



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

JAMES H. TROGDON, III
SECRETARY

July 11, 2018

MEMORANDUM TO: Ben Upshaw, PE
Divison 5 Project Development Team Lead

FROM: Dennis G. Li, Ph.D., LG
GeoEnvironmental Project Manager
GeoEnvironmental Section
Geotechnical Engineering Unit

DocuSigned by:
Dennis Li
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7/11/2018

TIP NO: U-5302
WBS: 48000.1.1
COUNTY: WAKE
DIVISION: 5
DESCRIPTION: Intersection Improvement at US 401 South of SR 2782 (Legend Road) to US 70 in Garner

SUBJECT: **GeoEnvironmental Planning Report**

The GeoEnvironmental Section of the Geotechnical Engineering Unit performed a Phase I field investigation on July 3, 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

Eighteen (18) sites of concern were identified within the proposed study area. We anticipate low to medium 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 919-707-6857.

cc:

John Pilipchuk, LG, PE, State Geotechnical Engineer

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

Brian Hanks, PE, State Structures Engineer

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Neil Roberson, LG, Regional Geological Engineer

Steve Grimes, ROW Unit, Negotiations, State Negotiator

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roadwaydesign@ncdot.gov

File

(01) Property Name:

C-MINI MART 12(Former ADCOCK
PROPERTY (CMM #12))
5420/5500 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

COC PROPERTIES INC
110 MACKENAN DR STE 200
CARY, NC 27511-7901

Facility ID: 00-0-0000034437

Incident Type/Number: 13801

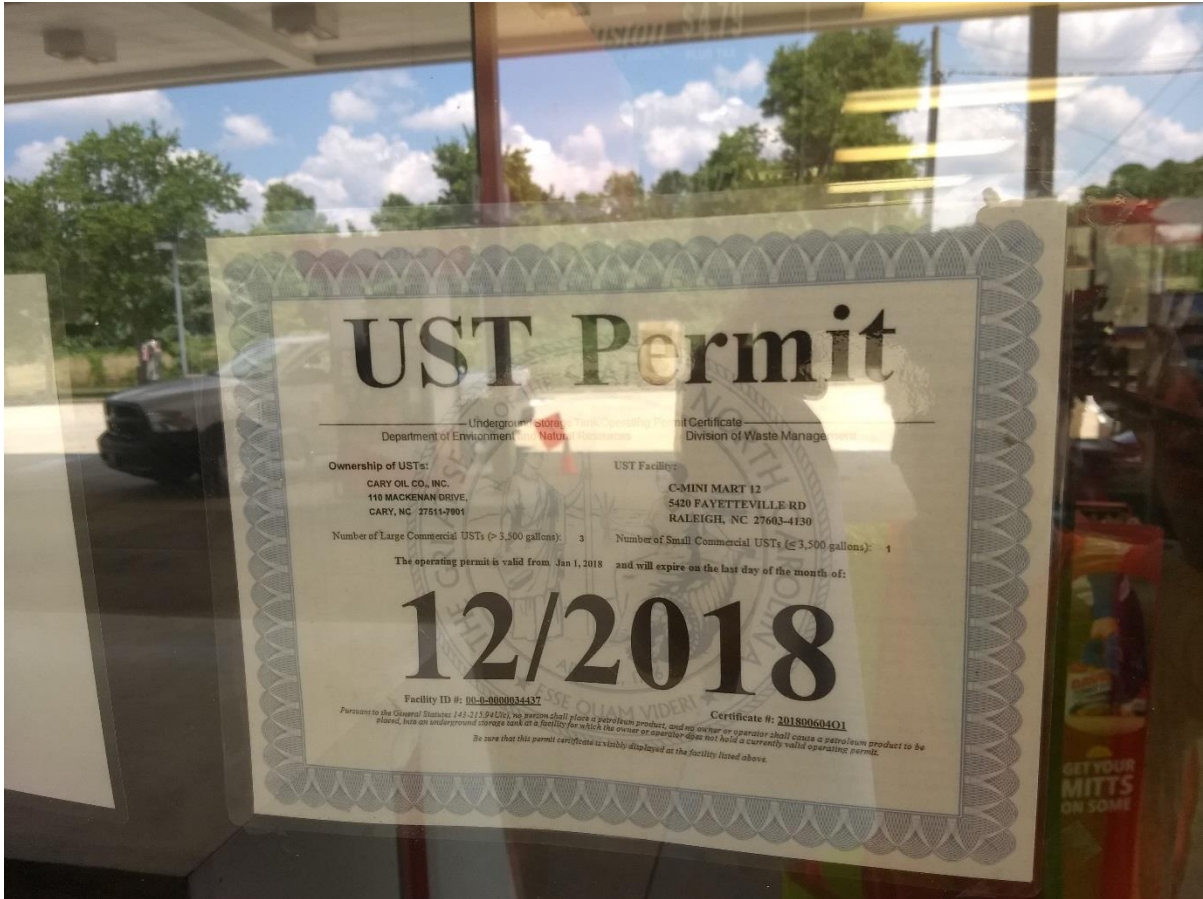
UST Owner:

CARY OIL CO., INC.
110 MACKENAN DR STE 200
CARY, NC 27511-7901



Anticipated Impacts: LOW

New, active gas station with former USTs reportedly close in 1994. No monitoring wells were observed on site.



(02) Property Name:
SON-SHINE GRADING, INC.
5120 Fayetteville Rd
Raleigh, NC 27603

Property Owner:
V & C COMMERCIAL PROPERTIES LLC
151 PRINCE CRK
PITTSBORO, NC 27312-7611

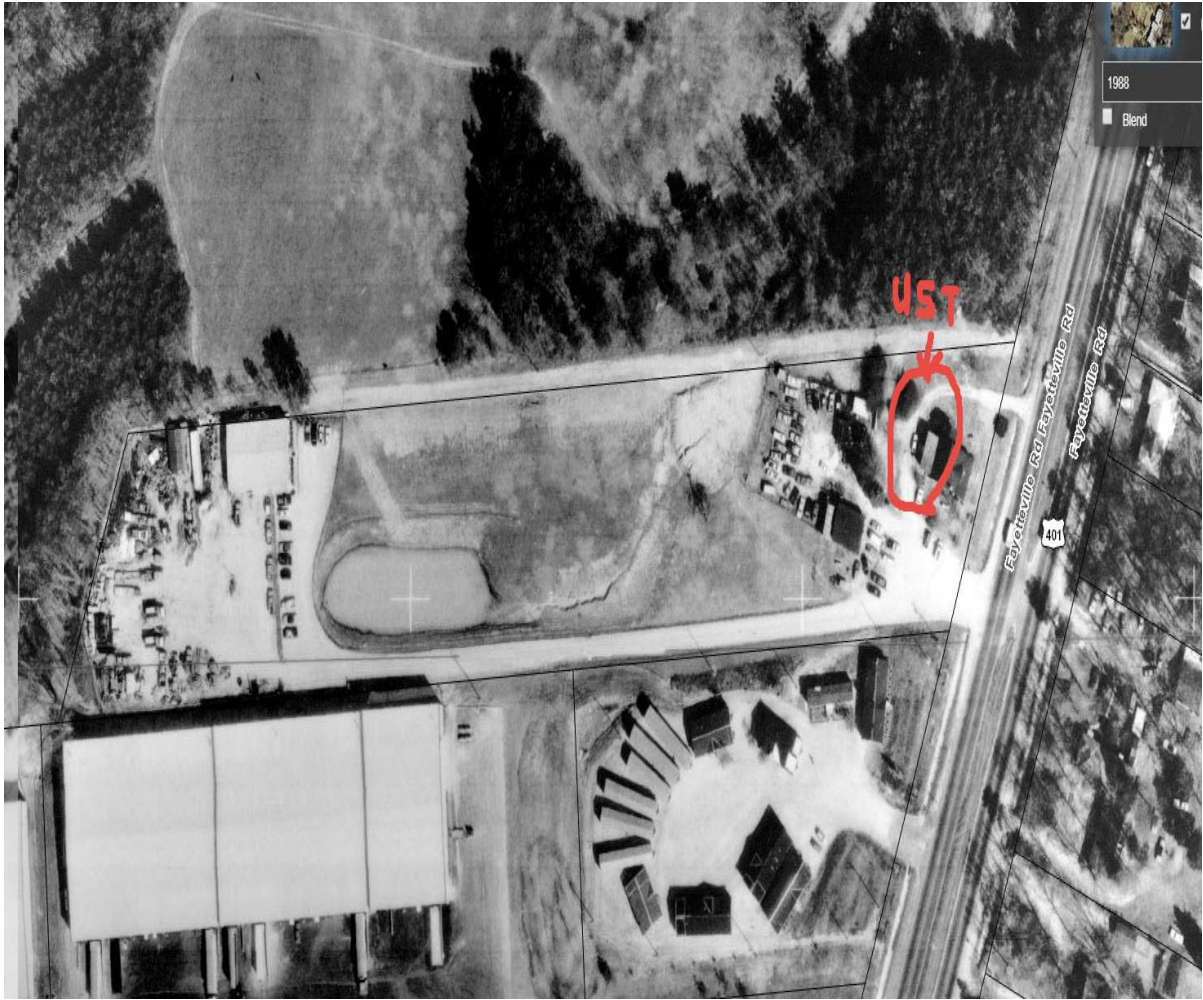
Facility ID: 00-0-0000006541
Incident Type/Number: 39984

UST Owner:
SON-SHINE GRADING, INC.
5120 FAYETTEVILLE ROAD
RALEIGH, NC 27603



Anticipated Impacts: LOW

UST associated canopy was revealed in the 1988 historic aerial photo (see next photo). Now, the area is vacant lot (since at least 1999). NO USTs or MWs observed on site.



Aerial photo, 1988, see UST area (canopy) marked.

(03) Property Name:
CIRCLE K STORES # 2704270
5009 Fayetteville Rd
Raleigh, NC 27603

Facility ID: 00-0-0000005170
Incident Type/Number: 17219

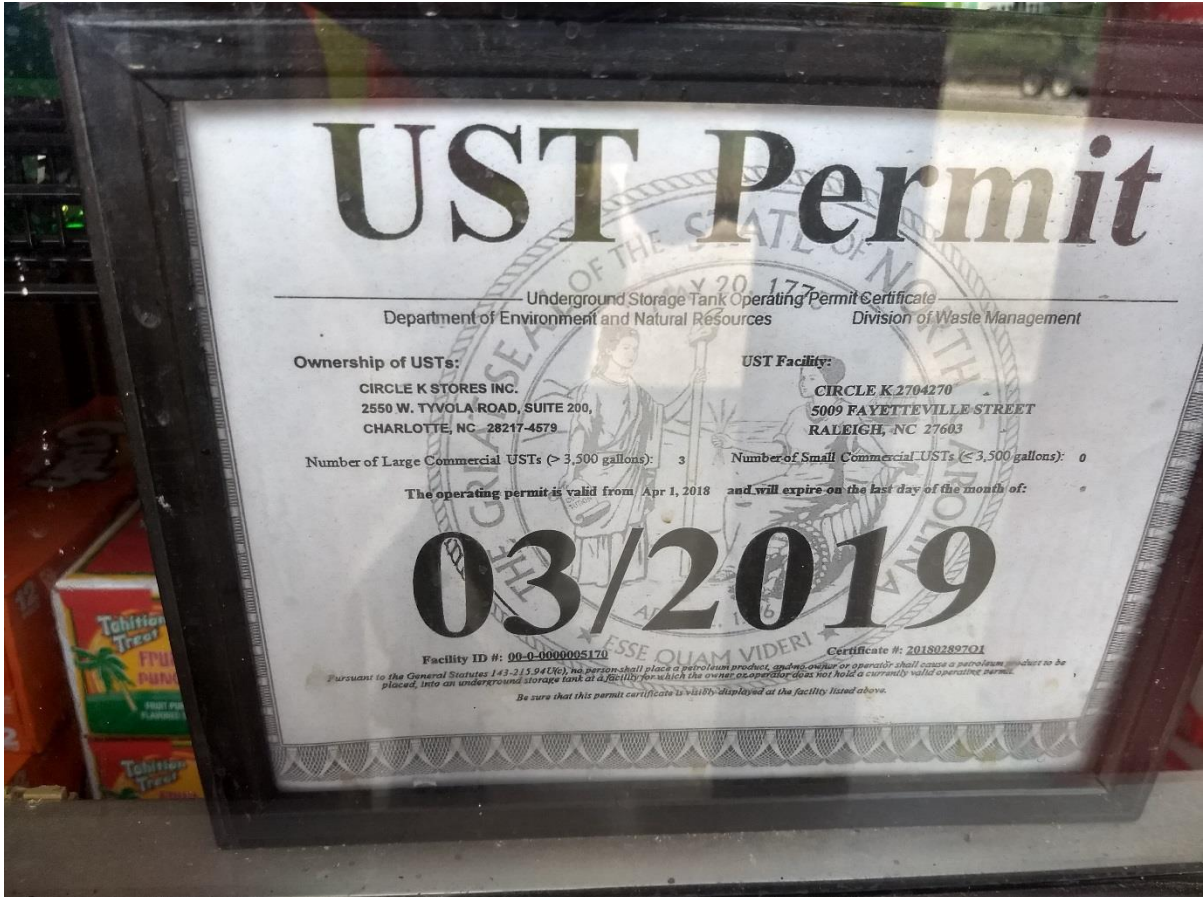
Property Owner:
PARTOZES, ERMA W HEIRS RABBANI,
CHERYL A SPENCER
PO BOX 52085
PHOENIX , AZ 85072-2085

UST Owner:
CIRCLE K STORES INC
2550 W. Tyvola Road, Suite 200
Charlotte, NC 28217-4579



Anticipated Impacts: LOW

Active Gas station, contaminated soil was discovered during pipe upgrade. Incident occurs on 10/2/1996, low risk. No monitoring well were observed on site.



Current UST permit.

(04) Property Name:
SENER TRACTOR Co
4901 Fayetteville Rd
Raleigh, NC 27603

Property Owner:
SENER TRACTOR CO INC
PO BOX 855
CARY, NC 27512-0855

Facility ID: 0-031852
Incident Type/Number: N/A

UST Owner:
SENER TRACTOR CO INC
PO BOX 855
CARY, NC 27512-0855



Anticipated Impacts: LOW

Facility had 1000 gallon waste oil UST installed in 1982 and closed in 1993. The UST was documented to be closed in place in 1999 (behind the main building). NFA was issued in 2005.

(05) Property Name:
ROCKSIDE TIRE SALE & SERVICES
4835 (or 4837) Fayetteville Rd
Raleigh, NC 27603

Property Owner:
SENER TRACTOR CO INC
PO BOX 855
CARY, NC 27512-0855

Facility ID: 0-003549
Incident Type/Number: 3846

UST Owner:
SENER TRACTOR CO INC
PO BOX 855
CARY, NC 27512-0855



Anticipated Impacts: LOW

Former Gas station, contaminated drinking well water was discovered in 1988. Monitoring wells in pairs were observed on site (see next two photos. Larger diameter wells on site, too.) USTs status and location are unowned.





(06) Property Name:
COLLINS SERVICE STATION
4811 Fayetteville Rd
Raleigh, NC 27603

Property Owner:
JAMES W & JOYCE C MARCOM
1221 Page Road
Raleigh, NC 27603-7334

Facility ID: 00-0-0000016983
Incident Type/Number: 9521

UST Owner:
JAMES W & JOYCE C MARCOM
1221 Page Road
Raleigh, NC 27603-7334



Anticipated Impacts: LOW

Former Gas station, contamination was reported when UST closure occurred in 1992. Incident was closed with residual soil on site (deed restriction). Abandoned wells on site (see next photo), no USTs observed.



Monitoring well abandoned.

(07) Property Name:

LELIABLE CAR & TRUCKS (Former E &
AMOCO FOOD SHOP)

4803 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

WILLIAMS, ERIC MICHAEL LYNN,
THOMAS ERIC

4803 FAYETTEVILLE RD
Raleigh, NC 27603-3619

Facility ID: 0-033377

Incident Type/Number: 9374

UST Owner:

STANCIL OIL COMPANY
HIGHWAY 301 SOUTH-P.O. BOX 188
SELMA, NC 27576



Anticipated Impacts: LOW

Former Gas station, contamination was reported in 1998. USTs observed to be located behind the Building (see next photo). No MWs observed.



USTs behind the main building.

(08) Property Name:
FORMER THOMPSON CABINET SHOP
4712/10 Fayetteville Rd
Raleigh, NC 27603

Property Owner:
SAULS PROPERTIES LLC
3725 VESTA DR
RALEIGH, NC 27603-3841

Facility ID: 00-0-0000006853
Incident Type/Number: 10581

UST Owner:
JAMES T THOMPSON
3725 VESTA DR
RALEIGH, NC 27603-3841



Anticipated Impacts: LOW

Former Cabinet making shop, now multiple business unit. UST reportedly REMOVED in 1992. SOIL SAMPLES UP TO 200 PPM TPH was reported. Neither USTs nor monitoring wells were observed on site.

(09) Property Name:

RESCO 1 STORE and RED STAR OIL
DISTRIBUTION CENTER
802 Purser Dr
Raleigh, NC 27603

Property Owner:

RED BALL HOLDINGS LLC
9917 OLD STAGE RD
RALEIGH, NC 27603-9556

Facility ID: 00-0-0000005627

Incident Type/Number: 13801

UST Owner:

RED STAR HOLDINGS, INC.
9917 OLD STAGE RD
RALEIGH, NC 27603-9556



Anticipated Impacts: LOW

Active Gas station and Red Star Oil Company distribution center. (Gasoline tanks capacity 40,000 gallons and diesel tanks 60,000 gallons.). There are above ground tanks on site, too (see next photo)



Red Star Oil Company Distribution Center (above ground tanks and whole sale dispensers)

(10) Property Name:
MURPHY EXPRESS 8724
4520 Fayetteville St
Raleigh, NC 27603

Property Owner:
MROF2, LLC/MURPHY OIL USA
MURPHY OIL USA, INC.
PO BOX 7300EL DORADO AR

Facility ID: 00-0-0000039168
Incident Type/Number: N/A

UST Owner:
MURPHY OIL USA, INC.
PO BOX 7300
EL DORADO , AR 71731-7300



Anticipated Impacts: LOW

New, Active Gas station. No monitoring wells observed on site.

(11) Property Name:
Precision Tune Auto Care
119 Small Pine Dr
Raleigh, NC 27603

Property Owner:
SANDERSON FAMILY PROPERTIES LLC
C/O DAVID L SANDERSON
106 WOODWINDS INDUSTRIAL CT
CARY, NC 27511-6240

Facility ID: N/A
Incident Type/Number: 39984

UST Owner:
N/A



Anticipated Impacts: LOW

Service Garages, No USTs, No in ground hydraulic lifts. No MWs observed on site.



Car care bays.

(12) Property Name:

Cloud 9 Vapor - Garner (Former WILLIS LEE
PAINTING COMPANY)
4607 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

BIG HAMMOCK PARTNERS LLC
4607 Fayetteville Rd
Raleigh, NC 27603-3658

UST Owner:

N/A

Facility ID: RA-5204

Incident Type/Number: 26751



Anticipated Impacts: LOW

Possible former Gas station, now a multiple business unit. Contamination was reported in 2004 and the incident was closed in 2005 for low risk, No USTs observed and monitoring wells were observed on site.

(13) Property Name:

Joy Cleaners (Former GREENBRIER FOOD MART)
4505/4503 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

PAGE & BOLING & JESSUP CORP
12612 CELTIC CT
ROCKVILLE MD 20850-3769, MD 20850-3769

Facility ID: 00-0-0000006579/NCR000140376

Incident Type/Number: 26889/NCDSA 092-0028(JOY CLEANERS)

UST Owner:

PACE OIL COMPANY. INC.
P.O. BOX 15047/150 STRATFORD CT.
WINSTON-SALEM, NC 27113



Anticipated Impacts: Medium

This active dry cleaner facility was a former Gas station. Contamination was reported when UST closed in 2006. Wells, remediation system (see following photos) were observed to be all around the property. No USTs were observed on site.





(14) Property Name:

Discount Tire
4400 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

HALLE PROPERTIES LLC
20225 N SCOTTSDALE RD
SCOTTSDALE, AZ 85255-6456

Facility ID: N/A

Incident Type/Number: N/A

UST Owner:

N/A



Anticipated Impacts: LOW

Service Garages, new, No USTs, No in ground hydraulic lifts. No MWs observed to be on site.

(15) Property Name:

Firestone Complete Auto Care
4390 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

BRIDGESTONE RETAIL OPERATIONS LLC
333 E LAKE ST
BLOOMINGDALE, IL 60108-1196

Facility ID: N/A

Incident Type/Number: N/A

UST Owner:

N/A



Anticipated Impacts: LOW

Service Garages, new, No USTs, No in ground hydraulic lifts. No MWs observed to be on site..



Car care service bays.

(16) Property Name:

Vacant Sears Store (Former FOWLERS
NURSERY)
4300 Fayetteville St
Raleigh, NC 27603

Property Owner:

4300 FAYETTEVILLE ROAD LLC
517 MERCURY ST
Raleigh, NC 27603-2341

Facility ID: N/A

Incident Type/Number: 11667

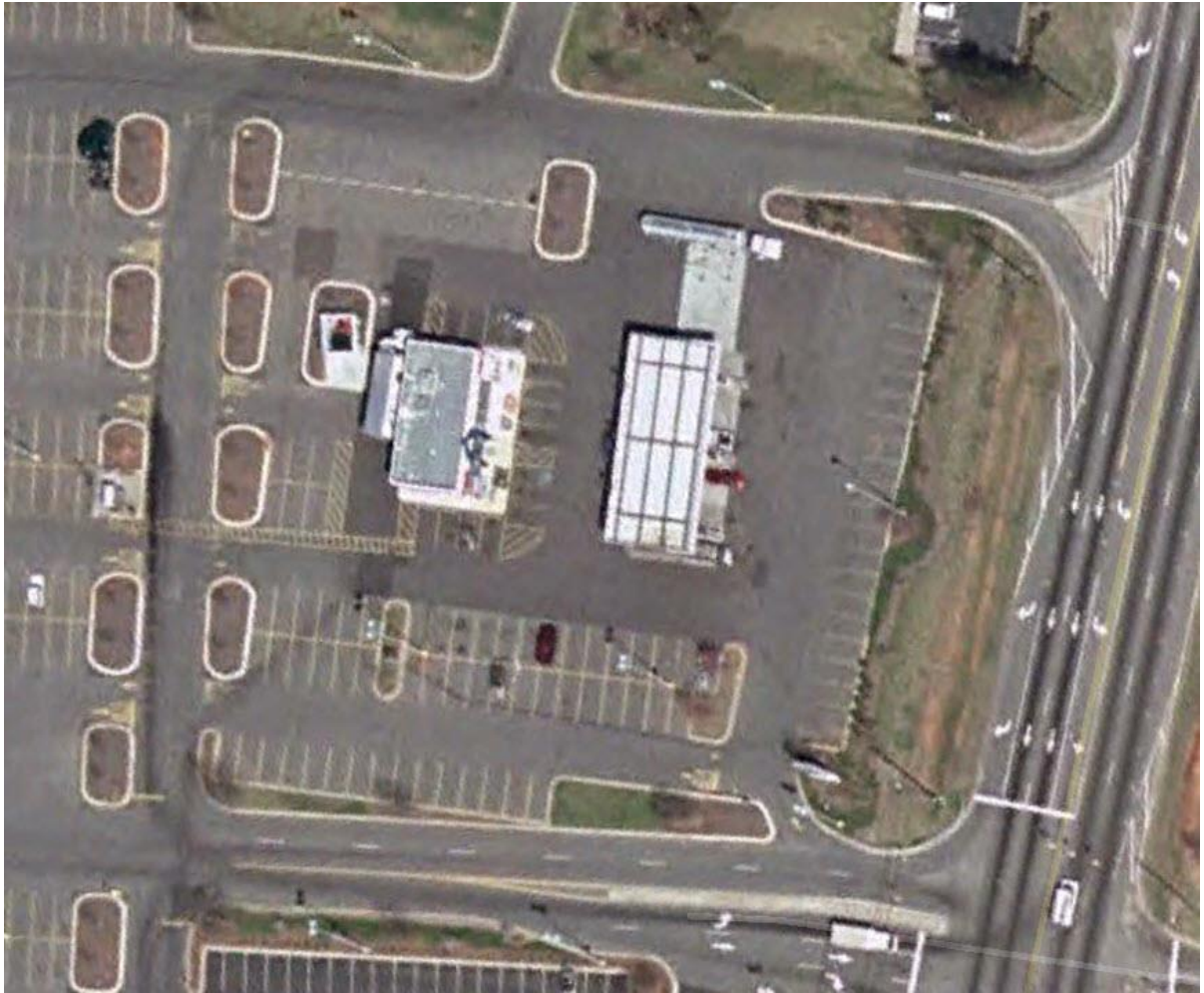
UST Owner:

4300 FAYETTEVILLE ROAD LLC
517 MERCURY ST
Raleigh, NC 27603-2341



Anticipated Impacts: LOW

This was a former gas station in the Sears Store parking lot. There was an incident related to this address in NCDEQ's database. The incident was closed in 2015 and it was possibly related to the former nursery before the Sears Store built in 1994. A gas station was built around 2000 based on historic photo review. (see next photo). The gas station related building, canopy and USTs were all removed in recent years, now the area is vacant lot (photo above).



Aerial photo in 2002.

(17) Property Name:

Greenbrier Cleaners & Laundromat
4207 Fayetteville Rd, SUITE 100
Raleigh, NC 27603

Property Owner:

GREENBRIAR PROPERTIES LLC
201 COMMONWEALTH CT STE 260
CARY , NC 27511-4485

Facility ID: N/A

Incident Type/Number: N/A

UST Owner:

N/A



Anticipated Impacts: Medium

This is an NCDEQ listed DRY CLEANER site. And no monitoring wells or USTs observed on site:
NCR000140376.

(18) Property Name:

Auto Store Of Garner (Former Pantry Food Store)
4203 Fayetteville Rd
Raleigh, NC 27603

Property Owner:

RDI LLC
300 S WESLEYAN BLVD STE 202
ROCKY MOUNT, NC 27804-4215

Facility ID: 0-021096

Incident Type/Number: 5714

UST Owner:

THE PANTRY. INC
PO BOX 1410/1801 DOUGLAS DRIVE
SANFORD, NC 27330

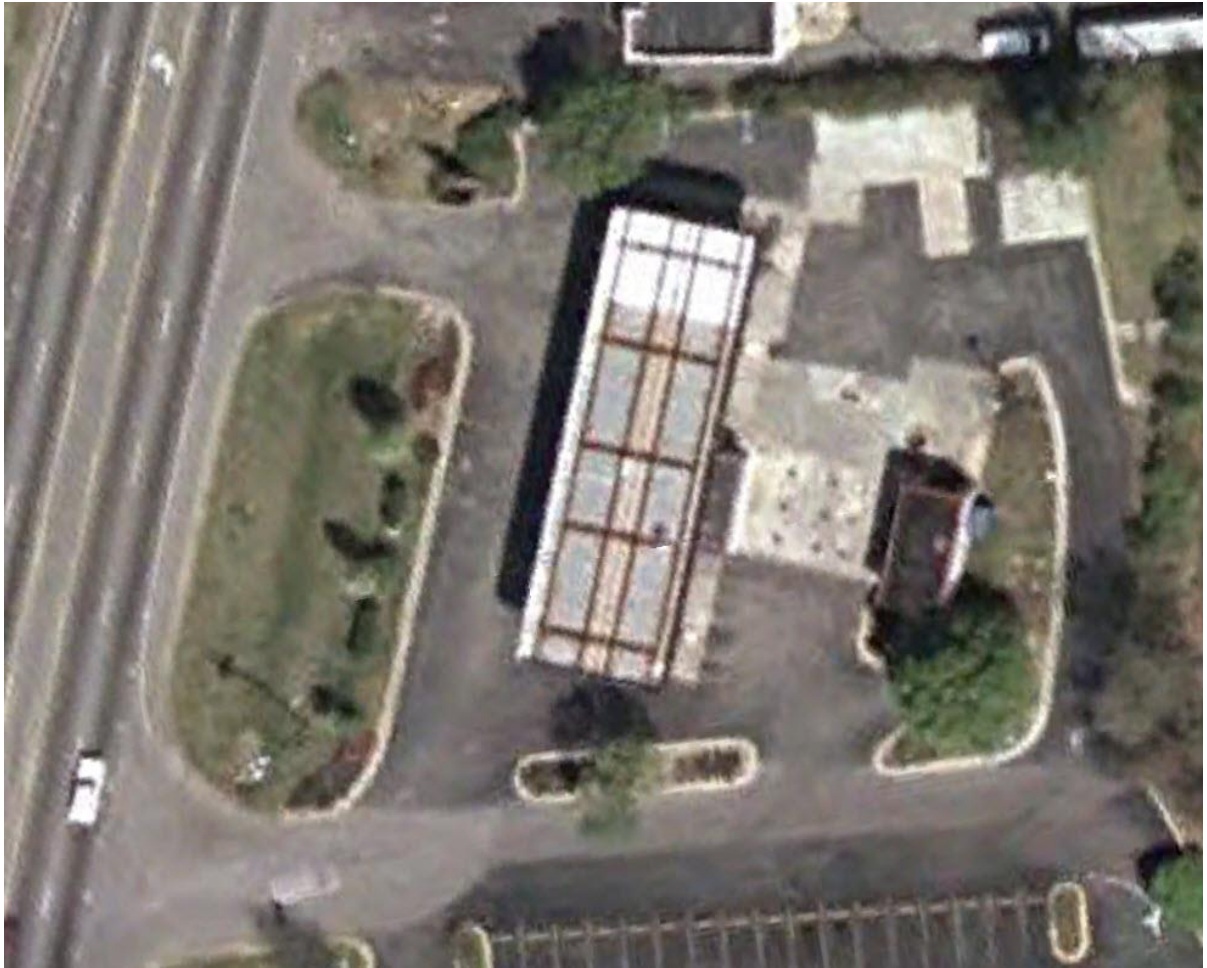


Anticipated Impacts: LOW

This is a Former Pantry store (THE PANTRY #3094 DBA ZIP MART) since at least 1990s. The USTs were reportedly closed in 2002. There are evidence of USTs removal and one monitoring well was located near car wash in the back (see next photos)

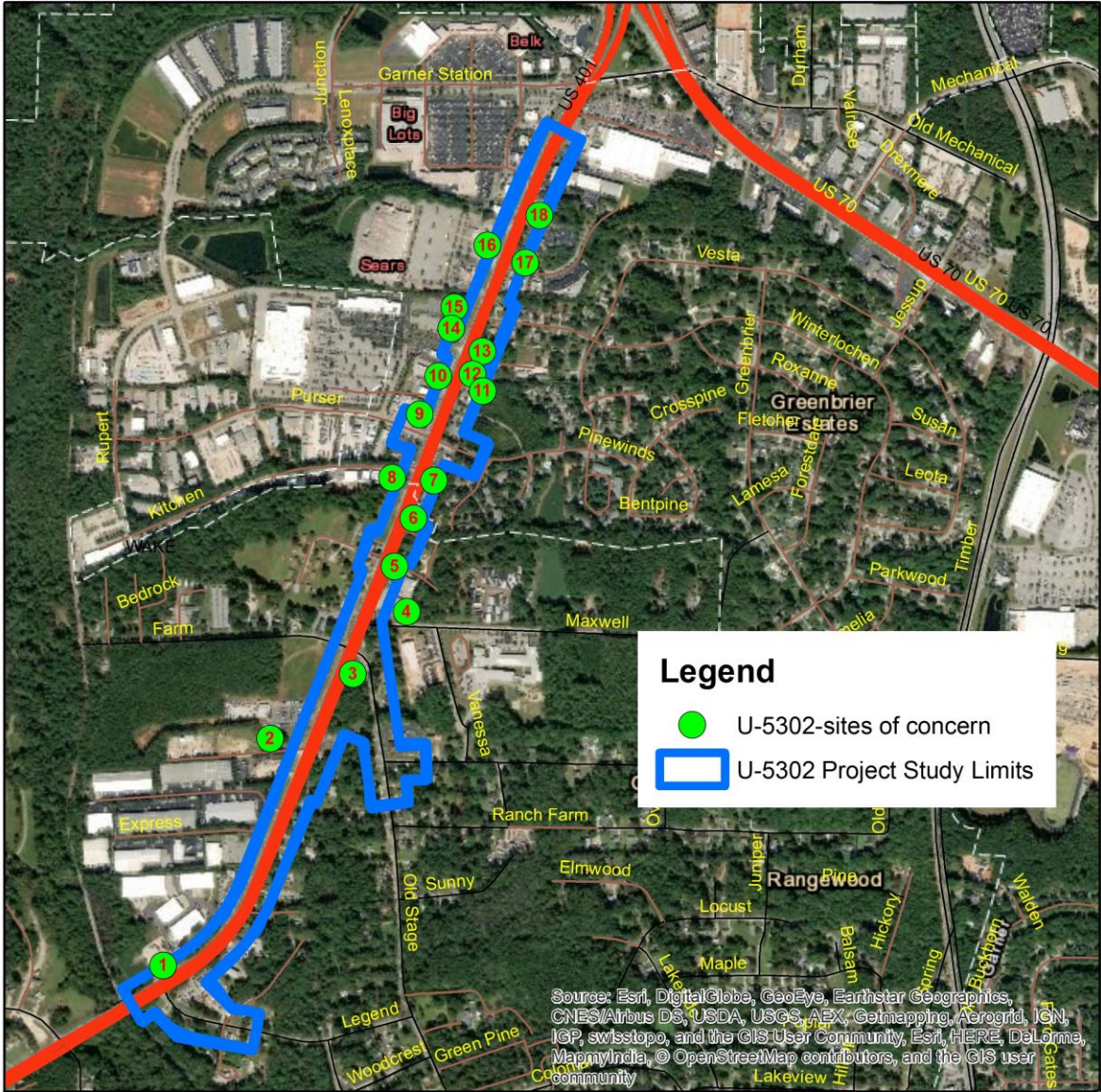






Aerial photo in 2002.

Appendix A
Location of GeoEnvironmental Sites of Concern



Legend

- U-5302-sites of concern
- U-5302 Project Study Limits

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AEX, Getmapping, Aerogrid, IGN, IGP, swisstopo, and the GIS User Community, Esri, HERE, DeLorme, MapmyIndia, © OpenStreetMap contributors, and the GIS user community



Project 48000.1.1 (TIP # U-5302)
 Intersection Improvement at US 401
 South of SR 2782 (Legend Road)
 to US 70 in Garner, Wake County



NC Department of Transportation
 Geotechnical Engineering Unit
 GeoEnvironmental Section

