



TOWN OF STRATFORD

WOOSTER PARK/QUAIL ST. NEIGHBORHOOD RAYMARK MEETING

September 22, 2021

MEETING MINUTES

The Raymark Community Advisory Group, in conjunction with the Stratford Health Department, Environmental Protection Agency, Connecticut Department of Energy & Environmental Protection, and the United States Army Corp of Engineers, conducted a virtual meeting on Wednesday September 22, 2021 via GoToMeetings, pursuant to notice duly posted.

TOWN REPRESENTATIVE IN ATTENDANCE

- Andrea Boissevain – Director of Health
- Alivia Coleman – Health Department Program Associate
- Laura Dancho – Town Council 10th District
- Bill O’Brien – Town Council 9th District
- Ken Poisson – Town Council 6th District
- Raynae Serra – Director of Public Works

ENVIRONMENTAL PROTECTION AGENCY (EPA) MEMBERS IN ATTENDANCE

- Jim DiLorenzo

UNITED STATES ARMY CORP OF ENGINEERS (USACE) MEMBERS IN ATTENDANCE

- David Heislein
- Michael Looney
- Anthony Noivo
- Carl Niemitz
- Robert Vanoer

DEPARTMENT OF ENERGY AND ENVIRONMENTAL PROTECTION (DEEP) MEMBERS IN ATTENDANCE

- Tony Allevo
- Ron Curran

DEPARTMENT OF PUBLIC HEALTH MEMBER IN ATTENDANCE:

- Meg Harvey

STATE REPRESENTATIVES IN ATTENDANCE

- Phil Young – 120th District

OTHERS IN ATTENDANCE

- Various residents

I. CALL TO ORDER

Ms. Coleman called the meeting to order at 7:05pm.

II. INTRODUCTIONS -- Ms. Coleman introduced herself and others in attendance.

A. OVERVIEW OF VIRTUAL MEETING STRUCTURE – Ms. Coleman explained the process of conducting a virtual meeting per Governor Lamont’s Executive Order, and reminded everyone that the meeting was being recorded.

B. RULES OF CONDUCT – Ms. Coleman reviewed meeting protocol, noting that based on suggestions she received, participants would be allowed to ask questions after each individual presentation, if they were pertinent to the presented material.

III. BRIEF HISTORY OF THE RAYMARK SITE & SUMMARY OF THE CLEANUP DECISION (2016 ROD)

- Mr. DiLorenzo noted the Wooster Park/Quail Street property which will be soon be cleaned and restored is the open space and wooded area on Quail Street that abuts Karen Avenue and Freeman Avenue. He added the area is now fully delineated. Per Mr. DiLorenzo, CT DEEP is paying for 10% of this cleanup, while the remaining 90% cost is being paid for with federal funds.
- Mr. DiLorenzo explained Raybestos-Manhattan Company was a 33-acre manufacturing facility which began operations in 1919 until closing in 1989. The company, which made brake pads and clutch plates, allowed liquid wastes to be discharged into unlined lagoons. The sludge/spent solids from these lagoons were used as fill material for low spots on their own property. Additionally, the company gave it away as free fill around town, and was used mostly to fill wetlands. The site of the former Raybestos Company is now the current Stratford Crossing shopping plaza.
- Mr. DiLorenzo stated Raymark Waste is a manufacturing waste material from the former Raybestos Industries Inc. facility. This material contained many chemicals known to be hazardous. The definition of Raymark Waste in soil is a single soil sample containing lead above 400 parts per million (ppm) [or mg/Kg], and asbestos (chrysotile only) greater than 1%, and either copper above 288 ppm or polychlorinated biphenyls (PCBs) [Aroclor 1268 only] above 1ppm. Raymark Waste was historically used as fill material at various properties in Stratford, including a section of Wooster Park.
- Per Mr. DiLorenzo, the EPA’s initial response began in 1993, at which time the EPA started excavating Raymark waste from 46 residential properties as well as Wooster Middle School. On 4/25/1995 Raymark was listed on the EPA’s National Priorities List, also known as the Superfund list. Raymark waste was excavated from the Wooster Middle School property and returned to the Raymark facility, and a permanent cap is placed on the school property. The first Record of Decision (ROD) was made in July 1995, at which time the former Raymark facility was demolished. Approximately

105,000 cubic yards of Raymark Waste was consolidated with 500,000 cubic yards of existing Raymark Waste, and placed under a low-permeability cap. An additional 500 properties were tested to determine the presence of Raymark waste. In 2003, Stratford Crossing was built. A second ROD was issued was made in July 2011 for 576/600 East Broadway, and is still pending.

- Mr. DiLorenzo stated the third ROD was issued in September 2016 for the current clean-up work. This entails excavating approximately 105,000 cubic yards of soil and sediment from Operable Unit (OU) 3 and OU6. Most of the waste is transported to OU4 (former Raybestos ballfield) for consolidation and capping. Principal Hazardous Constituents (PHCs) are considered the worst of the worst waste; that material (which is less than 10% of the total contaminated material) is brought off-site to a hazardous waste facility. Mr. DiLorenzo explained that once the contaminated soil is removed, they backfill the excavations and restore the properties. The estimated cost for this is \$95million. The other operable units are OU2 (groundwater), OU5 (boat yard), OU7 and OU8 (wetlands between Lordship and the boatyard) and OU9 (former municipal landfill and under the golf course). Per Mr. DiLorenzo, the Upper Ferry Creek Study Area (OU3) will be fully remediated.
- Mr. DiLorenzo explained five of the additional OU6 properties are complete: 280 Ferry Blvd., 250 East Main St., 304 East Main St., 340 East Main St. and 380 East Main St. The remaining properties are: 200, 230, 250, 300, 326 and 336 Ferry Blvd; the lot behind 326 Ferry Blvd., the lot abutting I-95; the CT right-of-way; 251 East Main St., the DPW lot, Wooster Park, Third Avenue property, Lockwood Avenue, Beacon Point Area of concern #1 and #3.
- Mr. DiLorenzo explained the Quail Street area community impacts, including air quality, construction noise and vibration, truck traffic and mitigating impacts. Approximately 7,000 cubic yards of material will be removed from the Quail Street site, after being wetted to prevent dust and air contamination. Work will begin no earlier than 7am and will end no later than 6pm. There will be approximately 1,000 truck trips (1-3 trucks per hour). There will be air and vibration monitors on-site. Mr. DiLorenzo discussed the need to keep material wetted, especially on dry days. The trucks/containers which will be used will be held to a high standard. They will all have a tight cover and gasketed tailgate, and “Raymark Waste” signs on them.
- Per Mr. DiLorenzo, cleanup is necessary since there is buried waste near the surface on many properties. Erosion will continue to expose more waste, which could affect future workers and/or anyone digging in the area. Mr. DiLorenzo noted the EPA is required to mitigate actionable exposure risks. He explained once the contaminated material is removed and capped, the area will be effectively managed and monitored indefinitely.

IV. NATURE AND EXTENT OF CONTAMINATION LOCATED NORTH OF QUAIL ST

- Mr. Heislein explained the area was delineated by taking samples every 30 feet. The delineation line has been established, and is larger (150’W x 250’L, extending to Quail Street) than was originally thought. There are approximately 5,000 cubic yards of waste, which will go to the OU4 ballfield. There are also 500 cubic yards of PHC waste, which will be sent out-of-state. Because the expected volume has increased exponentially, it will take more than ten weeks to complete. Per Mr. Heislein, clean soil is currently covering the Raymark waste.

V. CLEANUP APPROACH AND TRUCK ROUTES FOR QUAIL STREET AREA OF WOOSTER PARK

- Per Mr. Looney, the volume and limits have changed since the May meeting. The work in this area is expected to begin November 1, and will take approximately 4 months to complete (weather permitting). There will be a temporary perimeter concrete barrier (steel fence with a heavy duty sound blanket on the outside) erected which will act as a visual and sound barrier while work is being performed in this area. All work vehicles will be confined to the work zone. Mr. Looney stated they will begin clearing the trees and vegetation beginning in mid-October. The remediation work is expected to begin Nov. 1, beginning at the far South section of the area. They will remove approximately 215 cubic yards per day. Work will be done in phases to keep trucks off the contaminated soil. Mr. Looney added trucks will stay on a clean access road within the property. Each truck leaving the site will have a tight cover and gasket. He explained excavations are backfilled daily. They will excavate to 4-feet, and will then add a demarcation layer to serve as a warning if anyone digs there in the future. It will then be covered with clean material. Material collected will be brought to the consolidation area at the OU4 ballfield. The area will be restored to grade by late-Winter. The restoration planting will be done in Spring using similar native species such as Red Maple, Serviceberry, Maple Leaf Viburnum, Sweet Pepperbush, Swamp White Oak and Tupelo. The trees and shrubs will be placed 15-20 feet apart. Although the plantings may look sparse initially, they will flourish within a few years. The size of the remediated and restored area is approximately 1-acre.
- Mr. Looney explained the contaminated material will be brought to a consolidation area at the OU4 Ballfield, which is a historically low-lying area that was filled with approximately 100,000 cubic yards of Raymark waste. The consolidation remedy entails placing 100,000 cubic yards of clean fill atop the existing waste, and covering it all with an impermeable engineered cap. It will be designed to support a post-closure use for the Town. Site cameras can be viewed online at <https://www.ipcamline.com/5fc7c13309700>.
- Mr. Looney noted the various engineering controls that are being used such as perimeter concrete barriers, each of which is a steel fence with a heavy duty sound blanket atop it. They are used primarily for security but also keep sound and visual nuisance to a minimum. A water truck is used to keep dust down, and a “Dust Boss” is used to spray any uncovered material that needs to be wet. Mr. Looney noted the vibration monitors are now solar powered. Another example of erosion controls being used are silt socks, which are filled with permeable materials to allow water to go through, but not silt and other materials. Additionally, material is transported in tightly sealed trucks and/or containers with gasketed gates. Per Mr. Looney, air monitoring is done in real time, and contaminated material is covered with the posi-shell cover system. This is a spray-on clay shell used for dust suppression and erosion control, and has been applied on all previously imported Raymark waste at the OU4 ballfield. The product itself is primarily clay and inert fiber material that is added for structural stability. There are no chemicals of concern in the formula. Mr. Looney explained this will be applied to material removed from the Quail Street site.
- Mr. Heislein stated they have incorporated lessons learned from previous Town remediations into the Traffic Management Plan for the Quail St. site. The trucks will be

sealed, washed and labeled with a white “Raymark Waste” sign. Per Mr. Heislein, there is coordination with other construction projects being done by the Town, United Illuminating and the DOT, as well as others. The full intent of the route is to avoid residential street, school and parks whenever possible, including bus routes and bus times. The plan is to have 1-2 trucks per hour making round trips. Per Mr. Heislein, it will be the same 2 trucks with the same two drivers who know the route and will deviate from it. The average work day is 7am – 4:30pm Monday – Friday (no nights or weekends). They will have police detail support for trucks entering and exiting the site. The current plan is for the trucks to drive Quail Street, left onto Nichols Avenue and left onto Barnum Avenue, then onto Longbrook Avenue to utilize the new access road through the former Contract Plating site.

- Ms. Coleman reiterated the area being remediated is the open space north of Wooster Park proper – not the area with the playground, pond and ballfields.
- Mr. Heislein explained the perimeter air monitoring equipment which will be used at the Quail Street site, and gave an overview of the Raymark air monitoring program. He explained there is a Dust Action Level to protect workers as well as the abutting neighbors. Since the safety threshold is set very low, work will stop before there is any potential risk to workers or the community. There are two air monitoring stations at Wooster Park and five at the ballfield; all are monitored in real time. If there is a spike for more than fifteen minutes, all work stops. The dust action levels are determined by the chemicals found at the site, and divided by ten for an additional safety factor. Per Mr. Heislein, there will also be noise and vibration monitors onsite. Additionally, there is also a separate Dust Action Level reported when the site is being restored. Mr. Heislein stated this construction project is exempt from the Town Noise Ordinance, but added their noise monitors will prevent a public nuisance.
- Per Mr. Heislein, there have only been five bad air days in the past three years, and those were all based on the west coast wildfires. He does weekly reporting with Ms. Coleman, who posts the results on the Town website.

VI. SCHEDULE

Mr. DiLorenzo stated of the 24 properties in OU6, 7 have been completed. He noted the following:

- 380 East Main Street (Glynn Manufacturing) – 51.70 yards of material (4 trucks)
- 190 Ferry Blvd. (Karate Studio) –87.31 yards (10 trucks)
- 200 Ferry Blvd. (Liquor Store) –481.83 yards (64 trucks)
- DOT ROW along 190/200 Ferry Blvd. – 109.30 yards (11 trucks)
- DOT Exit 33 – Per Mr. DiLorenzo, work began Jan. 19 and is ongoing. The estimated volume is 420 yards. To date, 345.57 yards (19 trucks) has been removed via the Haul Road.
- 250, 304 & 340 East Main Street (Ashcroft - front, Dry Cleaner and Hair Salon) – 2,785.3 yards (251 trucks) and 794.60 yards (60 trucks) of PHC waste
- 250 East Main Street (Ashcroft Rear) – 7,269 yards (588 trucks) and 377 yards (35 trucks) of PHC waste

The following is the tentative remediation schedule:

- Sept. 2020 – Oct. 2021: East Main Street and small isolated areas on Ferry Blvd.

- **Nov. 2021 – Feb. 2022: Remediation of Quail St. area**
- Feb. – Oct. 2022: Remediation of select OU6 properties in Town (vacant lots on Ferry Blvd., Beacon Point and a Third Ave. home)
- Oct. 2022 – late 2023: Remediation of Ferry Creek and Ferry Blvd. properties
- 2021 – 2024: Construction of a stormwater conveyance system, pump station and an impermeable OU4 cap

VII. QUESTIONS

- What will be the impact of heavy snow or frozen ground on the schedule? Mr. Looney stated a deep freeze would have the potential of slowing the work down, but they can work through frozen soil.
- Regarding truck routes, would the team consider using Dahl Ave. to Huntington Rd. rather than Quail St. to Nichols Ave.? Mr. DiLorenzo explained the latter is the preferred route, but will consider the suggestion and will take another look at the route. Mr. Heislein noted he and Ms. Coleman are working to determine school hours and schedules to avoid having many impacts with the trucks.
- Will the playground be closed due to its proximity to the work area? Mr. DiLorenzo stated it will not be closed. He added that since the work is being done in the Winter, most people will be indoors. Ms. Coleman stated there is currently no reason to close the playground.
- What is the future plan for this site? Mr DiLorenzo stated it will remain as open space. Mr. Curran noted it is Town-owned property.
- Councilman Ken Poisson (6th district) noted resident identify Wooster Park as the area that is used (playground, pond and fields). The site of this remediation should be identified as the area north of Wooster Park and suggested identifying it as Quail St. property.
- If the material is wet, what will prevent the excess from going into the stream? Mr. DiLorenzo explained that during remediation, the material is only wetted to the point of dampness – not saturation.
- What is the cost of this project? Per Mr. Looney, it is approximately \$1.5million. Ms. Boissevain stated federal funds are being used for this cleanup. Mr. DiLorenzo noted the State of CT is paying for 10% of it, but Town fund are not being used.
- Was asbestos found in the pits dug decades ago? Mr. Heislein stated the area is 50 – 100 feet away from those pits. Ms. Boissevain explained she took pictures of the pit, and shared them with Mr. DiLorenzo, who confirmed they are far away from the work area.
- How many trees will be removed? Mr. Heislein stated 5-7 trees will be removed, but will be replaced. He added that the contractor will be held responsible for one full year after the plantings are installed.
- How can a resident report any suspicious activity at the brook? Mr. DiLorenzo stated any team member can be contacted, adding that most prefer to contact Ms. Coleman at the Health Dept.

VIII. ADJOURNMENT

Ms. Coleman adjourned the meeting at 8:47pm.

Respectfully submitted,
Aileen Marsh
Recording Secretary