



ILLINOIS ENVIRONMENTAL PROTECTION AGENCY

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March 5, 2008

CERTIFIED MAIL

7004 2510 0001 8617 8419

Brian H. Martin
AmerenIP
1901 Chouteau Avenue
St. Louis, MO 63166

Re: 0190100008/Champaign County
Champaign/IP Town Gas
Site Remediation Program/Technical Reports

Dear Mr. Martin:

The Illinois Environmental Protection Agency (Illinois EPA) and the United States EPA (U.S. EPA) has reviewed the report entitled *Off-Site Investigation Work Plan* (Work Plan/Log No. 08/36816) dated February 14, 2008. The Work Plan, submitted by Philip Services Corporation, was received by the Illinois EPA on February 21, 2008.

The Illinois EPA and U.S. EPA have the following comments regarding the Work Plan:

Section 3 (pages 6 and 7): Summary tables for the existing analytical data compared to current action levels (IEPA or USEPA) would help the reader understand the scope and significance of the previous site investigations as well as present the historical results and likely contaminants of concern (COC's) for the Site. It would also help to include a summary figure that shows the extent of contamination at the site.

Section 5.2 (page 14): The work plan states that "surface soil samples...will be analyzed for VOCs, SVOCs..." The text should clarify that soil samples will only be analyzed for a subset of the VOC and SVOC analyte list, BTEX and PAHs, which would make this section consistent with Chapter 7.

Section 5.4.1 (page 15): The rationale for the shallow groundwater monitoring well screen depths should be better explained. U.S. EPA recommends a screen length of 5 feet instead of the proposed 10 feet.

All future submittals to the Illinois EPA should include three (3) copies of each document.


If you have any questions, please feel free to contact me at (217) 557-8859 or e-mail me at jason.crompton@illinois.gov.

Sincerely,



Jason Crompton
Voluntary Site Remediation Unit B
Remedial Project Management Section
Division of Remediation Management
Bureau of Land

cc:


Philip Services Corporation
210 West Sand Bank Road
P.O. Box 230
Columbia, IL 62236-0230

BUILDING CONSTRUCTION SECTION

	Single Family	Duplex	Condominium	Townhouse	Other
Type of Structure	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Structure Description: _____

No. of Floors: _____

Age of Structure: _____

	Yes	No
Slab on grade? <i>(If yes, see slab section for additional description)</i>	<input type="checkbox"/>	<input type="checkbox"/>
Basement? <i>(If yes, see basement section for additional description)</i>	<input type="checkbox"/>	<input type="checkbox"/>
Finished <input type="checkbox"/> Unfinished <input type="checkbox"/>		
Crawlspace? <i>(If yes, see crawlspace section for additional description)</i>	<input type="checkbox"/>	<input type="checkbox"/>
Under what % of structure: _____		

Approximate square footage of the structure: _____

General aboveground construction (check all that apply):
 Wood Brick Concrete Cement block
 Other _____

Foundation construction (check all that apply):
 Concrete slab Fieldstone Concrete block Elevated above ground/grade
 Other _____

Integrity of structure (check all that apply):
 Good Fair Poor
 Other _____

Has the structure been weatherized with any of the following? (check all that apply):
 Insulation Storm Windows Energy-Efficient Windows
 Other _____

SLAB SECTION

Are there any drains in the slab? Yes No

If yes, how many? _____

If yes, are there sewer trap(s)? _____

BASEMENT SECTION

Does anyone reside in the basement?

Yes No

If so, how many and/or who?

Basement Description (Provide Field Drawing)

Basement Dimensions (L x W x H in ft): _____

Has the basement flooded previously?

Yes No

If so how often?

When was the last time?

Was there a sheen on the water?

Yes No Describe: _____

Does the Basement have moisture problems? Yes No

Explain _____

BASEMENT FLOOR

Basement Floor is (check all that apply):

Concrete Dirt Tile

Other _____

Integrity of Basement Floor:

Good Fair Poor

Are there cracks in the basement floor? Yes No

Describe: _____

Is there exposed soil in the basement floor?

If so, explain: _____

BASEMENT WALLS

Basement Walls are (check all that apply):

Poured concrete Cement Block Stone Wood Brick Other: _____

Integrity of the Basement Walls:

Good Fair Poor

Are there cracks in the basement walls? Yes No

Describe: _____

Crawlspace construction type: Wood Brick Concrete Cement block

Accessibility: Indoor Outdoor

Describe entry points: _____

UTILITY SECTION

Private water well on the property?

YES NO

Septic system on the property?

Electrical Service Amperage is:

60A 100A 200A

Other _____

Type of heating (check all that apply):

Natural gas Fuel oil Electric Wood Coal Other _____

Heat conveyance system:

Forced hot air Forced hot water Steam Radiant Floor heat Wood stove

Coal furnace Fireplace Other _____

Where is furnace located? (show on drawing) _____

Do you have air conditioning? Yes No

Air conditioning type (check all that apply):

Central air conditioning Window air conditioning unit(s) Other _____

Water heater type:

Gas Electric Furnace Other _____

Water heater location: (show on drawing) _____

Outside utility outlet present? Yes No If so, where? _____

Where do utilities enter the structure? (show on drawing) _____

North side: _____

East side: _____

South side: _____

West side: _____

EXTERIOR DESCRIPTION (Provide Field Drawing)

Is there a garage? Yes No

Attached Unattached

Is there a storage shed or other building unit on property? Yes No

Attached Unattached

Are there any pressed wood products in the structure (e.g., hardwood plywood wall paneling, particleboard, fiberboard)?

If yes, where and when was it installed?

Are there any new upholstery, drapes, shower curtains, or other textiles in the structure?

Has the structure been treated with any insecticides/pesticides? If so, what chemicals are used and how often are they applied?

Are pesticides/herbicides utilized in the yard or garden? If so, what chemicals are used and how often are they applied?

Is there any stationary emission source in the vicinity of the structure? If yes, describe: _____

Are there any mobile emission sources (e.g., highway; bus stop; high-traffic area) in the vicinity of the structure? If yes, describe: _____

RESIDENT INFORMATION

Resident Contact: _____

When can we reach you? Day: _____ Evening: _____

APPENDIX A

Building Characteristics to be Determined Before Finalization of Work Plan

Building Identification				
Ownership				
Age of Building				
Number of Floors (Yes/No)				
Number of Elevators (Yes/No)				
First Floor Footprint Dimensions (L x W in ft)				
Crawl Space Dimensions (L x W x H in ft)				
Basement Footprint Dimensions (L x W in ft)				
Basement Height (ft)				
Basement Height Above Ground Surface (ft)				
First Floor Height (ft)				
Basement Floor Type				
Thickness of Basement Walls (ft)				
Thickness of Slab (ft)				
Condition of Slab				
Vapor Barrier (Yes/No)				
Post-Tension Slab (Yes/No)				
Stump Characteristics				
HVAC Characteristics				
Information on Doors/Windows				
Locations of floor drains, sinks, toilets on lowest floor of building				
As-Built Drawings or Plans Reviewed (Yes/No)				
Exposure Characteristics:				
Building Activities-General				
First Floor Activities				
Basement Activities				
Number of Workers				
Work-week number of days				
Work-day number of hours				

Note: Add additional sheets for relevant comments/information; Locate all buildings on a site map.