



MARYLAND DEPARTMENT OF THE ENVIRONMENT

Oil Control Program, Suite 620, 1800 Washington Blvd., Baltimore MD 21230-1719

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Martin O'Malley
Governor

Robert M. Summers, Ph.D.
Secretary

Anthony G. Brown
Lieutenant Governor

October 2, 2012

Mr. Thomas Ruszin, III
Environmental Coordinator
Two Farms, Inc.
dba Royal Farms
3611 Roland Avenue
Baltimore MD 21211

**RE: APPROVED MODIFICATION FOR
INDOOR AIR QUALITY TESTING
Case No. 2010-0339-BA
Royal Farm Store No. 64
7950 Pulaski Highway, Rosedale
Baltimore County, Maryland
Facility I.D. No. 3975**

Dear Mr. Ruszin:

The Oil Control Program recently completed a review of the case file for the above-referenced property, including the *Request to Modify IAQ Testing - June 8, 2012*. On January 26, 2011, the Department approved the *Corrective Action Plan (CAP) Draft - October 7, 2010*. The CAP proposed the collection of indoor air samples from the station building and the 1205 and 1207 Chesaco Avenue residential properties on a quarterly basis for analysis of petroleum constituents. The quarterly sampling results were used to monitor indoor air conditions at the station building and the two adjacent residential properties. Indoor air sampling has been conducted at the Royal Farms Store building and the two residential properties on a quarterly basis since March 2011.

The *Request to Modify IAQ Testing - June 8, 2012* letter requests permission to discontinue indoor air sampling at the Royal Farms Store building and the 1205 Chesaco Avenue residential property. The analytical results for indoor air samples collected from both properties have been below regulatory standards for the past four quarters. The Department understands that Two Farms, Inc., dba Royal Farms, purchased the residential property at 1205 Chesaco Avenue in October 2011. The residence is currently vacant.

Based on the analytical data collected, the Department approves discontinuing indoor air sampling at Royal Farm Store #64 and at the 1205 Chesaco Avenue residence. Quarterly indoor air sampling will continue to be conducted at the 1207 Chesaco Avenue residential property.

Notify the Oil Control Program at least five (5) working days prior to conducting any field activities associated with this project. When submitting documentation to the Oil Control Program, provide three hard copies and a digital copy on a labeled compact disc (CD) to the attention of the case manager at the above letterhead address. If you have any questions, please contact the case manager, Ms. Jenny Herman, at 410-537-3413 (email: jherman@mde.state.md.us) or me at 410-537-3482 (ejackson@mde.state.md.us).

Sincerely,



Ellen Jackson, Central Region Section Head
Remediation and State-Lead Division
Oil Control Program

JH/nln

cc: Mr. Jeffery Stein (Advantage Environmental Consultants, LLC)
Mr. Robert Rinehart (Royal Farms)
Mr. Kevin Koepenick (Baltimore County DEPS)
Mr. Andrew B. Miller
Mr. Christopher H. Ralston
Priscilla N. Carroll, Esq.
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