

Land Development Issues:

- 1) EPA has cleaned the Southern Maryland Wood Treating Site to residential standards. EPA has not placed any restrictions on its future. While it is highly unlikely that we missed any contamination construction contraction should be trained to identify possible contamination if unearthed during construction and who to call to report the discovery.
- 2) EPA left in place a metal sheet pile wall around a 2 acre area known as Pit 4 (see pictures on web site). This wall was cut 4 feet below the soil surface during backfilling of soils.
- 3) It would be cost effective, but not required, to design and construct buildings with passive vapor intrusion systems.
- 4) EPA treated and then backfilled 270,000 tons of soil on the property. The treatment process used thermal desorption which heated the soils to 900 degrees Fahrenheit. All of the organic material (IE., carbon) was removed leaving just the bare soil minerals (E.G., sand or clay particles). Construction engineers should consider doing various bearing ratio tests (e.g., California Bearing Ratio) as well as plasticity tests along with particle size analysis to determine the structural properties of these treated soils. The appropriate tests should be selected by the geotechnical consultants for the developer based on specifics of the planned reuse.