



Maryland Department of the
Environment

FACTS ABOUT: KOPPERS COMPANY – LAUREL (MD-40)

Site Location and Ownership

The Koppers Company – Laurel Site is located at 13505 Baltimore Avenue and is part of a commercial condominium subdivision at the intersection of US Route 1 and Contee Road in the Laurel area of Prince George’s County, Maryland. The Site has been owned by JH & Contee, LLC since January 2006 and is currently occupied by a restaurant and nightclub, which has been retrofitted from a warehouse structure, formerly occupied by Koppers Company, and assorted parking and landscaped areas.

Site History

The area of concern was a portion of the Koppers Company – Laurel Site, located to the southeast of the former warehouse structure, which is currently occupied by asphalt-paved parking surface and was formerly occupied by an unpermitted waste disposal pit from approximately 1949 to 1973. The Koppers Company reportedly used the pit to dispose of paint wastes/solids and assorted paint thinning agents and solvents. During the period that the pit was operational, the Koppers Company used the former warehouse structure for paint manufacturing and chemical storage. The pit was backfilled around 1973, when the Koppers Company vacated the Site.

Site Investigations

The United States Environmental Protection Agency (EPA) Region III Field Investigation Team (FIT III) investigated environmental conditions at the property in 1981. At the time of the 1981 investigation, the pit had been backfilled, but had not yet been paved over. The investigators did not identify any observable conditions of environmental concern. No distressed vegetation or evidence of staining or chemical seepage was observed in the area of the former pit, nor in a nearby vegetated drainage culvert. Furthermore, the investigator noted that no potable drinking water wells were located within a one mile radius and no evidence of a release originating from the property had been documented. The FIT III investigators recommended no further regulatory action or investigation at the time.

A follow-up site observation report was prepared for the Koppers Company – Laurel Site by MDE in 1999. The report noted that the site had been converted from a warehouse to a restaurant and club in 1996 and that the area of concern was now located under



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impervious asphalt parking surface. Based on the conditions observed at the Site and the documented site history, the report, in concurrence with the 1981 FIT III investigation, recommended no further regulatory action or investigation at the time.

Current Site Status

The Koppers Company – Laurel Site is listed on the State Master List, which identifies potential hazardous waste sites in Maryland, as MD-40. The case file for the Koppers Company – Laurel Site was revisited by MDE Controlled Hazardous Substance (CHS) Enforcement Division in February 2012. Based on the observations and data presented in the 1981 site investigation and the 1999 site observation reports, as well as the lack of immediate risk to human health or the environment in the vicinity of the site, the CHS Enforcement Division recommended that the site listing be transferred to the “formerly investigated sites” section of the State Master List. The only caveat is that proper soil/waste characterization and disposal should be practiced in the event that the area of concern at the property is ever excavated or otherwise disturbed in the future. No further regulatory action or investigation is warranted regarding the Koppers Company – Laurel Site at the present time.



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