

RAM Completion Report PIP Meeting Notes

**August 22, 2023**

Tremont and Whittier Streets, Boston (Roxbury), MA  
RTN 3-15009

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A Public Involvement Plan (PIP) meeting pursuant to the Massachusetts Contingency Plan (MCP) was held on August 22, 2023 at 6:00 pm for the property identified as Parcel P-3 located at the corner of Whittier and Tremont Streets in Roxbury, Massachusetts (RTN 3-15009). Additional RTN 3-36365 is also related to the Site. Due to the COVID-19 pandemic, the meeting was held virtually, via Zoom (<https://bit.ly/626WCMV> [meeting ID: 161 888 2584] and a call-in number: 1 (833) 568-8864). The meeting was part of a larger regularly scheduled meeting hosted by the Boston Planning & Development Agency (BPDA) for ongoing community engagement.

Mr. Jonathan Short of BPDA moderated the meeting. The topic of environmental assessment and remediation of Parcel P-3 was the 1<sup>st</sup> item on the meeting agenda. Ms. Ileen Gladstone of GEI Consultants, the Licensed Site Professional (LSP) for the project conducted a formal presentation, followed by a question-and-answer period. Attached is the PowerPoint presentation slides from the PIP portion of the public meeting.

### **Welcome**

Mr. Jonathan Short, Real Estate Development Officer, BPDA opened up the agenda item to talk about P-3. Mr. Short introduced Ms. Gladstone to give an overview of the targeted cleanup at the P-3 site. Ms. Gladstone stated the purpose of the meeting was to provide an update on the targeted cleanup. Ms. Gladstone also stated that the meeting fulfilled a regulatory obligation of a public involvement process under Massachusetts regulations to present an overview of an important report that is being filed with MassDEP soon. Ms. Gladstone was joined by Mr. Ryan Hoffman, also of GEI Consultants.

### **MCP and Public Involvement Plan (PIP) Process**

Ms. Gladstone indicated the disposal site was designated a Public Involvement Plan (PIP) site a long time ago. The PIP process helps ensure that the public is informed about the cleanup. The plan is tailored to the level of community interest.

### **Contaminated Site Description**

Ms. Gladstone noted that the contaminants identified in soil at the site included identified petroleum and lead.

### **Targeted Cleanup**

Ms. Gladstone explained that the targeted soil cleanup included removal of approximately 450 cubic yards of contaminated soil. The entire lead hot spot in the center of the site was removed, and the most heavily petroleum contaminated soil from the soil mound was removed. The soil was removed from the site for off-site soil disposal. The targeted soil cleanup took approximately 2 weeks in the field, in late May and early June 2023.

## Community Protection

Ms. Gladstone stated that during soil cleanup activities, dust monitoring was implemented. She explained that dust monitoring consisted of monitoring stations across the site to ensure dust was not related into the community. The measured dust concentrations at all monitoring stations were below the established Action Level.

## Document Repository and Availability

One document is available for public review and comment:

- Draft Release Abatement Measure Completion Report; Parcel P-3 (MassDEP RTN 3-15009 and RTN 3-36365): Tremont and Whittier Street, Boston, Massachusetts, August 14, 2023.

A copy of the document is available for review at:

- Roxbury (formerly Dudley) Branch Library, 149 Dudley Street, Roxbury;
- Uphams Corner Branch Library 500 Columbia Road, Dorchester;
- Egleston Square Branch Library, 2044 Columbia Avenue, Roxbury;
- Grove Hall Branch Library, 41 Geneva Avenue, Dorchester;
- Whittier Street Management Office (now Flat 9 at Whittier), 100 Cabot Street, Roxbury;
- The MassDEP website: <https://eeaonline.eea.state.ma.us/EEA/fileviewer/Rtn.aspx?rtn=3-0015009>.
- The BPDA Plan: Nubian Square: Parcel P-3 website: <http://www.bostonplans.org/planning/planning-initiatives/plan-nubian-square-parcel-p3>

Minutes of the meeting were prepared and distributed to the attendance and mailing list, and within ten (10) days (by September 1, 2023), and posted on the MassDEP and BPDA Plan: Nubian Square: Parcel P-3 websites.

Public comments to the Draft Report are due in twenty (20) days (by September 11, 2023) and the responses to the comments will be included in the Final Report. Comments can be provided to Ileen Gladstone at [igladstone@geiconsultants.com](mailto:igladstone@geiconsultants.com) or 781.424.9924 or William Epperson of BPDA at [william.j.epperson@boston.gov](mailto:william.j.epperson@boston.gov) or 617.918.6202.

## Next Steps

Ms. Gladstone stated that the P3 parcel was designated for development with HYM and My City at Peace by the BPDA Board in January 2023. Pre-development work is scheduled to start this Fall.

## Community Questions

Community members raised comments or questions that were addressed during the public meeting.

1. [T]hey need to look at the wetland issues on P3.

A response to this comment will be included in the Final Report.

Attachments

B:\Working\BOSTON PLANNING & DEV AGENCY (AKA BRA)\2103938 Parcel P3 Environmental Remediation\08\_PIP\PIP Meetings\2023-08-22 - RAM CR\Minutes\Meeting Minutes\_08-22-2023.docx

# consulting engineers and scientists



Public Involvement  
Plan Meeting  
August 22, 2023

Parcel P-3  
Tremont and Whittier Streets  
Roxbury, Massachusetts

RTNs 3-15009 and 3-36365

# Introduction

## GEI Consultants:

Ileen Gladstone, P.E., LSP

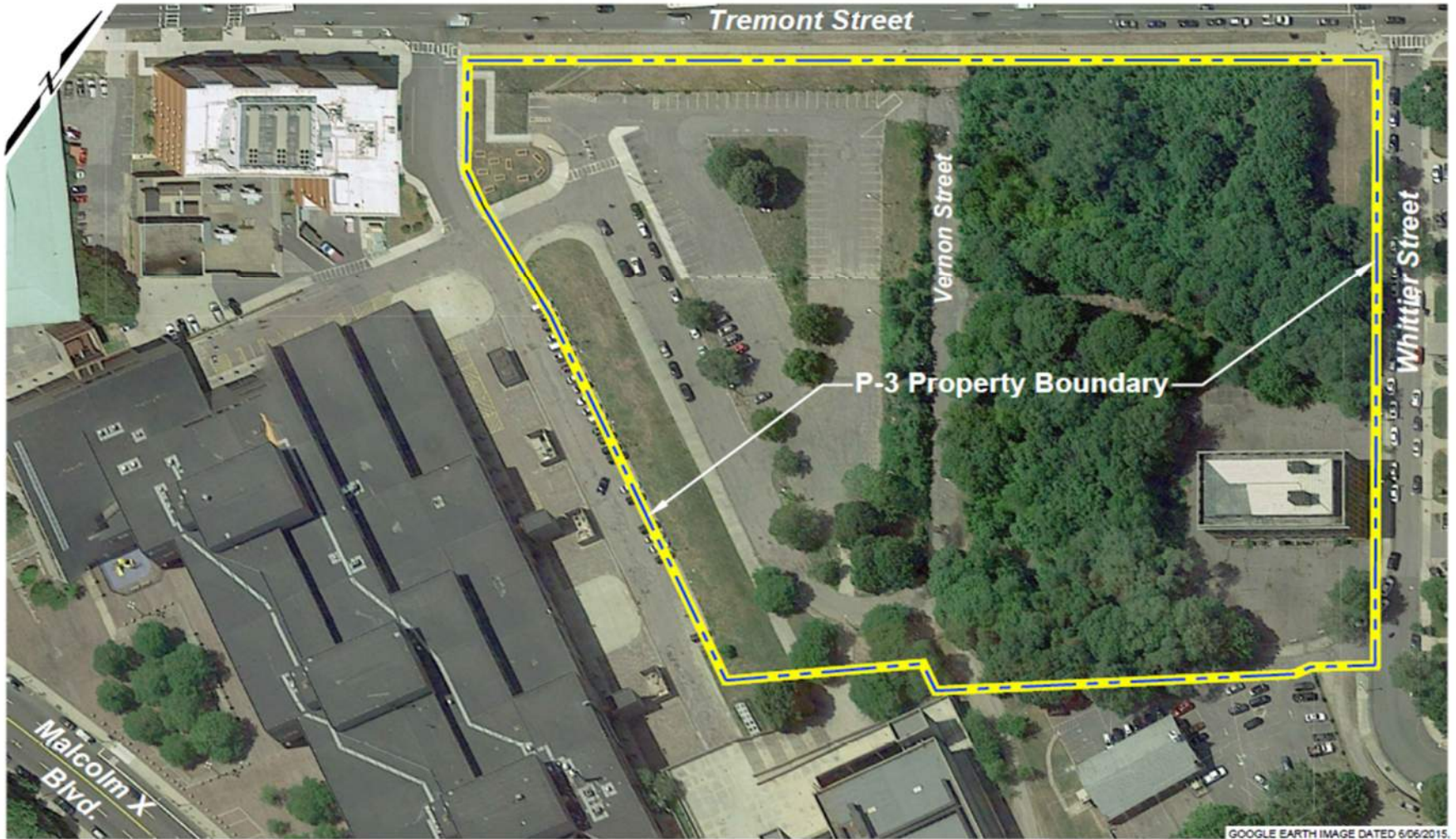
Ryan Hoffman, P.G., LSP

## Purpose:

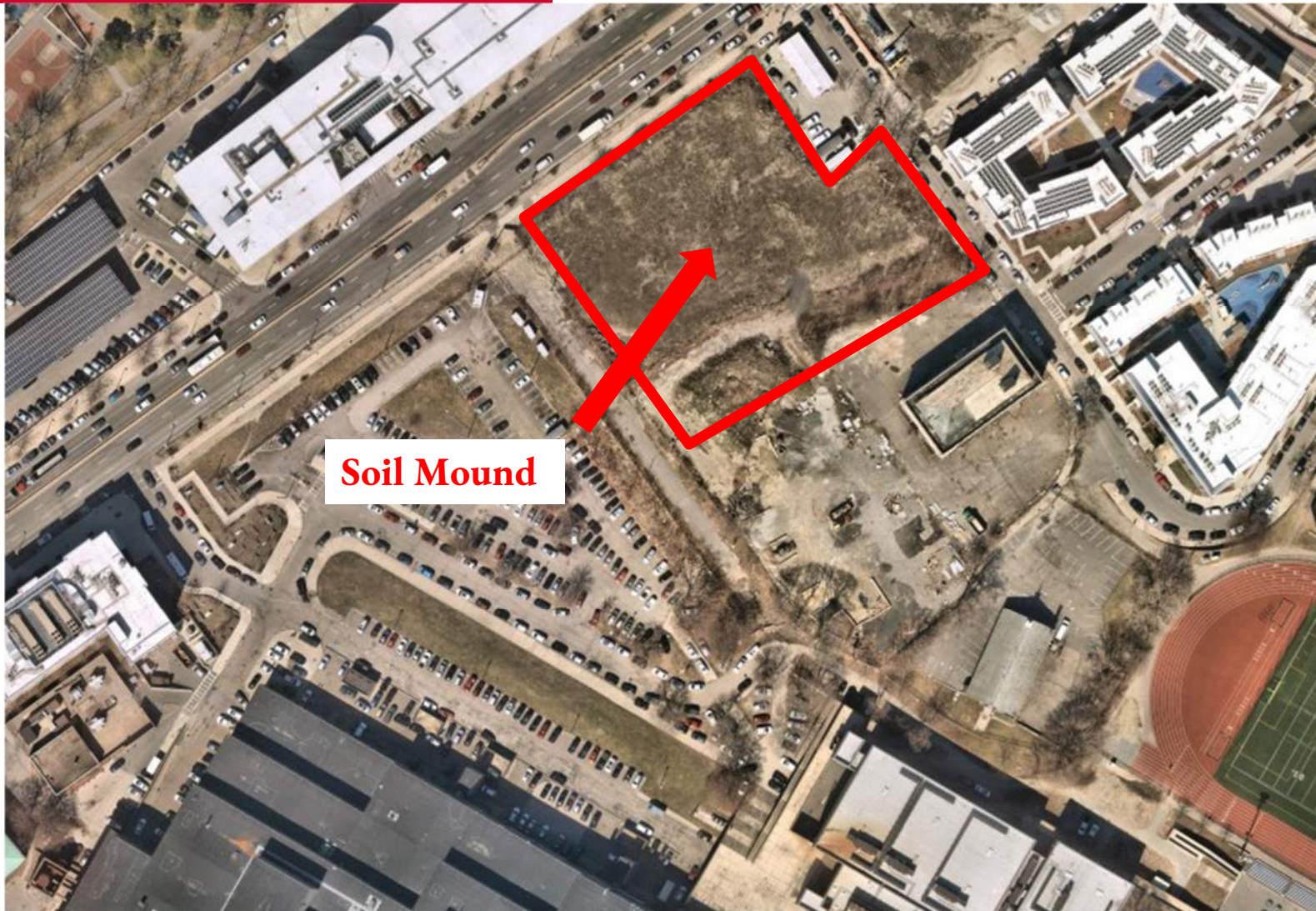
Update on the recently completed targeted cleanup at Parcel P3



# Parcel P-3



# Parcel P-3



**Soil Mound**



# Overview

Public Involvement Plan (PIP) Process  
Contaminated Site Description  
Targeted Cleanup Plan  
Community Questions





# Public Involvement Plan Process

Ensures public is informed and involved

Tailored to level of community interest

Established public repository

Public Meetings for Significant Deliverables

20-day Public Comment period on Draft Report

Incorporate Public Comment into Final Report

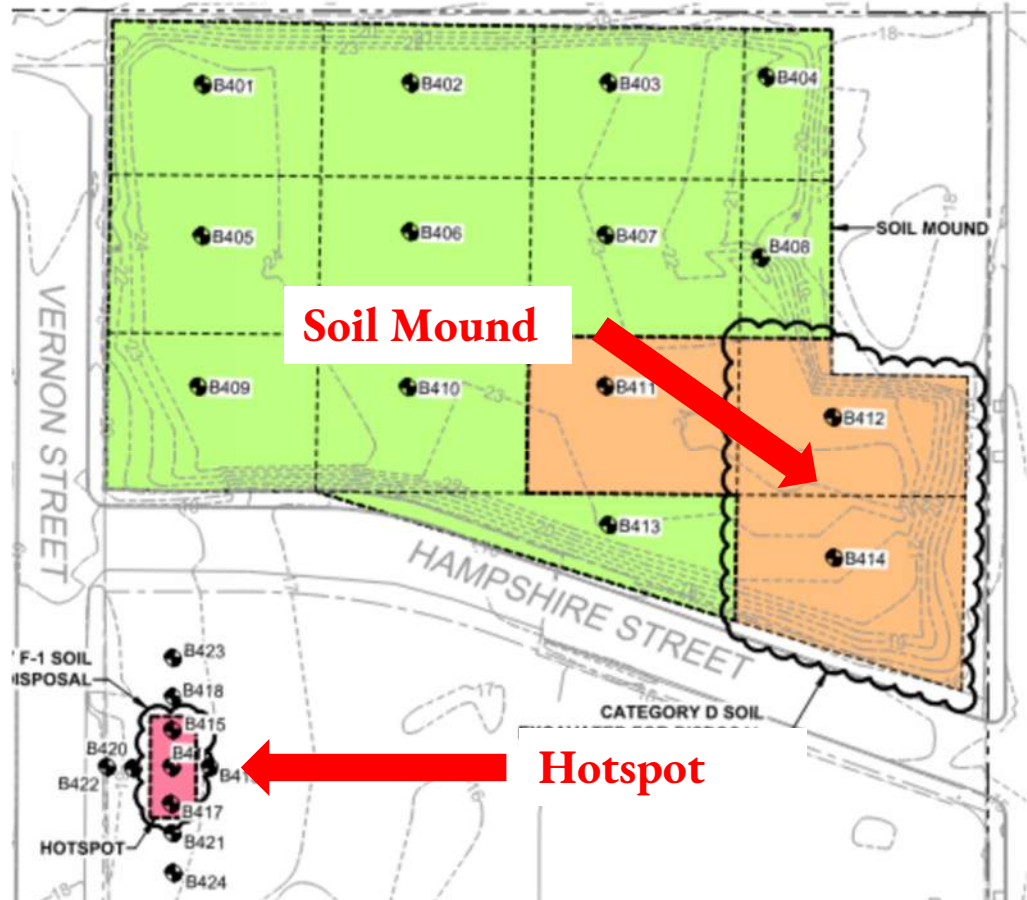


# Hotspot and Soil Mound Removal

Excavated ~450 cubic yards of soil

- Removed lead hotspot
- Reduced size of soil mound (petroleum)
- Off-site soil disposal

Performed in late May and early June 2023, over 2-week period



# Dust Monitoring

Dust Monitoring performed during all soil excavation, handling, and loading activities

- Measured dust concentrations at all monitoring stations were below the established Action Level



## Summary

### Copies of Draft RAM Completion Report available:

- Online at MassDEP's website at:

<https://eeaonline.eea.state.ma.us/portal#!/search/wastesite> (search by 3-0015009)

- Public Library Branches at Roxbury, Uphams Corner, South End, Egleston, Grove Hall; and Flat 9 at Whittier

September 1, 2023: Meeting minutes in 10 days

September 11, 2023: 20-day comment period

Reports will be finalized following comment period

Reports will be submitted to MassDEP



## Next Steps

- This parcel is designated for development with HYM and My City at Peace by BPDA Board in January 2023
- Pre-development work scheduled to start this Fall



# Questions

William Epperson (BPDA)

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