

Park-Euclid, 7th Street and Arizona Avenue, Stone Avenue and Grant Road
Water Quality Assurance Revolving Fund (WQARF) Sites
Community Advisory Board (CAB) Meeting

Wednesday, September 15, 2021

Virtual via Zoom

Meeting Minutes

CAB Members Present: Keith Bagwell, Katie Bolger, Bill Richards, Bill Ellett, Jonathan Salvatierra, Jacky Turchick, Menachem Turchick, Marc Verhougstraete

CAB Members Absent: Richard Byrd, Diana Lett

ADEQ Staff Present: Barbara Boschert, Josh Campbell, Mary Charlson, Laura Malone, Mary McGillicuddy, Caroline Oppleman, Tom Titus, Gianna Trujillo

Members of the Public: James Brown, Olivia Diem, Roberto Jaramillo, Alison Jones, Briana Li-Vidal, Rolanda Mazeika, Beth Scully, Kayla (no last name provided)

1. Call to Order/Introductions:

ADEQ staff Mary McGillicuddy called the meeting to order at 6:03 p.m. and confirmed CAB member quorum. McGillicuddy conducted introductions with CAB co-chair Bill Richards. The CAB agreed to rearrange the agenda to discuss CAB business before ADEQ presentations.

2. CAB charter discussion and vote:

McGillicuddy stated the Arizona Attorney General's office reviewed Arizona law and concluded it does not specify when a CAB disbands; therefore, the CAB can decide when to disband and amend the CAB charter. McGillicuddy apologized for sharing an incorrect legal interpretation at the September 2020 meeting.

Richards suggested the CAB could meet yearly or every two years to learn about remediation progress at all sites. CAB members Jacky Turchick, Katie Bolger, Bill Ellet, and Keith Bagwell agreed that CAB should meet annually. Salvatierra expressed concern with both suggested meeting frequencies. McGillicuddy clarified that the charter language does not need to specify CAB meeting frequency; it only needs to specify when the CAB disbands.

Bagwell motioned to amend the CAB charter termination section language to “This charter will be terminated when the sites have met the remedial objectives outlined in the Records of Decision, or by majority vote of the CAB.” The motion was seconded by Bolger and passed by the majority of CAB members in attendance:

- Yes votes: Bagwell, Bolger, Ellett, Richards, J. Turchick, M. Turchick, Verhougstraete
- No votes: Salvatierra

3. CAB co-chair discussion and vote:

McGillicuddy stated the CAB still needs one more co-chair to comply with the charter. Bagwell nominated CAB member Turchick to serve as co-chair. Turchick accepted the nomination. Bagwell motioned to approve Turchick as co-chair; seconded by Salvatierra and Richards. Motion approved unanimously.

Bagwell motioned to approve Richards to serve as co-chair for another term; seconded by CAB member Marc Verhougstraete; motion approved.

4. ADEQ presentation on Park-Euclid WQARF site Record of Decision and updates:

ADEQ project manager Mary Charlson reviewed the site’s location, conceptual site model, contaminants of concern (COC), and remedial objectives. Charlson summarized the site’s Record of Decision (ROD), including the selected remedy for each site zone and estimated project implementation costs.

5. CAB and public discussion on ADEQ presentation:

Ellett asked if the ROD allows for the installation of two more regional aquifer monitoring wells. Ellett asked for a map to show where the new wells will go. Charlson stated she believe the ROD includes funding for additional wells; she will follow up with the CBA to confirm the details and check if a map is available.

To ensure proper data visualization, Ellett suggested that ADEQ should graph contaminant concentrations on a linear scale rather than a log scale.

Turchick asked if the new detention basins and heavy rainfall have changed the contaminant plume’s migration or concentrations. Charlson stated that ADEQ has not sampled groundwater since the heavy rainfall and therefore cannot determine if the plume has changed.

Bagwell asked for more details on the site’s SVE system. Charlson and ADEQ project manager Josh Campbell described the catalytic oxidizer SVE system design and confirmed it does use carbon filtration.

Salvatierra expressed concern about the MNA sampling locations. Charlson explained the monitoring wells are near the Mission Linen facility and also scattered throughout the site; ADEQ will sample groundwater at multiple depths below ground.

Salvatierra asked for clarification on the wellhead treatment contingency in the ROD. Charlson explained it would be implemented if a drinking water well becomes impacted by site contaminants. Charlson

confirmed there are no drinking water wells currently impacted, and ADEQ is not aware of future plans to install drinking water wells in this area. Charlson added that monitoring wells are not eligible for wellhead treatment because they will never be used for drinking water.

Salvatierra asked when the site's remedy implementation will begin. Charlson replied that ADEQ has not established a schedule yet, but will inform the CAB when it is ready.

Public Discussion:

Beth Scully asked if ADEQ has picked locations for the two additional regional aquifer monitoring wells. Charlson replied that she would provide that information when it is available. Scully requested a map of the locations.

6. ADEQ Presentation on 7th Street and Arizona Avenue:

ADEQ project manager Josh Campbell reviewed the site location, contaminants of concern, and current phase in the WQARF process (remedy implementation and O&M). Campbell reviewed the remedial strategies at both source properties. Campbell stated the SVE system at the Stone Avenue source property is operational; the SVE system at the Oliver's property needs additional funding for implementation. Campbell reviewed the current and estimated cost to continue the remediation strategy and future work in 2022.

7. CAB discussion on ADEQ presentation:

Ellett encouraged ADEQ to require the railroad company to pay for the cleanup at the Oliver's Celnears property, given the diesel plume's impact on the site. Campbell stated he believed the railroad company has been addressing the diesel plume through ADEQ's Voluntary Remediation Program.

Ellett asked if ADEQ sampled shallow soil gas at the Stone Avenue source area. Campbell confirmed that ADEQ samples soil vapor twice a year at the source area; the shallowest soil vapor probe is five feet below ground.

Richards asked if Tucson's Downtown Links construction project is affecting the site. Campbell stated the construction could potentially damage the site's groundwater monitoring wells. Campbell said the construction company is aware of ADEQ's concerns.

Salvatierra asked if the heavy monsoon rainfall affected contaminant concentrations in site groundwater. Campbell replied that ADEQ last sampled site groundwater in September 2020; ADEQ will sample site groundwater in December 2021 and receive results by January 2022.

Public Discussion:

Alison Jones asked if ADEQ is monitoring indoor air quality near the site source areas. Campbell said ADEQ regularly samples indoor air at a warehouse near the Stone Avenue source area. Campbell explained the plume beyond the source property is unlikely to impact indoor air, given the contamination's low

concentrations and depth below ground. Campbell stated the Oliver's Cleaners plume does not pose an indoor air quality concern because the property is currently a parking lot with no buildings.

8. ADEQ Presentation on Stone Avenue and Grant Road:

ADEQ project manager Gianna Trujillo reviewed the site's location, COCs, and current phase within the WQARF process. Trujillo summarized site activities that have occurred since September 2020, including soil vapor sampling and operation of the Property A soil vapor extraction (SVE) system. Trujillo stated that implementation of the Property B SVE system is still in progress. Trujillo presented the anticipated site activities through the end of June 2022.

9. CAB Discussion on ADEQ presentation:

Bill Ellett asked if TCE is an indoor air quality concern for properties near source areas. Trujillo confirmed TCE has been included in the indoor air quality monitoring and is a secondary concern to PCE; however, ADEQ does not have indoor air remedial objectives because ADEQ does not regulate indoor air quality. Trujillo confirmed that ADEQ will continue to sample indoor air at certain properties within site boundaries as part of the remedial strategy. Trujillo added that the site's remedy includes a contingency for residential vapor intrusion mitigation if indoor air quality is impacted by site contaminants above an acceptable screening level.

Ellett asked Trujillo to clarify the extent of the soil vapor plume near Oracle Road. Trujillo stated that the plume has not reduced in size; rather, the new maps show ADEQ's "action area," which is limited to the source properties. Trujillo added that ADEQ will continue sampling soil vapor from soil vapor wells located beyond the source properties. Ellett requested ADEQ share soil vapor data after the Property B SVE system has operated for three months; McGillicuddy noted Ellett's request as a follow-up item.

Salvatierra asked if ADEQ has identified any other chemicals in groundwater that are a concern for human exposure. Trujillo clarified that groundwater within the site boundaries is not impacted by PCE or TCE; therefore, the site's remedy only addresses subsurface soil and soil vapor. Trujillo added ADEQ only monitors volatile organic compounds at the site; analyzing the site's soil, soil vapor, or groundwater for other chemicals is beyond the scope of the site's investigation and cleanup.

Salvatierra asked if the season in which soil vapor is sampled affects contaminant concentrations. ADEQ staff Campbell confirmed that seasonal variations can affect contaminant concentrations. Campbell added that ADEQ intentionally collects soil vapor samples at the same time every year to control for seasonal variation.

Public Discussion:

Jones asked why trichloroethene (TCE) is not listed as a site COC despite concentrations above the soil vapor standard. Trujillo explained that ADEQ only established COCs for site soil and TCE has not been detected in site soil above Soil Remediation Levels (SRLs).

Jones asked how the site's remedy considers the "compromised population" at the dialysis center located at Property B. Trujillo replied that ADEQ is trying to operationalize the Property B SVE system as quickly as possible in order to mitigate the impact on this population. Trujillo added that ADEQ placed the SVE extraction wells as close to the dialysis center as possible.

10. Call to the public:

No comments received.

11. Review and approval of September 2020 minutes:

Salvatierra moved to approve the minutes; Verhougstraete seconded the motion. Motion passed.

12. Future CAB meeting and agenda:

ADEQ project managers stated they should have substantial site updates by Spring 2022. McGillicuddy stated she will continue emailing the CAB with site updates and asking the CAB if they would like to meet to discuss them. McGillicuddy confirmed she will provide answers to questions from tonight's meetings before the next meeting. Richards and Salvatierra expressed interest in conducting the next meeting in person.

13. Adjournment:

Meeting adjourned at 8:03 p.m.