

UNITED CREOSOTING (MONTGOMERY COUNTY) CONROE, TEXAS

EPA ID# TXD980745574
Site ID: 0602803



EPA REGION 6
CONGRESSIONAL
DISTRICT 08

Contact: Gary Baumgarten
214-665-6749

Updated: January 2012

Background

The site is located at the intersection of North First Street and Hilbig Road in Conroe, Montgomery County, Texas, approximately 40 miles north of Houston. The Site is approximately 1 mile east of Interstate Highway 45 and 0.25 mile south of Loop 336. The former United Creosoting property is approximately 100 acres in size and is bounded on the west and south by Alligator Creek, on the north by Dolores Street, and on the east by the Missouri-Pacific rail lines. The physical characteristics of the site have been altered by development of the property. Light industrial structures and a portion of Tanglewood East residential subdivision currently occupy the site. Other residential areas border the site to the north, south, and west. Industrial, commercial, and residential areas are to the east.



The United Creosoting Company operated as a wood-treating facility from 1946 through the summer of 1972. The former facility operations included a coal-tar distillation still, a processing building, tanks, and pressure cylinders, two waste ponds, and several areas where treated lumber was stored. In the wood-treating operation, formed lumber, such as telephone poles and railroad ties, was treated in a two-step process by the pressurized addition of creosote and pentachlorophenol (PCP). Following the pressure treatment, the pressure cylinders were rinsed and the wastewater routed to one of the two process waste ponds located onsite. Segregation of the two waste streams allowed possible reclamation and reuse.



The larger pond held mainly the creosote waste and the smaller pond the PCP process waste.

Creosote was produced through an onsite coal tar distillation unit and stored in lined pits just east of the process waste ponds.

The remedial action required by the Records of Decision (RODs) and the ROD Amendment was implemented in three phases. The Residential Remedial Action Phase, designated Phase A, was initiated in June 1992 and completed in January 1993. This action included remedial activities for 38 residential properties and 5 vacant lots plus the purchase of eight properties. Phase B Remediation, the Industrial Remedial Action Phase,

was initiated in 1995. This action addressed the requirements set forth in the 1989 ROD, including sampling of the residential area, excavation of soil above residential and industrial action levels in the residential and commercial areas of the site, consolidation of excavated soil onsite, backfill and landscaping of excavated areas, treatment of excavated soil onsite by critical fluid extraction (CFE), disposal of the organic extract from the CFE by offsite incineration, and disposal onsite of treated soil. The Phase C remediation activities were conducted from February 1999 through August 1999, and included excavation and transport and disposal offsite of almost 30,000 tons of contaminated soil, and backfill and grading/restoration of backfilled areas.

Because the soil remaining onsite is below target residential or industrial action levels, no operation and maintenance (O&M) procedures are required for the soil remedy. The other remaining component of the RA is the natural attenuation of ground water. The primary O&M activity is monitoring the ground water.

Current Status

The Texas Commission on Environmental Quality has the lead for operations and maintenance of the groundwater monitoring system. EPA completed the third Five-Year Review in September 2010. The review was conducted to determine whether the completed soil remedial action and ongoing groundwater remedial action remains protective of human health and the environment. The third Five-Year Review determined that the remedial actions at the site continue to protect human health and the environment.

Benefits

The soil cleanup has allowed redevelopment of the property for both residential and commercial use. The ongoing monitoring of the groundwater as part of the monitored natural attenuation remedy will prevent accidental exposure to the contaminated groundwater and monitor any changes in the area groundwater usage.

National Priorities Listing (NPL) History

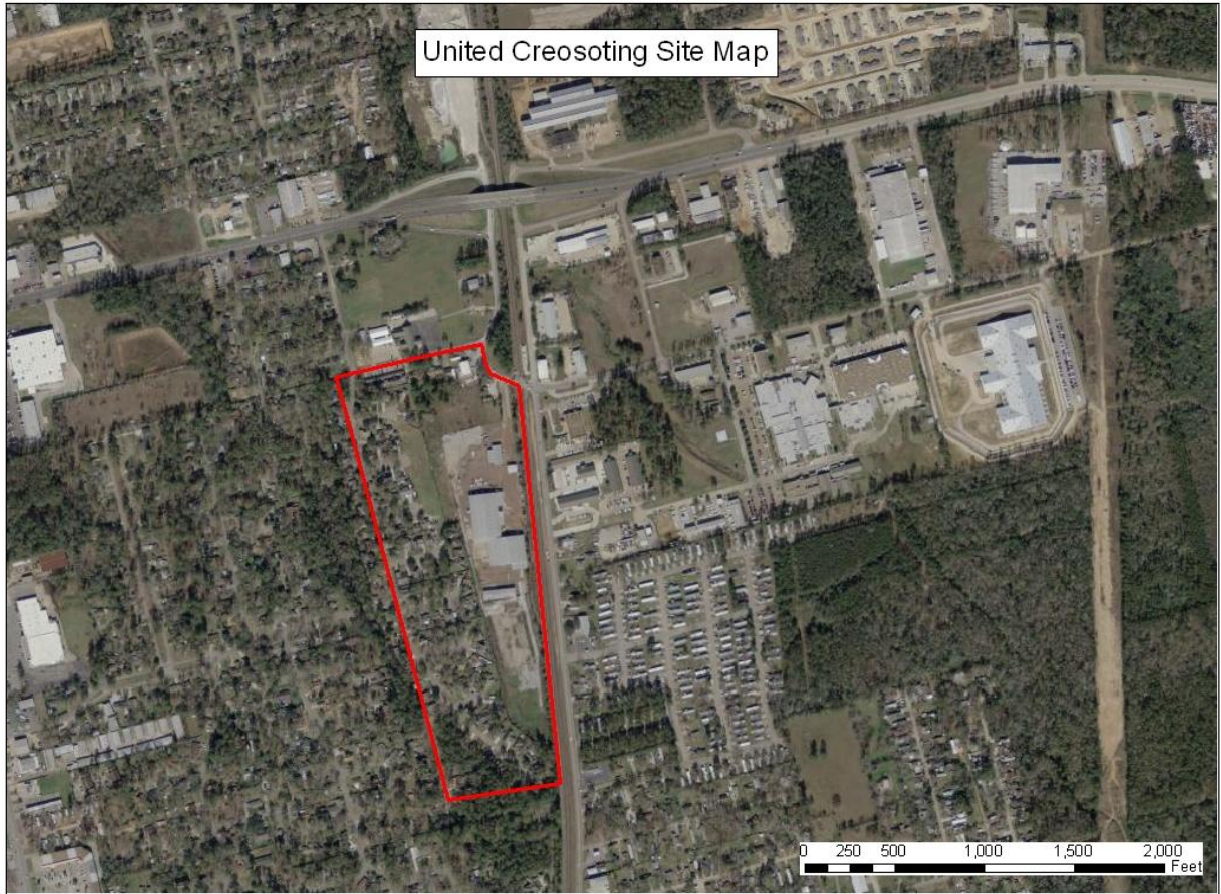
NPL Inclusion Proposal Date: September 8, 1983
NPL Inclusion Final Date: September 21, 1984

Location: The Site is located in Conroe, Montgomery County, approximately 30 miles north of Houston, Texas.

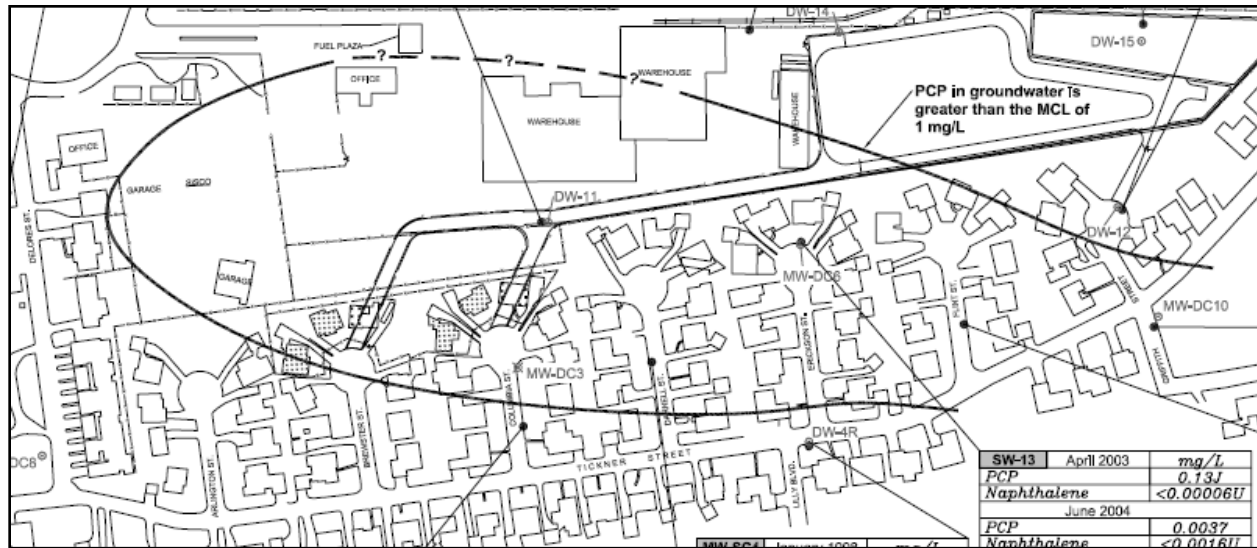
Population: Approximately 15,000 people live within two miles of the site. The nearest drinking water well is 1.8 miles southeast of the Site, screened 160 feet below the ground surface. The Site is now partially residential, and partially commercial and approximately 100 residences are located on the former Site property. The Site is approximately 100 acres in size.

Setting: The shallow water-bearing zone is 60 feet deep and is currently not being used. The first water-bearing zone used for domestic supply is 125 feet deep. The City of Conroe water supply is 400 to 1000 feet below ground surface.

Site Map



The following illustration depicts the extent of the PCP contamination in the shallow ground water above the 1 ppb limit. For orientation purposes, north is to the left of the map.



Wastes and Volumes

The cleanup goal for pentachlorophenol (PCP) in the groundwater is 1 part per billion (ppb). The current PCP plume defined by the 1 ppb limit is approximately ½ mile in length extending from north to south in the general direction of ground water flow. The highest PCP concentration measured in the shallow water-bearing zone is 340 ppb.

Health Considerations

The final remedial action at the site as set forth in the Records of Decision, as amended, continues to be protective of human health and the environment. No deficiencies were noted that currently affect the protectiveness of the remedy. Current land use remains consistent with residential and industrial soil target levels at the United Creosoting Company Superfund Site. Although a contaminant plume remains in the shallow zone ground water, and the efficacy of the natural attenuation portion of the remedy has not yet been completed, the area is within the service area of a municipal water supply and no private shallow ground water use is expected.

Record of Decision (ROD)

The interim Record of Decision was signed on September 30, 1986. The site-wide ROD was signed on September 29, 1989, and the ROD Amendment was signed on October 14, 1998

Community Involvement

Information Repository: Montgomery County Memorial Library
 104 I-45 North
 Conroe, TX 77301
 (936) 442-7712

Site Contacts

EPA Remedial Project Manager:	Gary Baumgarten	214-665-6749
EPA Regional Public Liaison:	Donn Walters	214-665-6483
TCEQ Project Manager	Olga Salinas	713-767-3721

EPA Superfund Region 6 Toll Free Number: 1-800-533-3508