

State of Vermont
Department of Environmental Conservation
Waste Management Division
103 South Main Street/West Building
Waterbury, VT 05671-0404
(802) 241-3879
FAX (802) 241-3296
michael.b.smith@state.vt.us

26 February 2010

Ms Dena Wager
Mr John Wager
Eton LLC
216 Deer Run Drive
Shelburne VT 05482

Dear Ms Wager:

The Department of Environmental Conservation has reviewed the available data regarding the site investigations and remediation of soil contamination at the 102 Archibald Street site (hazardous site #200443223):

- The site is a lot located in Burlington, Vermont. This lot has reportedly had a wide history of uses including reported dumping of household wastes. As per the KAS Corrective Action plan, “The southern portion of the property hosts an existing, approximately 20,000 square foot industrial building occupied by Burgess Electric. This building was constructed circa 1972 and prior to that date the property was reportedly unoccupied.”
- There are Polynuclear Aromatic Hydrocarbons (PAH’s) located in surficial soils in concentrations above acceptable risk levels in areas of the undeveloped portion of the site.
- The source of the PAH’s in soils is not clear but could include wastes disposed of on site, the presence of a railroad line that ran through the site at one time, or other anthropogenic sources.
- In late 2008, KAS Environmental constructed a soil cap covering the contaminated soils in the undeveloped portions of the property. The cap consisted of geotextile, covered with 10 inches of clean fill, covered by 2 inches of clean top soil. The purpose of the cap is to prevent direct access to the contaminated soils.
- In late 2009, a notice to the land record was recorded on the deed. This notice details the extent of the contamination and the constructed soil cap, details unacceptable land uses on site, and directs landowners to contact the Agency of Natural Resources prior to beginning any on site construction.



Based on these findings, the Sites Management Section has concluded that this site is eligible for a designation of "Site Management Activity Completed" (SMAC). This SMAC designation does not release the responsible parties from any past or future liability associated with the contamination discovered on this site. It does, however, mean that the SMS is not requesting any additional work at this time.

Sincerely,

A handwritten signature in blue ink, appearing to read "Chuck Schwer", with a long horizontal flourish extending to the right.

Chuck Schwer
Section Chief
Sites Management Section

cc: Burlington City Council

State of Vermont
Department of Environmental Conservation
Waste Management Division
103 South Main Street/West Building
Waterbury, VT 05671-0404
(802) 241-3879
FAX (802) 241-3296
michael.b.smith@state.vt.us

MEMORANDUM

To: Chuck Schwer, Hazardous Sites Program Manager
From: Michael B. Smith, Hydrogeologist
Date: 11 September 2009
RE: Requested SMAC Designation for Champlain Valley Cleaners (# 1996 1974) in Williston, VT

As per the Site Management Activity Completed (SMAC) guidance document guidelines, I am requesting a SMAC designation for the F Champlain Valley Cleaners site (# 1996 1974) in Williston, VT

The facility was a Dry cleaner and as described in the attached draft SMAC letter was made a site in 1996 when tetrachloroethene (PCE) and trichloroethene (TCE) were discovered in shallow groundwater and soils during a Phase II Environmental Site Assessment.

An investigation showed that while above groundwater enforcement standards, the contamination in the dissolved phase groundwater and in soil was limited in extent. Therefore, instead of requiring active remediation, we required the owner of the dry cleaner to conduct quarterly groundwater monitoring of three monitoring wells. After monitoring showed the contamination was slowly degrading and not expanding, we approved semi-annual then annual groundwater quality monitoring.

In 2005, after it had been clearly demonstrated that the contamination was not spreading, was degrading, and did not pose a threat to human health and the environment, I proposed that the owners develop an acceptable notice to the deed and abandon the wells in order to obtain a SMAC designation. The owners never responded to this request and annual groundwater monitoring was conducted through 2008. I offered the possibility of a SMAC designation each time I reviewed a groundwater monitoring report but the owners never responded.

In 2008, Vermont Technical College (VTC) purchased the shopping center that the dry cleaner had been located in. As they were apparently not aware of the issue, VTC did not conduct the spring annual groundwater monitoring event in 2009, I contacted them and after a series of correspondence they agreed to submit a work plan to abandon the wells and develop an acceptable notice to the deed. This work has been complete.

The sites meet the requirements for a SMAC designation as detailed in the SMAC Guidance Document. Therefore, I am requesting that you review and sign the attached SMAC letter.



Site Management Activity Completed (SMAC) Checklist

Site Number: 20043223

Site Name: 102 Archibald Street

Criteria	Yes	No	N/A
1. The source(s), nature and extent has been adequately defined.	X		
2. Source(s) has been removed, remediated or adequately contained.	X		
3. Levels of contaminants shall be stable, falling, or non-detectable as measured over a reasonable period of time.	X		
4. Groundwater enforcement standards are met at entire property...:			X
Groundwater enforcement standards are met at compliance point(s).			X
Identify compliance point(s) Property boundary			
...land record notice for residual contamination?			X
5. Soil compliance/exposure points are met...			X
...if not engineering or institutional controls are in place..	X		
...land record notice for residual contamination?	X		
6. No unacceptable threat to human health or the environment exists onsite.	X		
7. Monitoring wells have been properly closed...			X
...maintenance plan in place...			X
8. Site meets RCRA requirements.			X
9. Site meets CERCLA requirements.			X
10. Outstanding balances paid to satisfaction of WMD?			X
Comments:			

Signature:  (Michael B. Smith)

Date: 27 January 2010