

**LETTER OF AGREEMENT TO IMPLEMENT AN
EXPEDITED CORRECTIVE ACTION PROGRAM BETWEEN
THE MISSOURI DEPARTMENT OF NATURAL RESOURCES AND
UNIVAR USA INCORPORATED
KANSAS CITY, MISSOURI
EPA ID# MOD007158157**

I. GENERAL PROVISIONS

A. Purpose

The Missouri Department of Natural Resources (“the department”) and Univar USA Incorporated-Kansas City (Univar-KC) are entering into this Letter of Agreement (LOA) for the purpose of implementing an Expedited Corrective Action Program (ECAP) at Univar-KC. This LOA describes the roles, responsibilities, and expectations of each party with respect to the activities conducted hereunder.

B. Definitions

For purposes of this LOA, the following definitions shall apply:

"Area of Concern (AOC)" means any area at the facility where an actual or potential release of hazardous waste or hazardous constituents, which is not from a Solid Waste Management Unit, is occurring and is determined by the department to pose an actual or potential threat to human health or the environment.

"Facility" means all contiguous property under the control of the owner/operator of Univar-KC.

"Hazardous constituent" means any constituent identified in Appendix VIII. of 40 CFR Part 261, as incorporated in 10 CSR 25-4.261.

"Hazardous waste" means any waste, or combination of wastes, as defined by or listed in 10 CSR 25-4, which because of its quantity, concentration, physical, chemical, or infectious characteristics may cause or significantly contribute to an increase in mortality or an increase in serious irreversible or incapacitating reversible illness; or which may pose a threat to the health of humans or other living organisms.

"Release" means any spilling, leaking, pouring, emitting, emptying, discharging, injecting, pumping, escaping, leaching, dumping, or disposing of hazardous wastes (including hazardous constituents) into the environment (including the abandonment or discarding of barrels, containers, and other closed receptacles containing hazardous wastes or hazardous constituents).

“Solid Waste Management Unit (SWMU)” means any discernible unit at the facility at which solid wastes have been placed at any time, irrespective of whether the unit was intended for the management of solid or hazardous waste. Such units include any area at a facility at which solid wastes have been routinely and systematically released.

“Stabilization” means actions to control or abate threats to human health and/or the environment from releases at Univar-KC and/or to prevent or minimize the further spread of contamination while long-term remedies are pursued.

All other terms used herein shall have the same meaning as those in 10 CSR 25-3, 10 CSR 25-4, 10 CSR 25-5, 10 CSR 25-7, and Section 260.360, RSMo, unless this LOA specifically provides otherwise. Where terms are not defined in the law, the regulations, this LOA, or the United States Environmental Protection Agency (EPA) guidance or publications, the meaning associated with such terms shall be defined by a standard dictionary reference or the generally accepted scientific meaning of the term.

C. Acknowledgments and Expectations

The department is seeking to simplify and streamline the process through which Univar-KC addresses corrective action requirements to ensure protection of human health and the environment. By entering into this LOA, the department and Univar-KC agree to work in a cooperative and coordinated manner to ensure successful development and implementation of an ECAP at the Kansas City, Missouri, facility and to ensure efficient use of agency and facility resources in addressing corrective action requirements.

The ECAP to be implemented pursuant to this LOA is intended to ensure protection of human health and the environment. The department and Univar-KC believe that timely investigation and/or remediation at the Kansas City, Missouri, facility will be of significant benefit in the protection of human health and the environment. The department and Univar-KC also believe that expedited corrective action may be an effective substitute for corrective action performed pursuant to other formal regulatory mechanisms and may be instrumental in assisting and supporting Univar-KC in investigation, clean-up and/or revitalization of the Kansas City, Missouri, facility.

The department and Univar-KC agree that the elements of this LOA are an integral part of Univar-KC’s ECAP and are necessary for the protection of human health and the environment; are responsive to the concerns of the department, Univar-KC, the public, EPA, and the regulated community in general; and otherwise meet the corrective action requirements which would be applicable pursuant to a hazardous waste permit or corrective action order.

D. Implementation

Univar-KC agrees to implement an ECAP at the Kansas City, Missouri, facility as described in Section II of this LOA. The ECAP shall be designed to identify releases of hazardous waste and/or hazardous constituents to the environment, investigate the nature and extent of such releases and, if necessary, implement appropriate corrective measures to protect human health and the environment.

The department will review, provide written comments on, and approve Univar-KC's ECAP deliverables including, but not limited to, investigation work plans and reports, evaluations of corrective measures alternatives, and corrective measures implementation reports. The department will utilize applicable EPA and other appropriate technical guidance within the framework of established federal/state regulations and program-specific administrative policies and procedures in reviewing, commenting on, and approving Univar-KC's ECAP deliverables.

Univar-KC agrees to implement ECAP work plans as approved by the department, generally perform work in accordance with the schedule contained in such work plans and document/report substantial deviations from the provisions of approved work plans.

The department will ensure that Univar-KC's ECAP is conducted in an appropriate and timely manner and will ensure that both technical/legal assistance and procedural guidance are available to support and facilitate ECAP activities at Univar-KC. Technical oversight for approved investigation and remediation activities, including field observation, split-sampling, and inspection of final remedies will be provided by the department, as appropriate.

Univar-KC shall comply with all applicable environmental laws and regulations as may be necessary in the implementation of the ECAP pursuant to this LOA. These environmental laws and regulations are administered by the department's Air Pollution Control Program, Hazardous Waste Program, Land Reclamation Program, Solid Waste Management Program, and Water Protection Program. It shall be Univar-KC's responsibility to contact the above-referenced programs and to prepare/submit any permit application(s) and/or procure any permit(s) necessitated by implementation of the ECAP pursuant to this LOA. Examples of potentially applicable permits include State Operating Permits issued by the department's Water Protection Program for facility storm water discharges, treatment/discharge of wastewater and/or contaminated groundwater, land disturbance, and underground injection control to facilitate remediation. Potentially applicable permits also include construction and/or operating permits issued by the department's Air Pollution Control Program for remediation activities that result in regulated air discharges.

The department and Univar-KC will, at a minimum, provide opportunities for meaningful public/community involvement in the ECAP process at the time of final remedy selection, should a final remedy prove necessary at Univar-KC. Univar-KC agrees to be responsible

for providing public notice and an opportunity for comment for any proposed final remedy for a minimum of 30 calendar days. Additional public/community involvement may be necessary for significant interim or stabilization measures and will be addressed on a case-by-case basis. The department agrees to review and approve Univar-KC's public notice correspondence prior to publication and be the recipient of and respond to comments, if any, received during the public comment period.

Upon successful completion of all approved ECAP activities as verified by review of the deliverables submitted pursuant to this LOA, any necessary inspections by the department and/or establishment of any necessary institutional and/or engineering controls, the department will issue a Certification of Completion to Univar-KC acknowledging completion of ECAP activities in accordance with the approved work plan(s).

Following issuance of a Certification of Completion to Univar-KC, the department will provide to EPA copies of all approved ECAP work plans/reports and related correspondence, to the extent that EPA has not already received copies of these documents. The department will also transmit a letter to EPA containing the department's recommendation concerning the need, or lack thereof, for further corrective action at Univar-KC. EPA will review the department's recommendation and administrative record for the facility and, based on all relevant information and data, EPA will respond to specific requests for review of the department's corrective action recommendations in accordance with the Facility Management Plan which is negotiated between the department and EPA.

Univar-KC agrees to record the department's Certification of Completion as part of the chain of title for the property. In the event that contaminated environmental media containing hazardous waste and/or hazardous constituents remain at Univar-KC, a deed notation or restriction, as appropriate, acknowledging this condition shall be recorded as part of the chain of title for the property. As indicated above, this action shall be completed prior to the department's issuance of a Certification of Completion.

Univar-KC agrees to provide a copy of this LOA and the department's Certification of Completion in their entirety to any potential buyer of the facility along with a notice of any ongoing final remedy maintenance and monitoring requirements (e.g., cap inspection/repair, groundwater sampling and analysis, long-term financial assurance obligations, etc.), engineering controls (e.g., access restrictions, posting of signs) and/or institutional controls (e.g., deed notices/restrictions).

E. Review and Approval

Following submission of any ECAP plan or report (excluding any progress reports and uninterpreted analytical or other data), the department will review Univar-KC's plan or report. If the plan or report is determined to be adequate, the department will approve the plan or report in writing. If the plan or report is determined to be inadequate, the department

will notify Univar-KC in writing of the plan's or report's deficiencies and will contact Univar-KC to schedule a meeting or teleconference to informally discuss/resolve the deficiencies and establish a time frame for submittal of a revised plan or report, if necessary.

If the department determines that deficiencies or issues still exist following review of a revised plan or report, which the department believes will preclude approval, the department will contact Univar-KC to facilitate additional discussions and/or meetings to resolve the remaining deficiencies or issues. The department and Univar-KC believe that in the majority of instances, resolution of any remaining deficiencies or issues may be accomplished in an informal manner. Inasmuch as this LOA is a voluntary agreement between the department and Univar-KC, this LOA does not contain provisions for independent, administrative dispute resolution. In the event that the department and Univar-KC are unable to reach a mutually acceptable resolution within a reasonable time frame of any remaining deficiencies or issues in an informal manner, this LOA may be terminated by either party in accordance with Section I.H. below.

F. Protectiveness

All expedited response actions, including stabilization and interim measures activities, shall be protective of human health, welfare, and the environment. These actions shall comply with all applicable federal, state and local laws, and regulations and ordinances. The department will, through oversight of Univar-KC's ECAP activities, determine whether releases to the environment at the facility pose a threat to human health or the environment, and whether mitigation of the potential exposure of human and ecological receptors to such releases is warranted, consistent with applicable Federal and State laws and regulations.

If required, remediation shall be consistent with applicable EPA corrective action guidance, the department's corrective action policies and procedures, and applicable federal and state laws and regulations. Final corrective action remedies shall be based on site-specific conditions and may consider projections of future land use(s) at Univar-KC.

G. Modification

The department and Univar-KC may revise this LOA at any time to simplify, clarify and/or modify the specifications contained herein. The department shall keep Univar-KC informed of any proposed modifications of applicable state or federal statutory or regulatory authority that may impact this LOA. Any modification of this LOA shall be mutually agreed to in writing by the department and Univar-KC.

H. Termination of Agreement

Univar-KC may terminate this LOA at any time for any reason by giving written notice, via certified mail, to the department. The department may terminate this LOA at any time for any reason by providing 30 days written notice via certified mail to Univar-KC. Although

the department reserves this LOA termination right, it is acknowledged that such termination would normally be for cause (e.g., failure to implement approved plan(s) or otherwise comply with the terms of this LOA).

I. Site Access and Indemnification

Univar-KC agrees to allow the department access to Univar-KC for purposes of overseeing implementation of ECAP activities including, but not limited to, sampling, conducting investigations related to the extent of contamination, performing remedial action(s), and observing or monitoring the overall progress of the work conducted pursuant to approved ECAP plans.

Univar-KC agrees to hold the department harmless and to indemnify the state of Missouri for any claims including, but not limited to, claims for property damage or personal injury arising from activities of Univar-KC that are reviewed or overseen by the department under this LOA.

J. Reservation of Rights

This LOA, while intended to assist Univar-KC in meeting applicable corrective action requirements, does not contain terms or conditions which eliminate, reduce, or otherwise impair the department's or EPA's existing authority to require corrective action under applicable state and federal law. This will be the case regardless of whether this LOA is prematurely terminated, or the obligations hereunder are successfully discharged.

The nature and scope of Univar-KC's ECAP is based strictly on information available at the time this LOA is executed. If, prior to or following issuance of a Certification of Completion to Univar-KC, the department or EPA become aware of previously unknown conditions or information which indicates that Univar-KC's ECAP activities are not protective of human health and the environment, the department and the EPA reserve the right to take response actions or require additional corrective action as necessary to protect human health and the environment.

The department and the EPA reserve any and all rights and authority at all times that they respectively have, including but not limited to, legal, equitable or administrative rights, and authority. This specifically includes the department's authority to conduct, direct, oversee and/or require response in connection with Univar-KC's ECAP. Notwithstanding any other provision of this LOA, nothing herein affects or limits the department's or EPA's authority or ability to take any enforcement action required or issue an order by law.

Facility reservation of rights:

Univar-KC, the department and the EPA reserve any and all rights and authority at all times that they respectively have, including but not limited to, legal, equitable or administrative

rights, and authority. This specifically includes the department's authority to conduct, direct, oversee and/or require response in connection with Univar-KC's ECAP. Notwithstanding any other provision of this LOA, nothing herein affects or limits the department's or EPA's authority or ability to take any enforcement action required or issue an order by law, or Univar-KC's right or ability to defend against such action or order.

K. Corrective Action Oversight Cost Recovery

The Missouri Hazardous Waste Management Law at 260.375(30), RSMo., provides that owners/operators of hazardous waste facilities performing corrective action pursuant to Sections 260.350 to 260.430 RSMo., shall pay to the department all reasonable costs, as determined by the Missouri Hazardous Waste Management Commission, incurred by the department in the oversight of corrective action investigations, monitoring or clean-up of releases of hazardous waste, or hazardous constituents at hazardous waste facilities. In general, this oversight includes review of the technical and regulatory aspects of corrective action plans, reports, documents, and associated field activities, including attesting to their accuracy and adequacy.

Corrective action cost recovery billing will be based on the hourly rate(s) of departmental staff performing corrective action oversight multiplied by a fixed factor of three and one-half. This fixed factor is comprised of direct labor; fringe benefits including, but not limited to, insurance, medical coverage, Social Security, Workers' Compensation and retirement; direct overhead, including, but not limited to, clerical support and supervisory review and Hazardous Waste Program administrative and management support; general overhead, including, but not limited to, utilities, janitorial services, building expenses, supplies, expenses and equipment, and department indirect costs; and other support activities, including, but not limited to, training, peer review, tracking, and coordination.

The direct costs associated with travel of departmental staff to Univar-KC for the purpose of corrective action oversight including, but not limited to, expenses incurred for lodging, meals, and mileage based on the rates established by the state of Missouri are recoverable at actual cost. Corrective action-related costs associated with public notification and departmental public hearings, including legal notice costs, media broadcast costs, mailing costs, hearing officer costs, court reporter costs, hearing room costs, and security costs, are also recoverable at actual cost.

Univar-KC's total cost for corrective action oversight will depend on the nature, scope, and complexity of corrective action activities and the corresponding level of departmental oversight required. All funds remitted by Univar-KC pursuant to this LOA will be deposited in the hazardous waste fund created in Section 260.391, RSMo.

II. FACILITY-SPECIFIC PROVISIONS

A. Univar-KC Location and Legal Description

Univar-KC is located at 2000 Guinotte Avenue, Kansas City, Missouri. Univar-KC encompasses 5.1 acres. The 5.1 acres can be subdivided into the western lot and eastern lot. The western lot is comprised of two generally vacant acres and the eastern lot is 3.1 acres. The eastern lot contains a warehouse/office building covering 32,000 square feet. The remainder of the lot is paved and there are two small buildings west of the main building. See the attached map of the site location, Figure 1.

The legal description of the Univar-KC property location is northwest 1/4 of Section 33, Township 50 North, Range 33 West. The geographic coordinates of the facility are 39°07' 02.1" N latitude and 94°33' 30.4" W longitude (USGS 1975a and 1975b).

B. Univar-KC Regulatory Status

Univar-KC was an interim status hazardous waste treatment, storage, and disposal facility pursuant to applicable federal and state laws and regulations. Univar-KC is subject to corrective action but is not subject to issuance or reissuance of a Missouri Hazardous Waste Management Facility Permit. Certain wastes and the constituents thereof found at Univar-KC are hazardous wastes or hazardous constituents pursuant to 40 CFR Part 261 as incorporated by reference in 10 CSR 25-4.261(1). In addition, there is or has been an actual or potential release of hazardous wastes and/or hazardous constituents into the environment at Univar-KC as indicated by the results of an Environmental Priority Initiative Preliminary Assessment (EPI/PA) report and submitted reports of activities conducted pursuant to the approved interim status closure plan.

C. Ownership and use of Property

Univar-KC operates and conducts business in the state of Missouri. Univar-KC is an active distributor of industrial and chemical solvents. Univar-KC also picks up spent solvents from customers and temporarily stores (less than 10 days) them at their facility until enough drums (60 to 70) have been accumulated for shipment to a permitted treatment, storage, and disposal facility for final treatment and disposal. These wastes are classified as various F, K, and U "listed" hazardous waste as well as ignitable, corrosive, and toxic "characteristic" hazardous wastes.

The site is situated on Guinotte Avenue approximately 1/4 mile east of Interstate 35 and 1/3 mile south of the Missouri River in Kansas City, Missouri. Univar-KC is the current owner/operator of the facility.

D. Regulatory History and Previous Investigations/Remediation

Univar-KC originally operated a Resource Conservation and Recovery Act (RCRA) interim status hazardous waste storage unit at the site. A Part A RCRA permit application was submitted on November 19, 1980. A complete Part B RCRA permit application was submitted on April 26, 1994. Univar-KC decided not to proceed with RCRA permitting May 1, 1995. A revised interim status closure plan was approved December 22, 1995. “Clean closure” was not achieved at the storage unit despite decontamination activities outlined in the approved closure plan. On June 14, 1996, and March 6, 1998, Univar-KC facility submitted RCRA closure reports that showed Univar-KC did not achieve clean closure performance standards as required by their revised plan. Several solvents and metals were detected in amounts greater than their practical quantitation limits in soil in the vicinity of the former waste container storage unit.

The EPI/PA report requested by EPA and generated by Ecology and Environment, Inc., on August 29, 1991, as supplemented by review of the Hazardous Waste Program’s files for the facility and the interim status closure reports indicate that there are several Solid Waste Management Units (SWMUs) and AOC that require additional research and/or investigation.

E. Scope of Work

As identified in the EPI/PA and associated documents, three SWMUs and one AOC are potential sources that require investigation. A description of these units is below:

Table 1: Classification of SWMUs According to the EPI/PA and Permit Application

| SWMU | Description of SWMU |
|-------------|--|
| 1 | <u>Hazardous Waste Drum Storage Area</u> : The hazardous waste drum storage area consisted of three steel entrapment pans: two 21 feet by 5 feet by 0.5 feet and one 21 feet by 4 feet 7 inches by 10.5 inches. Drums were stacked upon wooden pallets that were placed within the pans. The pans resided on concrete. The area had a design capacity of 144 drums or approximately 7920 gallons. The unit was first operated in 1980. The unit was in operation during the EPI/PA. No releases had been reported at the time of the EPI/PA. Spent solvents and rinsate from solvent repackaging were stored in this unit. This unit was decommissioned during interim status closure but was unable to be “clean closed.” |

| SWMU | Description of SWMU |
|-------------|---|
| 2 | <p><u>Elementary Neutralization Unit:</u> This SWMU comprised several areas. The effluent generated during the rinsing and refilling of drums in the corrosive repackaging building flows into a drain in the floor. The effluent flowed from the drain into what formerly functioned as the neutralization pit until 1989 and was known at the time of the EPI/PA as the accumulation pit. The accumulation pit had a 300-gallon capacity and was constructed of four-inch thick concrete and 3/8 inch thick steel reinforced polyethylene liner. The rinsate was pumped from the accumulation pit to a 3000-gallon aboveground neutralization tank. The neutralization tank was located on the western side of the corrosive repackaging building. An average of 5400 gallons of rinsate per month and 64,800 gallons per year was neutralized and discharged to the sewer. This unit was not RCRA-regulated because elementary neutralization units are exempt. The unit was operating at the time of the EPI/PA and had been in operation since 1977. No releases had been reported at the time of the EPI/PA. Various corrosives and caustics were managed in this unit.</p> |
| 3 | <p><u>Solvent Repackaging Building/Satellite Accumulation Area:</u> A small satellite accumulation area was directly east of the solvent repackaging building. Solvent residues generated from hoses and pumps were contained in one 55-gallon drum in the satellite accumulation area. When the drum was full, it was removed to the hazardous waste storage area. An average of five drums of waste were generated per year. The unit was operating at the time of the EPI/PA and had been in operation since 1977. No releases had been reported at the time of the EPI/PA. Solvents were managed in the unit. This unit was decommissioned during interim status closure but was unable to be “clean closed.”</p> |

| Area Of Concern | Description of AOC |
|-----------------|--|
| 1 | <p><u>Former Facility Location:</u> The former facility location consists of several acres including parts of the western lot and eastern lot. A historical map indicates that the facility was divided by North Michigan Avenue. The map shows that the facility had several warehouses where solvents, dry chemicals, corrosives, caustics, and petroleum products were stored. It indicated that fly spray had been packaged there and that several tanks containing cresoline, silicate of soda, carbolic acid, and benzol were located west of where North Michigan Avenue was located. Tanks containing kerosene and paraffin were located east of the eastern building. It is assumed that waste was produced at this facility but it is unknown how the waste was managed. A fire destroyed one of the buildings in the western lot on January 24, 1966. Approximately 300 barrels of chemicals were destroyed. Sometime in the early 1970s, two tons of grain contaminated by orthochlorobenzene was buried in a pit in the western lot. The former facility distributed chemicals from 1910 until it was razed and the new facility was constructed in 1976.</p> |

F. RCRA Facility Investigation

A RCRA Facility Investigation Work Plan is required pursuant to this LOA. This RFI Work Plan shall be designed to: 1) identify any releases of hazardous waste and/or hazardous constituents from the SWMUs and AOC defined in II.E. above; 2) characterize the nature, vertical and horizontal extent, rate of migration, and any actual or potential receptors of any identified releases; and 3) collect any other pertinent data which may be utilized to substantiate future corrective action investigation and/or remediation decisions.

The content of the RFI Work Plan and resulting RFI Report shall be appropriate for facility-specific conditions and shall be consistent with and address all applicable investigation elements described in the EPA guidance document entitled Interim Final RCRA Facility Investigation Guidance; EPA 530/SW-89-031, May 1989. The RFI Work Plan shall include: 1) a description of current site conditions, 2) all proposed investigation activities and procedures to be conducted at the facility; 3) a schedule for implementing and completing the RFI and submitting a final RFI Report; 4) the qualifications of all personnel, including contractors, performing or directing the investigations, and overall management of the RFI; 5) a Quality Assurance Project Plan which specifies, with respect to the RFI objectives, the sampling procedures, analytical methods, field and laboratory quality control samples, chain-of-custody procedures and data review, validation, and reporting procedures which are

designed to achieve the data quality goals of the RFI; and 6) a health and safety plan that assures the RFI activities are conducted in a manner that is protective of human health and the environment.

The RFI Work Plan will be reviewed and approved by the department in accordance with I.E. Univar-KC shall implement the RFI in accordance with the schedule contained in the approved RFI Work Plan.

Due to the complexity of defining the extent of contamination, it is likely Univar-KC will use a phased investigation approach that may, in turn, necessitate the submittal of a supplemental RFI Work Plan(s) for approval.

During the course of the RFI or other corrective action activities pursuant to this LOA, Univar-KC may discover new SWMUs, AOCs and/or releases from previously-identified SWMUs/AOCs not currently targeted for further corrective action as part of this LOA. The necessity for investigation and/or remediation of any newly-identified SWMUs, AOCs, or release(s) will be evaluated on a case-by-case basis. If any such investigation/remediation proves necessary, Univar-KC is advised that the department will not issue a Certification of Completion to Univar-KC until all necessary work has been completed.

Univar-KC shall submit a RFI Report to the department in accordance with the schedule contained in the approved RFI Work Plan. The RFI Report shall present all information gathered under the approved RFI Work Plan in a form that is consistent with Section 5 of the EPA guidance document entitled Interim Final RCRA Facility Investigation Guidance; EPA 530/SW-89-031, May 1989. The RFI Report shall provide an interpretation of the RFI information gathered, supported with documentation, to enable the department to determine whether further investigation, monitoring, stabilization, a Corrective Measures Study and/or a final remedy are necessary.

The RFI Report shall describe the procedures, methods, and results of all investigations of SWMUs/AOCs and associated releases including, as applicable, the following:

- 1) characterization of the nature, concentration(s), horizontal and vertical extent, and direction/rate of movement of releases from SWMUs/AOCs;
- 2) characterization of the environmental setting of the facility including hydrogeological and climatological/meteorological conditions, soil and bedrock characteristics, surface water and sediment quality, and air quality;
- 3) characterization of SWMUs/AOCs from which releases have been or may be occurring, including unit and waste characteristics;
- 4) descriptions of human and environmental receptors which are, may have been, or, based on site-specific circumstances, could be exposed to release(s) from SWMUs/AOCs;
- 5) information that will assist the department in assessing risks to human health and the environment from releases from SWMUs/AOCs;
- 6) extrapolations of future contaminant movement;
- 7) laboratory, bench-scale, pilot-scale, and/or tests or studies to determine the feasibility or effectiveness of

treatment technologies or other technologies that may be appropriate in implementing remedies; 8) statistical analyses to aid in the interpretation of data; and 9) results of any stabilization measures previously implemented.

The RFI Report will be reviewed and approved by the department in accordance with I.E. If, after review of the RFI Report, the department determines that the objectives of the RFI have not been met, additional investigation may be required. Upon approval of the RFI Report by the department, Univar-KC and the department will meet to discuss and reach agreement concerning the next step in the ECAP process at Univar-KC.

G. Interim/Stabilization Measures

If, during the course of any activities undertaken pursuant to this LOA, Univar-KC or the department determines that a release or potential release of hazardous waste, including hazardous constituents, may pose a short-term threat to human health or the environment, implementation of interim/stabilization measures may be necessary to slow or stop the further spread of contamination until a final remedy can be implemented. In certain situations, implementation of interim measures may be desirable even though stabilization does not appear to be necessary based on short-term threats posed by an actual or potential release. The necessity for and/or desirability of interim/stabilization measures and any associated technical (e.g., nature and scope of action) and administrative (e.g., reporting, public participation) requirements will be evaluated on a case-by-case basis and will be discussed by and between the department and Univar-KC.

As indicated under I.D. above, public/community involvement may be necessary for significant interim/stabilization measures. The need for any such involvement will be determined on a case-by-case basis. Any final agreements between the department and Univar-KC with respect to interim and/or stabilization measures and associated actions including, but not limited to, submittal of work plan/reports and scheduling shall be reduced to writing by Univar-KC. This LOA may require modification pursuant to I.G. to incorporate any interim/stabilization measures agreed to by the parties.

H. Corrective Measures/Final Remedy

If, based on the RFI findings and/or other relevant facility-specific information, Univar-KC or the department determines that a release(s) of hazardous waste and/or hazardous constituents presents an actual or potential threat to human health or the environment, a Corrective Measures Study (CMS) may be necessary. The necessity for a CMS and any associated requirements will be evaluated on a case-by-case basis and will be discussed by and between the department and Univar-KC. If a CMS is required, the department will notify Univar-KC in writing of this decision indicating the hazardous waste and/or hazardous constituent(s) of concern, environmental media of concern, and remedial alternatives to be

evaluated by Univar-KC (based on previous discussions with Univar-KC) including any specific alternatives which, in the department's judgment, may be capable of achieving applicable standards for protection of human health and the environment.

A CMS will not necessarily be required for Univar-KC. Univar-KC may propose, in the RFI Report or another LOA deliverable, one or more specific potential remedies for removal, containment and/or treatment of hazardous waste, including hazardous constituents in contaminated media, that are capable of achieving protection of human health and the environment.

Any proposed final remedy, whether presented in the CMS, RFI Report, or another deliverable, shall be consistent with and address the specific remedy evaluation standards and general decision factors contained in Chapter IV. of the EPA guidance document entitled RCRA Corrective Action Plan (Final), May 1994, OSWER Directive 9902.3-2A and EPA's Subpart S Advance Notice of Proposed Rulemaking, May 1, 1996; 61 FR 19432-19464, as summarized below.

Any proposed final remedy shall present and discuss any interim and/or stabilization measures previously implemented at Univar-KC, including how these measures are consistent with the proposed final remedy and how they addressed the remedy evaluation standards outlined in the following paragraph. Any proposed final remedy shall also include a discussion of other potentially viable remedial alternatives that were considered, but were dropped from further consideration, including the rationale for elimination.

Any proposed final remedy shall include appropriate technical support and documentation and shall describe in detail, and summarize in a Statement of Basis, how the following remedy evaluation standards are addressed: 1) protection of human health and the environment; 2) attainment of media clean-up standards; 3) control of the source of releases so as to reduce or eliminate, to the extent practicable, further releases that may pose a threat to human health or the environment; 4) compliance with applicable standards in the management of contaminated environmental media and wastes; and 5) other general remedy decision factors (balancing criteria) including long-term reliability and effectiveness; reduction in contaminant toxicity, mobility and/or volume of wastes; short-term effectiveness; implementability; cost; and community acceptance.

Any proposed final remedy, whether presented in the CMS, RFI Report or another deliverable, shall specify the scope of work for final remedy implementation by addressing applicable elements of Chapter V. of the EPA guidance document entitled RCRA Corrective Action Plan (Final), May 1994, OSWER Directive 9902.3-2A and EPA's Subpart S Advance Notice of Proposed Rulemaking, May 1, 1996; 61 FR 19432-19464.

As indicated above, opportunities for meaningful public/community involvement in the ECAP process will, at a minimum, be necessary at the time of final remedy selection.

Univar-KC agrees to be responsible for providing public notice and opportunity for comment for any proposed final remedy for a minimum of 30 calendar days. Univar-KC also agrees to be responsible for establishing and updating, as necessary, a repository (typically the public library closest to Univar-KC) containing the complete corrective action administrative record, as determined by the department, for Univar-KC for public viewing prior to publishing any public notice pursuant to this LOA. The department agrees to make Univar-KC's complete corrective action administrative record available for public review at its offices, approve Univar-KC's public notice correspondence prior to publication, and be the recipient of and respond to comments, if any, received during the public comment period. Following the close of the public comment period, any public comments concerning the proposed final remedy will be addressed by the department in consultation with Univar-KC. Modification of the proposed final remedy in response to public comments, if necessary, shall be accomplished prior to final remedy implementation by Univar-KC including any necessary modification of documents and/or this LOA.

I. Final Remedy Implementation and Completion

Upon completion of the public comment period for the proposed final remedy, the department's response to any public comments and remedy modification, if any, in response to those comments, Univar-KC may be required to prepare and submit a work plan for final remedy implementation to the extent that other deliverables submitted pursuant to this LOA do not adequately describe the scope of work for the final remedy and the schedule for remedy implementation. Chapter V. of the EPA guidance document entitled RCRA Corrective Action Plan (Final), May 1994, OSWER Directive 9902.3-2A and EPA's Subpart S Advance Notice of Proposed Rulemaking, May 1, 1996; 61 FR 19432-19464 shall be used in developing the site-specific scope of work to be included in the work plan (if required) for final remedy implementation.

The final remedy implementation work plan (or equivalent information in the RFI Report and/or CMS) shall outline the objectives of the final remedy and shall contain, as applicable: 1) a detailed description of the design, construction, operation, monitoring, quality assurance, and maintenance requirements; 2) a cost estimate to define costs for design, construction, operation, maintenance, and monitoring; 3) a schedule for design, construction, and monitoring; and 4) management procedures for hazardous wastes and/or hazardous constituents during implementation of the final remedy.

Should corrective measures for groundwater prove necessary, Univar-KC shall demonstrate that groundwater contamination has not exceeded appropriate regulatory levels (e.g., promulgated standards, maximum contaminant levels, etc.), guidelines or other criteria (may include protective facility-specific risk-based levels) throughout the identified plume of groundwater contamination for a period of three consecutive years prior to submission of the final remedy implementation report, described below, to document that the final remedy is complete.

In the event that a long-term final remedy (e.g., groundwater pump and treat system with groundwater monitoring) is necessary, financial assurance for final remedy operation, maintenance, and monitoring may be required. The amount of financial assurance will generally be based on the cost estimate contained in the final remedy implementation work plan or equivalent. The need for, timing, and acceptability/use of specific financial assurance instruments will be discussed/negotiated with Univar-KC on a case-by-case basis.

Upon completion of the final remedy (i.e., once the clean-up criteria for all contaminated media have been attained and/or long-term institutional/engineering controls are in place), Univar-KC shall submit a final remedy implementation report to the department. This report shall contain a summary of corrective measures activities conducted at the facility and a detailed description of any long-term operation and maintenance and/or monitoring program associated with the corrective measures. The final remedy implementation report shall be accompanied by a written certification stating that the final remedy has been completed in accordance with the approved work plan(s). This certification shall be signed by Univar-KC and an independent professional engineer and/or registered geologist licensed/registered in the state of Missouri.

J. Deliverables

A RFI Work Plan addressing the objectives outlined above shall be submitted by Univar-KC pursuant to this LOA. The necessity for and submission of any other work plans covering investigation, monitoring, interim/stabilization measures, corrective measures evaluation, and remedy implementation will be discussed with Univar-KC and addressed on a case-by-case basis.

A RFI Report containing the information outlined above shall be submitted by Univar-KC pursuant to this LOA. The necessity for and submission of any other reports covering investigation, monitoring, interim/stabilization measures, corrective measures evaluation, and remedy implementation will be discussed with Univar-KC and addressed on a case-by-case basis. SWMUs and/or AOCs requiring extended time periods for final remedy implementation (e.g., groundwater remediation) may necessitate submission of periodic progress reports which are more detailed than the Quarterly Progress Reports described below. Again, the necessity for and submission of such reports will be discussed with Univar-KC and addressed on a case-by-case basis.

From the time of execution of this LOA until a Certification of Completion has been issued to Univar-KC, Univar-KC shall submit to the department, within 60 days of the end of each calendar quarter, Quarterly Progress Reports summarizing all corrective action activities undertaken during the preceding calendar quarter. The Quarterly Progress Reports shall include the following information: 1) a description of the work completed; 2) summaries of all findings, including summaries of laboratory data; 3) summaries of all problems or potential problems encountered during the reporting period and actions taken to rectify the

problems; and 4) deviations from approved work plans or schedules including justification for any delays and a revised projection of the completion date(s), and 5) projected work for the next reporting period. Detailed technical information submitted as part of other deliverables pursuant to this LOA need not be reproduced as part of the Quarterly Progress Reports.

By mutual consent, the department and Univar-KC may agree to reduce the frequency of reporting.

Univar-KC shall submit two copies of all reports, documents, plans, or specifications required under the terms of this LOA to:

Chief, Permits Section
Missouri Department of Natural Resources
Hazardous Waste Program
P.O. Box 176
1738 E. Elm Street (Lower Level)
Jefferson City, MO 65101 (65102 if use P.O. Box)

Univar-KC shall submit one copy of all reports, documents, plans, or specifications required under the terms of this LOA to:

Chief, RCRA Corrective Action and Permitting Branch
U.S. Environmental Protection Agency, Region VII
Air, RCRA and Toxics Division
901 North 5th Street
Kansas City, KS 66101

K. Schedule

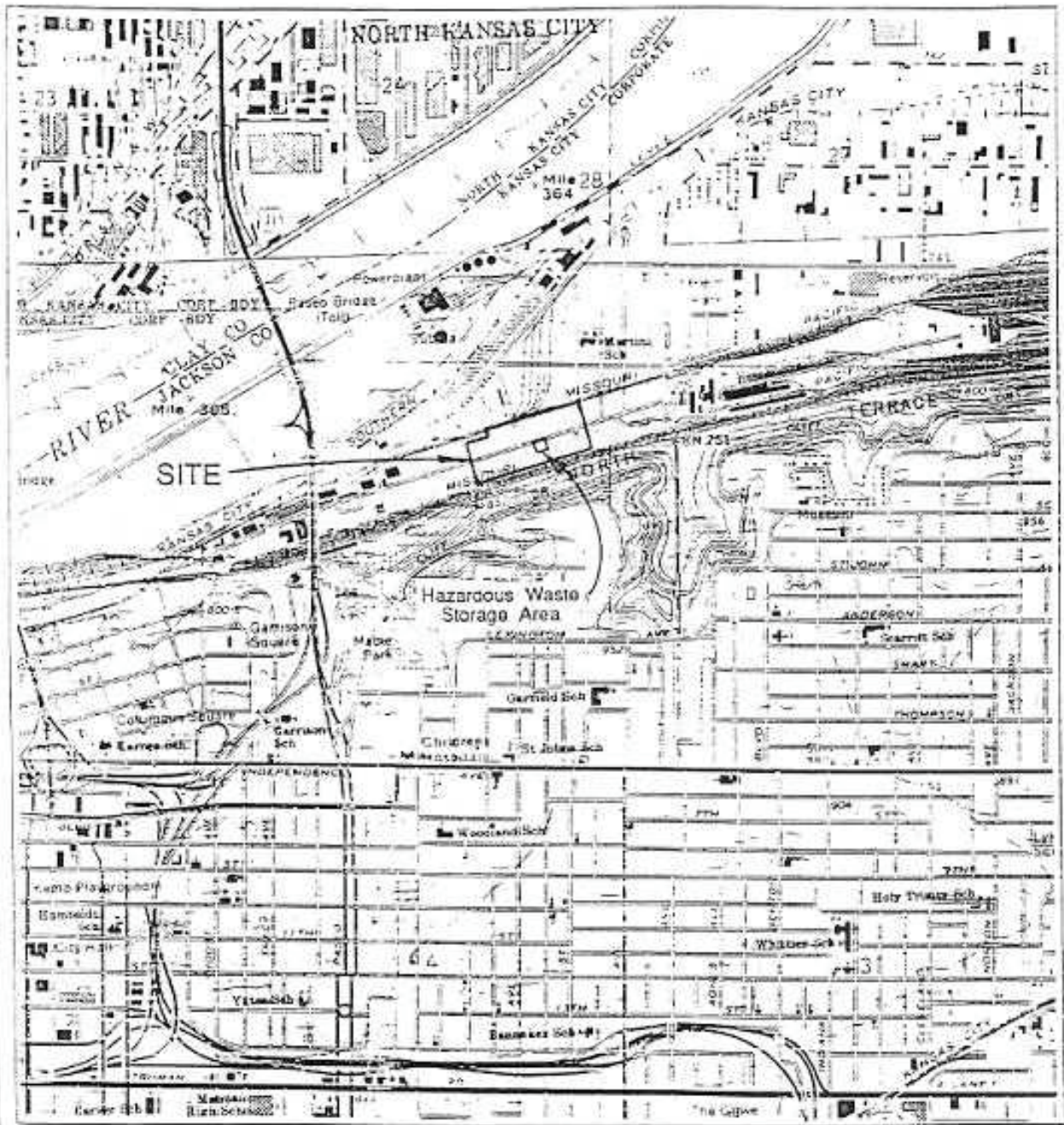
Except as otherwise agreed to and noted in this LOA, Univar-KC shall be allowed to propose, in the work plan(s), reports and/or other deliverables required by this LOA, its own schedule(s) for conducting the activities hereunder. The department expects that, any schedule(s) proposed by Univar-KC will be of reasonable duration and that once such schedules have been approved, they will be followed. The department does not anticipate formal processing of extension requests. It shall be Univar-KC's responsibility to document deviations from approved schedules in the Quarterly Progress Reports required by II.J. including the justification for the delay and a revised projection of the completion date(s).

Failure by Univar-KC to make good faith efforts to meet the self-imposed schedules established pursuant to this LOA will be grounds for termination of this LOA by the department.

This Letter of Agreement has been developed by mutual cooperation and consent by and between:

| | |
|-----------------------------------|----------|
| [Original Signed by Dan Schuette] | 11/18/05 |
| <hr/> | |
| Daniel R. Schuette | Date |
| Director | |
| Division of Environmental Quality | |

| | |
|--|----------|
| [Original Signed by Dwight Landry] | 10/19/05 |
| <hr/> | |
| Dwight Landry | Date |
| Vice President, Operations and Environment | |
| Univar USA Incorporated | |



Jackson County

Key to Counties

Univar USA Inc.
Kansas City, Missouri

Scale in Feet 4000

Waste Site Tracking: MO0962
Source: USGS 7.5' Kansas City & North Kansas City, MO-KS, Quads. Rev. 1975

Prepared by Lori Zimoler
Ecology & Environment/FIT March 1991