

STATE OF MISSOURI  
Marr Blunt, Governor • Doyle Childers, Director  
DEPARTMENT OF NATURAL RESOURCES

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FEB 17 2005

CERTIFIED MAIL # 7001 2510 0005 7347 3786  
RETURN RECEIPT REQUESTED

Ms. Elizabeth A. Noonan  
Project Manager  
St. Louis County Economic Council  
121 South Meramec, Suite 900  
St. Louis, MO 63105

RE: Certificate of Completion  
Secured Housing, 6600 Ridge Avenue/6538 Hobart Avenue, Wellston, Missouri

Dear Ms. Noonan:

The Missouri Department of Natural Resources' Brownfields/Voluntary Cleanup Program (B/VCP) has reviewed the report titled *Final Report on Remediation*, dated October 29, 2004, for the former Abex Foundry site. We have received a certified copy of the Restrictive Covenant and Grant of Access for the site as filed at the St. Louis County Recorder's Office. This letter is to certify that, based upon these and other submittals provided, the department has determined that the site is safe for all reasonably anticipated land use.

Initial site assessments revealed metals, petroleum, and polychlorinated biphenyls (PCBs) in soil and dissolved manganese in shallow groundwater. The owner of the property, St. Louis County Land Clearance for Redevelopment Authority, performed removal and disposal of soils contaminated with petroleum, staged asbestos containing materials, asbestos containing materials in remaining structures, and storm sewer outlet sediment contaminated with metals, petroleum and PCBs. In order to prevent human exposure to and migration of contaminants in soils at the property, the site was covered with a minimum of two feet of compacted clay as an engineered barrier. Removal and disposal actions to remediate the chemicals of concern were performed in accordance with a department-approved Remedial Action Plan.

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### No Further Action Determination

#### **Remediation to Restricted Use Levels**

The department has determined that the remedial actions taken were adequate to remove chemicals of concern to risk levels acceptable for non-residential (i.e., commercial and industrial) use of the property.

#### Activity and Use Limitations (AULs)

The department has determined that this site does not pose any unacceptable risks to human health or the environment, assuming that appropriate land uses are ensured and that AULs are in place and implemented. For this site, the appropriate AULs are:

- Restrictive Covenant filed in the property chain of title with the following provisions: no residential use and no utilization of groundwater at the property. The engineered surface barrier must be maintained in accordance with the Surface Cap Operations and Maintenance Plan filed as an Exhibit to the Restrictive Covenant.
- An AUL Contract between the department and St. Louis County, whereby the County agrees to uphold the provisions of the Covenant. Future owners of this property will be expected to enter into a similar contract with the department to facilitate the department's ability to ensure the conditions of the restrictive covenant are being met.

These AULs are an integral part of the remedial actions taken at the site and of the department's approval of the remedial actions.

Other than the AULs specified above, the department has determined that no further action is required related to the chemicals of concern identified in environmental site assessment reports provided to the B/VCP. Risk management activities to address the chemicals of concern have been completed under the oversight of the B/VCP.

#### Future Considerations

This Certificate of Completion is contingent upon maintenance of the agreed upon AULs now and in the future. Failure to comply with AULs can result in the withdrawal of this Certificate. Should this occur, notice will be placed in the property chain of title.

Should future monitoring or other investigations at or near the subject site find that additional chemicals of concern are present that were not identified or addressed during the investigations and risk management activities referred to in this letter, the department can require additional investigation and risk management in the future.

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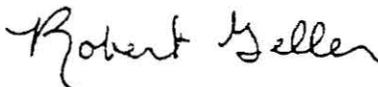
If new scientific information or regulatory standards warrant the removal of AULs, the department can, at your request, re-evaluate the need for AULs.

Complete files concerning the investigation and remediation of this site are maintained at the offices of the Missouri Department of Natural Resources, Hazardous Waste Program, 1738 East Elm Street, Jefferson City, Missouri 65101.

Congratulations on the completion of this project, and thank you for your efforts to address this site. If you have any questions, please contact Mr. Rob Murphy at (573) 526-8913 or P.O. Box 176, Jefferson City, Missouri 65102-0176.

Sincerely,

HAZARDOUS WASTE PROGRAM



Robert Geller  
Interim Director

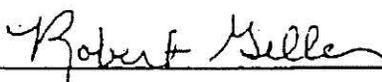
RG:ph

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IN WITNESS WHEREOF, the Missouri Department of Natural Resources has caused this agreement to be executed on this 17<sup>th</sup> day of February, 2005.

Signed in the presence of the Missouri Department of Natural Resources subscribed and sworn to.

MISSOURI DEPARTMENT OF  
NATURAL RESOURCES



Name: Robert Geller

Title: Interim Director, Hazardous Waste Program

STATE OF MISSOURI            )  
  )  
COUNTY OF COLE            )

On this 17<sup>th</sup> day of February, 2005, before me personally appeared Robert Geller, to me personally known, who, being by me duly sworn, did say that he is the Interim Director of the Hazardous Waste Program of the Missouri Department of Natural Resources, a state agency, and that said instrument was signed on behalf of the Missouri Department of Natural Resources by authority of its Director; and said Edward Galbraith acknowledged said instrument to be the free act and deed of the Missouri Department of Natural Resources.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, the day and year first above written.

  
Notary Public

(SEAL)

PRISCILLA A. HOELSCHER  
NOTARY PUBLIC STATE OF MISSOURI  
COUNTY OF COLE  
MY COMMISSION EXPIRES:  
DECEMBER 3, 2005

My Commission Expires: December 3, 2005