



**US Army Corps
of Engineers**
New Orleans District

Project Fact Sheet

Official Project Name

Brownfields - Port Manchac Ph II

Purpose

The Targeted Brownfields Assessment (TBA) program is designed to help states, tribes, and municipalities minimize the uncertainties of contamination often associated with Brownfields. Through the program the New Orleans District has been able to obtain funding to perform Phase I, II, and III Environmental Site Assessments (ESAs) to begin the process of redevelopment based on community visions. The New Orleans District has successfully partnered with the LADEQ and EPA-Region 6 in conducting several of these ESAs.

Background

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment.

Authority

Small Business Liability Relief and Brownfields Revitalization Act (Pub .L.No. 107-118, 115 stat. 2356, "the Brownfields Law")

Scope

The South Tangipahoa Parish Port Commission accepted the underutilized 10 acre Port Manchac property as a donation in 2000 and plans to develop the property as a biodiesel storage facility. The USACE, MVN conducted a Phase I ESA on the property in October 2007 in accordance with the scope and limitations of the ASTM Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process (E 1527-00) for the subject property.

The Phase I ESA identified the existence of a potential REC in connection with the property. Toxic Characteristic Leaching Procedure (TCLP) results revealed the lead toxicity level of the railroad platform fill material to be five times that of the Resource Conservation and Recovery Act (RCRA) toxicity value. Based on this toxicity characteristic, the fill is therefore considered hazardous material.

The scope of this project is to develop a QAPP and conduct a Phase II Site Investigation in accordance with ASTM's Standard Guide for Environmental Assessments: Phase II Environmental Site Assessment Process (E 1903-97) and with LAC 33:III Chapters 27, 28 and 51. The Phase II ESA will consist of:

- Site Investigation for Lead
- Site Investigation Report inclusive of abatement cost estimate

Progress to Date

QAPP developed and approved, Site Investigation for Lead completed January 24th, 2008;
Final completed July 08