



ILLINOIS ENVIRONMENTAL PROTECTION AGENCY

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BRUCE RAUNER, GOVERNOR

ALEC MESSINA, DIRECTOR

Fact Sheet #19

August 2, 2018

New Jersey Zinc/Mobil Chemical

Bureau County, DePue, Illinois

The next step in the cleanup of residential properties, parks, and schoolyards in the Village of DePue is now underway. The Illinois EPA is working with CBS Operations, Inc. ("CBS", part of the DePue Group) and its contractor to begin soil sampling throughout the village, in preparation for cleanup of contamination in residential yards, Village parks, alleys, and other properties. This soil-sampling program will be available to all residential property owners within the Village of DePue, and will also be conducted on Village-owned property. In August 2018, Illinois EPA approved the final Remedial Design, which describes methods for sample collection and analysis, and describes future cleanup activities. A copy of the Remedial Design can be found in the project information repository at the Selby Township Library in DePue. Additional construction plans from the contractor conducting soil excavation will be submitted prior to beginning remedial activities.

Soil samples will be tested for arsenic, lead, cadmium, and manganese, and the results will be used to identify properties that need soil removal and replacement with clean fill. Before we can begin, we will need your written permission for both the soil testing and the replacement of any contaminated soil that we find. This work is being done for your health and safety and will be at NO COST to you. The Illinois EPA and the Village of DePue encourage all property owners to participate.

On August 16, 2018, the Illinois EPA will host two informational meetings at the VFW Hall in DePue to explain the sampling and cleanup process and to answer any questions. An access agreement is included with this Fact Sheet. If you wish to participate in the sampling and cleanup program, please sign the access agreement and return it to Illinois EPA in the postage-paid envelope. The access agreement will allow authorized representatives of the Illinois EPA, CBS, and their contractors to enter your property and take soil samples and, if necessary, remove and replace soil. Access agreements will also be available at the Village Hall or by contacting the Illinois EPA representatives listed at the end of this factsheet. Representatives of Illinois EPA, CBS, and its contractor will be going door-to-door as needed to request access to your property and explain the sampling and remedial action program. None of this work can be done without your written permission. Your response is completely voluntary.

Fieldwork for the soil sampling is anticipated to begin in late August or early September 2018.

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While the soil sampling is ongoing, the State must complete negotiations for a new consent decree with the DePue Group before excavation of contaminated soil can begin. When the new consent decree is filed by the court, the cleanup (excavation of soil and restoration of properties) throughout the Village will occur. The Illinois EPA anticipates that the consent decree will be finalized this upcoming fall. Full-scale remedial action activities are anticipated to begin next spring when a full growing season will benefit lawn and landscape restoration activities.

Further updates about the remedial action will be provided once the consent decree is finalized. Illinois EPA will provide additional fact sheets, notices, and updates about different aspects of the cleanup as activities get underway.

Want to learn more?

A copy of the Remedial Design is available at the Selby Township Library for viewing. The Record of Decision is also available at the Library, and explains the cleanup in detail and addresses public comments about the cleanup. Portions of the Record of Decision are also available in Spanish. Answers to frequently asked questions are attached to this fact sheet.

HOLD THE DATE: August 16, 2018

The Illinois EPA will host two informational meetings at the VFW Hall in DePue on August 16. The sessions will be held from 3:00 pm to 5:00 pm and from 6:30 pm to 8:30 pm. Staff and representatives from Illinois EPA and CBS will be available to discuss how the soil sampling and Remedial Action will be implemented and to answer your questions.

For more information, you may contact:

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Frequently Asked Questions

<p>How do I give permission to have my property sampled?</p>	<p>No property will be sampled unless the property owner gives his or her written consent. Property owners will be asked to sign an access agreement granting access and permission to sample. The signed access agreement will allow field technicians to obtain samples from the property, and perform, if necessary, soil remediation activities in the future. An agreed date will be scheduled for the sampling activity. Typically, sampling at each property will be completed the same day. After an access agreement is signed and before sampling is conducted, a property checklist will be filled out to document the condition of your property. You will be asked to sign the property checklist.</p>
<p>How will sample locations be chosen?</p>	<p>The number of samples to be collected at each property will be based on the size of the property. Typically, samples will be located across the property and will be taken from front yards, back yards, side yards, the drip zone of the house, and other areas.</p>
<p>Who will conduct the sampling?</p>	<p>Soil sampling will be conducted by representatives of CBS and their contractor, TetraTech, Inc. with oversight by Illinois EPA staff and an Illinois EPA contractor.</p>
<p>How will samples be taken?</p>	<p>Professional technicians accompanied by Illinois EPA representatives will use small-size equipment (Geoprobe) and/or hand tools to collect soil from several small-diameter (3 or 4-inch) boreholes. Typically, five boreholes will be placed in the front yard and five boreholes in the back yard. These five samples will be combined into one sample for analysis (a composite sample). In addition, composite samples will be collected from play areas, bare areas, from drip zones of buildings, and around downspouts on the property. Discrete samples will be taken in gardens. Boreholes will extend to 24 inches below the ground surface and will be backfilled with soil. The original sod from the borehole will be replaced when possible. Measurements of the location of each borehole will be made with a portable Global Positioning System (GPS) device so a record is kept of sample locations in the yard. A property owner will have full access to their property during and after the sampling event.</p>
<p>Why will the samples only be collected in the upper 2 feet?</p>	<p>Contamination from the plant that was carried off the former plant site into the Village by the wind is present primarily in shallow soil. Samples will be collected in increments to a depth of 24 inches to determine the extent of contamination and the need for shallow soil excavation. Exceptions may be made on a case-by-case basis.</p>
<p>What will the samples be analyzed for?</p>	<p>All samples will be analyzed for arsenic, cadmium, lead, and manganese. These metals were determined to be contaminants of concern based on results of sampling of 57 properties that occurred in 2007 and 2014.</p>
<p>How will sample results be reported to me?</p>	<p>CBS will submit the analytical results from the sampling to Illinois EPA. Sample results will be compared to health-protective remediation goals specified in the Remedial Design report to determine the need for soil excavation and restoration. If all sample results are less than the pre-determined goals, then no additional work will be required. The Illinois EPA will provide an explanation of the results to property owners in a letter. If sample results indicate contamination above the goals, further remediation work may be necessary.</p>
<p>What will happen if sample results show unacceptable</p>	<p>If the arsenic, cadmium, lead, or manganese levels in the soil in your yard are above residential limits, further work would include:</p> <ul style="list-style-type: none"> • Meeting with you to go over the sample results and specific plans for the cleanup of your property; • Confirming your written permission to conduct the remediation;

<p>levels of contamination?</p>	<ul style="list-style-type: none"> • Locating utility services and documenting the condition of the existing house, structures, yard, and plantings; • Removing and replacing contaminated soil with clean soil, and reseeding or sodding your yard; and • Providing a landscape maintenance period until replacement grass, shrubs, and trees, etc. are established. <p>At the conclusion of the remedial action, the Illinois EPA will provide a letter to the property owner detailing the actions taken and any future requirements needed to maintain the effectiveness of the cleanup.</p>
<p>What can I do to minimize risk while waiting for the remedial action to begin?</p>	<p>Although we won't know the level of contamination in your soil until your yard is tested, to be cautious there are a couple of things you can do to minimize potential exposures. These include:</p> <ul style="list-style-type: none"> • Have children play on grassy areas in the yard, not on bare dirt; • Wash hands regularly, especially after playing outside and before eating; • Thoroughly wash home-grown fruits and vegetables before eating; and • Wipe shoes on an outdoor mat and leave them by the door instead of wearing them inside.
<p>Will I have to disclose sample results if I am trying to sell my house?</p>	<p>The State of Illinois Residential Real Property Disclosure Act (765 ILCS 77/1 et seq. (2012)) contains a list of items that must be disclosed by the seller of residential property in Illinois. It requires the disclosure of lead in soils, but it does not specifically address the disclosure of other metals in soils on a residential lot. However, it is always advisable for a seller to consult with their real estate agent and/or attorney before making any decision on what does or does not need to be disclosed during the sale of residential property.</p>
<p>When will cleanup begin?</p>	<p>Excavation of contaminated soil will begin as soon as possible after a consent decree is filed in court.</p>
<p>Where will contaminated soil be taken?</p>	<p>Contaminated soil removed from yards, parks, alleys, and other properties, will be taken to the former plant site and stockpiled under controlled conditions until the cleanup for the former plant is determined.</p>
<p>Where is the soil coming from that will replace the soil removed?</p>	<p>Initially, the soil may come from an agricultural field near the Village. If additional soil is needed, CBS will find an additional source of soil. All soil used is tested to make sure it is clean and is able to grow vegetation.</p>
<p>Will I receive certification that my property is clean?</p>	<p>Yes. All property owners that participate will receive a letter explaining the results, whether or not cleanup was needed, and to what extent cleanup was conducted.</p> <p>All contaminated soil will be removed to a depth of 18-inches below the ground surface, and replaced with clean soil to minimize any future exposure. However, there may be situations where deeper contaminated soil may not be removed. In these cases, a visible marker will be placed at the bottom of the excavation before covering with clean soil. Instructions will be provided regarding how soils below the marker barrier can be handled if ever brought to the surface.</p>