



STATE OF NORTH CAROLINA  
DEPARTMENT OF TRANSPORTATION

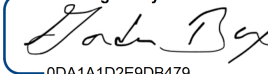
ROY COOPER  
GOVERNOR

JAMES H. TROGDON, III  
SECRETARY

June 22, 2018

MEMORANDUM TO: Brian Ketner  
NCDOT Division 7 Project Engineer

FROM: Gordon Box, PG  
GeoEnvironmental Project Manager  
GeoEnvironmental Section  
Geotechnical Engineering Unit

DocuSigned by:  
  
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TIP NO: U-6011  
WBS: 47146.1.1  
COUNTY: ALAMANCE  
DIVISION: 7  
DESCRIPTION: US 70 (SOUTH CHURCH STREET) AT SR 1158 (HUFFMAN  
MILL ROAD) IN BURLINGTON. INTERSECTION  
IMPROVEMENTS.

SUBJECT: **GeoEnvironmental Planning Report**

The GeoEnvironmental Section of the Geotechnical Engineering Unit performed a Phase I field investigation on May 25, 2018 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**

Five (5) sites of concern were identified within the proposed study area. We anticipate low to moderate 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.

If there are questions regarding the geoenvironmental issues, please contact me, at 919-707-6859.

cc:

John Pilipchuk, LG, PE, State Geotechnical Engineer

Stephen R. Morgan, PE, State Hydraulics Engineer

Andrew McDaniel, PE, Stormwater NPDES Permit Program - Engineering Supervisor

Brian Hanks, PE, State Structures Engineer

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

Carl Barclay, PE, State Utilities Manager

Patty Eason, PE, Division Construction Engineer

Alan Rothrock, Division Right of Way Agent

Chris Chen, PhD, PE, Geotechnical Regional Manager

Cheryl Youngblood, LG, Regional Geological Engineer

Steve Grimes, ROW Unit, Negotiations, State Negotiator

[row-notify@ncdot.gov](mailto:row-notify@ncdot.gov)

[roadwaydesign@ncdot.gov](mailto:roadwaydesign@ncdot.gov)

File

**(01) Property Name:**

Lowes  
125 Huffman Mill Rd  
Burlington, NC 27215

**Property Owner:**

Aragon C/O Lowes Co.  
1000 Lowes Blvd  
Mooreville, NC 28115

**Facility ID:** NA

**Incident Type/Number:** 6136

**UST Number:** WS-2660

**UST Owner:**

Lowes - Burlington  
125 Huffman Mill Rd.  
Burlington, NC 27215



**Anticipated Impacts:** LOW

This parcel is the site of Lowes home supplies. It is located at approximately 400' south of southeastern intersection Huffman Mill Rd. and S. Church St. The entrance to the parcel is located along the project. A NCDEQ Incident was attributed to Lowes and was closed out 4/4/2001 with No Further Action status.

**(02) Property Name:**

Fast Med Urgent Care  
104 Huffman Mill Rd  
Burlington, NC 27215

**Property Owner:**

Southstar Holdings Burl Ii Llc C/O Collett  
PO Box 36799  
Charlotte, NC 28236

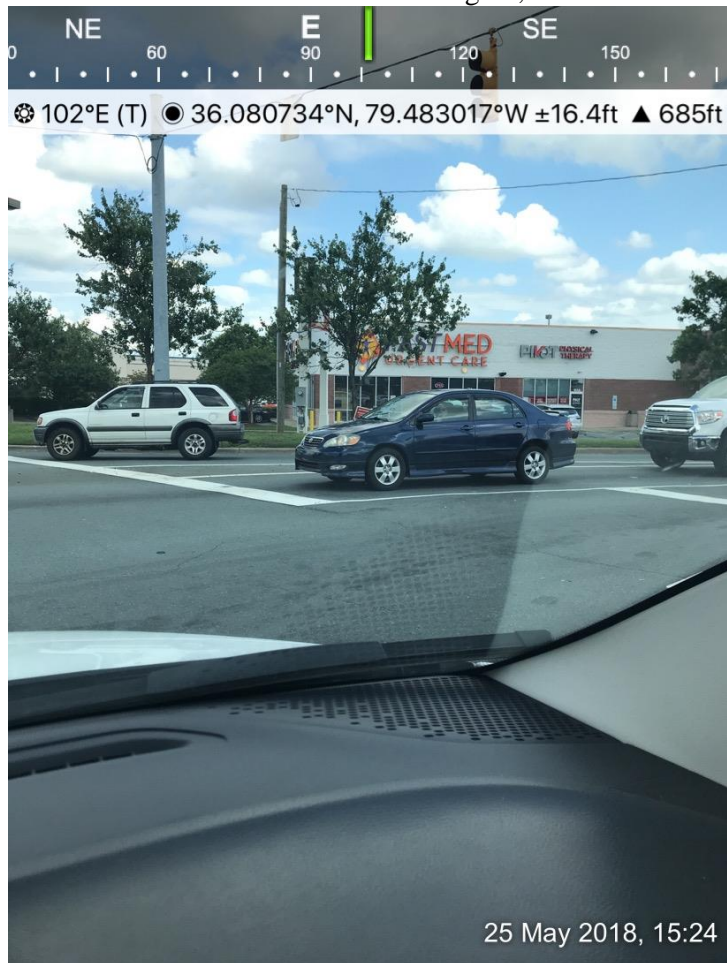
**Facility ID:** 1087

**Incident Type/Number:** 15518

**UST Number:** WS-5816

**UST Owner:**

Jack Church Exxon  
101 Huffman Mill  
Burlington, NC 27215



**Anticipated Impacts: LOW**

This parcel is the current site of an urgent care office and mattress store but was apparently formerly the site of Jack Church Exxon. It is located at the southeastern intersection of Huffman Mill Rd. and S. Church St. It was apparently a former gas station(s) according to NCDOT Historical Aerial Photography Missions 783, c. 1969 and 616, c. 1957, and 520, c. 1965. An incident was attributed to 101 Huffman Mill Rd., which is apparently this site (as the addresses have apparently changed over time)- the NCDEQ Incident was closed out 3/3/2004 with a Notice of Residual Petroleum attached to the deed.

**(03) Property Name:**

Sears  
309 Huffman Mill Rd  
Burlington, NC 27215

**Property Owner:**

Holly Hill Mall Llc  
309 Huffman Mill Rd  
Burlington , NC 27215

**Facility ID:** 23172

**Incident Type/Number:** 20921 & 14398

**UST Number:** WS-4766 & WS-4432

**UST Owner:**

Sears - Holly Hill Mall - B  
102 Holly Hill Mall  
Burlington, NC 27215



**Anticipated Impacts: LOW**

This parcel is the site of Sears retailer. It is located approximately 800' south of southwestern intersection Huffman Mill Rd. and S. Church St. It formerly may have had a Sears auto center or fueling facility, possibly also with hydraulic lifts. Two UST incidents were closed out 8/11/2000 and 3/17/1999.

**(04) Property Name:**

A Cleaner World Dry Cleaner/Harris Teeter Gas  
2753-2727 S Church St  
Burlington, NC 27215

**Property Owner:**

Newmarket-Burlington Llc  
610 E Morehead St  
Charlotte, NC 28202

**Facility ID:** 41109

**Incident Type/Number:** NA/DSCA 10003

**UST Number:** NA

**UST Owner:**

Harris Teeter Prop.  
701 Crestdale Rd  
Matthews, NC 28105



**Anticipated Impacts: Moderate**

This parcel is the site of Harris Teeter grocery store and A Cleaner World dry cleaner. These two stores, among others at this small mall, are located at the northwestern intersection of Huffman Mill Rd. and S. Church St. Harris Teeter has new gas station that has no known NCDEQ Incidents. The drycleaner, A Cleaner World, is registered with DSCA DC10003 suggesting they have contaminated soil and/or groundwater.

**(05) Property Name:**

Walgreens  
2585 S Church St  
Burlington, NC 27215

**Property Owner:**

MLG Burlington LLC c/o Walgreen Co Tax  
Dept. 12045  
PO Box 1159  
Deerfield, IL 60015

**Facility ID:** NA

**Incident Type/Number:** NA

**UST Number:** NA

**UST Owner:**

NA



**Anticipated Impacts: LOW**

This parcel is the site of Walgreens. It is located at the northeastern intersection of Huffman Mill Rd. and S. Church St. The site was formerly a gas station per NCDOT Historical Aerial Photography Mission 783, c. 1969.

**Appendix A**  
**Location of GeoEnvironmental Sites of Concern**



Project 47146.1.1 (TIP # U-6011)  
US 70 (SOUTH CHURCH STREET) AT SR 1158  
(HUFFMAN MILL ROAD) IN BURLINGTON,  
INTERSECTION IMPROVEMENTS.  
Alamance County



480 240 0 480 Feet



NC Department of Transportation  
Geotechnical Engineering Unit  
GeoEnvironmental Section

