



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION I
5 Post Office Square, Suite 100
Boston, MA 02109-3912

DATE: December 13, 2023

SUBJ: Site Investigation Closure Memorandum
Temple Stuart Site
24 Holman Street
Baldwinville, Massachusetts

FROM: Zach Taylor, On-Scene Coordinator
Emergency Response and Removal Section I

THRU: Michael Cofsky, Acting Chief
Emergency Response and Removal Section I

TO: Temple Stuart Site File

In accordance with section 300.410 of the National Contingency Plan (NCP), a Removal Site Evaluation, consisting of a Preliminary Assessment and Site Investigation (PA/SI), has been undertaken at the Temple Stuart Site ("Site") in Baldwinville, MA. The findings of the Removal Site Evaluation have been evaluated under the criteria set forth in section 300.415 of the NCP, section 104(a) and (b) of the Comprehensive Environmental Response Compensation and Liability Act (CERCLA), 42 U.S.C. § 9604(a) and (b) and Clean Water Act (CWA) § 311(c)(i) as amended by the Oil Pollution Act (OPA) § 4201(a). The Removal Site Evaluation has led to the determination that a Removal Action is appropriate at this time.

The findings of the Removal Site Evaluation are outlined below.

1. Source and nature of the release or threat of release
 - a. The Removal Site Evaluation consisted of the following:
 - i. Review of analytical results generated by:
 - a. Eurofins New England, Analytical Report, Job # 620-14173-1, 620-14138-1, 620-14190-1, prepared for Nobis Engineering, Inc.
 - ii. Review of reports generated by:
 - a. Tighe & Bonde, Inc. in March 2022 and titled *Phase I Environmental Site Assessment*
 - b. Nobis Engineering, Inc. on June 27, 2023 and titled *MCP Tier Classification Submittal*

iii. Interviews with:

- a. James Byrne, EPA Brownfields Coordinator
- b. Amy Sullivan, Massachusetts Department of Environmental Protection

- b. Based on the information available at this time, the principal hazardous substances or pollutants or contaminants that are being released, or for which there is threat of release, include but are not necessarily limited to the list below:

<u>Hazardous Substances or Pollutants or Contaminants</u>	<u>Media</u>
--	---------------------

PCBs [Aroclor-1254]

Soil

2. Evaluation of the threat to public health, welfare and the environment conducted by:

- a. ☐ Federal Agency for Toxic Substances and Disease Registry

☐ Other: _____

☐ Threat ☐ No Threat ☒ Evaluation Not Necessary

- b. Endangerment to the ecosystem:

☐ Threat ☐ No Threat ☒ Evaluation Not Necessary

3. If it has been determined that a removal action is **not** warranted under CERCLA, please proceed to 3a, and mark the appropriate boxes.

If it has been determined that a removal action **is** warranted under CERCLA, please proceed to 3b, and mark the box.

- a. ☐ There is no release.

☐ The source is neither a “vessel” nor a “facility” as defined in section 300.5 of the NCP.

☐ The release involves neither a hazardous substance nor a pollutant or contaminant that may present an imminent and substantial danger to public health or welfare of the United States.

☐ It is subject to the limitations on response specified in `300.400(b)(1) through (3):

☐ The release is of a naturally occurring substance in its unaltered form, or altered solely through naturally occurring processes or phenomena, from a location where it is naturally found.

☐ The release is from products that are part of the structure of, and result in exposure within, residential buildings or businesses or community structures.

☐ The release into public or private drinking water supplies due to deterioration of the system through ordinary use.

☐ The amount, quantity, or concentration released does not warrant a Federal response.

☐ A party responsible for the release, or any other person, is providing appropriate response, and on-scene monitoring by EPA is not required.

b. ☒ The Removal Site Evaluation is complete and a removal action is warranted.

4. As reflected in Section 3 above, the Removal Site Evaluation was completed and a removal action is warranted. Regardless of the determination, one or more of the factors listed below, found in Section 300.415(b)(2) of the NCP, may be applicable to this Site.

a. ☒ Actual or potential exposure to nearby human populations, animals, or the food chain from hazardous substances or pollutants or contaminants.

☐ Actual or potential contamination of drinking water supplies or sensitive ecosystems.

☐ Hazardous substances or pollutants or contaminants in drums, barrels, tanks, or other bulk storage containers that may pose a threat of release.

☒ High levels of hazardous substances or pollutants or contaminants in soils largely at or near the surface that may migrate.

☒ Weather conditions that may cause hazardous substances or pollutants or contaminants to migrate or be released.

☐ Threat of fire or explosion.

☒ The availability of other appropriate Federal or State response mechanisms to

respond to the release.

☐ Other situations or factors that may pose threats to public health or welfare of the United States or the environment.

- b. The purpose of this memorandum is to document the determination that a removal action is warranted under section 300.415 of the NCP. PCBs were detected at elevated levels in soil as part of Brownfields assessment work in areas that were previously remediated by the EPA. The elevated PCBs were detected in surface soils, where exposure to the human population and animals is likely. The ability for the PCBs to migrate is also high, as there is little vegetation to prevent surface soils from migrating due to wind and rain exposure. The areas with elevated PCBs are currently only cordoned off with temporary snow-fencing.
- c. If a removal action is warranted and in light of the magnitude of the threat or potential threat to health, welfare, or the environment, the appropriate categorization of a Removal Action as this Site is:

☐ Emergency ☒ Time-Critical ☐ Non Time-Critical ☐ N/A

5. As reflected in Section 3 above, the Removal Site Evaluation has been concluded and it has been determined that a removal action under CERCLA is warranted. Section 5 below documents whether a release or potential threat of release under CWA, as amended by OPA, has been determined.

- a. As found in section 300.410(e)(1) of the NCP, the OSC shall determine whether a release governed by CWA section 311(c)(1), as amended by OPA section 4201(a), has occurred.

☐ There is release, or potential threat of release, as governed by the CWA as amended by OPA.

☒ There is not a release, or potential threat of release, as governed by the CWA as amended by OPA.

- b. The absence of the conditions specified in Section 5a, above, indicate that an Oil Spill Response under Appendix E to Part 300 of the NCP is not necessary.

cc: Mike Cofsky, Acting Chief,
Emergency Response and Removal Section I, SEMD
Ross Gilleland, Chief, Remedial Policy, Contracts, and Site Assessment Section, SEMD
Stacy Greendlinger, Enforcement Coordinator, Operations Branch, SEMD
Jonathan Onufryk, Operations Branch, SEMD

Amy Sullivan, Massachusetts Dept of Environmental Protection

Encl: PA Form