



**COLORADO**  
Department of Public  
Health & Environment

July 22, 2025

Chad Howell

Thornton Development Authority (TDA) - Redevelopment Administrator

SENT VIA EMAIL: [Chad.Howell@thorntonco.gov](mailto:Chad.Howell@thorntonco.gov)

RE: Approval: (Revised) - Source Area Remedial Action Work Plan; Thornton Shopping Center, NE Corner East 88<sup>th</sup> Avenue and Washington Street, Thornton, CO; Compliance Order On Consent: 24-02-01-01; EPA ID# COR000212639; CDPHERM HAZ COR - Corrective Action

Dear Mr. Howell,

The Colorado Department of Public Health and Environment, Hazardous Materials and Waste Management Division (the Division) has reviewed the document titled Source Area Remedial Action Work Plan dated June 20, 2025 (the SA-RAWP) for the Thornton Shopping Center at NE Corner East 88<sup>th</sup> Avenue and Washington Street Thornton, CO (the Facility). The SA-RAWP was written and submitted by ERO Resources Corporation (ERO) on your behalf of Thornton Development Authority (TDA), prepared in accordance with Paragraph 23 of the Compliance Order on Consent #24-02-01-01 (the Order).

In summary, the SA-RAWP presents the remediation plan to treat the shallow soil contamination source areas at the Facility. The SA-RAWP proposes corrective action measures to conduct downgradient control, source removal (at 8866 and 8946 North Washington Street), sanitary sewer removal, waste management and performance monitoring. ERO selected E-Redox as its preferred remedial method in the downgradient control. TDA plans to conduct performance monitoring to determine the effectiveness of the selected downgradient control, source excavation at both 8866 and 8946 North Washington Street, and sanitary sewer removal.

Based on the meeting held on May 20, 2025 and the revised the SA-RAWP, the Division approves the work plan as submitted. Pursuant to the SA-RAWP, please submit the completion report within 90 days of completion of the excavation and performance well installation activities. If you have any questions regarding this letter, please contact me at 303-692-3283 or via email at [evelin.flamenco@state.co.us](mailto:evelin.flamenco@state.co.us).

Sincerely,

Evelin Flamenco  
Hazardous Waste Corrective Action Unit  
Hazardous Materials and Waste Management Division  
Colorado Department of Public Health and Environment

cc: Richard Mruz, Jr., Hazardous Waste Corrective Action Unit Leader, [richard.mruz@state.co.us](mailto:richard.mruz@state.co.us)  
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