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# **Community Relations Plan**

for

## **Phipps Plating**

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**February 2003**

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TEXAS COMMISSION ON ENVIRONMENTAL QUALITY  
Protecting Texas by Reducing and Preventing Pollution

Community Relations Plan  
for the

PHIPPS PLATING  
STATE SUPERFUND SITE  
Bexar County, Texas  
October 2002

Texas Commission on Environmental Quality  
Remediation Division  
12100 Park 35 Circle  
Building D  
Austin, Texas 78753  
1-800-633-9363

[www.tnrcc.state.tx.us/permitting/remed/superfund/hipps.html](http://www.tnrcc.state.tx.us/permitting/remed/superfund/hipps.html)

COMMUNITY RELATIONS PLAN  
for  
PHIPPS PLATING STATE SUPERFUND SITE

February 2003

Inquires relating to the Phipps Plating State Superfund Site  
should be directed to:

Ms. Janie Montemayor  
Community Relations Coordinator  
Remediation Division  
Texas Commission on Environmental Quality

Physical Address: 12100 Park 35 Circle  
Building D, MC-225  
Austin, TX 78753

Telephone: 1-800-633-9363  
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Community Relations Plan  
for  
Phipps Plating State Superfund Site  
San Antonio, Bexar County, Texas  
January 2003

**Overview of Community Relations Plan**

This community relations plan (CRP) identifies issues of community concerns regarding the Phipps Plating Proposed State Superfund site, in San Antonio, Bexar County, Texas. It also outlines the anticipated community relations activities to be conducted during each phase at the Phipps Plating site.

The Phipps Plating Community Relations Plan has been prepared to aid the Texas Commission on Environmental Quality in developing a community relations program tailored to the needs of the community affected by the Phipps Plating site. The TCEQ will conduct community relations activities to ensure that the local public has input to decisions and access to information about Superfund activities at the Phipps Plating site.

This information in this plan is based primarily on the Resource Conservation Recovery Act (RCRA) 3012 Preliminary Assessment, the Hazard Ranking System (HRS) package, and the Pre-Statement of Work for the site.

## Site Profile

### **Site Location and Description**

Latitude/Longitude 29°25'03"N, 98°29'02"W

The Phipps Plating is located at 305 East Grayson Street. The company had operated since 1948 and the primary nature of business performed at the site was electroplating metal parts and fixtures. Plating baths included brass, copper, nickel, chromium, and gold. Some of the plating process involved cyanide compounds. The second floor of the building was used to grind and polish metal surfaces. A company by the name of Texas Bumper Incorporated, which repaired new and used automobile bumpers, also operated at the same location from approximately 1983 and is considered part of the site. The San Antonio regional office of the TNRCC inspected the site in May 1993 and found it to be abandoned. The TNRCC then conducted an emergency removal of sludge and drummed waste and secured access to the site by fencing the perimeter and securing all entrances to the building.

### **Background and History**

[Note: The state agencies referred to in this history as the Texas Water Quality Board (TWQB), Texas Department of Water Resources (TWDR), Texas Water Commission (TWC) Texas Air Control Board (TACB) and the Texas Natural Resource Conservation Commission (TNRCC) are known as the Texas Commission on Environmental Quality (TCEQ).]

- |         |  |
|---------|--|
| 12/82   | TWC collected soil samples at the Phipps Plating Company site which were analyzed for total metals and indicated the presence of cadmium, chromium, lead, nickel, silver, zinc, and cyanide in the soils on the north side of building down to 8" in depth.  |
| 3/31/87 | Additional soil samples for total metals verified the presence of cadmium, chromium, lead, nickel, silver, zinc and cyanide in the soils on the north side of building down to 8" in depth. Elevated levels of total nickel and zinc were present in the run off from the site and hazardous waste was being improperly disposed of at the site. |
| 7/06/87 | TWC Central Office sent a "Notice of Violation" (NOV) letter to Mr. Ray Phipps concerning alleged violations documented.   |
| 8/14/87 | Meeting held with Mr. Ray Phipps in TWC Central Office concerning the  |

enforcement action. At this meeting Mr. Phipps agreed to initiate remedial action within 90 days.

- 10/13/87 TNRCC Central Office requested that a remedial action plan be submitted by November 12, 1987.
- 11/10/87 Synergistic Environmental Systems (S.E.S) submitted a response on behalf of Phipps Plating; there is no information to indicate that any further action was taken.
- 6/24/93 A Record Review Inspection was conducted on the results of the samples collected at the Phipps Plating site on May 18, 1993. Ten of the twelve samples taken were determined to be hazardous due to the following characteristics: corrosivity, reactivity, toxicity for cadmium, toxicity for chromium, and toxicity for lead.
- 7/01/93 Phipps Plating was referred for emergency removal action since all Resource Conservation Recovery Act (RCRA) enforcement had been exhausted.
- 7/06/93 TWC issued a letter to Mr. Ray Phipps informing him of the toxic hazards associated with the hazardous waste at the Phipps Plating facility and ordering him to commence activities to stabilize the site and restrict access of the area to the public.
- 8/02/93 TWC's Emergency Response Team conducted an emergency removal at the site. The site's fence was repaired and entrances to the building were secured with barricades, warning signs were posted, and sludge and drummed waste inside the building was characterized and removed. However, the contaminated soils outside the building were not addressed during the emergency removal and still remained on site. Contaminated water present in the sump inside the building and contaminated groundwater underneath the site was not addressed.
- 10/19/94 TNRCC issued a letter to Mr. Phipps informing him of a scheduled EPA Preliminary Site Assessment (PA) Inspection to determine if a release into the environment of any pollutant or contamination had occurred at the site.
- 11/03/94 TNRCC conducted the PA Inspection for the EPA at the Phipps Plating site in concurrence with a Sampling Inspection and Compliance Evaluation Inspection.
- 2/21/95 TNRCC Regional office received the sample results from the November 3, 1994 inspection in which a water sample was taken from the floor of the front plating room after a heavy rainfall event. The analysis documented the presence of barium, beryllium, nickel, chromium and antimony in the water sample.

7/95 A fence was installed around the site for security measures and to keep trespassers from gaining access to the site. The doors to the building were secured; brush and vegetation that blocked the view of the site were also removed.

8/5-16/97 Field work completed for site securing.

## Site Chronology

- 7/16/97 Good Faith Offer(GFO) notification letters sent to Potentially Responsible Parties by TNRCC.
- 7/22/97 Legal notice was published in the *Texas Register*, (22 TexReg 6897-6898) and the *San Antonio Express-News*, describing the site, proposing the site for listing on the state Superfund registry and setting a period for a receipt of written comments.
- 8/28/97 Public meeting to receive citizens comments was held at the Hawthorne Elementary School in San Antonio concerning proposing the site to the State Superfund Registry list of sites.
- 10/6/97 Second (75 day) GFO request notification sent to PRPs, letters also requested a response on willingness to conduct an immediate removal with a deadline of Oct. 20, 1997, the same as the GFO.
- 10/20/97 GFO period expired and no offers were received.
- 7/22/98 TNRCC issued a contract to WRS Infrastructure and Environment to perform the removal action, which included demolition of all site structures and disposal of the debris in an approved landfill, excavation of the contaminated soil and disposal in an appropriate landfill, backfill the excavated areas with clean soil and seed the area grass.
- 1/20/99 A removal action, consisting of demolition of on-site buildings and cleanup of the debris, and excavation of the top 2-5 feet of soil all across the site was conducted by the TNRCC contractor.
- 9/99 The removal action was completed, and a fence was installed to limit unauthorized access.
- 7/23/99 Legal notices were published in the *Texas Register*, (24TexReg5798) and the *San Antonio Express News*, proposing non-residential land use specifications for remediation of the site contamination. The land use designation may be considered in any remedial action proposed for the site. A public meeting, to receive citizen comments, was to be held August 24, 1999, at Hawthorne Elementary School.

- 8/24/99 Public meeting was held at the Hawthorne Elementary School in San Antonio to receive community comments on the proposal to use commercial/industrial land use specifications for remediation of the site contamination. The non-residential use of the land may be considered in any remedial action proposed for this site.
- 10/31/99 TNRCC issued a work order to the state contractor for a focused Phase I remedial investigation.
- 11/11/99 Focused remedial investigation underway.
- 3/02/00 Additional monitoring wells were installed and soil samples collected.
- 11/30/00 TNRCC completed an access agreement with off-site landowners to permit installation of additional off-site monitoring wells.
- 1/30/01 TNRCC completed an agreement with the Texas Department of Transportation (TX Dot) for access to their right-of-way property adjacent to the site.
- 6/15/01 TNRCC completed an amendment to the access agreement with TX Dot to obtain background soil samples on TX Dot right of way.
- 7/12/01 TNRCC and the TNRCC consultants collected background soil samples from the TX Dot right of way.
- 9/01/01 TNRCC issued a work order to the consultant to install additional monitoring wells and collect surface soil samples.
- 11/12-19/01 TNRCC consultant conducted the additional field work, which included the installation of five monitoring wells and surface soil sampling to determine contaminants had migrated off site.
- 5/15/02 TNRCC received the focused remedial investigation report which recommended that additional groundwater investigation be conducted.
- 7/09/02 TNRCC issued a work order to its consultant to perform additional groundwater investigation which would include installation of additional monitor wells.

## Community Profile

### **Population & History of San Antonio**

The City of San Antonio is at the head of the San Antonio River in Bexar County, on Interstate Highway 10 (east-west) and Interstate Highway 35 and 37 (north-south). The city is also served by five U.S. highways, numerous state highways, San Antonio International Airport, two freight railroads (the Union Pacific and Southern Pacific), and two Amtrak trains. The area was explored by Spanish expeditions in 1691 and 1709, which named the San Antonio River and San Pedro Creek.

The lack of high-paying manufacturing and finance-industry jobs has kept San Antonio in the bottom tier of average metropolitan income. The city has developed a viable economy from its stable military bases, educational institutions, tourism and its medical-research complex.

The first town council in San Antonio, organized in 1837, held meetings in English and Spanish.

The city newspaper is the *San Antonio Express News* and there are thirty-three other weekly and monthly publications, including eleven military.

Tourism is one of the city's most important industries; for San Antonio's many attractions, including sports, draw tens of thousands of visitors every year. Sea World in San Antonio is the largest marine-life theme park in the world. The famed Riverwalk, Paseo del Rio, consists of over 11/2 miles of cool shady, walks with shops, cafes, restaurants, and clubs.

The population of San Antonio in 2000 was 1,144,646 with ethnicity for the city as follows:

White	67.7%
Black or African American	6.8%
American Indian & Alaska Native	.8%
Asian	1.60%
Native Hawaiian and Other Islander	.10%
Some other race	1.93%
Hispanic or Latino (of any other race)	58.70%

## **History of Community Involvement**

The Texas Natural Resource Conservation Commission held a public meeting to propose listing of the Phipps Plating Site on the State Superfund Registry. The meeting was held at 7:00 p.m., Thursday, August 28, 1997, Hawthorne Elementary School Cafeteria, 115 W. Josephine, San Antonio. The meeting notice was published in the legal section of the *San Antonio Express News* and the *Texas Registry* on July 22, 1997. The meeting was attended by State Representative Ruth McClendon, her staff, 7 citizens and 4 TNRCC staff.

On August 24, 1999, a public meeting was held to receive community comments on the proposal to use commercial/industrial land use specifications for remediation of the site contamination. The meeting was held on Tuesday, August 24, 1999, Hawthorne Elementary School Cafeteria. There were 10 citizens and 4 TNRCC staff who attended the meeting.

The key community concerns at this site were expressed by the businesses that were around the site. Their concerns were parking and the impact from the site on possible groundwater and possible offsite surface soils.

## Specific Objectives of the Community Relations Program

Maintain open communications between the TCEQ, Bexar County officials, City of San Antonio officials, state officials, and concerned citizens.

Continue to expand the mailing list to include additional agencies, organizations, and residents that are interested in the project.

Provide a community relations contact from whom interested parties can receive information on site activities, project status, and study results.

Provide citizens, involved agencies, elected officials, civic leaders, and the media accurate, timely information concerning site related activities through fact sheets, press releases, and community meetings.

Brief field teams on community relations issues before performing on-site investigations.

Respond to telephone inquiries and written correspondence in a timely manner.

Provide all information, especially technical findings, in language that is understandable to the general public and in a form useful to interested citizens and elected officials through the preparation of fact sheets and news releases when major findings are made available during project phase.

Monitor community concerns and information requirements as the project progresses.

Modify the Community Relations Plan to address changes in community needs and to maintain accuracy during different project phases.

## **Community Relations Techniques & Tools**

**Project Mailing List-** To provide the means through which press releases, project status reports and other significant communications can be distributed to concerned groups and individuals.

**Public Consultations-** To conduct informal meetings (if needed) with residents. To provide an opportunity for affected residents to express any concerns and make inquiries to ensure effective two-way communication.

**Program Document Repository-** To maintain an easily accessible repository through which the public may review project outputs. The public will be informed periodically of the availability of project documents and the location of the repository.

**Superfund Internet:** Progress of activities at the Phipps Plating site is regularly posted to the TCEQ Superfund web site at: [www.tnrcc.state.tx.us/permitting/remed/superfund/hipps.html](http://www.tnrcc.state.tx.us/permitting/remed/superfund/hipps.html).

## Elected Officials

<u>State</u>	<u>City</u>
The Honorable Leticia Van De Putte Texas State Senator P O Box 12068 Austin, TX 78711 512-463-0131	The Honorable Ed Garza Mayor City of San Antonio P O Box 839966 San Antonio, TX 78283
District address: 3718 Blanco Road #2 San Antonio, TX 78212 210-733-6604	The Honorable John Sanders Council Member City of San Antonio P O Box 839966 San Antonio, TX 78283
The Honorable Mike Villarreal Texas State Representative P O Box 2910 Austin, TX 78768 512-463-0532	The Honorable Bobby Perez Council Member City of San Antonio P O Box 839966 San Antonio, TX 78223
District address: 1621 Blanco Road San Antonio, TX 78212 210-734-8937	The Honorable Tony Morehouse Council Member City of San Antonio P O Box 839966 San Antonio, TX 78223
<b><u>Bexar County</u></b> The Honorable Nelson Wolff Bexar County Judge County Courthouse 100 Dolorosa San Antonio, TX 78205 210-335-2011	The Honorable Nora X. Herrera Council Member City of San Antonio P O Box 839966 San Antonio, TX 78223
The Honorable Enrique Barrera Council Member City of San Antonio	

P O Box 839966  
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The Honorable Julian Castro  
Council Member  
City of San Antonio  
P O Box 839966  
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The Honorable Bonnie Conners  
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The Honorable Carroll Schubert  
Council Member  
City of San Antonio  
P O Box 839966  
San Antonio, TX 78283

The Honorable David Carpenter  
Council Member  
City of San Antonio  
P O Box 839966  
San Antonio, TX 78283

**Area Media**

*SAN ANTONIO EXPRESS NEWS*

P O Box 2171  
San Antonio, TX 78297  
210-225-7411  
Fax-210-225-8351

**KABB-TV**

4335 NW Loop 410  
San Antonio, TX 78229  
210-366-1129

**KMOL-TV**

1031 Navarro St  
San Antonio, TX 78216  
210-340-8860

**KWEX-TV**

411 E Durango Blvd  
San Antonio, TX 78204  
210-227-4141

**KRRT-TV**

4335 NW Loop 410  
San Antonio, TX 78229  
210-366-1129

**KCOR**

1777 NE Loop 410 #400  
San Antonio, TX 78217  
210-821-6548

**KEDA**

510 S Flores  
San Antonio, TX 78204  
210-226-5254

**KENS-TV**

ATTN: News, Assignments Editor  
P O Box TV 5  
San Antonio, TX 78299  
210-366-5001

**KSAT-TV**

ATTN: News, Assignment Editor  
P O Box 2478  
San Antonio, TX 78298

## Key Project Personnel

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E-Mail: [jmontema@tceq.state.tx.us](mailto:jmontema@tceq.state.tx.us)

## **Program Document Repositories**

### Texas Commission on Environmental Quality

#### Records Management Center

Physical Address: 12100 Park 35 Circle  
Mail Code 199  
Bldg. E, First Floor  
Austin, TX 78753

Mailing Address: P. O. Box 13087, Mail Code 199  
Austin, TX 78711-3087

Telephone: 1-800-633-9363 or 512- 239-2920

### San Antonio Central Library

600 Soledad Street  
San Antonio, TX 78205  
210-207-2500