

Cleanup Recommended for Portion of J.H. Baxter Facility

DEQ invites public comment on proposal by September 26, 2007

DEQ Recommends a Proposed Cap and Invites Public Comment

DEQ is overseeing an environmental cleanup at the J.H. Baxter facility located at 85 Baxter Street, Eugene. DEQ is recommending an interim cleanup action for the east 11 acres of the 42-acre site, an area known as the East Storage Yard. The action would limit worker direct contact with contaminated soil and limit the potential for generation of wind blown dust by placing a 12-inch thick cap of clean fill over shallow arsenic contaminated soils in the area.

DEQ has studied the feasibility of the capping proposal and feels that the capping of the East Storage Yard is protective of human health and the environment and will be reliable over the long term with regular maintenance.

Environmental Issues at J.H. Baxter

The J.H. Baxter facility consists of a 42-acre industrial property that has been used as a wood treatment facility since the 1940s. Historical spills and materials-handling practices have resulted in the release of wood treatment chemicals to the environment.

Groundwater, soil, surface water and sediment at the site are contaminated with chemicals including pentachlorophenol, creosote-related Polynuclear Aromatic Hydrocarbons (PAHs), arsenic, and other metals. Contaminated groundwater from the Baxter site has migrated off-site north and west of the site. No one is drinking groundwater from within the contaminant plume, nor is any contamination present in nearby irrigation wells.

The Proposed Action

J.H. Baxter proposes to place the cap over the 11-acre Eastern Storage Yard. Recommendations for cleanup of the balance of the site are still being developed.

The East Storage Yard was historically used for storage of treated timber and poles. Contamination in the area is primarily arsenic in the top three feet of soil and is probably due to historical dripping and leaching from stored treated wood.

Contamination in this area does not extend to groundwater, nor is it contributing to the underlying groundwater contaminant plume, which contains no arsenic.

The proposed cap would consist of a layer of geotextile fabric, six inches of compacted soil, and six inches of compacted gravel. All work will be done using a standard of "no visible dust." The standard requires misting of the area as work progresses.

How to Comment

Questions or written comments regarding the East Storage Yard capping recommendation may be directed to Geoff Brown, (541) 686-7819, 1102 Lincoln, Suite 210, Eugene, Oregon 97401. Written public comments are due by September 26th, 2007.

Long Term Controls

The East Storage Yard will be fenced off from the remainder of the site to prevent material storage or any other site activities from occurring on the clean cap material.

The cap will be very effective at limiting worker contact with contaminated materials and preventing dust generation from the underlying contaminated soil as long as it is regularly inspected and maintained.

DEQ will apply a deed restriction to the property requiring that Baxter or any future owner regularly inspect and maintain the cap.

Baxter will be required to prepare a cap monitoring and maintenance plan detailing the inspection and maintenance schedule, the procedure for any future excavation or utility work that may breach the cap, and the general requirements for characterization and disposal of any excavated materials.

An Interim Action

DEQ considers capping the East Storage Yard to be an "interim" action, which means that it will be completed prior to evaluating and selecting final cleanup actions for the entire site, which



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occurs as part of the Feasibility Study process. While this action would be conducted before completing the process for the site as a whole, the capping will be evaluated as part of the Feasibility Study in 2008. It is likely that the study will conclude that the capping is the most appropriate cleanup action for the Eastern Storage Yard.

Environmental Risk to Residents

No residents are exposed to contaminated groundwater from the site. While dry season winds may have the potential to carry dust off-site, soil samples from nearby residential areas show no elevated levels of site-related chemicals.

The only documented off-site contamination that could pose a risk to nearby residents is found in Roosevelt Channel sediments and surface water, which may contain arsenic and pentachlorophenol at concentrations slightly in excess of acceptable levels for direct skin contact and incidental ingestion. The Roosevelt Channel contamination will be addressed in the final cleanup plan.

The current proposal applies only to the east 11 acres of the site. The balance of the site will be

evaluated as part of the Feasibility Study. Overall, the final remedial action for the entire site will likely include elements of capping contaminated soils, groundwater treatment, soil excavation, and other technologies, and institutional controls designed to limit exposure to contaminants.

Other Actions

Historical cleanup actions at the site include:

- Sampling neighborhood wells to ensure safety of neighbors.
- Installation of a groundwater treatment system.
- Capping soil on the western portion of the site.
- Soil excavation and removal from adjacent commercial tax lots to east.
- Improvements to the stormwater system.

Alternative formats

Alternative formats (Braille, large type) of this document can be made available. Contact DEQ's Office of Communications & Outreach, Portland, at (503) 229-5696, or toll-free in Oregon at 1-800-452-4011, ext. 5696.