

**United States Environmental Protection Agency
Region V
POLLUTION REPORT**

Date: Wednesday, January 7, 2009

From: Tom Cook

To:	Sally Jansen, U.S. EPA	Nola Hicks, U.S. EPA
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	Linda Nachowicz, U.S. EPA	Dave Graham, City of Chicago
	Bruce Everetts, Illinois EPA	Sarah Meyer, WESTON

Subject: Ongoing Site Activities
Ingersoll Removal
1000 W 120th street, Chicago, IL
Latitude: 41.6764000
Longitude: -87.6469000

POLREP No.:	35	Site #:	B5CW
Reporting Period:		D.O. #:	0057
Start Date:	1/18/2006	Response Authority:	CERCLA
Mob Date:	8/4/2008	Response Type:	Time-Critical
Demob Date:		NPL Status:	Non NPL
Completion Date:		Incident Category:	Removal Action
CERCLIS ID #:		Contract #	68S50604
RCRIS ID #:			

Site Description

See Initial POLREP.

Current Activities

Since the last reporting period, ERRS has completed demolition of buildings 1012, 1013, and 1014 and has removed all associated building materials with exception of some roofing and miscellaneous debris. ERRS has patched, cleaned, and begun sealing the PCB impacted floor of building 1014 and have begun saw-cutting the north-central area of building 924 for excavation in order to investigate the source of oil in the basements and vaults. Soil excavation south of building 912 was halted until the demolition and clean up of Buildings 1012, 1013, and 1014, sealing of the building 1014 concrete floor, and excavation at of the oil infiltration area of building 924 is complete.

ERRS used 50 cubic yards of concrete to patch the floor at building 1024 prior to rinsing and cleaning several times, followed up by spraying the floor with one coat of oil-resistant primer. Due to cold temperatures and snowfall ERRS is waiting for weather conditions to cooperate in order to spray the two epoxy coats needed to finish sealing the concrete. All demolition materials remaining from buildings 1012, 1013, and 1014 have been tested and are ready for hauling off site when schedules permit.

Basements and subsurface vaults within and north of building 924 continue to fill with varying degrees of water and oil of which the oil sources are unknown. As a result, meetings with City of Chicago representatives were completed with U.S. EPA and ERRS in attendance. The purpose of these meetings were to provide site updates, address potential site issues with basements and subsurface vaults refilling with oil product and water, and general planning moving forward. Due to the unknown source(s) of the oil that is infiltrating the building 924 basements and vaults, it was agreed that ERRS will be excavating an area of 200'x100' at a depth of 10' in the north-central part of 924 to attempt to locate the source of free product. The City of Chicago is currently finalizing Specs/ RFP and working on procuring a contractor to start demolition on the remainder of the buildings in February 2009.

Planned Removal Actions

Planned removal activities include the following:

- Surgical soil excavation for investigation of the subsurface oil intrusion source at building 924;
- City of Chicago demolition of remaining buildings;
- Continued surgical soil excavation in areas of concern as identified by the subsurface soil assessment, and;

- Completion of sealing the PCB impacted floor at building 1024.

Next Steps

The following actions are anticipated to occur during the next reporting periods:

- Reassess buildings for structural integrity;
- Further investigation and excavation of the north central area in building 924 to determine the oil intrusion source into the basement, vaults, and pits;
- Waste profiling to ensure proper disposal, and;
- Completion of the removal of demolition debris from buildings 1012, 1013, and 1014 demolition by ERRS and sealing of the building 1014 concrete floor.

Key Issues

- Documentation and photo-documentation of all EPA and city work,
- Address contaminants of concern throughout the site based on findings from the subsurface

Estimated Costs *

	Budgeted	Total To Date	Remaining	% Remaining
Extramural Costs				
ERRS - Cleanup Contractor	\$300,000.00	\$169,826.00	\$130,174.00	43.39%
RST/START	\$131,500.00	\$125,740.00	\$5,760.00	4.38%
Intramural Costs				
Total Site Costs	\$431,500.00	\$295,566.00	\$135,934.00	31.50%

* The above accounting of expenditures is an estimate based on figures known to the OSC at the time this report was written. The OSC does not necessarily receive specific figures on final payments made to any contractor(s). Other financial data which the OSC must rely upon may not be entirely up-to-date. The cost accounting provided in this report does not necessarily represent an exact monetary figure which the government may include in any claim for cost recovery.

response.epa.gov/IngersollRemoval

POLREP #35 Last Updated 1/21/2009