
TRICORE ENVIRONMENTAL, LLC

COMMUNITY RELATIONS PLAN

Clark Retail Station #646
399 West Liberty Street
Illinois EPA LPC Site ID No. 0971855024
Lake County
Wauconda, Illinois 60084

May 26, 2009

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The Illinois Environmental Protection Agency's
Office of Community Relations is committed
to promoting communication between citizens and TriCore Environmental, LLC.

Active community involvement is crucial to the success of any public project.

TriCore Environmental, LLC's community involvement activities at the
Clark Retail Station #646
are designed to provide the following:

Inform the community of the nature of the environmental issues associated with the site; and

Inform the community of the progress being made to implement the remedy.

Section 1.0

Overview of the Community Relations Plan

TriCore Environmental, LLC (TriCore) has developed this Community Relations Plan (CRP) to facilitate two-way communication between the community surrounding the Clark Retail Station #646 Leaking Underground Storage Tank Site and TriCore to encourage community involvement in site activities. TriCore will utilize the activities outlined in this plan to ensure that the community is continuously informed and provided opportunities to be involved.

This CRP addresses the Clark Retail Station #646's relationship to the community and TriCore, provides a background of the community, presents TriCore's CRP, and provides a listing of available resources where more information can be obtained. The Illinois Environmental Protection Agency's (Illinois EPA's) Office of Community Relations will oversee the implementation of the community involvement activities outlined in this CRP.

Section 2.0

Site Description

2.1 Site Location and Features

The site is currently an operating retail gasoline station located at the northeast corner of West Liberty Street and Osage Street in Wauconda, Lake County, Illinois. Site features consist of a single story building with no basement or crawl space, three dispenser islands with a canopy, and two 10,000-gallon unleaded gasoline underground storage tanks (USTs). Former site features consisted of two 6,000-gallon unleaded gasoline USTs. The area in the immediate vicinity of the site consists of residential properties and Osage Park to the north and northeast and commercial properties to the east, south, and west. The Village of Wauconda Community Well #3 is located in Osage Park. This is the only community water supply well located near the site (Figure 1).

2.2 Release History

On December 27, 1989, a release of gasoline was reported from the UST system located at the site. As a result, Illinois Emergency Management Agency (IEMA) incident number 892744 was assigned to the release. In October and November 1990, two 6,000-gallon unleaded gasoline USTs were removed from the site. After the USTs were removed, the soil and groundwater within the former UST area exhibited indications of a release. Therefore, on October 30, 1990, another release of gasoline was reported to the IEMA and incident number 903199 was assigned to the release. Contaminated soil in the excavation was removed once the leaking USTs were removed; however, constituents of gasoline have been detected in the soil and groundwater on and near the site. Additionally, gasoline vapors have historically been reported in a home adjacent to the site as a result of these releases.

On December 31, 2008, another release of gasoline was reported to the IEMA and incident number 20081812 was assigned to the release. The release was reported as a result of a discovery of a leak at one of the gasoline dispensers at the site. Additionally, gasoline vapors have been reported in multiple homes near the site as a result of this release.

2.3 Nature and Extent of Contamination

To date, soil borings and groundwater monitoring wells have been installed on and near the site to determine the levels and extent of the benzene, toluene, ethylbenzene, total xylenes

(BTEX) and methyl tertiary butyl ether (MTBE) above the state's cleanup objectives for residential properties, also known as the Tiered Approach to Corrective Action Objectives. Based on the analytical data collected by TriCore on February 2, 2009, additional investigation activities are required to define the BTEX and MTBE concentrations in the soil (Figure 2). However, the BTEX and MTBE concentrations in the groundwater have been defined on site to the south and west and off site to the north and to the east (Figure 3).

Based on the gauging data collected by TriCore on May 19, 2009, free product is present in seven on-site wells. Free product has been present at the site since December 30, 2008. The presence of the free product has caused vapors to migrate into the sanitary sewer main located in Bangs Street and into two residential homes located along Bangs Street. Based on the inspections of these two residential homes on April 1, 2009, the sanitary sewer lines servicing the homes were not sealed properly; therefore allowing the vapors to enter the homes through the sewer lines. The homeowners were advised by a licensed plumber on how to seal the lines.

2.4 Proposed Investigation Activities

On April 14, 2009, TriCore submitted a Stage 2 and 3 Site Investigation Plan (SIP) to the Illinois EPA proposing the additional soil investigation activities that are required to define the BTEX and MTBE concentrations in the soil. Once the Illinois EPA has reviewed and approved the plan, the soil investigation activities will be scheduled and completed. Once the sampling results have been received, they will be evaluated to determine if the extent of the soil contamination has been defined. If the extent has not been defined, then additional investigation activities may be required. This information will be provided to the Illinois EPA in a Stage 3 SIP or a site investigation completion report (SICR).

TriCore is currently in the process of installing a free product recovery system at the site. The free product recovery system is designed to remove the free product that is present in the on-site wells. On May 15, 2009, TriCore installed the recovery wells associated with the system. The remainder of the system will be installed in May and June, 2009.

TriCore is also in the process of finalizing a corrective action plan (CAP) that will be submitted to the Illinois EPA. The CAP will propose a remediation system that will be designed to address the BTEX and MTBE concentrations in the soil and groundwater, as well as any migrating vapors. Once the Illinois EPA has reviewed and approved the CAP, TriCore will coordinate and schedule the remediation system installation activities. The following is an approximate schedule of the activities described above.

Activity	Projected Completion Date
Install the free product recovery system	May – June 2009
Operate the free product recovery system	June – December 2009
Illinois EPA reviews and approves the Stage 2 and 3 SIP	May – August 2009
Finalize and submit the CAP to the Illinois EPA	June 2009
Illinois EPA reviews and approves the CAP	June – October 2009
Coordinate, schedule, and complete the soil investigation activities proposed in the Stage 2 and 3 SIP	August 2009
Obtain and evaluate the soil results	August 2009
Complete and submit a Stage 3 SIP or a SICR	September 2009
Coordinate, schedule, and install the remediation system	October – December 2009

Section 3.0

Community Information

3.1 Village of Wauconda Demographics

The following demographical information was obtained from the United State Census Bureau. The figures for the year 2000 are accurate numbers, the figures for the year 2004 are estimated numbers, and the figures for the year 2009 are projected numbers. NA indicates that the information was not available at the time this CRP was written.

	Year	<u>2000</u>	<u>2004</u>	<u>2009</u>
Population		9,448	10,081	10,855
Hispanic or Latino by Origin		1,125	1,467	NA
Male/Female Ratio		1.02	1.02	NA
Average Age		36.05	36.46	NA
Households		3,611	3,884	4,223
Family Households		2,405	2,579	2,789
Average Household Size		2.58	2.57	NA
Average Household Income		\$66,630	\$77,733	NA
Per Capita Income		\$26,182	\$30,251	NA
Average Number of Vehicle/Household		1.79	1.8	NA
Families with Income At or Above Poverty		2,388	2,519	NA
Families with Income Below Poverty		50	60	NA
Median Owner Occupied Housing Value		\$151,577	\$179,995	NA

4.0

Community Relations Plan

The overall goal of the CRP is to promote two-way communication between the community and TriCore, and to provide opportunities to the community for meaningful and active involvement in the process. TriCore will implement the CRP described below. The following plan was developed based on the interviews with Ms. Betty Harrison of the Village of Wauconda and Mr. Mike Kuhn with the Lake County Health Department, and requirement to involve and update the community during the remediation activities.

4.1 The Plan

Issue 1: Questioning the community

Objective: To get a better understanding of the questions and concerns of the tenants and/or property owners within the delineated areas, as well as the local groups, schools, nursing homes, childcare facilities, etc. (the community).

Activity: TriCore has prepared an initial questionnaire for the community to complete. The questionnaire contains general questions about their demographics, their knowledge of the releases at the Clark Retail Station #646, and how they would like to be contacted in the future.

Timing: The questionnaire will be provided to the community with the notice and initial fact sheet. TriCore will also enclose a stamped envelope to return the questionnaire. TriCore will request that the community return the completed questionnaire within 2 weeks of its receipt. Once the questionnaires have been received and reviewed, TriCore will update this CRP as needed. Copies of the questionnaires to be sent to the community are provided in Appendix A.

Issue 2: Providing the community with background information regarding the Clark Retail Station #646

Objective: To provide the community with information regarding the releases and the remediation activities that have been completed to date at the Clark Retail Station #646.

Activity: TriCore will be providing the community with a notice and fact sheet that will detail information about the releases, soil and groundwater contamination, vapor issues, and previous remediation activities at the Clark Retail Station #646. Additionally, the notice and the fact sheet will include contact phone numbers to TriCore and the Illinois EPA so that they may inquire about additional information.

Timing: The notice and fact sheet will be provided to the community once TriCore has received an approval from the Illinois EPA.

Issue 3: Provide adequate and meaningful opportunities for community involvement

Objective: To update the community on site developments and address community concerns, ideas, and comments.

Activity: Based on the responses from the questionnaires, TriCore will be able to determine how the community would prefer to be notified of updates, whether it would be through fact sheets, website, phone calls, individual meetings, or community meetings.

Timing: Once the questionnaires have been received, TriCore will determine how and when the community would like to be involved.

Issue 4: Providing vapor screening for the community

Objective: To evaluate if vapor intrusion has occurred into the homes or buildings occupied by the tenants and/or property owners within the delineated areas.

Activity: TriCore will provide qualitative vapor screening to those tenants and/or property owners within the delineated areas upon their request. If vapor screening is requested, TriCore will utilize a photoionization detector and a multiple gas meter to assess if vapors associated with the contaminated groundwater are present within the home or building. If vapors associated with the contaminated groundwater are present, then at the request of the tenants and/or property owners, an organic vapor badge may be utilized to provide a qualitative analysis.

Timing: Once the questionnaires have been received, TriCore will determine which tenants and/or property owners are requesting the screening. TriCore will then coordinate a date and time with the tenants and/or property owners to have their homes or buildings screened.

Issue 5: Keeping the community informed and up-to-date

Objective: Providing the community with up-to-date information regarding the ongoing remediation activities associated with the Clark Retail Station #646.

Activity A. TriCore will provide the community with contact phone numbers to TriCore's office, the Illinois EPA, the Village of Wauconda, and the Lake County

Health Department so that they may contact these individuals with any questions and to obtain updates regarding the ongoing remediation activities rather than waiting for the next fact sheet. TriCore will make periodic calls to the Village of Wauconda, the Lake County Health Department, and the Illinois EPA so that they have the most up-to-date information when talking with the public. The contact phone numbers will be provided to community in the notice and fact sheets.

Activity B. TriCore will maintain up-to-date information regarding the ongoing remediation activities on their website, <http://www.tricoreweb.com>, that the community will be able to access 24 hours per day. TriCore's website will be available upon mailing of the notice and fact sheet. Additionally, copies of the information will be made available at the Clark station.

Activity C. TriCore will generate contact lists that include all tenants and/or property owners within the delineated areas shown on Figures 2 and 3, as well as local officials. TriCore contacted the Village of Wauconda, the Wauconda Township Assessor's Office, and the Lake County Chief County Assessment Office to generate these lists. TriCore has already generated these lists and will review and/or revise them on a quarterly basis, or as needed, to keep them current. Further information regarding the contact lists are provided below in Section 5.0.

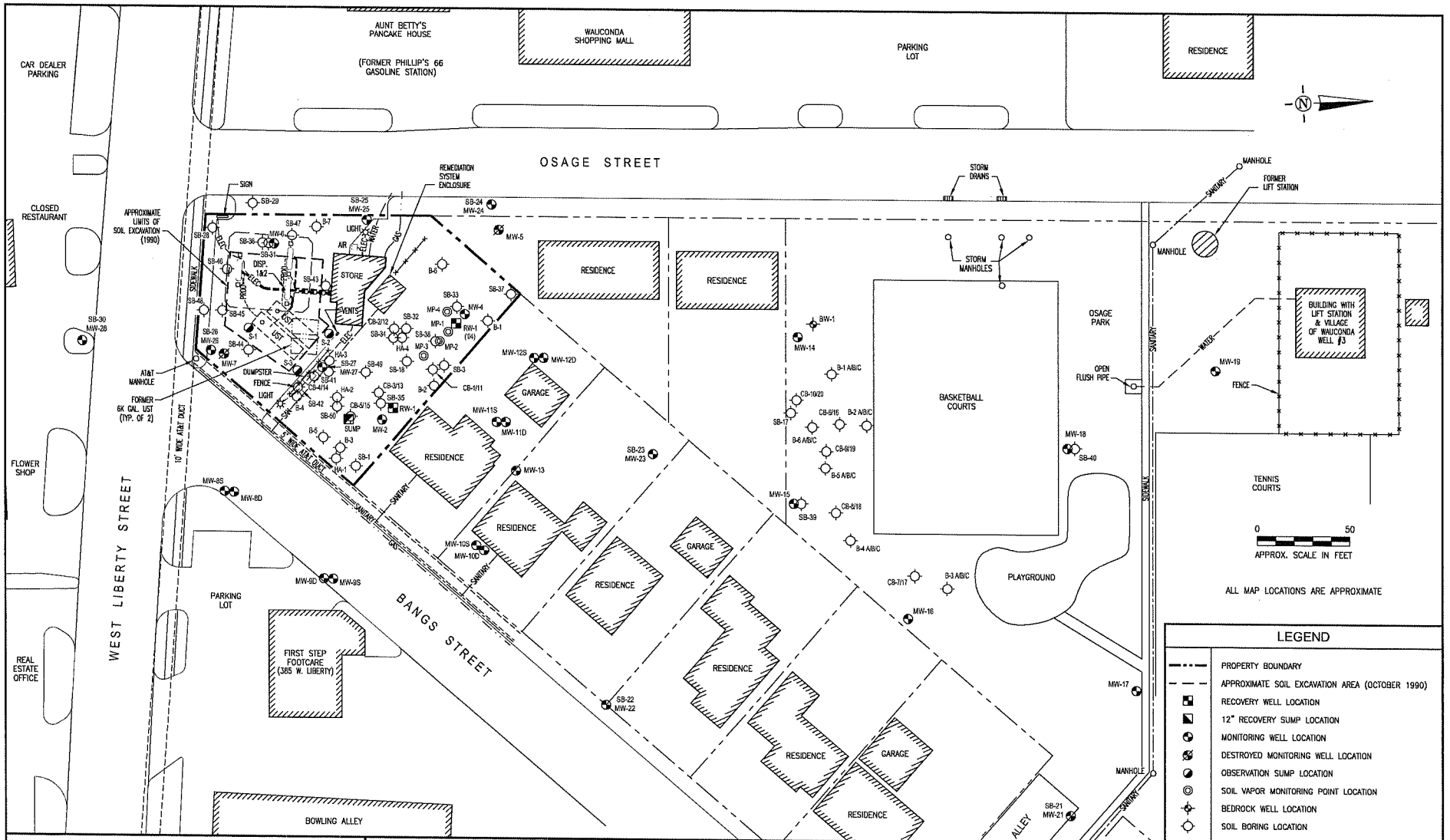
Timing: Keeping the community informed and up-to-date will be an on-going process.

5.0

Contact List

TriCore has generated lists of community members that will be notified of the ongoing remediation activities at the Clark Retail Station #646 through the mailing of fact sheets, website, phone calls, individual meetings, or community meetings. TriCore will review and/or revise these lists on a quarterly basis, or as needed, to keep them current. The contact lists are provided in Appendix B. Please note that the private residents and property owner's names and addresses are being withheld from this publicly available copy of the CRP for privacy reasons.

FIGURES



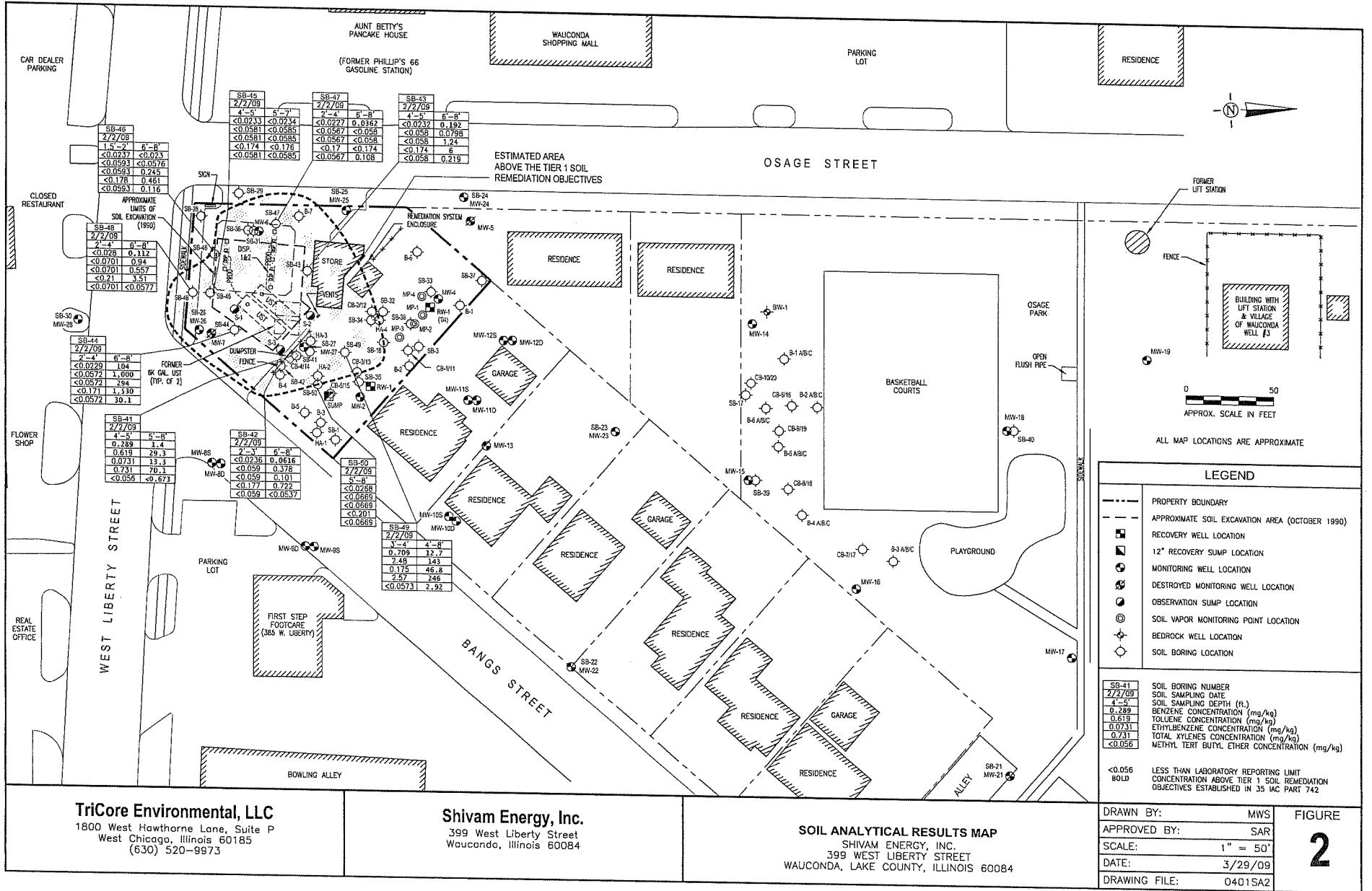
TriCore Environmental, LLC
 1800 West Hawthorne Lane, Suite P
 West Chicago, Illinois 60185
 (630) 520-9973

Shivam Energy, Inc.
 399 West Liberty Street
 Wauconda, Illinois 60084

SITE MAP
 SHIVAM ENERGY, INC.
 399 WEST LIBERTY STREET
 WAUCONDA, LAKE COUNTY, ILLINOIS 60084

DRAWN BY: MWS
 APPROVED BY: SAR
 SCALE: 1" = 50'
 DATE: 2/27/09
 DRAWING FILE: 0401SM1E

FIGURE
1



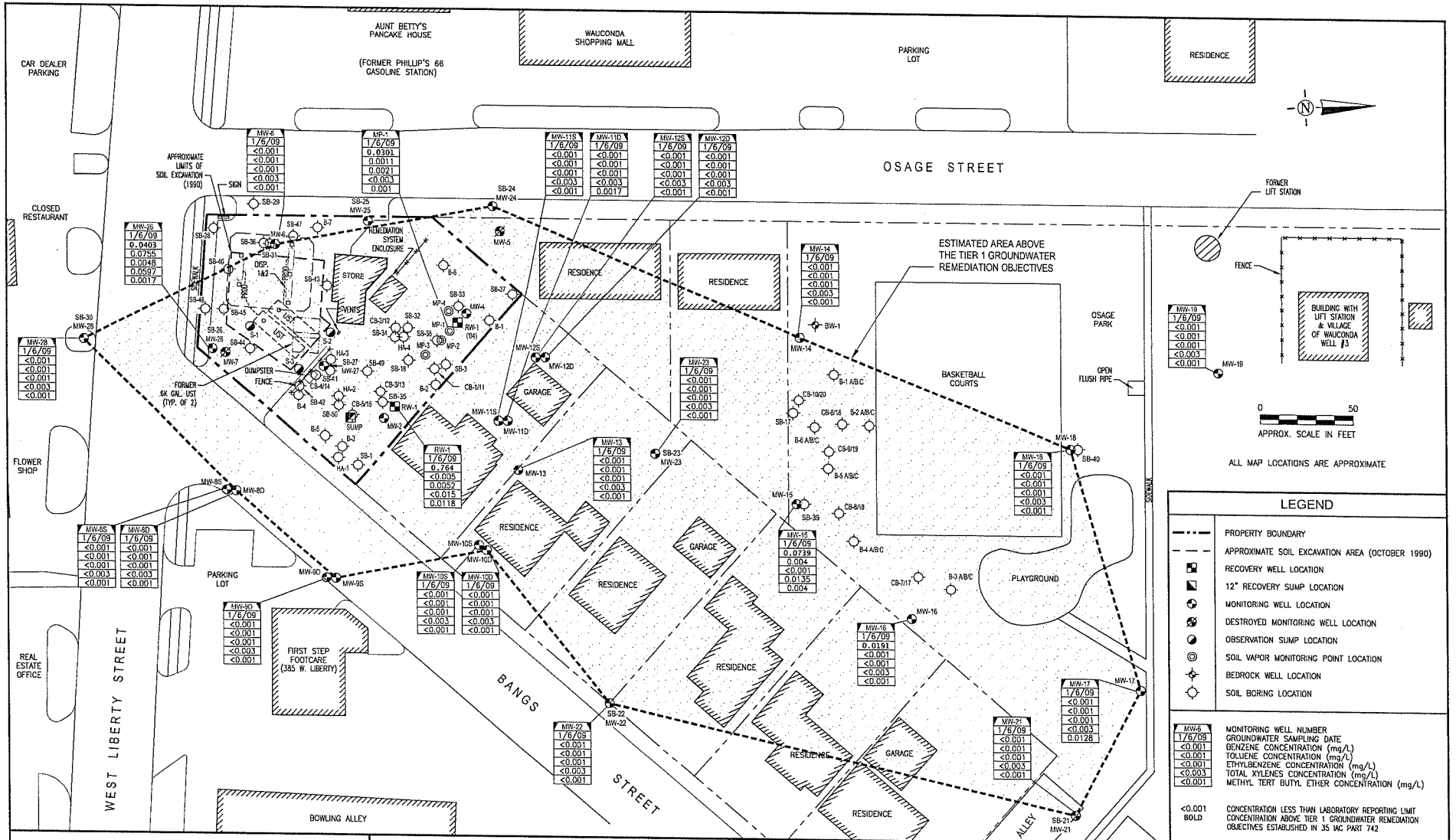
TriCore Environmental, LLC
1800 West Hawthorne Lane, Suite P
West Chicago, Illinois 60185
(630) 520-9973

Shivam Energy, Inc.
399 West Liberty Street
Wauconda, Illinois 60084

SOIL ANALYTICAL RESULTS MAP
SHIVAM ENERGY, INC.
399 WEST LIBERTY STREET
WAUCONDA, LAKE COUNTY, ILLINOIS 60084

DRAWN BY: MWS
APPROVED BY: SAR
SCALE: 1" = 50'
DATE: 3/29/09
DRAWING FILE: 0401SA2

FIGURE
2



TriCore Environmental, LLC
1800 West Hawthorne Lane, Suite P
West Chicago, Illinois 60185
(630) 520-9973

Shivam Energy, Inc.
399 West Liberty Street
Wauconda, Illinois 60084

GROUNDWATER ANALYTICAL RESULTS MAP
SHIVAM ENERGY, INC.
399 WEST LIBERTY STREET
WAUCONDA, LAKE COUNTY, ILLINOIS 60084

DRAWN BY: MWS
APPROVED BY: SAR
SCALE: 1" = 50'
DATE: 3/29/09
DRAWING FILE: 0401GA3

FIGURE
3

LEGEND

- PROPERTY BOUNDARY
- APPROXIMATE SOIL EXCAVATION AREA (OCTOBER 1990)
- RECOVERY WELL LOCATION
- 12" RECOVERY SUMP LOCATION
- MONITORING WELL LOCATION
- DESTROYED MONITORING WELL LOCATION
- OBSERVATION SUMP LOCATION
- SOIL VAPOR MONITORING POINT LOCATION
- BEDROCK WELL LOCATION
- SOIL BORING LOCATION

MW#	MONITORING WELL NUMBER
1/6/09	GROUNDWATER SAMPLING DATE
<0.001	BENZENE CONCENTRATION (mg/L)
<0.001	TOLUENE CONCENTRATION (mg/L)
<0.001	ETHYLBENZENE CONCENTRATION (mg/L)
<0.003	TOTAL XYLENES CONCENTRATION (mg/L)
<0.001	METHYL TERT BUTYL ETHER CONCENTRATION (mg/L)

<0.001 CONCENTRATION LESS THAN LABORATORY REPORTING LIMIT
BOLD CONCENTRATION ABOVE TIER 1 GROUNDWATER REMEDIATION OBJECTIVES ESTABLISHED IN 35 IAC PART 742

APPENDIX A
QUESTIONNAIRES

Questionnaire for Residents and Property Owners

Please complete the following Questionnaire and return to TriCore Environmental, LLC using the enclosed stamped envelope within 2 weeks. All questions are optional and if additional space is needed, please use additional sheet(s) of paper. Please remember that the answers to these questions will be used solely to address any questions or concerns you may have regarding the Clark Retail Station #646.

1. What is your name? _____

2. What is the address and phone number of your residence? _____

3. Do you currently own your residence? Yes No

4. If not, please provide the contact information of the owner of the residence you live in so we may contact him/her regarding this issue.

5. Does your residence have a basement, crawl space, or is it built on a slab?

6. How many people live in the residence? _____

7. Are there any children living in the residence? Yes No

8. If yes, where do they spend most of their time in the residence? (circle one)

Basement 1st Floor 2nd Floor Other (please specify)_____

9. What is the primary language spoken in your household? _____

10. Who/what supplies your water? (circle one)

Village of Wauconda Private Well Other (please specify)_____

11. Is there a private well located on your property? Yes No Not Sure

12. Were you aware of the releases that occurred at the Clark Retail Station #646 in 1989 and 1990? Yes No Not Sure

13. Were you aware of the on-going remediation efforts to address the soil and groundwater contamination as a result of the releases at the Clark Retail Station #646? Yes No Not Sure

14. Had you been contacted about the Clark Retail Station #646 prior to this notification? Yes No Not Sure

15. If yes, who contacted you? _____

16. Have you ever had your residence screened for gasoline vapors?
Yes No Not Sure

17. Would you like to have your residence screened for gasoline vapors?
Yes No Not Sure

18. After reviewing the enclosed fact sheet and notification, what concerns do you have regarding the soil and groundwater contamination and the on-going remediation efforts? (please attach additional sheet(s) if necessary)

19. How would you like to be contacted/updated in the future regarding the on-going remediation efforts? (i.e. fact sheets, phone calls, meetings, etc...)

20. Do you have any additional questions or concerns? (please attach additional sheet(s) if necessary)

Questionnaire for Schools and Businesses

Please complete the following Questionnaire and return to TriCore Environmental, LLC using the enclosed stamped envelope within 2 weeks. All questions are optional and if additional space is needed, please use additional sheet(s) of paper. Please remember that the answers to these questions will be used solely to address any questions or concerns you may have regarding the Clark Retail Station #646.

1. What is your name and title? _____
2. What is the address and phone number of the business/school at which you are employed? _____

3. Does your business/school have a basement, crawl space, or is it built on a slab?

4. How many are employed at your business/school? _____
5. How many employees/students do you have? _____
6. Where do employees/students spend most of their time while in the building?
(circle one)
Basement 1st Floor 2nd Floor Other (please specify) _____
7. Who/what supplies your water? (circle one)
Village of Wauconda Private Well Other (please specify) _____
8. Is there a private well located on your property? Yes No Not Sure
9. Were you aware of the releases that occurred at the Clark Retail Station #646 in 1989 and 1990? Yes No Not Sure
10. Were you aware of the on-going remediation efforts to address the soil and groundwater contamination as a result of the releases at the Clark Retail Station #646? Yes No Not Sure
11. Had you been contacted about the Clark Retail Station #646 prior to this notification? Yes No Not Sure
12. If yes, who contacted you? _____

13. After reviewing the enclosed fact sheet and notification, what concerns do you have regarding the soil and groundwater contamination and the on-going remediation efforts? (please attach additional sheet(s) if necessary)

14. How would you like to be contacted/updated in the future regarding the on-going remediation efforts? (i.e. fact sheets, phone calls, meetings, etc...)

15. Any additional questions or concerns? (please attach additional sheet(s) if necessary)

APPENDIX B
CONTACT LISTS

Contact List – Local Officials

Mr. Mark F. Knigge
Mayor
Village of Wauconda
101 North Main Street
Wauconda, Illinois 60084

Mr. Glen L. Swanson
Township Supervisor
Wauconda Township
505 West Bonner Road
Wauconda, Illinois 60084

Ms. Ginger Irwin
Village Clerk
Village of Wauconda
101 North Main Street
Wauconda, Illinois 60084

Ms. Christine Rowe
Township Clerk
Wauconda Township
505 West Bonner Road
Wauconda, Illinois 60084

Mr. Bob Devery
Village of Wauconda Engineer
Devery Engineering, Inc.
145 Commerce Drive, Suite B
Grayslake, Illinois 60030-7834

Ms. Jacqueline D. Soccorso
Director of Environmental Quality
Village of Wauconda
109 West Bangs Street
Wauconda, Illinois 60084

Ms. Willard R. Helander
Lake County Clerk
18 North County Street
Waukegan, Illinois 60085

Mr. Glenn L. Swanson
Supervisor
Wauconda Township
505 West Bonner Road
Wauconda, Illinois 60084

Mr. Larry Mackey
Lake Country Health Department
3010 Grand Avenue
Waukegan, Illinois 60085

Ms. Nancy M. Burton
Director of Parks and Recreation
Wauconda Park District
600 North Main Street
Wauconda, Illinois 60084

The Honorable William E. Peterson
Illinois State Senator, 26th District
3050 North Main Street
Buffalo Grove, Illinois 60089-2727

The Honorable Mark H. Beaubien, Jr.
Illinois State Representative, 52nd District
124-A East Liberty Street
Wauconda, Illinois 60084

The Honorable Ed Sullivan, Jr.
Illinois State Representative, 51st District
506 East Hawley Street
Mundelein, Illinois 60060