

**Former Tronox/Kerr-McGee  
Wood Treating Facility (the Site)  
Bossier City, Louisiana**

**Community Meeting  
December 14, 2023  
6:00 p.m.**

**Louisiana Department of Environmental Quality  
Greenfield Environmental Multistate Trust LLC,  
Trustee of the Multistate Environmental Response Trust**



# Meeting Agenda

- ✓ Introductions and overview
- ✓ Completed parking lot replacement
- ✓ Planned indoor air testing
- ✓ Additional soil sampling
- ✓ Redevelopment planning
- ✓ Questions



# Introductions and Overview

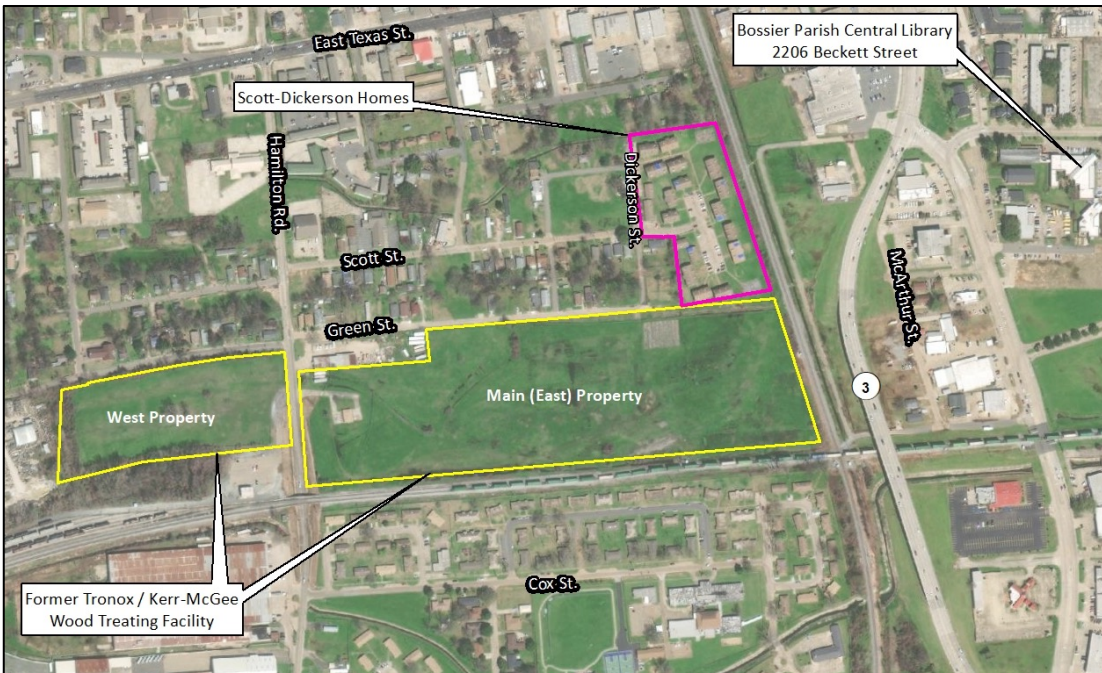


# Introductions

- ✓ Site investigation and cleanup team
  - Louisiana Department of Environmental Quality (LDEQ)
  - Multistate Environmental Response Trust (Multistate Trust) and its contractor, Jacobs Engineering Group (Jacobs)
- ✓ Louisiana Department of Health (LDH)
- ✓ City of Bossier City
- ✓ Housing Authority of the City of Bossier City (HABC)



# Site Overview



## Wood Treating Operations Timeline

- ✓ 1930–1987: T.J. Moss Tie Co. and successors
- ✓ 1980: Kerr-McGee purchased the Site
- ✓ 1988: Facility decommissioned

## Basic Information

- ✓ Main (East) Property: ±26 acres
- ✓ West Property: ±6 acres
- ✓ Regulatory Program: LDEQ Risk Evaluation and Corrective Action Program (RECAP)

## Contaminants of Concern

- ✓ On-Site – creosote, benzene, polycyclic aromatic hydrocarbons (PAHs)
- ✓ Off-Site – PAHs



# The Tronox Tort Claims Trust

## *The Multistate Trust Cannot Pay Personal Injury or Property Damage Claims*

The Multistate Trust was created to own and clean up contamination at many former Tronox/Kerr-McGee sites, including the Site in Bossier City.

Multistate Trust funds can be used **only** for cleanup, site management, and property reuse activities.

Multistate Trust funds cannot be used to pay personal injury claims, such as health and medical bills, or property damage claims.

If you have questions about personal injury or property damage claims, you should contact the Tronox Tort Claims Trust at (800) 753-2480 or [tronoxorttrust@epiglobal.com](mailto:tronoxorttrust@epiglobal.com). Visit [www.tronoxorttrust.com](http://www.tronoxorttrust.com).

2022 Tort Trust Annual Report available here:  
<http://www.tronoxorttrust.com/tronoxorttrust/Resources.html>

# Parking Lot Replacement



# Parking Lot Replacement

## Scott-Dickerson Homes



Former Tronox/Kerr-McGee Wood Treating Facility  
Bossier City, Louisiana

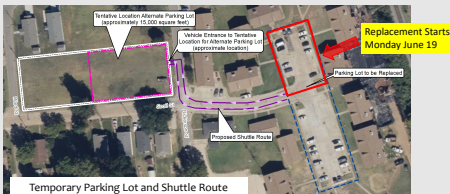
### PARKING LOT REPLACEMENT

The Multistate Trust is replacing the Scott-Dickerson Homes parking lot to remove contaminated soil underneath the lot.

The north part of the lot will be replaced first. All cars in the north part of the lot must be moved. **Cars not moved by Tuesday June 20 at noon will be towed at no cost** to the south part of the lot or to the Alternate Parking Lot (at corner of Scott and Dickerson Streets).

The Alternate Parking Lot and shuttle service will be available starting Monday, June 19.

If you need help, call Claire Woods at (910) 765-7237.



For more information, please contact:

Paula Sen, LDEQ: [paula.sen@la.gov](mailto:paula.sen@la.gov) or (318) 676-7521

Claire Woods, Multistate Trust: [cw@g-etg.com](mailto:cw@g-etg.com) or (910) 765-7237

Visit [BossierCity.GreenfieldEnvironmental.com](http://BossierCity.GreenfieldEnvironmental.com) for updates and information.



- ✓ Replaced the entire parking lot:
  - Removed concrete and soil down to 18 in
  - Removed sidewalks/curbs down to 24 in
  - Removed grassy areas down to 2-5 ft
  - Installed concrete, sidewalks, curbs, grass
- ✓ Community outreach:
  - Issued survey about construction process
  - Canvassed door-to-door and distributed windshield notices
- ✓ Air monitoring, traffic control, fencing, shuttle service, security, etc.
- ✓ Completed in two phases:
  - North lot finished in August 2023
  - South lot finished in October 2023
- ✓ New lot will limit risk that workers could be exposed to contamination during future work



# Parking Lot Replacement



Excavation in north parking lot



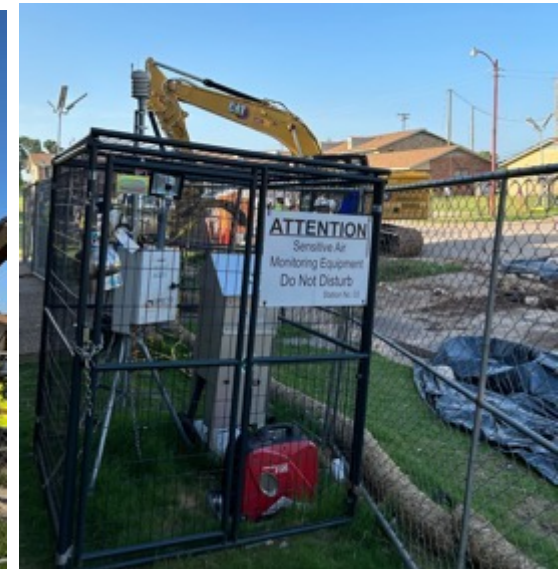
Laying down demarcation fabric after excavation



Placing clean backfill



Air monitoring equipment



# Parking Lot Replacement



Completed North Parking Lot

# Air Monitoring – All Excavation Work

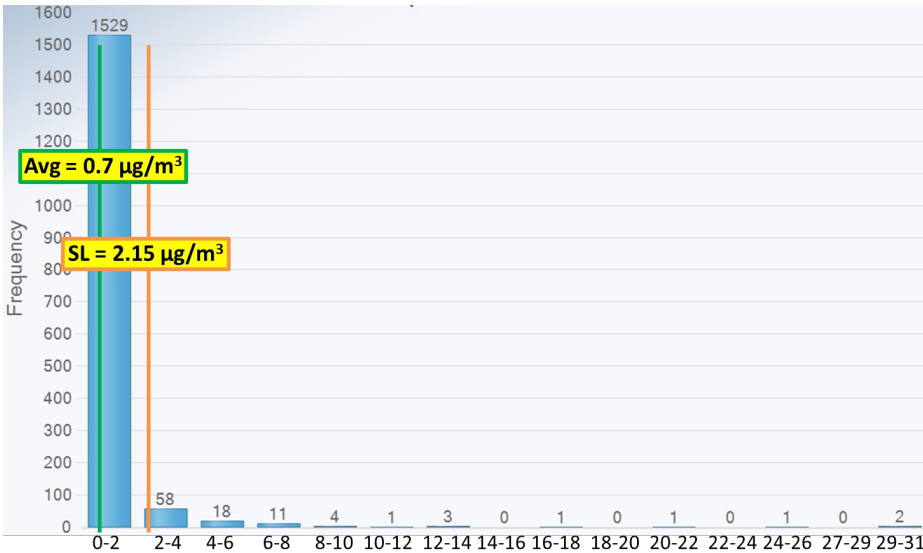


Air Monitoring Locations  
2022 Excavation Work



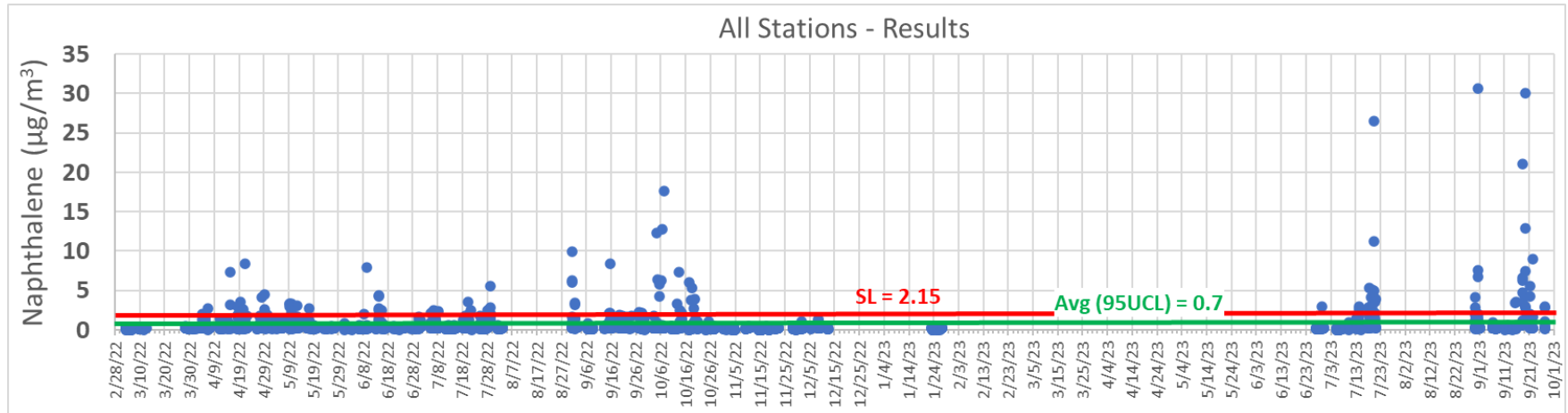
Air Monitoring Locations  
2023 Parking Lot Work

# Air Monitoring – All Excavation Work



All Stations – 2022/2023 Work

- ✓ 1,629 air samples from all stations combined over 18-month project
- ✓ Average naphthalene results were  $0.7 \mu\text{g}/\text{m}^3$ , **below chronic screening level** of  $2.15 \mu\text{g}/\text{m}^3$
- ✓ One-time naphthalene exposure would have to be  $52,000 \mu\text{g}/\text{m}^3$  to pose a health risk
- ✓ There are no expected adverse health effects from naphthalene in air



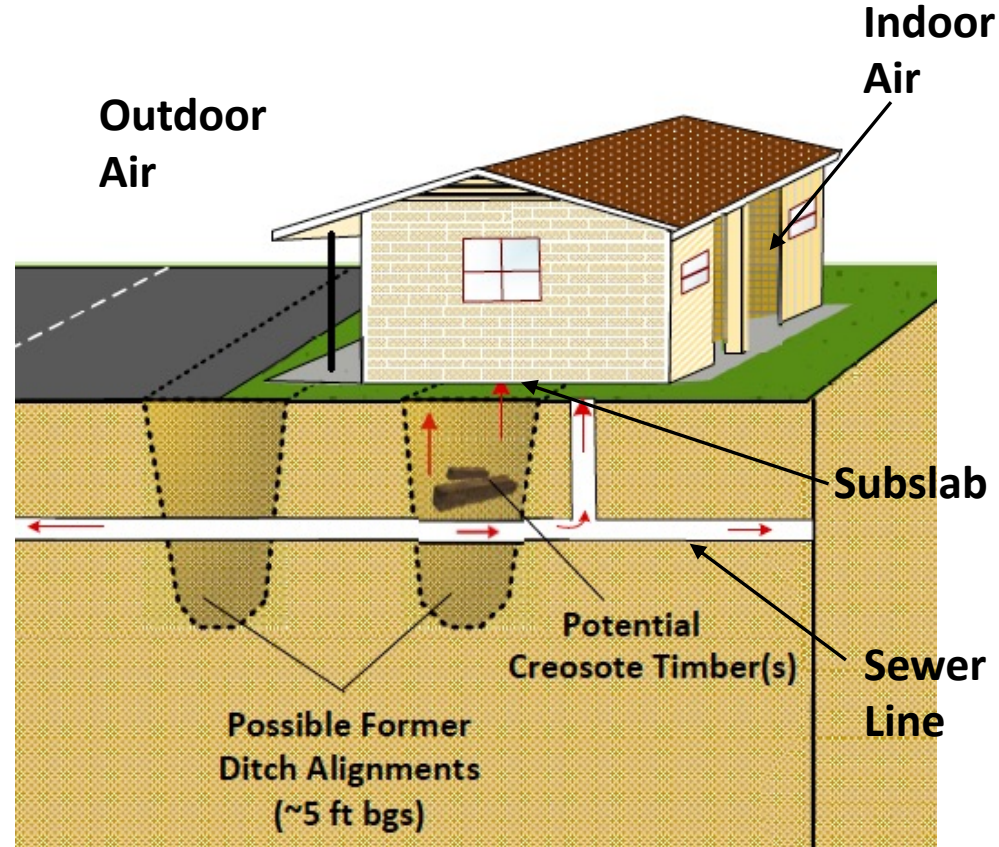
All Stations – 2022/2023 Work

# Indoor Air Testing



# How Can Chemicals Affect Indoor Air?

- ✓ Normally a foundation creates physical barrier to prevent contamination in soil under homes from affecting indoor air
- ✓ However, if **very high levels** of contamination are under building, contamination can:
  - Travel upward in soil
  - Enter through foundation
  - Mix with indoor air that people breathe



# Indoor Air Testing

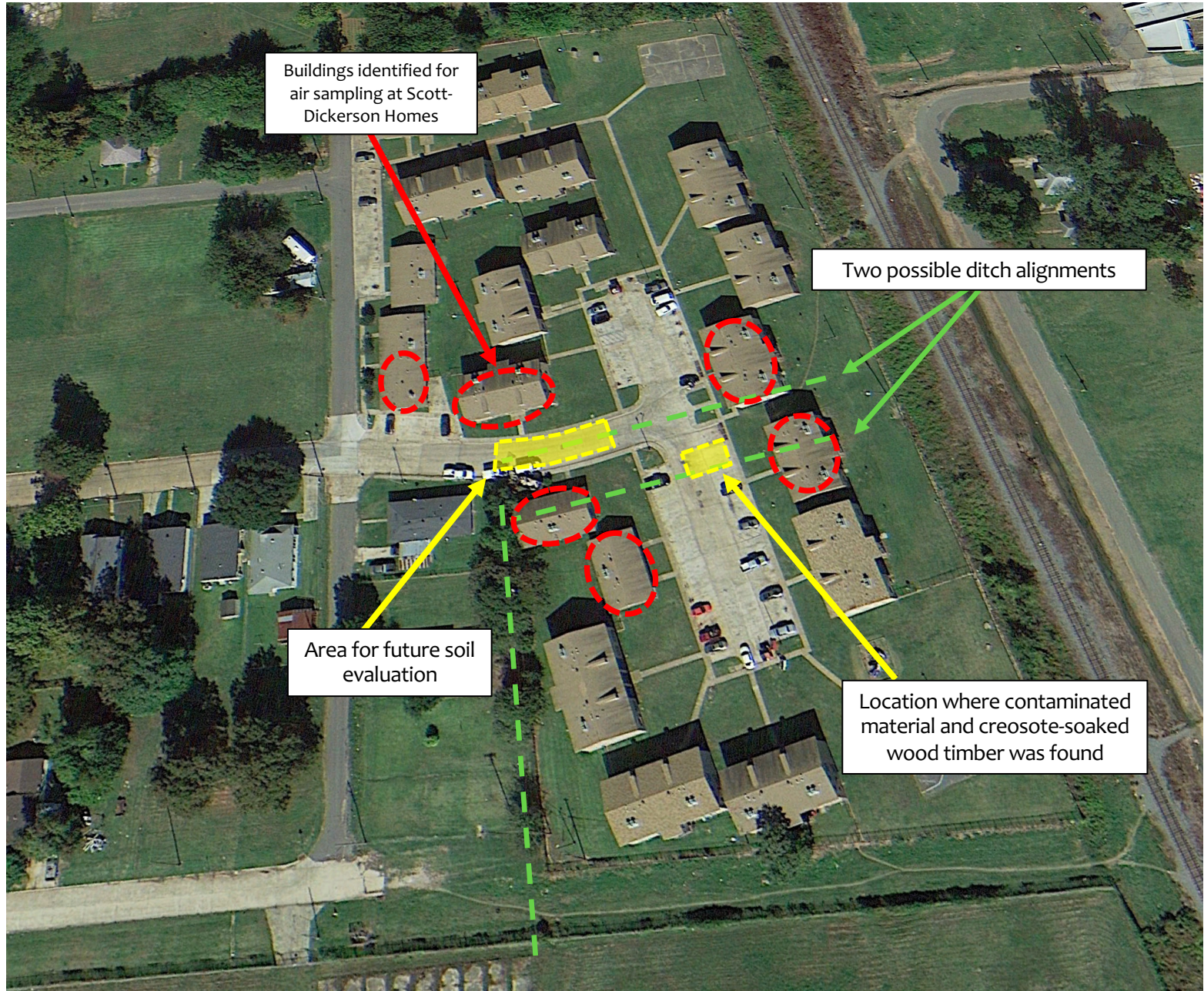
- ✓ During parking lot work, workers found buried creosote-soaked timber and stained soil
- ✓ Area had higher levels of contamination than had been previously found near the Site
- ✓ Location of timber was close to Kerr-McGee's historical waste ditches
- ✓ Because these buried materials had higher levels of contamination, and because they were found close to Kerr-McGee's historical waste ditches, we plan to test indoor air in certain nearby buildings



Stained timber and soil



# Indoor Air Testing





# Indoor Air Testing Approach

- ✓ **Goal:** Collect air samples from inside, below, and outside each building and from the sewer lines
- ✓ **December:** Meet with residents to explain process and answer questions
- ✓ **February:** Three visits needed to test:
  - Day 1 ( $\pm 1$  hour) – Remove household items that might have chemicals and drill small holes in floor
  - Day 2 ( $\pm 1$  hour) – Place testing equipment in homes
  - Day 3 ( $\pm 2$  hours) – Collect testing equipment and return household items that were removed



Household items to remove



Testing equipment

# Indoor Air Testing Approach

- ✓ **March:** If more information is needed, we will return to use a real-time instrument
- ✓ **April:** Return for second round of three-day testing to verify initial results
- ✓ **Spring/Summer:** If indoor air is above EPA standards and is caused by contamination in the soil, we will provide short-term and long-term solutions:

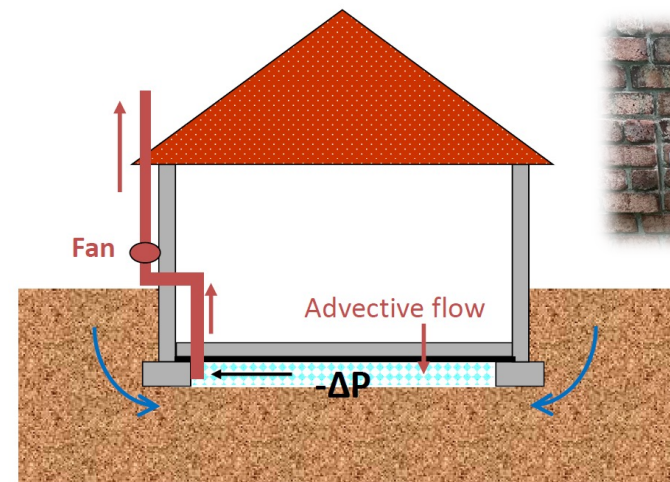


Real-time testing instrument

Short-term – Air Purifying Unit



Long-term – Mitigation System



# How to Help?

## Do

- ✓ Help us schedule appointments at times that are convenient for you and your family
- ✓ Help us find household items that could have chemicals
- ✓ Help us understand where to place testing equipment
- ✓ Keep pets in a separate room while we are present
- ✓ Tell us if you need support during testing (e.g. childcare)
- ✓ Reach out to us with questions

## Do Not

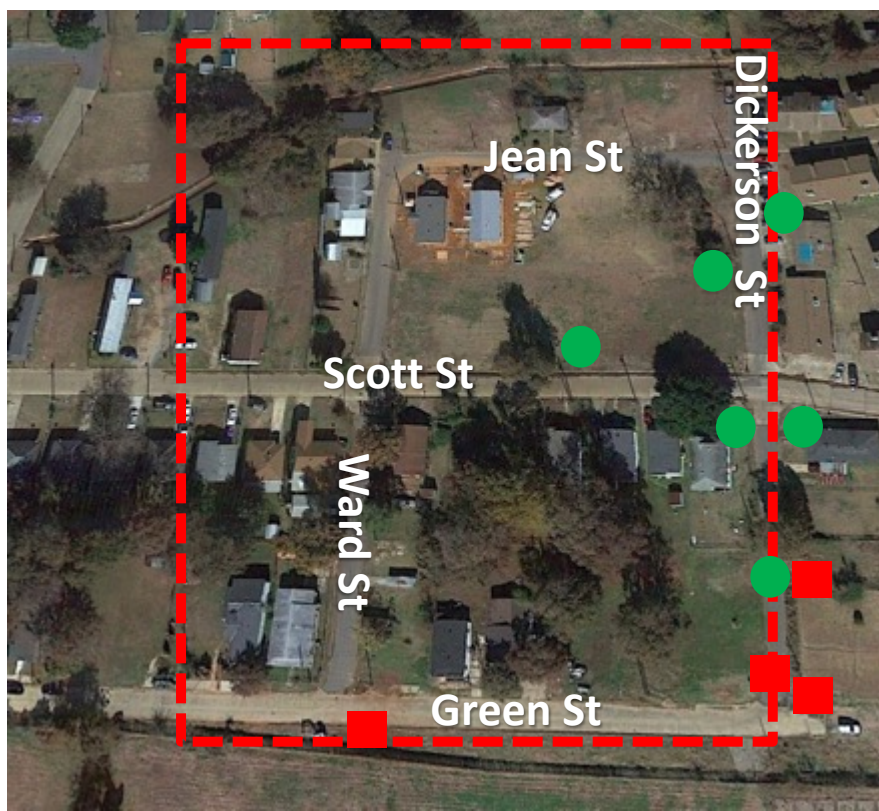
- ✓ Do not touch the testing equipment
- ✓ For 24 hours before and during testing, do not:
  - Do laundry, especially if near testing equipment
  - Use cleaning products
  - Smoke anything in or near the building or near the outdoor testing equipment
  - Do work on projects that use paint, glue, or other chemicals



# Additional Soil Sampling



# Additional Soil Sampling

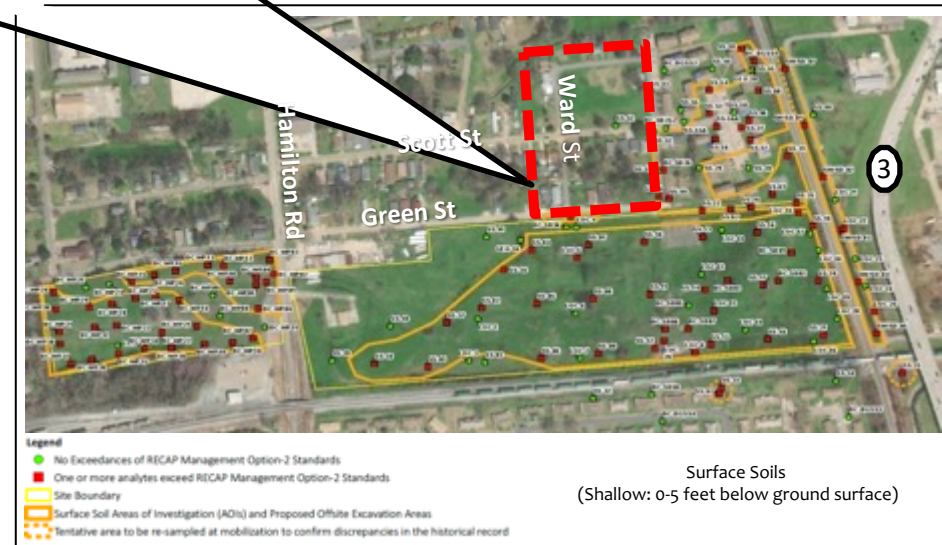


- No Exceedances of RECAP Management Option-2 Standards
- One or more analytes exceed RECAP Management Option-2 Standards
- - - Area of additional soil sampling

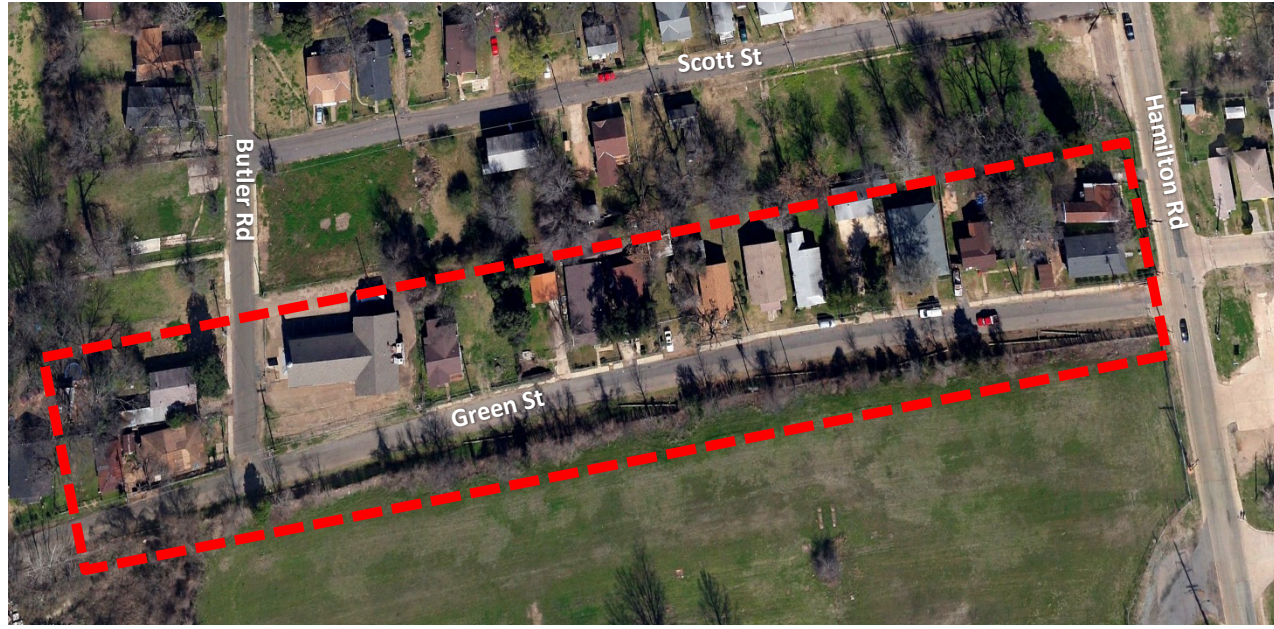
If you have questions about the extent of this sampling effort, please contact Multistate Trust

Visuals are not to scale

- ✓ Multistate Trust collected soil samples at 11 locations (on 8 properties) north of Site to address residents' concerns
  - Along Scott, Green, and Dickerson Streets
  - East of railroad tracks
- ✓ Multistate Trust is seeking permission to sample at 19 additional locations (15 properties)
- ✓ Sampling results will inform any additional "step-out" locations



# Additional Soil Sampling



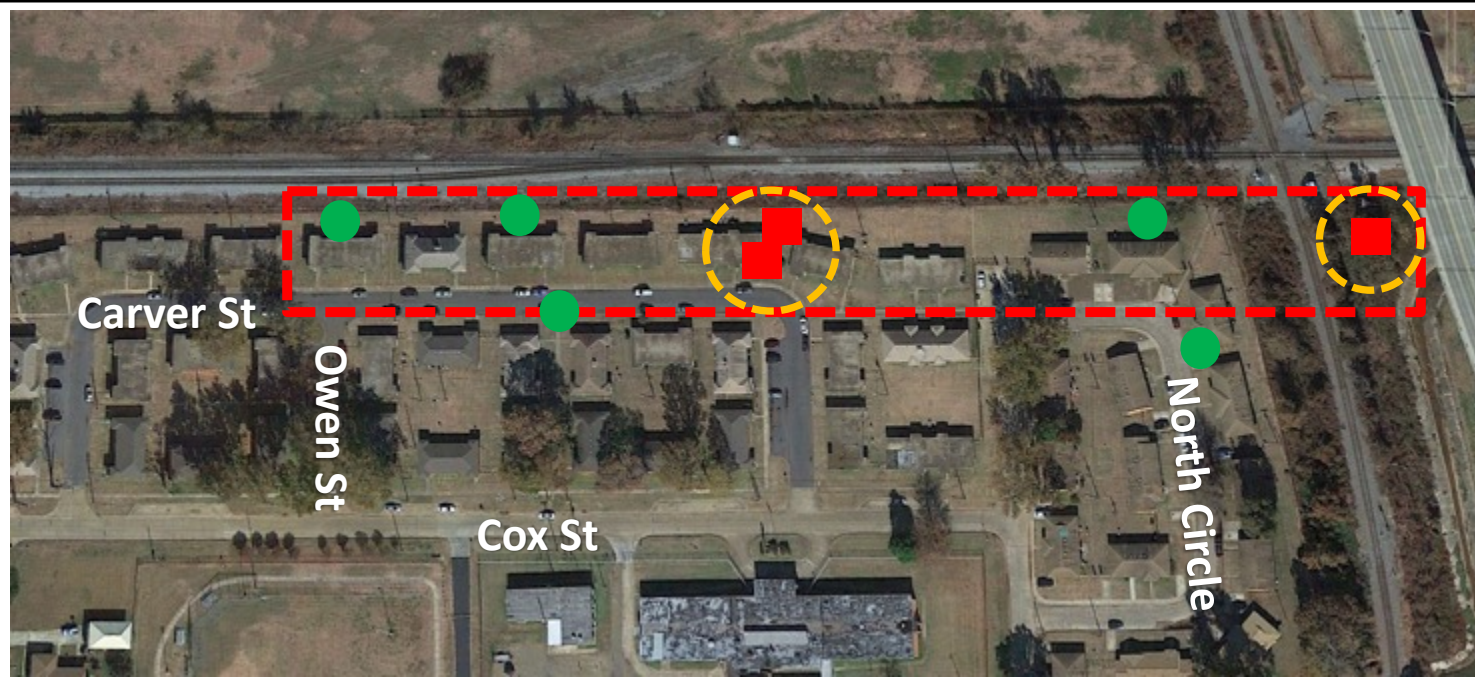
- ✓ 10 samples (7 properties) taken in area north of the West Property, along Green Street
- ✓ Multistate Trust is seeking permission to sample 9 more properties (9 sample locations)

If you have questions about this sampling effort, or if you would like your property to be sampled, please contact Multistate Trust to find out if you're eligible.

Visuals are not to scale



# Additional Soil Sampling

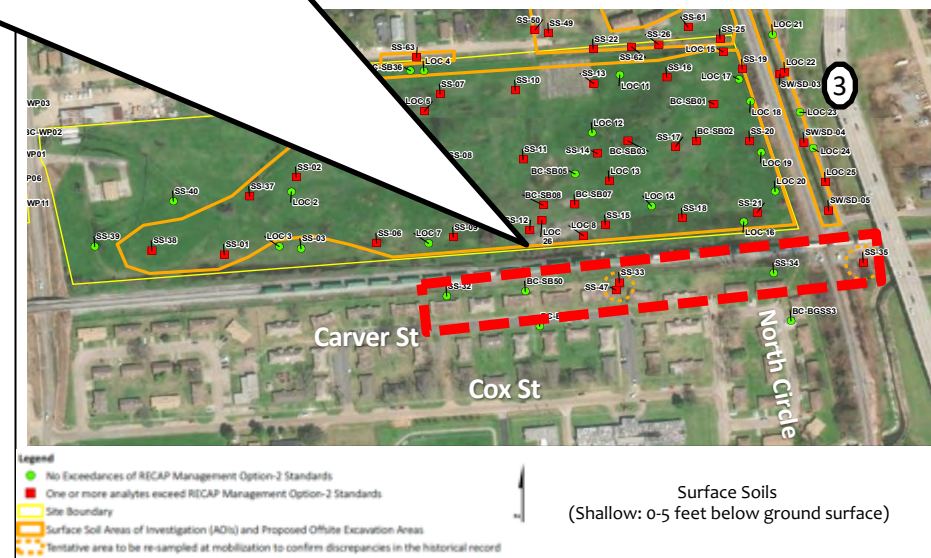


✓ 11 samples (2 properties) taken south of Site near the railroad, along Carver Street and by Shaver Street

- No Exceedances of RECAP Management Option-2 Standards
- One or more analytes exceed RECAP Management Option-2 Standards
- Area of proposed additional soil sampling
- Starting location of step-out soil sampling

If you have questions about the extent of this sampling effort, please contact Multistate Trust

Visuals are not to scale



# Additional Soil Sampling – Results

- ✓ 33 locations sampled and tested for contaminants of concern
- ✓ 30 locations below health-based standards set by LDEQ (no action needed)
- ✓ 3 locations above health-based standards set by LDEQ:
  - 2 residential properties on Green St
  - 1 non-residential property at north end of Dickerson
- ✓ We will take additional samples to understand extent of contamination
- ✓ Letters have been sent to all property owners that gave sampling permission





# Additional Soil Sampling



Former Tronox/Kerr-McGee Wood Treating Facility  
Bossier City, Louisiana

January 2023

## Residential Soil Sampling

Soil samples are being taken from residential yards to investigate contamination related to the former Tronox/Kerr-McGee Wood Treating Facility (the Site). The samples will be collected from yards that may have been affected by historical flooding of contaminated water, and where access has been granted by the property owner. Samples will be collected from 0-2 feet and 3-5 feet below ground surface using a small rig operated by a licensed driller. Additional soil samples may be taken in other nearby areas, depending on initial sampling results.



A small rig like this one will be used to collect the samples

If you would like the soil on your property sampled, please reach out to the Multistate Trust to find out if your property is eligible.

### Site Background

The Site was used by Kerr-McGee Chemical Corporation and its predecessors for wood treatment operations from 1930 to 1987. In 1988, the facility, also known as the former Moss American Inc. Rail Tie Creosoting Plant, was decommissioned and all surface infrastructure removed, except an office building and concrete pads. Ownership of the property was transferred to Tronox LLC in 2005 and then to the Multistate Trust in 2011.

### For more information, please contact:

Paula Sen, LDEQ: [paula.sen@la.gov](mailto:paula.sen@la.gov) or (318) 676-7521

Claire Woods, Multistate Trust: [cw@g-etg.com](mailto:cw@g-etg.com) or (910) 765-7237

Visit [BossierCity.GreenfieldEnvironmental.com](http://BossierCity.GreenfieldEnvironmental.com) for updates and information.



LEARN MORE

We are working to get permission from ±24 more property owners

### Questions about Health Effects related to Chemicals in the Environment

Please contact the Louisiana Department of Health (LDH), Section of Environmental Epidemiology and Toxicology (SEET) toll-free at (888) 293-7020.

### Questions about Personal Injury or Property Claims

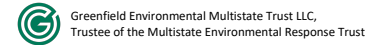
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# Redevelopment Planning



# Redevelopment Planning

- ✓ We seek future uses for the property that are consistent with community-supported goals
- ✓ Reuse will be based on cleanup and is not expected for several years
- ✓ Many federal funding and grant opportunities available for community revitalization and climate resilience initiatives
- ✓ What are we doing now?
  - Issued redevelopment planning survey
  - Held two redevelopment workshops in 2023
  - Perform market research to determine market needs in area
  - Conducting outreach to future potential purchasers/grantees



## Former Tronox/Kerr-McGee Wood Treating Facility – Bossier City, LA Redevelopment Planning Survey – June 2023

The 32-acre former Tronox/Kerr-McGee Wood Treating Facility (the Site) is located at 520 Hamilton Road, Bossier City, near the intersection of Hamilton Road and Green Street. During the facility's years of operation, creosote and other chemicals were used to process wood products. The Multistate Trust is responsible for investigating, cleaning up, and preparing the Site for safe, beneficial, and community-supported redevelopment.

We believe potential redevelopment plans should reflect the community's goals and vision for the future and result in a Site use that residents will consider an asset. **Please help us understand your preferences for the future use of the Site by filling out this survey.**

**Name:**

**Address:**

**Email:**

1) Which future uses do you prefer for the Site? The uses listed were developed by the Redevelopment Planning Working Group. Please rank your top three options by placing a 1, 2, and 3 next to your preferences.

- Grocery store
- Retail stores/shopping center
- Community recreational center
- Primary care health facility
- Mental health and rehabilitation facility
- Community-based solar
- Other. Please explain:

2) If you support a Community Recreational Center, what services should be offered? Please check off your top two options.

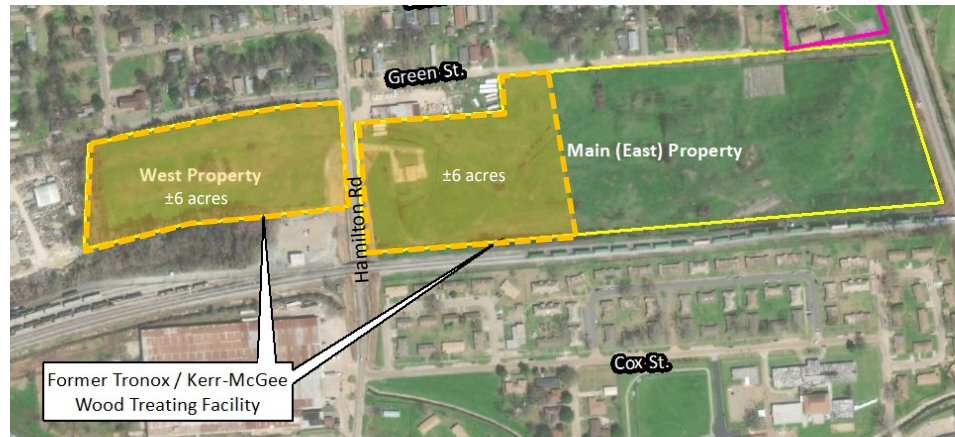
- Adult education/classes
- Children's tutoring or after-school care
- Sports
- Community meeting space
- Other. Please explain:


Please provide your contact information to be added to the Multistate Trust's Site mailing list and receive future Site-related communications from the Multistate Trust.

1



# Potential Redevelopment Areas



 Phase 1: Areas potentially available for reuse



# Redevelopment Working Group Priorities

- ✓ Working group priorities:
  - Grocery store
  - Retail stores/shopping center
  - Community recreational center
  - Primary care health facility
  - Mental health and rehabilitation facility
  - Community-based solar
- ✓ What are YOUR priorities?



Complete the Redevelopment Planning Survey: <https://www.surveymonkey.com/r/98WCH86>

# Redevelopment Next Steps

- ✓ Take advantage of the many funding and grant opportunities that are available for communities under the Bipartisan Infrastructure Law (BIL) and Inflation Reduction Act (IRA)
- ✓ Possible funding programs include:
  - Environmental & Climate Justice Community Change Grants
  - EPA Brownfields Program/LDEQ Brownfield Program
  - EPA Lands Revitalization Technical Assistance
  - USDA Technical Resources/Financial Assistance
- ✓ Research other opportunities under the BIL and IRA:  
<https://www.epa.gov/invest/epa-funding-announcements-bipartisan-infrastructure-law-and-inflation-reduction-act>
- ✓ Consider other funding tools, like tax increment financing



# Questions?

