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**YEOMAN CREEK/EDWARDS FIELD LANDFILLS RI/FS  
MONTHLY PROGRESS REPORT  
FOR FEBRUARY 1995**

**Submitted to:**

**U. S. Environmental Protection Agency  
and  
Illinois Environmental Protection Agency**

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**March 1995**

**933-8136.07**

## MONTHLY PROGRESS REPORT

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TO: USEPA/IEPA  
FROM: Golder Associates Inc.  
RE: YEOMAN CREEK/EDWARDS FIELD LANDFILLS RI/FS  
MONTHLY PROGRESS REPORT FOR FEBRUARY 1995

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This forty-third progress report is being submitted by Golder Associates on behalf of the PRP Committee for the Yeoman Creek/Edwards Field Landfills. This monthly report summarizes the progress from February 1, 1995 to February 28, 1995.

### RI/FS ACTIVITIES

#### Field Activities

The monthly site inspection was conducted on February 16, 1995. We inspected the condition of the perimeter fence at the Yeoman Creek/Edwards Field Landfills, the integrity of the landfill covers, and the condition of the drums in the secure storage areas. The drums are currently staged on oak pallets and are in satisfactory condition. There was no evidence of damage to the secure storage areas at either landfill. The landfill covers appear to be unchanged and in satisfactory condition. The minor damage to the perimeter fence which was noted at the Yeoman Creek and Edwards Field Landfills in January 1995, had not been repaired at the time of the inspection. This damage is scheduled to be repaired by the Waukegan Public Works Department beginning in late February/early March.

Pursuant to the second amendment to the Administrative Order by Consent (AOC), air monitoring in the basements of the Evoy property at 2122 Yeoman Street and the Terrace Nursing Home property continued in February 1995. At the request of USEPA, air monitoring at the Terrace Nursing Home is conducted weekly. Monitoring results are provided in Table 1.

Weekly air monitoring in the basements of the 1401 through 1451 West Golf Road building continued in February 1995, also at the request of USEPA. Monitoring results are provided in Table 2.

Levels of organic vapors detected in the breathing zone in Unit 1451 of the West Golf Road building continued to exceed the 100 ppm action level. On November 16, 1994, Golder Associates sent a letter to USEPA summarizing the actions taken to mitigate the situation and recommended a course of action for future monitoring.

Operation and maintenance of the AEVS continued in February 1995. During February, the AEVS required several repairs. These repairs included installation of a new battery backup for the autodialer (February 2, 1995), replacement of the Unit 1451 exhaust fan (February 8, 1995), removal of the Unit 1415/1419 exhaust fan for repair (February 9, 1995), replacement of the Unit 1415 (February 15, 1995), and removal of the Unit 1431 exhaust piping flow switch for repair (February 24, 1995).

Deliverables and Correspondence

Golder received a letter dated February 15, 1995 stating that the Remedial Investigation Report and the Feasibility Study Report for the Yeoman Creek/Edwards Field Landfills were approved.

On February 20, 1995, Golder sent USEPA seven copies of the final RI Report.

WORK PROPOSED FOR THE NEXT REPORTING PERIOD (MARCH)

RI/FS activities expected to begin or continue in March 1995 include:

- Completion of the Final Inspection of the AEVS.
- Operation and maintenance of the AEVS.
- Preparation of the Construction Completion Report for the AEVS.
- Submission of the Floodplain/Floodway Study of Yeoman Creek.

(36078115.wpl/srh)

Table 1  
Basement Screening Results  
2122 Yeoman Street & 1615 Sunset Avenue  
Waukegan, Illinois

Date Monitoring Location	February 9, 1995			February 16, 1995			February 23, 1995			February 28, 1995		
	FID (ppm)	CGI %LEL	%Oxygen	FID (ppm)	CGI %LEL	%Oxygen	FID (ppm)	CGI %LEL	%Oxygen	FID (ppm)	CGI %LEL	%Oxygen
2122 Yeoman Street (Evoy Property)												
Background	NM	NM	NM	1.0	0	20.8	1.0	0	20.9	1.0	0	20.8
Ambient	NM	NM	NM	3.0	0	21.0	3.0	0	21.0	5.0	0	20.8
Sump (SW corner)	NM	NM	NM	3.0	0	21.0	4.2	1.0	20.8	4.2	1.0	20.8
Floor Drain SW corner	NM	NM	NM	3.0	0	21.0	4.6	1.0	20.7	4.6	1.0	20.8
Entrance to crawl space	NM	NM	NM	3.0	0	21.0	3.8	1.0	20.7	3.8	1.0	20.7
Floor/wall joints:												
North well	NM	NM	NM	3.0	1.0	21.0	3.6	1.0	20.7	3.6	1.0	20.7
South well	NM	NM	NM	3.0	0	21.0	3.0	1.0	20.6	3.0	1.0	20.6
East well	NM	NM	NM	3.0	1.0	21.0	3.6	1.0	20.7	3.6	1.0	20.7
West well	NM	NM	NM	3.0	0	21.0	4.0	1.0	20.7	4.0	1.0	20.7
1615 Sunset Avenue (Terrace Nursing Home)												
Background	1.0	0	20.8	1.0	0	20.9	1.0	0	20.9	1.0	0	20.8
Laundry Room:												
Ambient Air	14.0	0	20.8	10.0	1.0	20.8	8.0	1.0	20.8	4.0	0.0	20.8
Crack in floor (E-W @ E)	6.0	0	20.7	7.0	1.0	20.8	>100	1.0	20.8	4.0	0.0	20.8
Crack in floor (N-S @ S)	6.0	0	20.7	6.0	1.0	20.8	6.0	1.0	20.8	4.0	0.0	20.8
Floor drain (East)	6.0	0	20.7	7.0	1.0	20.8	6.0	1.0	20.8	2.0	0.0	20.8
Floor drain (West)	0.0	0	20.7	3.0	1.0	20.8	3.0	1.0	20.7	4.0	0.0	20.8
Linen Room:												
Ambient Air	7.0	0	20.7	7.0	1.0	20.8	4.0	1.0	20.7	3.0	0.0	20.8
Cracks in concrete:												
Mid room, N-S @ S	7.0	0	20.7	7.0	1.0	20.8	2.0	1.0	20.7	3.0	0.0	20.8
East end, N-S @ center	5.0	0	20.7	7.0	1.0	20.8	2.0	1.0	20.7	3.0	0.0	20.8
East wall, @ breathing zone	4.0	0	20.7	3.0	1.0	20.8	2.0	1.0	20.7	3.0	0.0	20.8
Speech Therapy(Ambient Air)	2.0	0	20.7	2.0	1.0	20.8	2.0	1.0	20.7	3.0	0.0	20.8
Rehab/Care Plans(Ambient Air)	2.0	0	20.7	4.0	1.0	20.8	4.6	1.0	20.7	3.0	0.0	20.8
Supply Room(Ambient Air)	0.0	0	20.7	2.0	0	20.8	1.2	1.0	20.7	3.0	0.0	20.8
Boiler room:												
Ambient Air	0.0	0	20.7	2.0	0	20.8	0.6	1.0	20.7	2.0	0.0	20.8
Floor drain	0.0	0	20.7	2.0	0	20.8	0.6	1.0	20.7	2.0	0.0	20.8
Hair Salon(Ambient Air)	0.0	0	20.7	4.0	1.0	20.8	1.2	1.0	20.7	2.0	0.0	20.8
Rehab(Ambient Air)	1.0	0	20.7	2.0	0	20.8	3.4	1.0	20.6	2.0	0.0	20.8
Activities room:												
Ambient Air	1.0	0	20.7	2.0	0	20.8	2.7	1.0	20.6	2.0	0.0	20.8
Floor drain	0.0	0	20.7	2.0	0	20.8	2.4	1.0	20.6	2.0	0.0	20.8
Physiotherapy(Ambient Air)	0.0	0	20.7	2.0	1.0	20.8	2.5	1.0	20.6	2.0	0.0	20.8
Lounge(Ambient Air)	1.0	0	20.7	2.0	1.0	20.8	2.4	1.0	20.7	2.0	0.0	20.8
South office(Ambient Air)	0.0	0	20.7	2.0	1.0	20.8	2.4	1.0	20.6	2.0	0.0	20.8
South caged storage area (Ambient Air)	0.0	0	20.7	2.0	0	20.8	2.4	1.0	20.4	2.0	0.0	20.8
Activities office(Ambient Air)	2.0	0	20.7	2.0	1.0	20.8	2.8	1.0	20.6	2.0	0.0	20.8
Vending room(Ambient Air)	0.0	0	20.7	2.0	1.0	20.8	3.5	1.0	20.6	2.0	0.0	20.8
NW lunch room(Ambient Air)	0.0	0	20.7	2.0	1.0	20.8	2.8	1.0	20.6	2.0	0.0	20.8
North caged storage area(Ambient Air)	0.0	0	20.7	2.0	0	20.8	2.8	1.0	20.6	2.0	0.0	20.8
Duct room(Ambient Air)	0.0	0	20.7	2.0	1.0	20.8	2.6	1.0	20.6	2.0	0.0	20.8
Open Storage												
Ambient Air	65.0	0	20.7	2.0	1.0	20.8	3.0	1.0	20.7	2.0	0.0	20.8
Floor drain	65.0	0	20.7	2.0	1.0	20.8	60.0	1.0	20.8	60.0	0.0	20.8
Sump room:												
Sump	26.0	0	20.7	4.0	0	20.8	10.0	1.0	20.6	3.0	0.0	20.8
Ambient Air	0.0	0	20.7	2.0	0	20.8	2.4	1.0	20.6	2.0	0.0	20.8

1. CGI - Combustible Gas Indicator  
2. FID - Flame Ionization Detector  
3. NM - Not Measured

Table 1  
Basement Screening Results  
1401 Through 1451 West Golf Road Building  
Waukegan, Illinois

LOCATION	February 9, 1995				February 16, 1995			
	FID (ppm)	CGI			FID (ppm)	CGI		
		LEL (Percent)	HYDROGEN SULFIDE (ppm)	OXYGEN (Percent)		LEL (Percent)	HYDROGEN SULFIDE (ppm)	OXYGEN (Percent)
<b>1401 W. Golf</b>		0				0		
Background (N. of Bldg)	1	0	0	20.8	0	0	0	20.9
Breathing Zone of Basement	0	0	0	20.8	0	0	0	21
Southwest Corner of Basement	0	0	0	20.8	0	0	0	21
Southeast Corner of Basement	0	0	0	20.8	0	0	0	21
Northwest Corner of Basement	0	0	0	20.8	0	0	0	21
Northeast Corner of Basement	0	0	0	20.8	0	0	0	21
Top of Sump	0	0	0	20.8	0	0	0	21
Sink Drain	1	0	0	20.8	0	0	0	21
Toilet Drain (Plugged)	0	0	0	20.8	0	0	0	21
Shower Drain (Plugged)	0	0	0	20.8	0	0	0	21
Sauna Drain (Rag Stuffed in Drain)	0	0	0	20.8	0	0	0	21
Crack in floor (NE corner, AS-1)	0	0	0	20.8	0	0	0	21
Crack in floor (north of sump, AS-2)	0	0	0	20.8	0	0	0	21
<b>1407 W. Golf</b>								
Background (N. of Bldg)	1	0	0	20.7	0	0	0	20.9
Breathing Zone of Basement	13	0	0	20.7	0	0	0	20.9
Southwest Corner of Basement	13	0	0	20.7	0	0	0	20.9
Southeast Corner of Basement	8	0	0	20.7	0	0	0	20.9
Northwest Corner of Basement	13	0	0	20.7	0	0	0	20.9
Northeast Corner of Basement	15	0	0	20.7	0	0	0	20.9
Top of Sump	18	0	0	20.7	0	0	0	20.9
Crack in Floor Near N. Wall (Center)	15	0	0	20.7	0	0	0	20.9
Crack in Floor at S. Wall	>1000	17	0	20.3	0	0	0	20.9
Floor Drain	23	0	0	20.7	0	0	0	20.9
<b>1415 &amp; 1419 W. Golf</b>								
<b>Laundry Room</b>								
Background (N. of Bldg)	1	0	0	20.7	1	0	0	20.8
Breathing Zone of Basement	20	0	0	20.7	1	0	0	20.8
Southwest Corner of Basement	26	0	0	20.7	1	0	0	20.8
Southeast Corner of Basement	19	1	0	20.7	1	1	0	20.8
Northwest Corner of Basement	20	0	0	20.7	1	0	0	20.8
Northeast Corner of Basement	20	0	0	20.7	1	0	0	20.8
Sump (No pump installed)	900	3	0	20.7	1	0	0	20.8
<b>Sign Making Room</b>								
Breathing Zone of Basement	22	0	0	20.7	2	0	0	20.9
Southwest Corner of Basement	22	0	0	20.7	2	0	0	20.9
Southeast Corner of Basement	26	0	0	20.7	2	0	0	20.9
Northwest Corner of Basement	22	0	0	20.7	2	0	0	20.9
Northeast Corner of Basement	26	0	0	20.7	2	0	0	20.9
Crack in Floor (Center)	32	0	0	20.7	2	0	0	20.9
Floor Drain (Blocked)	300	0	0	20.7	2	0	0	20.9
<b>1425 W. Golf</b>								
Background (N. of Bldg)	1	0	0	20.8	0	0	0	20.8
Breathing Zone of Basement	20	0	0	20.8	4	0	0	20.8
Southwest Corner of Basement	20	0	0	21	4	0	0	20.8
Southeast Corner of Basement	28	0	0	21	4	0	0	20.8
Northwest Corner of Basement	15	0	0	21	4	0	0	20.8
Northeast Corner of Basement	17	0	0	21	3	0	0	20.8
Top of Sump	22	0	0	21	4	0	0	20.8
Crack in Floor Near Southeast Corner	30	0	0	21	7	0	0	20.8
Crack in Floor of Workroom (North)	50	0	0	21	9	0	0	20.8
Floor Drain (blocked)	110	1	0	20.7	6	0	0	20.8
<b>1431 W. Golf</b>								
Background (S. of Bldg)	1	0	0	20.8	0	0	0	20.8
Breathing Zone of Basement	10	0	0	20.8	3	0	0	20.8
Southwest Corner of Basement	58	0	0	20.8	3	0	0	20.8
Southeast Corner of Basement	100	0	0	20.8	3	0	0	20.8
Northwest Corner of Basement	6	0	0	20.8	2	0	0	20.8
Northeast Corner of Basement	10	0	0	20.8	3	0	0	20.8
Top of Sump (SW corner)	58	0	0	20.8	6	0	0	20.8
Shower Drain	60	0	0	20.8	11	0	0	20.8
Sink Drain	10	0	0	20.8	5	0	0	20.8
Toilet	10	0	0	20.8	6	0	0	20.8
<b>1451 W. Golf Road</b>								
Background (S. of Bldg)	1	0	0	20.8	1	0	0	20.8
Breathing Zone of Basement	270	2	0	20.7	130	2	0	20.7
Southwest Corner of Basement	200	2	0	20.7	120	2	0	20.7
Southeast Corner of Basement	290	2	0	20.7	150	3	0	20.5
Northwest Corner of Basement	270	2	0	20.7	140	2	0	20.7
Northeast Corner of Basement	290	2	0	20.7	140	2	0	20.5
Top of Sump (south wall)	320	2	0	20.7	140	2	0	20.5
Crack in Floor (Center of Basement)	>1000	83	0	19.8	>1000	62	0	19.8
Crack in Floor (West End)	420	2	0	20.7	200	2	0	20.7
Floor Drain	>1000	3	0	20.7	250	3	0	20.5

Table 1  
 Basement Screening Results  
 1401 Through 1451 West Golf Road Building  
 Wheeling, Illinois

LOCATION	February 23, 1995				February 28, 1995			
	FID (ppm)	CGI			FID (ppm)	CGI		
		LEL (Percent)	HYDROGEN SULFIDE (ppm)	OXYGEN (Percent)		LEL (Percent)	HYDROGEN SULFIDE (ppm)	OXYGEN (Percent)
<b>1401 W Golf</b>								
Background (N. of Bldg)	1	0	0	20.8	1	0	0	20.8
Breathing Zone of Basement	1.6	0	0	20.8	0	0	0	20.8
Southwest Corner of Basement	1.6	0	0	20.8	0	0	0	20.8
Southeast Corner of Basement	1.2	0	0	20.8	0	0	0	20.8
Northwest Corner of Basement	1.2	1	0	20.7	6	0	0	20.8
Northeast Corner of Basement	1.2	0	0	20.8	0	0	0	20.8
Top of Sump	1.2	0	0	20.8	0	0	0	20.8
Sink Drain	1.4	0	0	20.8	0	0	0	20.8
Toilet Drain (Plugged)	1.2	1	0	20.8	6	0	0	20.8
Shower Drain (Plugged)	1.3	0	0	20.8	6	0	0	20.8
Sauna Drain (Rag Stuffed in Drain)	1.4	0	0	20.8	0	0	0	20.8
Crack in floor (NE corner, AS-1)	1.8	0	0	20.8	6	0	0	20.8
Crack in floor (north of sump, AS-2)	1.2	0	0	20.8	6	0	0	20.8
<b>1407 W Golf</b>								
Background (N. of Bldg)		0			1	0	0	20.8
Breathing Zone of Basement	3.2	0	0	20.7	6	0	0	20.8
Southwest Corner of Basement	4	0	0	20.7	6	0	0	20.8
Southeast Corner of Basement	1.7	0	0	20.7	6	0	0	20.8
Northwest Corner of Basement	3.5	0	0	20.7	6	0	0	20.8
Northeast Corner of Basement	2.5	0	0	20.7	6	0	0	20.8
Top of Sump	2.6	0	0	20.7	6	0	0	20.8
Crack in Floor Near N. Wall (Center)	3.4	0	0	20.7	0	0	0	20.8
Crack in Floor at S. Wall	230	1	0	20.6	6	0	0	20.8
Floor Drain	4.5	0	0	20.7	0	0	0	20.8
<b>1415 &amp; 1419 W Golf</b>								
<b>Laundry Room</b>								
Background (N. of Bldg)	0	0	0	20.8	1	0	0	20.8
Breathing Zone of Basement	30	0	0	20.8	0	0	0	20.8
Southwest Corner of Basement	160	1	0	20.8	6	0	0	20.8
Southeast Corner of Basement	35	1	0	20.8	6	0	0	20.8
Northwest Corner of Basement	28	0	0	20.8	6	0	0	20.8
Northeast Corner of Basement	50	0	0	20.5	6	0	0	20.8
Sump (No pump installed)	700 to >1000	6	0	20.6	6	0	0	20.8
<b>Sign Making Room</b>								
Breathing Zone of Basement	8	1	0	20.8	6	0	0	20.8
Southwest Corner of Basement	8	0	0	20.7	6	0	0	20.8
Southeast Corner of Basement	20	0	0	20.8	6	0	0	20.8
Northwest Corner of Basement	8	0	0	20.8	6	0	0	20.8
Northeast Corner of Basement	8	0	0	20.8	6	0	0	20.8
Crack in Floor (Center)	8	0	0	20.7	6	0	0	20.8
Floor Drain (Blocked)	110	1	0	20.7	0	0	0	20.8
<b>1425 W Golf</b>								
Background (N. of Bldg)	1	0	0	20.7	1	0	0	20.8
Breathing Zone of Basement	28	0	0	20.7	6	0	0	20.8
Southwest Corner of Basement	40-60	0	0	20.7	6	0	0	20.8
Southeast Corner of Basement	20	0	0	20.7	6	0	0	20.8
Northwest Corner of Basement	30	0	0	20.7	0	0	0	20.8
Northeast Corner of Basement	20	0	0	20.7	6	0	0	20.8
Top of Sump	42	0	0	20.7	0	0	0	20.8
Crack in Floor Near Southeast Corner	25	0	0	20.7	0	0	0	20.8
Crack in Floor of Workroom (North)	22	0	0	20.7	14	0	0	20.8
Floor Drain (blocked)	>1000	86	0	17.3	0	0	0	20.8
<b>1431 W Golf</b>								
Background (S. of Bldg)	1	0	0	20.7	1	0	0	20.8
Breathing Zone of Basement	3.3	0	0	20.7	6	0	0	20.8
Southwest Corner of Basement	14	0	0	20.7	6	0	0	20.8
Southeast Corner of Basement	38	0	0	20.7	6	0	0	20.8
Northwest Corner of Basement	1.4	0	0	20.7	6	0	0	20.8
Northeast Corner of Basement	4	0	0	20.7	0	0	0	20.8
Top of Sump (SW corner)	4	0	0	20.7	6	0	0	20.8
Shower Drain	26	0	0	20.7	10	0	0	20.8
Sink Drain	140	1	0	20.7	8	0	0	20.8
Toilet	140	1	0	20.7	8	0	0	20.8
<b>1451 W Golf Road</b>								
Background (S. of Bldg)	1	0	0	20.8	1	0	0	20.8
Breathing Zone of Basement	270	2	0	20.7	140	1	0	20.8
Southwest Corner of Basement	200	2	0	20.8	110	1	0	20.8
Southeast Corner of Basement	270	2	0	20.7	150	1	0	20.8
Northwest Corner of Basement	240	2	0	20.8	140	1	0	20.8
Northeast Corner of Basement	300	2	0	20.7	140	1	0	20.8
Top of Sump (south wall)	250	2	0	20.8	200	1	0	20.8
Crack in Floor (Center of Basement)	>1000	86	0	20.6	>1000	29	0	20.4
Crack in Floor (West End)	300	2	0	20.8	220	1	0	20.8
Floor Drain	240	2	0	20.7	180	1	0	20.8