



Ready for Reuse

Former Baldwin Industrial Property

1190 Yellow Water Road, Baldwin, Florida 32234



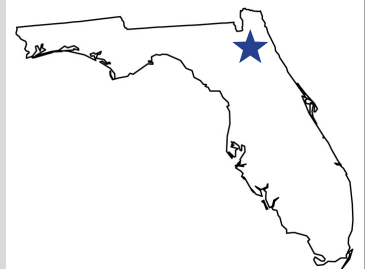
Site Name: Yellow Water Road Dump Superfund Site

Size: 14 acres (includes three-acre capped and fenced disposal area)

Supported Site Uses: Unrestricted use and recreational

Existing Site Infrastructure: Water, electricity, and gas are available adjacent to fenced site area. Existing on-site buildings include a single-family home, two mobile homes, and associated outbuildings.

Readiness for Use: Ready now: all portions of the 14-acre site. In continued use: one-acre portion of site used by single-family home. Restricted use: use of three-acre capped disposal area is limited to recreational land uses that do not impact the site's remedy.



Baldwin, Florida

The site is located in Duval County, Florida south of U.S. Interstate 10. The site is located approximately one mile south of the City of Baldwin.

SETTING:

- The site and surrounding areas are zoned for residential land uses.
- Surrounding land uses include single-family homes and undeveloped land.
- Several new housing developments are under construction within a half-mile of the site.
- U.S. Interstate 10 is located approximately one-eighth of a mile north of the site.
- Access to the site is via a private dirt road that connects to two-lane Yellow Water Road.
- Surrounding population: 0.5 mile, 21 people; 2.5 miles, 2,372 people; 4 miles, 3,348 people.

Disclaimer: EPA does not warrant that the property is suitable for any particular use. Any prospective purchaser must contact the property owner for sale potential.

REMEDIAL STATUS:

- Remediation of the Yellow Water Road Dump site has been completed. The site was deleted from the NPL in 1999. Ongoing Operation & Maintenance activities include mowing of the capped area and ground water monitoring.
- The site's remedy included the excavation, stabilization and solidification, and on-site disposal of PCB-contaminated soil.

FOR MORE INFORMATION, PLEASE CONTACT:

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