February 7, 2022

Mr. Jonathan S. Flesher, Vice President - Development

Beatty Development Group, LLC

1300 Thames Street, Suite 10

Baltimore, MD 21231

Re: TRP Project, Harbor Point/Allied Chemical Chrome Works Site, Baltimore City

Dear Mr. Flesher:

The Maryland Department of the Environment’s (MDE) Solid Waste Program (SWP) has reviewed the revised narrative document entitled “Area 1, Phase 2 Detailed Development Plan, Parcel 3 Development, Honeywell Baltimore Works Site, Baltimore, Maryland” and associated documents (the “DDP”) as resubmitted with the revised date January 21. 2022, which provides a project description and the applicable plans for the construction of the T. Rowe Price Global Headquarters and associated development (the “TRP Project”) located on the south side of the former Allied-Signal Baltimore Chrome Works site. This site is regulated under a Consent Decree ordered on September 29, 1989 and an Agreement and Covenant Not to Sue (“Covenant”) dating from 2003 that governs the development of the former Allied site. At this time, the revised DDP is approved in accordance with Section IV.19 of the 2003 Covenant governing the redevelopment of the subject site.

In addition to the Narrative document cited above, the following documents constitute the approved DDP:

List of Tables

[Table 1: Area 1 Cap Function Analysis](#_Toc54707186)

Table 2: Stormwater Analysis

List of Figures

Figure 1: Area 1, Phase 2, Detailed Development Plan, Parcel 3 Development, Sheet 1
Figure 2: Area 1, Phase 2, Detailed Development Plan, Parcel 3 Development, Sheet 2
Figure 3: Area 1, Phase 2, Detailed Development Plan, Parcel 3 Development, Sheet 3

[Appendix A Project control Documents](#_Toc88486581)

Appendix A-1 Material Handling and Management Plan

Appendix A-2 Health and Safety Guidance

Appendix A-3 Storm Water Pollution Prevention Plan

Appendix A-4 Spill Prevention and Response Plan

Appendix A-5 Construction Air Monitoring Plan

Attachment 1 Quality Assurance Project Plan

[Appendix B Drawing Index and Drawings](#_Toc88486582)

[Appendix C Construction schedule](#_Toc88486583)

[Appendix D Engineering Evaluation](#_Toc88486584)

[Appendix E SURFACE WATER AND GROUNDWATER MONITORING LOCATIONS](#_Toc88486585)

EE Memo 1 Storm Water Storage Demand

EE Memo 2 Impedance to the Drainage Net

EE Memo 3 Estimated Settlement Under Development Fill

EE Memo 4 Construction Vehicle Load Spreading analysis and Road Layout

EE Memo 5 Slab-on-Grade Development Cap at Garage Level

EE Memo 6 Evaluation of Existing Covered Slip and Type J Platform

[Appendix F usepa’s correspondence from mr. russell fish, dated
21 may 2014, to mr. jonathan flesher](#_Toc88486586)

The work that was performed to address the previous letters of comment is appreciated, and we look forward to working with you to successfully complete this project. Please notify this Program of your anticipated date that mobilization starts at the site, and of the dates and times of construction meetings. If you have any questions in this matter, please refer them to me at 410-537-3376, or via email at ed.dexter@maryland.gov. As we are currently teleworking part time, email is the best way to contact me.

Sincerely,



Edward M. Dexter, P.G., Administrator

Solid Waste Program (SWP)

EMD:EMD:ed

cc: Moshood Oduwole, Project manager, U.S. EPA Region 3

 Eric Christodoulatos, Senior Remediation Manager, Honeywell

 Kaley Laleker, Director, Land Management Administration (LMA), MDE

 Matthew Zimmerman, Assistant Attorney General, OAG

 Brian Coblentz, Chief, Compliance Division, LMA/SWP

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