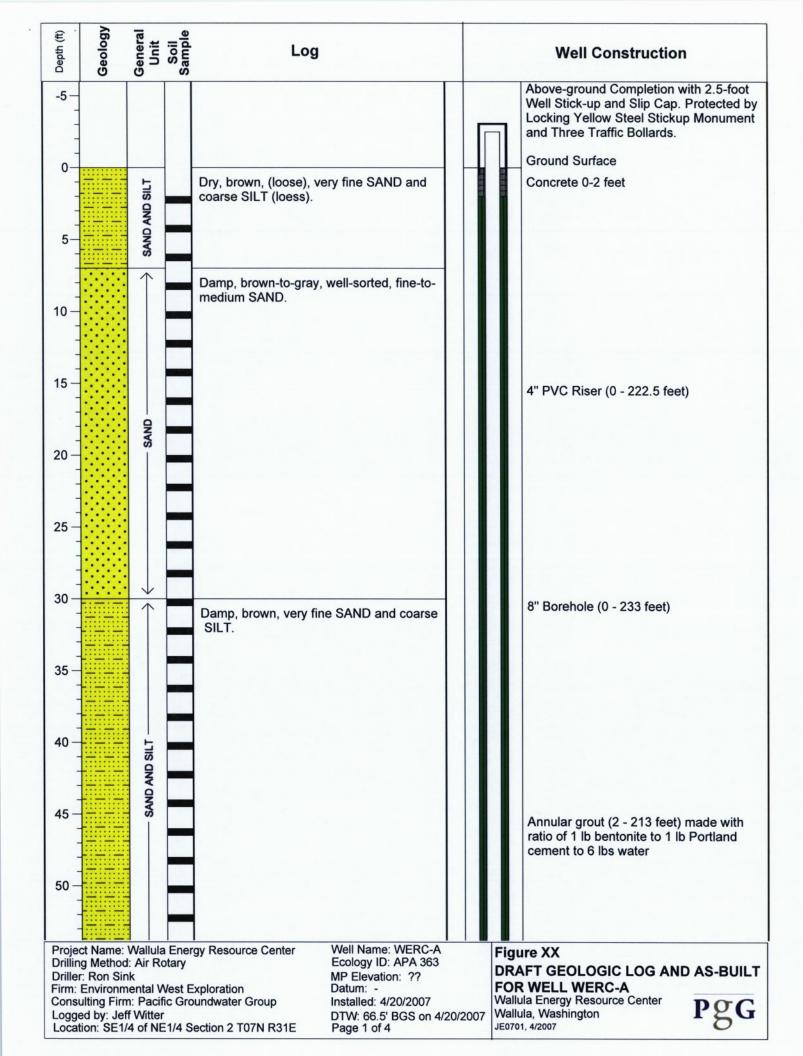
WERC-D

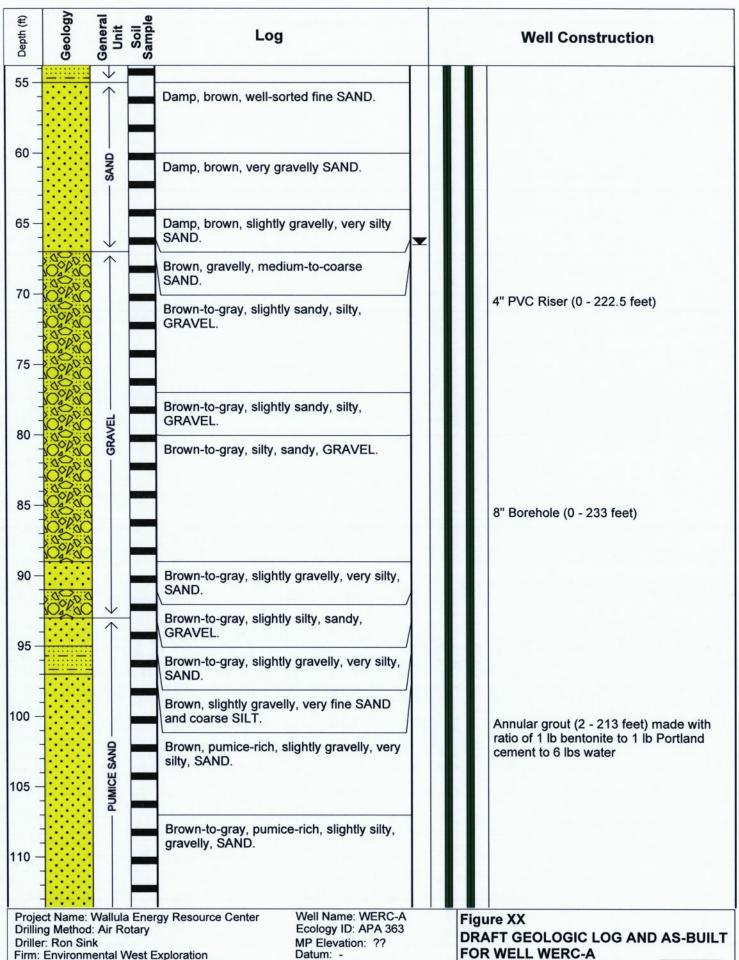
Boring Logs: Fiber Farm Road Monitoring Wells CW-3, CW-4 & CW-5

IBC 2003 Response Spectra, 2475 Year Event





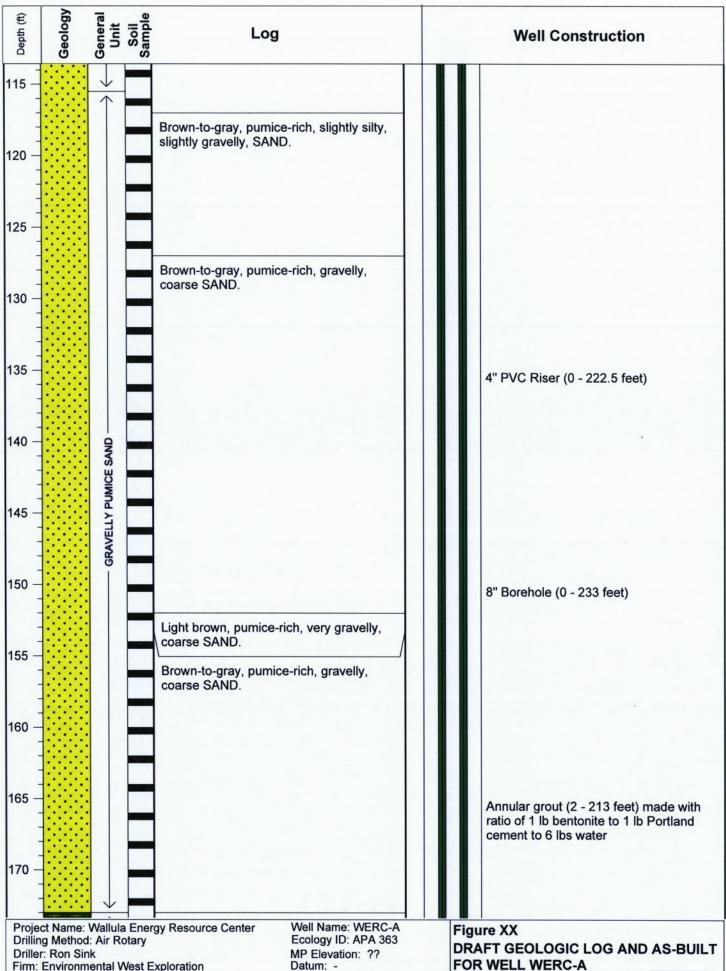




Consulting Firm: Pacific Groundwater Group Logged by: Jeff Witter Location: SE1/4 of NE1/4 Section 2 T07N R31E

Datum: -Installed: 4/20/2007 DTW: 66.5' BGS on 4/20/2007 Page 2 of 4

FOR WELL WERC-A



Firm: Environmental West Exploration Consulting Firm: Pacific Groundwater Group

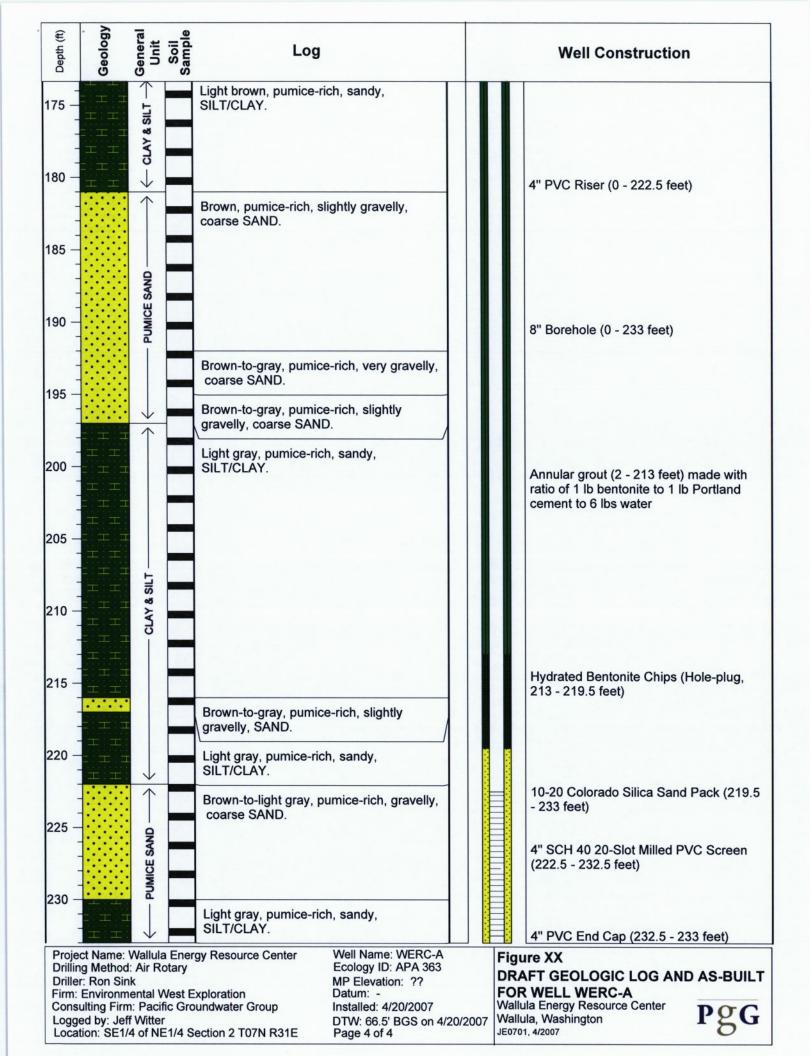
Logged by: Jeff Witter

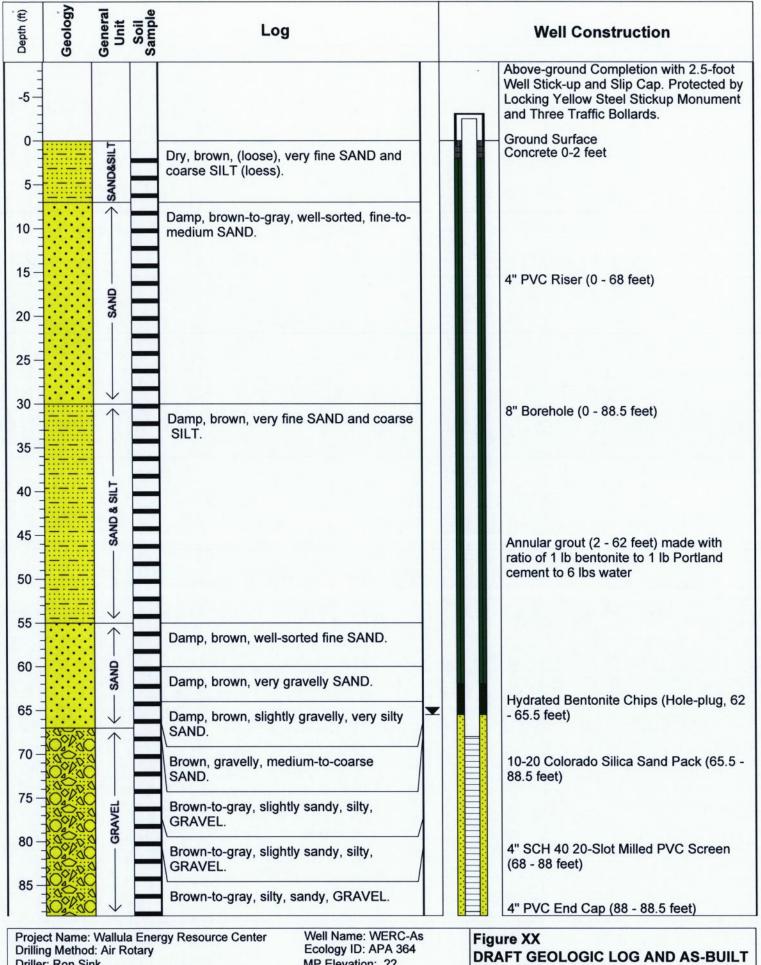
Location: SE1/4 of NE1/4 Section 2 T07N R31E

Installed: 4/20/2007 DTW: 66.5' BGS on 4/20/2007 Page 3 of 4

Wallula Energy Resource Center

Wallula, Washington JE0701, 4/2007





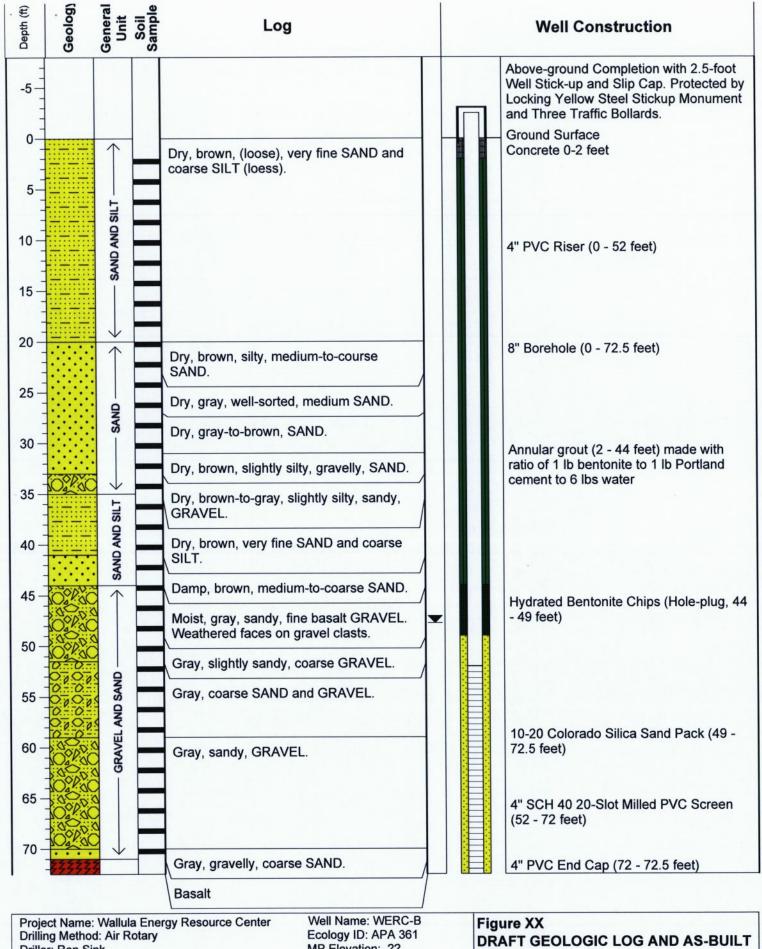
Driller: Ron Sink

Firm: Environmental West Exploration Consulting Firm: Pacific Groundwater Group Logged by: assumed log is same as WERC-A Location: SE1/4 of NE1/4 Section 2 T07N R31E MP Elevation: ?? Datum: -

Installed: 4/25/2007

DTW: 65.5' BGS on 4/26/2007 Page 1 of 1

FOR WELL WERC-As



Driller: Ron Sink

Firm: Environmental West Exploration Consulting Firm: Pacific Groundwater Group

Logged by: Jeff Witter

Location: NW1/4 of SW1/4 Section 2 T07N R31E

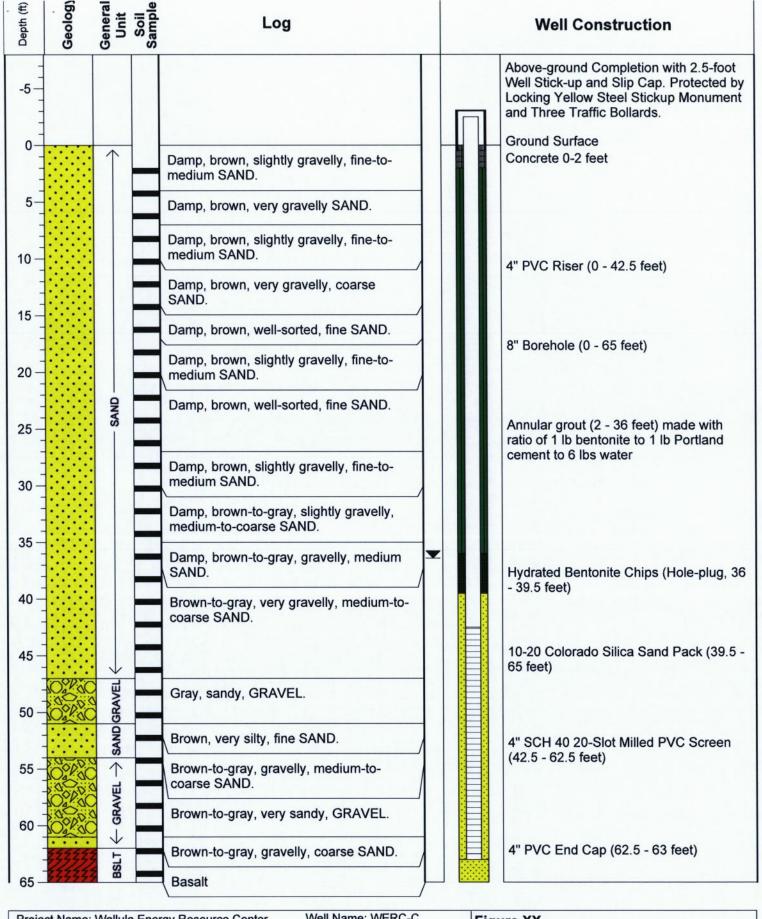
MP Elevation: ?? Datum: -

Installed: 4/17/2007

DTW: 47.8' BGS on 4/17/2007

Page 1 of 1

FOR WELL WERC-B



Project Name: Wallula Energy Resource Center

Drilling Method: Air Rotary

Driller: Ron Sink

Firm: Environmental West Exploration Consulting Firm: Pacific Groundwater Group

Logged by: Jeff Witter

Location: NE1/4 of NW1/4 Section 2 T07N R31E

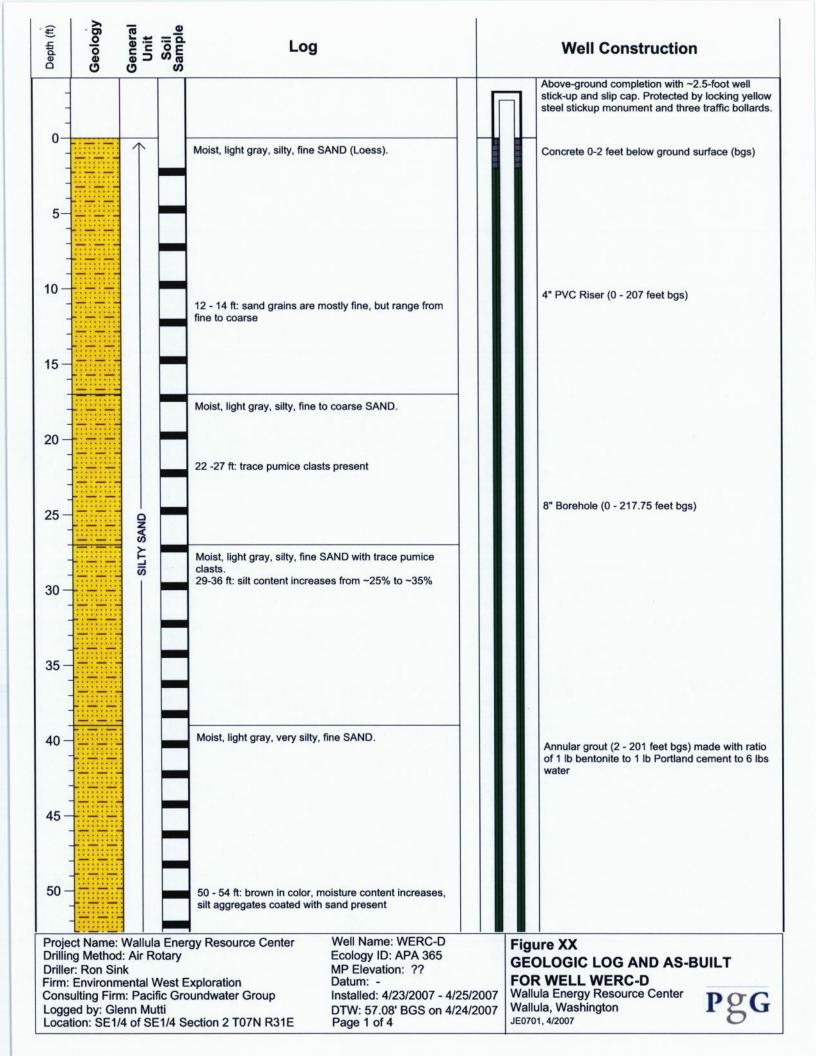
Well Name: WERC-C Ecology ID: APA 362

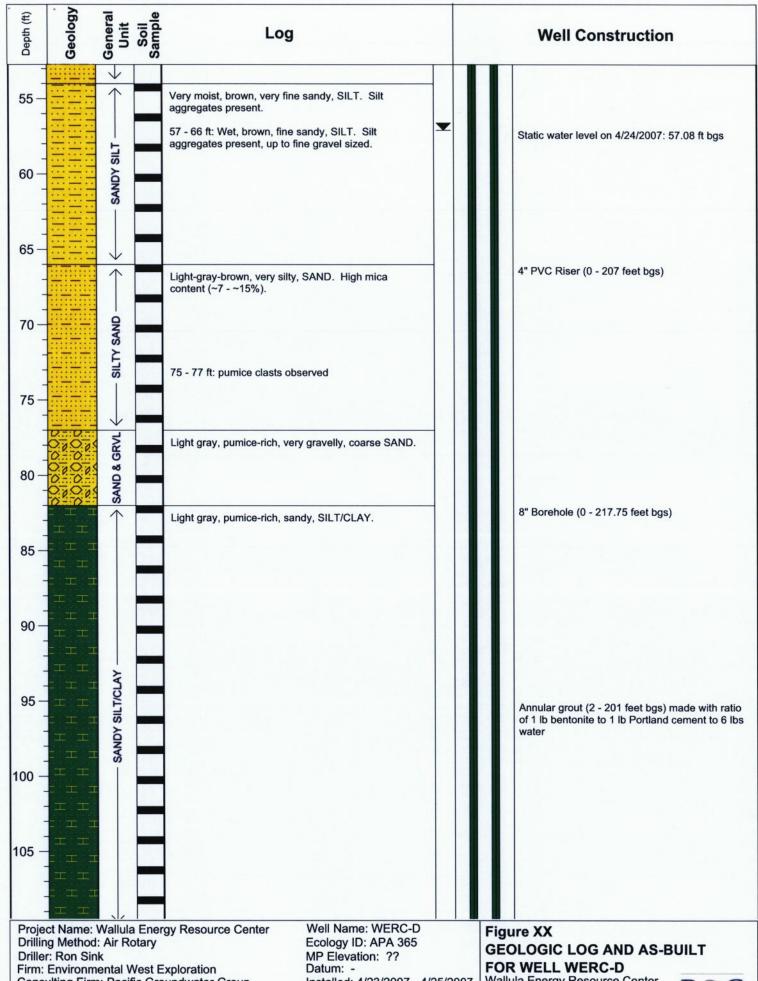
MP Elevation: ?? Datum: -

Installed: 4/18/2007

DTW: 36.4' BGS on 4/18/2007 Page 1 of 1

Figure XX DRAFT GEOLOGIC LOG AND AS-BUILT FOR WELL WERC-C





Consulting Firm: Pacific Groundwater Group

Logged by: Glenn Mutti

Location: SE1/4 of SE1/4 Section 2 T07N R31E

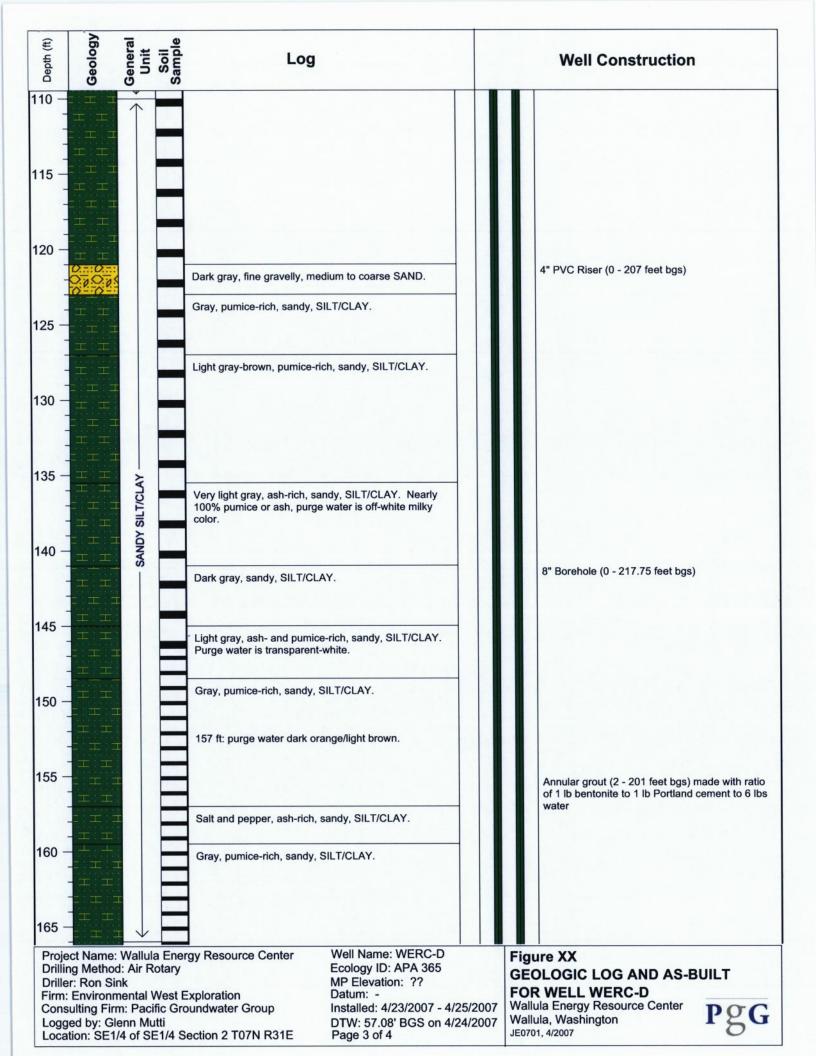
Installed: 4/23/2007 - 4/25/2007 DTW: 57.08' BGS on 4/24/2007

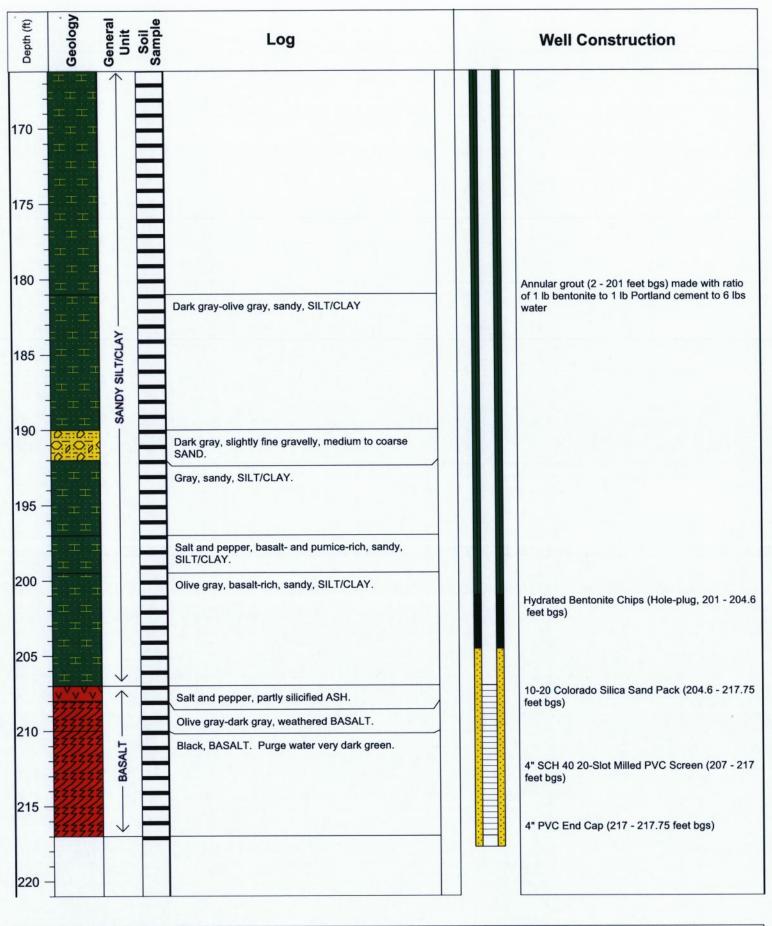
Page 2 of 4

Wallula Energy Resource Center Wallula, Washington

JE0701, 4/2007

PgG





Project Name: Wallula Energy Resource Center Drilling Method: Air Rotary

Driller: Ron Sink

Firm: Environmental West Exploration Consulting Firm: Pacific Groundwater Group

Logged by: Glenn Mutti

Location: SE1/4 of SE1/4 Section 2 T07N R31E

Well Name: WERC-D Ecology ID: APA 365 MP Elevation: ??

Datum: -

Installed: 4/23/2007 - 4/25/2007 DTW: 57.08' BGS on 4/24/2007

Page 4 of 4

Figure XX GEOLOGIC LOG AND AS-BUILT FOR WELL WERC-D

Wallula Energy Resource Center Wallula, Washington JE0701, 4/2007

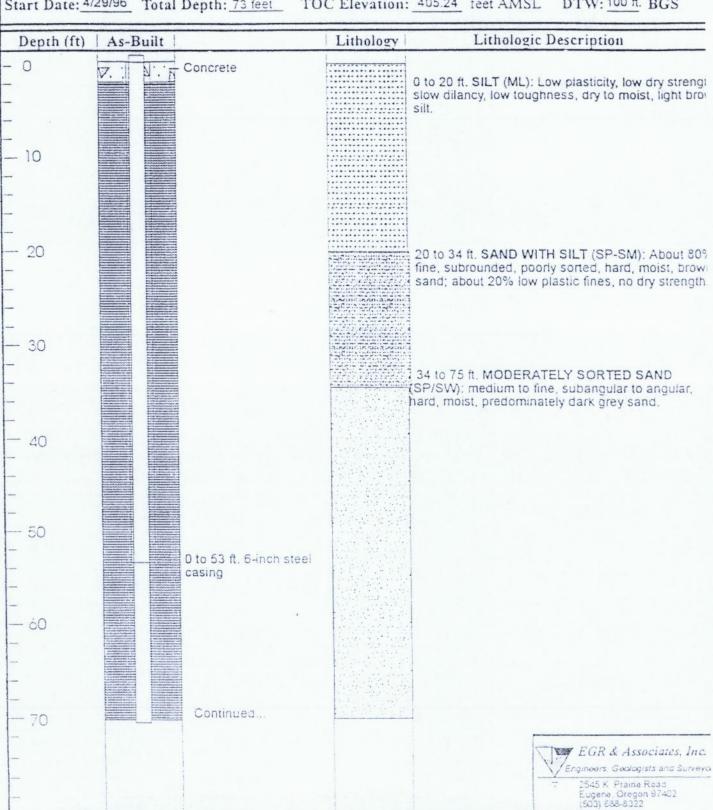
PgG

Y . O J C T . MX X X X X X X X X X X X X X X X X X	Project:	Boise Cascade - Wallula	Page 1	of _2	Date: 7/3/96
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Location: Fiber Farm Road Monitoring Well CW-3 Drilling Method: 6-inch air rotary

Drilled By: Ponderosa Drilling & Development, Inc. Logged By: Steven R. Ames

TOC Elevation: 405.24 feet AMSL DTW: 100 ft. BGS Start Date: 4/29/96 Total Depth: 73 feet



Project: Boise Cascade - Wallula	_ Page _	of _2 Date: _7/3/96
Location: CW-3	_ Drilling	Method: 6-inch air rotary
Drilled By: Ponderosa Drilling & Development, Inc.	Logged	By: Steven R. Ames
Start Date: 4/29/96 Total Depth: 100 ft. TO	C Elevation	: 405.24 feet AMSL DTW: 73 ft. BGS
Depth (ft) As-Built	Lithology	Lithologic Description
Bentonite 30-bags	マンフィイルンマンハレン マンハレン	Ground water encountered at 75 ft. 75 to 78 ft. GRAVEL WITH SAND (GP): About 80% fine, subrounded, elongated, wet dark gray gravel, maximum size, 3 cm.; about 20% dark grey sand. 78 to 88 ft. GRAVELLY SAND (SP-GP): About 65% poorly sorted, angular, hard, wet, dark grey sand; about 35% fine, angular, flat, dark grey gravel; maximum size, 1 cm. 88 to 90 ft. CLAYEY GRAVEL (GC): About 65% fine angular, flat, dark grey gravel, maximum size 1 cm. about 35% plastic fines, medium dry strength, low toughness, slow dilancy, wet, blue-green clay. 90 to 100 ft. BASALT: Coarse, hard, angular, black bedrock; maximum size, 2 cm., wet.
		EGR & Associates, Inc. Engineers, Geologists and Surveyor 2545 K. Praine Road, Eugene, Oregon 97402 (503) 688-8322

RESOURCE PROTECTION WELL REPORT

	LOOUTOE P	DIECHON	WELL REPORT
H BOISE CAS	SCADE	arené más	Prant banu No. R02736
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HIMA PONDEROSA DRILL	ING & DEVELOPME	NT WATER	Level stevation: 73
HIMMATINE:		anout	to summade ELEVATION:
THE THE SHAPE SHAP	SCCIATES	MetAL	160: 29 APRIL/1 MAY 1996
: RALPH CH	RISTIANSEN	pever	DPBD:
A# BUILT	WEL	LL DATA	FORMATION DESCRIPTION
	CAP OR VAULT TYPE: BIRM: LOCK:	LOCKING 6" YES YES BENTONITE TO 82.5 BENTONITE TO 82.5 SCH 40 6" TO 53	FINE SAND & SILT 50 STATIC LEVEL 72 75 GRAVEL, SAND & WATER CLAY HARD BLACK BASALT 190

r oho 12 (May, 11/88)

Project: Soise Cascade - Wallula	Page _1	of <u>2</u>	Date: 7/5/96
Location: CW-4	Drilling	Method: 6-inch air	rotary
Drilled By: Ponderosa Drilling & Development, Inc.	Logged I	By: Steven R. Ame:	S
Start Date: 5/1/96 Total Depth: 118 feet To	OC Elevation:	434.50 feet AM	SL DTW: 97 ft. BGS
Depth (ft) As-Built	Lithology	Litholo	gic Description
- 10		33 to 40 ft. SILT Woon-plastic, low dridiancy, moist, light brown subrounded, brown 40 to 53 ft. SAND fine, subrounded to sand: about 15% rosand: about 15% rosand: about 35% ft. Sand angular, hard, dry sand; about 35% ft.	ATTH SAND (ML): About 85% y strength, low toughness, rapit to brown silt; about 15% fine, in sand. WITH SILT(SP-SM): About 85% o sub angular, moist, brown non-plastic silt. LY SORTED SAND (SP): Fine o angular, hard, dry to moist, daind. LY SORTED SAND WITH rout 65% fine, subrounded to sit to moist, dark brown and grey ine to coarse subrounded to sit eximum size, 1 cm.
			EGR & Associates, Inc. Engineers, Geologists and Surveyo 2545 K. Prairie Road, Eugene, Oregon 97402 (503) 688-8322

30RING LOG

Project: <u>Boi</u>	se Cascade - 🗸	vallula	_ Page _2	
Location: <u>CW</u>	-4		_ Drilling	Method: 3-inch air rotary
Drilled By: 으	onderosa Drillir	ng & Development, Inc.	_ Logged I	By: Steven R. Ames
Start Date: 5	71/96 Total	Depth: 118 feet TO	C Elevation:	435.50 feet AMSL DTW: 97 feet BGS
Depth (ft)	As-Built		Lithology	Lithologic Description
- 70 - 30 - 30 - 100 - 100 - 30		23-Bags 4,12 Obtorado Silica Sand 4-Bags WELL CONSTRUCTION 5 ft 2" -0.010" Slotted PVC Casing 105 ft 2" Solid PVC Casing One Monument Three Guard Posts		88-95 ft. POORLY SORTED SAND (SP): Fine subrounded, hard, moist, brown sand; about 53 fine, sub rounded gravel, maximum size 1cm. 95 to 108 ft. MODERATELY SORTED SAND (SP/SW): Medium to fine, subrounded to subangular, hard, wet, dark grey sand. Ground Water Encountered at 97 ft. 108 to 118 ft. BASALT: Fine to coarse, angular hard, black bedrock particles. Depth to Casing Bottom = 90 ft. Top of Concrete Elevation = 433.35
:5				EGR & Associates, in

2545 K. Praine Road Eugene, Oregon 97402 (503) 688-8322

RESOURCE PROTECTION WELL HEBOILT

HATTY JENSEN	-283 (1111)	LOOATION: SELL SE U 844 16 two 7 H 31
PONDEROSA DRILL	ING & DEVELOPMENT, IN	WATER LEVEL HE BYATTON . Q5 !
HA THAN FINAL EGR & AL	SSOCIATES IRISTIANSEN	MOUND SUMFACE ELEVATION: MISTALLED: MAY 1-3, 1996 DEVELOPED:
AN MUN.T	WELL DATA	tonMAtioN blachittioN
The state of the s	CAP OR VAULT TYPE: LOCK BIRM: 6" LOCK: YE LOCK BIRM: 6" LOCK BIRM: 10 LOCK	ING SAND, SILT, CLAY ING SECTION 10
	PETRILLERS STREET PETRICAL TRANSPORT PETRICAL TRANS	GRAVEL & SAND SAND & SILT
	HILICA SANDE 8/12 DEPHIL 97 TO 1 MGS!	STATIC LEVEL
	SCREEN TYPE! PVC DEPTH! 103 TO 100 1126! .010	GRAVEL, SAND & WATER HARD BLACK BASALT
	DRIVE SINDE	
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000 12 (May, 11/89)

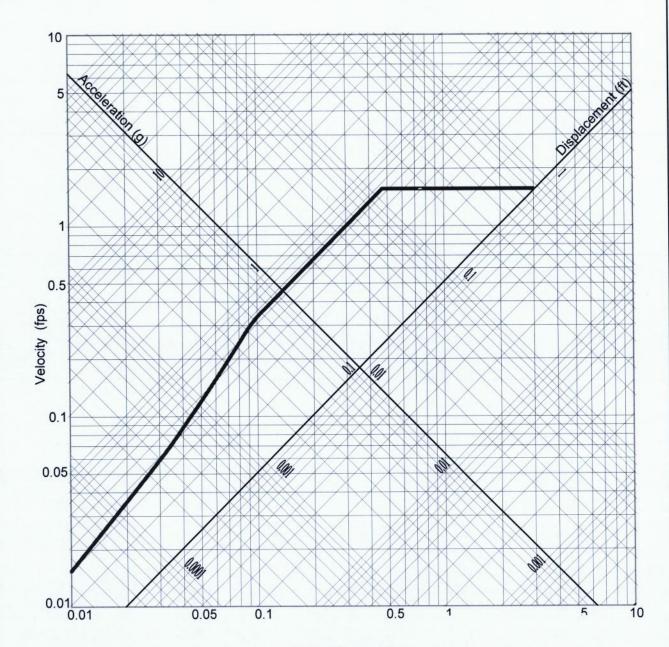
Project: Boise Cas	cade - Wallula	Page 1	of <u>3</u> I	Date:6/17/96
Location: Fiber Farm	n Road Monitoring Well CW		nod: 6-inch air roa	
Drilled By: Ponder	osa Drilling and Developme	nt, inc. Logged By:	Steven R. Ames	
Start Date: 5/3/96	Total Depth: 175 feet	TOC Elevation: 518	.24 feet AMSL	DTW: 134 ft. BGS
Depth (ft) As-	Built	Lithology	Lithologic D	escription
	Bentonie 42-Bags Bentonie 42-	37 to substantial	o 41 ft. SILTY SAND angular to subrounded angular to subrounded at 35% plastic fines; vel; maximum size 3 to 45 ft. SILTY SAND at 50% sand; about to 50 ft. SAND WITH at 40% sand; about to 56 ft. GRAVEL WI to 56 ft. POORLY GRAVEL (SP): About 50% vel; maximum size 30 cm; at to 40. To 70 ft. POORLY GRAVEL (SP): About 50% or 70% or	WITH GRAVEL (SM): 25% silt, about 25% grave SILT AND GRAVEL (SP) 25% silt; about 25% grave TH SAND (GP): About 15% fine to medium tabel Gravel WITH fine to coarse, rounded 0 cm.; About 30 % fine, y, brown sand. RADED SAND WITH 10% fine to coarse, to wet, brown sand; about 15 cm; the wet, brown sand; about 15 cm; maximum size 10 cm;
				2545 K Praina Rose

Project: Boise Cascage	- Wallula	Page _	of <u>3</u>	Date:6/17/96
Location: Fiber Farm Roa	ad Monitoring Well CW-5	Drilling	Method: 6-in	ch air rotary
Drilled By: Ponderosa D	rilling & Development, Inc.	_ Logged	By: Steven R. Am	es
Start Date: 5/3/96 Tot	al Depth: 175 feet TO	C Elevation	:518.24 feet A.N	MSL DTW: 134 ft. BGS
Depth (ft) As-Built	1	Lithology	Lithol	ogic Description
70 February 1		The second secon	70 to 101 ft. SILT fine, subrounded, non-plastic silt	Y SAND (SM): About 80% very moist, brown sand; about 20%
and a second control of the control	of standards **Table 19		sand; about 25%	AYEY SAND (SC): About 75% plastic, medium dry strength, toughness, brown, wet clay.
120 International control of the con			60% medium pla: dilancy, medium t	NDY LEAN CLAY (CL): About stic, medium dry strength, no to high toughness, light brown, 0% fine, subangular sand.
A company of the comp	Continued	7,34,67,34	Ground water enco 135 to 140 ft. POC GRAVEL (SP): Ab brown sand; about subrounded grave	DUNTERED at 134 ft. ORLY GRADED SAND WITH out 70% very fine, dry, light 30% fine, subrounded, hard, maximum size 5 mm.
				EGR & Associates, Inc. Engineers, Geologists and Surveyor 2545 K. Praine Road, Eugene, Oregon 97402 (503) 688-8322

PONDER'S DRILLING & DEVELOPMENT WATER EVENTION. AN HART WELL DATA POMATION BENEFIT ON SAND & SILT TYPE: HIZM: 6° LOCKING HIZM: 6° LOCK: YES LOCK: LOCK: YES LOCK: YE	3/	WIND WALLA WALLA HONE 26 THAT THE ADDRESS OF WELL:		ABW-284 TARY DRILLING N	INOU: RO	Hotels Hotels Hotels
CAP OR VAULT TYPE: LOCKING HIZE: 6" LOCK: YES TVC CAP: YE		LED: MAY 3-7, 1996		ASSOCIATES	FINAL ECR &	* 1462
TYPE: LOCKING 6" LOCK: YES PVC CAP: YES CTMENT: BENTONITE DEPTH: 0 TO 155 LOCK: YES CTMENT: BENTONITE DEPTH: 0 TO 155 LOCK: YES CRAVEL SHAMI TYPE: BENTONITE DEPTH: 0 TO 155 LOCK: YES CRAVEL CLAY & SILT CLAY & SILT CLAY & SILT STATE TYPE: PUT 165 LOCKING FROM 15		FonMAtioN beachintion	WELL DATA		AN MINET	
PVC CAP: YES CPMENT: BENTONITE DEPTH: 0 TO 155 INGS: INGS: TO 155 INGS: TO 155 INGS: TO 155 INGS: SCH 40 INC TYPE: SCH 40 INC TYPE: SCH 40 INC TYPE: JU 165 INTERALIZERS: PELLETS SIZE: TO 165 INFINALIZERS: TO 165 INFINALIZERS: TO 175 INCREMENT: TO 175 INGS: TO 175 INGS: CLAY & SAND: B/12 INFINITE 160 TO 165 INGS: TO 165		SANC & SILT	LOOKIN	TYPE:	- Ite	1
DEPHI: 0 TO 155 IVC TYPE: SCH 40 DEPHI: 42.5 TO 165 PHIRALIZERS: DEPHI: 10 RECKETS: TO 165 STATE TO 175 STREEN TYPE: PVC DEPHI: 160 TO 165 SIZE: 010 CLAY & SAND CLAY CLAY & SAND CLAY CLAY & SAND CLAY CLAY & SAND CLAY & SAND	+	GRAVEL.	YES BENTONITY	COMENT:		
CLAY & SILT INC. SIZE: 2" DEPTH!: 42.5 IU 165 FNIRALIZERS: DEPTH!: TU RUCKEIS: CLAY SILICA SAND: 8/12 DEPTH!: 155 IU 175 SCREEN TYPE: PVC DEPTH!: 160 IU 165 SIZE: 010 CLAY & SAND			0 TO 155	10517111: 100001		
STREEN TYPE: PVC SEPTIF: 160 TO 165 SIZE: 010 CLAY C	-	CLAY & SILT	2.5 TU 165	DETTIL:		1
SCREEN TYPE: PVC SEPTH: 160 TO 165 SIZE:		CLAY	70	HUCKEIS:		
ASTNG STZE: 2" CLAY & SAND	+10		8/12 55 TO 175	A DEPHIL: 1	1/	
CLAY & SAND			10 165	161 1EPHIL: 161		1 to 1
	12	CLAY & SAND	E: on			
	15		175	DUPTOM:		

PAGE 4

Y 000 12 (1144, 11/09)



Period (seconds)

Ss = 0.452	Fa = 1.43864	Sds =	0.433
S1 = 0.135	Fv = 2.25952	Sdi =	0.204
Site Class = D		PGA=	0.17329

- 1. Spectra correspond to free field motions at the foundation level for 5% damping
- 2. Vertical motions correspond to 2/3 of the horizontal values.
- 3. Rock UHS PSA from USGS 2002 Hazard Maps.



Wallula Resource Recovery Wallula, Washington

IBC 2003 Response Spectra 2475 Year Event

Project No.

07-017

Figure No.