

# Preferred Plan for the Weaver Woodlands Site

*This fact sheet explains Ohio EPA's preferred alternative to clean up the Weaver Woodlands site in New Franklin, Summit County, Ohio, and how the public can participate in the process.*

When Ohio EPA suspects a site is contaminated with hazardous substances, the agency may enter into a legal agreement called Director's Final Findings and Orders (DFFOs) with the responsible parties, requiring them to investigate the nature and extent of contamination and develop options to clean up the contamination. Ohio EPA reviews the alternatives and issues a Preferred Plan for public comment. After all comments are considered, Ohio EPA issues a Decision Document, finalizing the selected alternative.

## Site History

The source of site contamination is a 6-inch buried pipeline that transported refined petroleum products between the 1940s and 1970s. Homes were constructed close to the buried pipeline starting in the 1950s.

1990: Petroleum compounds detected in private drinking water wells in Weaver Woodlands.

1991 January: Ohio EPA issued DFFOs to Inland Corporation/BP to investigate contamination.

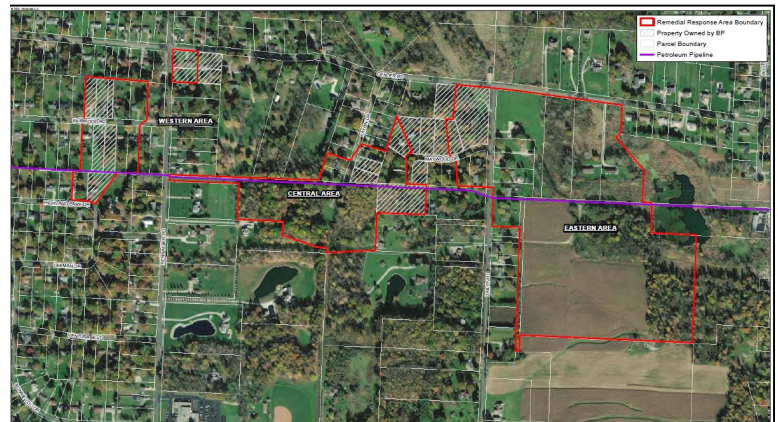
1991-1998: Preliminary areas of concern (AC-1 to AC-6) identified. BP replaced ~40 residential drinking water wells with double-cased steel wells.

1993 to date: BP tests residential wells (quarterly/annually)

1998-1999: BP voluntarily installed source reduction systems in five locations; the systems operated till 2004.

2007: DFFOs amended to support a site-wide clean-up plan. Preliminary areas of concern consolidated into three areas: Western (AC-1, AC-2, AC-3), Central (AC-4), and Eastern (AC-5 and AC-6).

2019-2023: BP completes investigation of contamination and proposes clean-up alternatives.



*The Site is in a mixed rural and residential area, southwest of Akron. A small stream and tributary run thorough the Central and Eastern Areas; a wetland is present in the Eastern Area. Properties vary in size; some are wooded. Residential lots are grassed/landscaped. Surrounding properties are a mix of residential, industrial, and business/light commercial.*

## Site Investigation Summary

Soil, ground water, sub-slab soil gas/indoor air, surface water and sediment were sampled to determine the nature and extent of site-related contaminants (benzene; ethylbenzene; naphthalene; toluene; and xylenes). Risks to human health and the environment were assessed, to determine the extent of cleanup.

Soil (surface and sub-surface) on all properties sampled, as well as surface water and sediment meet acceptable levels. Drinking water wells currently meet standards.

Contaminated shallow ground water on thirty-eight (38) properties could potentially impact indoor air. Vapor intrusion was evaluated at occupied properties per federal and state guidance. A vapor mitigation system was installed in one property that exceeded standards. Sampling continues to verify the effectiveness of the system.

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## Clean-up Options

### Alternative 1: No Action

The no action alternative is a baseline requirement, to compare to other alternatives. No action would be taken to clean up contamination; no monitoring or interim actions would be performed; and no institutional or engineering controls would be placed on properties. This alternative does not meet the clean-up goals for the Site. *Total estimated cost: \$0*

### Alternative 2: Continue existing activities

The on-going protective activities (see 'common elements') would be continued. *Total estimated cost: \$ 6,924,300*

### Alternative 3: Existing activities and Institutional Controls

In addition to the 'comment elements', BP would work with affected property owners to place Environmental Covenants (ECs) restricting shallow ground water use and construction activities in areas impacted above standards. Restrictions placed would depend on individual property impacts. *Total estimated cost: \$7,114,300*

### Alternative 4: New water lines

In addition to Alternative 3 activities, BP would work to connect homes in the Western, Central and Eastern Areas to a public water supply line and decommission drinking water wells at connected homes. *Total estimated cost: \$8,522,300*

### Alternative 5: Targeted active remediation

In addition to Alternative 3 activities, contaminated ground water would be treated in targeted source areas, until performance standards are met. *Total estimated cost: \$9,159,705*

### Common Elements

*The following are common to Alternatives 2, 3 4 and 5:*

- Monitor and maintain ground water and drinking water wells, until ground water contamination meets standards
- Monitored natural attenuation (MNA) and natural source zone depletion (NSZD) of contaminated ground water (passive restoration), until ground water meets standards
- Monitor and maintain the vapor mitigation system installed, until indoor air meets standards
- Light non-aqueous phase liquid (LNAPL) recovery
- Evaluate necessity for additional interim actions to prevent exposure to contaminated ground water or indoor air

*The following is common to Alternatives 3, 4 and 5:*

- Restrict shallow ground water use and construction activities on properties impacted above standards.

## Ohio EPA's Preferred Plan

Ohio EPA's preferred option is **Alternative 5**. Based on available information, the agency believes that this alternative protects human health and the environment and complies with state and federal regulations.

## Next Steps

Once the Decision Document is issued, Ohio EPA will work with the responsible parties to design the remedy and implement the clean-up.

### **More Information**

Site information is available on-line in Ohio EPA's electronic document system at [Ohio EPA's eDocument Search](#) or at Ohio EPA's Northeast District Office, 2110 E. Aurora Road, Twinsburg, OH, 44087.

### **Contact**

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