



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION III
1650 Arch Street
Philadelphia, Pennsylvania 19103-2029

Via UPS

May 21, 2014

Jonathan Flesher
Senior Development Director
Beatty Development Group, LLC
1300 Thames Street, Suite 110
Baltimore, Maryland 21231

Re: Pre-construction Air Monitoring Report

Dear Mr. Flesher:

The Environmental Protection Agency ("EPA") has reviewed the report entitled Harbor Point Development Pre-construction Air Monitoring Report, Baltimore Works Site, Baltimore, Maryland dated May 16, 2014 ("Report"). In accordance with Section IV.19.a.(i) of the Agreement and Covenant Not to Sue SBER Harbor Point, LLC and Harbor Point Development, LLC, Docket No.: RCRA-03-2003-0088TH, EPA hereby approves the Report.

Based on the data in the approved Report, EPA in conjunction with the Maryland Department of the Environment (the Agencies), analyzed the pre-construction ambient air data with the U.S. EPA ProUCL 5.0.00 Statistical Software for Environmental Applications, in order to determine Background Threshold Values (BTVs) for real-time total particulates and airborne particulate hexavalent chromium. The BTVs are upper bound measures of ambient air concentrations in the Baltimore Harbor area, which will serve as action levels during the Harbor Point Development intrusive construction to control the release of airborne dust from the construction site. The real-time total particulate BTV is 68 ug/m^3 (90% Chebyshev Upper Prediction Limit for a large data set with no discernable distribution), for intrusive construction work zone monitoring. For the site perimeter total particulate monitoring, the U.S. EPA National Ambient Air Quality Standard for PM_{10} (particulate matter less than 10 microns) of 150 ug/m^3 will be used. The particulate hexavalent chromium BTV is 0.178 ng/m^3 (95% Upper Simultaneous Limit, ROS statistics assuming lognormal distribution using imputed non-detects, for an approximately lognormal distribution).

To place the hexavalent chromium BTV in perspective, the Agencies also calculated a site-specific range of values protective of hexavalent chromium mutagenicity and carcinogenicity for the most sensitive age range of residents living in the area (0 -2 year-old). The calculation utilized the U.S. EPA IRIS inhalation unit risk for hexavalent chromium and the U.S. EPA mutagenic inhalation equation (EPA Region III Regional Screening Level Table

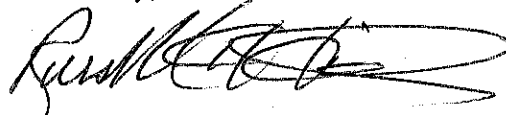
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equations). This health-based range is $0.087 \text{ ng/m}^3 - 8.7 \text{ ng/m}^3$ particulate hexavalent chromium, based on the U.S. EPA acceptable risk range for excess lifetime cancer of $1 \times 10^{-6} - 1 \times 10^{-4}$.¹ In comparison, the hexavalent chromium BTV concentration of 0.178 ng/m^3 is equivalent to a 2×10^{-6} risk, which is well within the acceptable excess lifetime cancer risk range.

Should you have questions or want to discuss the matter further please do not hesitate to contact me at (215) 814-3226.

Sincerely,



Russell H. Fish
Project Manager
Office of Remediation

cc: E. Dexter (MDE)
C. French (Honeywell)

¹ The MDE acceptable risk range for excess lifetime cancer is $1 \times 10^{-6} - 1 \times 10^{-5}$, corresponding to a health-based range of $0.087 \text{ ng/m}^3 - 0.87 \text{ ng/m}^3$ particulate hexavalent chromium.

