

**RI Department of Environmental Management
Environmental Land Usage Restriction (ELUR)
Annual Compliance Evaluation Form (Please
type or print)**

Site Name: Gorham – Parcel A Property Owner: Providence Redevelopment Agency
RIDEM File No.: Case No. 97-030 Owner Mailing Address: _____
RIDEM Project Manager: Joe Martella 444 Westminster Street, Providence, RI 02903
ELUR Recording Date: June 4, 2015 Inspection Date: December 10, 2019
Owner Telephone Number: (401) 680-8418 E-Mail: cdupre@providenceri.com

This Annual Compliance Evaluation Form is not appropriate for use on sites that require the use of any active remediation systems (e.g. active SSDS, ongoing air or groundwater monitoring, etc.) unless explicit, written permission has been granted by the Department.

1. Site Description

a. Site Address: 77 Reservoir Ave
Providence, RI 02907

b. Plat: 51 Lot(s): 326

c. Is the ELUR applicable to the entire site?
 Yes No

If no, please describe the portion of the property subject to the ELUR: _____

d. What does the ELUR restrict? (Select all that apply)

- Residential Uses
 Groundwater
 Exposure to Site Soils
 Infiltration of Water
 Subsurface Structures
 Other (Please Explain): _____

1. The engineered controls described in the SMP shall not be disturbed.

2. Groundwater

a. Are there any known or observed groundwater wells present?
 Yes No

b. Are these well(s) used for drinking water?
 Yes No Not Applicable

If no, please state what they are used for (i.e. irrigation, cooling, etc.): _____

c. Are there environmental monitoring wells present?

Yes No

3. Engineered Controls (e.g. asphalt, concrete, building foundations, landscaped areas, etc.)

a. Please provide a brief description of the engineered control(s) (e.g. building foundations, one foot of clean fill over a geotextile liner, etc.): _____

3. Strip-mall concrete slab building foundations _____

4. Expansive asphalt parking surface _____

5. Numerous landscaped islands _____

b. Overall Condition of Engineered Control(s)

Good Non-compliant
 Acceptable Not Applicable (Sites where only groundwater is restricted)

c. Are there any areas on the property that have broken concrete, cracked asphalt, potholes, eroded landscaping, etc.?

Yes No

If yes:

Please provide a description of the area(s) of concern: _____

1. Substantial areas of asphalt cracking. Some areas appear to have been filled previously, but repairs needed throughout.
2. Areas of ponding observed, one being substantial, implicating surface runoff may be slowly infiltrating into cap and contaminated soils.

Could water infiltrate through these areas into underlying contaminated soils?

Yes No N/A; Infiltration Not Restricted

When will the area(s) of concern be repaired? TBD

d. Has there been any soil disturbance or excavation into the cap (engineered control) in the last year?

Yes No

If yes:

How large was the area of disturbance? _____

Please provide the reason or cause for disturbance or excavation: _____

Was this disturbance or excavation approved by the Department?

Yes, Date of Approval: _____

No

N/A

Was the Soil Management Plan (SMP) properly followed?

Yes No N/A

If no, please explain: _____

Was any soil taken offsite?

Yes No N/A

- e. Within the past year has there been any construction at the property unauthorized by the department?

Yes No

If yes:

Please explain: _____

Did this construction disturb site soils, the existing building or capped surfaces (asphalt, concrete, or landscaped areas)?

Yes No

If yes, please specify: N/A _____

- f. Have there been any subsurface structures (underground storage tanks, below grade foundations, septic systems, storm water systems, french drains, etc.) constructed or installed since the remediation was completed?

Yes No

If yes:

Please Explain: _____

Was permission of the Department's Office of Waste Management obtained?

Yes, Date of Approval: _____

No

g. Condition of landscaped areas
 Good Acceptable Non-compliant N/A

h. Does the cap effectively limit exposure to contaminated subsurface soil?
 Yes No N/A

4. Property Use

a. Are there any residential uses on the property (i.e. houses, apartments or condominiums, etc.) **except** as previously agreed upon by the Department?
 Yes No

If yes, please explain: _____

b. Are there any schools, daycare facilities or recreational facilities on the property **except** as previously agreed upon by the Department?
 Yes No

If yes, please explain: _____

c. Has the property use changed in any way since the ELUR was recorded?
 Yes No

If yes, please explain: _____

5. Fencing (if applicable)

a. Overall Condition of the Fencing
 Good Acceptable Non-compliant No Fence Required

b. Does the fencing effectively limit the ELUR area?
 Yes No N/A

6. Overall Assessment

Does this site meet the standard imposed in the ELUR?
 Compliant Non-compliant

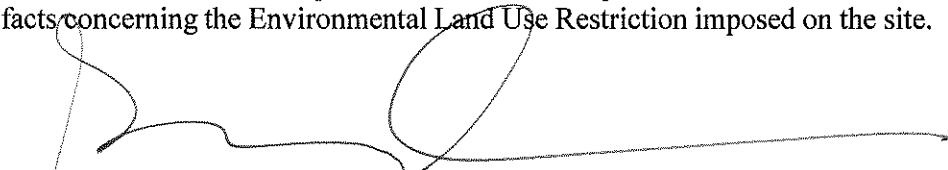
7. Observations, comments, and areas of concern

The cap inspection occurred within 24 hours of a rain event. The landscaped areas showed no signs of erosion and appeared to function adequately as a cap. Pavement cracking was evident throughout the site. Some cracks looked to have been previously filled, however most needed repair/refilling. See attached Photo Location Figure and photos. The photos attached do not show all areas of pavement cracking but are representative of conditions around the site. Areas of puddling were also present at different areas of the site. While most were smaller, there was a large puddling area adjacent to the previous gas station pump area. These areas of puddling require pavement removal, installation and grading of structural fill material, and repaving to correct the existing problems. See attached Photo Location Figure and photos showing the aforementioned areas of puddling.

8. Please attach photos that document compliance with the ELUR, potential areas of concern, and the current state of the engineered controls.

Certification of Property Owner

I Bonnie Nickerson certify to the best of my knowledge that this Annual Compliance Evaluation Form is a complete and accurate representation of the site and contains all known facts concerning the Environmental Land Use Restriction imposed on the site.



Signature

Owning Company (If applicable)

Bonnie Nickerson

Printed Name

Executive Director

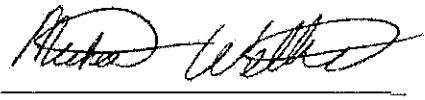
Title

5/24/20

Date

Certification of the Inspector (if different than Owner)

I Michael Wilkinson certify to the best of my knowledge that this Annual Compliance Evaluation Form is a complete and accurate representation of the site and contains all known facts concerning the Environmental Land Use Restriction imposed on the site.



Signature

Wood Environment & Infrastructure Solutions, Inc.
Environmental Company Name

Michael Wilkinson

Printed Name

Project Engineer

Title

Contact Information (If Applicable)

(401) 648-9245

Telephone Number

michael.wilkinson@woodplc.com

E-Mail Address

Inspection Photos



Photo 2: Puddling (see Photo Location Figure)



Photo 3: Example of cracking and previous fill efforts (see Photo Location Figure)

Inspection Photos



Photo 14: Puddling (see Photo Location Figure)



Photo 15: Puddling (see Photo Location Figure)

Inspection Photos



Photo 16: Puddling (see Photo Location Figure)



Photo 18: Example of cracking and previous fill efforts (see Photo Location Figure)

Inspection Photos



Photo 24: Puddling (see Photo Location Figure)



Photo 26: Puddling (see Photo Location Figure)

Inspection Photos



Photo 30: Pavement cracking (see Photo Location Figure)

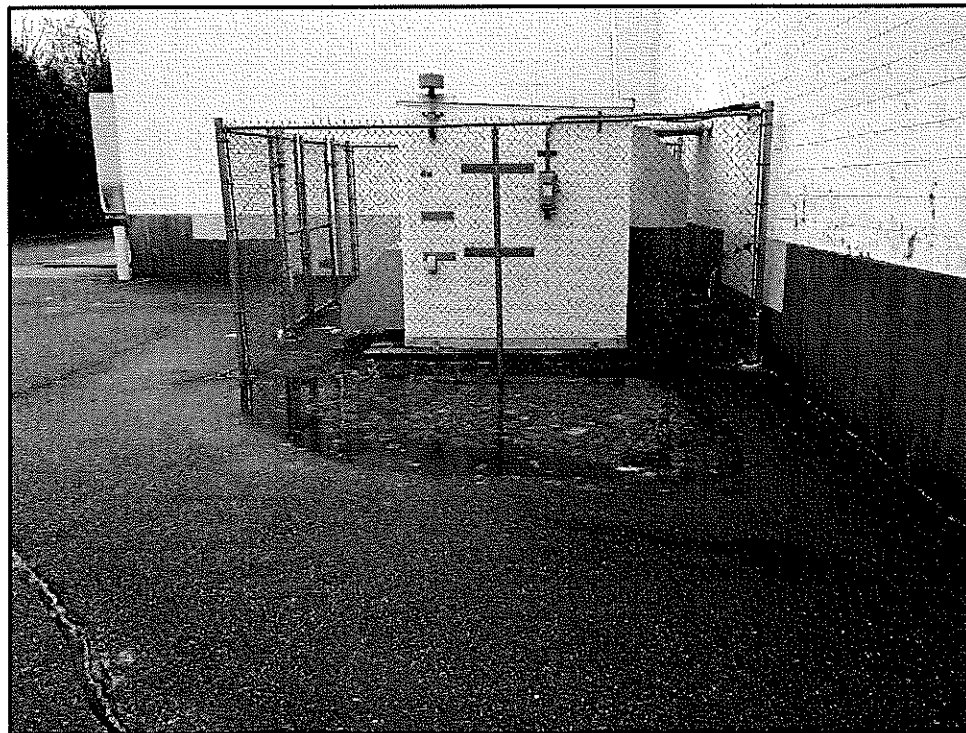
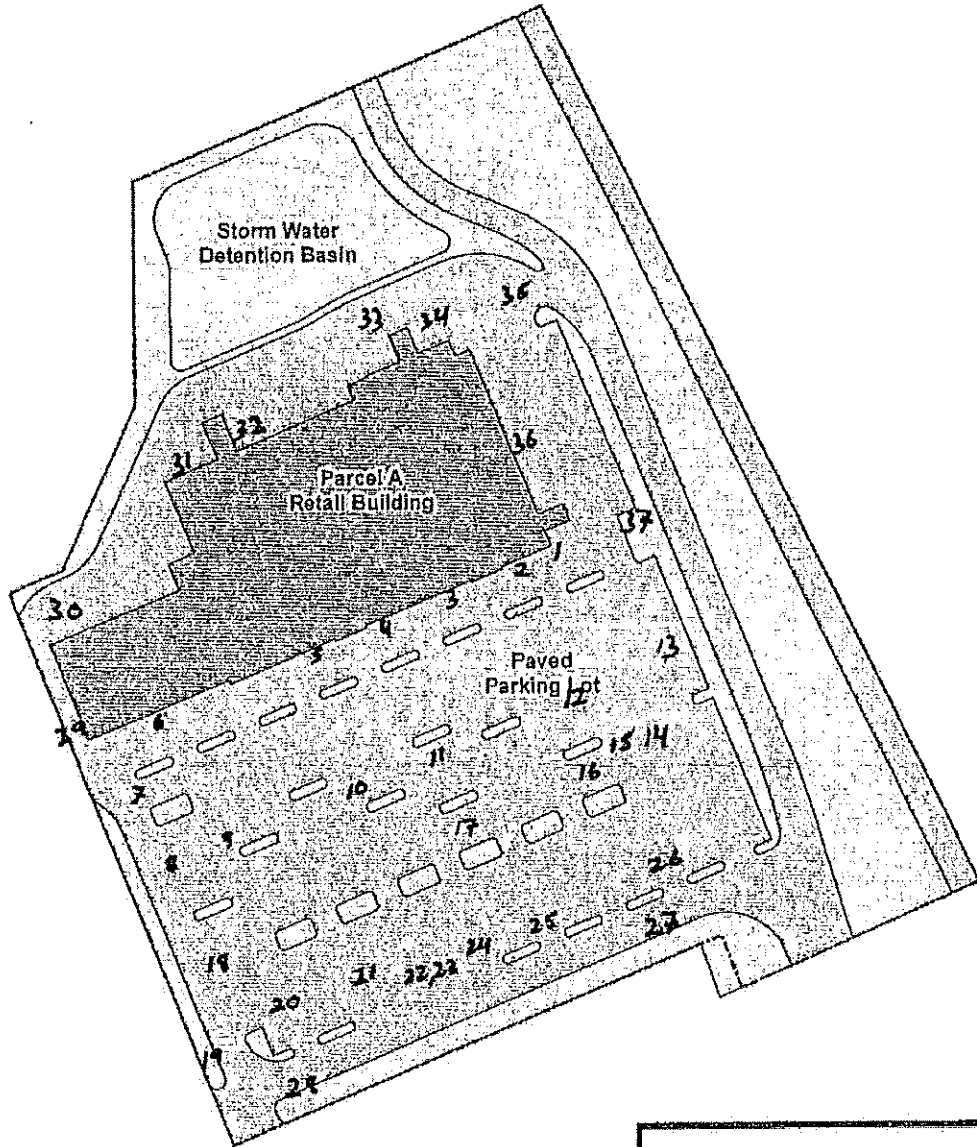


Photo 31: Puddling (see Photo Location Figure)

Inspection Photos



Photo 36: Puddling (see Photo Location Figure)



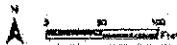
RECEIVED:

Providence
 Received for Record
 Jun 04 2015 at 01:01
 Document NUM: 00118675
 John A Murphy
 Recorder of Deeds

- Legend
- Landscaped Area
 - Building
 - Pavement
 - Approximate Parcel A Boundary

- Notes
1. The Parcel A Cap consists of the following materials:
 - Minimum 12 inches of clean soil within landscaped areas.
 - Minimum 4 inches of asphalt pavement or concrete buildings slabs and 8-inches of clean soil for a total 12-inch cap within all paved areas or building structures.

Prepared/Date: BJR 07/17/14
 Checked/Date: DEH 07/17/14



Former Gorham Manufacturing Site
 333 Adelaide Avenue
 Providence, RI



Parcel A Cap
 Project 3802-13-0029 Exhibit B Figure 1