

The following is an Adobe Acrobat reproduction of the official

HRS DOCUMENTATION RECORD
for
Industrial Road/Industrial Metals Site

No graphics illustrations or copies of documents cited as references in the determination of the HRS score are included with this electronic version, but graphics are available with the print versions as part of the Industrial Road/Industrial Metals repository records

at

Corpus Christi Central Library
805 Comanche St.
Corpus Christi, Texas

and/or

TNRCC Records Management Center
Austin, Texas

January 2003

Scroll Down to View



Protecting Texas
by Reducing and
Preventing Pollution

HRS DOCUMENTATION RECORD

for

Industrial Road

Corpus Christi, Nueces County, Texas

ISW# 31251

TXD 988 024 428

Prepared by:

**Texas Commission on Environmental Quality
Austin, Texas**

January 2003



HRS

**DOCUMENTATION
RECORD**

**Industrial Road
Corpus Christi, Nueces County, Texas
ISW# 31251
TXD 988 024 428**

January 2003

Hazard Ranking System
Documentation Record

Industrial Road
Corpus Christi, Nueces County, Texas
ISW# 31251
EPA ID# TXD 988 024 428

Prepared by

Texas Commission on Environmental Quality
Site Assessment and Management Section
Site Discovery and Assessment Program Staff
Austin, Texas

January 2003

HRS DOCUMENTATION RECORD

Industrial Road

Corpus Christi, Nueces County, Texas

ISW# 31251

TXD 988 024 428

SIGNATURE PAGE

Marshall A. Cedilote
Texas Commission on Environmental Quality
Superfund Site Discovery and Assessment Team
Project Manager

Date

John Syer
Texas Commission on Environmental Quality
Superfund Site Discovery and Assessment Team
Acting QA/QC Officer

Date

Wesley G. Newberry
Texas Commission on Environmental Quality
Superfund Site Discovery and Assessment Team
Team Leader

Date

David L. Davis
Texas Commission on Environmental Quality
Site Assessment and Management Section
Section Manager

Date

CONTENTS

HRS Documentation Record Cover Sheet	1
Pathways of Concern	2
Pathways, Components, or Threats Not Evaluated	2
Note to Reader	3
HRS Documentation Record	4
General Information and Description of the Site	5
Site Summary	5
References	10
Worksheet for HRS Site Score	12
Soil Exposure Pathway Scoresheet	13

FIGURES

Figure 1	Site Location Map	7
Figure 2	Level I Locations	8
Figure 1	Level II Locations	9

HRS DOCUMENTATION RECORD - REVIEW COVER SHEET

NAME OF SITE: Industrial Road

AKA: None

CONTACT: Marshall A. Cedilote, TNRCC (512) 239-4134

CURRENT SITE OWNERS: Hirsch Goldstein Trust
605 Peerman
Corpus Christi, TX 78411
(Ref. 3, pp. 001-002)

Julius M. Rosenberg, Trustee
3833 South Staples #39
Corpus Christi, TX 78411
(Ref. 3, pp. 003-004)

Simon Properties, Inc.
75 Lakeshore
Corpus Christi, TX 78413
(Ref. 3, pp. 005-006)

Leslie Simon, Jr.
P.O. Box 2287
New York, NY 10009
(Ref. 3, pp. 007-008)

Industrial Salvage Company
P.O. Box 4823
Corpus Christi, TX 78469
(Ref. 3, pp. 009-010)

PATHWAYS OF CONCERN:

Soil Exposure Pathway

Releases of hazardous substances to the soil have been documented and are of major concern for this site. Hazardous substances, attributable to Industrial Road/Industrial Metals Company site have been documented in adjacent residential yards.

PATHWAY, COMPONENTS OR THREATS NOT EVALUATED:

Ground Water Pathway

The Ground Water Pathway was not scored because of a lack of an observed release and targets in the vicinity of the site. There are no drinking water wells within a 4-mile radius of the site. This pathway was previously investigated during the initial site characterization of the Industrial Road/Industrial Metals Company site, beginning in 1986.

Surface Water Pathway

The Surface Water Overland/Flood Migration Component, and Ground Water to Surface Water Migration Component were not scored because of a lack of an observed release. This pathway was previously investigated during the initial site characterization of the Industrial Road/Industrial Metals Company site, beginning in 1986. Lead contamination to homes in the residential neighborhood adjacent to the Industrial Road/Industrial Metals Company site may have occurred due to surface water runoff. The Industrial Road site scores on the Soil Exposure Pathway.

Air Migration Pathway

The Air Migration Pathway was not scored because there is no observed release for the Air Migration Pathway. Lead contamination to homes in the residential neighborhood adjacent to the Industrial Road/Industrial Metals Company site may have occurred due to airborne deposition of lead. The Industrial Road site scores on the Soil Exposure Pathway.

(Although these pathways have not been evaluated, the TCEQ is concerned for all pathways surrounding the site. However, evaluation of these pathways and threats would not have significantly increased the overall site score.)

NOTES TO READER

The following rules were used when citing references in the HRS Documentation Record:

1. All references attached to this report have been stamped with a designated page number. However, if the reference page had an original number, that number is cited.
2. The State predecessor agencies: Texas Water Quality Board (TWQB), Texas Department of Water Resources (TDWR), Texas Water Commission (TWC), Texas Air Control Board (TACB), and Texas Natural Resource Conservation Commission (TNRCC) referred to throughout this report are now known as the Texas Commission on Environmental Quality (TCEQ). The new agency, TCEQ, became effective September 1, 2002, as mandated under State House Bill 2912 of the 77th Regular Legislative Session.

HRS DOCUMENTATION RECORD

Name of Site: Industrial Road **Date Prepared:** 6/2002

CERCLIS ID Number: TXD 988 024 428

TCEQ ID#: 31251 **TCEQ Region:**14

Street Address of Site: The Industrial Road site is located at 3000 Agnes Street and includes adjacent contaminated residential properties are located on Bettye Street, Duncan Street, Eastgate Drive, Granada Street, Southland Drive, Westgate Drive, Margaret, and Marguerite Street.
See Figure 1 - Site Location Map (Ref. 4)

City, County, State: Corpus Christi, Nueces County, Texas

Topographic Map: US Geological Survey 7.5 Minute Topographic Quadrangle, Corpus Christi, Texas, 1975. (Ref. 4)

Latitude: 27° 47' 13" North **Longitude:** 97° 25' 28" West

Pathway Scores:

Groundwater Migration Pathway	NS
Surface Water Migration Pathway	NS
Soil Exposure Pathway	63.94
Air Migration Pathway	NS

NS - Not Scored

HRS SITE SCORE: 31.96

GENERAL INFORMATION & DESCRIPTION OF THE SITE:

The Industrial Road/Industrial Metals Company site occupies an 8.00 acre tract in a residential, light industrial, and commercial area of Corpus Christi, Nueces County, Texas (Ref. 5, p. 001).

The Industrial Metals Company site operated as a metal salvage company, dealing mainly in cracked lead acid batteries and copper coils removed from electrical transformers. The site is currently inactive, having ceased battery cracking operations in late 1980 (Ref. 5, p. 59). The Texas Office of Attorney General filed suit against former owners/operators and contributors of lead and PCBs to the site on 9/3/81 (State of Texas v. Leslie Simon Jr., et al). Company records were compiled by the Attorney General's office and used to determine a total estimated amount of lead and PCBs brought to the site. This information was also used to determine with potentially responsible parties (PRPs) were considered *de micromis*, *de minimus*, or a major contributor. Settlements by responsible parties with the Attorney General's office took the form of monetary payments, investigation and remediation, or both.

For the purposes of this Hazard Ranking System Package, the Industrial Road/Industrial Metals Company site will be combined with homes in the adjacent residential neighborhood documented to have lead contamination above background levels and called the Industrial Road site.

SITE SUMMARY

In 1937 Julius Rosenberg opened a salvage and scrap metal business at 3000 Agnes Street called General Export Iron and Metal (Ref. 6, p. 12). Operations at that time consisted mainly of scrapping electrical transformers and cracking lead acid batteries. Cooper coils would be burned to remove the insulation; PCB oil would be poured onto the ground, spread on the road to control dust, saved to wash parts or burned for fuel in the winter (Ref. 6, pp. 16-18, 21-23). Cracked battery cases would be stored on and used for fill on the northern portion of the site (Ref. 6, pp. 28, 36-37), known as the Industrial Road site. In 1955 metals operations ceased on the Industrial Road site (northern half of the site)(Ref. 5, p. 059). In 1965 Metals, Inc. bought the site from General Export Iron and Metal and in 1971 Ed Mange bought Metals, Inc. (Ref. 5, p. 059). Metals, Inc. continued to lead acid battery cracking and salvaging copper from transformers as well as burning the oil for fuel in an aluminum sweat furnace. Sometime between 1971 and 1973 the southern portion of the property was paved in stages by Metals, Inc. (Ref. 5, p. 059). On December 6, 1977 Loren Marston of the Texas Water Quality Board District 12 office Conducted an inspection of the Metals, Inc. facility and documented a release of oil containing 56,000 $\mu\text{g/L}$ of polychlorinated biphenyls (PCBs) (Ref. 5, pp. 009-012). In 1978 Gulf Metals, Inc. bought all of the stock of Metals, Inc. and then sold a majority of it to Anglo Iron & Metal Company and Bob Rome became the facility manager (Ref. 7, p. 64) In September 1978 Anglo Iron & Metal Company sold the site to Industrial Salvage Company, Inc. (d/b/a Industrial Metals Company); L.J. "Buzz" Black was the facility manager (Ref. 8, p 12). No transformer processing occurred during Industrial Salvage's operation, however a new machine was brought onsite for shredding batteries and neutralizing the acid (Ref. 8, pp. 35-43). Industrial Metals Company ceased lead

battery salvage operations in mid 1980 (Ref. 5, p. 59).

In early February 1981, the Corpus Christi-Nueces County Department of Public Health and Welfare (CCNCDPH) conducted an inspection Industrial Road/Industrial Metals company site as part of their vector control program (Ref. 9, p. 001). The inspection revealed that there were piles of cracked batteries, whole batteries and lead stored in piles in an area one to two acres in size (Ref. 9, p. 001). The CCNCDPH recommended that the old acid neutralization pit be covered or drained, battery cases removed and the site sampled for heavy metals and PCBs (Ref. 8, p. 001). On February 11, 1981 the CCNCDPH sampled the site for heavy metals and PCBs; results revealed high levels of both lead and PCBs (Ref. 10, pp. 001-008). Additional samples were collected on February 25 and revealed a concentration of 450 ppm of PCBs in soil near the southern boundary of the site (Ref. 11, pp. 001-006).

On June 22, 1981 the site was referred for formal enforcement to the Solid Waste, Enforcement, and Field Operations Division of the Texas Department of Water Resources (Ref. 4, pp. 033-054). On August 6, 1981 the Texas Department of Water Resources asked the Governor of Texas to refer the enforcement case against the "Industrial Road Site" to the Texas Attorney General (Ref. 4, p. 055). The case was assigned to Assistant Attorney General, Mr. Thomas Edwards.

In April 1986 an investigation of the site began to determine the depth and extent of PCB contamination, the direction of ground water flow, and whether PCBs were present in the water bearing sands at the site (Ref. 12, pp. 001-002). The investigation concluded that PCB contaminated soil of greater than 50 ppm appeared to be limited to the western portion of the site; ground water flow is to the north-northeast; and ground water downgradient from the contaminated area was not contaminated with PCBs (Ref. 12, p. 002). In February and May of 1988 an investigation began to delineate the horizontal and vertical extent of PCB contamination and determine if the soils at the site were hazardous for lead based on EPA's EP toxicity test (Ref. 12, p. 002). The investigation concluded that approximately 1500 cubic yards of soils containing more than 50 ppm PCBs existed at the site and would be considered hazardous based on the characteristic of EP toxicity for lead (Ref. 12, p. 002). After evaluating sample results and considering various remedial alternatives, two plans were submitted to the State of Texas in March 1989. The Partial Closure Plan for the Industrial Metals and Road Sites for PCBs (Partial Closure Plan) only addressed the contamination in the PCB affected areas of the sites (Ref. 12, p. 003). The Closure Plan for the Industrial Metals and Road Sites (Closure Plan) set out a plan for remediation of PCB and lead contamination on the sites. The plans were similar in design as to the excavation, removal, disposal, and capping procedures; however the Closure Plan was intended to facilitate total site closure with respect to PCB and lead contamination (Ref. 13). The Closure Plan was approved by the Texas Water Commission on April 10, 1990 (Ref. 12, p. 004). Excavation activities began on April 11, 1990; transportation and disposal of PCB and lead contaminated soil was completed before the May 8, 1990 land ban deadline (Ref. 11, p. 005). In September 1990 the surface closure of the site was completed and ground water monitor well installation began (Ref. 11, p. 005).

Figure 1 - Site Location Map

Figure 2 - Level I hit locations

Figure 3 - Level II hit locations

REFERENCES

- | <u>Reference Number</u> | <u>Description of the Reference</u> |
|-------------------------|--|
| 1. | U.S. Environmental Protection Agency (USEPA), 40CFR Part 300, <i>Hazard Ranking System</i> . 55 Federal Register 51583, December, 1990. Excerpt pages - 1. |
| 2. | USEPA, <i>Superfund Chemical Data Matrix (SCDM)</i> . June, 1996. Excerpt pages -2. |
| 3. | Nueces County Appraisal District Real Property Information. 10 pages. |
| 4. | U. S. Geological Survey. Corpus Christi, Texas 7.5 Minute Topographic Quadrangle. 1975. 1 page. |
| 5. | Affidavit of Carlton "Buddy" Stanley. State of Texas vs. Leslie Simon, Jr., et al. In the United States District Court for the Southern District of Texas, Corpus Christi Division, Civil Action No, C-88-004. August 31, 2000. 133 pages. |
| 6. | Oral Deposition of Julius Rosenberg. State of Texas vs. Leslie Simon Jr. , et al . In the 347 th Judicial District Court of Nueces County, Texas, No. 81-3963-H. September 23, 1986. 220 pages. |
| 7. | Oral Deposition of Edward C. Mange, Volumes I and II. State of Texas vs. Leslie Simon Jr. et al. In the 347 th Judicial Court of Nueces County, Texas, No. 81-3963-H. October 1, 1986. 305 pages. |
| 8. | Oral Deposition of L. J. "Buzz" Black. State of Texas vs. Leslie Simon Jr., et al. In the 347 th Judicial District, Nueces County, Texas, No. 81-3963-H. April 1, 1986. 121 pages (includes exhibits). |
| 9. | Corpus Christi-Nueces County Department of Health & Welfare Interoffice Communication, From: Dr. C. M. G. Buttery, To: Jimmy Lontos, <i>Inspection of Site at 300 Agnes</i> . February 3, 1981. 1 page. |
| 10. | Corpus Christi-Nueces County Department of Health & Welfare Interoffice Communication, From: Dr. C. G. M. Buttery, To: Mr. James Lontos, City Engineer, <i>Flores & Industrial</i> . February 11, 1981. 10 pages. |
| 11. | Corpus Christi-Nueces County Department of Health & Welfare Letter, From: A. L. Cock, P. E., Public Health Engineer, To: Mr. Paul Kutchinski, P. E., General Supervisor, Texas Department of Water Resources. March 6, 1981. 7 pages. |

12. Affidavit of Robert Don Grover. State of Texas vs. Leslie Simon Jr. et al. In the United States District Court for the Southern District of Texas, Corpus Christi Division, Civil Action No, C-88-004. August 5, 1991.
13. ENSR Consulting and Engineering and Messenger Environmental Service. *Closure Plan for the Industrial Metals and Industrial Road Sites Corpus Christi, Texas*. Submitted by Crain, Caton and James and Clark, Thomas, Winters and Newton. March 1989. 35 pages.
14. Ecology and Environment, Inc. Closeout report and Expanded Site Inspection Report for Industrial Road Off-Site, Corpus Christi, Nueces County, Texas. January 28, 2000. 785 pages.
15. Xenco Laboratory Analytical Reports for Roy F. Weston, Inc. to support a TNRCC sampling investigation conducted in June and July, 2002. Includes corresponding QA/QC checklists. 1560 pages.
16. U.S. Census Bureau, Nueces County, Texas. Revised on May 30, 2002. 2 pages.
17. Shaw Environmental & Infrastructure. Data Usability Summary Report - Residential Soil Sampling Industrial Road Site Corpus Christi, Texas. May 2003. 34 pages.

WORKSHEET FOR COMPUTING HRS SITE SCORE

Pathway or Component	S	S ²
1. Ground Water Migration Pathway Score (S _{gw})	NS	N/A
2a. Surface Water Overland/Flood Migration	NS	N/A
2b. Ground Water to Surface Water Migration	NS	N/A
2c. Surface Water Migration Pathway Score (S _{sw}) Enter the larger of lines 2a and 2b as the pathway score.	NS	N/A
3. Soil Exposure Pathway Score (S _s)	63.94	4088.32
4. Air Migration Pathway Score (S _a)	NS	N/A
5. Total of S_{gw}² + S_{sw}² + S_s² + S_a²		4088.32
6. HRS Site Score Divide the value on line 5 by 4 and take the square root.		31.96

TABLE 1
SOIL EXPOSURE PATHWAY SCORESHEET

<u>Assigned</u>	<u>Factor Categories and Factors</u>	<u>Maximum Value</u>	<u>Value</u>
RESIDENT POPULATION THREAT			
<u>Likelihood of Release</u>			
1.	<p>Likelihood of Exposure</p> <p>Highest background sample for Lead = 47 mg/Kg Release value for Lead (3 x 47.9 mg/Kg) = 143.7 mg/Kg (Ref. 14, pp. 033, 779)</p> <p>Highest background value for PCBs = Non detect Release value for PCBs = Detection above sample quantitation limit (Ref. 14, pp. 033, 564, 565, 566, 567, 570, 571)</p> <p>Release samples for Lead in 1999: (Ref. 14, pp. 702-707, 709-716, 725-728, 730-734, 736, 738-744, 781-782, 784)</p> <p>Release samples for PCBs in 1999: (Ref. 14, pp. 498, 585, 603, 620, 687)</p> <p>Release samples for Lead in 2002: (Ref. 15, pp. 0004, 0013, 0020, 0027-0028, 0037, 0044, 0051-0052, 0061, 0068-0069, 0078, 0085, 0096, 0101, 0108, 0114, 0121-0122, 0131, 0138, 0145-0146, 0155, 0162, 0169, 0176, 0185, 0192, 0199-0200, 0207-0208, 0215-0216, 0223-0224, 0231-0232, 0239-0240, 0247- 0248, 0255-0256, 0263-0264, 0271-0272, 0280, 0287- 0288, 0295, 0303-0304, 0311-0312, 0319-0320, 0327- 0328, 0335-0336, 0342-0343, 0353-0354, 0361-0362, 0369-0370, 0377, 0385, 0393-0394, 0401-0402, 0409- 0410, 0417, 0424, 0431, 0439, 0446, 0453, 0460, 0467, 0474, 0481, 0488, 0495)</p> <p>Release samples for PCBs in 2002: (Ref. 15, pp. 0004, 0027, 0051, 0068, 0085, 0145)</p>	550	<u>550</u>
<u>Waste Characteristics</u>			
2.	<p>Toxicity (Ref. 2 for Lead and PCBs)</p>	*	<u>10,000</u>
3.	<p>Hazardous Waste Quantity (Ref. 1, Section 2.4.2.2 - Default value chosen)</p>	*	<u>10</u>
4.	<p>Waste Characteristics (Ref. 1, Section 2.4.3.1, Table 2.7)</p>	100	<u>18</u>
<u>Targets</u>			

5.	Resident Individual (Ref. 1, Section 5.1.3.1)	50	<u>50</u>
6.	Resident Population:		
6a.	Level I Concentrations Benchmark value for PCBs = 83 µg/Kg. (Ref. 2)	**	<u>306.9</u>
	Total number of analytical values for PCBs in 1999 and 2002 > 83 µg/Kg = 11. (Ref. 14, pp. 498, 585, 603, 620, 687) (Ref. 15, pp. 0004, 0027, 0051, 0068, 0085, 0145) See Figure 2 for Level I locations.		
	Persons per residence in Nueces County, TX (2000 Census Data) = 2.79 (Ref. 16, p. 001)		
	11 x 2.79 x 10 = 306.9 (Ref. 1, Section 5.1.3.2.1)		
6b.	Level II Concentrations	**	<u>175.72</u>
	Total number of analytical values for Pb in 1999 and 2002 > 143.7 mg/Kg = 63 (Ref. 14, pp. 702-705, 709-711, 715-716, 732- 733, 738-743, 781) See Figure 3 for Level II locations.		
	(Ref. 15, pp. 0013, 0020, 0037, 0044, 0061, 0078, 0096, 0101, 0108, 0114, 0121-0122, 0131, 0138, 0155, 0162, 0169, 0176, 0185, 0192, 0199-0200, 0207-0208, 0215-0216, 0223-0224, 0231-0232, 0239-0240, 0247-0248, 0255-0256, 0263-0264, 0271-0272, 0280, 0287-0288, 0295, 0303-0304, 0311-0312, 0319-0320, 0327-0328, 0335-0336, 0342-0343, 0353-0354, 0361-0362, 0369-0370, 0377, 0385, 0393-0394, 0401-0402, 0409-0410, 0417, 0424, 0431, 0439, 0446, 0453, 0460, 0467, 0474, 0481, 0488, 0495)		
	Persons per residence in Nueces County, TX (2000 Census Data) = 2.79 (Ref. 16, p. 001)		
	62 x 2.79 = 172.9 (Ref. 1, Section 5.1.3.2.1)		
6c.	Resident Population (Lines 6a + 6b)	**	<u>482.62</u>
7.	Workers	15	<u>0</u>
8.	Resources	5	<u>0</u>
9.	Terrestrial Sensitive Environments	***	<u>0</u>

10.	Targets (Lines 5 + 6c + 7 + 8 + 9)	**	<u>532.62</u>
-----	------------------------------------	----	---------------

Resident Population Threat Score

11.	Resident Population Threat (Lines 1 x 4 x 10)	**	<u>5,272,938</u>
-----	---	----	------------------

NEARBY POPULATION THREAT

Likelihood of Exposure

12.	Attractiveness/Accessibility	100	<u>NE</u>
-----	------------------------------	-----	-----------

13.	Area of Contamination	100	<u>NE</u>
-----	-----------------------	-----	-----------

14.	Likelihood of Exposure	500	<u>NE</u>
-----	------------------------	-----	-----------

* Maximum value applies to waste characteristics category

** Maximum value not applicable

*** No specific maximum value applies to factor. However, pathway score based solely on sensitive environments is limited to maximum of 60.

**** Do not round to the nearest integer