



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

JAMES H. TROGDON, III
SECRETARY

April 16, 2019

MEMORANDUM TO: Connie K. James, PE
Project Engineer
Division 9 Project Development

FROM: Ashley B. Cox, Jr, LG
GeoEnvironmental Project Manager
GeoEnvironmental Section
Geotechnical Engineering Unit

DocuSigned by:

Ashley B Cox, Jr, LG

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TIP NO: U-5824
WBS: 46381.1.1
COUNTY: FORSYTH
DIVISION 9
DESCRIPTION: Widening of NC 66 (Old Hollow Road) From Harley Drive to US 158 in Walkertown

SUBJECT: **GeoEnvironmental Phase I Report**

The GeoEnvironmental Section of the Geotechnical Engineering Unit performed a Phase I field investigation on March 11, 2019 for the above referenced project to identify geoenvironmental sites of concern. The purpose of this report is to document sites of concern within the project study area that are or may be contaminated. These sites of concern should be included in the environmental planning document in an effort to assist the project stakeholders in reducing or avoiding impacts to these sites. Sites of concern may include, but are not limited to, underground storage tank (UST) sites, dry cleaning facilities, hazardous waste sites, regulated landfills and unregulated dumpsites.

Findings

Seven (7) sites of concern were identified within the proposed study area. We anticipate low monetary and scheduling impacts resulting from these sites. See the following table and figure for details.

Please note that discovery of additional sites not recorded by regulatory agencies and not reasonably discernible during the project reconnaissance may occur. The GeoEnvironmental Section should be notified immediately after discovery of such sites so their potential impact(s) may be assessed.

Sites of concern identified in this report should be reviewed by the GeoEnvironmental Section once the Final Right of Way plans are complete to determine if Phase II Investigations and Right of Way Recommendations are necessary prior to right of way being acquired.

If there are questions regarding the geoenvironmental issues, please contact me, at (919) 707-6872.

cc:

John Pilipchuk, LG, PE, State Geotechnical Engineer

Brian Hanks, PE, State Structures Engineer

Dale Burton, PE, PLS, State Location and Surveys Engineer

Carl Barclay, PE, State Utilities Manager

Wright Archer, III, PE, Division Construction Engineer

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Kevin Miller, PG, Regional Geological Engineer

Heather Fulghum, ROW Unit, Negotiations, Assistant State Negotiator

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(01) Property Name:

Sheetz Inc - 355
5198 Reidsville Road
Walkertown, NC 27051

Property Owner:

Rep Property LLC
5700 Sixth Avenue
Altoona, PA 16602

Facility ID: 00-0-036616

UST Owner:

Sheetz Inc
5700 Sixth Avenue
Altoona, PA 16602



Anticipated Impacts: Low

This site currently operates as a Sheetz Gas Station. Presently there are five (5) active underground storage tanks on site. There are no documented incidents and no monitoring wells were observed during site reconnaissance.

(02) Property Name:

Exprezit - Walkertown
3100 Old Hollow Road
Walkertown, NC 27051

Property Owner:

PSI Walkertown LLC
7609 Business Park Drive
Greensboro, NC 27409

Facility ID: 00-0-016559

UST Owner:

Exprezit Convenience Stores
548 Mary Esther Cut of PMB #286
Ft Walton Beach, FL 32548

Incident Type/Number: 44077



Anticipated Impacts: Low

This former gas station now operates as a Little Caesar's Pizza restaurant. UST Incident #44077 is associated with the parcel, when it operated as an Exprezit gas station. Based on information from the regulatory database, this incident was closed out in May 2014. No evidence of monitoring wells were observed while on site.

(03) Property Name:
Eckerds - Walkertown
2915 Main Street
Walkertown, NC 27051

Property Owner:
Walkertown Investment Prop LLC
207 Oakway Court
Kernersville, NC 27284

Incident Type/Number: 24529 / 3400



Anticipated Impacts: Low

There are two (2) UST incidents associated with this property, Walkertown Gant (Former Gant #29) and Eckerd Drug - Walkertown. In March of 1986 during UST removal activities at the Gant retail Fuel facility, petroleum hydrocarbons were detected in soil samples above regulatory limits. This incident was closed out in March 2009. In August 2002 two (2) heating oil tanks were removed and free product was present in the tank pit. Attempts to locate the original UST owners were futile. Eckerd Drug developed the property and the former drug store building is currently vacant. Six (6) monitoring wells were observed while on the property, it is believed that all but possibly one (1) have been abandoned.

(04) Property Name:
Walgreens - Walkertown
2926 Main Street
Walkertown, NC 27051

Property Owner:
Waltrust Properties Inc
PO Box 1159
Deerfield, IL 60015

Incident Type/Number: 37470



Anticipated Impacts: Low

This parcel is the site of a Walgreen's drug store. In April 2009 a UST was removed from the property, and soil samples collected were contaminated with petroleum. A UST/AST Closure and Water Well Abandonment Report were completed in June of 2009. A Notice of No Further Action was issued for the site in July 2009.

(05) Property Name:
Walkertown Tire Service
2780 Old Hollow Road
Walkertown, NC 27051

Property Owner:
Walkertown Shopping Center INC
1598 Westbrook Plaza Drive
Winston-Salem, NC 27103

Facility ID: 00-0-015033

UST Owner:
Beroth Oil Co
PO Box 4089
Winston-Salem, NC 27105

Incident Type/Number: 13607



Anticipated Impacts: Low

Walkertown Tire Service is a used vehicle dealer and automotive service center. Triad Lawn and Power Equipment share the building. Three USTs were removed in 1994, and three monitoring wells were observed while on site. According to the regulatory database, a land use restriction was filed in November and the incident was closed out in December 2015.

(06) Property Name:
Summit Automotive
2412 Old Hollow Road
Walkertown, NC 27051

Property Owner:
A D D Ventures, LLC
305 Beaumont Street
Winston-Salem, NC 27101



Anticipated Impacts: Low

This site currently operates as an automotive repair shop. Above ground lifts are located in the bays, however the potential for petroleum impacted soils does exist. No monitoring wells nor signs that USTs are located on site were observed.

(07) Property Name:

Vlahos Auto Sales
4815 Harley Drive
Walkertown, NC 27051

Property Owner:

John and Zoe Vlahos
4815 Harley Drive
Walkertown, NC 27051



Anticipated Impacts: Low

This site currently operates as a used car lot and repair shop. The history of the site is uncertain and historical aerial imagery did not offer conclusive evidence. This property may have once been used as an automotive repair shop.

Figure
Location of GeoEnvironmental Sites of Concern

