

Lammers Barrel Site Beavercreek, Ohio Revised Community Involvement Plan



June 2010

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1.0 INTRODUCTION

U.S. Environmental Protection Agency (EPA) prepared this revised Community Involvement Plan (CIP) for the Lammers Barrel Superfund site in Beavercreek, Greene County, Ohio. EPA previously prepared CIPs for the Lammers Barrel site in 1998 and 2002. To make sure, however, that the community's current concerns and information needs are considered as site activities progress, the CIP was revised again.

This revised CIP was prepared to support environmental investigation and cleanup activities at the site. Specifically, it reflects current community concerns, questions, and information needs as expressed during interviews conducted in October 2009. It also describes EPA's plan for addressing the community's concerns and keeping residents informed and involved in decisions regarding the site cleanup and reuse of the property after the cleanup.

1.1 Purpose of This Revised CIP

This revised CIP is intended to mutually benefit the Beavercreek community and EPA. It describes ways in which local residents and businesses can have a voice in the Lammers Barrel site cleanup process. It summarizes local residents' concerns about the site as expressed during in-person interviews with EPA in October 2009. It also presents EPA's plan and schedule for addressing community concerns through a variety of outreach and communication activities as site cleanup efforts progress.

EPA will use this document to guide its efforts to involve and communicate with residents and businesses in the Beavercreek area. EPA's goal is to engage in two-way communication and keep the concerns and interests of local residents at the forefront as site cleanup efforts progress.

EPA is releasing this draft document to the public for review and comment. If you have comments or questions about this draft revised CIP, please contact:

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1.2 Revised CIP Overview

This revised CIP contains the following remaining sections:

Section 2, Lammers Barrel Site Background, provides background information about the site's location and history.

Section 3, Community Background, profiles the economic and ethnic makeup of the community and summarizes the community's history and past involvement at the site.

Section 4, Community Concerns and Questions, presents information obtained from local residents during community interviews conducted in October 2009.

Section 5, EPA's Community Involvement Goals, describes EPA's plans and timeline for conducting site-specific activities to keep residents informed and involved during site cleanup activities.

Section 6, Resources At-A-Glance, lists people and places that can provide answers to questions community members may have about the site.

Appendix A, Site Information repository, Administrative Record and Public Meeting Locations, identifies places where community members can find more information on activities at the Lammers Barrel site.

Appendix B, List of Contacts and Interested Groups, provides a list of federal, state and local agencies and local community and environmental organizations.

Appendix C, List of Interview Questions, provides the list of questions EPA asked during interviews with local residents in October 2009.

Appendix D, List of Fact Sheets, lists Fact Sheets that EPA has created and distributed to local residents to explain planned and ongoing site activities.

Appendix E, Possible Reuse Options, provides a diagram of how the site may be reused after the cleanup is complete.

2.0 LAMMERS BARREL SITE BACKGROUND

This section describes the Lammers Barrel site, explains its location and summarizes its history.

2.1 Site Description

The Lammers Barrel site is a 2-acre vacant lot located at 3990 East Patterson Road in Beavercreek, Greene County, Ohio (See photos, right). It is bordered to the west by Grange Hall Road and to the south by East Patterson Road. An abandoned railroad right-of-way is located along the northern border. The property is divided into north and south portions by Little Beaver Creek, which flows from west to east through the site.

2.2 Site History and Cleanup

Exhibit 1 presents a timeline that summarizes the history of EPA's involvement at the Lammers Barrel site, which was formerly known as the Kohnen and Lammers Chemical Company. From 1953 until 1969 when it was destroyed by fire, the site was used as a chemical recycling facility that bought, sold and reclaimed all types of solvents. The site contaminants include trichloroethylene (TCE); methyl ethyl ketone (MEK); tetrachloroethene (PCE); 1, 1, 1-trichloroethane (1,1,1-TCA); aromatic hydrocarbons; aliphatic hydrocarbons; ketones; esters and alcohols.

In the mid-1980s, the Ohio Environmental Protection Agency (Ohio EPA) began sampling residential wells throughout Beavercreek. Based on these sampling results and additional investigations that followed, Ohio EPA and EPA took actions to remove the known threats to public health and the environment between 1985 and 2003.

These actions included extending county water lines to several homes in 1999, installing equipment to pump contaminated water from the ground and contaminated vapors from the soil, and the decision to conduct a more extensive, long-term investigation to assess cleanup options. In 2002, EPA began overseeing a long-term remedial investigation to determine whether chemicals at the site pose any risk to people or the environment.

The study represented a joint effort by 41 responsible parties who agreed to conduct and fund the investigation and evaluate cleanup options. Under EPA supervision, during the remedial investigation 39 ground water monitoring wells were installed and 29 soil samples were collected. Surface water and sediment samples were also collected from five locations along Little Beaver Creek. A feasibility study is currently underway to examine and compare various cleanup methods in terms of their effectiveness, cost, technology, ease or difficulty of implementation, whether the options meet federal and state regulations, and other criteria.

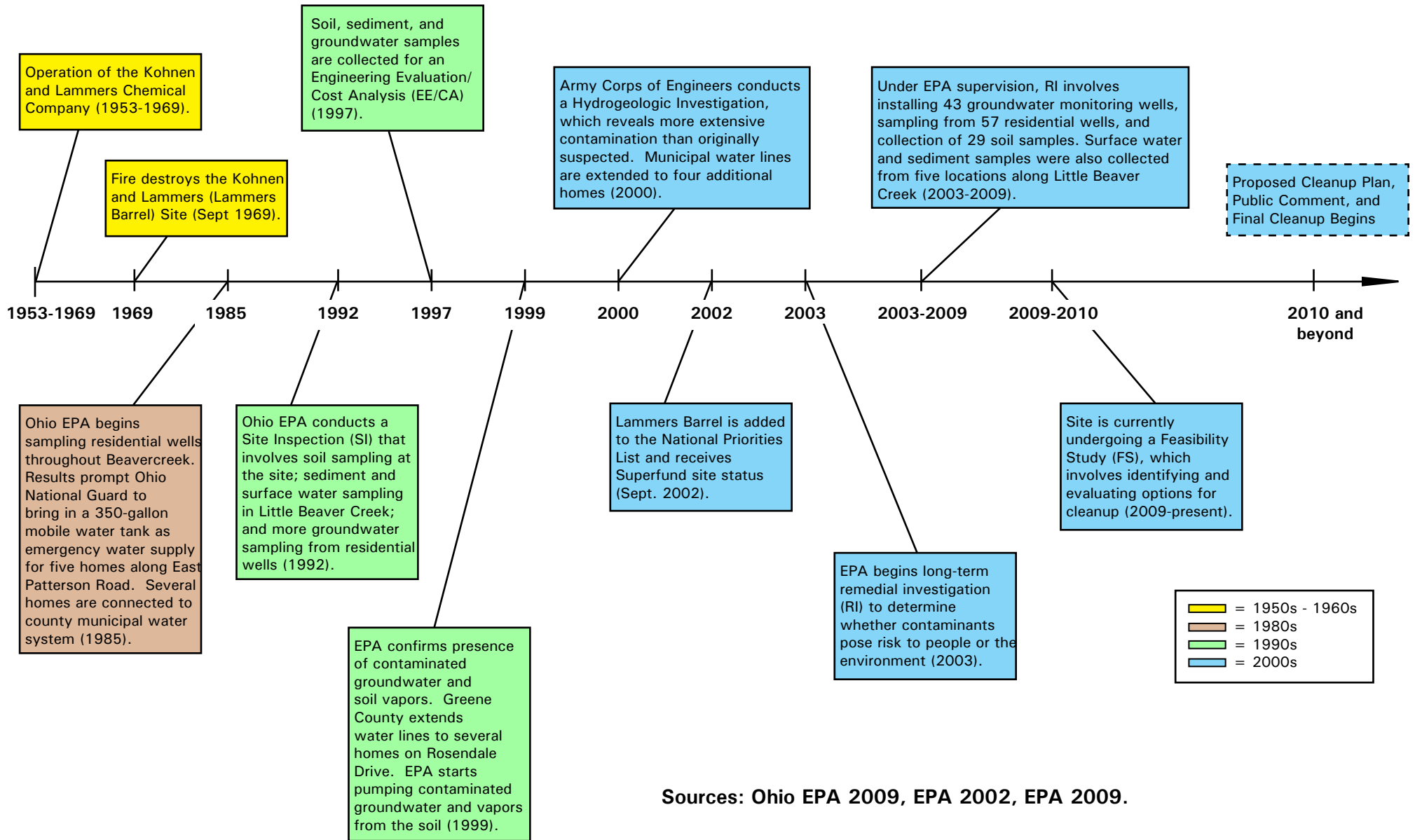


Site Location Map



Lammers Barrel Site

Exhibit 1. History of Lammers Barrel Site



Sources: Ohio EPA 2009, EPA 2002, EPA 2009.

3.0 COMMUNITY BACKGROUND

This section describes the Beavercreek community and summarizes the history of community involvement at the Lammers Barrel site.

3.1 Beavercreek Community Demographics

Beavercreek is a suburb of Dayton, Ohio, located 10 miles east of the Dayton metropolitan area. It covers over 27 square miles and is the largest city in the largest city in Greene County. Its northern border is adjacent to Wright Patterson Air Force Base.

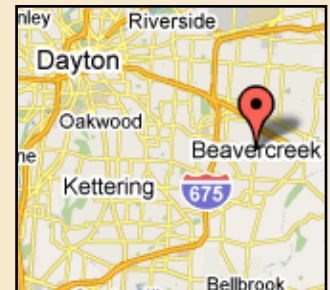
The population of Beavercreek was 37,984 in 2000, according to the U.S. Census Bureau. A more recent local estimate of 39,909 was reported in July 2008. Race in Beavercreek include 92.6 percent Caucasian non-Hispanic, 1.4 percent African American, 1.2 percent Asian Indian, 1.1 percent Hispanic, 0.9 percent Chinese, 0.6 percent Korean, and 0.5 percent American Indian (City-Data.com 2009).

The estimated median household income in Beavercreek was \$77,149 in 2007, compared to \$46,597 in the State of Ohio the same year. Approximately 2.5 percent of Beavercreek residents had incomes below the poverty level in 2007, compared to 10.6 percent in the State (City-Data.com 2009).

The Beavercreek area was originally a hunting ground prized by the Shawnee and Miami Indians. In the late 1700s, European settlers started arriving in the area, mainly along the shores of the Little Beaver and Big Beaver Creeks. Greene County was formed in the early 1800s with the Beavercreek Township as the first county seat (EPA 2002). The City of Beavercreek was incorporated on January 11, 1980.

The City Charter establishes a Council-Manager Form of government with an elected City Council, composed of a Mayor and six Council Members. The Council exercises legislative authority over the municipality, and council members are elected at-large to four-year revolving terms of office. The Council candidate receiving the most popular votes in each municipal election serves as Mayor for two years until the next election and as a Council Member for the remaining two years of office.

The City Council meets two times monthly, generally on the second and fourth Mondays. A City Manager is appointed by the City Council to direct and manage the municipal organization and to advise and assist the Council.



Map of Beavercreek



Downtown Beavercreek

3.2 Past Community Involvement Efforts

EPA, Ohio EPA and the Ohio Department of Health have supported outreach activities associated with the Lammers Barrel site throughout the years. Exhibit 2 summarizes site-specific community involvement efforts to date.

EPA's community involvement efforts have included speaking with community members, holding public meetings, publishing fact sheets, issuing update letters and press releases, and participating in local events (such as the 2009 Beaver Creek Popcorn Festival). EPA issued fact sheets to update the public on site cleanup efforts in February 1997, March 1998, June 1998, April 1999, October 2000, March 2001, September 2002, April 2003 and September 2009. These fact sheets and other site-related information can be accessed on the Agency's Web site, www.epa.gov/region5/sites/lammers.

In June 1998, local residents formed a Community Advisory Group (CAG) primarily to advise EPA and engage in discussions related to contamination in private wells. EPA and Ohio EPA representatives interacted with this group during its time in operation. According to residents, the CAG is no longer a functioning body. The group stopped meeting shortly after the site investigation and removal activities and related efforts to hook-up residences to the county water line in the early 2000s.

Most recently, EPA conducted interviews with local residents and elected officials in October 2009 and participated in a City Council meeting in January 2010, in preparation for compiling this revised CIP and to update people on the status of site activities. EPA also issued a question-and-answer fact sheet in April 2010 which provided answers to questions residents asked during the community interviews.

Additionally, EPA has established an information repository at the Beaver Creek Community Library, located at 3618 Dayton-Xenia Road in Beaver Creek. The repository contains site-related documents such as technical reports, sampling results, general information about EPA and the Superfund program, public meeting transcripts, press releases and other information. Repository documents are available for public review and photocopying during the library's hours of operation (see Appendix A).

The community interviews conducted in October 2009 represent EPA's continuing efforts to engage the community. More detail on these interviews can be found in Section 4 and Appendix C. Additional community involvement activities are discussed in Section 5.

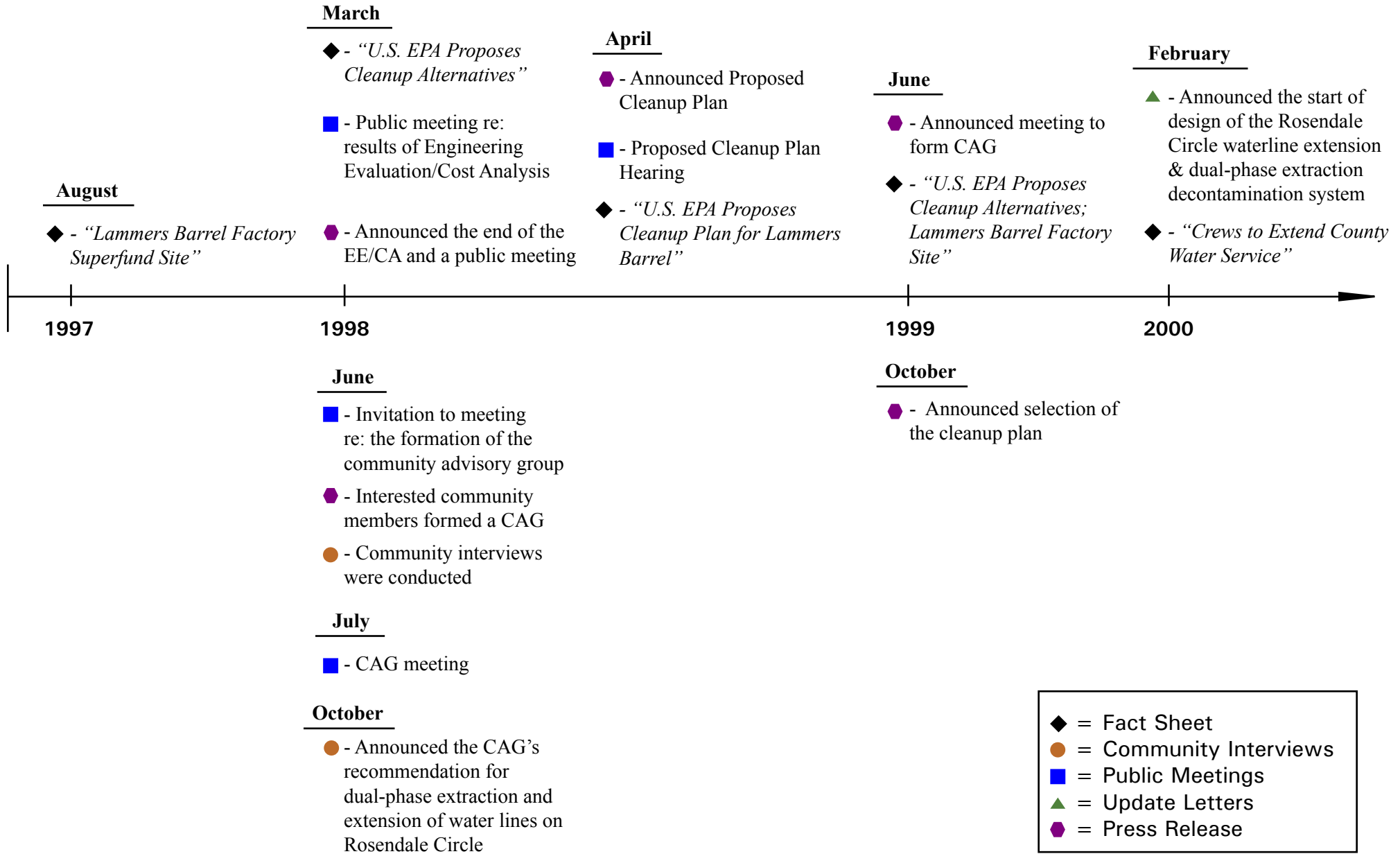


EPA speaks with residents at the 2010 Beaver Creek Popcorn Festival.



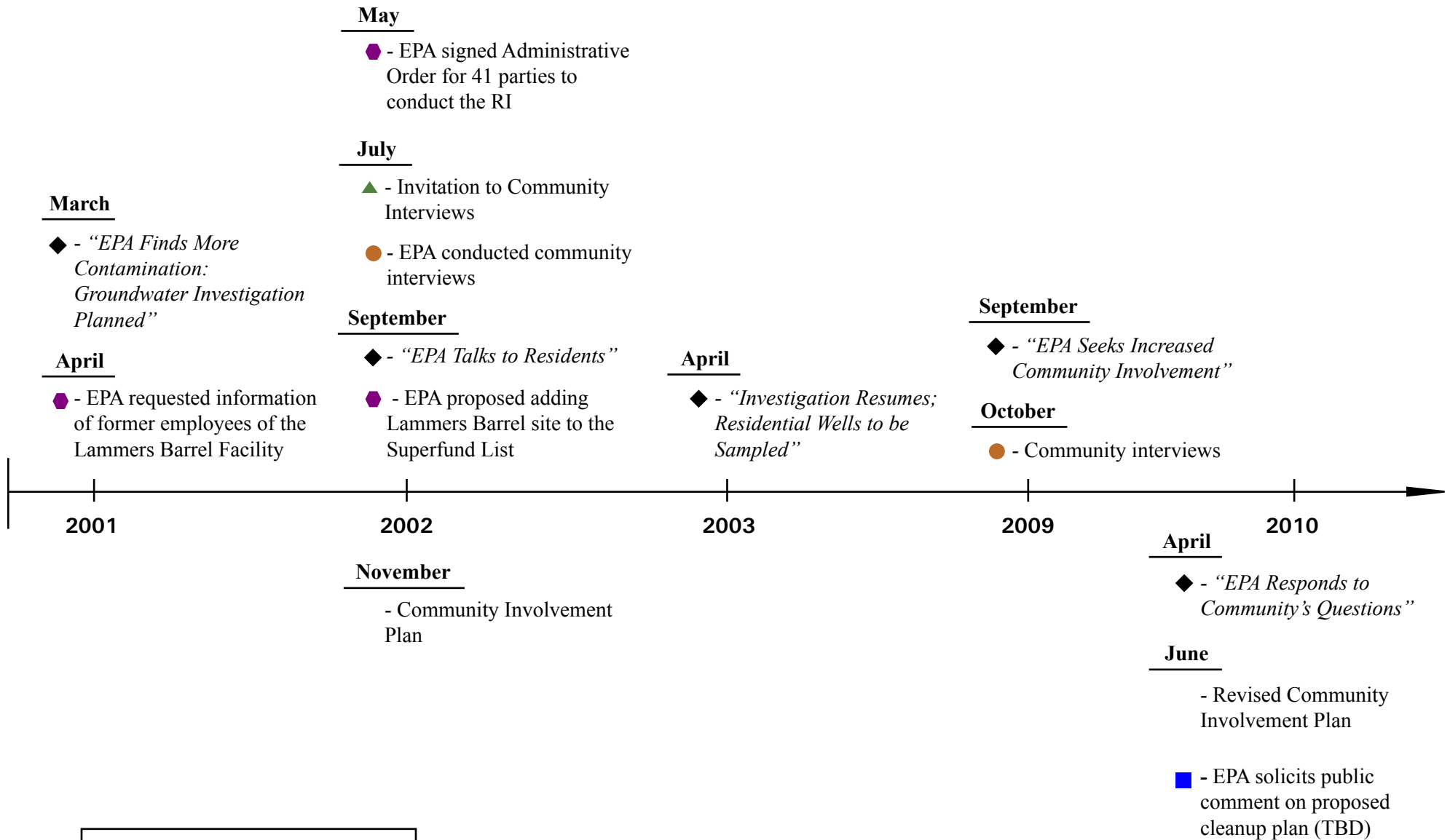
EPA attends city council meeting to discuss the site with council members.

Exhibit 2. Past Community Involvement at Lammers Barrel Site



- | | | |
|---|---|----------------------|
| ◆ | = | Fact Sheet |
| ● | = | Community Interviews |
| ■ | = | Public Meetings |
| ▲ | = | Update Letters |
| ◆ | = | Press Release |

Exhibit 2. Past Community Involvement at Lammers Barrel Site (continued)



- | | | |
|---|---|----------------------|
| ◆ | = | Fact Sheet |
| ● | = | Community Interviews |
| ■ | = | Public Meetings |
| ▲ | = | Update Letters |
| ◆ | = | Press Release |

4.0 COMMUNITY CONCERNS AND QUESTIONS

During mid-October 2009, EPA conducted interviews with approximately 25 Beaver Creek residents, local officials and members of local community organizations to identify their questions, concerns and information needs regarding the Lammers Barrel site. Appendix C contains a list of specific questions asked during the interviews. All of those interviewed wanted to know how contaminated the site is and what will be done to clean it up. The majority was also interested in reuse plans for the site and had specific ideas about how the site should be used after it is cleaned up.

The key concerns and questions raised during the community interviews are summarized below. EPA published a question-and-answer fact sheet to respond to specific questions asked during the interviews. The fact sheet was distributed to individuals on the site mailing list and is posted on EPA's Web site, www.epa.gov/region5/sites/lammers.

Note to readers: An attempt was made to accurately present the issues, concerns and questions expressed to EPA by local residents. Please be cautioned, therefore, that the statements contained in this section may, or may not, be factual.

4.1 Characteristics of the Groundwater Plume

Comments and questions about the groundwater plume arose repeatedly during the interviews. People primarily wanted to know where the plume is, how large it is, and in what direction it is moving. One resident stated that the data in a recent report by the Agency for Toxic Substances and Disease Registry (ATSDR) appeared to be conflicting. According to the resident, the ATSDR report said groundwater flows east and southeast from the site toward the Woodhaven residential subdivision; however, the report later said the groundwater plume was moving slowly east and southwest. Another resident wanted to know if EPA was taking any immediate action to prevent contamination from affecting groundwater.

Several people asked what was being done to contain and stop the spread of contamination. Specifically, they asked whether monitoring wells had been installed beyond the limits of the plume to monitor its movement.

A few residents expressed contrasting opinions, however, and said they were not concerned about the potential movement of the contaminated plume. For example, one such person said, "...even if it's moving toward my home, I'm not concerned because it would probably take at least 10 years to get there." For the most part, residents of this opinion also explained that technical backgrounds and knowledge of environmental issues largely shaped their opinions (one resident, for example, had worked many years as an environmental regulatory specialist for a private firm).



Council members and EPA discuss plans for site reuse after the cleanup.

"...What is EPA doing right now to prevent contaminants from going into the groundwater?"
--Beaver Creek resident
(during October 2009 interview with EPA)

Residents also asked whether the contaminants might be breaking down on their own naturally, over time (this is referred to as “natural attenuation”). Particularly, one resident asked for the results of the “natural attenuation evaluation” report conducted by the potentially responsible parties (PRPS). This report, he said, would explain how nature might take its course to remedy the groundwater plume on its own and how long the process would take.

4.2 Potential Health Effects

Opinions on whether the site poses a health risk were somewhat mixed. Many residents said they were very concerned about the effects of the contamination on their health. One person said, “...people may be drinking contaminated water and not even know it... because contamination levels that EPA considers ‘safe’ may not necessarily mean ‘no health effects.’”

Some residents questioned whether the site’s proximity to local wells could result in contaminated well water. One resident (who is a member of the Beaver Creek Environmental Advisory Group) said that the community’s health concerns seem to be focused on “past water quality issues” (before residents were hooked up to the County water line).

One local official stated that he was “not sure whether health concerns are [an immediate] issue.” He said the contamination “appears to be contained, but there is potential for its release at some point.” Similarly, other residents asked whether soil on properties across the street from the site had been tested. They wanted to know whether contamination from the site had spread (or had the potential to spread) beyond the 2-acre site. One resident asked, “Many people in the neighborhood are sick with cancer and other illnesses—is that because of the site?”

4.3 Effect On Drinking Water

Many residents said they get their drinking water from private wells, and they wanted to know if their water was contaminated. Many also asked if EPA could test (or in some cases re-test) their wells. Several individuals asked how the original determination was made to connect some residents near the site to City water but not others. Others pointed out that people are moving into the area without being told there’s a potential problem with the water.

One resident stated, “Ohio EPA tested my water years ago, but not for volatile organic compounds (VOCs) and other site contaminants. If you don’t know what to test for, those things don’t get analyzed.” This opinion was echoed by others, and the majority of those interviewed requested that EPA conduct more testing. In response, EPA has followed up with all residents who asked to have their water tested (or re-tested), and arrangements are underway to collect samples at each of those residences.

“I have well water. Is my water safe to drink? Can my well be tested?” --- Many residents asked this question during October 2009 interviews with EPA.



Wells similar to this have been installed to monitor water quality.

4.4 Effect On Air Quality

Some residents said they were living in Beaver Creek when the site explosion occurred in 1969. These individuals said they recalled loud noises, fire and smoke, and barrels “flying through the air” as a result of the explosion. They asked whether the process used to put out the fire could have made the contamination problem worse than it would have otherwise been. Several residents asked whether contaminant exposure pathways had been evaluated and whether vapors or fumes could seep into nearby homes.

4.5 Effect On Beaver Creek Habitat

Because the site is right next to Little Beaver Creek, protection of the creek, wetlands and natural habitat was a big concern for many residents who participated in interviews with EPA. In particular, many residents wanted to know whether site contaminants are causing harm to local wildlife (or if they have potential to do so in the future). One resident explained, “...lots of wildlife live in the area – deer, coyotes, rabbits – along the road that runs parallel to Beaver Creek,” and he asked, “Are they affected?”



Little Beaver Creek is adjacent to the site and attracts local wildlife.

One individual pointed out that local residents often refer to “Beaver Creek” and “Little Beaver Creek” synonymously, but they are not the same. He explained that Little Beaver Creek, which runs adjacent to the site, eventually flows into Beaver Creek.

4.6 Effect On Property Values

Many people expressed concern about property values in the area adjacent to the site. These residents stated that the “stigma” associated with Superfund sites can have negative effects on home prices and local businesses. Comments regarding property values are best summed up in the words of one resident who said, “This is a pretty wealthy area and people don’t want to draw attention to anything potentially negative that could bring property values down.”

Similarly, one resident expressed concern about a perceived “code of silence” throughout the community. She explained that although many neighbors have suffered “strange illnesses,” it is frowned upon to even discuss such matters because of the potential effect on property values.



EPA’s Tim Fischer explains EPA’s timeline and plans for site investigation and cleanup at meeting with local officials.

4.7 Length Of Time For Cleanup Process

Almost unanimously, those interviewed expressed concern about the length of time that has passed since contamination was first discovered at the site. They wanted to know when EPA was going to clean up the site.

One resident said, “It’s been 40 years since the fire and nothing has been done. When will EPA take action?” Another commented, “...sometimes regulatory agencies can be ‘overly zealous’ about meeting regulatory requirements without understanding what companies have to deal with in terms of budgets and financial constraints.” This resident explained that she had worked in the environmental industry for many years and she “saw first-hand” how the state and federal regulatory processes sometimes result in things “taking much longer and costing more.”

Some residents appeared upset, and many expressed frustration because “there have been studies after studies without any cleanup action. It’s been an ongoing wait-and-see thing,” said one local official, who said that it is “difficult to explain to people why it’s taking so long, and to explain the relationships between the responsible parties, contractors, and regulatory agencies because they’re unclear.” This local official thanked EPA for conducting in-person interviews and said the neighborhood around the site is “best served with face-to-face, in-person communication.”

One resident asked, “What does it take to ‘move’ EPA?” This person said a common perception is that people’s opinions don’t matter, and government agencies don’t care.

Several residents said there is a general cynicism about government agencies, which has an effect on people’s attitudes and opinions regarding the Lammers Barrel site. One resident who had been actively involved in the CAG said, “Enough dialogue. The Site needs to be cleaned up. We’re through talking. Just clean it up!”

4.8 Perceived Lack Of Information

During the interviews, people repeatedly thanked EPA for conducting the interviews and asking their opinions. Many said it had been years since they had heard anything about the site.

A Council member said, “people come to me for answers, so I need information.” This council member, along with the majority of those interviewed, said he would like to receive more frequent site updates and status reports.

Several residents said they did not have any information about the site, prior to receiving the EPA Fact Sheet entitled, EPA Seeks Increased Community Involvement, mailed in September 2009. People said they wanted to know “who the players are,” “what their roles are” and whether anyone was being held financially responsible for the cleanup, other than taxpayers. Some also asked EPA to explain the Superfund process.

EPA is working to formulate a plan for site reuse. Some of the hypothetical ideas under consideration for future uses of the property include:

- A groundwater treatment facility
- A park to include adjacent parking and bikeways
- A car wash
- A funeral parlor
- An office or industrial park with two 10,000-square ft. buildings

*See Appendix F for a Possible Reuse Scenario diagram

In response to the many questions asked during the October 2009 interviews, EPA prepared a question-and-answer fact sheet that was mailed to local residents, elected officials and businesses. The fact sheet was also posted on EPA's Web site and placed in the site information repository (see Section 5).

4.9 Site Reuse Plans

Virtually everyone interviewed in October 2009 asked what would happen to the property after it is cleaned up, and they had opinions regarding the site's future use. Some were concerned that little could be done with the property because, in their opinion, "it's an eyesore." Some said they would like the area to remain "green space," while others said they would like to see the land redeveloped as a wetland or small natural area.

Many said they would like to see the property used as a park or for something "wholesome" or recreational such as a bike or walking trail. Some also suggested using the area as a dog park.

A question related to this was whether funding would be available for the City to purchase the property after it is cleaned up. Concerns were also expressed regarding the types of uses that would be "appropriate" after the site is cleaned up (people with this concern generally questioned whether contamination would remain after the cleanup). One resident stated that green space is "all well and good ... but it doesn't matter what's on the property after the cleanup. What's important is whether it's contaminated."



EPA council members and technical experts discuss possible reuse options during January 2010 meeting.

5.0 EPA'S COMMUNITY INVOLVEMENT GOALS

Community involvement is the process of engaging in dialogue and collaboration with community members.

The goal of EPA's site-specific community involvement efforts is to achieve early and meaningful community participation during the site cleanup process. To that end, EPA is committed to:

- Encouraging and enabling community members to get involved.
- Listening carefully to what the community is saying.
- Taking the time needed to deal with community concerns.
- Changing planned actions where warranted, based on community input.
- Keeping the community well informed of ongoing and planned activities.
- Explaining to the community what EPA has done and why.

EPA has implemented, or will implement, the activities described below to meaningfully and actively engage the Beavercreek community in decisions regarding the cleanup of the Lammers Barrel site. The following plan is intended to provide opportunities for communication between the community and EPA, and address the key concerns and questions raised during the community interviews conducted in October 2009.

5.1 Specific Community Involvement Activities

To address community concerns and questions described in Section 4.0, EPA has conducted (or will conduct) the activities described below. Through these activities, EPA's goal is to inform, involve and engage the community during site cleanup decisions and efforts.

Designate an EPA Community Involvement Coordinator (CIC). Ms. Ginny Narsete is the primary liaison between EPA and the site community. Ms. Narsete serves as a point of contact for community members and fields general questions about the site. For technical site issues, Ms. Narsete coordinates with EPA's Remedial Project Manager (RPM) for the site, Mr. Tim Fischer.

Establish a toll-free number for residents to ask questions and receive information. Both Ms. Narsete and Mr. Fischer can be reached at 800-621-8431, weekdays from 9:30 a.m. to 5:30 p.m.

The goal is to improve the flow and ease of communication between EPA and the community. Residents can call this number as questions or concerns arise, rather than waiting for a public meeting or to receive written information. EPA publishes this toll-free number periodically in the local papers and in all fact sheets.

EPA has designated two people as primary site contacts for local residents:

Ginny Narsete, CIC
312-886-4359.

Tim Fischer, RPM
312-886-5787

They can both also be reached toll-free at 800-621-8431, weekdays 9:30 a.m. to 5:30 p.m.

Create and maintain a site-specific mailing list. EPA has created a mailing list that includes all residences and businesses within an approximate 1-mile radius of the site, and other interested parties who have requested to be kept informed about the site. The list is reviewed and revised periodically to keep it current.

EPA uses the site mailing list to distribute written information such as fact sheets. This is a way to ensure that those who do not have access to the Internet or other information sources still have a way to receive information about the site.

Establish and maintain a site-specific information repository. EPA has set up an information repository at the Beaver Creek Community Library, located at 3618 Dayton-Xenia Road in Beaver Creek. The repository is a reference collection of site information available to the public for reading and photocopying. Repository documents include fact sheets, technical reports, the CIP, information about EPA's Technical Assistance Grant Program, general Superfund information, and other documents. EPA adds new document about the site as they become available.

Information repositories provide residents with local access to site information in forms that can be easily read and photocopied for future use.

Write and distribute news releases and public notices. EPA has released announcements to local newspapers, such as the *Beaver Creek News-Current* and the *Dayton Daily News*; and local television and radio stations (see Appendix B) to provide information about events such as public meetings or opportunities for public comment.

News releases allow EPA to reach large audiences quickly. They are posted on EPA's Web site, www.epa.gov/region5/sites/lammers. EPA typically publishes news releases and public notices to announce major events such as comment periods, public meetings, and major milestones such as the selection of a cleanup remedy.

EPA will continue to issue news releases and public notices as site activities progress. For example, when the feasibility study is complete and EPA issues its proposed cleanup plan, an announcement will be placed in a local newspaper to inform residents of opportunities to comment on the proposed cleanup plan and to announce the date, time and location of a public meeting to discuss the proposed plan

Prepare and distribute fact sheets and site updates. EPA has produced fact sheets and update reports, written in non-technical language and produced to coincide with site milestones (such as completion of the feasibility study). EPA will continue to produce fact sheets and updates as site cleanup efforts progress.

To make it convenient for local residents to view site-related information, EPA has placed site information at the Beaver Creek Community Library, 3618 Dayton-Xenia Road.

EPA is reorganizing and updating the repository to make it more user-friendly and will continue to place relevant information in the repository as site activities progress.

EPA uses these written mechanisms to provide the community with detailed information in a relatively quick, simple and easy-to-understand manner. In addition to being distributed to individuals on the site mailing list, fact sheets and site updates are also placed in the information repository and posted on EPA's Web site, www.epa.gov/region5/sites/lammers.

Establish and maintain the Administration Record. EPA has created and placed the Lammers Barrel site Administrative Record at the Beaver Creek Community Library and will update it as necessary. The Administrative Record provides residents with a paper trail of all documents EPA relied on, or considered, to reach decisions about the site cleanup.

Keep the CIP updated. EPA issued CIPs in 1998 and 2002. This revised CIP is the latest update that presents EPA's plan to enhance community input and engagement in key decisions regarding the Lammers Barrel site. Before the cleanup is complete, EPA may revise the CIP again if the community's concerns or information needs change.

Hold public meetings. Public meetings allow a forum for EPA to share information, and for community members to express their concerns about the site to EPA, state or local government officials in a group setting. Meeting formats can vary from formal to informal or even an "open house" arrangement, and all can be effective depending on the objective and the information being shared.

EPA held public meetings in March, June and July 1998; and in April 1999 at the Beaver Creek Council Chambers to present site-specific information and solicit community input on a proposed course of action. In February 2010, EPA's CIC, Ms. Ginny Narsete, and RPM, Mr. Tim Fischer, informally met with City Council members to provide an update on planned and ongoing activities.

EPA will hold a formal public meeting to explain its proposed cleanup plan in 2010. At this meeting, residents will hear a presentation from EPA and will have an opportunity to ask questions and provide comments on the proposed plan. A verbatim transcript will be created and placed in the site information repository. Additional meetings will be held as warranted or in response to the community's request if feasible.

Encourage formation of a Community Advisory Group (CAG). In mid-1998, a group of residents formed a CAG to give community members a voice and allow them to actively participate in site cleanup decisions. The CAG has not met since 1998, however, there are other groups in the community (such as the Beaver Creek Environmental Advisory Group) that could serve as a valuable environmental information resource for residents.

An Administrative Record is required for all Superfund sites.

The Administrative Record is specifically created to include information EPA relied on or considered as part of its site cleanup decision process.

Administrative Records typically contain documents that are more technical and legal in nature.

The Lammers Barrel Administrative Record is kept at:
Beaver Creek Community Library, 3618 Dayton-Xenia Road.

What is a CAG?

A CAG is a Community Advisory Group that can give local residents a "voice" and provide a public service to the rest of the community by allowing participation in decisions regarding the site. CAGs can serve as a "trusted source" of information for communities.

Provide Technical Assistance Grant (TAG) information. TAGs provide federal resources for community groups to hire technical advisors who can help them interpret technical information about the site (such as sampling results or site investigation plans). EPA will continue to provide information about the TAG program at public meetings and in site fact sheets and other written publications.

Make informal visits to the community. The CIC and RPM have made occasional visits to the Beaver creek area to meet with residents and local officials, and will continue to do so to keep community members informed about ongoing and planned site activities. Informal visits provide a forum for EPA to interact one-on-one with individuals or small groups and respond directly to questions and concerns.

Solicit input during public comment periods. EPA holds public comment periods to give community members an opportunity to review and comment on key decisions. Before EPA selects a final cleanup plan for the Lammers Barrel site, the Agency will hold a public comment period to allow interested residents an opportunity to review and comment on its proposed plan. EPA will consider the community's input before selecting a final cleanup plan. EPA's response to public comments will be summarized in a document called a responsiveness summary, which will be placed in the site information repository and made available on EPA's Web site.

Participate in meetings of local community groups. EPA may offer speakers to local organizations, business clubs, and schools as another means of communicating important information to local residents.

These meetings can be an effective, convenient way for EPA to interact with the community, convey information and solicit questions and input from targeted groups. By attending previously scheduled community meetings, EPA allows residents to participate without having to disrupt or change their schedules.

Conduct public teleconference calls, if warranted. The RPM and CIC may organize public teleconference calls to discuss important ongoing or planned technical milestones. The day, time and agenda would be announced in sufficient time to allow residents to "sign up." A pre-set number of dedicated "800" phone lines would be arranged for residents' participation. Public teleconferences are one of many ways to allow a large number of residents to receive information, ask questions and express their views without having to leave their homes or offices to do so.

Plan or participate in community events. EPA sponsored a booth at the Beavercreek Popcorn Festival in September 2009, during which the CIC met with community members to discuss the Lammers Barrel site. Other community events

What is a TAG?

A Technical Assistance Grant (TAG) provides federal money for activities to help communities participate in decision making at eligible Superfund sites. Local residents typically use TAG funds to hire independent technical advisors to interpret and help the community understand technical site information.



EPA CIC, Ginny Narsete, at the 2009 Beavercreek Popcorn Festival

that EPA may organize or participate in include the following:

Ice cream social. This informal event, held at a convenient location and time, could be used to attract families, especially those with children, who are interested in how the site affects them but would not attend a public meeting or formal event.

Site tours. The CIC or RPM may organize site tours to allow community members to walk through and learn more about cleanup activities and plans for future site use.

Movie night. To allow community members an opportunity to meet the CIC and RPM in an informal setting and learn about ongoing and planned site activities, a “movie night” could be planned for residents to gather and view an educational film on aspects of the site cleanup or general topics such as hazardous waste prevention. Community members could also have an opportunity to talk informally with representatives from EPA, ATSDR, or local organizations about environmental cleanup issues, potential health effects, site reuse, and other related topics of interest.

Evaluate community involvement and outreach efforts and make adjustments as warranted. Throughout the site cleanup process, EPA will assess the effectiveness of its efforts to implement the activities outlined in this revised CIP. EPA may make revisions to its community outreach methods and approaches, and may implement additional activities not mentioned in this revised CIP, based on feedback from residents and local officials.



Residents gather at EPA booth to get information and talk to EPA staff.

5.2 Timeframe For Conducting the Activities

The following table presents the general timeframe for the activities described in Section 5.1.

ACTIVITY	TIMEFRAME
Designate an EPA Community Involvement Coordinator (CIC)	Done
Provide a toll-free “800 number”	Done; publish on written materials
Create and maintain a site mailing list	Done; update as needed
Establish and maintain an information repository	Done; update as needed
Write and distribute news releases	Ongoing as needed
Prepare and distribute fact sheets and site updates	Quarterly, or as warranted
Establish and maintain the site administrative record	Done; update as needed
Keep the CIP updated	Before the cleanup begins and as needed
Hold public meetings	As needed
Hold public meetings	As needed
Encourage formation of a Community Advisory Group (CAG)	Ongoing
Provide Technical Assistance Grant (TAG) information	Ongoing
Make informal visits to community	As needed
Solicit community input during public comment periods	When proposed cleanup plan is completed
Participate in meetings of local groups	As requested and feasible
Conduct public teleconference calls	As requested and feasible
Plan or participate in community events	Quarterly if feasible, or as warranted
Evaluate communication efforts	Periodically throughout cleanup process

5.3 Evaluating the Efforts

At key milestones during cleanup, EPA will revisit its community involvement program for the Lammers Barrel site. Members of the community may be asked to provide input on EPA's efforts to reach out to local residents and keep them engaged and involved in cleanup decisions. EPA may make ongoing adjustments to its communication methods, as well as the frequency of communication, as warranted throughout the site cleanup process based on feedback from the community.

6.0 RESOURCES AT A GLANCE

IF YOU HAVE QUESTIONS ABOUT:	PLEASE CONTACT:
General information regarding the Lammers Barrel site	Ginny Narsete, EPA CIC, 312-886-4359; 800-621-8431; Narsete.virginia@epa.gov
Specific technical questions regarding the site cleanup or methods involved	Tim Fischer, EPA RPM, 312-886-5787; 800-621-8431; fischer.timothy@epa.gov
Ohio EPA's involvement at the site	Scott Glum, Ohio EPA Site Coordinator, 937-285-6065; scott.glum@epa.state.oh.us
Technical Assistance Grants and how to establish a TAG	Susan Pastor, EPA Region 5 TAG Coordinator pastor.susan@epa.gov, or visit: http://www.epa.gov/superfund/community/tag/index.htm
Community Advisory Groups and how to establish a CAG	Ginny Narsete, EPA CIC, 312-886-4359; 800-621-8431; or visit: http://www.epa.gov/superfund/community/cag/index.htm
General matters pertaining to drinking water and water for domestic uses (e.g. wells and water treatment)	EPA Office of Water Management; Safe Drinking Water Hotline, 800-426-4791
Treatment, storage or disposal violations of currently operating facilities	EPA Resource Conservation and Recovery Act (RCRA) Enforcement Division http://www.epa.gov/epawaste/inforesource/online/index.htm Ohio EPA Division of Hazardous Waste Management: http://chagrin.epa.ohio.gov/sedo/dhwm.htm , or 740-380-5292
Potential risks to human health or the environment from specific chemicals	Agency for Toxic Substances & Disease Registry (ATSDR) http://www.atsdr.cdc.gov or cdcinfo@cdc.gov
Chemicals leaching into the water supply, including phosphates, nitrates, and heavy metals, such as lead, magnesium, and iron	Ohio Division of Drinking and Ground Waters (Water Management) 614-644-2752
Air quality concerns including stationary sources in cities	EPA Office of Air Quality, http://www.epa.gov/oar/oaqps or, Mark Shanahan, Ohio EPA, 614-224-3383 or Mark.shanahan@aqda.state.oh.us
Counties who produce or use services that generate hazardous waste	EPA Oil Pollution Prevention & Response Program; EPA Office of Prevention, Pesticides, and Toxic Substances (OPPTS): http://www.epa.gov/oppts or 202-564-2902
Spills or dumps into water resources (including rivers, streams, ponds or lakes); and Runoff from local farms	Greene County Fish and Game Association: http://www.gcfng.com or 937-372-8261 Greene County Health Department http://www.gcchd.org or 937-374-5600
Fish advisories and concerns about the health of fish	Local or county Health Departments; Fish and Wildlife Service (see above)
General questions about the status of the Lammers Barrel site cleanup or upcoming meetings	Dave Beach Beavercreek Public Services Administration Director 937-427-5540 or Beach@ci.beavercree.oh.us

APPENDIX A

Site Information Repository, Administrative Record and Public Meeting Locations

Site Information Repository

The information repository is located at:

Beavercreek Community Library
3618 Dayton-Xenia Road
Beavercreek, OH 45432

Library Hours: Monday-Thursday, 10 a.m. to 9 p.m.; and Fridays, 10 a.m. to 6 p.m.

You may also view site-related documents at: www.epa.gov/region5/sites/lammers

Administrative Record

The site administrative record is located at:

Beavercreek Community Library
3618 Dayton-Xenia Road
Beavercreek, OH 45432

Library Hours: Monday-Thursday, 10 a.m. to 9 p.m.; and Fridays, 10 a.m. to 6 p.m.
Contact: Toni White or Betty Hurst

U.S. EPA Region 5 Records Center
77 W. Jackson Blvd., 7th Floor
Chicago, IL 60604-3590
Telephone: 312-886-0900

Hours: Monday-Friday, 8 a.m. to 4 p.m.

Possible Public Meeting Locations

Beavercreek Council Chambers
Beavercreek City Hall
1368 Research Park Drive
Beavercreek, OH 45432
Telephone: 937-426-5100
Contact: Mike Frasier (also cable access Station 10, Producer)
Capacity: 60



Appendix B

List of Contacts and Interested Groups

Federal Elected Officials

U.S. Senator Sherrod Brown
713 Hart Senate Building
Washington, DC 20510-3503
Phone: 202-224-2315
Fax: 202-228-6321
Web: brown.senate.gov

Cincinnati Office
425 Walnut Street, Suite 2310
Cincinnati, OH 45202
Phone: 513-684-1021
Fax: 513-684-1029

U.S. Senator George Voinovich
524 Hart Senate Building
Washington, DC 20510-3504
Phone: 202-224-3353
Fax: 202-228-1382
Web: voinovich.senate.gov

Cincinnati Office
36 East 7th Street, Room 2615
Cincinnati, OH 45202
Phone: 513-684-3265
Fax: 513-684-3269

U.S. Representative Michael Turner
Ohio 3rd District
1740 Longworth House Office Building
Washington, DC 20515-3503
Phone: 202-225-6465
Fax: 202-225-6754
Web: turner.house.gov

Dayton Office
120 West Third Street, Suite 305
Dayton, OH 45402
Phone: 937-225-2843
Fax: 937-225-2752

U.S. Representative Steve Austria
Ohio 7th District
1641 Longworth House Office Building
Washington, DC 20515-3507
Phone: 202-225-4324
Fax: 202-225-1984
Web: austria.house.gov

Springfield Office
5 West North Street, Suite 200
Springfield, OH 45504
Phone: 937-325-0474
Fax: 937-325-9188

U.S. Representative John Boehner
Ohio 8th District
1011 Longworth House Office Building
Washington, DC 20515-3508
Phone: 202-225-6205
Fax: 202-225-0704
Toll-free: 1-800-582-1001
Web: johnboehner.house.gov

Troy Office
12 South Plum Street
Troy, OH 45373
Phone: 937-339-1524
Fax: 937-339-1878

Governor Ted Strickland
Governor's Office
Riffe Center, 30th Floor
77 South High Street
Columbus, OH 43215-6108

Phone: 614-466-3555
Fax: 614-466-9354
Web: www.governor.ohio.gov

State Senator Frederick Strahorn
Ohio 5th District
128, First Floor Senate Building
Columbus, OH 43215

Phone: 614-466-6247
Fax: 614-644-6164
Web: www.ohiosenate.gov/fred-strahorn.html

State Senator Jon Husted
Ohio 6th District
34, Ground Floor Senate Building
Columbus, OH 43215

Phone: 614-466-4538
Fax: 614-466-7662
Web: www.ohiosenate.gov/jon-husted.html

State Senator Christopher Widener
Ohio 10th District
41, Ground Floor Senate Building
Columbus, OH 43215

Phone: 614-466-3780
Fax: 614-466-7662
Web: www.ohiosenate.gov/chris-widener.html

State Representative Terry Blair
Ohio 38th District
77 S. High Street, 11th Floor
House of Representatives
Columbus, OH 43215-6111

Phone: 614-466-6504
Fax: 614-719-6966
E-mail: district38@ohr.state.oh.us

State Representative Clayton Luckie
Ohio 39th District
77 S. High Street, 13th Floor
House of Representatives
Columbus, OH 43215-6111

Phone: 614-466-1607
Fax: 614-719-6967
E-mail: district39@ohr.state.oh.us

State Representative Jarrod Martin
Ohio 70th District
77 S. High Street, 11th Floor
House of Representatives
Columbus, OH 43215-6111

Phone: 614-644-6020
Fax: 614-719-3970
E-mail: district70@ohr.state.oh.us

Federal and State Agency Staff

Ginny Narsete
Community Involvement Coordinator
U.S. EPA Region 5
Superfund Division
77 W. Jackson Boulevard (SI-7J)
Chicago, IL 60604-3590

Phone: 312-886-4359 or
800-621-8431
E-mail: narsete.virginia@epa.gov

Tim Fischer
Remedial Project Manager
U.S. EPA Region 5
Superfund Division
77 W. Jackson Boulevard (SR-6J)
Chicago, IL 60604-3590

Phone: 312-886-5787 or
800-621-8431
E-mail: fischer.timothy@epa.gov

Scott Glum, Site Coordinator
Ohio EPA, Southwest-District Office
401 E. Fifth Street
Dayton, OH 45402

Phone: 937-285-6065
E-mail: scott.glum@epa.state.oh.us

Local Elected Officials

Mayor Scott Hadley

Phone: 937-426-8437
E-mail: hadley@ci.beavercreek.oh.us

Vice Mayor Brian Jarvis

Phone: 937-431-0738
E-mail: jarvis@ci.beavercreek.oh.us

Council Member Julie Vann

Phone: 937-429-5773
E-mail: vann@ci.beavercreek.oh.us

Council Member Phyllis Howard

Phone: 937-427-2722
E-mail: howard@ci.beavercreek.oh.us

Council Member Vicki Giambrone

Phone: 937-427-0040
E-mail: giambrone@ci.beavercreek.oh.us

Council Member Gerald (Gerry) Petrak

Phone : 937-426-1646
E-mail : petrak@ci.beavercreek.oh.us

Council Member Debborah Wallace

Phone: 937-320-9077
E-mail: wallace@ci.beavercreek.oh.us

Public Administrative Services Director
David Beach

Phone : 937-427-5540
Fax : 937-431-5023
E-mail : Beach@ci.beavercreek.oh.us

City Hall (General)
1368 Research Park Drive
Beavercreek, OH 45432

Phone: 937-426-5100
Fax: 937-427-5544

Local Organizations

Beaver Creek Wetlands Association
P.O. Box 42
Alpha, Ohio 45301-0042

Phone: 937-320-9042
E-mails:
president@beavercreekwetlands.org
(Susie Scott, President BCWA)
technical@beavercreekwetlands.org
(Jim Amon, Technical Advisor)
Web: www.beavercreekwetlands.org

Little Beaver Creek Land Foundation
130 Maple Street
Lisbon, OH 44432

Phone: 330-420-9507
Fax: 330-424-0577
E-mail: lbutch@gmail.com (Lisa
Butch, Watershed Coordinator)
Web: www.littlebeavercreek.com

Sierra Club
Ohio Chapter, Miami Group
515 Wyoming Avenue
Cincinnati, OH 45215

Phone: 513-861-4001
Web: www.ohio.sierraclub.org/miami

Local Media

Newspapers

Beavercreek News-Current
30 S. Detroit Street
Xenia, OH 45385

Phone: 937-294-9000
Web: www.tcnewsnet.com/main.
asp?SectionID=18

Phone: 937-222-5700
Web: www.daytondailynews.com

Phone: 937-222-5700
Web: www.daytondailynews.com

Radio

Clear Channel Dayton
WMMX-FM
WTUE 104.7 FM
WXEG 103.9 FM
WLQT 99.9 FM
WDKF-FM
WONE-AM
WMMX 107.7 FM
THE X @ 103.9
99.9 LITE FM
CHANNEL 945
106.5 THE BULL
WONE 980 AM
101 Pine Street
Dayton, OH 45402

Phone: 937-224-1137
Fax: 937-224-5015
Web: www.ccdayton.com

WBZI 1500 AM
23 E. 2nd Street
Xenia, OH 45385

Phone: 866-372-3531
Fax: 937-372-3508
Web: myclassiccountrty.com

WDPR 88.1 FM
Dayton Public Radio, Inc.
125 N. Main Street
Dayton, OH 45402

Phone: 937-496-3850
Fax: 937-496-3852
Web: <http://dpr.org>

WUDR 98.1 FM
University of Dayton
300 College Park
Dayton, OH 45469-2060

Phone: 937-229-3058
Web: wudr.udayton.edu

WWSU 106.9 FM
Wright State University
Student Union 018

Phone: 937-775-5554
Web: www.WWSU1069.com

WING 1410 AM
Main Line Broadcasting
717 E. David Road
Dayton, OH 45429

Phone: 937-294-5858
Web: wingam.com

WHIO 1290 AM
1414 Wilmington Avenue
Dayton, OH 45420

Phone: 937-259-2111
Fax: 937-259-2168
Web: newstalkradiowhio.com

WDAO 1210 AM
1012 W. 3rd Street
Dayton, OH 45420

Phone: 937-222-9326
Fax: 937-461-6100
Web: www.wdaoradio.com

WHKO 99.1 FM
1414 Wilmington Ave
Dayton, OH 45420

Phone: 937-259-2111
Fax: 937-259-2168
Web: k99online.com

Television

Beavercreek Cable Channel 5
1368 Research Park Drive
Beavercreek, OH 45432

Phone: 937-426-5100 Ext. 342
Fax: 937-427-5544
Web: ci.beavercreek.oh.us/city-offices/beavercreek-media/

WDTN-TV 2 (NBC)
4595 South Dixie Drive
Dayton, OH 45439

Phone: 937-293-2101
Fax: 937-294-6542
Web: www.wdtn.com

WHIO Channel 7 (CBS)
1414 Wilmington Avenue
Dayton, Ohio 45420

Phone: 937-259-2111
Fax: 937-259-2005
E-mail: 7online@whiotv.com
Web: www.whiotv.com

WRGT Channel 45 (FOX)
AKEF Channel 22 (NBC)
45 Broadcast Plaza
Dayton, Ohio 45408

Phone: 937-263-4500
Fax: 937-268-5265
Web: www.fox45.tv and www.abc.daytonsnewssource.com

WPTD Channel 16
Public Broadcasting Station
110 S. Jefferson Street
Dayton, OH 45402

Phone: 937-220-1600
Fax: 937-220-1642
Web: www.thinktv.org

Appendix C

List of Interview Questions

Community Interviews (October 2009)

1. What is your understanding of the environmental problems at the Lammers Barrel site?
2. What would you like to know about the site?
3. How would you like to be involved in the decision making process regarding site cleanup?
4. Do you have any thoughts or concerns about future uses of the property once the cleanup is complete?
5. What are your concerns about the site (i.e., environmental or health or economic)?
6. How do you believe you are directly affected by the contaminants at the site?
7. Have you contacted anyone to express your concerns? If so, who? Were they helpful?
8. What is your perception of EPA – do you view EPA as credible? Trustworthy?
9. What government agencies, or non-government organizations, do you view as most credible when it comes to environmental issues?
10. In your opinion, how do others in the community perceive EPA? Ohio EPA?
11. How do you stay informed about local events and activities? (what are your main sources of information, including radio and TV stations and newspapers?)
12. How would you like to be kept informed about the Lammers Barrel site as investigation and cleanup efforts progress? (check all applicable)

US Mail?

E-mail? (if yes, can we have your email address?)

Local TV or radio (which TV, radio stations are best)?

Local newspapers (which ones are best)?

Local organizations (which ones)?

Public meetings

Internet (i.e., EPA Website)?

Toll-free number?

13. EPA has established an information repository at the Beavercreek Community Library on Dayton-Xenia Road. The repository contains information about the site. Have you ever visited the repository? If not, how likely are you to visit the repository in the future to get information about the site?

14. How frequently would you like to receive information about the site? (i.e., quarterly? Every 2 months? Only when significant milestones are completed?)

15. In your opinion, what would be the best location(s) for EPA to hold public meetings about the site? And, how frequently should meetings be held?

16. Are you aware of any media coverage about the site? If so, how would you describe the coverage?

17. Is there anyone else you think we should interview?

Appendix D

List of Fact Sheets

August 1997 – Lammers Barrel Factory Superfund Site

<http://www.epa.gov/region5/sites/lammers/pdfs/lammers199708.pdf>

March 1998 – U.S. EPA Proposes Cleanup Alternatives; Lammers Barrel Factory Site
<http://www.epa.gov/region5/sites/lammers/pdfs/lammers199803.pdf>

June 1998 – Lammers Barrel Factory Superfund Site; Community Advisory Group (CAG)
<http://www.epa.gov/region5/sites/lammers/pdfs/lammers199806.pdf>

April 1999 – U.S. EPA Proposes Cleanup Plan for Lammers Barrel
http://www.epa.gov/region5/sites/lammers/pdfs/lammers_cleanup199904.pdf

October 2000 – Crews to Extend County Water Service
http://www.epa.gov/region5/sites/lammers/pdfs/lammers_200010.pdf

March 2001 – EPA Finds More Contamination: Groundwater Investigation Planned
http://www.epa.gov/region5/sites/lammers/pdfs/lammers_200103.pdf

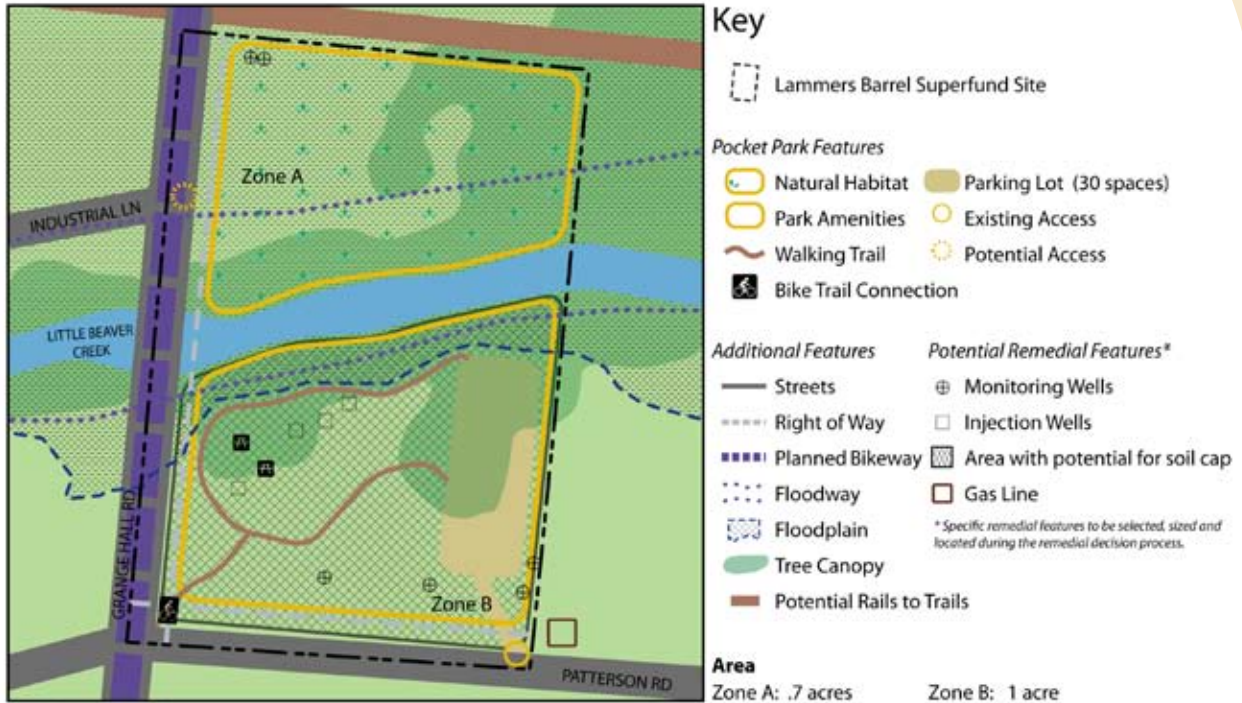
September 2002 – EPA Talks to Residents
http://www.epa.gov/region5/sites/lammers/pdfs/lammers_200209.pdf

April 2003 – Investigation Resumes; Residential Wells to be Sampled
<http://www.epa.gov/region5/sites/lammers/pdfs/lammers200304.pdf>

September 2009 – EPA Seeks Increased Community Involvement
<http://www.epa.gov/region5/sites/lammers/pdfs/fs-200909.pdf>

April 2010 – EPA Responds to Community’s Questions
<http://www.epa.gov/region5/sites/lammers>

Possible Reuse Options: Pocket Park



Pocket Park (DRAFT)

Lammers Barrel Site Reuse Characterization
 Beavercreek, Ohio
 August 2009

