EPA

TCEQ

On this Day, August 29, 2008,
the U.S. Environmental Protection Agency (U.S. EPA)
Determines that

Conroe Creosoting Company Superfund Site[1]
Is Ready for Commercial/Industrial Reuse

Samuel Coleman, P.E.
Director, Superfund Division
U.S. EPA Region 6

Webb Melder
Mayor
City of Conroe

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Environmental Quality

This Ready for Reuse (RfR) Determination is for the Conroe Creosoting Company Superfund site (Site), excluding the Resource Conservation and Recovery Act (RCRA) vault. This RfR Determination provides that U.S. EPA has made a technical determination that the site, excluding the RCRA vault, located in Conroe, Montgomery County, Texas, is ready for commercial/industrial reuse and its remedy will remain protective of human health and the environment, subject to operation and maintenance of the remedy and the limitations as specified in the Record of Decision (ROD), and additional information provided in the Removal Action Report and Preliminary Closeout Report (PCOR) necessary for maintaining protectiveness, which has been summarized in the attached report, Ready for Reuse Determination, Conroe Creosoting Company Superfund Site, August 29, 2008. This RfR Determination remains valid only as long as the requirements and limitations specified in the ROD are met.

This RfR Determination is a technical decision document and an environmental status report and does not have any legally binding effect, nor does it expressly or implicitly create, expand, or limit any legal rights, obligations, responsibilities, expectations, or benefits of any party. U.S. EPA and the City of Conroe assumes no responsibility for reuse activities and/or for any possible or potential harm that might result from reuse activities. U.S. EPA retains any and all rights and authorities it has, including but not limited to legal, equitable, or administrative rights. U.S. EPA specifically retains any and all rights and authorities it has to conduct, direct, oversee, and/or require environmental response actions in connection with the Site, including but not limited to instances when new or additional information has been discovered regarding the contamination or conditions at the Site that indicate that the remedy and/or the conditions at the Site are no longer protective of human health or the environment for the types of uses identified in the RfR Determination.

The ROD states that the site soils and sediments will be cleaned to industrial standards and that any kind of future development on the RCRA vault will be prohibited. Institutional controls (ICs) required by the ROD specify that exposure to contaminated ground water above acceptable risk levels during the remedial action activities must be prevented; access to the Site and potential future uses must be limited through the use of a property easement or other restrictive mechanisms; future use of the Sand-1 aquifer must be prohibited until the remedial goals have been attained across the Site; any future land owners will be notified that the land was a former Superfund site and hazardous substances remaining on-site in the ground water are above health-based concentration levels; installation of wells within the former process and disposal areas are prohibited to prevent the downward movement of creosote and pentachlorophenol during the well installation process; future redevelopment of the property is restricted to non-residential use based on contaminant concentrations remaining in the surface soils; and the Texas Commission on Environmental Quality (TCEQ) is responsible for continuing operation and maintenance of the remedy at the Site, including ground water monitoring and maintenance of the RCRA vault. Limitations outlined in the Preliminary Closeout Report (PCOR) prohibit the removal of vegetation from the landfill cover, if such removal may result in the subsequent erosion or removal of the soil cover over the landfill or treated material, and the excavation or trenching into the RCRA landfill contents or the associated soil cover. The RfR Determination is being prepared for potential buyers of the Conroe property. There is a federal lien on the Conroe property from cost EPA incurred from conducting clean up activities. Upon the sale of the Conroe property for fair market value, the federal lien will be removed. Future users of the Site should comply with local land use regulations and the implemented remedy. The types of uses identified in this RfR Determination remain subject to (i) applicable federal, state, and local regulation, including but not limited to zoning ordinances and building codes, and to (ii) title documents, including but not limited to easements, restrictions, and institutional controls. The City of Conroe does not have zoning regulations in place.

[1] *Excluding the RCRA vault*

Ready for Reuse Determination
Conroe Creosoting Company Superfund Site

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List of Exhibits

I. Executive Summary

This Ready for Reuse (RfR) Determination is for the approximately 147-acre Conroe Creosoting Company Superfund site (Site) which comprises Conroe, Texas parcel 2004-01-P7, excluding the approximately 7.75-acre Resource Conservation and Recovery Act (RCRA) vault.

The conditions summarized in this RfR Determination are based on limitations and requirements established in U.S. EPA decision documents for the Site including the Record of Decision (ROD). Additional documents providing information include the Removal Action Report, Preliminary Close Out Report (PCOR), and the Human Health Risk Assessment[1]. U.S. EPA has made a technical determination that an approximately 139-acre portion of the Site, located in the City of Conroe, Montgomery County, Texas, is ready for commercial/industrial use. Commercial uses include retail shops, grocery stores, offices, restaurants, and other businesses. Industrial uses include processing and manufacturing products from raw materials, as well as fabrication, assembly, treatment, and packaging of finished products, subject to the conditions below. The RfR Determination is being prepared for potential buyers of the Conroe property. There is a federal lien on the Conroe property from costs EPA incurred in conducting cleanup activities. Upon the sale of the Conroe property for fair market value, the federal lien will be removed.

The City of Conroe does not have zoning regulations in place. The Site's remedy will remain protective of human health and the environment, subject to operation and maintenance of the remedy and the limitations identified below, as specified in the ROD:

1. no type of development may occur on the RCRA vault;
2. exposure to contaminated ground water above acceptable risk levels during the remedial action activities must be prevented;
3. access to the Site and potential future uses must be limited through the use of a property easement or other restrictive mechanisms;
4. future use of the Sand-1 aquifer must be prohibited until the remedial goals have been attained across the Site;
5. any future land owners will be notified that the land was a former Superfund site and hazardous substances remaining on-site in the ground water are above health-based concentration levels;
6. installation of wells within the former process and disposal areas are prohibited to prevent the downward movement of creosote and pentachlorophenol during the well installation process;
7. soil cleanup levels are suitable for commercial/industrial redevelopment of the property consistent with the future site use restrictions and the excluded area containing the RCRA vault; and
8. the Texas Commission on Environmental Quality (TCEQ) is responsible for continuing operation and maintenance of the remedy at the Site, including ground water monitoring and maintenance of the RCRA vault.

[1] The July 2003 Human Health Assessment and the September 2003 ROD, PCOR, and Removal Action Report are included in the appendices of this RfR Determination.

Limitations outlined in the PCOR prohibit:

1. the removal of vegetation from the landfill cover, if such removal may result in the subsequent erosion or removal of the soil cover over the landfill or treated material.
2. the excavation or trenching into the RCRA landfill contents or the associated soil cover.

In September 2002, U.S. EPA initiated a time-critical removal action of on-site structures and soils. All the contaminated material, soils, sediments, and solidified wastes were placed inside an on-site RCRA vault. A total of 252,000 cubic yards of contaminated material was placed inside the vault. Confirmation sampling of the surface soil was conducted across the Conroe Site following completion of the removal action. U.S. EPA performed an assessment of the human and environmental risks associated with using the Site for commercial/industrial purposes during its May 2003 investigation of the Site. The risks that were identified for this Site were human exposure to naphthalene and pentachlorophenol (PCP) through ground water. In the ROD, U.S. EPA selected response actions to manage these risks to human health and the environment. With the completion of the removal action in September 2003, U.S. EPA addressed contamination of the soil and sediments at the Site and determined that no further action is needed for these media. Ground water cleanup goals have been achieved for all contaminants except PCP, which is undergoing remediation by monitored natural attenuation. Following a review of water quality data collected as part of the natural attenuation remedy, U.S. EPA decided to evaluate methods for the rapid destruction of PCP through the focused addition of an oxidant in the immediate vicinity of impacted wells. This was the basis for a series of pilot tests. Based on information available as of this date, U.S. EPA has determined that the unacceptable levels of risk to current and future users of the site have been abated, and the Site, excluding the RCRA vault, may be used for commercial/industrial purposes and will remain protective of human health and the environment.

This RfR Determination remains valid only as long as the requirements and use limitations specified in the ROD continue to be met.

U.S. EPA Region 6 issued this RfR Determination, effective August 18, 2008.

By: _____
Samuel Coleman, P.E.
Director, Superfund Division
United States Environmental Protection Agency
Region 6

_____
Webb Melder
Mayor
City of Conroe

_____

Alan Batcheller
Remediation Division Director
Texas Commission on Environmental Quality

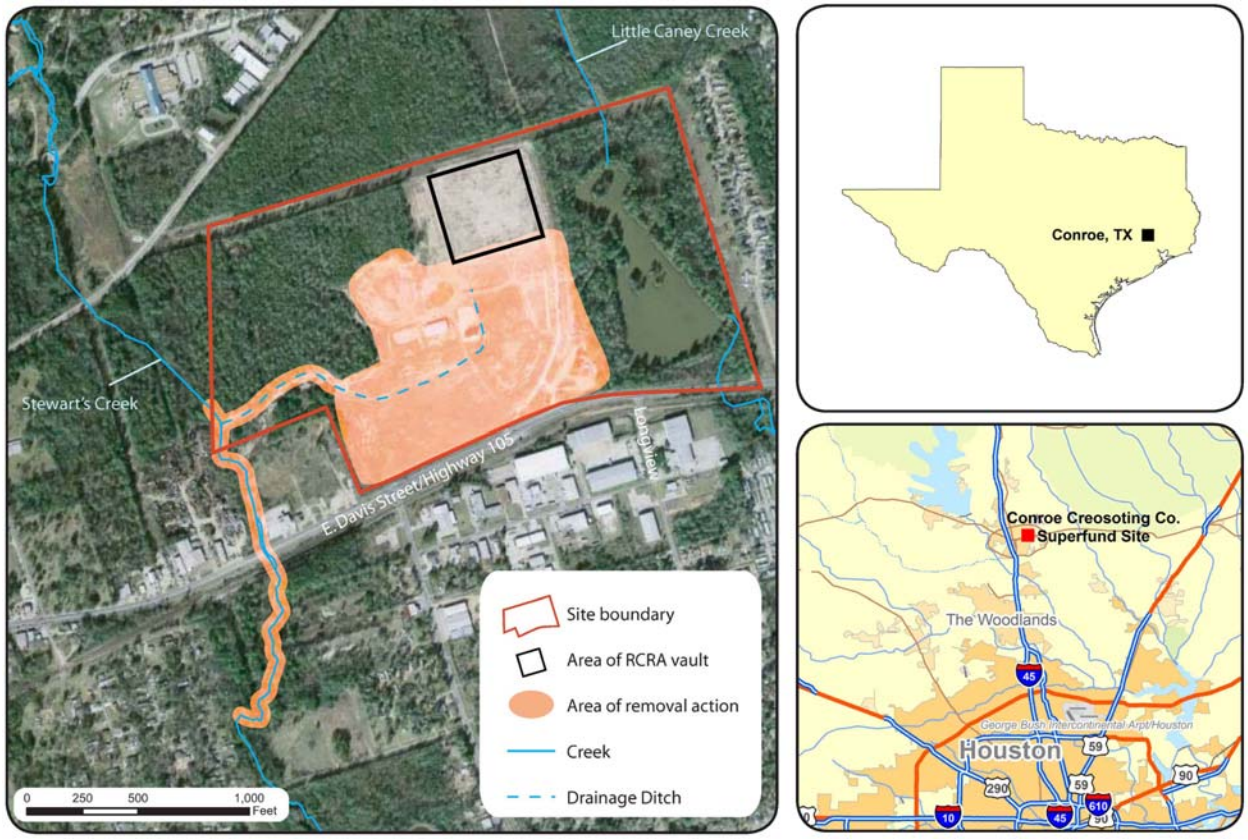
Documents pertaining to the Site and the RfR Determination are part of the Administrative Record (AR) for the Site, which is available for review at the Montgomery County Memorial Library in Conroe, Texas, U.S. EPA Region 6 offices in Dallas, Texas, and TCEQ offices in Austin, Texas. Additional information can be obtained from Gary Baumgarten, the Site's Remedial Project Manager (RPM), who can be reached at 214.665.6749 or baumgarten.gary@epa.gov.

II. Site and Parcel Location

The approximately 147-acre Conroe Creosoting Company Superfund site is an abandoned wood-treating facility located at 1776 E. Davis Street, Conroe, Montgomery County, Texas (Exhibit 1), approximately 30 miles north of Houston. The geographic center of the Site is Latitude 30.319° North and Longitude 95.435° West. Approximately 15,000 people live within two miles of the Site, which is fenced and borders residential property to the east, State Highway 105 to the south, and forested land to the west and north.

The aerial photograph presented in Exhibit 1 shows the boundary of the Site and the area of the RCRA vault. Parcel 2004-01-P7 (not depicted) is owned by Conroe Creosoting Company and was annexed to the City of Conroe in 2004. Little Caney Creek traverses the eastern side of the property and Stewart's Creek lies to the west. A portion of the site lies within the 100-year flood plain.

Exhibit 1: Conroe Creosoting Company Location Map

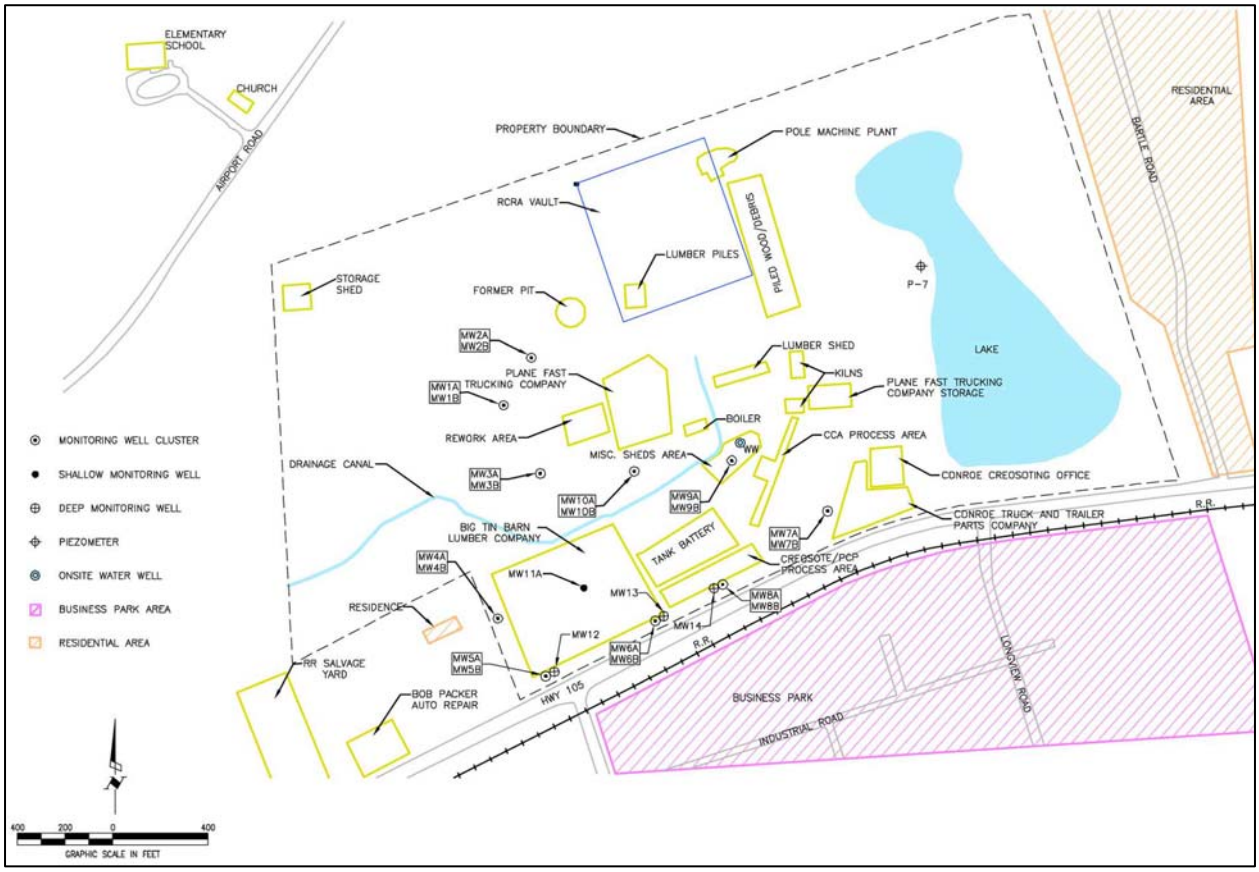


III. Site Summary

Site and Contaminant History

The wood treating facility operated from 1946 until March 1997. Historical site operations and waste management techniques included two process areas, one tank battery area, and numerous disposal pits that were discovered during the removal excavations at the Site in 2002 and 2003 (Exhibit 2). Three wood preserving chemicals were used at the facility: PCP, creosote, and copper chromated arsenate (CCA). The facility was closed by the Montgomery County Tax Assessor/Collector in March 1997 due to delinquent taxes and the Site's assets were sold by the County at an auction. The land, waste management units, and process units remained properties of Conroe Creosoting Company.

Exhibit 2: Conroe Creosoting Company Site Detail[2]



Several compliance investigations were conducted at the Site by TCEQ and its predecessor agencies during the 1980s and 1990s. 1996 sampling indicated elevated levels of creosote compounds, arsenic, and chromium in the soil and shallow ground water. In 2001, TCEQ inspectors observed leaking containers at the site and hazardous substances were detected in the soils and sediments. Secondary containment areas which held contaminated water were

[2] Map prepared in February 2007 by EA Engineering, Science, and Technology

observed to be cracked and broken in several areas, and the contaminated water was spilling out. Runoff from the Site flows overland to the east to Little Caney Creek and to the west to Stewart's Creek.

EPA initiated a removal assessment at the facility in January 2002. Over 500,000 gallons of liquid, sludge, and contaminated water were identified during the assessment, and approximately 65,000 cubic yards of soils were found to exceed the EPA Region 6 Screening Guidance for either arsenic, chromium, PCP, total creosote compounds, or dioxin and furans. High levels of contamination attributable to the Site were identified in Stewart's Creek sediments and in a wetland along Stewart's Creek located approximately one-half mile downstream from the Site. Little Caney Creek sediments contained low levels of contamination attributable to the Site.

Monitoring wells were installed to investigate the site's hydrology. The uppermost area of the shallow Chiquot Aquifer (Sand 1) was found to be contaminated with naphthalene and PCP, with maximum detected concentrations of 174 micrograms per liter (µg/L) and 94 µg/L, respectively.

Summary of Cleanup Activities

Exhibit 3 shows a timeline of U.S. EPA activities performed to date at the Conroe Creosoting Company Superfund site.

Exhibit 3: Chronology of Site Events[3]

Date	Event
12/1984	Site discovery
01/2002	Removal Assessment conducted
07/2002	Hazard Ranking System (HRS) documentation record completed
07/2002	General Notice letter issued by U.S. EPA
09/2002	Time-critical removal action initiated
04/2003	Site proposed for listing on U.S. EPA's National Priorities List (NPL)
07/2003	Remedial Investigation and Feasibility Study (RI/FS) and Proposed Plan made available to the public
09/2003	Site listed on NPL
09/2003	Time-Critical Removal Action completed
09/2003	ROD completed
09/2003	PCOR issued

The following cleanup activities were performed for the remediation of the Site, consistent with the U.S. EPA presumptive remedy guidance for wood treater sites[4]:

[3] Documents referenced in Exhibit 3 are available at U.S. EPA's Records Center in the Region 6 offices, Dallas, Texas. Appendix B provides a glossary of terms.

[4] U.S. EPA's 1993 publication, Presumptive Remedies: Technology Selection Guide for Wood Treater Sites, is available at http://www.epa.gov/superfund/policy/remedy/presump/wood/tech.pdf.

1. Contaminated materials, soils, sediments, and solidified wastes were placed inside an on-site RCRA vault.
2. Contaminated sediments were removed from Stewart's Creek.
3. Monitoring wells were installed and monitored natural attenuation continues for the remediation of contaminated ground water.
4. Institutional controls (ICs) were selected for the site.

All materials, soils, sediments, and solidified wastes at the Site with concentrations of arsenic, chromium, PCP, total creosote, or dioxin and furan compounds exceeding the EPA Region 6 Screening Guidance were excavated and placed in a RCRA vault in the northern portion of the Site. Industrial cleanup standards were used during the removal action.

The concentrations of contaminants found in the sediments of Little Caney Creek were not a threat to human health or the environment, so this area was not included in the 2002 to 2003 removal action, which excavated sediments from approximately 2,500 stream feet of Stewart's Creek.

The monitored natural attenuation program included the construction of wells to conduct periodic ground water monitoring to track contaminant concentrations, evaluate the effectiveness of the natural attenuation processes, and ensure no human exposure above the drinking water limits. Additional monitoring wells may be installed, if necessary. The most recent available ground water monitoring records indicate that PCP levels remain above the remedial goal of 1 µg/L.

Construction of the remedy was completed in September 2003, as documented in the September 2003 PCOR, and no further construction activities are anticipated. A remedy evaluation is conducted annually, as required by the ROD, to refine the estimated timeframe for achieving ground water cleanup goals, the need for further remedy refinements, and risk communication with the community. In July 2008, TCEQ assessed repairs to the landfill cover over the RCRA vault.

Since the removal action was performed and the ROD was signed, ground water samples have been collected from existing on-site monitoring wells, with only localized indications of impacts in Sand-1 monitoring wells. U.S. EPA decided to evaluate methods for the rapid destruction of PCP through the focused addition of an oxidant in the immediate vicinity of impacted wells. This was the basis for a series of pilot tests.

From September 26 to 28, 2006, a pilot test was conducted to evaluate whether localized PCP contamination in three on-site monitoring wells could be remediated. The initial application in 2006 of oxidant in existing wells was not successful in lowering the PCP concentrations below the MCLs. It appears that the wells used in the initial pilot test may have been impacted (plugged) during the oxidant application.

During the week of June 23, 2008, oxidant was injected in the area of the impacted wells as part

of a Supplemental Pilot Test. Ground water sampling to evaluate the effectiveness of the Supplemental Pilot Test will occur in August 2008.

Redevelopment/Reuse History

Industrial cleanup standards were used during the removal action and the Site is currently fenced. The RCRA vault at the Site is marked with signs and enclosed by security fencing and locked gates. Development of this approximately 7.75-acre portion of the Site is prohibited. The Site is currently vacant and no deed restrictions have been applied to the Site.

IV. U.S. EPA's Basis for the Ready for Reuse (RfR) Determination

Background

The Conroe Creosoting Company Superfund site RfR Determination is based on U.S. EPA documents produced during the course of the Site's remedial activities. These documents provide evidence that the Site, excluding the RCRA vault, is ready for commercial/industrial use and that the Site's remedy will remain protective of human health and the environment, subject to operation and maintenance of the remedy and limitations as specified in the ROD. The RfR Determination is based primarily on the Removal Action Report, ROD, and PCOR, which were completed in September 2003. The Human Health Risk Assessment, completed in July 2003, provides information on the exposure pathways and risk levels associated with the Site. These reports are included as Appendices to this RfR Determination. Additional documents relating to the site can be found in the Site's Administrative Record, which is available for review at the Montgomery County Memorial Library in Conroe, Texas, U.S. EPA Region 6 offices in Dallas, Texas, and TCEQ offices in Austin, Texas.

Description of Risks

The ROD states that U.S. EPA's removal action has addressed the principal threat wastes comprised of contaminated soil, sludge, and wastes at the former process areas and that ground water is neither a principal or low-level threat waste. In July 2003, U.S. EPA completed a Human Health Risk Assessment to examine exposure pathways for three hypothetical current and potential future receptors: residential child and adult, recreational visitor, and industrial/commercial worker.

An exposure pathway is the route of contaminants from the source of contamination to potential contact with a medium (air, soil, surface water, or ground water) that represents a potential threat to human health or the environment. A pathway must have four components to be complete:

- a source of contamination;
- a retention or transport medium;
- a point of potential receptor contact with the contaminated medium (referred to as the exposure point); and
- an exposure route (such as ingestion) at the contact point.

Eliminating any of these elements results in an incomplete exposure pathway. For example, if there are no receptors that would contact the source or transport medium, the pathway is

incomplete and does not require quantitative evaluation.

An exposure assessment evaluates potential human receptors that could contact site-related contaminants, and the routes, magnitude, frequency, and duration of exposure. An evaluation of all potential current and future human exposures is necessary to identify receptors that are in contact with, or that could be in contact with, contaminants detected in the ground water, sediment, and soil.

The residential child and adult exposure scenario examined in the Human Health Risk Assessment found that the cancer risk exceeded the lifetime risk ranges of 10^{-4} to 10^{-6}, or one cancer in 10,000 individuals to one cancer in 1,000,000 individuals. Risk was found to be between 10^{-4} and 10^{-6} for recreational visitors. The risk screening evaluation did not identify a human health risk for the future site worker exposure scenario (Exhibit 4). While neither the PCP nor naphthalene concentrations in the ground water exceeded the carcinogenic or non-carcinogenic risk levels for the potential on-site worker exposure scenario, the PCP concentration did exceed the U.S. EPA's maximum contaminant level (MCL) of 1 µg/L.

Exhibit 4: Industrial/Commercial Scenario Risk Assessment

Exposure	Risk
• Ingestion of ground water	• Noncarcinogenic effects from exposure to shallow or deep ground water used as tap water are unlikely. • The risk is less than the excess lifetime risk range of 10^{-4} to 10^{-6} from the exposure to shallow or deep ground water used as tap water. • The exposure point concentration of PCP exceeded the maximum contaminant level of 1.0 µg/L for drinking water.
• Ingestion of surface soil • Dermal contact with surface soil • Inhalation of particulates or vapors generated from surface soil	• Carcinogenic and noncarcinogenic screening levels not exceeded for contaminants in soils.

V. Ongoing Limitations and Responsibilities Previously Established by U.S. EPA

Institutional and Engineering Controls

The September 2003 ROD describes the current remedial components for the Conroe Creosoting Company Superfund site. The ROD requires placement of appropriate ICs, which are administrative or legal controls that help minimize the potential for human exposure to contamination or protect the integrity of a remedy by limiting land or resource use. The purpose of these ICs is to:

1. prevent exposure to contaminated ground water above acceptable risk levels during the remedial action activities;
2. limit access to the Site and limit potential future uses through the use of a property

easement or other restrictive mechanisms;
3. prohibit future use of the Sand-1 aquifer until the remedial goals have been attained across the Site;
4. ensure that any future land owners will be notified that the land was a former Superfund site and hazardous substances remaining on-site in the ground water are above health-based concentration levels;
5. prohibit the installation of wells within the former process and disposal areas to prevent the downward movement of creosote and pentachlorophenol during the well installation process; and
6. restrict future redevelopment of the property to non-residential use based on contaminant concentrations remaining in the surface soils.

The ICs will be implemented by the landowner following the signing of an Administrative Order on Consent (AOC) or other appropriate mechanism. Stipulations and limitations outlined in the PCOR include:

1. an easement running with the land that grants a right of access for the purpose of conducting any activity related to implementing the ROD and operation and maintenance of the selected remedy, including but not limited to, monitoring; and
2. land and water use restrictions to prohibit:
    a. removal of vegetation from the landfill cover, if such removal may result in the subsequent erosion or removal of the soil cover over the landfill or treated material; and
    b. the excavation or trenching into the RCRA landfill contents or the associated soil cover.

U.S. EPA has not yet negotiated an AOC or other mechanism implementing a property easement and/or other appropriate controls with the landowner of the Site. In order for this RfR Determination to remain valid, the limitations established in the ROD and PCOR must be met, in addition to any limitations or clarifications established in the AOC or other appropriate mechanism.

Future use on the RCRA vault is prohibited.

Operation and Maintenance Requirements

Operation and maintenance activities are designed to ensure that the remedy is operating and continues to operate properly. The components of the remedy requiring ongoing operation and maintenance are the ground water monitoring program and the RCRA vault. In July 2008, TCEQ assessed repairs to the landfill cover over the RCRA vault. Ground water monitoring is required on a quarterly basis for years one and two, on a semi-annual basis for years three to five, and on an annual basis for years six to 20.

TCEQ is responsible for continuing operation and maintenance of the remedy at the Site. Specific information relating to ongoing operation and maintenance activities can be found in the Site's ROD, remedial design reports, and operation and maintenance reports.

Reviews will be performed at the Site every five years to ensure that the remedy remains protective of human health and the environment. The first five-year review report is due in September 2008.

VI. Provisos

This RfR Determination is a technical decision document and does not have any legally binding effect, nor does it expressly or implicitly create, expand, or limit any legal rights, obligations, responsibilities, expectations, or benefits of any party. U.S. EPA assumes no responsibility for reuse activities or for any possible or potential harm that might result from reuse activities. U.S. EPA retains any and all rights and authorities it has, including but not limited to, legal, equitable, or administrative rights. U.S. EPA specifically retains any and all rights and authorities it has to conduct, direct, oversee, and/or require environmental response actions in connection with the Site, including instances when new or additional information has been discovered regarding the contamination or conditions at the Site that indicate that the remedy and/or the conditions at the Site are no longer protective of human health or the environment for the uses identified in the RfR Determination.

This RfR Determination remains valid only as long as the requirements and limitations specified in the ROD are met.

The parcels addressed in the RfR Determination are subject to local land use regulations.

APPENDIX A

ABBREVIATIONS AND ACRONYMS

AOC – Administrative Order on Consent
AR – Administrative Record
CCA – copper chromated arsenate
CERCLA – Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (Superfund)
ICs – institutional controls
HRS – Hazard Ranking System
NPL – National Priorities List of Superfund hazardous waste sites
O&M – Operation and Maintenance
PCOR – Preliminary Close Out Report
PCP – pentachlorophenol
RCRA – Resource Conservation and Recovery Act
RfR Determination – Ready for Reuse Determination
RI/FS – Remedial Investigation/Feasibility Study
ROD – Record of Decision
RPM – Remedial Project Manager
TCEQ – Texas Commission on Environmental Quality
U.S. EPA – United States Environmental Protection Agency
µg/L – micrograms per liter

APPENDIX B

GLOSSARY

Consent Decree: A legal document, approved by a judge, that formalizes an agreement reached between U.S. EPA and potentially responsible parties (PRPs) through which PRPs will conduct all or part of a cleanup action at a Superfund site; cease or correct actions or processes that are polluting the environment; or otherwise comply with U.S. EPA-initiated regulatory enforcement actions to resolve the contamination at the Superfund site involved. The consent decree describes the actions PRPs will take and may be subject to a public comment period.

Engineering controls: Engineering controls eliminate or reduce exposure to a chemical or physical hazard through the use of engineered machinery or equipment. An example of an engineering control is a protective cover over waste left on site.

Exposure pathways: Exposure pathways are means by which contaminants can reach populations of people, plants, or animals. Exposure pathways include ground water, surface water, soil, and air.

Feasibility Study (FS): A study of a hazardous waste site intended to (1) evaluate alternative remedial actions from technical, environmental, and cost-effectiveness perspectives; (2) recommend the cost-effective remedial action; and (3) prepare a conceptual design, a cost estimate for budgetary purposes, and a preliminary construction schedule.

Institutional controls (ICs): Non-engineered instruments, such as administrative and/or legal controls, that help minimize the potential for human exposure to contamination and/or protect the integrity of a remedy by limiting land or resource use.

National Priorities List (NPL): Sites are listed on the NPL upon completion of Hazard Ranking System (HRS) screening, public solicitation of comments about the proposed site, and consideration of all comments. The NPL primarily serves as an information and management tool. The identification of a site for the NPL is intended primarily to guide U.S. EPA in: determining which sites warrant further investigation to assess the nature and extent of the human health and environmental risks associated with a site; identifying what CERCLA-financed remedial actions may be appropriate; notifying the public of sites U.S. EPA believes warrant further investigation; and serving notice to potentially responsible parties that U.S. EPA may initiate CERCLA-financed remedial action.

Operation and Maintenance (O&M): O&M activities are conducted after remedial actions are complete in order to ensure that remedies are operational and effective.

Potentially Responsible Parties (PRPs): The Superfund law (CERCLA) allows U.S. EPA to respond to releases or threatened releases of hazardous substances into the environment. Under CERCLA, PRPs are expected to conduct or pay for the cleanup. The Superfund enforcement program identifies the PRPs at the site; negotiates with PRPs to do the cleanup; and recovers from PRPs the costs spent by U.S. EPA at Superfund cleanups.

Preliminary Assessment (PA): Preliminary assessments are investigations of site conditions to ascertain the source, nature, extent, and magnitude of the contamination.

Record of Decision (ROD): The ROD documents the cleanup decision for the site or a portion of a NPL site and the supporting analyses.

Remedial Action (RA): The implementation of a permanent resolution to address a release or potential release of a hazardous substance from a site.

Remedial Design (RD): The process of fully detailing and specifying the selected remedy identified in the ROD.

Remedial Investigation (RI): An investigation intended to gather the data necessary to: (1) determine the nature and

extent of problems at the site; (2) establish cleanup criteria for the site; (3) identify preliminary alternative remedial actions; and (4) support the technical and cost analyses of the alternatives.

Site Inspection (SI): The process of collecting site data and samples to characterize the severity of the hazard for the hazard ranking score and/or enforcement support.