

Robbins, Susanne

From: Antrilli, Vincent
Sent: Friday, November 30, 2012 10:05 AM
To: Robbins, Susanne
Subject: RE: WSW Sampling Request - Hugh D. Waller/Sutton Property

OK

From: Robbins, Susanne
Sent: Friday, November 30, 2012 9:50 AM
To: Antrilli, Vincent
Subject: WSW Sampling Request - Hugh D. Waller/Sutton Property

Hi Vince,

I'm requesting assistance in investigating/sampling three WSWs in LaGrange, Lenoir County. The Hugh D. Waller/Travelers Service Station NONCD0001877 was a UST Lead Site that has been "Closed Out " for the petroleum and was forwarded to us because of the presence of PCE. The UST State Lead closed out one WSW but others remain. A new Site - Sutton Property was recently submitted to me (proposed Dollar General Store assessment) and is located directly across the street from the Waller Site. No Responsible Party has been identified. Groundwater contamination at the Sutton Property seems to be similar in concentrations and chemicals to the Waller Site but not enough information was available to fully document, so the Sutton Property is listed as its own site (ID# pending). The surrounding area is very depressed and many of the homes are abandoned and run down - that being said - the wells that have been identified may not be active or even viable. The three wells remaining to be investigated include 1) 128 E. Railroad St. 2) 217 S. Carey St. and 3) 204 E. Boundary St. and further information is listed in Table 2. Water Supply Well Information (attached).

Thanks and let me know if you need any additional information.

Sue Robbins, Hydrogeologist
IHSB, Superfund Section
NC Division of Waste Management
Wilmington Regional Office
(910) 796-7411

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site, the IHWB Section has not be proactive in requiring additional investigations for the solvent contamination.

Due to this facility being located on adjoining property, being apparently up-gradient to the subject site, having an open SHWS incident, the LUST incident being closed out with minimal investigations, Hugh D. Waller Property / Travelers Service Station is considered a REC.

Based on this facility being identified as a REC, Terracon recommended that a Limited Site Investigation (LSI) be performed along the site's southern property line to ascertain whether contamination has migrated off-site from the Hugh D. Waller Property / Travelers Service Station. Information obtained during our LSI is further discussed in Section 7.0 of this report.

Based on the distances of the other listed facilities from the subject site (i.e. 500 feet or greater), the facilities incident status and/or the assumed topographic gradient, the additional listed facilities in the regulatory databases reviewed are not expected to impact the site and are not considered RECs to the site.

5.0 SITE RECONNAISSANCE

5.1 General Site Information

Information contained in this section is based on a visual reconnaissance conducted while walking through the site and the accessible interior areas of structures, if any, located on the site. Exhibit 2 in Appendix A is a diagram of the site. Photo documentation of the site at the time of the visual reconnaissance is provided in Appendix B.

General Site Information

Site Reconnaissance	
<i>Field Personnel</i>	Allen McColl
<i>Reconnaissance Date</i>	May 31, 2012
<i>Weather Conditions</i>	Sunny - 90°
<i>Site Contact</i>	Mr. Lionel Sutton / Site Owner
<i>Site Name</i>	Proposed Family Dollar Retail Store
<i>Site Location/Address</i>	223 East Washington Street, La Grange, Lenoir County, NC
<i>Land Area</i>	Approximately 1.03 acres
<i>Site Improvements</i>	The site is currently developed with an approximately 800 sq/ft dilapidated residence, an approximately 1,600 sq/ft mini-storage building and 4 single wide mobile homes. The site is further improved with an asphalt parking lot. An approximately 1,600 sq/ft concrete slab is also present within the asphalt parking lot that was reportedly associated with a former carwash building. The site is currently operating as residential property and the mini-storage building is reportedly used as storage by the renters of the mobile homes.

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5.0 SITE RECONNAISSANCE

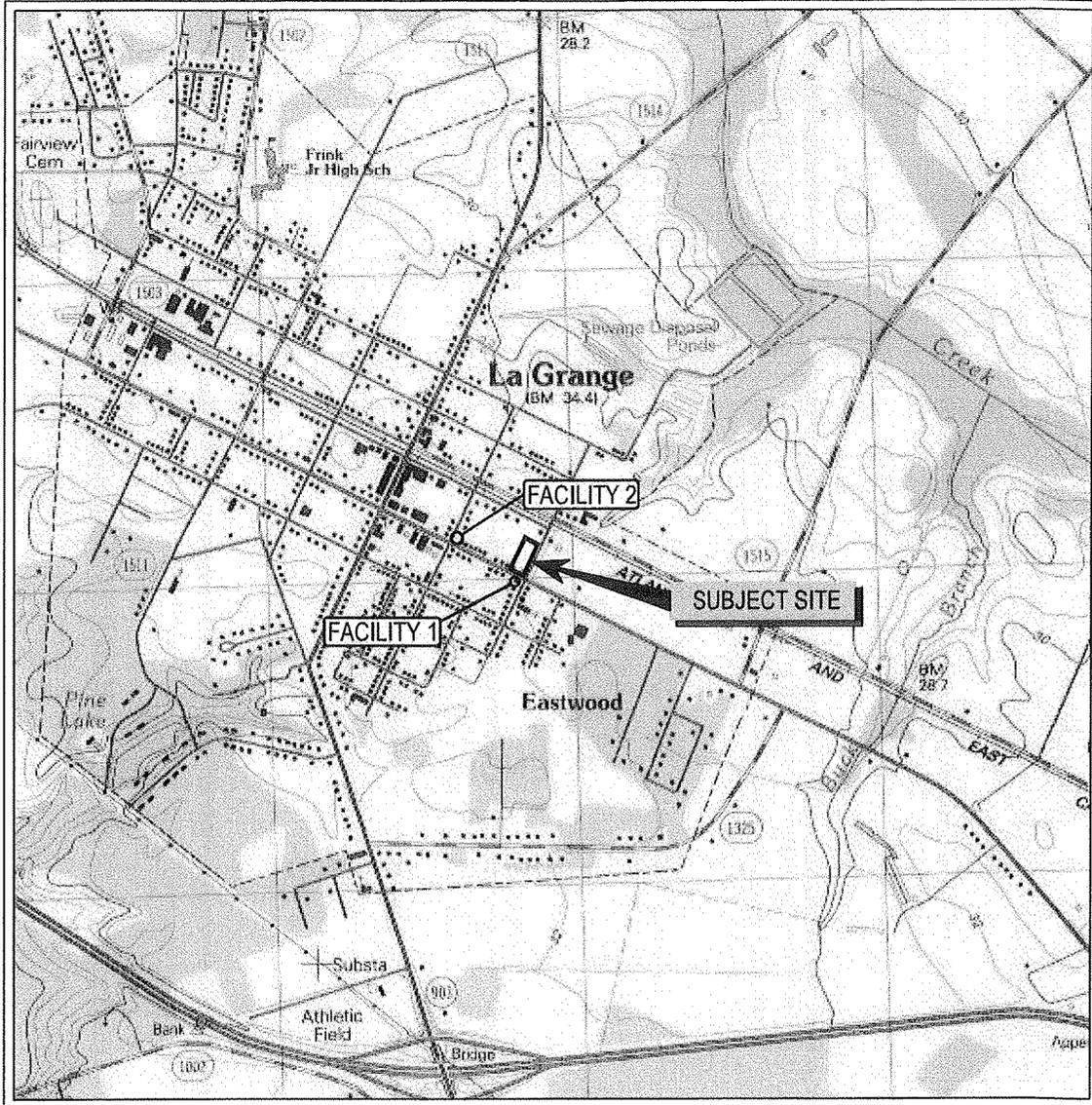
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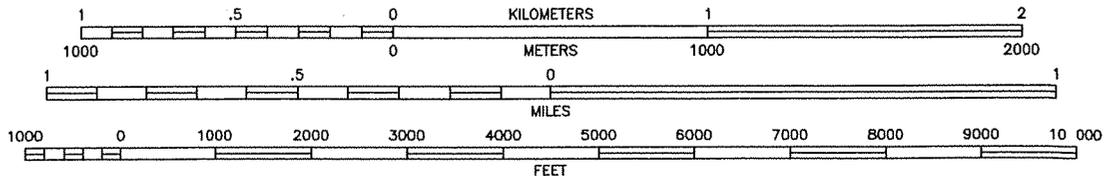
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UNITED STATES – DEPARTMENT OF THE INTERIOR – GEOLOGICAL SURVEY



SCALE 1:24 000

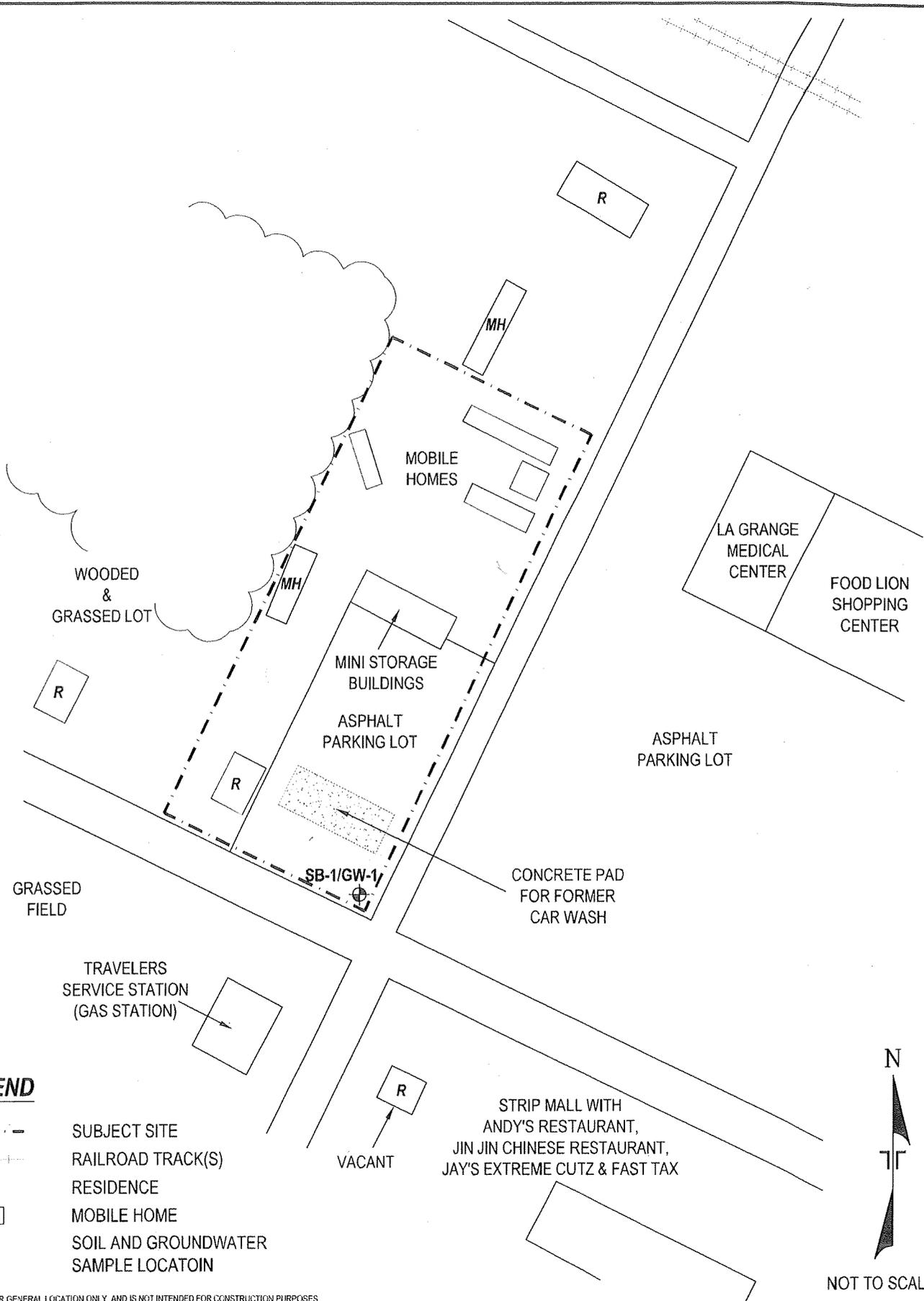


CONTOUR INTERVAL 2 METERS
NATIONAL GEODETIC VERTICAL DATUM OF 1929

QUADRANGLE
LA GRANGE, NC
1983
7.5 MINUTE SERIES (TOPOGRAPHIC)



Project Mngr. KAM	Project No. 72127052	 Consulting Engineers and Scientists 314 Beacon Drive Winterville, NC 28590 (252) 353-1600 (252) 353-0002	TOPOGRAPHIC VICINITY MAP	EXHIBIT 1
Drawn By: SEG	Scale: AS SHOWN		PHASE I ENVIRONMENTAL SITE ASSESSMENT	
Checked By: MRF/KAM	File No. ESA72127052-1		PROPOSED LA GRANGE FAMILY DOLLAR	
Approved By: CB	Date: JULY 2012		223 E. WASHINGTON ST. LA GRANGE, LENOIR CO., NC	



LEGEND

-  SUBJECT SITE
-  RAILROAD TRACK(S)
-  RESIDENCE
-  MOBILE HOME
-  SOIL AND GROUNDWATER SAMPLE LOCATON



NOT TO SCALE

THIS DIAGRAM IS FOR GENERAL LOCATION ONLY, AND IS NOT INTENDED FOR CONSTRUCTION PURPOSES

Project Mngr: KAM	Project No. 72127052	 314 Beacon Drive Winterville, NC 28590 (252) 353-1600 (252) 353-0002	SITE DIAGRAM PHASE I ENVIRONMENTAL SITE ASSESSMENT PROPOSED LA GRANGE FAMILY DOLLAR 223 E. WASHINGTON ST. LA GRANGE, LENOIR CO., NC	EXHIBIT 2
Drawn By: SEG	Scale: AS SHOWN			
Checked By: MRF/KAM	File No. ESA72127052-2			
Approved By: CB	Date: JULY 2012			

**Table 5. Adjoining Property Information
Hugh Waller Property
La Grange, North Carolina**

Town of La Grange Parcel ID Number	Property Owner	Property Address	Property Owner's Address	Phone Number
17015	Ken & Marcus Sutton	223 E. Washington St.	7943 Hwy. 70 West La Grange, NC 28551	Unknown
15666	G & W Developers	Unknown	102 E. Lakeview Dr. Trenton, NC 28585	Unknown
14996	Edwin and Jean E. Exum	203 S. Carey St.	5090 Washington St. La Grange, NC 28551	Unknown
16101	Gracie Joyner	205 S. Carey St.	205 S. Carey St. La Grange, NC 28551	Unknown
16743	Robert & Joan W. Rouse	Unknown	PO Box 237 La Grange, NC 28551	(252) 566-3093
17233	Hugh Waller, Jr. & Sarah F. Waller	224 E. Washington St.	224 E. Washington St. La Grange, NC 28551	(252) 566-4168

Quantum Project No. 1815-02-117

8270 Soil Sampling Analytical Summary

Sample ID	Contaminant of Concern (Quantities Reported in mg/kg) Analyzed by EPA Method 8270				
	Benzo(g,h,i)perylene	2-Methylnaphthalene	Naphthalene	Phenanthrene	Pyrene
SW-1	ND	ND	ND	ND	ND
Soil to Water Maximum Soil MSCC (mg/kg)	6,400	3.6	0.16	56	270
Residential Soil MSCC (mg/kg)	469	63	313	469	469
Industrial/ Commercial MSCC (mg/kg)	12,264	1,635	8,176	12,264	12,264

Constituents shaded are above NCDENRs Soil to Water MSCCs. Constituents in the table in red are above Residential MSCCs. Constituents in blue are above Industrial MSCCs. Quantities are reported in mg/kg (parts per million); ND = Non Detect (constituent was analyzed to be below the laboratory's method detection limit); Multiple constituents analyzed as ND in the soil sample are not listed in the above table.

Groundwater Data Evaluation

8260 Groundwater Sampling Summary

Sample ID	Benzene	2-Butanone (MEK)	Diisopropyl ether	Ethylbenzene	MTBE	Naphthalene	Tetrachloroethene (PCE)	Toluene	Trichloroethene (TCE)	m&p Xylene	o-xylene
GW-1	151	ND	33.2	289	25.4	193	10.2	454	ND	1,510	126
NC 2L Groundwater Quality Standards (ug/l)	1	4,000	70	600	20	6	0.7	600	3	500	500
Gross Contamination Levels for Groundwater (ug/l)	5,000	4,000,000	70,000	84,500	20,000	6,000	700	260,000	3,000	85,500	85,500

Shaded are above NCDENRs Groundwater Quality Standards. Quantities are reported in ug/l (parts per million); ND = Non Detect (constituent was analyzed to be below the laboratory's method detection limit); Constituents not listed in the table above were analyzed to be ND.

kerosene dispenser and kerosene aboveground storage tank. Boring SB-4 was completed in native subsurface material adjacent to the two USTs previously closed in-place.

The depth to water was measured in monitoring wells MW-1 and is listed in Table 1. The monitoring well was sampled according to the methodology described in the *Groundwater Section Guidelines for the Investigation and Remediation of Soil and Groundwater, Volume II, Petroleum Underground Storage Tanks*, published by the Department of Environment and Natural Resources (DENR).

A Sensitive Receptor Survey was completed for the area surrounding the site. Six potential groundwater supply wells were identified within 1500 feet of the site (Table 2 and Figure 4). Most, if not all of these supply wells appear to be out-of-service, and are likely currently maintained merely as decorative hand pumps and not affixed to operating supply wells. Only one well house, located at a currently vacant house, was observed. This house is located at 128 East Railroad Street, was vacant at the time of the fieldwork, and has been foreclosed on by a mortgage lender. Appendix A contains the tax listing information obtained from Lenoir County. Access to municipal water is likely provided to all of the residents within the search area. Quantum was unable to obtain further information from the Town of La Grange Public Utilities Department.

2.0 Analytical Results

Table 3 summarizes the results of the soil sample analysis. No compounds were found in excess of the established Residential Maximum Soil Contaminant Concentrations (MSCCs). A copy of the laboratory analytical report is included in Appendix B.

Table 4 summarizes the results of the groundwater analyses. A copy of the laboratory analytical report is included in Appendix B. Monitoring well MW-1 contained no compounds above their respective Gross Contaminant Levels (GCLs).

3.0 Summary and Recommendations

This investigation can be summarized as follows:

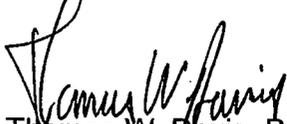
- No compounds were detected in the soil or groundwater above either their respective Residential MSCC or GCL Standards.

- Several potential groundwater supply wells were identified within 1500 feet of the site. Most, if not all, of these supply wells appear to be out-of-use. Quantum recommends no further action at this site.

Quantum appreciates the opportunity to perform this investigation for the Department of Environment and Natural Resources - UST Section. If you have any questions regarding this project, please contact me at (919) 852-3595.

Sincerely,

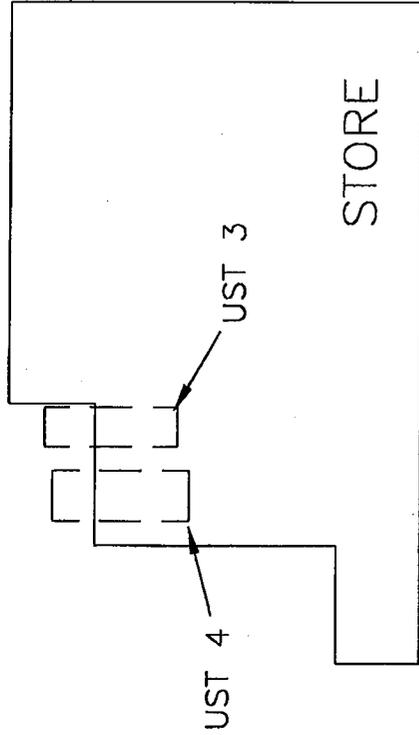
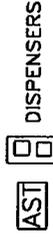
QUANTUM ENVIRONMENTAL, INC.


Thomas W. Davis, P.G.
Project Hydrogeologist



Attachments

R02-027



USTs 1 and 2 Removed
USTs 3 and 4 Abandoned In Place

EAST WASHINGTON STREET

SOUTH CAREY STREET

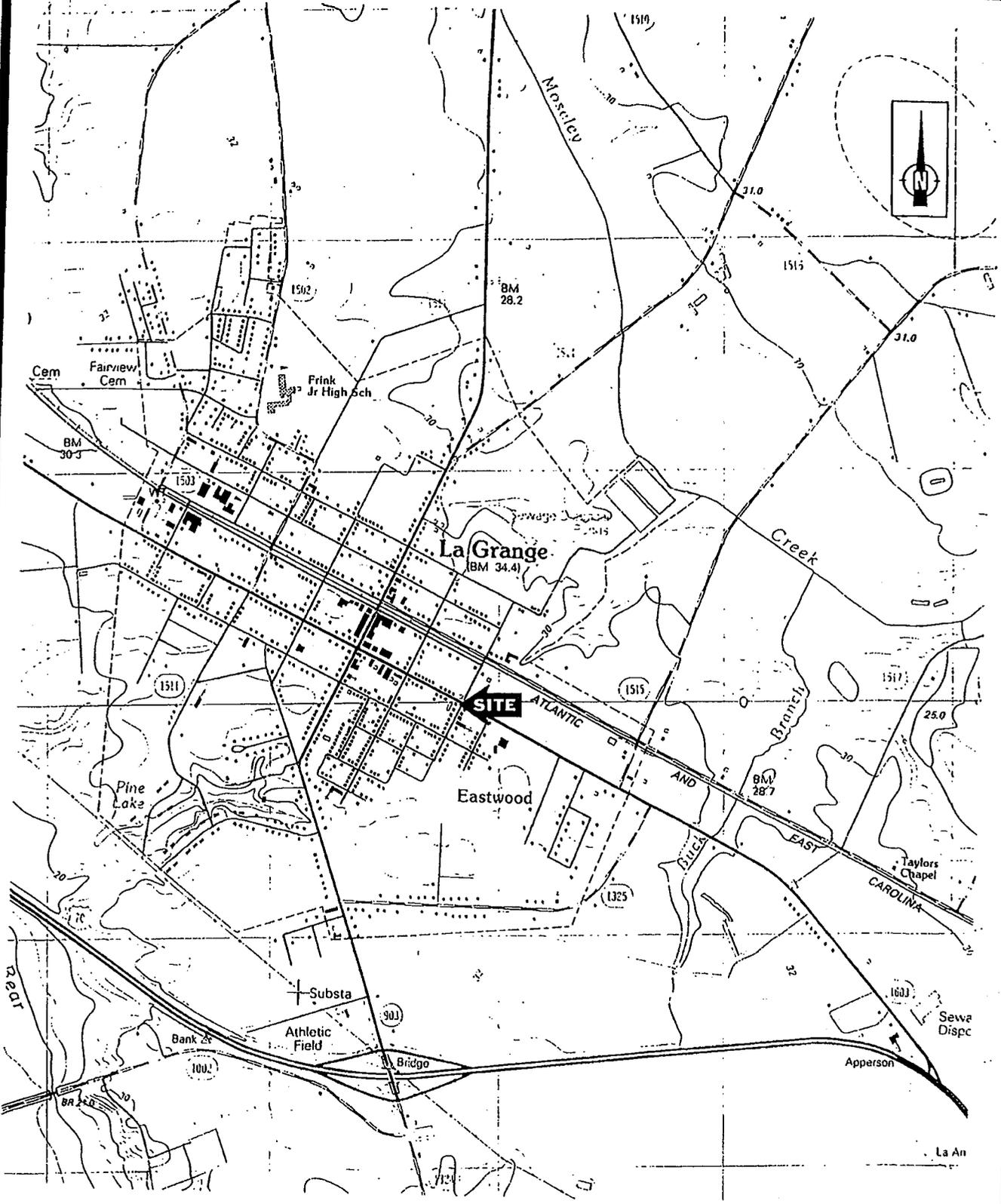
SCALE
25 FEET

SITE FEATURES
WALLER PROPERTY
LA GRANGE, NORTH CAROLINA

Quantum ENVIRONMENTAL, INC.
6001 Chapel Hill Street, Suite 108
Raleigh, North Carolina 27607
Phone: 919.852.3595 Fax: 919.852.1997

FIGURE 2
SCALE: AS SHOWN
PROJECT NO. 1815-00-159

REV 1



SITE LOCATION
 Hugh Waller Property
 224 East Washington St.
 La Grange, NC

Quantum Environmental, Inc.
 6001 Chapel Hill Road, Suite 108
 Raleigh, NC 27607
 (919) 852-3595 (919) 852-1997

FIGURE 1
SCALE: 1:2000
Proj. No.:1815-00-159

**Table 1. Water Level Measurement and Well Depth
Hugh Waller Property
La Grange, North Carolina**

WELL ID	WELL DEPTH	SCREEN INTERVAL	TOP OF CASING	DEPTH TO WATER	WATER TABLE ELEVATION
MW-1	15.17	5.0 – 15.0	NS ^a	4.75	NS

^aNS Indicates well not surveyed.

Note: All units in feet. Depth-to-groundwater measurement collected on June 23, 2002.

Quantum Project No. 1815-02-117

<h1>Quantum Environmental, Inc.</h1>														
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January 6, 2003

Mr. Hassan Osman
North Carolina Department of Environment and Natural Resources
UST Section
1637 Mail Service Center
Raleigh, North Carolina 27699-1637

RE: Letter/Report Transmittal
Monitoring Well Sampling Report
Hugh D. Waller Site
La Grange, Lenoir County, North Carolina
Contract No. N01008
NC Groundwater Incident # 20015
Quantum Project No. 1815-02-272

RECEIVED/LETT
ENVIRONMENTAL
03 JAN - 7 AM 10:44

Dear Mr. Osman:

On December 16, 2002 Quantum Environmental, Inc. (Quantum) personnel visited the above-referenced site to sample one monitoring well and abandon three groundwater supply wells. This report presents the methodologies and results of this investigation. A Site Location Map has been included as Figure 1. Previous work conducted by Quantum at the site included the identification of six residential supply wells within 1,500 feet of the site.

1.0 Field Activities

Quantum personnel were on site to collect a depth to groundwater measurement and to sample the single monitoring well at the site (Figure 2). A summary of the depth to water measurement is included in Table 1. No measurable amount of free product was observed in the monitoring well. The well was sampled using the methodology described in the *Groundwater Section Guidelines for the Investigation and Remediation of Soil and Groundwater, Volume II, Petroleum Underground Storage Tanks*, published by the Department of Environment and Natural Resources (DENR). A sample was collected into laboratory-prepared containers, placed on ice in a cooler and delivered under chain of custody to the laboratory for analysis of volatile and semi-volatile organic compounds, MTBE, IPE and EDB using EPA Methods 6210D and 625 as well as MADEP VPH and EPH.

A North Carolina Certified Well Contractor was contracted to abandon supply wells at three neighboring residences. Prior to the latest site visit, wells were scheduled for abandonment at 202, 204 and 206 South Carey Street (locations 2, 3, and 4 on Figure 3). During the fieldwork, no well was observed at 204 South Carey Street (no water meter was

observed either, and the house is currently vacant). The pitcher pump at 206 South Carey Street was excavated and it was determined this pump was not connected to anything beneath approximately two feet, thus the pitcher pump was apparently merely decorative and it was removed. No further well abandonment was needed at 206 South Carey Street. All aboveground piping was removed from the well at 202 South Carey Street and tremmie pipe was used to fill the well with cement grout from the bottom to the surface. A copy of the Well Abandonment Record for the well that was abandoned is included in Appendix A.

2.0 Analytical Results

Volatile organic compounds were detected in the groundwater sample collected from monitoring well MW-1. The compounds detected are consistent with petroleum hydrocarbon products and their breakdown components. Table 2 presents a summary of the groundwater laboratory analytical results. A copy of the laboratory analytical report is included in Appendix B.

3.0 Summary

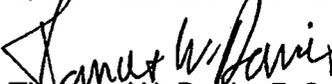
Based on the results of this and previous investigations, Quantum summarizes the following:

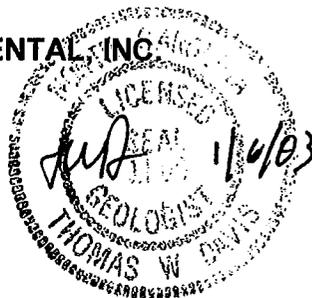
- Petroleum residuals above the 2L Standards continue to be present in MW-1. No contaminants were detected above their respective Gross Contaminant Levels (GCLs).
- One residential supply well located at 202 South Carey Street was abandoned according to State regulations. It was also determined that no supply wells are present at 204 and 206 South Carey Street. Only one other well is known to exist within 500 feet of the subject property, at 217 South Carey Street.

Quantum appreciates the opportunity to perform this investigation for the Department of Environment and Natural Resources - UST Section. If you have any questions regarding this project, please contact me at (919) 852-3595.

Sincerely,

QUANTUM ENVIRONMENTAL, INC.


Thomas W. Davis, P.G.
Project Hydrogeologist



Attachments

R02-050