

PUBLIC NOTICE

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Blackstone Valley Preparatory School D. E. M. / O. W. M.

52 Broad Street, A.P. 2 Lot 26

Cumberland, Rhode Island 2014 MAR 21 PM 2 16

March 20, 2014

In accordance with the Rhode Island Department of Environmental Management's (RIDEM's) Rules and Regulations for the Investigation and Remediation of Hazardous Material Releases (the Remediation Regulations), and the Industrial Property Remediation and Reuse Act (Rhode Island General Law 23-19.14, Section 11), Pare Corporation (PARE), on behalf of Civic Broad Street Corporation (Owner), is providing notice to abutters that remedial activities will commence at the above-listed neighboring property, Blackstone Valley Preparatory School, after Public Notice has been completed and a Remedial Action Work Plan has been approved by the RIDEM. The property is further designated as Plat #2 Lot #26 of the Town of Cumberland Tax Assessor's plat maps. The RIDEM has determined that the property must be brought into compliance with the Remediation Regulations.

The property is currently under construction as part of the Blackstone Valley Preparatory School project. During construction of the new school, contaminated soil was discovered in the vicinity of an old building foundation at the property. As a result of this discovery, a limited subsurface investigation was performed at the site, which included excavation, removal, stockpiling, sampling, and chemical analysis of the impacted soil. A supplemental investigation was completed to identify if the site had been impacted by hazardous materials or petroleum products beyond the contamination identified above. PARE evaluated the nature and extent of contaminants present at the site in accordance with the requirements of the Remediation Regulations. Based on the results of the investigation, which included a soil boring program, a test pit program, and soil chemical analytical testing, a preferred remedial measure was developed for RIDEM review and approval. PARE utilized RIDEM's Residential Direct Exposure Criteria (R DEC) published in the Remediation Regulations to evaluate soil data collected as part of the site investigation. The R DEC is the RIDEM's most stringent soil criteria for the protection of human health and the environment. For areas outside of the proposed school footprint with reported contaminant concentrations of polycyclic aromatic hydrocarbons (PAHs) and lead above this regulatory threshold, soil will be excavated until contaminant concentrations are no longer present at the site above the R DEC. At this time, soil observed to contain obvious signs of contamination (i.e., dark black color, strong petroleum odor) at two locations has already been excavated and encapsulated in polyethylene sheeting on site and is scheduled for off-site removal and disposal at the Rhode Island Resource Recovery Corporation's Central Landfill in Johnston, RI. Soil with PAH concentrations above the R DEC and Industrial/Commercial DEC identified within the proposed school building footprint will be encapsulated in place utilizing the building foundation as an engineered control over the contaminated soil, which is a common remedial technique used on similar sites in Rhode Island. In addition, even though vapor intrusion from these chemicals is considered to be an insignificant issue, a vapor barrier and passive sub-slab ventilation system will be installed beneath the building, as originally proposed. An environmental land use restriction will also be implemented with the property deed restricting future soil disturbance below the school building.

There is a 14-day comment period, commencing with the date of this notice, during which the public may review RIDEM records pertaining to this property and submit written comments regarding the technical feasibility of the preferred remedial alternatives. Should you require additional time for review, a request for an extension of the comment period may be made to the RIDEM. Requests must be received by the RIDEM before 4:00 pm on April 3, 2014 and may be made in writing to the address below or by email. The RIDEM will consider all substantive written comments prior to issuing its final approval of the proposed remedial alternative.

Written comments shall be submitted to Ms. Ashley Blauvelt by email at ashley.blauvelt@dem.ri.gov or by mail to:

Ms. Ashley Blauvelt
R.I. Department of Environmental Management
Office of Waste Management
235 Promenade Street
Providence, RI 02908-5767

Arrangements to review the file for this site can be made by contacting Ms. Angela Spadoni in the Office of Customer and Technical Assistance by telephone at (401) 222-2797 ext. 7307. Documents are also available on the RIDEM website at the following link: <http://www.dem.ri.gov/programs/benviron/waste/bvps.htm>. A copy of the Site Investigation Report is available for review at the Cumberland Town Hall.