

Georgia Department of Natural Resources

Environmental Protection Division-Land Protection Branch

2 Martin Luther King Jr., Dr., Suite 1054 East, Atlanta, Georgia 30334

(404) 657-8600; Fax (404) 657-0807

Judson H. Turner, Director

February 18, 2016

VIA U.S. MAIL and EMAIL

Georgia Department of Transportation
c/o Mr. Jim Clute
State Facilities Manager
600 West Peachtree Street N.W. 7th Floor
Atlanta, GA 30308

Re: Voluntary Remediation Program Application
Georgia DOT – Gainesville District Office
HSI Site Number: 10759
2505 Athens Highway
Gainesville, Hall County
Tax parcel ID #: 15023 000017

Dear Mr. Clute:

The Georgia Environmental Protection Division (EPD) has reviewed the November 12, 2015 Voluntary Investigation and Remediation Plan (VIRP) application that has been submitted pursuant to the Georgia Voluntary Remediation Program Act (the Act) O.C.G.A. 12-8-100. EPD acknowledges this Application was submitted in lieu of a Progress Report required pursuant to the Georgia Rules for Hazardous Site Response (the Rules) for the above referenced property. EPD is approving your VIRP application, which specifies corrective action consisting of the following:

1. Groundwater monitoring and reporting for a period of one (1) year.
2. Execution of a Uniform Environmental Covenant (UEC) to ensure future control of the site related exposure pathway(s).

Therefore, EPD is accepting the Georgia Department of Transportation (GDOT) as a participant as defined in the Act for the following qualifying property provided GDOT implements the VIRP contained in the Application in compliance with the Act, the schedule, and the EPD comment letter dated February 18, 2016.

Qualifying property: 2505 Athens Highway
Gainesville, Hall County, Georgia
Tax Parcel ID: 15023 000017

Within six (6) months of detecting regulated substances on a non-qualifying property, the participant must apply to EPD to include the affected property as a qualifying property under the Act or notify EPD that the non-qualifying property is not included under the Act.

Since GDOT is performing corrective action at the qualifying property in accordance with an approved VIRP Application, the qualifying property will be classified as a Class V site and designated as

needing corrective action as provided for in § 12-8-107(b) of the Act. Within 45 days of this letter, you are required to file an affidavit, if not previously filed, stating that your property has been listed on the state's hazardous site inventory and has been designated as needing corrective action due to the presence of hazardous wastes, hazardous constituents, or hazardous substances regulated under state law. This affidavit is to be filed with the clerk of the Superior Court of Hall County and recorded in the clerk's deed records pursuant to O.C.G.A. § 44-2-20. GDOT must also place the notice, as required by subparagraph 391.3-19-.08(1)(a) of the Rules, in any warranty deed, mortgage, security deed, lease, rental agreement, or other instrument that is thereafter given or caused to be given by the property owner which creates an interest in or grants a use of the property.

Within 30 days of recording the affidavit or revised affidavit, please send a copy of the receipt of the recorded affidavit to the Response and Remediation Program, Georgia Environmental Protection Division, 2 Martin Luther King Jr. Drive, SE, Suite 1054 East, Atlanta, GA 30334.

EPD requires that GDOT and the professional engineer/geologist specified in the VIRP oversee the implementation of the VIRP in accordance with the provisions, purposes, standards, and policies of the Act. EPD may, at its sole discretion, review and comment on documents submitted by GDOT. However, failure of EPD to respond to a submittal within any timeframe does not relieve GDOT from complying with the specified schedule and the provisions, purposes, standards and policies of the Act. Should GDOT fail to comply with the above schedule, EPD may terminate enrollment of the participant and the qualifying property from the voluntary remediation program.

EPD anticipates receipt of the first semi-annual progress report by August 15, 2016 and a Compliance Status Report (CSR), including certification of compliance with applicable Risk Reduction Standards, on or before February 15, 2021. Should you have any questions or concerns regarding this site, please contact Mr. Peter E. Johnson, P.G. of the Response and Remediation Program at (404) 657-0490.

Sincerely,



Jason Metzger
Program Manager
Response & Remediation Program

cc: Reginald Murph, GDOT (via email)
William J. Wagner and Peter Fleury, S&ME (via email)

File: 256-0079, VRP