

# DEPARTMENT OF ENVIRONMENTAL QUALITY



MARC RACICOT, GOVERNOR

STATE OF MONTANA

(406) 444-2544

PO BOX 200901  
HELENA, MONTANA 59620-0901

**RECEIVED**

**AUG 05 1998**

**ENVIRONMENTAL  
QUALITY COUNCIL**

July 28, 1998

To Whom It May Concern:

The Montana Department of Environmental Quality (DEQ) has prepared the following Environmental Assessment as required by law in ARM 16.2.626(2) and ARM 16.2.628(2). This project involves the removal and installation of underground storage tanks at Hi Noon Petroleum at 305 E. Idaho, Kalispell.

The DEQ prepares Environmental Assessments to inform interested government agencies, public groups, or individuals of a proposed action and to determine whether or not the action may have a significant effect on the human or natural environment. This Environmental Assessment will be circulated for seven (7) days. After the seven-day comment period, DEQ will decide what action to take regarding this permit.

If you care to comment on this proposed action, please write or call the Remediation Division by August 3, 1998. Our telephone number is 406-444-5970 and our mailing address is P.O. Box 200901, Helena, MT, 59620-0901.

Sincerely,

A handwritten signature in cursive script that reads "Susan McAnally".

Susan McAnally  
Solid & Hazardous Waste Specialist

cc: Environmental Assessment

O/O NAME: Hi Noon Petroleum	FACILITY NO: 15-03915
PERMIT NO: 99-0051	DATE OF APPLICATION: 7/24/98
PERSON PREPARING EA: Susan McAnally, S&HW Spec.	COUNTY: Flathead
LOCATION: 305 E. Idaho	Kalispell
FACILITY NAME: Noons - #437	EA COMPLETED: 7/28/98
DESCRIPTION OF PROPOSED ACTION: Underground storage tanks will be removed and replaced with two single compartment and one double compartment underground storage tanks.	
DESCRIPTION OF THE BENEFITS AND PURPOSE OF THE PROPOSED ACTION: The purpose and benefit of this action is upgrading the facility to meet the 1998 upgrade requirements.	

- A: Significant Unavoidable Impacts
- B: Insignificant as a result of conditioned mitigation
- C: Insignificant as proposed

	POTENTIAL IMPACTS					
	A	B	C	LONG TERM	SHORT TERM	AMPLIFICATION
<b>PHYSICAL ENVIRONMENT</b>						
1. <u>TOPOGRAPHY</u> : Are there unusual geologic features? Will the surface features be changed?			x			No significant impacts. Location is currently a gasoline and convenience store in a developed area.
2. <u>GEOLOGY AND SOIL QUALITY, STABILITY AND MOISTURE</u> : Are fragile, compactible or unstable soils present? Are there special reclamation considerations?			x			No significant impacts.

	POTENTIAL IMPACTS					
	A	B	C	LONG TERM	SHORT TERM	AMPLIFICATION
<p>3. <u>WATER QUALITY, QUANTITY AND DISTRIBUTION:</u>            Are important surface or groundwater resources present? Is there potential for violation of ambient water quality standards, drinking water maximum contaminant levels, or degradation of water quality?</p>		x		x		Groundwater is at 8' BGS at seasonal high. Tank leak detection (automatic tank gauge) & pipe leak detection (continuous interstitial monitoring) should provide early warning of leaks. Float out will be addressed through anchoring or hold down depth.
<p>4. <u>AIR QUALITY:</u> Will pollutants or particulate be produced? Is the project influenced by air quality regulations or zones (Class I airshed)?</p>			x			Hydrocarbon vapors are released when petroleum is put in underground tanks and vehicles. Natural air currents and vent pipes from the underground tanks should dissipate and dilute these vapors to a safe level. No significant impact.
<p>5. <u>DEMANDS ON ENVIRONMENTAL RESOURCES OF LAND, WATER, AIR OR ENERGY:</u> Will the project use resources that are limited in the area? Are there other activities nearby that will affect the project?</p>			x			No significant impact.
<p>6. <u>IMPACTS ON OTHER ENVIRONMENTAL RESOURCES:</u> Are there other studies, plans or projects on this tract?</p>			x			None known.
<p>7. <u>TERRESTRIAL, AVIAN, AND AQUATIC LIFE AND HABITATS:</u> Is there substantial use of the area by important wildlife, birds or fish?</p>			x			Minimal wildlife, birds, or fish on or around this facility. No significant impact.

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	POTENTIAL IMPACTS					
	A	B	C	LONG TERM	SHORT TERM	AMPLIFICATION
8. <u>VEGETATION COVER, QUANTITY AND QUALITY:</u> Will vegetative communities be permanently altered? Are any rare plants or cover types present?			x			No significant impact. Facility is and will be primarily concrete, asphalt, or compacted road mix.
9. <u>UNIQUE, ENDANGERED, FRAGILE OR LIMITED ENVIRONMENTAL RESOURCES:</u> Are any federally listed threatened or endangered species or identified habitat present? Any wetlands? Any species of special concern?			x			None known. No significant impact.
10. <u>HISTORICAL AND ARCHEOLOGICAL SITE:</u> Are any historical, archeological or paleontological resources present?			x			None known. No significant impact.
11. <u>AESTHETICS:</u> Is the project on a prominent topographical feature? Will it be visible from populated or scenic areas? Will there be excessive noise, light or odors?			x			Business will be visible from the roadway and adjoining properties. Noise, light, and odors will be typical for a medium sized convenience store with fuel sales.
12. <u>AGRICULTURE:</u> Will grazing lands, irrigation waters or crop production be affected?			x			No significant impact. Area is currently developed.
<b>HUMAN ENVIRONMENT</b>						
1. <u>SOCIAL STRUCTURES AND MORES:</u> Is some disruption of native or traditional lifestyles or communities possible?			x			None known. No significant impact.
2. <u>CULTURAL UNIQUENESS AND DIVERSITY:</u> Will the action cause a shift in some unique quality of the area?			x			None expected. No significant impact.

	POTENTIAL IMPACTS					
	A	B	C	LONG TERM	SHORT TERM	AMPLIFICATION
3. <u>DENSITY AND DISTRIBUTION OF POPULATION AND HOUSING:</u> Will the project add to the population and require additional housing?			x			None expected. No significant impact.
4. <u>HUMAN HEALTH &amp; SAFETY:</u> Will this project add to health and safety risks in the area?			x			Hydrocarbon vapors are flammable. Natural air currents and tank vents should dilute and dissipate these vapors to a safe level below the lower explosive range. Also, releases could contaminate soils or groundwater. The leak detection equipment should detect a leak before serious environmental damage occurs.
5. <u>COMMUNITY &amp; PERSONAL INCOME:</u> Will the facility generate or degrade income?			x			Improvement to the facility should increase volume and income.
6. <u>QUANTITY AND DISTRIBUTION OF EMPLOYMENT:</u> Will the project create, move or eliminate jobs? If so, estimate number.			x			No significant impact.
7. <u>LOCAL AND STATE TAX BASE REVENUES:</u> Will the project create or eliminate tax revenue?			x			Improvement to the facility will increase it's value and therefore increase it's taxes.
8. <u>DEMAND FOR GOVERNMENT SERVICES:</u> Will substantial traffic be added to existing roads? Will other services (fire protection, police, schools, etc.) be needed?			x			Minimal change from existing. No significant impact.

	POTENTIAL IMPACTS					
	A	B	C	LONG TERM	SHORT TERM	AMPLIFICATION
<b>9. INDUSTRIAL, COMMERCIAL AND AGRICULTURAL ACTIVITIES AND PRODUCTION:</b> Will the project add to or alter these activities?			x			No significant impacts. Area is currently developed.
<b>10. ACCESS TO AND QUALITY OF RECREATIONAL AND WILDERNESS ACTIVITIES:</b> Are wilderness or recreational areas nearby or accessed through this tract? Is there recreational potential within the tract?			x			Recreational or wilderness areas are not accessed through this property.
<b>11. AESTHETICS:</b> Is the project on a prominent topographical feature? Will it be visible from populated or scenic areas? Will there be excessive noise, light or odors?			x			Business will be visible from the roadway and adjoining properties. Noise, light, and odors will be typical for a medium sized convenience store with fuel sales.
<b>12. LOCALLY ADOPTED ENVIRONMENTAL PLANS AND GOALS:</b> Are there state, county, city, USFS, BLM, tribal, etc., zoning or management plans in effect?			x			City of Kalispell Building Dept. & Flathead County Zoning Dept.
<b>13. TRANSPORTATION:</b> Will the project affect local transportation networks and traffic flows?			x			No significant impact.

**PUBLIC INVOLVEMENT:** Local zoning and building officials have not received any comment.

**ALTERNATIVES CONSIDERED:** Double-walled tanks provide greater environmental protection; however, they are more costly.

**COMPLIANCE STATUS:** This project, as permitted, will be in compliance with the UST regulations. The facility must, however, be operated and maintained in accordance with the UST rules and regulations.

**RECOMMENDATIONS CONCERNING PREPARATION OF AN EIS:** Not necessary at this level of disturbance.

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OTHER GROUPS OR AGENCIES CONTACTED OR WHICH MAY HAVE OVERLAPPING JURISDICTION:

State and local fire officials, Kalispell Building Department, and Flathead County Zoning officials.

INDIVIDUALS OR GROUPS CONTRIBUTING TO THIS EA: UST Installer (permit application and EA Questionnaire), Kalispell Building Dept., Flathead Zoning and personal knowledge of the area.

cc: Director  
Division Administrator  
Governor's Office  
✓ LEPO