DISTRICT DEPARTMENT OF THE ENVIRONMENT

Underground Storage Tank Branch
Leaking Underground Storage Tank (LUST) Contaminated Sites
LUST Cleanup Success Story

SITE INFORMATION:

Site Name:	1410 H Street	
Site Address:	1410 H Street NE, Washington DC 20019	
Ward #:	6	
Square / Lot No:	1049N / 0802	
Size:	2,215 SF	LUST ID #: 2013002
Facility ID:	6004018	
Property Owner:	UOH H Street LLC	
Remediating Party:	UOH H Street LLC	

SITE DESCRIPTION:

The site is owned by UOH H Street LLC and is located at the intersection of H Street and Florida Avenue, NE Washington DC 20019. The site is comprised of three two-story retail buildings which are currently vacant and a parking area to the east of the site buildings. The eastern portion of the site operated as a gasoline filling station from the 1940s until sometime in the 1960s. The site is surrounded by residential and commercial properties and is topographically flat.

SOURCE and RECEPTORS:

1. Petroleum contaminated soil and groundwater were identified in 2013 during an environmental investigation completed by the property owner. The contamination source and volume of the release was unverified. However, it is assumed that former gasoline underground storage tanks associated with a filling station historically located on the property were the source of the original release.
2. No surface water bodies are in the vicinity of the subject site, and groundwater is not used for potable purposes in the District of Columbia. The site is surrounded by retail, commercial, and residential properties.
3. Groundwater is at an average depth of approximately 30 feet below ground surface at the site.
4. Planned future use of the site includes a multistory development including a basement parking garage, ground floor retail space, and residential apartments above.

ENVIRONMENTAL ASSESSMENTS/INVESTIGATIONS:

In December 2012, LUST Case #2013002 was opened due to the identification of impacted soil and groundwater at the site. Additional investigation activities were completed and a Corrective Action Plan (CAP) was prepared for DDOE review and approval. DDOE approved the CAP and remediation activities commenced in August of 2013. Approximately 90 tons of contaminated soil was excavated from impacted areas for off-site disposal at an appropriate landfill facility. In early September 2013 five (5) soil vapor extraction (SVE) wells and four soil vapor monitoring points were installed to remediate residual contaminants of concern. A portable SVE system was connected to the extraction wells and brought online on September 25, 2013. The SVE remediation system ran for approximately three (3) months, until system recovery indicated that remedial goals were likely attained.

Post remediation soil and groundwater sampling indicated that remedial excavation and operation of the SVE Remediation System resulted in a significant decrease in contaminant concentrations. Post-remediation sampling of soil, groundwater and soil vapor indicated that contaminant concentrations remained above DDOE Tier 1 standards at some locations, but were below Tier 2 standards established for the site using the DC Risk Based Corrective Action (DCRBCA) process. The Tier 2 analysis showed that for the proposed future use of the site (one-story below grade parking, with commercial ground floor tenants and residential tenants above) the residual levels of site contamination do not represent a current of future risk to human health or the environment.

CLEANUP COMPLETED:

Excavation and soil vapor extraction were completed at the site in accordance with a DDOE approved Corrective Action Plan (CAP). Implementation of the CAP at the site resulted in a reduction of contaminant concentrations for soil, groundwater and soil vapor contaminants to below DDOE's acceptable risk-based concentration levels.

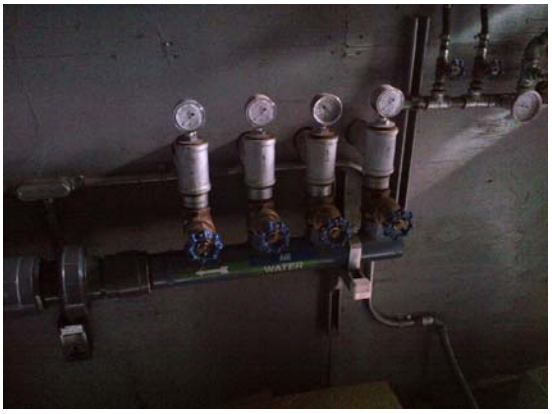
PRESENT SITE CONDITION:

The site has been awarded a 'No Further Action' status, based on a RBCA Tier 2A Report, dated March 3, 2014 submitted by Apex Environmental on behalf of the property owner. The contamination levels were below the Tier 2 risk based levels for all chemicals of concern for residential and any other future use.

PHOTOS:

SITE LOCATION

REMEDIATION SYSTEM – VAPOR EXTRACTION MANIFOLD



REMEDIATION SYSTEM – CONTROL UNIT

DISTRICT DEPARTMENT OF THE ENVIRONMENT green forward

ONE CITY

RECENT SITE PHOTOGRAPH- SITE INCULDES PARKING AREA AND BUILDINGS

Please feel free to contact our office at telephone 202-535-2600, fax 202-535-1383 or email ust.ddoe@dc.gov for additional information.