

Brownfield Redevelopment of Former LW Greenwood & Sons, East Randolph, Vermont

STONE
ENVIRONMENTAL
100% EMPLOYEE-OWNED

Services / Expertise

EPA-Funded Brownfield Redevelopment
Site-Specific Quality Assurance Project Plan
Remedial Site Investigation / Phase III ESA
Corrective Action Plan
Vapor Intrusion Assessment and Remediation
ACCD Brownfield Response Program

Markets

State Government
Local & Regional Planning Commissions
Private Developer

Project Location

East Randolph, Vermont

Date Completed

2019-Present

Project Owner

KAD Models
Two Rivers Ottauquechee Regional
Commission

Project ID#

19-111

Project Manager

Dan Voisin

Project Team

Lee Rosberg
Katrina Mattice, PE
Laura Rajnak
Sarah Rathay

Subcontractors

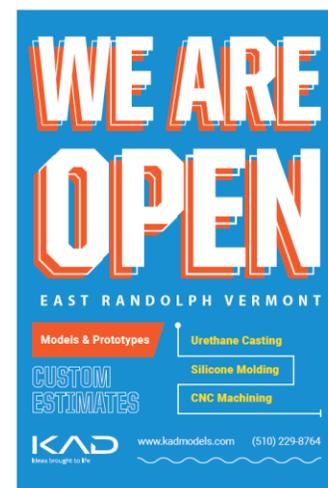
Vermont Custom Coatings
Pace Analytical
Eastern Analytical



Interior of the L.W. Greenwood & Sons building.

L.W. GREENWOOD & SONS was a successful family business in the Village of the East Randolph, Vermont that provided retail and maintenance services of agricultural equipment to farmers within the White River Valley since 1929. In 2018, the business failed, and the property became vacant. In 2020, KAD Models and Prototypes, Inc., seeking a Vermont base to their growing business, identified the site and entered into a purchase and sale agreement with the Greenwood family.

Stone, initially under contract with the property owners and later with Two-Rivers Ottauquechee Regional Commission, performed environmental due diligence, remedial planning, and remedial implementation services in support of the repurpose of the existing site buildings for KAD's business. Remediation was necessary to mitigate vapor intrusion of chlorinated solvent contamination released to the subsurface from past maintenance activities. Stone designed and installed a passive sub-slab venting system. Using funding from the Agency of Commerce and Community Development Brownfield Revitalization Fund, Stone provided project management and Qualified Environmental Professional services for the procurement of vapor barrier installation using an epoxy coating of the building slab. Remedial activities were documented within a Corrective Action Construction Completion Report and the property received a Certificate of Completion in 2021.



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