



Village of Romeoville  
Administration Department

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1050 W. Romeo Road  
Romeoville, IL 60446  
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## Brownfields Cleanup Quarterly Report

**Grantee Name:** Village of Romeoville  
1050 W. Romeo Road  
Romeoville, IL 60446

**Cooperative Agreement #:** BF 00E00881-0

**Start Date:** October 1, 2011

**End Date:** September 30, 2014

**Quarterly Report Number:** 8

**Date Submitted:** October 31, 2013, revised 9/30/14

**Federal Fiscal Quarters:** July 1, 2013 – September 30, 2013

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## **Introduction**

This Quarterly Report provides insight as to the activities that have taken place during the quarter of the administration of the Village of Romeoville, Illinois, Brownfields Cleanup Grants for the Spartans' Square Shopping Center Redevelopment Site. The Assistant Village Manager is responsible for the administration of the Cleanup Grant.

The Village of Romeoville's USEPA Approved Cleanup Grant Work Plan contains six tasks to be completed. This report will supply information on the status of the tasks as of September 30, 2013. Included are a percentage of completion by task and a list of deliverables associated with the tasks.

## **Project Overview**

Task 1: Pre-Remediation Activities

Task 2: Mobilization and Remediation Implementation

Task 3: Remedial Action Completion Report

Task 4: Project Management

Task 5: SRP Oversight

Task 6: Community Outreach

## **Task 1: Pre-Remediation Activities**

This task includes the development of the USEPA required Alternative Brownfield Cleanup Analysis (ABCA) report, Site Health and Safety Plan, pre-remediation planning, preparation of plans and specifications for remediation bids, and preparation / negotiation of contracts with the Client and the Remediation Contractor.

Status: There are *non-grant* related activities (paid by the Village) that must occur prior to remediation, which includes a soil gas sampling plan with IEPA approval, soil gas investigation, site-specific (Tier 2) remediation objective modeling, updating and preparing the remedial objectives report and the Remedial Action Plan. These non-grant items must occur first, prior to finalizing the ABCA and creating the bid specs. The soil gas sampling plan was conditional approved by IEPA on October 12, 2012, with an additional sample requested. Gaining indoor access to the on-site tenant space delayed the fieldwork. The soil gas survey was performed in mid-February 2013. A Supplemental Comprehensive Site Investigation, Remediation Objectives Report and Remedial Action Plan (non-grant item) was submitted for IEPA review in June 2013. The remedial action was updated to be in-situ chemical treatment, following discussions with potential developers and review of site development and remediation plans. The ABCA was provided for USEPA review in August, with a 30-day public review period shortly following USEPA review starting in September to October 2013.

Discussions about the specifications for the remediation bid and field sequencing have occurred between the Village, V3, Demolition contractor and Construction companies involved. The bid for the remediation contractor was completed September 16, 2013 and published for bid requests. The bids were reviewed and evaluated at the end of September 2013.

Reasons for changes in schedule: There were active leases on the building in 2012/2013 and the Village negotiated the buyout with the lease holders. The tenants moved out of the building by June 1, 2013. The completion of the Site building demolition was completed in June 2013.

Previous discussions between potential developers and the Village regarding whether the building will remain in place, also caused delays in moving forward. The building status was important because remediation would need to be modified if the building stayed in place. The final decision was to demolish the building. The west half of the building was demolished in January 2013 and the east half was just completed in June 2013.

Delays in soil gas survey fieldwork were due to site access by the tenant in the laundromat space. The Village worked with the tenant to agree on access. The field delays caused the report deliverables to also be delayed as shown on table below.

The schedule for the remediation bid was moved to occur during September.

<b>Task 1 Progress</b>			
<b>Activities</b>	<b>Deliverables</b>	<b>To be Completed by (Original Date)</b>	<b>% Complete or Revised Completion Date</b>
a. Analysis of Brownfield Cleanup Alternatives	ABCA report	12/2011	100% August 2013
b. Provide copy of Remedial Action Plan to USEPA	RAP	11/2011	100%, June 2013
c. Pre-remediation Planning	Emails, memos, as needed.	03/2012	June-October 2013
d. Prepare plans and specs for bids for remediation contractors and subcontractors.	Bid documents	02/2012	100%, July-September 2013
e. Advertise for bid and obtain bids for contractors.	Advertisement and document list of contractors	01/2012	100%, Sept. 2013
f. Award contract to remediation contractor.	Documentation of award	02/2012	October 2013

Task 1, 8<sup>th</sup> Quarter Deliverables and Activities:

1. Discussed remediation planning status and next steps
2. Completed ABCA, reviewed by USEPA, published for public review
3. Completed remediation bid spec documents, published for bid requests
4. Bid reviews and recommendation
5. Discuss site conditions and plans for soil backfill with construction general contractor, along with remediation sequencing and space needs.

6. Submitted *Supplemental CSI/ROR and RAP and Amendment #1 to Supplemental CSI/ROR and RAP* to IEPA and USEPA.
7. IEPA approval letter 08/14/13 of RAP

Task 1, 9<sup>th</sup> Quarter Anticipated Deliverables and Activities:

1. Bid award determination at Village Board Meeting – Oct.
2. Negotiate contract between remediation contractor and Village

**Task 2: Mobilization and Remediation Implementation**

The Village of Romeoville will implement the Site’s remedial action plan (RAP) under this task and includes coordination with the environmental consultant and Remediation Contractor, mobilization of field personnel and machines to the site, remediation of the site soil and groundwater impacts and verification soil and groundwater sampling after completion of remediation activities; oversight of remediation field work, project management and groundwater sampling; laboratory analytical testing of verification soil and groundwater samples.

The remedial action was updated to be in-situ chemical treatment, following discussions with potential developers and review of site development and remediation plans. The RAP was provided for IEPA and USEPA review. IEPA approved the RAP on 08/14/13, the letter is attached.

Reason for changes in schedule: Site building was not completely demolished until June 2013. Remediation will occur after building demolition and report approvals (IEPA approval of RAP, Public Review and USEPA approval of ABCA). The western portion of the building was demolished in January 2013.

<b>Task 2 Progress</b>			
<b>Activities</b>	<b>Deliverables</b>	<b>To be Completed by (Original Date)</b>	<b>% Complete or Revised Completion Date</b>
a. Mobilize and remediate site impacts	See Task 3	03/2012	November 2013
b. Conduct field oversight, verification sampling, management and air monitoring during remediation	Laboratory results and photo documentation	04/2012	November 2013

Task 2, 8<sup>th</sup> Quarter Deliverables and Activities:

1. No deliverables or activities

Task 2, 9<sup>th</sup> Quarter Anticipated Deliverables and Activities:

1. Collect soil samples for any site import fill to prove TACO Tier 1 clean
2. Stake out general remediation area in the field so surrounding construction activities do not disturb area prior to remediation.
3. Remediation contractor to obtain soil sample in area to be treated, so to determine site-specific treatment and material needs.
4. Mobilize and remediate site impacts

5. Conduct field oversight, verification sampling

**Task 3: Remediation Action Completion Report**

Upon completion of the cleanup activities included in the Remedial Action Plan, a TACO evaluation of the laboratory results and a Remedial Action Completion Report (RACR) will be completed and submitted to the IEPA Site Remediation Program Project Manager for review and approval.

Reason for changes in schedule: Remediation will not occur until fall 2013. The report will be written following remediation.

<b>Task 3 Progress</b>			
<b>Activities</b>	<b>Deliverables</b>	<b>To be Completed by (Original Date)</b>	<b>% Complete or Revised Completion Date</b>
a. TACO evaluation and preparation of Remedial Action Completion Report (RACR)	RACR	07/2012	Dec 2013

Task 3, 8<sup>th</sup> Quarter Deliverables and Activities:

1. No deliverables or activities

Task 3, 9<sup>th</sup> Quarter Anticipated Deliverables and Activities:

1. Prepare RACR

**Task 4: Project Management**

This task includes programmatic activities for the management of the USEPA grant, such as quarterly reports, semi-annual financial and DBE/MBE/WBE reporting and general communication with the USEPA and IEPA. Funds have also been budgeted for the preparation of a Request for Proposal (RFP) so the Village can select and contract a remediation contractor to perform the cleanup work.

Reason for changes in schedule: Corrected date for financial reports, this is semi-annual.

Status: Communication with USEPA has occurred regarding grant management. Updated summary budget for tracking match budget.

<b>Task 4 Progress</b>			
<b>Activities</b>	<b>Deliverables</b>	<b>To be Completed by (Original Date)</b>	<b>% Complete or Revised Completion Date</b>
a. Communications with USEPA	Emails, memos, phone calls, as needed.	On-going through grant completion (2011 – 2013)	On-going
b. Quarterly Reports	Quarterly Reports with status on work	Within 30 days after the completion of	50%

	plan tasks	each quarter.	
c. Financial Reports	Financial Reports and DBE/MBE/WBE forms	Annually in October	40%, Semi-annually by October 31 and April 30
d. Update Property Profile Forms	Online updates of PPFs using ACRES	Quarterly	30%

Task 4, 8<sup>th</sup> Quarter Deliverables and Activities:

1. Quarterly Report
2. Communication between the Village and environmental consultant
3. Communication with USEPA on grant management
4. Updated summary budget for tracking match budget.
5. Updated Property Profile on ACRES 09/16/13
6. Coordinate general contractor with remediation activities.

Task 4, 9<sup>th</sup> Quarter Anticipated Deliverables and Activities:

1. Quarterly report
2. Update Property Profile on ACRES
3. Update summary budget to track match budget
4. Semi-annual DBE/MBE/WBE reporting
5. Annual Federal Financial Report

**Task 5: SRP Oversight**

The IEPA SRP Project Manager, Todd Gross, will provide technical oversight during the project. Mr. Gross, along with senior SRP management, will perform a technical review of the RACR. There is also an assessment fee for the No Further Remediation (NFR) letter.

Reason for changes in schedule: The SRP oversight is delayed since the remediation and subsequent report is delayed (as previously discussed in the tasks above).

<b>Task 5 Progress</b>			
<b>Activities</b>	<b>Deliverables</b>	<b>To be Completed by (Original Date)</b>	<b>% Complete or Revised Completion Date</b>
a. Close remedial site	Final NFR Letter	11/2012	June-July 2014
c. Record NFR letter to Site deed	Record of NFR to deed.	45 days following receipt of final NFR letter	July-August 2014

Task 5, 8<sup>th</sup> Quarter Deliverables and Activities:

1. No deliverables or activities

Task 5, 9<sup>th</sup> Quarter Anticipated Deliverables and Activities:

1. No deliverables or activities

**Task 6: Community Outreach**

This task includes preparation of a Community Relations Plan and related community outreach activities, such as holding community meetings to provide project status, printing material/distribution and the posting of project updates to the public. The Village's website, newsletter and local newspaper will be the communication channels for announcements and printed materials. A public Administrative Record (AR) will be maintained to track documents for the Site.

Reason for changes in schedule: Discussions with Village and potential developers on what would be done with the site building caused delay and potential change in implementing remediation and the schedule. The public review period was moved based on the revised remediation schedule.

Status: An administrative record was created May 15, 2012 and is currently available for public review at the Village Hall, as well as on the Village website. The administrative record was last updated August 26, 2013. A final Community Relations Plan is on file for public review. A fact sheet has also been created by the Village in early April 2013.

A webpage was created on the Village website for the Cleanup Activities and is active for public viewing. <http://www.romeoville.org/spartansquarecleanup.aspx>. The website and document information has been announced at televised board meetings.

A Notice of Public Review Period was posted on the webpage in Aug/Sept. 2013 and in the local newspaper for review of the ABCA. The 30-day public review period is from Sept. 3 to Oct. 2, 2013.

<b>Task 6 Progress</b>			
<b>Activities</b>	<b>Deliverables</b>	<b>To be Completed by (Original Date)</b>	<b>% Complete or Revised Completion Date</b>
a. Community Relations Plan	Community Relations Plan	11/2011	Completed March 25, 2013
b. Public announcement, 30-day public comment period on ABCA, and response to any public comments	Public announcement and any comment responses to ABCA on cleanup plan, Decision Memorandum	02/2012	August – Oct. 2013
c. Administrative Record	List of available public documents and files	12/2011	Updated Aug.26, 2013
c. Village meetings	Meeting Agendas and meeting minutes	On-going monthly through site closure	40%

Task 6, 8<sup>th</sup> Quarter Deliverables and Activities:

1. Provided monthly updates to the Village Board on the status of project activities and grant
2. Update webpage on Village website for the Cleanup Activities and public records, announced availability of items at board meetings.
3. Updated Administrative Record
4. Notice of Public Review Period published for ABCA review
5. Start 30-day Public Review period

Task 6, 9<sup>th</sup> Quarter Anticipated Deliverables and Activities:

1. Provide monthly updates to the Village Board on the status of project activities and grant.
2. Update Administrative Record, as needed.
3. Update Village website, as needed
4. Complete Public Review period
5. Address any Public Comments on ABCA
6. Prepare Decision Memo for ABCA

**Attachments**

Budget Status

Grant Match Budget Status

Administrative Record – Updated August 26, 2013

Notice of Public Review Period

IEPA review letter 08/14/13– RAP approval

**Budget: Hazardous Cleanup (\$200,000 grant, \$40,000 cost-share) 8th Quarter Revised**

Budget Categories	Task 1: Pre-Remediation Activities					Task 2: Mobilization & Remediation Implementation					Task 3: Remedial Action Completion Report				
	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining
Personnel	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$200.00	\$0.00	\$0.00	\$0.00	\$200.00
Travel	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Supplies	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,500.00	\$0.00	\$0.00	\$0.00	\$3,500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Contractual	\$41,995.00	\$19,654.57	\$20,768.77	\$40,423.34	\$1,571.66	\$92,095.00	\$0.00	\$3,019.89	\$3,019.89	\$89,075.11	\$25,700.00	\$0.00	\$0.00	\$0.00	\$25,700.00
Contractual grant match)	\$20,626.00	\$1,635.99	\$18,990.00	\$20,625.99	\$0.01	\$8,024.00	\$0.00	\$1,380.50	\$1,380.50	\$6,643.50	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
SRP fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total</b>	<b>\$62,621.00</b>	<b>\$21,290.56</b>	<b>\$39,758.77</b>	<b>\$61,049.33</b>	<b>\$1,571.67</b>	<b>\$103,619.00</b>	<b>\$0.00</b>	<b>\$4,400.39</b>	<b>\$4,400.39</b>	<b>\$99,218.61</b>	<b>\$25,900.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$25,900.00</b>
Budget Categories	Task 4: Program Management					Task 5: SRP Oversight					Task 6: Community Outreach				
	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining
Personnel	\$4,600.00	\$82.78	\$2,251.90	\$2,334.68	\$2,265.32	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,300.00	\$0.00	\$1,667.81	\$1,667.81	\$632.19
Travel	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Supplies	\$300.00	\$0.00	\$0.00	\$0.00	\$300.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$450.00	\$42.25	\$0.00	\$42.25	\$407.75
Contractual	\$28,800.00	\$1,565.00	\$20,322.36	\$21,887.36	\$6,912.64	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,410.00	\$270.00	\$2,106.25	\$2,376.25	\$33.75
Contractual (grant match)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
SRP fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,000.00	\$0.00	\$0.00	\$0.00	\$9,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total</b>	<b>\$33,700.00</b>	<b>\$1,647.78</b>	<b>\$22,574.26</b>	<b>\$24,222.04</b>	<b>\$9,477.96</b>	<b>\$9,000.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$9,000.00</b>	<b>\$5,160.00</b>	<b>\$312.25</b>	<b>\$3,774.06</b>	<b>\$4,086.31</b>	<b>\$1,073.69</b>

**Cost Share=20%(included in Tasks above & summarized here)**

	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining
Task 1: Pre-Remediation Activities	\$20,626.00	\$1,635.99	\$18,990.00	\$20,625.99	\$0.01
2: Mobilization & Remediation Implementation	\$11,524.00	\$0.00	\$1,380.50	\$1,380.50	\$10,143.50
Task 3: Remedial Action Completion Report	\$200.00	\$0.00	\$0.00	\$0.00	\$200.00
Task 4: Program Management	\$4,900.00	\$82.78	\$2,251.90	\$2,334.68	\$2,565.32
Task 5: SRP Oversight	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Task 6: Community Outreach	\$2,750.00	\$42.25	\$1,667.81	\$1,710.06	\$1,039.94
<b>Cost Share Totals</b>	<b>\$40,000.00</b>	<b>\$1,761.02</b>	<b>\$24,290.21</b>	<b>\$26,051.23</b>	<b>\$13,948.77</b>

Calculation for Cost Share provided separately for Personnel and match items

Cost for public notice in paper = \$42.25

**Total (Grant + Cost Share)**

	Amount Budgeted	Current Quarter Expenses	Previous Expenses	Total Expenses	Total Remaining
Personnel	\$7,100.00	\$82.78	\$3,919.71	\$4,002.49	\$3,097.51
Travel	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Supplies	\$4,250.00	\$42.25	\$0.00	\$42.25	\$4,207.75
Contractual	\$191,000.00	\$21,489.57	\$46,217.27	\$67,706.84	\$123,293.16
Contractual (grant match)	\$28,650.00	\$1,635.99	\$20,370.50	\$22,006.49	\$6,643.51
SRP fees	\$9,000.00	\$0.00	\$0.00	\$0.00	\$9,000.00
<b>Total</b>	<b>\$240,000.00</b>	<b>\$23,250.59</b>	<b>\$70,507.48</b>	<b>\$93,758.07</b>	<b>\$146,241.93</b>

Village of Romeoville USEPA CLEANUP GRANT HAZARDOUS MATERIALS (07292CU2011.HAZ)				June 30, 2013 - July 27, 2013			July 28, 2013 - August 31, 2013			Sept. 1, 2013 - Sept. 28, 2013			8th Quarter Total	
T A S K	Tasks & Activities	Task Codes	GRANT BUDGET (Reallocation)	DOLLARS REMAINING	Expended as of Last Period	Current Expenditure	Expended to Date	Expended as of Last Period	Current Expenditure	Expended to Date	Expended as of Last Period	Current Expenditure	Expended to Date	
1	<b>PRE-REMEDIAL ACTION PLANNING</b>		\$41,995.00	\$1,571.66	\$20,768.77	\$6,231.25	\$27,000.02	\$27,000.02	\$1,647.07	\$28,647.09	\$28,647.09	\$11,776.25	\$40,423.34	\$19,654.57
	Pre-Remediation Planning	N01A	\$18,800.00	\$75.41	\$13,302.52	\$2,747.50	\$16,050.02	\$16,050.02	\$522.07	\$16,572.09	\$16,572.09	\$2,152.50	\$18,724.59	\$5,422.07
	Bid Specs and Contracts	N01B	\$16,415.00	\$1,192.50	\$3,412.50	\$3,281.25	\$6,693.75	\$6,693.75	\$787.50	\$7,481.25	\$7,481.25	\$7,741.25	\$15,222.50	\$11,810.00
	ABCA & Health & Safety Plan	N01C	\$6,780.00	\$303.75	\$4,053.75	\$202.50	\$4,256.25	\$4,256.25	\$337.50	\$4,593.75	\$4,593.75	\$1,882.50	\$6,476.25	\$2,422.50
2	<b>MOBILIZATION &amp; REMEDIATION IMPLEMENTATION</b>		\$92,095.00	\$89,075.11	\$3,019.89	\$0.00	\$3,019.89	\$3,019.89	\$0.00	\$3,019.89	\$3,019.89	\$0.00	\$3,019.89	\$0.00
	Remediation Field Activities	N02A	\$34,990.00	\$31,970.11	\$3,019.89	\$0.00	\$3,019.89	\$3,019.89	\$0.00	\$3,019.89	\$3,019.89	\$0.00	\$3,019.89	\$0.00
	Equipment - Field	N00B	\$1,945.00	\$1,945.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Direct Expenses	N00C	\$160.00	\$160.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
3	Contractor Remediation & Laboratory Analysis	N00D	\$55,000.00	\$55,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	<b>REMEDIAL ACTION COMPLETION REPORT (RACR)</b>		\$25,700.00	\$25,700.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
4	RACR	N03A	\$25,700.00	\$25,700.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	<b>PROGRAM MANAGEMENT</b>		\$28,800.00	\$6,912.64	\$20,322.36	\$270.00	\$20,592.36	\$20,592.36	\$573.75	\$21,166.11	\$21,166.11	\$721.25	\$21,887.36	\$1,565.00
5	Program Management	N04A	\$28,800.00	\$6,912.64	\$20,322.36	\$270.00	\$20,592.36	\$20,592.36	\$573.75	\$21,166.11	\$21,166.11	\$721.25	\$21,887.36	\$1,565.00
	<b>SRP Oversight (not a V3 item)</b>		\$9,000.00	\$9,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
6	IEPA Report Review Fees & NFR Fee	-----	\$9,000.00	\$9,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	<b>COMMUNITY OUTREACH</b>		\$2,410.00	\$33.75	\$2,106.25	\$0.00	\$2,106.25	\$2,106.25	\$270.00	\$2,376.25	\$2,376.25	\$0.00	\$2,376.25	\$270.00
	Community Relations Plan	N05A	\$1,000.00	\$0.00	\$1,000.00	\$0.00	\$1,000.00	\$1,000.00	\$0.00	\$1,000.00	\$1,000.00	\$0.00	\$1,000.00	\$0.00
	Community Relations, Update AR	N05B	\$1,410.00	\$33.75	\$1,106.25	\$0.00	\$1,106.25	\$1,106.25	\$270.00	\$1,376.25	\$1,376.25	\$0.00	\$1,376.25	\$270.00
<b>% TO DATE</b>														
	WBE Percentage (12% goal)													
	MBE Percentage (5% goal)		0.00%											
<b>TOTALS</b>			\$200,000.00	\$132,293.16	\$46,217.27	\$6,501.25	\$52,718.52	\$52,718.52	\$2,490.82	\$55,209.34	\$55,209.34	\$12,497.50	\$67,706.84	\$21,489.57
	<b>GRANT BUDGET</b>	<b>REMAINING</b>												

**MUNICIPAL GRANT MATCH**  
**U.S. EPA BROWNFIELD CLEANUP COOPERATIVE AGREEMENT: BF00E00881-0**

**Cleanup Grant Match**  
**Spartans' Square - Romeoville, Illinois**

**GRANT QUARTER**

GRANT QUARTER	1		2		3		4		5			6			7	
YEAR	2011		2012		2012		2012		2012			2013			2013	
PERIOD	Oct 1 - Dec 31		Jan 1 - Mar 31		Apr 1 - Jun 30		Jul 1 - Sep 30		Oct 1 - Dec 31			Jan 1 - Mar 31			Apr 1 - Jun 30	
ACTIVITY	Community Involvement	Project & Grant Management	Pre-remediation Activities	Community Involvement	Project & Grant Management	Pre-remediation Activities	Community Involvement	Project & Grant Management	Pre-remediation Activities	Project & Grant Management						
Personnel	\$0	\$768	\$1,264	\$536	\$41	\$430	\$183	\$435	-	\$69	\$0	-	\$110	\$41	-	\$41
Travel	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Supplies/Equipment	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Non-grant contractual	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,275	\$0	\$0	\$481	\$0	\$0	\$15,614	\$0
QUARTER TOTAL	\$0	\$768	\$1,264	\$536	\$41	\$430	\$183	\$435	\$4,275	\$69	\$0	\$481	\$110	\$41	\$15,614	\$41
<b>TOTAL TO DATE</b>	<b>\$768</b>		<b>\$2,568</b>		<b>\$3,040</b>		<b>\$3,658</b>		<b>\$8,002</b>			<b>\$8,635</b>			<b>\$24,290</b>	

GRANT QUARTER	8			9		10		11		12			13		Total To Date
YEAR	2013			2013		2014		2014		2014			2014		
PERIOD	Jul 1 - Sep 30			Oct 1 - Dec 31		Jan 1 - Mar 31		Apr 1 - Jun 30		Jul 1 - Sep 30			Oct 1 - Dec 31		
ACTIVITY	Community Involvement	Project & Grant Management	Pre-remediation Activities	Community Involvement	Project & Grant Management	Community Involvement	Project & Grant Management	Community Involvement	Project & Grant Management	Pre-remediation Activities	Community Involvement	Project & Grant Management	Community Involvement	Project & Grant Management	
Personnel	\$0	\$83	-	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,002
Travel	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Supplies/Equipment	\$42	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$42
Non-grant contractual	\$0	\$0	\$1,636	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$22,006
QUARTER TOTAL	\$42	\$83	\$1,636	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
<b>TOTAL TO DATE</b>	<b>\$26,051</b>			<b>\$26,051</b>		<b>\$26,051</b>		<b>\$26,051</b>		<b>\$26,051</b>			<b>\$26,051</b>		<b>\$26,051</b>

**TOTAL REQUIRED MUNICIPAL GRANT MATCH (20%) = \$40,000**

**Village of Romeoville**  
**USEPA Cleanup Grant - Hazardous Materials**  
**Non-Grant Contractual Items for Grant Match**

Contractor	Billing Period	Invoice No.	Invoice Amount	Service Description	
					subtotals
V3	4/29-5/26/12	512250	1,425.00	Remediation options/changes if building remains in place	4,275.00
V3	7/29 - 8/25/12	812086	2,255.00		
V3	8/26 - 9/29/12	912282	595.00		
V3	12/30/12 - 01/26/13	113241	43.75	Tier 2 modeling, ROR-RAP	16,350.99
V3	02/24/13-03/30/13	313144	437.50		
V3	03/31/13-04/27/13	413293	3,745.00		
V3	04/28/13-05/25/13	513295	4,006.25		
V3	05/26/13-06/29/13	613149	6,482.50		
V3	09/01/13-9/28/13	913051	1,635.99		
Harbour /Orange Crush	Jun-13		1,380.50	Test pits for collecting soil samples to use as remediation site backfill	
			<b>\$ 1,635.99</b>	8th Quarter sub total (July-Sept 2013)	
			<b>\$ 22,006.49</b>	Total	

SPARTANS' SQUARE SHOPPING CENTER  
SWC Illinois Route 53 and Alexander Circle  
**ADMINISTRATIVE RECORD**  
VILLAGE OF ROMEOVILLE, VILLAGE CLERK'S OFFICE

**Reports**

1. *Phase I Environmental Site Assessment*, Spartans' Square Shopping Center, SWC Illinois Route 53 (Independence Blvd.) and Phelps Avenue, Romeoville, IL, V3 Companies, February 13, 2008. Included in Appendix of Report #4 below.
2. *Phase II Environmental Site Assessment*, Spartans Square Shopping Center, SWC Illinois Rte 53 (Independence Boulevard) and Phelps Avenue, Romeoville, IL, V3 Companies of Illinois, LTD, February 6, 2008. Included in Appendix of Report #4 below.
3. *Passive Soil-Gas Survey*, Dry Cleaner, Romeoville, IL, Beacon Environmental Services, Inc. August 27, 2008. Included in Appendix of Report #4 below.
4. *Comprehensive Site Investigation and Remediation Objectives Report (CSI/ROR)*, Spartans' Square Shopping Center, SWC Illinois Route 53 and Alexander Circle, (3-23 Terrace Lane, 615-625 Access Drive), Romeoville, IL, V3 Companies, May 21, 2010.
5. *IEPA review letter of CSI/ROR*, Spartans' Square Shopping Center, Romeoville, IL, Illinois Environmental Protection Agency, February 18, 2011.
6. *Community Relations Plan*, Spartans' Square Shopping Center, Romeoville, IL, Village of Romeoville, Updated March 2013.
7. *Fact Sheet No. 1-April 2013*, Spartans' Square Shopping Center, Romeoville, IL, Village of Romeoville, April 2013.
8. *Response to February 18, 2011 review letter of CSI/ROR and Supplemental Comprehensive Site Investigation, Remediation Objectives Report and Remedial Action Plan*, Spartans' Square Shopping Center, Romeoville, IL, V3 Companies, June 21, 2013.
9. *Amendment 1 to Supplemental Comprehensive Site Investigation, Remediation Objectives Report and Remedial Action Plan*, Spartans' Square Shopping Center, Romeoville, IL, V3 Companies, August 1, 2013.
10. *IEPA review letter of Response to comments letter dated June 21, 2013 and Supplemental Comprehensive Site Investigation*,

*Remediation Objectives Report and Remedial Action Plan*, Spartans' Square Shopping Center, Romeoville, IL, Illinois Environmental Protection Agency, August 14, 2013.

11. *Analysis of Brownfields Cleanup Alternatives*, Spartans' Square Shopping Center, Romeoville, IL, V3 Companies, August 26, 2013

Regulation References

- Title 35, IAC Part 740: Site Remediation Program (SRP), <http://www.ipcb.state.il.us/documents/dsweb/Get/Document-33436/>
- Title 35, IAC Part 742: Tiered Approach To Corrective Action Objectives (TACO), <http://www.ipcb.state.il.us/documents/dsweb/Get/Document-38408/>

## **Notice of Public Review Period**

Notice is hereby given to all interested parties that the Village of Romeoville is planning to perform cleanup activities for the properties at the former Spartans' Square Shopping Center (northwest corner of IL Rt. 53 and Alexander Circle). A public review period starting Tuesday, September 3, 2013 until Wednesday October 2, 2013, is provided for review of the *Alternative Brownfield Cleanup Analysis* report. The document will be available during the review period for public review and comment at the Office of the Village Clerk's desk at the Village Hall during business hours.



# ILLINOIS ENVIRONMENTAL PROTECTION AGENCY

1021 NORTH GRAND AVENUE EAST, P.O. BOX 19276, SPRINGFIELD, ILLINOIS 62794-9276 • (217) 782-2829

PAT QUINN, GOVERNOR

LISA BONNETT, DIRECTOR

217/524-3300

August 14, 2013

Dawn Caldwell  
Village of Romeoville  
1050 W. Romeoville Rd  
Romeoville IL 60446

Re: LPC 1970905180 – Dupage Co  
Romeoville/Spartan Square Shopping Center  
SRP Technical Reports

Dear Ms. Caldwell:

The Illinois Environmental Protection Agency has reviewed the *Response to comments letter – June 21, 2013 and Supplement to Comprehensive Site Investigation, Remedial Objectives Report and Remedial Action Plan*, dated June 2013. A *Groundwater Ordinance Review Request Letter* dated June 21, 2013 was submitted but it was subsequently withdrawn on July 16, 2013. Based on those reviews, the *Response to comments letter and Supplement to Comprehensive Site Investigation, Remedial Objectives Report and Remedial Action Plan* are approved subject to the following:

1. In the event engineered barriers are to be used, the location of those barriers will need to be submitted to the Illinois EPA.
2. In the event the alternative barrier utilizing high density polyethylene is proposed a sample of the HDPE shall be submitted to Illinois EPA for approval prior to use.

Any questions or comments may be directed to the undersigned, at the telephone number above, or Lawrence W. Eastep, P.E., the Review and Evaluation Licensed Professional Engineer (RELPE) for this project.

Sincerely,

A handwritten signature in black ink, appearing to read "Todd Gross".

Todd Gross  
Project Manager  
Remedial Project Management Section  
Bureau of Land