

## Frequently Asked Questions: Soil Removal and Restoration Stephen Foster Neighborhood, Gainesville, Florida

Beazer East Inc. (Beazer) and the U.S. Environmental Protection Agency (EPA) would like to thank you in advance for your help and support during the soil removal and restoration activities in your neighborhood. Both parties recognize that this process will cause some disruption to you and others in your home. Our hope is that with advanced communication and planning we can minimize these disruptions and complete the project efficiently.

### What work is planned and who will conduct it?

Generally, surface soils to a depth of 1 foot will be removed in some of the yards around homes within the Stephen Foster neighborhood east of NW 6<sup>th</sup> Street and south of NW 33rd Avenue. The yards will then be restored. The work is being done under oversight of EPA. Beazer's supervising contractor is Tetra Tech.

### What is the process for completing the work?

First, an access authorization needs to be signed. This allows the work areas (yards) to be surveyed and photographed. After the survey work is completed, discussions will be held with each affected property owner and tenant to discuss the soil removal and landscape restoration. A detailed soil removal and restoration plan will be developed for each parcel. These plans will be presented to property owners and tenants. Separate agreements to conduct soil removal and restoration will also need to be signed. No soil will be removed at a parcel without an explicit agreement from the property owner.

After soil removal and restoration agreements are signed, soil will be removed to a depth of approximately one foot using small excavators and hand tools. Soil beneath permanent structures and pavement will not be disturbed. The disturbed areas will be restored using replacement soil and grass. Depending on the property-specific soil-removal and restoration plan and agreement, certain trees and shrubs will be removed and replaced. Other existing trees will be left in place and (to the extent practicable) protected from harm during the soil removal and restoration. Local arborists will advise property owners on tree protection and replacement.

### Why is this work being done?

This work is being done pursuant to a Consent Order that requires Beazer to remove surface soil at certain properties in the Stephen Foster neighborhood where concentrations of particular constituents are greater than Florida default Soil Cleanup Target Levels. The Target Levels are based on assumed incidental ingestion of soil over a long time period (30 years) and are extremely protective of human health.

### Which properties require soil removal and restoration?

Many, but not all, of the properties between NW 6<sup>th</sup> Street and the Beazer property have soil concentrations above the Target Levels and therefore require soil removal and restoration according to the Consent Order. The EPA has identified an initial list of properties that require soil remediation. The final list of properties to be remediated will be determined by EPA based on past soil sampling results and additional planned soil sampling on limited properties. Property owners will be notified by EPA when their property is included in EPA's list of properties requiring soil remediation. No soil removal will be done on a particular property without approval of the property owner.



### When will the work take place?

The schedule is dependent upon receipt of access authorization and soil removal agreements from property owners. At present, property surveys and development of property-specific restoration plans are expected to occur in summer 2013. The soil removal and restoration work is expected to begin in early 2014. Work will proceed block by block, with a total project duration of approximately two months.

### What can I expect during the work?

During the survey work, you may see people in the area with standard surveying equipment and cameras.

During the soil removal and restoration work, signs and orange cones will be placed at the roadside in work areas for safety and to direct traffic. Equipment such as excavators and trucks will be used to move soil. Tree-removal equipment will also be used as needed.

Residents of affected properties will be allowed to either stay at their home or stay in another location during the soil removal and restoration activities at their yard, for approximately one week. Beazer anticipates appointing a Project Coordinator as point of contact for any residents remaining in the work area during the restoration process as well as for those in offsite locations. The Project Coordinator will attempt to resolve/coordinate resident issues that occur during the completion of the work. Also, Beazer will provide a temporary relocation stipend for residents.

### What safety precautions should I take during the work?

During soil removal and restoration, there will be construction equipment and open shallow excavations in the neighborhood. Areas of work will be clearly marked and high-visibility markings will be used around excavations. Control measures will be taken to minimize the generation of dust and runoff during the work, and dust will be monitored. Nonetheless, area residents should take common-sense precautions while the soil removal and restoration work is occurring. Such precautions include:

- Stay clear of construction equipment and active/open excavation areas.
- Keep children and pets away from excavation areas or keep children and pets indoors.
- It is best to keep windows closed near excavations, especially on windy days, since some dust may be generated.
- Avoid contact with excavated soil.
- Drive carefully around workers and equipment.
- Call one of the contacts below if any safety concerns arise.

### How can I get additional information?

Owners and residents of affected properties will be contacted individually, in person or by phone, to discuss the planned work. Additionally, information sessions will be held for affected residents to speak with the people who will be planning and overseeing the work.

Also, if you have questions or concerns, you may contact any of the following:

Mitchell Brouman (Beazer)	(877) 678-9790	Greg Council (Tetra Tech)	(770) 619-9950
Scott Miller (EPA)	(404) 562-9120	Amy Shafer (City of Gainesville)	(352) 260-1930
John Mousa (Alachua County EPD)	(352) 264-6805		

