

Community Involvement Plan

Peoples Gas Plant Sites

Cook County, Illinois



Source: Recovery on Water (ROW)



September 2018

CONTENTS

SECTION 1 – INTRODUCTION 1-1

SECTION 2 – COMMUNITY INVOLVEMENT GOALS AND ACTION PLAN 2-1

SECTION 3 – COMMUNITY BACKGROUND 3-1

SECTION 4 – COMMUNITY CONCERNS AND QUESTIONS..... 4-1

SECTION 5 – SITE SUCCESSES 5-1

APPENDIX A – Site Descriptions and Cleanup Progress A-1

APPENDIX B – Key Contacts B-1

APPENDIX C – Community Resources..... C-1

APPENDIX D – Superfund Alternative Approach Information.....D-1

APPENDIX E – Community Interview Questions E-1

APPENDIX F – Abbreviations and Acronyms F-1

APPENDIX G – Glossary of Terms G-1



View of Chicago skyline from the North Station site.

SECTION 1 - INTRODUCTION

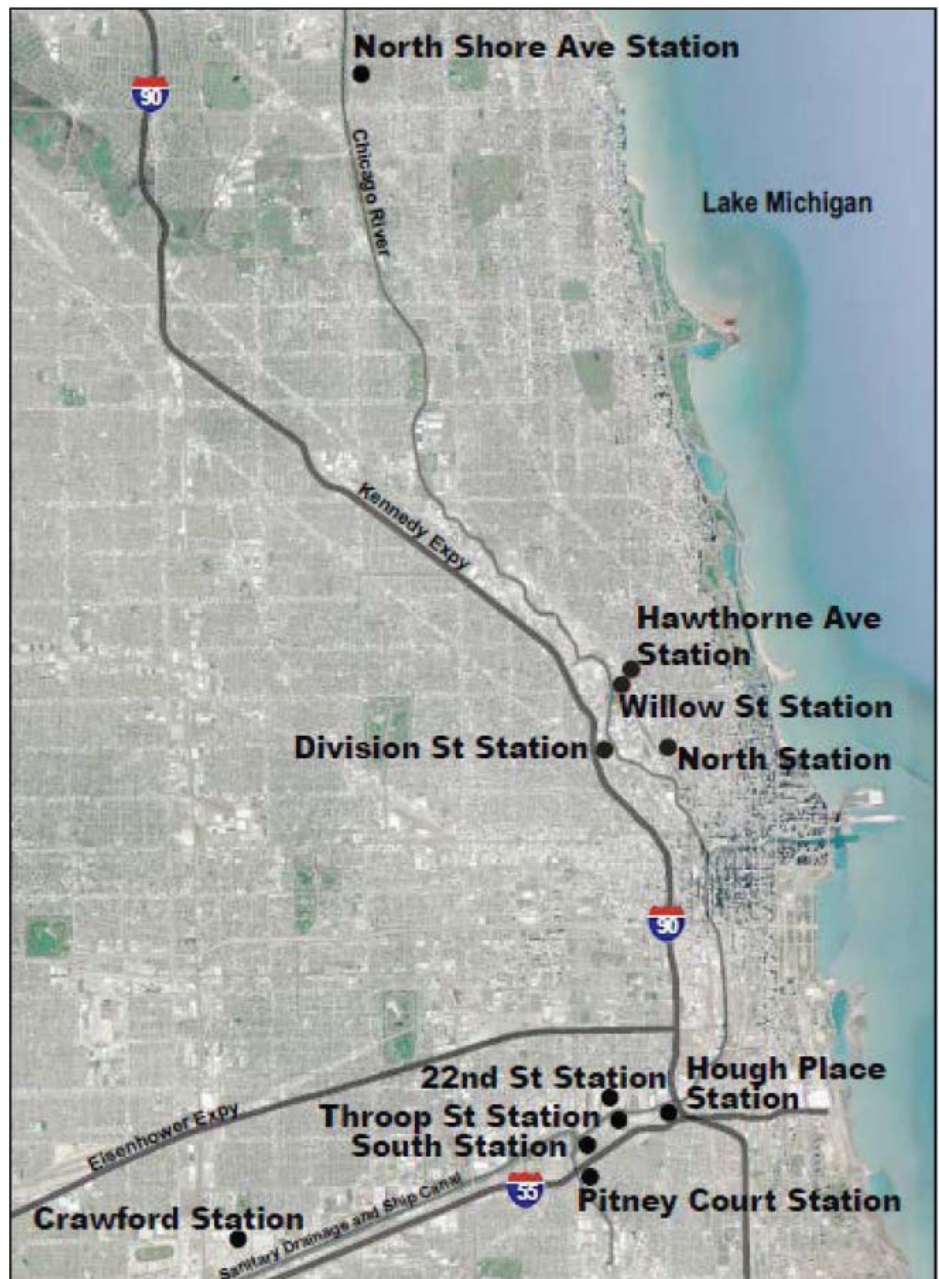
The U.S. Environmental Protection Agency (EPA) prepared this Community Involvement Plan (CIP) to engage and support the communities near 10 former manufactured gas plant (MGP) sites in Chicago, Cook County, Illinois.

EPA entered into an agreement in 2007 with Peoples Gas Company to oversee the company's investigation of 11 former MGP sites along the Chicago River. Peoples Gas Company was owned by Integrys Energy Group, which combined with Wisconsin Energy in 2014 to form WEC Energy Group, Inc. The MGP locations are from the north side of Chicago near the West Rogers Park area, to the south side of Chicago by the Bridgeport neighborhood area (see map, below). Out of these 11 sites, this CIP will focus only on the 10 sites listed below. The Crawford Station site is included in the 2013 Community Involvement Plan for the Pilsen and Little Village Sites. See <http://semspub.epa.gov/src/document/05/929110>.

- » 22nd Street Station
- » Division Street Station
- » Hawthorne Avenue Station¹
- » Hough Place Station¹
- » North Shore Avenue Station
- » North Station
- » Pitney Court Station¹
- » South Station
- » Throop Street Station
- » Willow Street Station

¹Removed from the federal Superfund cleanup program in 2017.

The CIP is a working document that will evolve as cleanup continues and as input is received from communities. It is intended to be flexible, adaptable, and used as a guide for EPA's communication with the communities.



Map of former MGP sites in Chicago.

EPA wants members of the community to know and understand when and how they can participate in decision-making during the cleanup activities at these sites. EPA is committed to promoting effective and meaningful communication with the community and wants to make sure the community’s concerns and information needs are considered as activities at the sites progress.

EPA’s plan for addressing community concerns and keeping stakeholders informed and involved in cleanup activities is described in this CIP. EPA will use this document as a guide to communicate with, and involve residents, businesses, neighborhood organizations and local governments in the Chicago area.

There were previously three CIPs prepared for these sites prior to this current CIP. EPA combined multiple sites based on their locations for the CIPs. This CIP includes information for all 10 sites combined.

This CIP will be made available to the community for review and to provide feedback as part of EPA’s overall community involvement strategy. Members of the community who would like to discuss or ask questions about the CIP are encouraged to contact Mr. Heriberto León, EPA’s Community Involvement Coordinator.

Questions about any of the technical information related to the cleanup efforts discussed in this CIP should be addressed to the appropriate EPA Remedial Project Manager (RPM). The RPMs and their respective sites are listed below:

**EPA welcomes
community input!**

If you have suggestions or questions about this CIP, please contact:

**Heriberto León
Community Involvement
Coordinator**
EPA Region 5 (SI-6J)
77 W. Jackson Blvd.
Chicago, IL 60604
leon.heriberto@epa.gov
312-886-6163
800-621-8431, ext. 66163

<p>Sarah Rolfes Remedial Project Manager rolfes.sarah@epa.gov 312-886-6551</p>	<p>Ross Del Rosario Remedial Project Manager delrosario.rosauro@epa.gov 312-886-6195</p>	<p>William Ryan Remedial Project Manager ryan.williamj@epa.gov 312-353-4374</p>
<ul style="list-style-type: none"> • North Shore Avenue Station • Willow Street Station • North Station • Division Street Station • Hawthorne Avenue Station 	<ul style="list-style-type: none"> • 22nd Street Station • South Station • Pitney Court Station 	<ul style="list-style-type: none"> • Throop Station • Hough Place Station

This CIP is organized in sections to allow readers the flexibility to either read the entire document or go directly to the parts of greatest interest to them. In addition to this introductory section, the CIP contains the following sections:

SECTION 2 – EPA’s Community Involvement Goals–Action Plan

SECTION 3 – Community Background

- Demographics
- History

SECTION 4 – Community Concerns and Questions

- Summary of Community Interviews

SECTION 5 – Site Successes

APPENDICES

A – Site Descriptions and cleanup progress

- 22nd Street Station
- Division Street Station
- Hawthorne Avenue Station
- Hough Place Station

- North Shore Avenue Station
- North Station
- Pitney Court Station
- South Station
- Throop Street Station
- Willow Street Station

B – Key Contacts

C – Community Resources

D – Superfund Alternative Approach

E – Community Interview Questions

F – Abbreviations and Acronyms

G – Glossary of Terms

SECTION 2 – COMMUNITY INVOLVEMENT GOALS AND ACTION PLAN

This section highlights EPA's goals, activities and timeline for conducting community involvement activities to keep community members informed and involved during the cleanup process of the former gas plant sites.

When establishing the objectives for a site-specific community involvement program, EPA considers several factors, including federal requirements and the nature and extent of known or perceived site contaminants, as well as known community concerns and requests.

To be effective, a community involvement program must be designed to meet the community's need to know, give information in a timely manner and accommodate the community's interests and its willingness to participate in decision-making processes. EPA must also share information in language the public can understand.

EPA has, or will put in place, processes to actively engage the community in decisions regarding the cleanup of the MGP sites. EPA developed this CIP to facilitate communication between the community and EPA and to address key concerns and questions raised during the 2007 (South Side sites), 2009 (North Shore and near Goose Island sites) and 2018 community interviews.

EPA will inform, involve and engage the community during cleanup decisions and efforts. As the needs of the community change, EPA will modify the community involvement strategies used to address them. To address the initial community concerns and questions described in the Section 4, EPA has conducted (or will conduct) the following activities:

- » **Establish a toll-free number for residents to ask questions and receive information.** As questions or as concerns arise, the Community Involvement Coordinator and RPMs can be reached using their respective toll-free numbers.

To meet the needs of the community, to respond to information obtained during community interviews and meetings, and to meet federal requirements, the EPA has established the following objectives for community involvement:

- » Enlist the support, coordination and involvement of local officials and community leaders
- » Monitor community interest in the site and respond accordingly
- » Keep the community informed of ongoing and planned site activities
- » Explain technical site activities and findings in an understandable format
- » Get public input on key decisions
- » Change planned activities, where warranted, based on community input
- » Update the EPA's website regularly with useful information for the community
- » Hold public meetings, when necessary, within the community to give all residents an opportunity to attend

EPA's Toll-free Number: 800-621-8431

» **Maintain communication with local officials.** EPA will continue to maintain communication with local officials throughout the cleanup process.

» **Share site information on the Internet.** Site information is provided on EPA's website and will be updated as events occur: www.epa.gov/il/manufactured-gas-plant-sites-peoples-gas-and-north-shore-gas.

» **Update and maintain the site mailing list and email group.** A mailing list and email group comprising local residents, organizations, businesses and officials have been established for the sites. The mailing list and email group will be updated regularly to reflect address changes, changes in elected officials, and to add new people.

EPA typically mails written information to ensure that people who do not have access to the Internet still have a way to receive information.

These mailing lists are for EPA use only and are not shared with outside entities. If someone is interested in being placed on the mailing list, they should contact Mr. León.

» **Prepare and distribute written materials.** Fact sheets, letters and updates summarizing information about the site and describing activities may be prepared and sent to those on the mailing and email lists. The materials will be written in non-technical language. EPA will include current contact information for project staff on all written materials and will notify the community of any contact information changes.

In addition to being shared with individuals on the site mailing lists, fact sheets and site updates are also placed in the information repositories and posted on EPA's website: www.epa.gov/il/manufactured-gas-plant-sites-peoples-gas-and-north-shore-gas.

» **Establish and maintain a site-specific information repository.** EPA has set up local information repositories at libraries near the

sites. A list of the information repositories can be found in Appendix C. A repository is a collection of site-related documents available to the public for reading and photocopying or printing. Documents include technical reports, the CIP, fact sheets, general Superfund information and other documents. EPA adds new documents about the site as they become available.

Information repositories give residents local access to site information in forms that can be easily read and photocopied or printed for future use. An online information repository is also available on EPA's website.



Community members can discuss concerns with EPA at any time. Contact the EPA Community Coordinator by phone, email, or mail.

» **Establish and maintain the administrative record.** A copy of the administrative record, a file that contains all written documents for the sites, can be found at the information repositories and at EPA's Superfund Records Center in Chicago (see Appendix C). EPA will update the administrative record as necessary. The administrative record gives residents a paper trail of all documents EPA relied on or considered, to reach decisions about the cleanup activities.

» **Write and distribute news releases and place public notices.** EPA will place large display advertisements in local newspapers, such as *The Gazette* and *The Bridgeport News* to announce significant site investigation findings, completion of major milestones, significant scheduling information and other pertinent site-related information.

News releases allow EPA to reach large audiences quickly. They will also be posted on EPA's website: www.epa.gov/il/manufactured-gas-plant-

sites-peoples-gas-and-north-shore-gas. EPA will issue news releases and public notices as site activities progress. Copies of the news releases and public notices will also be available at the information repositories.

- » **Conduct public meetings, hearings and information sessions.** A public meeting is an opportunity for EPA to present specific information and a proposed course of action. EPA staff is available to share information and answer questions. A public meeting is not a formal public hearing where testimony is received. Instead, it might be a meeting to exchange information or comments. A public hearing is a formal meeting where EPA officials hear the public's views and concerns about an EPA action or proposal. There are specific regulations about when EPA is required to consider such comments when evaluating its actions. Public hearings are recorded by a professional transcriber and become part of the administrative record. The comments are also posted on the Internet.

In addition, EPA may hold an informal open house-style meeting, called an availability session, where residents can meet EPA experts one-on-one to discuss the activities at the sites. Either type of meeting allows community members an opportunity to express their concerns and ask questions of EPA, state or local government officials. Public meetings or availability sessions can be held at various times throughout the investigation and cleanup process. A meeting is typically scheduled when there are technical milestones or when the community has expressed an interest in having a meeting.

EPA will consider conducting additional meetings at different times and in different locations throughout the community to give all residents an opportunity to attend as needed.

- » **Assist the community in forming a community advisory group.** A CAG is made up of local residents representing community organizations, associations, businesses, etc. and provides a formal mechanism for community members to have a voice in decisions. EPA encourages the formation of CAGs. CAGs are best for communities willing to attend

regularly scheduled formal meetings for ongoing needs. More information on CAGs can be found at www2.epa.gov/superfund/community-advisory-groups.

- » **Evaluate community involvement and outreach efforts and make adjustments as warranted.** This CIP was designed to consider site- and community-specific factors, as well as to comply with federal requirements. The objectives of the community involvement program for the site and the specific activities to address these concerns described in this CIP are based to a large extent on information obtained during the 2008, 2009 and 2018 interviews with stakeholders. EPA recognizes that changes in community perceptions, information needs, and population demographics can occur over time. Such changes may require a revised approach to conducting community involvement activities. To determine whether the activities in this plan are achieving their intended objectives, EPA will conduct periodic reviews to determine whether other activities are needed or whether changes to current methods outlined in this plan are necessary. As the needs of the community change, EPA will modify the community involvement strategies and address them in a CIP revision.



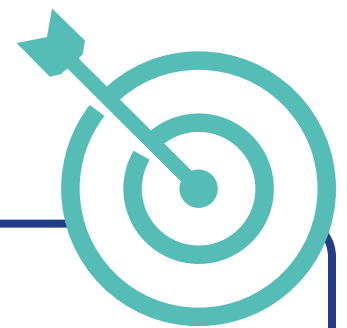
CAGs meet periodically to discuss site events and create partnerships with the surrounding community. CAGs also provide community recommendations on cleanup decisions to EPA.

Timeframe for conducting community involvement activities

The following table presents the general timeframe for EPA's community involvement activities.

Community Involvement Activities	Timeframe
Maintain point of contact	Completed
Establish a toll-free number	Completed; publish on written materials and EPA website
Maintain communication with local officials, agencies and community residents	Ongoing as needed
Share site information on the Internet	Completed; update as needed
Update and maintain the site mailing list and email group	Completed; update as needed
Prepare and distribute fact sheets and site updates	If needed
Establish and maintain a site-specific information repository	Completed; update as needed
Establish and maintain the administrative record	Completed; update as needed
Conduct public meetings, hearings and information sessions	If needed
Place public notices	As needed
Evaluate community involvement and outreach efforts and make adjustments as warranted	Periodically throughout the process

Throughout the investigation, EPA's community involvement coordinator and RPMs will respond to questions and concerns from those interested in the sites. They will also be available to speak to local citizen groups upon request. EPA's toll-free telephone number and the direct numbers and email addresses of the community involvement coordinator and the RPMs will be included on all community involvement material and email correspondence.



Community Involvement Goals:

- ✓ Respond to community questions, concerns, and requests for information.
- ✓ Help community members understand their role in the decision-making process during project design and cleanup.
- ✓ Give the public accurate, timely, and understandable information about the project as it moves forward.
- ✓ Give ample time and opportunity for the community to give informed, meaningful input.
- ✓ Respect and fully consider public input as the project moves forward.

SECTION 3 – COMMUNITY BACKGROUND

This section describes the communities around the former MGP sites, profiles the economic and ethnic makeup of the communities and summarizes the communities' history and past involvement at the sites.

The Communities

Chicago is the county seat of Cook County. The city of Chicago government is divided into executive and legislative branches. The mayor of Chicago is the chief executive, elected by general election for a term of 4 years. The city council is the legislative branch and is made up of 50 aldermen, one elected from each ward in the city (See ward map on Page 3-4). The council enacts local ordinances and approves the city budget. Government priorities and activities are established in a budget ordinance usually adopted each November. The council takes official action through the passage of ordinances and resolutions.

North Shore Avenue Station

West Rogers Park falls within the Ward 50 boundaries and is bordered by Howard Street to the north, Ridge Boulevard, Western Avenue and Ravenswood Avenue to the east, Bryn Mawr Avenue and Peterson Avenue to the south, and Kedzie Avenue and the North Shore Channel to the west.

Also known as West Ridge, West Rogers Park is located on the north side of the city of Chicago. The neighborhood, which used to be part of Rogers Park, separated in 1890 over a conflict known as the Cabbage War. The community is home to Jewish, Irish-American, German-American, Indian, Pakistani, Bangladeshi, Assyrian, Russian, and Korean immigrant communities, as well as the Midwest's largest Hasidic community.

West Rogers Park is approximately 3.5 square miles. As of the 2010 census, the community had a population of 71,942 (down 1.7 percent from 2000) and represented 2.6 percent of the city of Chicago's population. According to the 2010 census, the population of West Rogers Park was 44.3 percent white, 11.2 percent African-American, 17.5 percent Hispanic or Latino of any race, and 23.3 percent Asian. Rogers Park is one of the most diverse communities in the entire country.

The median household income in 2016 for West Rogers Park was \$70,509; 20 percent of the population was below poverty level.

Sites near Goose Island: Division Street Station, Hawthorne Avenue Station, Willow Street Station, and North Station

The four sites near Goose Island are in an area called the Near North Side. This neighborhood is located north of the Chicago River and the downtown central business district (the Loop). The Near North Side is generally known as an affluent area. The actual island in the Chicago River is called Goose Island and is considered a planned manufacturing district. It has a history of manufacturing and while business on the island has fluctuated throughout the years, it has maintained this industrial quality. However, homes can be found around the island as well.

Goose Island became associated with a nearby Irish squatter settlement and as those squatters moved northward onto Goose Island, the name may have moved with them. In the late 1860s, Peoples Gas Light and Coke Company bought land just east of Goose Island and opened the Gas House. The flames from the plant led to the neighborhood nickname of "Little Hell," which referred to an area generally east of Goose Island and sometimes extended to parts of the island.¹ By 1887 there were two grain elevators, 11 coal yards, and a railroad located on the island,



¹ www.encyclopedia.chicagohistory.org/pages/300045.html

among other industrial facilities. By the turn of the century many residents began to move off the island. Many businesses also deserted the island.²

As of the 2010 census, Near North Side had a population of 80,484 (up 10.4 percent from 2000) and represented 2.9 percent of the city of Chicago's population. According to the 2010 census, the population of Near North Side was 71.5 percent white, 11.3 percent Asian, 9.2 percent African American and 5.3 percent Hispanic or Latino of any race.

The median household income in Near North Side in 2016 was \$107,254; 14 percent of the population were below the poverty level.³

South Side sites: 22nd Street Station, Hough Place Station, Pitney Court Station, South Station, and Throop Street Station

The South Side is a major section of the city of Chicago. The South Side has had a distinct identity that is often associated with racial diversity. The boundaries of the region vary by source, but generally the area encompasses 60 percent of the city's land area with a higher ratio of single-family homes and large sections zoned for industry. Considerable heterogeneity in race, income and other demographic measures can be found there.

Bridgeport (the location of 4 of the 10 sites covered by this CIP) is in Chicago's 11th Ward, and the 22nd Street Station site is in the 25th Ward. Bridgeport extends from the Stevenson Expressway north to Pershing Road on the south, and from the Conrail tracks on the east to Bubbly Creek (a small fork of the Chicago River) on the west.

In the 1830s and early 1840s, its original settlers were Irish canalers. These squatters built their shanties on federal land, the canal banks, near the source of fresh water. Bridgeport was a city suburb until 1863. The community got its name from the fact that there was a low bridge near the South Fork in the 1840s, and heavily loaded canal boats had to unload items from the decks and carry them around it.

Bridgeport, approximately 2 square miles in area on the near southwest side of Chicago, was the lifelong home of the late Mayor Richard J. Daley and former Mayor Richard M. Daley. Bridgeport has been the home of many Irish, some Poles, Croatians, Lithuanians, Italians, Chinese and African-American Chicagoans. Before the town came into being, Bridgeport was the eastern end of the principal portage

route between the Great Lakes and the Mississippi River; it then became a canal station and was an early rail station. Some neighborhoods in Bridgeport are undergoing rehabilitation (and, in some cases, gentrification).

As of the 2010 census, Bridgeport had a population of 31,925 (down 5.3 percent from 2000). According to the 2010 census, the population of Bridgeport was 34.5 percent Asian, 31.9 percent white, 28.1 percent Hispanic or Latino of any race, and 2.8 percent African American.

The median income for a household in Bridgeport in 2016 was \$34,499; 22 percent of the population and 15 percent of families were below the poverty level.

Chinatown neighborhood is centered on Cermak and Wentworth Avenues and is close to a few of the south side sites. As of 2013, about 8,000 people live within Chinatown itself; 90 percent of residents there are ethnic Chinese. Most area businesses there cater to the local Chinese population.



Chinatown

Ping Tom Memorial Park opened in 1999 with Chinese gardens on the northern edge of Chinatown along the Chicago River.



Ping Tom Memorial Park

There are numerous other parks near the South Side sites such as the Canal Origins Park, Canalport

² [http://en.wikipedia.org/wiki/Goose_Island_\(Chicago\)](http://en.wikipedia.org/wiki/Goose_Island_(Chicago))

³ www.city-data.com/neighborhood/Near-North-Side-Chicago-IL.html



Jacolik Park

Riverwalk, Triangular Park, Florian S. Jacolik Park, and Park No. 571. The South Branch Park Advisory Council works to keep these parks clean and welcoming to community residents.

The **Florian S. Jacolik Park** is located in the Bridgeport Community near the South Street Station site. The park pays tribute to Private Florian S. Jacolik, who served in the Army during World War II. Until 1999, the park was known as Eleanor Park.

The city of Chicago began leasing this park site from Peoples Gas Company before 1950. The city's Parks and Recreation Department managed the park until

1959, when the Chicago Park District took over the lease. Peoples Gas sold the property to the park district in 1977. This active community park features a playground and water fountain.

Park No. 571 is located next to the South Street Station site. The park offers recreational opportunities for the public and it also contains a two-building boathouse facility. The boathouse functions as a rowing training center and boat storage facility. See Section 5 for more information about the boathouse.

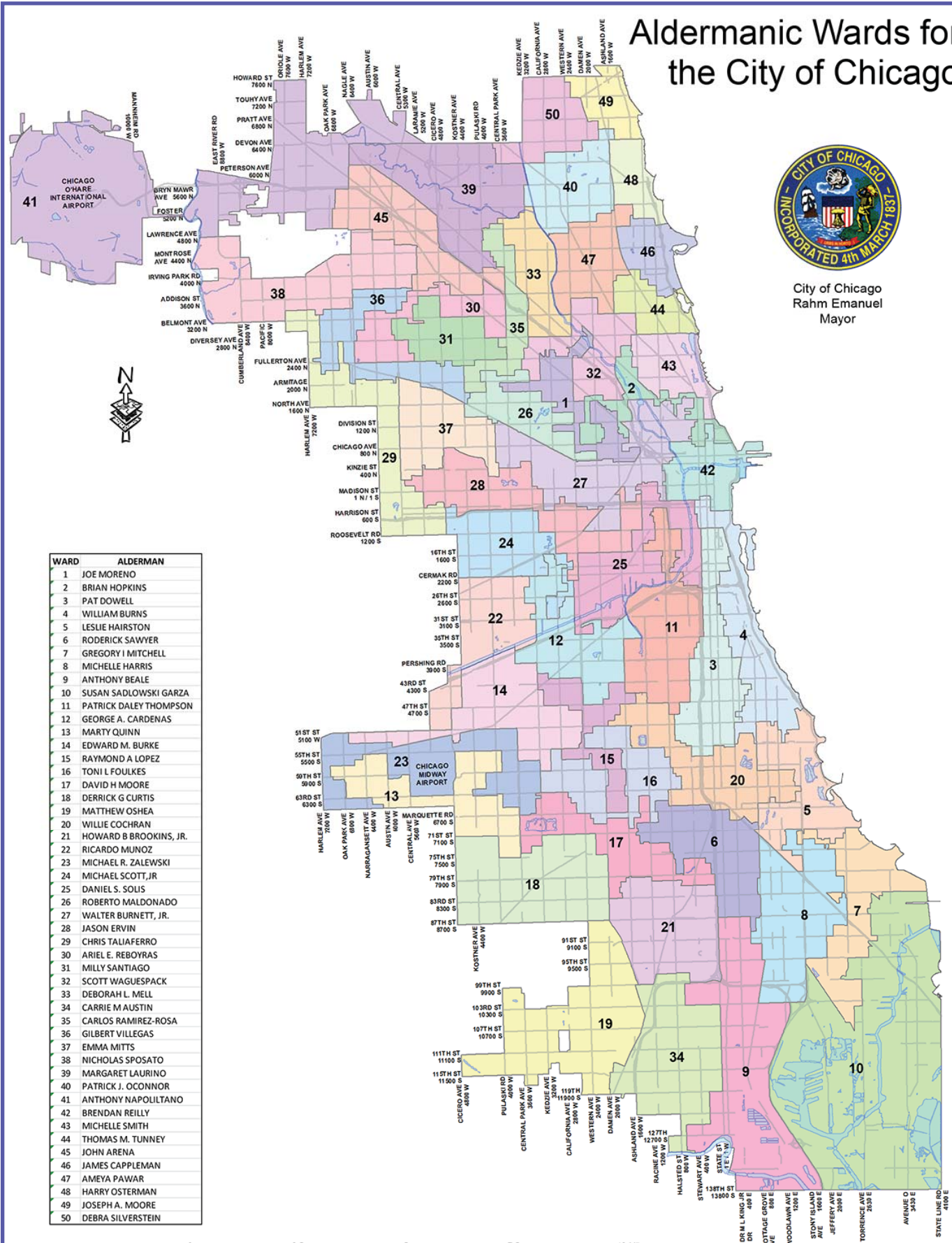


Boathouse at Park No. 571 in Bridgeport.

Aldermanic Wards for the City of Chicago



City of Chicago
Rahm Emanuel
Mayor



WARD	ALDERMAN
1	JOE MORENO
2	BRIAN HOPKINS
3	PAT DOWELL
4	WILLIAM BURNS
5	LESLIE HAIRSTON
6	RODERICK SAWYER
7	GREGORY I MITCHELL
8	MICHELLE HARRIS
9	ANTHONY BEALE
10	SUSAN SADLOWSKI GARZA
11	PATRICK DALEY THOMPSON
12	GEORGE A. CARDENAS
13	MARTY QUINN
14	EDWARD M. BURKE
15	RAYMOND A. LOPEZ
16	TONI L. FOULKES
17	DAVID H. MOORE
18	DERRICK G. CURTIS
19	MATTHEW OSHEA
20	WILLIE COCHRAN
21	HOWARD B. BROOKINS, JR.
22	RICARDO MUNOZ
23	MICHAEL R. ZALEWSKI
24	MICHAEL SCOTT, JR.
25	DANIEL S. SOLIS
26	ROBERTO MALDONADO
27	WALTER BURNETT, JR.
28	JASON ERVIN
29	CHRIS TALIAFERRO
30	ARIEL E. REBOYRAS
31	MILLY SANTIAGO
32	SCOTT WAGUESPACK
33	DEBORAH L. MELL
34	CARRIE M. AUSTIN
35	CARLOS RAMIREZ-ROSA
36	GILBERT VILLEGAS
37	EMMA MITTS
38	NICHOLAS SPOSATO
39	MARGARET LAURINO
40	PATRICK J. OCONNOR
41	ANTHONY NAPOLIANTANO
42	BRENDAN REILLY
43	MICHELLE SMITH
44	THOMAS M. TUNNEY
45	JOHN ARENA
46	JAMES CAPPLEMAN
47	AMEYA PAWAR
48	HARRY OSTERMAN
49	JOSEPH A. MOORE
50	DEBRA SILVERSTEIN

0 2.5 5 7.5 10 Miles

Copyright © 2015, City of Chicago

SECTION 4 – COMMUNITY CONCERNS AND QUESTIONS

This section focuses on the concerns and questions EPA heard from community members about the sites. In preparing this CIP, EPA also reviewed the past CIPs to compare concerns voiced previously and found that the concerns expressed in the past are still the concerns that people have today.

Summary of Community Interviews

To better understand the community and its concerns and information needs related to the 10 former MGP sites, EPA conducted interviews in February 2018 with local officials, business owners, and residents living and working near the former MGP sites. EPA asked them about various issues related to the contamination and cleanup at the sites, the community involvement process, the communication process to date, and how the community involvement process could be improved.

Previous interviews were conducted for the South Side MGP sites in October 2007, the sites near Goose Island in April 2009, and the North Shore Avenue Station in July 2009.

A summary of the responses, organized by subject, is presented below. Appendix E provides the list of questions EPA asked interviewees during the 2018 interviews.

Knowledge and opinions about the sites

EPA began the interviews by asking what people knew about the sites. The majority of those interviewed had some awareness about the sites. A few lived near a site(s); the others worked near a site(s). The results of the interviews showed varying levels of knowledge about contamination at the former MGP sites. While most knew that the sites were contaminated, many were unsure what stage of cleanup the sites were in, or if a site was actually clean.

Sources of Information

When interviewees were asked what the best way was to get information out about the sites, many said via newspapers, such as *The Gazette* and *The Bridgeport News*. Others mentioned social media such as Facebook. Some stated that using local government officials or aldermen was a good way, since they usually have periodic community meetings, are in

touch with the communities, and generally send out email blast announcements. One person recommended getting leaders together to learn about the sites, and then have them distribute the information to the community.

Note to the reader: This summary is intended to faithfully record and reflect the issues and concerns expressed to EPA by residents, officials and others on the days of the community interviews. By necessity, this is a collection of opinions, thoughts and feelings. Therefore, please be cautioned that the statements contained in this section may, or may not, be factual and the opinions and concerns expressed are those of individual interviewees alone.

Other ways to get information out included word of mouth, faith-based organizations, and through other trusted community leaders. Also, having EPA's website link on other organizations' webpages was suggested. Fact sheets were also recommended as a good way of providing information about the sites.

A few interviewees suggested having educational material about the sites available, and to have that

information in easy to read, plain language. They also said that the materials should be in both English and Spanish.

Public meetings

Most of those interviewed said having meetings would be a good way to keep the community informed when there is news to provide about the sites. They suggested that the meetings for each site be held in their respective communities. Some interviewees suggested EPA “piggyback” or connect with other organizational meetings in place, such as local townhall meetings. Those organizations could help get the word out about the meetings.

For possible meeting locations, interviewees suggested Ping Tom Field House, Instituto Health Sciences Career Academy, Lozano Magnet School, Lozano Branch Library, museums, and parks.

Other people or groups to talk to

Those interviewed suggested the following people or groups to speak to about the MGP sites:

- » Active Transportation Alliance
- » Boathouse
- » Development companies
- » Friends of Park 571
- » Friends of the River
- » Kayak share program
- » Little Village Environmental Justice organization
- » Neighborhood associations
- » Park District/Park Advisory Council
- » PERRO
- » Resurrection Project
- » Sierra Club

General concerns about the sites

Interviewees were asked about what concerns they had about the sites. The major concerns that were brought up included redevelopment/reuse of the properties, cleanup status, and health concerns.

Most would like to see the sites returned to some useful purposes, with a mix of both commercial and residential uses. Interviewees said they want to have input into redevelopment plans because of their concern about keeping the area affordable. For example, housing for modest incomes instead of expensive condominiums being developed.

Other redevelopment ideas mentioned included adding more boat launches and other access areas to the river. Interviewees also expressed interest in having more walking and biking areas.

Some of the people interviewed were unclear as to whether a site was cleaned up or not. They also mentioned they would like to know what cleanup work has been done so far for each site.

Questions interviewees asked during the interview process included the following:

Redevelopment and reuse

- » What are the redevelopment plans for the sites?
- » Can the community be engaged and provide input for redevelopment plans before developers are brought in?
- » Can you build on the sites?
- » Which sites would lend themselves to redevelopment?



Redevelopment project in Bridgeport neighborhood.

Cleanup Status

- » What is the status of the sites?
- » What is the timeframe for cleanup?
- » What is the process for cleaning up the sites?
- » Is the contamination contained?
- » What was done on the North site?
- » What is the status of the Hawthorne and Willow sites?
- » Is IEPA involved?

Health concerns

- » Should we avoid the areas?
- » What are the health concerns now?
- » How is the water quality?

Other

- » Will the otter habitat be disturbed?

SECTION 5 – SITE SUCCESSES

Portions of two of the former MGP sites along the Chicago River have recently been redeveloped: The North Shore Avenue Station and the South Station.

North Shore Avenue Station Site

This site has been removed from the Superfund program. Cleanup activities on three of the parcels —the main parcel, the east parcel, and the pond parcel—included excavation of contaminated material on the northern portion of the site in 1997. By 2002, an additional 26,000 tons of contaminated soil were removed from the site.

At the request of the Board of Education of the city of Chicago, U.S. EPA reviewed the east parcel information and issued a letter in 2007 stating that no further work was necessary. Based on this determination, the Board of Education constructed West Ridge Elementary School on the property, which opened in 2010.

In 2016, the State of Illinois issued no further remediation letters for three of the five parcels that made up the North Shore Avenue Station site. The Abe and Ida Cooper Center building was built on the pond parcel and opened in 2016. The state-of-the-art facility, located at 6639 N. Kedzie, was built to house the Jewish Child & Family Services' expanding programs for children and adults with special needs.

The 16,000-square-foot center was designed by OKW Architects. It has an environmentally friendly green design with special features such as a green roof, photovoltaic solar panels and a native plant nature path and observation area. The building won a CBC Merit Award for New Construction Under \$15 Million.



Aerial view of pond parcel before construction of Cooper Center.



The Abe and Ida Cooper Center

South Station Site

The South Station site, near the intersection of Eleanor and Loomis Streets in the Bridgeport community, consists of four parcels. Two of the parcels are owned by the city of Chicago.

The site was remediated under the Illinois State Remediation Program from 2005 to 2006.

U.S. EPA removed the two parcels from the Superfund program in 2011. Peoples Gas was able to secure a No Further Remediation letter in 2013. The two parcels were developed into a city park called Park No. 571.

Park No. 571 is located at 2828 South Eleanor Street. The park is approximately 3 acres and contains a two-building boathouse facility that was built in 2016. The first building is 5,832 square feet and features a mechanically heated training facility with an open plan for an ergometer workout space, including 57 “erg” machines. The “erg” machines simulate the action of rowing and measure work output. This facility also contains a multi-purpose community room, main office and restrooms.



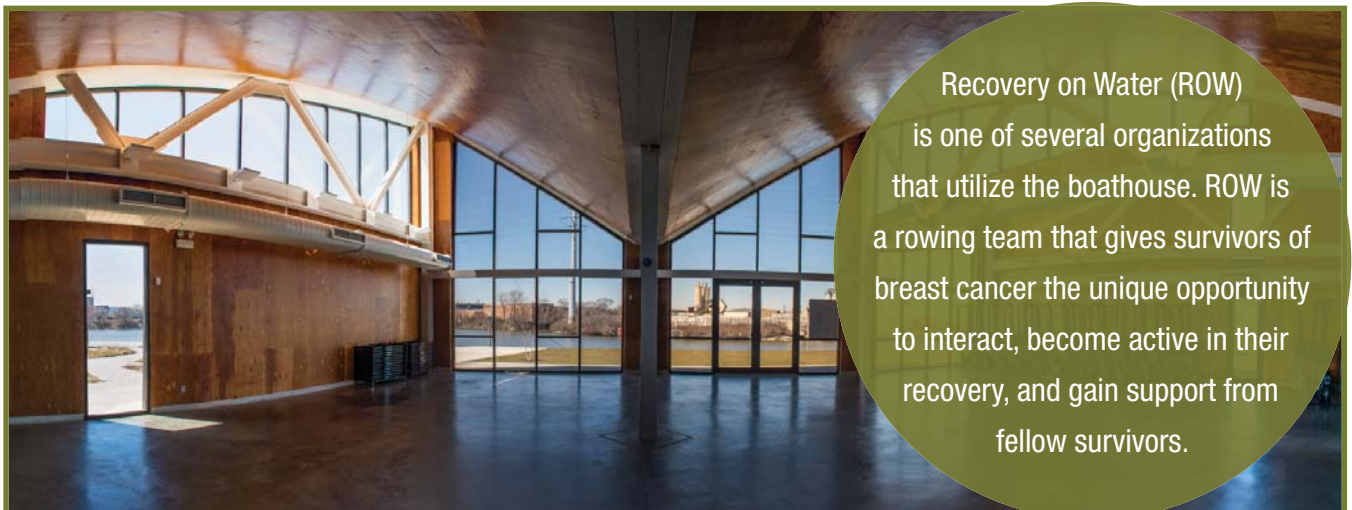
Aerial photo of South Station site in 2001.



“Erg” machines in the Eleanor Boathouse

The boat storage building is 13,171 square feet and includes a rowing office, four team storage bays, a heated boat storage repair bay, vending area and a clear span boat storage space that includes five unheated boat storage bays to store 66 rowing shells and support equipment.

Park No. 571 also features site improvements including a floating boat launch dock in the Chicago River, walkways, new lighting, outdoor fitness equipment, installation of landscape plantings and eight parking spaces. There is access to Wi-Fi in both indoor and outdoor areas.



Recovery on Water (ROW) is one of several organizations that utilize the boathouse. ROW is a rowing team that gives survivors of breast cancer the unique opportunity to interact, become active in their recovery, and gain support from fellow survivors.

Inside the Eleanor Boathouse

APPENDIX A – Site Descriptions and Cleanup Progress

The 10 MGP sites covered by this CIP are relatively close to the Chicago River, which was a transportation route when the MGPs operated. These facilities produced gas from coal from the mid-19th through the mid-20th centuries. After World War II, coal gas was phased out and replaced with natural gas for cooking and heating. Waste from these operations often included tar, oil, cinders and coke (coal residue). The waste material also usually contained compounds commonly found in motor oils (polynuclear aromatic hydrocarbons, or PAHs), volatile organic compounds (VOCs—contaminants that evaporate into the air easily) and heavy metals such as arsenic and lead.

These MGP sites are not listed on the National Priorities List (NPL) but are considered to be NPL-caliber sites and are being addressed through the Superfund Alternative (SA) approach. See Appendix D for more information about the SA approach.

In 2017, U.S. EPA removed portions from some of the 10 former MGP sites along the Chicago River from its Superfund program, as these locations needed no additional cleanup under the program. EPA determined that no further cleanup or investigation activities were needed by the Agency on the North Shore Avenue, Hawthorne Avenue, Pitney Court, Hough Place Station sites, and four parcels at the North Station site. These upland (adjacent to the rivers) MGP sites that were removed from the federal Superfund program were referred to Illinois EPA to address any remaining issues and will then be available for reuse and redevelopment. However, the river portions of the

MGP sites are still being addressed by the EPA SA approach.

Bubbly Creek had been part of the South Branch River Operable Unit (OU) of the MGP sites and it is now removed from the Superfund program also. Any work being done to improve water quality will be managed under other environmental authorities including the Clean Water Act.

U.S. EPA's decision to remove the upland sites from the Superfund program using the SA approach was based on prior work done and investigations at the sites. A portion of Bubbly Creek is next to the Pitney Court MGP site, so this area was evaluated using this approach as well.

The SA approach uses the same investigation and cleanup process and standards that are used for sites listed on the NPL. The NPL is a roster of the nation's most hazardous waste sites eligible for Superfund cleanup.

After completing the remedial investigation (RI) for each site, a feasibility study (FS) will be performed on each of the sites. The studies will outline treatment alternatives to address any remaining contamination above acceptable risk levels. EPA will then propose a preferred cleanup plan and provide opportunities for public comment before making a formal remedy decision documented in a Record of Decision.

Descriptions for each of the 10 sites are listed on the following pages.

To learn more about U.S. EPA's Superfund alternative approach, visit www.epa.gov/enforcement/superfund-alternative-approach.

MFG Site Locations - City of Chicago



North Shore Avenue Station



North Shore Avenue Station site

Location and site features

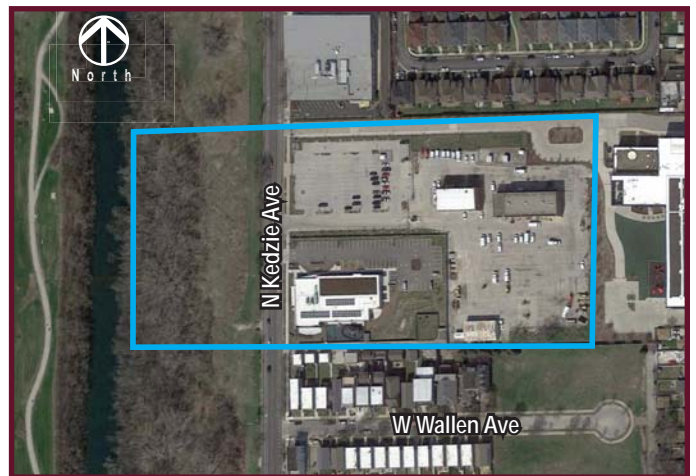
The North Shore Avenue Station site is in West Rogers Park and is bounded on the west by North Kedzie Avenue, on the east by North Whipple Street, on the south by residential properties on Albion Avenue, and on the north by recently constructed single family homes on North Shore Avenue. The North Shore Channel of the Chicago River is approximately 350 feet west of the western property line.

The site was originally four parcels (under five parcel identification numbers). The four parcels were known as main, pond, Metropolitan Water Reclamation District of Greater Chicago (MWRD), and North Shore Channel. Cleanup activities on three parcels—the main parcel, the east parcel, and the pond parcel— included excavation of contaminated material. In 2017, U.S. EPA removed the upland parcels (main, pond, and MWRD) from the Superfund program.

History and cleanup progress

Peoples Gas began operating a storage facility for manufactured gas on the North Shore Avenue Station site in 1926. The gas holder was taken out of service in 1956 for inspection and repairs. The gas holder sealant was changed from tar to oil at that time, and nearly 200,000 gallons of tar were removed from the site. The gas holder and most of the tar tanks associated with it were removed in 1971. The main gas storage facility buildings are currently used for the sub-shop operations.

The shallow groundwater in the underlying glacial aquifer flows westward toward the North Shore Channel of the Chicago River. Chemicals detected in groundwater samples collected at the site included barium, cyanide, and PAHs. Deeper groundwater conditions at the site have not been investigated.



Approximate boundary of the North Shore Avenue site.

The site surface soil is fill material consisting primarily of silt and sand with smaller amounts of clay, gravel and brick. Soil samples collected during site investigations found tar staining below the groundwater level, as well as PAHs, metals, cyanide and VOCs. Soil at the site was cleaned up in 1997 and 2001.

Soil contaminated with chlorinated solvents from the adjacent site to the north of the main parcel was removed in 1997. Some of the contaminated soil had levels of contamination that exceed the Illinois residential standards, so land use in this portion of the site is restricted. Further site investigations led to the excavation of approximately 26,000 tons of soil contaminated with lead and PAHs in 2001 and 2002. The tar-stained soil below the groundwater level was not removed during this cleanup effort, which was completed under the Illinois Site Remediation Program.

A sediment investigation was performed in the North Shore Channel in 2007 to evaluate the potential presence of MGP residuals. No tar-like material was found in the sediment borings taken; however, odors

described as “organic” and “sewage-like” were noted in numerous borings. Samples were taken from the borings and it was determined that there was no indication of MGP residuals in the site sediment. The concentrations of PAHs in the sediment did not appear to be related to the former MGP but were characteristic of urban sediment.

At the request of the Board of Education of the city of Chicago, U.S. EPA reviewed the east parcel information and issued a letter in 2007 stating that no further work was necessary. Based on this determination, the Board of Education constructed West Ridge Elementary School on the property, which opened in 2010.

After the site received no further remediation letters in 2016, the Abe and Ida Cooper Center was built on one of the site parcels. The Abe and Ida Cooper Center is a state-of-the-art, 16,000 square-foot facility built

by the Jewish United Fund of Metropolitan Chicago and its affiliate, Jewish Child & Family Services. It offers programs and services for people of all abilities, including counseling, pediatric therapies, and a host of services for adults with disabilities and their families. See Section 5 for more information about the Cooper Center.

In October 2017, U.S. EPA removed the upland parcels (main, pond, and MWRD) from the Superfund program, reducing the area of the North Shore Avenue Station MGP site subject of the area of concern to the North Shore Channel only. There are no records that indicate MGP-related activities occurred on the North Shore Channel. Also, there are no indicators of transmission to the North Shore Channel from the former MGP operations located on the main and pond parcels.

Sites near Goose Island: Division Street Station, Hawthorne Avenue Station, Willow Street Station, and North Station



MGP sites near Goose Island

Division Street Station

The site is located at 1241 West Division St. The Division Street Station site is approximately 15 acres and is bounded to the north by West Division Street, to the south by West Cortez Street, to the west by the Union Pacific Railroad, and to the east and northeast by the North Branch of the Chicago River.

The site was constructed in 1883 as a gas production and storage facility. The Division Street Station MGP was the first MGP in Chicago built exclusively for the production of water gas. Underground MGP structures included storage tanks, oil tanks, tar tanks and tar settling tanks. Aboveground MGP structures included condensers, shaving scrubbers, oil tanks and light oil washers. Gas production at the plant ended before aboveground MGP structures were dismantled and removed in 1962.

Underlying groundwater samples collected at the site include VOCs, PAHs, metals and cyanide. Groundwater at the site flows east toward the North Branch of the Chicago River.

The upper layers of soil at the site are composed of fine sand to silty clay. Impacted soil was found as early as 1979 when excavation for an addition to the maintenance building led to the discovery of blackish clay soil with an observed inflow of oil. Stained soil with strong odors and heavy oil sheens were observed during later site investigations.

Additional soil samples collected in March 2002 showed evidence of coal tar, oily hydrocarbons and PAHs. More recent soil samples also showed high levels of PAHs, arsenic, lead and other chemicals.

Environmental site conditions are described in site investigation reports dated 1992, 2002, and 2003. Cleanup activities to address contaminated soil were conducted in 2005.



Approximate boundary of the Division Street Station site.

Contaminated soil was excavated to between 3 and 20 feet and backfill material was brought in to replace the excavated soil. After backfilling, an engineered barrier was installed to prevent the further spread of contaminants. Approximately 164,000 tons of excavated soil and more than 1 million gallons of water associated with the excavation were disposed of. Post-cleanup sampling data indicated that elevated levels of certain contaminants still exist on site, although barriers are in place to prevent human

and environmental exposure. In addition, some contaminated soil was left in place between the gas holder wall and the railroad tracks where cleanup was deemed impractical.

Remedial investigation started in March 2011. Groundwater monitoring and Phase 2 of sediment/surface water sampling were completed in March 2015. Supplemental remedial investigation fieldwork was completed in 2016 and 2018.

Willow Street Station Site

The site, which is located west of the intersection of Willow Street and North Kingsbury Street, is approximately 3.9 acres in size and is no longer owned by Peoples Gas. The site is bounded on the west by the North Branch of the Chicago River, on the east by the Chicago, Milwaukee and St. Paul Railroad (which now occupies the right of way formerly occupied by North Kingsbury Street), and on the north and south by privately owned parcels.



Most of the site (approximately 3.3 acres) is used as a laydown area for steel. The land to the east of the site (across the railroad tracks) is occupied by retail businesses. These parcels, formerly owned by Peoples Gas, were parts of the Willow Street Station and Hawthorne Avenue Station sites, which are located adjacent to each other.

Ogden Gas Company constructed the original station between 1895 and 1897. A coal gasification plant was operated onsite to produce carbureted water gas. Peoples Gas began leasing the site in 1907 but the facility was shut down from 1910 to 1921. Most of the above-ground structures were dismantled in 1938 and the original gas holders were dismantled in 1944. Portions of the site were leased or sold to other businesses between 1944 and 1953.

Peoples Gas constructed a new gas holder and began distributing natural gas on the site in 1953. The new

gas holder was closed in 1972. Since 1988, the site has been owned and managed by the current owners.

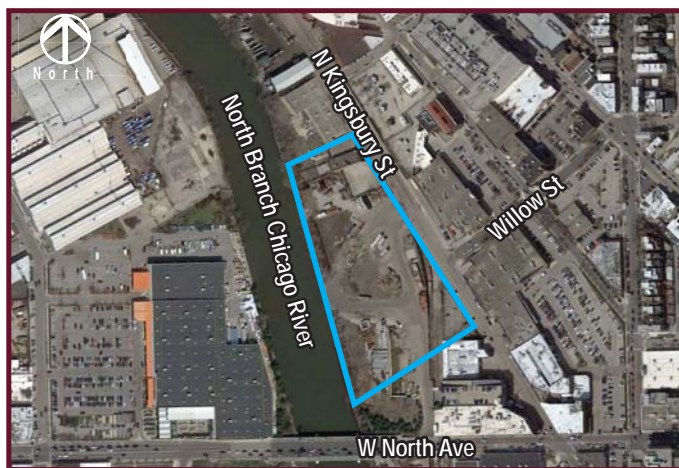
The available information indicates that groundwater generally flows toward the river, but flow directions are likely determined in part by buried foundations and former roadways. Groundwater samples collected in 2002 and 2004 found sheens and free product, as well as VOCs, PAHs, metals and cyanide.

Site soil consists of silty clay covered by fill material. Soil samples from investigations conducted from 2002 to 2004 found staining, tar at depths of up to 17 feet, VOCs, PAHs, metals and cyanide. Sediment samples were also collected from the North Branch of the Chicago River, approximately 800 feet downstream from the site in 2000.

A small area of contaminated soil was remediated by excavation in April 2004. More comprehensive remedial operations conducted at the site from 2004 to 2006 involved excavation to a maximum depth of 20 feet and disposal of approximately 130,600 tons of contaminated material. During this cleanup activity, tar was observed along a wall that separates the site from the river; contaminated material was left in place at the limits of the excavations. In 2006, coal tar was found at several locations along the wall, and laboratory analyses of sediment samples collected at these locations found high levels of PAHs.

Fieldwork took place in 2012 and again in 2013. An initial remedial investigation report was submitted in 2015, combining results from the Willow and Hawthorne MGP sites. Additional investigations are expected to be conducted, followed by issuance of a supplemental remedial investigation report.

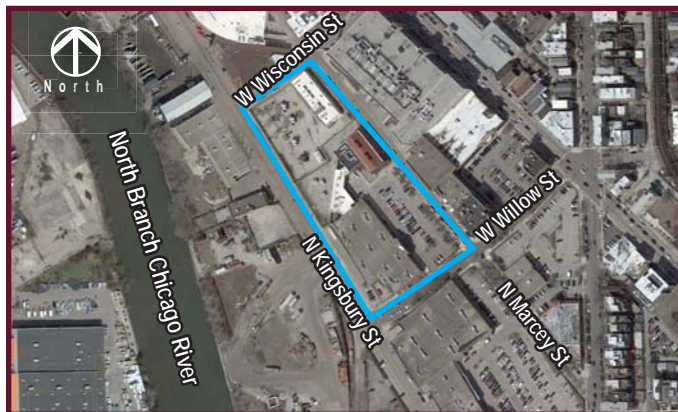
Willow Street Station was previously combined with the adjacent Hawthorne Avenue Station but will be separated for future investigations and reporting. See below for more information on the Hawthorne site.



Approximate boundary of the Willow Street site.

Hawthorne Avenue Station Site

The site is located on the northwest corner of Marcey Street and Willow Street, adjacent to the Willow Street MGP site. The site, which is approximately 4.1 acres in size, is bounded on the northwest by Wisconsin Street, on the southwest by Kingsbury Avenue, on the southeast by Willow Street, and on the northeast by Marcey Street. The North Branch of the Chicago River is approximately 375 feet west of the Hawthorne Avenue Station site.



Approximate boundary of the Hawthorne Avenue Station site.

The Ogden Gas Company constructed the site in 1905 for use as an MGP. Peoples Gas leased the property from Ogden Gas in 1907, gained control of portions of the company in 1913, and acquired the Ogden Gas Company's remaining assets when Ogden Gas dissolved in 1950. The Hawthorne Avenue gas holder was retired in 1958 and dismantled the following year. Peoples Gas began selling portions of the site in 1967.

Groundwater at the site flows west toward the North Branch of the Chicago River, but groundwater quality data are not available from onsite sampling locations.

Site soil consists primarily of clay, sand, and gravel with smaller amounts of coal, crushed brick, cinders, and wood chips. Site investigations and soil sampling conducted in 2002 found staining and odors, metals, VOCs, and PAHs.

Cleanup activities were performed in 2003 and 2005 to meet soil cleanup levels for industrial and commercial use. Cleanup involved soil excavation to depths of up to 8 feet in two small areas. During excavation, a portion of the gas holder wall was encountered. An engineered barrier was installed to cover the exposed portion of the gas holder. Conditions on the northwestern parcel, where a majority of the gas holder is located, have not yet been investigated. Part of the southeastern parcel was cleaned up in 2003 in conjunction with cleanup activities on the

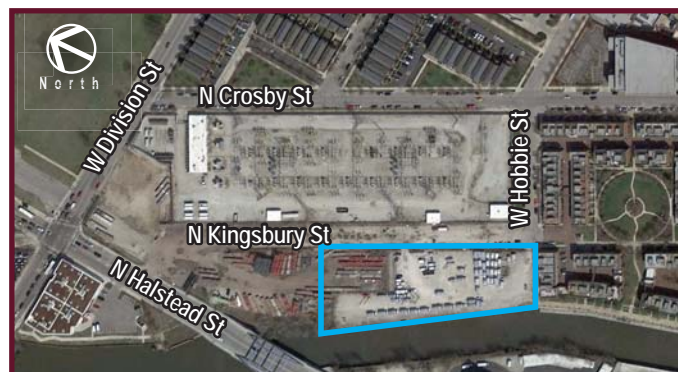
Willow Street Station site. This involved excavation of soil to a maximum depth of 12 feet and disposal of approximately 2,560 tons of contaminated material. Residual tar-contaminated material was left in place at depths from 6 to 12 feet and a plastic liner was installed before backfilling to prevent tar seeping into the cleaned up area.

Remedial investigation fieldwork was mostly completed in 2013; four additional rounds of groundwater sampling and two rounds of soil vapor sampling took place in 2014. In 2017, EPA determined that no additional Superfund response was needed at the Hawthorne MGP site, based on prior work done and investigations, and any remaining contamination could be addressed by returning the site to the state's voluntary Site Remediation Program, or SRP. The Willow MGP site will continue to be evaluated under EPA's program.

North Station Site

The site is located in the area bounded by North Crosby, West Division, and West Hobbie Streets and the North Branch Canal, which is part of the Chicago River. Land use near the site is mixed residential and industrial and commercial.

The site consists of five parcels. One of the parcels, adjacent to the canal and approximately 1.5 acres in size, is privately owned and currently vacant. Another parcel, approximately 5.5 acres, is currently owned by a utility company and contains an electrical substation and associated buildings and towers. A third parcel, north of the vacant property and less than 1 acre in size, is privately owned and is being used as a storage yard for construction equipment.



Approximate boundary of the North Station site.

The Chicago Gas Light and Coke Company built a coal gas production facility on the site in 1868. In 1887, production was converted to water gas. The facility was closed in the early 1960s. The parcel

adjacent to the North Branch Canal was used for coal storage.

Groundwater samples collected in 2002 contained high levels of PAHs and other chemicals. The shallow groundwater flows toward the canal.

The surface soil at the site is composed primarily of gravel and sand with smaller amounts of silt, clay, brick, cinders, glass, and wood. Several site investigations occurring between 1999 and 2006 found strong odors and staining at various locations. High levels of heavy metals, PAHs, and VOCs were detected in soil samples at concentrations exceeding Illinois Tier 1 screening levels, (A Tier 1 evaluation compares the concentrations of contaminants of concern detected at a site to baseline remediation

objectives. *Source, <http://epa.illinois.gov/topics/cleanup-programs/taco/fact-sheets/tier-1/index>*).

Cleanup activities conducted to date have involved the removal of foundations, a buried tank and piping, and approximately 1,100 cubic yards of contaminated soil. Also, on the portion of the site that is closest to the North Branch Canal, contaminated material was excavated to depths of up to 10 feet and disposed of offsite.

In 2017, four of the five parcels—closest and adjacent to the North Branch Canal—were removed from the Superfund program. Investigation and reporting will continue under EPA’s program for the remaining portions of the site.

South Side sites: 22nd Street Station, Hough Place Station, Pitney Court Station, South Station, and Throop Street Station



MGP south side sites

Four of the five sites between Ashland Avenue and Halsted Street are on the south edge of the South Branch Chicago River, in the Bridgeport neighborhood. The sites in Bridgeport include:

- » Hough Place Station, 2500 S. Corbett Street
- » Pitney Court Station, 3052 Pitney Court
- » South Station and Throop Street Station, between South Throop Street and South Lock Street

The 22nd Street Station, located at 2200 S. Racine Avenue, is on the north side of the river in a predominantly industrial area and is part of the Pilsen neighborhood.

22nd Street Station

The 22nd Street Station is located at 2200 South Racine Avenue in Chicago. The 7.2-acre site is bounded to the west by commercial property, to the north by Cermak Road followed by residential and commercial properties, to the east by an electrical substation owned by Commonwealth Edison, and to the south by the South Branch of the Chicago River.

Peoples Gas no longer owns the site. It comprises four parcels currently owned and/or operated by Commonwealth Edison, Throop Realty LLC, Throop Towers LLC, and NRG Energy.



Approximate boundary of the 22nd Street Station site.

Peoples Gas initially developed the property in 1862 to produce coal gas. In 1934, the site was modified to produce carbureted water gas and oil gas. Some of the facilities were retired in 1938, and in 1944, two production sets were modified to produce reformed natural gas. In 1958, operations ceased, and in 1959 Peoples Gas sold the last portion of the site to Commonwealth Edison, which leased portions of the site since 1931. The plant was dismantled by 1960.

In 1988, Illinois EPA conducted a Comprehensive Environmental Response, Compensation, and Liability Act preliminary assessment of the site, which recommended further investigation. Between 2000 and 2002, site investigations were performed on behalf of Peoples Gas, and a remedial objectives report developed for the site during this period recommended removing affected material from several onsite locations.

In 2000, sediment samples were collected from a location in the South Branch of the Chicago River about 2,000 feet downstream of the site as part of an EPA sediment contamination study. These samples contained high levels of PAHs, PCBs, oil, grease and metals with the concentrations of these substances generally increasing with depth.

In 2001, various VOCs, semi-volatile organic compounds (SVOCs), metals and cyanide were detected in groundwater samples collected at the site. Shallow groundwater under the property flows to the southwest, toward the former Throop's Canal and the South Branch of the Chicago River.

Surface soil at the site is fill material composed primarily of gravel and sand with smaller amounts of silt, clay, brick, cinders, glass and wood. Coal tar, free product, staining and odors were observed at various locations during site investigations, and sheens were observed in borings installed in the fill in the former Throop's Canal. Metals (including arsenic, chromium,

lead, silver, and selenium), BTEX (benzene, toluene, ethylene and xylenes), and several PAHs were detected at concentrations exceeding the Illinois Tier 1 screening levels in soil samples collected at the site.

In April 2006, cleanup activities began on a portion of the site. Affected material in the east gas holder was excavated and removed to a depth of approximately 20 feet. Affected material in portions of the former Throop's Canal was excavated and removed to a depth of approximately 30 feet. Site cleanup by excavation and offsite disposal of affected materials is continuing.

An Administrative Order on Consent for Removal Action was signed on June 5, 2007. From 2007 to 2009, EPA conducted an emergency action that involved excavation and offsite disposal of contaminated soil and debris from the site.

In 2014, Integrys submitted a work plan for conducting the RI at the site to EPA. Of particular interest was the need to conduct sampling at a portion of the former the Midwest Generation Fisk Station electric utility plant, which is a part of the Peoples Gas 22nd Street Station site. This was the only portion of the site that was not remediated during the 2007–2009 EPA removal action.

In 2015, EPA reviewed and approved a work plan for conducting the investigation at the site.

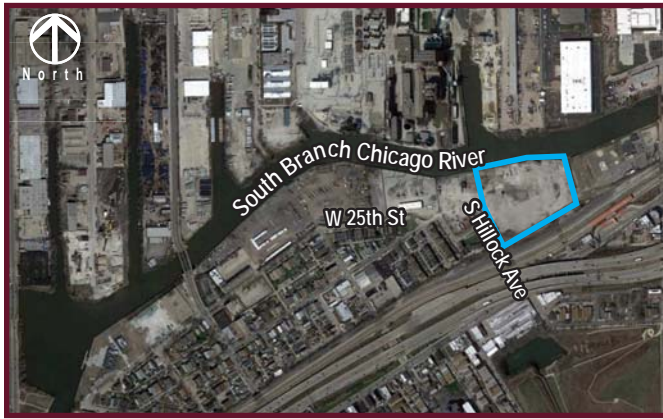
Field work began in 2018 and is expected to be completed in 2019. A draft remedial investigation report is expected in 2020.

Hough Place Station Site

The Hough Place Station is located at 2500 S. Corbett Street in Chicago. The 4.5-acre site is bounded on the north by the South Branch of the Chicago River, on the south by railroad property, and on the east by a paper storage and distribution facility. The site, which is owned by Crowley's Yacht Yard, and the adjacent property to the west are vacant but were occupied by a sailboat storage, sales, and repair facility (Crowley's Yacht Yard).

The Equitable Gas Light and Fuel Company built the station around 1885. From about 1892 until the early 1920s, the facility produced "Pintsch gas," a relatively high-quality gas produced by an oil gas process, for the Pintsch Compressing Company.

After passage of the Gas Consolidation Act, Peoples Gas acquired the facility in 1897. In 1934, the station was dismantled, and all aboveground gas plant structures were removed. Portions of the property subsequently were leased to other companies, which used the property for storing building materials and



Approximate boundary of the Hough Place Station site.

making asphalt, concrete or other paving materials through at least 1950. In 1953, Chicago Title and Trust Company, as trustee, took title to the property. For some time between 1953 and 1978, the J.M. Corbett Company operated an asphalt mixing plant on the property. In 1978, the property was sold to Crowley's Yacht Yard.

Water level data suggested that shallow groundwater under the property flowed toward the former slips to the east and west, with a northern component toward the South Branch of the Chicago River. In 2000, BTEX, PAHs, metals and cyanide were detected in groundwater samples collected at the site.

Fill material consisting of silty clay mixed with sand and gravel, cinders, slag, brick fragments and other debris is under the property. A site investigation performed in 2000 included completing test pits and soil borings and installing shallow monitoring wells. Staining and odors have been observed in test pits and soil borings at various locations across the site below the water level. Black, plastic asphalt tar was observed at 2 feet deep in a test pit located in the northwest corner of the site, and there were several areas where tar was present below the water table. BTEX, PAHs, metals and cyanide also were detected in several surface and subsurface soil samples at the site.

Soil sampling in June 2001 was part of a supplemental site investigation. Several areas where tar was present at depths below the water table were identified.

In the fall of 2006, a geotechnical investigation was conducted to design excavations necessary to clean up the site. Soil borings advanced beyond the eastern site boundary (near the former Hough Slip) indicated tar was present below the water level in the filled-in slip. Site cleanup is underway; this effort involved digging up affected material to 24 feet deep and disposing of the contaminated material offsite.

In November 2006, a limited investigation of the river area adjacent to the site was conducted for Peoples Gas. Several borings were advanced into river sediment. Sheens, odor, tar globules, tar-coated or stained material and traces of tar were observed in some of the borings.

In 2008, an emergency removal was completed by Integrys under EPA oversight that entailed excavation and offsite disposal of contaminated soil and debris from the site. The cleanup objectives for the site were to: (1) remove all source material; (2) for the 0 to 3.5-foot depth interval, remove all soil that exceeds Illinois EPA Tiered Approach to Corrective Action Objectives (TACO—Illinois EPA's method for developing cleanup objectives for contaminated soil and groundwater) Tier 1 residential standards for soil ingestion and install a 3-foot engineered barrier; (3) for the 0 to 10-foot depth interval, remove all soil that exceeds Illinois EPA TACO Tier 1 residential standards for soil inhalation, and where necessary, install a 10-foot engineered barrier to prevent exposure via inhalation; and (4) invoke a construction worker notice and the city of Chicago ordinance prohibiting installation of potable wells on the site to eliminate the construction worker and groundwater exposure pathways.

When completed, the removal effort involved excavation of impacted material to depths of up to 29 feet below ground surface and offsite disposal of the excavated materials. The estimated total soil and debris disposal for the entire removal action at the site was over 260,000 tons. Remedial investigation activities occurred in 2014.

In 2017, EPA decided to remove the Peoples Gas Hough Place Station site from the federal Superfund cleanup program. Based on prior work done and investigations, EPA determined that no additional Superfund response was needed and any remaining contamination could be addressed by returning the



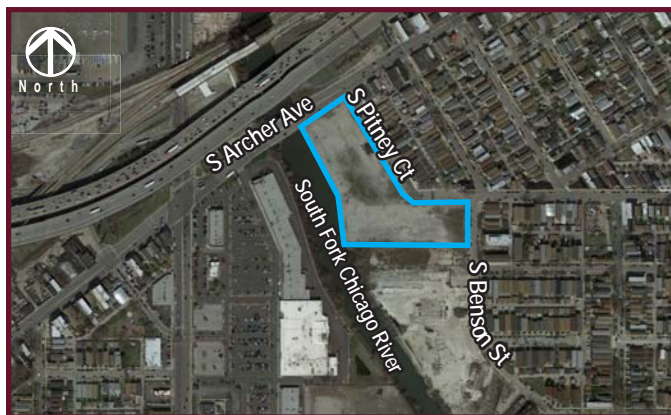
Hough Place Station.

site to the state's voluntary SRP. Returning the site to the state's SRP will expedite the cleanup process and will not reduce EPA's ability to take future actions at the site if EPA deems it necessary for the protection of human health and the environment.

Pitney Court Station Site

The Pitney Court Station is located at 3052 Pitney Court, at the intersection of Archer Avenue and Pitney Court in Chicago. The 4.8-acre site is bounded to the northwest by Archer Avenue, to the northeast by Pitney Court and 31st Street, to the east by Benson Street, to the south by Chicago Plating, Inc. (a chrome plating facility), and to the west by the South Fork of the South Branch of the Chicago River. Peoples Gas owns the site, which is vacant and will be developed for residential use. The land use in the surrounding area is mixed residential, industrial, and commercial.

The site formerly was used as a manufactured gas production and storage facility. In 1897, Universal Gas Company began gas manufacturing operations at the site. Peoples Gas leased the facility from Universal Gas in 1907 and purchased Universal Gas Company in 1914.



Approximate boundary of the Pitney Court Station site.

Peoples Gas sold the property in 1952 and re-purchased it in July 2005. Between 1952 and 2005, the property had a number of owners and was used for a variety of purposes.

Based on water level measurements, groundwater under the property flows west toward the South Fork of the South Branch of the Chicago River.

An interlocking sheet pile wall is located along the western side of the site, adjacent to the South Fork. VOCs, SVOCs (including PAHs), metals and cyanide were detected in groundwater samples collected during investigations conducted at various times from 1995 through 2002.

During site investigations, visible evidence of impacts including coal tar, sheen and/or staining was observed

below the groundwater level in several soil borings and test pits. Metals (arsenic and lead), benzene, ethylbenzene, toluene and several PAHs were detected at concentrations exceeding Illinois Tier 1 screening levels in soil samples collected at the site.



Since 1990, several investigations have reported subsurface impacts, including coal tar, staining, sheens and odor, at various locations across the site, in some cases below groundwater levels. An investigation performed in 1990 noted stained soil in conjunction with underground storage tank removal activities, and an investigation performed in 1995 concluded that the site was affected by past operations based on detections of benzene and PAHs in soil and groundwater. In 1998, surface soil staining and sheen on ponded surface water were noted, and in 2000, tar was observed up to 20 feet below water levels in the ground and the adjacent river. Additional site investigations conducted for Peoples Gas from 2002 through 2006 also found tar at varying depths.

In 2004, sediment samples were collected near the site in the South Fork for the U.S. Army Corps of Engineers (USACE) Chicago District. These samples contained PAHs, other SVOCs, VOCs, PCBs, oil, grease and metals. An oily sheen also was observed in sediment at two locations near the site. The USACE findings were consistent with results obtained in earlier studies conducted by Illinois EPA in 1994, the Metropolitan Water Reclamation District in 1995, and EPA in 2000.

Site cleanup activities began in 2005 and generally involved excavation and offsite disposal of MGP-affected materials. Affected materials, including tar-saturated material, were encountered and removed at levels above and below the water table from the center of the property and along the South Fork, directly behind the sheet pile river wall.

In June 2007 the remediation activities that started under state authority were eventually transferred to EPA authority through an Administrative Order on Consent for Removal Action. This removal action was completed in 2008 and it involved excavating and disposing offsite contaminated soil and debris from the site. About 225,000 tons of contaminated debris and soil were excavated and disposed offsite after completion of the work in 2008.

Remedial investigation field activities were completed in summer 2014, and a combined remedial investigation / feasibility study (RI/FS) draft report was submitted to EPA in May 2015 for review. The report indicated risks from soil, groundwater, and vapor intrusion from soil gas/groundwater emissions were within EPA's risk management range. EPA provided comments in 2016 and 2017 on the draft document.

In 2017, EPA decided to remove the Pitney Court Station site and Bubbly Creek OU from the federal Superfund cleanup program. Based on prior work done and investigations, EPA determined that no additional Superfund response was needed at the site and any remaining contamination could be addressed by returning the site to the state's voluntary SRP. Returning Pitney Court Station to the state's SRP will expedite the cleanup process and will not reduce EPA's ability to take future actions at the site if EPA deems it necessary for the protection of human health and the environment.

South Station Site

The South Station Former MGP site is located near the intersection of Eleanor and Loomis streets in Chicago, IL. Peoples Gas owns half of the 8.3-acre site (two parcels comprising 4 acres, designated as Parcels A and B), and the City of Chicago owns the other half (two parcels comprising 4.3 acres, designated as Parcels C and D). The site is bounded to the north/northwest by the South Branch of the Chicago River, to the southeast by Eleanor Street, and to the northeast by Loomis Street.

Peoples Gas owns Parcels A and B, which are occupied by a storage warehouse constructed in the early 1970s. Parcels C and D, owned by the city of Chicago, were developed into a city park. Land use near the site is predominantly industrial and residential, with some residences located across Eleanor Street.

In 1874, Peoples Gas built the plant and storage facility. The site was used for gas manufacturing operations from 1874 to 1941, when plant operations



Approximate boundary of the South Station site.

shifted to using natural gas. Over the years, the plant produced gas by various manufacturing processes: coal gas (1874–1890), carbureted water gas (1890–1934), and oil gas (1934–1941). From 1941 to 1961, the plant was used as a reformed natural gas facility. In 1961, plant operations ceased, and the structures were dismantled during the mid to late 1960s. Later, a portion of the site was used as a wood pallet manufacturing facility.

Shallow groundwater underlying the property flows northwest, toward the South Branch of the Chicago River. Groundwater samples collected in 1998 and 1999 contained cyanide, metals, VOCs (including trichloroethylene, benzene and naphthalene) and SVOCs (including PAHs). Most of these chemicals also were detected in groundwater samples collected in 2004 after much of the recent cleanup activities were completed.

Surface soil at the site consists of silts and clays, which are underlain by glacial drift deposits extending to the bedrock layer. Free product, coal tar, sheens, strong odors and staining have been observed in soil borings at depths greater than 20 feet below the surface. In soil samples taken in 1999, metals, cyanide, PAHs and other SVOCs, and VOCs were detected.

Chemicals found at concentrations exceeding the Illinois Tier 1 screening levels include benzene, ethylbenzene, naphthalene, styrene, toluene, trichloroethylene, xylenes, and chromium.

Because soil was not excavated beneath most of the building footprint and in other areas of the site, soil with notable coal tar impacts remain in place.

The property is adjacent to the South Branch of the Chicago River. In 2000, sediment samples were collected from a location in the South Branch adjacent to the site as part of an EPA sediment contamination study. These samples contained high levels of PAHs, PCBs, oil, grease and metals; the concentrations of these substances generally increased with depth.

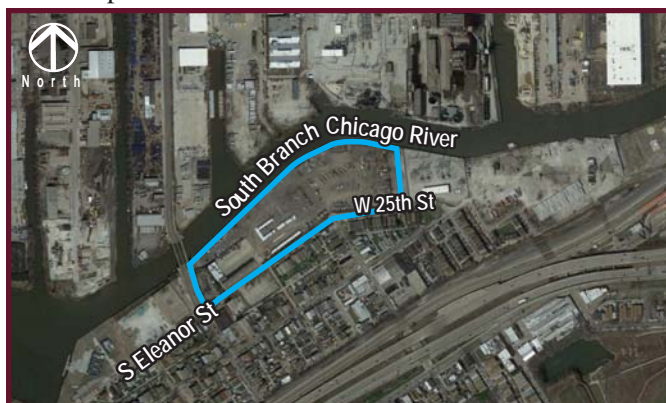
From 1999 through 2004, site conditions were investigated for Peoples Gas, and cleanup actions were performed from 2001 through 2006. Cleanup activities involved removing contents from underground tanks, demolishing and removing buried structures, excavating soil to a maximum depth of 30 feet on land, and dredging affected sediment from the river. Dredging was necessary to address tar-impacted sediment located near a tar seep and a monitoring well that contained free product. A post-cleanup investigation of sediment in the river adjacent to the site found evidence of residual tar impacts.

The initial field investigation at South Station was essentially completed in 2013 with over 12 rounds of quarterly and semiannual groundwater monitoring performed. In late 2013, the potentially responsible party requested and received approval from EPA to initiate two rounds of vapor intrusion and soil gas sampling at the vacant storage building located in Parcel A of the site. Vapor intrusion and soil gas sampling was completed by the end of 2014.

In 2016 and 2018, supplemental remedial investigation activities were conducted. A draft remedial investigation report was submitted to EPA for review in August 2018, combining the South Station and adjacent Throop Site. EPA expects to complete its review by the end of September and have comments submitted thereafter. A record of decision outlining EPA's chosen cleanup plan for the site, is targeted for December 2019. See below for more information regarding the Throop Street Station site.

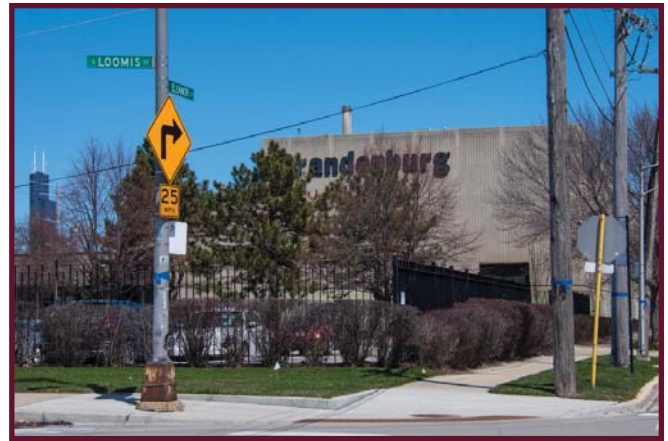
Throop Street Station Site

The Throop Street Station is located at the intersection of South Throop Street, South Eleanor Street, and West 25th Street in Chicago. The 15.5-acre site is bounded to the north by the South Branch of the Chicago River, to the south by South Eleanor Street and West 25th Street, to the west by Loomis Street, and to the east by Commonwealth Edison. The western portion of the site was part of the South Station but is included here



Approximate boundary of the Throop Street Station site.

because of common ownership and use. Land use near the site is predominantly industrial and residential. Brandenburg Industrial Service Company owns the site, which is used as a storage yard for equipment and debris.



Brandenburg Industrial Service Company

In 1892, Consumers Gas Company constructed the site as a gas holder facility, and Peoples Gas acquired the site in 1897. The site operated as a manufactured gas storage and distribution facility. In 1944, a mixing plant was constructed to mix manufactured and natural gas onsite. The station was closed in 1972 and sold to Brandenburg in 1981. All above-ground structures associated with the gas holder facility were demolished.

Two soil borings were installed in the southwest corner of the site on behalf of Peoples Gas. Black, stained soil exhibiting strong odors was observed beneath the water table, and a sheen was observed on the water surface. Groundwater generally flows north toward the South Branch of the Chicago River. Site-specific groundwater quality data are not available, but contaminants likely to be present in groundwater at the site include BTEX, PAHs, metals and cyanide.

In March 2001 and June 2002, limited site investigation activities were conducted in the southwest corner of the site. No subsurface investigation activities have been conducted for the remainder of the site. In the southwest corner of the site, blue-green soil, strong odors and elevated organic vapor readings in soil were present. The investigation also revealed black staining, odors, elevated organic vapor readings and petroleum sheen on the groundwater surface. Analytical results for soil samples collected in the southwest corner of the site indicated the presence of elevated concentrations of PAHs. No other soil sampling is known to have been conducted at the site, and no additional information regarding site-specific soil characteristics is known.

Other contaminants likely to be present in site soil include BTEX, PAHs, metals and cyanide.

The site is adjacent to the South Branch of the Chicago River. In 2000, sediment samples were collected from a location in the South Branch approximately 750 feet downstream of the site as part of an EPA sediment contamination study. In 2006, the conditions in sediment adjacent to the property were investigated on behalf of Peoples Gas. Tar-like impacts were observed in several sediment borings.

From 2007 to 2009, EPA conducted an emergency action that involved excavation and off-site disposal of contaminated soil and debris from the site.

Field work began in spring 2013. There were at least four rounds of groundwater sampling collected by summer 2014 to determine the nature and extent of MGP contaminants. In October 2014, Integrys submitted a remedial investigation preliminary summary report, briefly discussing the sampling results, to EPA for review and comment. In 2016 and 2018, supplemental remedial investigation activities were conducted in conjunction with the South Station MGP site. A remedial investigation report was submitted to EPA in August 2018, combining the South Station and adjacent Throop sites.

South Branch Chicago River and Bubbly Creek

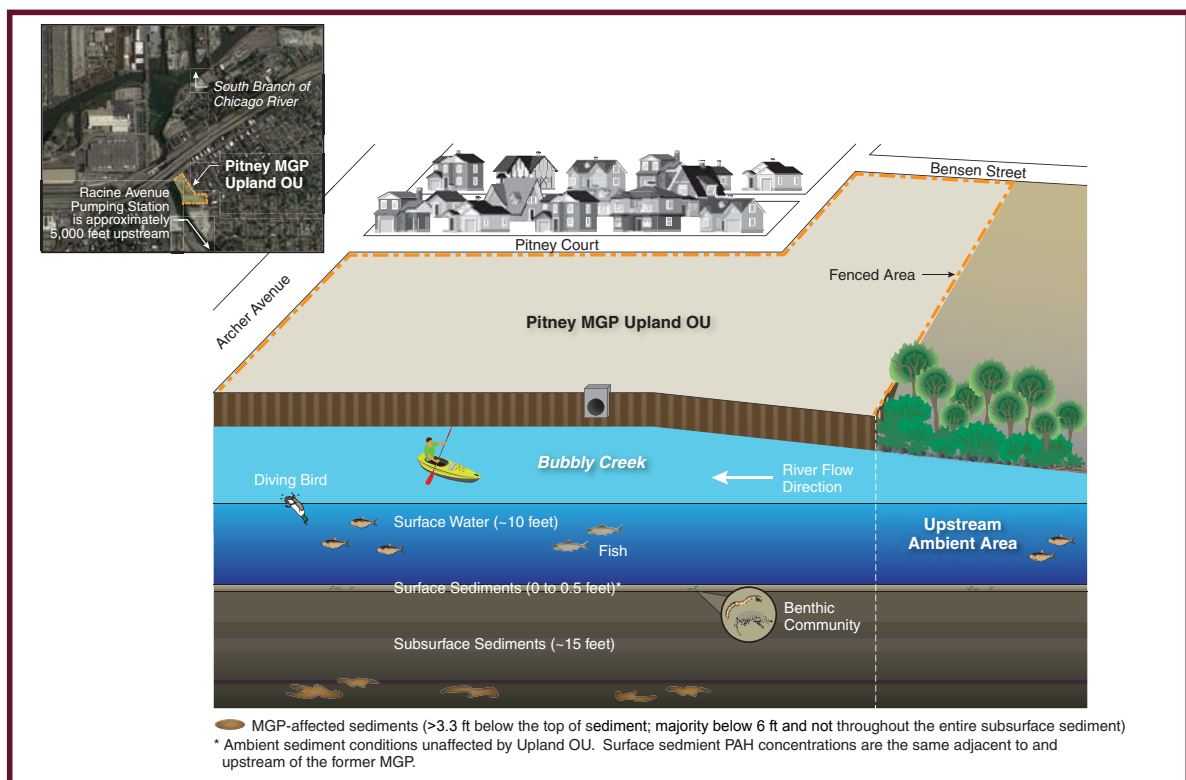
Bubbly Creek (near Pitney Court Station) was originally a wetland. During the 19th century, channels were dredged to increase the flow rate into the Chicago

River and dry out the area to increase the amount of habitable land in the city. The South Fork became an open sewer for the local stockyards. Waste, such as blood and entrails, was dumped into the river. The river eventually began smell and to bubble methane and hydrogen sulfide gas from the large amounts of decomposing waste.

Two of the more heavily polluted streams that joined to create the South Fork were filled in.

EPA split the South Branch Chicago River/South Fork River OU into two parts—the South Fork (Bubbly Creek), and the South Branch Chicago River (including the Turning Basin). This allowed EPA to accelerate its review of Bubbly Creek, which is only subject to contamination from Pitney Court Station.

Data from the sampling investigation of Bubbly Creek showed that no additional cleanup was necessary. Sampling showed that the MGP waste was at least 3 feet below the top of the sediment surface. EPA determined that the cleanup was not needed based on a risk assessment of the site conditions. Based on this information, the Bubbly Creek portion of the South Branch OU is now removed from the boundaries of the South Branch Site River OU under the SA approach. Any work being done to improve water quality in Bubbly Creek will be managed under other environmental authorities, including the Clean Water Act. The South Branch OU will continue to be addressed under the SA approach.



APPENDIX B – Key Contacts

Federal Elected Officials

Senator Richard J. Durbin

711 Hart Senate Building
Washington, DC 20510
202-224-2152

District Office:
230 Dearborn, Suite 3892
Chicago, IL 60604
312-353-4952

Senator Tammy Duckworth

524 Hart Senate Office Building
Washington, DC 20510
202-224-2854

District Office:
230 Dearborn, Suite 3720
Chicago, IL 60604
312-886-3506

Representative Jan Schakowsky

2367 Rayburn HOB
Washington, DC 20515
202-225-2111

District Office:
5533 Broadway
Chicago, IL 60640
773-506-7100

Representative Mike Quigley

2458 Rayburn HOB
Washington, DC 20515
202-225-4061

District Offices:
Lakeview Office
3223 N. Sheffield Ave.
Chicago, IL 60657
773-267-5926

Portage Park Office
4345 N. Milwaukee Ave.
Chicago, IL 60641
773-267-5926

Representative Danny Davis

2159 Rayburn HOB
Washington, DC 20515
202-225-5006

District Office:
2815 West 5th Ave.
Chicago, IL 60612
773-533-7530

Representative Luis V. Gutierrez

2408 Rayburn HOB
Washington, DC 20515
202-225-8203

District Office:
3420 W. Fullerton Ave.
Chicago, IL 60647
773-342-0774

Representative Daniel Lipinski

2346 Rayburn HOB
Washington, DC 20515
202-225-5701

District Office:
6245 S. Archer Ave.
Chicago, IL 60638
773-948-6223

State Elected Officials

Governor Bruce Rauner

James R. Thompson Center
100 W. Randolph, 16-100
Chicago, IL 60601
312-814-2121

Senator Antonio Munoz, District 1

1836 W. 35th St.
Chicago, IL 60609
773-869-9050

Senator Mattie Hunter, District 3

2929 S. Wabash Ave.
Suite 102
Chicago, IL 60616
312-949-1908

Senator Patricia Van Pelt, District 5

1616 W. Jackson Blvd.
Chicago, IL 60607
312-888-9191

Senator Heather Steans, District 7

5533 N. Broadway
Chicago, IL 60640
773-769-1717

Senator Ira Silverstein, District 8

2951 W. Devon Ave.
Chicago, IL 60659
773-743-5015

Senator John Mulroe, District 10

5940 N. Milwaukee Ave.
Suite 100
Chicago, IL 60646
773-763-3810

Senator Martin Sandoval, District 11

5807 W. 35th St.
Cicero, IL 60804
708-656-2002

Senator Iris Martinez, District 20

2921 N. Milwaukee Ave.
Chicago, IL 60618
773-278-2020

Representative Daniel Burke, District 1

2650 W. 51st St.
Chicago, IL 60632
773-471-2299
Burkedj2@ilga.gov

Representative Theresa Mah, District 2

2108 W. 35th St.
Chicago, IL 60609
872-281-5775
rep.theresamah@gmail.com

Representative Juliana Stratton, District 5

2907 S. Wabash
Suite 100B
Chicago, IL 60616
312-291-9443
Repstratton5@gmail.com

Representative Arthur Turner, District 9

3849 W. Ogden Ave.
Chicago, IL 60623
773-277-4700
arthurt@ilga.gov

Representative Melissa Conyyears-Ervin, District 10

115 N. Damen Ave.
Chicago, IL 60612
773-417-1020
Rep@conyyearsErvin.com

Representative Ann Williams, District 11

1726 W. Belmont
Chicago, IL 60657
773-880-9082
ann@repannwilliams.com

County and Local Officials

City of Chicago

Mayor Rahm Emanuel

121 N. LaSalle St.
Chicago City Hall 4th Floor
Chicago, IL 60602
Phone: 311
letterforthemayor@cityofchicago.org

Julie Morita, M.D.

Commissioner, Department of Public Health
333 S. State St., Room 200
Chicago, IL 60604
312-747-2374 or 311



Chicago Alderman, Ward 2

Brian Hopkins
1400 N. Ashland
Chicago, IL 60622
312-643-2299
ward02@cityofchicago.org

Chicago Alderman, Ward 11

Patrick D. Thompson
3659 S. Halsted St.
Chicago, IL 60609
773-254-6677
ward11@cityofchicago.org

Chicago Alderman, Ward 25

Daniel S. Solis
1645 S. Blue Island Ave.
Chicago, IL 60608
773-523-4100
ward25@cityofchicago.org

Chicago Alderman, Ward 27

Walter Burnett, Jr.

4 N. Western Ave.
Unit 1C
Chicago, IL 60612
312-432-1995
ward27@cityofchicago.org

Chicago Alderman, Ward 32

Scott Waguespack

2657 N. Clybourn
Chicago, IL 60614
773-248-1330
info@ward32.org

Chicago Alderman, Ward 50

Debra Silverstein

2949 W. Devon Ave.
Chicago, IL 60659
773-262-1050
ward50@cityofchicago.org

Cook County

Toni Preckwinkle, President

Cook County Board
118 N. Clark St.
Room 537
Chicago, IL 60602
312-603-6400

Jesus G. Garcia

Commissioner, 7th District

Cook County Board
118 N. Clark St.
Room 567
Chicago, IL 60602
312-603-5443
jesus.garcia@cookcountyil.gov

Larry Suffredin

Commissioner, 13th District

Cook County Board
118 N. Clark St.
Room 567
Chicago, IL 60602
312-603-6383
lsuffredin@aol.com

Deborah Stone, Director

Department of Environmental Control
Cook County
69 W. Washington St.
Room 1900
Chicago, IL 60602
312-603-8200
deborah.stone@cookcountyil.gov

U.S. Environmental Protection Agency

Heriberto León

Community Involvement Coordinator
Region 5 (SI-6J)
77 W. Jackson Blvd.
Chicago, IL 60604
leon.heriberto@epa.gov
312-886-6163 or
800-621-8431, ext. 66163

Sarah Rolfes

Remedial Project Manager
Region 5 (SR-6J)
77 W. Jackson Blvd.
Chicago, IL 60604
rolfes.sarah@epa.gov
312-886-6551

Ross Del Rosario

Remedial Project Manager
Region 5 (SR-6J)
77 W. Jackson Blvd.
Chicago, IL 60604
delrosario.rosauero@epa.gov
312-886-6195

William Ryan

Remedial Project Manager
Region 5 (SR-6J)
77 W. Jackson Blvd.
Chicago, IL 60604
ryan.williamj@epa.gov
312-353-4374

Illinois EPA

Paul Lake

Project Manager
PO Box 19276
Springfield, IL 62794
217-785-7728
paul.lake@illinois.gov

Information Repositories

Northtown Branch
6435 N. California Ave.
Chicago, IL 60645
312-744-2292

Near North Branch
310 W. Division St.
Chicago, IL 60610
312-744-0991

Lincoln Belmont Branch
1659 W. Melrose St.
Chicago, IL 60657
312-744-0166

Bucktown-Wicker Park Branch
1701 N. Milwaukee Ave.
Chicago, IL 60647
312-744-6022

Richard J. Daley Branch
3400 S. Halsted St.
Chicago, IL 60608
312-747-8990

McKinley Park Branch
1915 W. 35th St.
Chicago, IL 60609
312-747-6082

Lozano Branch
1805 S. Loomis St.
Chicago, IL 60608
312-746-4324

Administrative Record
EPA Superfund Records Center
Room 711
Ralph Metcalfe Federal Building
77 W. Jackson Blvd.
Chicago, IL 60604
312-886-6541 (Call for an appointment)

Media – Newspapers

Bridgeport News
3206 S. Halsted St.
Chicago, IL 60609
773-927-0025
jrbridgeportnews@aol.com

Gazette
Mark Valentino
Editor and Publisher
1335 W. Harrison St.
Chicago, IL 60607
312-243-4288
mark@gazettechicago.com

Lawndale News
5533 W. 25th St.
Cicero, IL 60804
708-656-6400

The Gate News
1751 W. 47th St., 2nd Floor
Chicago, IL 60609
773-523-4416, ext. 11
editor@thegatenewspaper.com

Chicago Sun-Times
30 N. Racine Ave.
Chicago, IL 60607
312-321-3000

Chicago Tribune
435 N. Michigan Ave.
Chicago, IL 60601
800-TRIBUNE

Spanish Newspapers

Hoy
435 N. Michigan Ave., #400
Chicago, IL 60611
312-527-8400

La Raza
6001 N. Clark St.
Chicago, IL 60660
773-273-2900

Extra
3906 W. North Ave.
Chicago, IL 60647
773-252-3534

El Imparcial
3116 S. Austin Blvd.
Cicero, IL 60804
708-656-6679

Media – Television

WCIU (Independent-Channel 26)
26 N. Halsted St.
Chicago, IL 60661
312-705-2600

WFLD (Fox-Channel 32)
205 N. Michigan Ave.
Chicago, IL 60601
Phone: 312-565-5532

WGN (Warner Bros.-Channel 9)
2501 W. Bradley Pl.
Chicago, IL 60618
Phone: 773-528-2311

WLS (ABC-Channel 7)
190 N. State St.
Chicago, IL 60601
Phone: 312-750-7777

WMAQ (NBC-Channel 5)
454 N. Columbus Dr.
Chicago, IL 60611
Phone: 312-836-5555

WPWR (UPN-Channel 50)
205 N. Michigan Ave.
Chicago, IL 60601
Phone: 773-276-5050

WSNS (Hispanic-Channel 44)
454 N. Columbus Dr., 5th Floor
Chicago, IL 60622
Phone: 312-836-3000

WTTW (PBS-Channel 11)
5400 N. Saint Louis Ave.
Chicago, IL 60625
Phone: 773-583-5000

Spanish Television Stations
WGBO (Spanish-Channel 66)
Univision Television Group
541 N. Fairbanks Ct., Suite 1100
Chicago, IL 60611
Phone: 312-670-1000

WSNS (Spanish-Channel 44)
Telmundo Group, Inc.
454 N. Columbus
Chicago, IL 60611
Phone: 312-836-3000

Media – Radio
WBBM-AM Newsradio 780
180 N. Stetson, Suite 1100
Chicago, IL 60601
Phone: 312-297-7800

WGN-AM Radio 720
303 E. Wacker Dr.
Chicago, IL 60601
Phone: 312-981-7200

WLS-AM Radio 890
455 N. Cityfront Plaza Dr., 6th Fl
Chicago, IL 60611
Phone: 312-245-1200

Spanish Radio Stations

Univision Communications, Inc.
541 N. Fairbanks Ct. #11
Chicago, IL 60611
312-670-1000

La Que Buena-FM (105.1)
541 N. Fairbanks
Chicago, IL 60611
Phone: 312-670-1000

Amor-FM (106.7)
625 Michigan Ave., Suite 300
Chicago, IL 60611
Phone: 312-751-5566

VIVA-FM (93.5)
VIVA-FM (103.1)
625 N. Michigan Ave.
Chicago, IL 60611
Phone: 312-266-0935

WOJO-FM (105.1)
2300 W. Fullerton Ave.
Chicago, IL 60647
312-642-1051

WRTO-AM (1200)
312-981-1832

WONX-AM (1590)
2100 Lee St.
Evanston, IL 60202
Phone: 847-475-1590

Spanish Broadcasting System
150 N. Michigan Ave., #1040
Chicago, IL 60601
312-920-9500
www.spanishbroadcasting.com

Moody Broadcasting
820 N. La Salle Blvd.
Chicago, IL 60610
Phone: 312-329-4300
www.radiomoody.com

APPENDIX C – Community Resources

EPA Website

The EPA maintains a website for the Chicago MGP sites:

www.epa.gov/il/manufactured-gas-plant-sites-peoples-gas-and-north-shore-gas

Information Repositories and Administrative Record

The EPA maintains information repositories where site information is available:

Northtown Branch
6435 N. California Ave.
Chicago, IL 60645
312-744-2292

Richard J. Daley Branch
3400 S. Halsted St.
Chicago, IL 60608
312-747-8990

Near North Branch
310 W. Division St.
Chicago, IL 60610
312-744-0991

McKinley Park Branch
1915 W. 35th St.
Chicago, IL 60609
312-747-6082

Lincoln Belmont Branch
1659 W. Melrose St.
Chicago, IL 60657
312-744-0166

Lozano Branch
1805 S. Loomis St.
Chicago, IL 60608
312-746-4324

Bucktown-Wicker Park Branch
1701 N. Milwaukee Ave.
Chicago, IL 60647
312-744-6022



Lozano School Library

Administrative Record

EPA Superfund Records Center
Room 711
Ralph Metcalfe Federal Building
77 W. Jackson Blvd.
Chicago, IL 60604
312-886-6541 (Call for an appointment)

Possible Meeting Locations

- » Ping Tom Field House
- » Instituto del Progreso Latino
- » Lozano School Library
- » Museum
- » Parks



Ping Tom Boathouse



Leonard M. Louie Fieldhouse (Ping Tom Memorial Park)



Playground in Ping Tom Memorial Park

APPENDIX D – Superfund Alternative Approach Information

Generally, EPA’s Superfund program has three options for Superfund sites that need long-term clean ups:

- » Listing the site on the National Priorities List (NPL)
- » Addressing the site using other cleanup options (such as other federal or state programs)
- » Using the Superfund Alternative (SA) approach

The former MGP sites along the Chicago River are not listed on the NPL but are considered to be NPL-caliber sites and are being addressed through the SA approach.

The SA approach uses the same investigation and cleanup process and standards that are used for sites listed on the NPL. The SA approach is an option for communities and states that want cleanup without having to list the site on the NPL.

To learn more about the SA approach, visit EPA’s website:
<https://www.epa.gov/enforcement/superfund-alternative-approach>



Understanding the Superfund Alternative Approach

Office of Site Remediation Enforcement

Office of Superfund Remediation and Technology Innovation

Introduction

Superfund sites are places where EPA has determined that a hazardous substance, pollutant or contaminant is located. These areas are entered in EPA's official site inventory. There are many pathways available to getting a Superfund site cleaned up. Among the best known pathways, for sites that need long-term cleanup, is to list the site on the National Priorities List (NPL). Sites on the NPL are eligible for federal remedial (long-term) cleanup funds.¹

EPA may also clean up sites eligible for the NPL using other Superfund and non-Superfund authorities, or States may use their authorities to clean up these sites. Which cleanup pathway is chosen depends on many variables, such as the complexity of the cleanup, the availability of funds (private or public) for the cleanup, and the nature (*e.g.*, private, governmental, tribal), number and experience of the parties involved at the site.

One of EPA's non-NPL Superfund pathways is referred to as the Superfund Alternative (SA) approach. The SA approach uses the same process and standards for investigation and cleanup as sites on the NPL. Sites using the SA approach are not eligible for federal remedial cleanup funds. Cleanup funding for sites with SA agreements is provided by the potentially responsible parties (PRPs).

As long as a PRP enters into an SA agreement with EPA and stays in compliance with that

agreement, there is no need for EPA to list the site on the NPL. If a PRP fails to meet the obligations of the agreement, EPA may reconsider putting the site on the NPL. Currently, sites using the SA approach are a small percentage of all cleanup agreements.

Threshold Criteria for Using the SA Approach

Eligibility for this approach is based on the following three criteria:

1. Site contamination is significant enough that the site would be eligible for listing on the NPL (*i.e.*, the site would have a Hazard Ranking System (HRS) score of 28.5 or greater;
2. A long-term response (*i.e.*, a remedial action) is anticipated at the site; and
3. There is at least one willing, capable party (*e.g.*, a company or person) that has responsibility under Superfund, who will negotiate and sign an agreement with EPA to perform the investigation and cleanup.

Getting Started with the SA Approach

EPA has discretion to determine if the SA approach is appropriate at a particular site. If a site meets criteria 1 and 2 above, EPA may approach a PRP, or a PRP may approach EPA, to negotiate an SA agreement. The SA agreement is equivalent to an agreement negotiated at an NPL site. For example, the same investigation and cleanup will be done as if the site were listed on the NPL.

¹ For more information on the NPL listing process, see www.epa.gov/superfund/sites/npl/index.htm.

PRPs may choose not to negotiate an SA agreement. In that case, the site would proceed to cleanup using a different path (e.g., NPL listing, State cleanup program).

State Role

EPA will consult with the state in which the site is located on whether to attempt the SA approach, settlement negotiations and remedy selection. Throughout the process, the state will have the same opportunities for involvement as at an NPL site.

Cleanup Agreements

EPA will negotiate agreements with PRPs for site investigation and site cleanup. The agreement for investigation is usually in the form of an Administrative Order on Consent (AOC). The agreement for remedial action is always in the form of a judicial Consent Decree (CD).

Both the AOC and the CD should include language specific to the SA approach that keeps sites using the SA approach in an equivalent position to sites listed on the NPL. EPA has model language for SA provisions that address NPL listing after partial cleanup, technical assistance for communities, financial assurance and natural resource damage claims. The provisions needed depend on the work being performed.

Investigation & Remedy Selection

Once the site studies are complete and the hazards are identified, EPA will select a site remedy the same way it selects a remedy for sites listed on the NPL.

Community Participation

At sites listed on, or proposed to be listed on the NPL, a qualified community group may apply for a technical assistance grant (TAG) to hire an independent technical advisor. In SA agreements, EPA negotiates a technical assistance provision for the PRP to provide

funds should a qualified community group apply for such an advisor.

EPA's Role During and After Cleanup

EPA will oversee the investigation and cleanup just as it would at a site listed on the NPL. When the cleanup is completed, EPA will ensure the remedy continues to work as intended by monitoring the site and performing the same reviews it conducts for sites listed on the NPL.

Potential Benefits of the SA Approach

The benefits of the SA approach will vary depending on the site circumstances. A benefit that accrues at most sites is the resource savings of not formally proposing and listing a site on the NPL. Other benefits may include a community's good will at not having the site listed on the NPL, a PRP's willingness to negotiate a good-faith agreement, and the opportunity to start cleanup work more quickly than waiting for listing on the NPL. Overall, the cleanup process is as protective as at NPL sites.

Further Information. If you have questions regarding this fact sheet, please contact Nancy Browne, Office of Site Remediation Enforcement, at (202) 564-4219, browne.nancy@epa.gov; or Robert Myers, Office of Superfund Remediation and Technology Innovation, (703) 603-8851, myers.robert@epa.gov.

For more information on the SA approach, including links to the guidance and a list of sites that have SA approach agreements, please go to: <http://epa.gov/compliance/cleanup/superfund/saa.html>

Disclaimer This document is provided solely for informational purposes. It does not provide legal advice, have any legally binding effect, or expressly or implicitly create, expand, or limit any legal rights, obligations, responsibilities, expectations, or benefits for any person. This document is not intended as a substitute for reading the statute or the guidance documents described above.

APPENDIX E – Community Interview Questions

1. Do you live or work on or near any of the 11 sites? Yes ____ No ____

North Shore Ave. Station Hawthorne Ave. Station Willow St. Station Division St. Station North Station Hough Place Station Throop St. Station South Station Pitney Court Station
 Crawford Station 22nd St. Station

2. If so, how long have you lived / worked in the area?

3. Are you affiliated with any organization that has an interest in the sites?

What organization(s)?

4. Do you hold any position—elected, appointed, hired—with any local, state or federal agency?

If so, what position?

5. What do you know about the sites? How long have you been aware of these sites?

6. Have you had any involvement with the sites? If so, describe how long, type of involvement and reason.

7. Do you feel that you have been adequately informed about the sites? If no, what other kinds of information would you like?

8. What concerns do you have about the sites?

9. What questions do you have about the sites?

10. What ideas do you or others in the community have about redevelopment of the sites?

11. Have you had any contact with local, state or federal agencies about the sites? If so, describe your interaction. What opinion do you have about these agencies?

12. How do you normally get information about what's going on in the Chicago area?
- a. Newspaper (specify) _____
 - b. Radio station(s) (specify) _____
 - c. TV station(s) (specify) _____
 - d. Internet _____
 - e. Other (specify) _____
13. What television stations do you watch?
14. What radio stations do you listen to?
15. How would you like to be informed concerning future site activities (mail, e-mail, telephone, newspapers, television, radio, social media such as Facebook, Twitter, etc.)?
- a. How often would you like to be informed?
 - b. Would you like to be included in an EPA email distribution list for the MGP sites?
16. If EPA holds a public meeting or availability session, would you attend?
- a. Do you normally attend public meetings?
 - b. If not, what obstacles keep you from attending?
 - c. What day and time would be most convenient for you?
 - d. Do you have suggestions about locations for future meetings?
17. Tell us about local community activities, calendar of events or locations—church, school, business, neighborhood or other—that may provide opportunities for the EPA to participate and provide information to different ethnic / language groups and age-groups.
18. Site information is posted on EPA's web site. Have you used the EPA web site?
Yes____ No____ If so, which web pages / for which sites?

19. Information repositories exist in various local public libraries and in the Chicago EPA office. Have you ever used the information about the sites held at one of these places?
 - a. Do you have a preference between electronic and hard copies?

20. Are there any other people or groups that you think we should talk to about the sites either because they have unique information or would like to know more from EPA?

21. What organizations / individuals do you consider to be most credible on environmental issues in your community?

22. What is special / important about your community?

23. Do you have any questions?

24. Do you have any other comments about the sites or the EPA?

APPENDIX F – Abbreviations and Acronyms

BTEX	Chemicals (benzene, toluene, ethylene and xylene) that are found in petroleum and petroleum products.
CAG	Community Advisory Group
CIC	Community Involvement Coordinator
CIP	Community Involvement Plan
Illinois EPA	Illinois Environmental Protection Agency
MGP	Manufactured Gas Plant
MWRD	Metropolitan Water Reclamation District
NPL	National Priorities List
OU	Operable Unit
PAH	Polynuclear Aromatic Hydrocarbons
RI/FS	Remedial Investigation/Feasibility Study
RPM	Remedial Project Manager
SA	Superfund Alternative
SRP	Site Remediation Program
SVOC	Semi-Volatile Organic Compounds
TACO	Tiered Approach to Corrective Action Objectives
USACE	United States Army Corps of Engineers
U.S. EPA	United States Environmental Protection Agency
VOC	Volatile Organic Compounds

APPENDIX G – Glossary of Terms

Clean Water Act: The law that defines the EPA’s responsibilities for protecting and improving the nation’s air quality and the ozone layer 10 to 30 miles above the ground. The Clean Air Act Amendments of 1990 were the last major change in the law.

Community Advisory Group (CAG): A committee, task force or board made up of community members affected by a hazardous waste site. CAGs provide a public forum for community members to get involved in making decisions about testing, cleanup and reuse of the sites. CAGs are potentially eligible for federal funding through a Technical Assistance Grant (TAG) that provides funds for activities that help communities engage more meaningfully in the decision-making process at eligible superfund sites. Technical Assistance Services for Communities (TASC) grants may also be available and provide training and technical assistance to communities affected by Superfund hazardous waste sites.

Community Involvement Coordinator (CIC): The lead EPA staff member responsible for site-specific community involvement and outreach. The CIC works with the on-scene coordinator or remedial project manager to inform the public about testing and cleanup activities and answer questions from local residents.

Community Involvement Plan (CIP): One of many tools the EPA uses to meaningfully engage and collaborate with all stakeholders during assessments, investigations, cleanup and reuse activities. CIPs provide information about the EPA’s past, ongoing, and planned site activities. They also serve as a guide to address community concerns and to keep residents informed and engaged in site related decisions.

Contamination: Microorganisms, chemicals, toxic substances or wastes that are introduced into air, water or soil in a concentration that is harmful to humans or the environment.

Feasibility Study (FS): An analysis to determine how practical or cost effective a cleanup option or technology is.

Illinois Tier 1 screening levels: A Tier 1 evaluation compares the concentrations of contaminants of concern detected at a site to baseline remediation objectives. (See <http://epa.illinois.gov/topics/cleanup-programs/taco/fact-sheets/tier-1/index>).

Information Repository: Reference collections of site information available to the public for review. Information repositories typically contain technical information such as site assessment or investigation

reports, and sampling and analytical data, as well as site updates and fact sheets. Repositories are located in convenient locations, such as local libraries, that residents can easily access.

Manufactured Gas Plant (MGP): A facility where fuel was produced to power lighting in buildings and along streets during the 1800s. To manufacture the fuel, coal and other ingredients were heated in large brick ovens, producing a gas, and that gas was filtered from the ovens and stored in tanks. Natural gas has replaced MGPs.

National Priorities List (NPL): A list of the nation’s most serious uncontrolled or abandoned hazardous waste sites. NPL sites are eligible for possible long-term investigation and cleanup using federal funds. The EPA is required to update the NPL once a year.

Polynuclear Aromatic Hydrocarbons (PAH): A group of cancer-causing chemicals in petroleum that may have short- and long-term adverse health effects.

Record of Decision: A publicly available document that describes the site cleanup options and explains the EPA’s rationale for making the final cleanup decision. The ROD also contains the Agency’s responses to public comments or questions that were considered before the final decision.

Remedial Investigation (RI): A study designed to gather data needed to determine the nature and extent of site contamination.

Remedial Project Manager (RPM): The EPA or state person responsible for overseeing on-site cleanups.

Superfund: A trust fund that was established under the Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (CERCLA) to pay for investigation and cleanup of the nation’s worst hazardous waste sites when the responsible parties are not available or capable of performing the cleanup.

Superfund Alternative Approach: An agreement between the EPA and responsible parties whereby a site is investigated and cleaned up using the same standards as those used for sites listed on the NPL, but Superfund alternative sites are not listed on the NPL. These agreements can potentially save the time and resources associated with listing a site on the NPL, without sacrificing cleanup standards.

Volatile Organic Compounds (VOC): A group of gassy chemicals in petroleum and solvents that may have short- and long-term adverse health effects.