



Facts About...

Nine Lots in City Block 7360 in Old Fairfield Property
(Voluntary Cleanup Program)

Site Location

The 1.007-acre Nine Lots in City Block 7360 in Old Fairfield Property (“Nine Lots”) includes 1712-1716, 1726-1738 Brady Avenue and 3208 Remley Street in Baltimore City, Maryland. Eight of the lots are vacant; 3208 Remley Street includes a small abandoned building. Brady Avenue and Remley Street are dirt roads/paths and the abandoned building on Remley Street is a dilapidated residence. The property is zoned for industrial use. The property is bounded to the north and west by Baltimore Scrap Corporation, to the south by Brady Avenue beyond which are vacant lots, and to the east by Remley Street beyond which is a petroleum terminal with numerous above ground storage tanks (ASTs).

Site History

The site was initially undeveloped prior to 1890. From 1907 through 1994, the site was primarily vacant lots and residential buildings. One lot was used as an automobile garage in 1936 and was later occupied by County Industrial Supply between 1969 and 1974. In 1979, another lot within the block was occupied by an automobile garage. From 1980 to 1984, the “Nine Lots” property was acquired by the Mayor and City Council of Baltimore. By 2007, all the lots within the “Nine Lots” property boundary were vacant except for the lot at 3208 Remley Street.

Environmental Investigations and Actions

In February 2008, an updated Phase I environmental site assessment specific to the “Nine Lots” property identified the following recognized environmental conditions (RECs): uncontrolled solid waste on the property and historical uses of adjacent properties including the adjoining petroleum terminal to the east.

In July 2008, two surface soil samples were collected from the “Nine Lots” property at the request of the Department and analyzed for volatile organic compounds (VOCs) and semi-volatile organic compounds (SVOCs). One sample indicated an elevated level of benzo(a)pyrene.

Several sampling events have been conducted on the entire Old Fairfield area (“Old Fairfield”) but no investigation has included the entire “Nine Lots” area specified in this application. In 1997, MDE completed two Brownfields Assessments on City-owned properties that identified elevated levels of inorganics, petroleum-related semi-volatile organic compounds (SVOCs) and polychlorinated biphenyls (PCBs) in the surface soils. In 2002, an environmental investigation conducted by a private consultant on “Old Fairfield” identified several hot spots of soil contamination by petroleum-related hydrocarbons and pesticides.

In November 2004, a Phase I environmental site assessment of “Old Fairfield” confirmed the presence of several above ground storage tanks, solid waste debris including removed underground storage tanks, pools of unknown liquid, 55-gallon drums of unknown content, staining and stressed vegetation across “Old Fairfield.”

In March 2007 a Phase II environmental site assessment of “Old Fairfield” included the collection of soil and groundwater samples that identified the presence of arsenic, lead, mercury, polychlorinated biphenyls, and petroleum related compounds in the soil at “Old Fairfield” and the presence of lead and petroleum related compounds in the groundwater beneath the “Old Fairfield” properties.

Current Status

On March 11, 2008, Baltimore Scrap Corporation, the prospective purchaser, submitted an application to the Voluntary Cleanup Program as an inculpable person seeking a Certificate of Completion for future commercial use for the property. On August 12, 2008, the Department accepted the property into the program and notified the applicant that they must submit a response action plan (RAP) for the property. The Department is currently awaiting the submittal of the RAP.

Contact

For additional information, please contact the Land Restoration Program at 410-537-3493.

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