

FINAL PLAN OF REMEDIAL ACTION



FORMER TIMMONS MARINA SITE

Dagsboro, Delaware

DNREC Project No. DE-1360

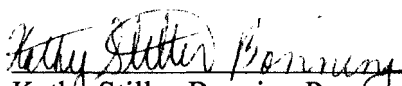
This Final Plan of Remedial Action (Final Plan) presents the Department of Natural Resources and Environmental Control's (DNREC's) determination that: 1) No further action is required at the Former Timmons Marina site.

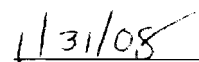
DNREC issued public notice of the Proposed Plan for the Site on December 23, 2007 and opened a 20-day public comment period. The Proposed Plan recommended no further action at the site. The Proposed Plan also includes the location of additional information found on the DNREC web page and in the DNREC office at Lukens Drive in New Castle.

There were no comments or questions from the public regarding the proposed plan. Therefore, the Proposed Plan was adopted as the Final Plan (see attached).

Approval:

This Final Plan meets the requirements of the Hazardous Substance Cleanup Act.


Kathy Stiller-Banning Program Manager II
Site Investigation & Restoration Branch


Date

AMENDED PROPOSED PLAN OF REMEDIAL ACTION

Former Timmons Marina Site
Dagsboro, DE
DNREC Project No. DE-1360



January 2008

Delaware Department of Natural Resources and Environmental Control
Division of Air and Waste Management
Site Investigation & Restoration Branch
391 Lukens Drive
New Castle, Delaware 19720

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concentration of arsenic, as well as the concentration at 95% UCL fell below 11ppm. This indicates that none of the constituents in the sediments are of potential concern.

The groundwater data from the BFI report shows that aluminum and iron are present in groundwater at concentrations above the secondary maximum contaminant level (SMCL). However, since they are secondary contaminants they are not contaminants of concern.

What does the owner want to do at the Former Timmons Marina Site?

The current owner will maintain the initial development plans for the site, which are the construction of residential units and the rehabilitation of the marina area.

What clean-up actions have been taken at the Former Timmons Marina Site?

No cleanup actions have been taken.

What additional clean-up actions are needed at the Former Timmons Marina Site? No Cleanup action is required.

What are the long-term plans for the Site after the cleanup?

DNREC will pursue no further action at this site.

DNREC plans to issue a Certificate of Completion of Remedy (COCR) to the owner.

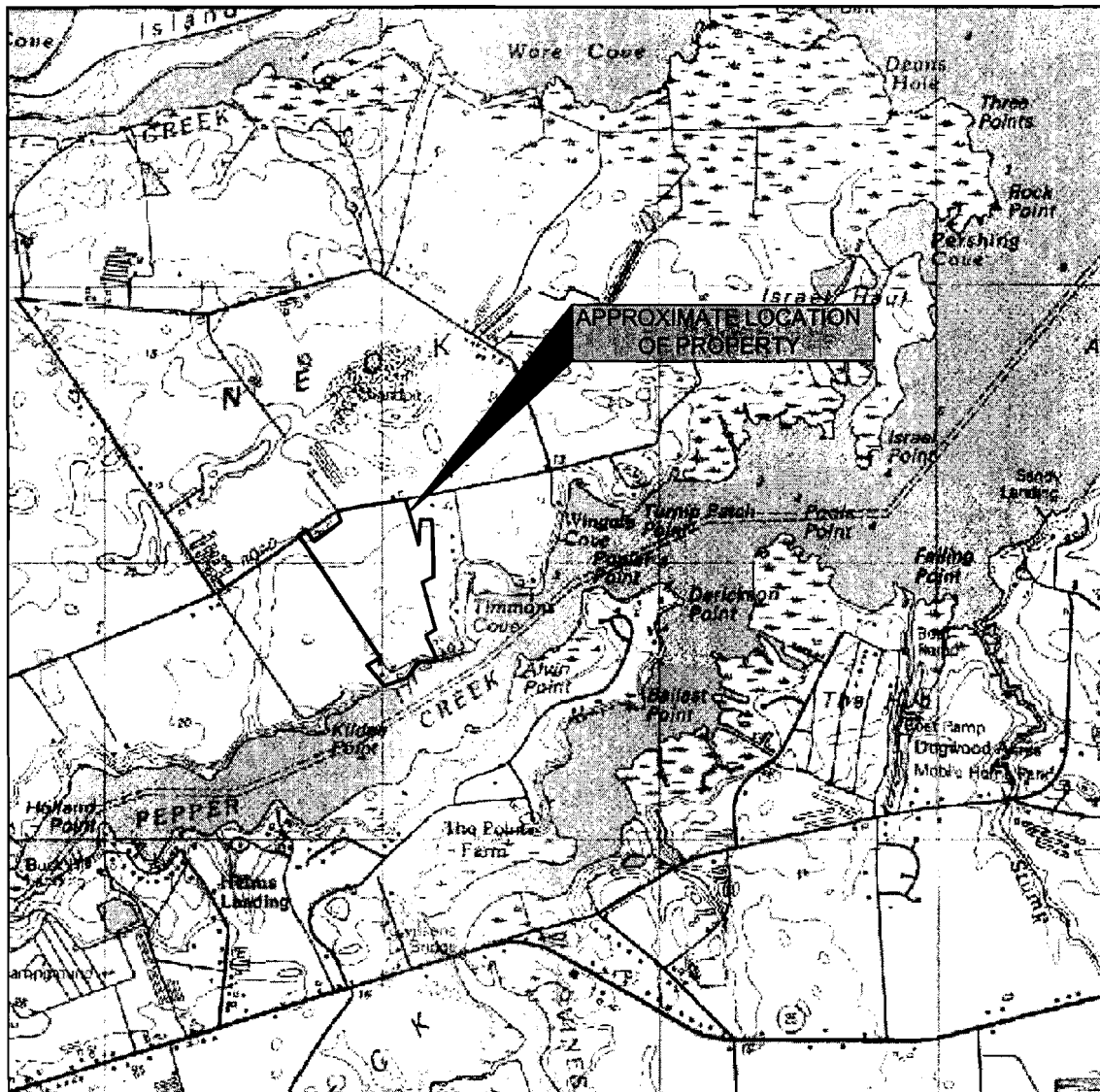
How can I find additional information or comment on the Proposed Plan?

The complete file on the site including the Brownfields Investigation and Interim Action Report are available at the DNREC office, 391 Lukens Drive in New Castle. Most documents are also found on:

<http://www.dnrec.state.de.us/dnrec2000/Divisions/AWM/sirb/>

The 20-day public comment period begins on ____ 2007 and ends at close of business (4:30pm) on ____ 2007 Please send written comments to the DNREC office or call Babatunde Asere Project Manager, at 302-395-2600.

Figure 1. SITE LOCATION MAP



NOTE:
 THIS LOCATION SKETCH IS ADAPTED FROM THE U.S.G.S. TOPOGRAPHIC MAP,
 7.5 MINUTE SERIES, FOR FRANKFORD, DELAWARE 1993.


DATE: 3 AUGUST 2005	LOCATION SKETCH FORMER TIMMONS MARINA DE-1360 DAGSBORO ~ SUSSEX COUNTY ~ DELAWARE	DESIGNED BY: JLG	 <small>Consultants & Surveyors</small> 5401 LEBANON ROAD DELAWARE, DE 19802-1000 P.O. BOX 2000 WILMINGTON, DE 19802-2000 1200 WALTON SQUARE, SUITE 700 WILMINGTON, DE 19802 WWW.DUFFIELDASSOCIATES.COM
SCALE: 1"=2000'		DRAWN BY: EMW	
PROJECT NO. 6143.EA		CHECKED BY:	
SHEET: FIGURE 1		FILE: A-6143EA-01	

Figure 2. SITE PHOTOS



Photo 1: Old Shoreline and Dock



Photo 2: Old Boathouse and Boat Storage Area



Photo 3: Dredged Sediment in Drying Basin



Photo 4: Outlet Chanel for Sediment Drying Basin



Photo 5: Undeveloped Fields at Site



Photo 6: Revitalized Marina Area

Glossary of Terms Used in this Proposed Plan

Duffield Associates	A private environmental consulting company that conducted the Phase II investigation for the property owner.
Brownfield	Property that is vacant or underutilized because of the perception or presence of an environmental problem.
Certified Brownfield	A Brownfield that DNREC has determined is eligible for partial funding through the Delaware Brownfields Program.
Contaminant of Concern (COC)	These are potentially harmful substances at concentrations above acceptable levels (eg metals and PAH).
Certificate of Completion of Remedy (COCR)	A formal determination by the Secretary of DNREC that remedial activities required by the Final Plan of Remedial Action have been completed.
Final Plan of Remedial Action	DNREC's proposal for cleaning up a hazardous site after it has been reviewed by the public and finalized.
Hazardous Substance Cleanup Act (HSCA)	Delaware Code Title 7, Chapter 91. The law that enables DNREC to identify parties responsible for hazardous substances releases and requires cleanup with oversight of the Department.
Amended Proposed Plan of Remedial Action	An amendment of the previous proposed plan, which includes no further action to taken by DNREC. It will be submitted by DNREC and subject to public comments.
Risk	Likelihood or probability of injury, disease, or death.
Brownfield Investigation (BFI), Phase I (ESA)	Environmental studies of a site including sampling of soils, groundwater, surface water, sediment and/or wastes on the property.
Timmons Marina	The 50-acre parcel of land that is the subject of this Plan that will be redeveloped into a community center.

What is a *Proposed and Final Plan*?

A Proposed Plan of Remedial Action (Proposed Plan) is a summary of how DNREC plans to clean up a contaminated site. A Final Plan of Remedial Action (Final Plan) is the adoption of the Proposed Plan, after all comments made by the public within the comment period of twenty days have been considered and addressed by DNREC.

The Delaware State Legislature passed the Hazardous Substance Cleanup Act (HSCA) in 1990. The Legislature made sure that members of the public would be informed about environmental problems in their own neighborhoods and have a chance to express their opinion concerning the clean up of those environmental problems before DNREC takes action.

After DNREC studies a site, it summarizes the problems there and proposes one or more possible solutions in a Proposed Plan. The Proposed Plan contains enough information to allow lay persons to understand the site. More detailed information can be found in the reports and documents approved by DNREC. All of the documents and reports created by DNREC or consultants during the course of the investigation of the site are available to the public at the offices of DNREC-SIRB or at DNREC's website:

<http://www.dnrec.state.de.us/dnrec2000/Divisions/AWM/sirb/sitefiles.asp> .

DNREC issues the Final Plan by advertising it in at least one newspaper in the county where the site is located. The legal notices for the Proposed Plans and the Final Plans usually run on Wednesdays or Sundays in the legal classified section of the News Journal and/or the Delaware State News. The public comment period begins on the day (Wednesday), or the day after (Sunday) the newspaper publishes the legal notice for the Proposed Plan.

DNREC frequently holds public meetings during the comment period. Those meetings are usually held near the site in the evening. Citizens can request a public meeting if DNREC did not already schedule one.

Comments are collected at the public meetings, by phone or in writing. DNREC considers all comments and questions from the public before the Proposed Plan is finalized and adopted as a Final Plan.
