



July 5, 2022

Beaufort County Manager's Office
Mr. Brian Alligood, County Manager
121 West 3rd Street
Washington, NC 27889

Subject: Explanation of Public Notice
Lane Blu Property
127 and 129 East Main Street
Washington, Beaufort County, North Carolina
Terracon Project Number: 72221070
NCDEQ Incident Number: 48483

Dear Mr. Alligood:

Terracon Consultants, Inc. (Terracon) has conducted previous environmental investigations at the above subject site. Results from the previous samples collected at the site determined that concentrations of petroleum contaminants in the soil exceed the North Carolina Department of Environmental Quality's (NCDEQ) reportable limits due to a former leaking heating oil underground storage tank. The underground storage tank has been removed from this property and a new building addition caps the area of the former underground storage tank. The contamination is not known to have impacted the groundwater at offsite properties in the site area. Based on the previous site work, NCDEQ has requested that a Notice of Residual Petroleum (NRP) be recorded for the site.

This information is provided to you per the public notice requirements of the NRP due to you being the Beaufort County Manager (manager of the county where the contamination is located). A copy of the NRP was recorded at the Beaufort County Register of Deeds office on July 1, 2022 (Deed Book 2110/Page 456). The NRP restricts the future use of the site to commercial/industrial usages and restricts the use of groundwater at the site as a drinking water source.

Environmental reports for the subject site may be reviewed at NCDEQ's Washington Regional Office using the NCDEQ incident number in the subject line. A copy of the NRP may be reviewed at the Beaufort County Register of Deeds Office in Washington, NC and/or found on their website by using the above stated deed book and page number.

NCDEQ has issued a "Conditional" Notice of No Further Action (CNFA) for the leaking tank incident. A copy of the CNFA is included as an attachment with this public notice document. The CNFA will become an "Unconditional" NFA once the public notice has been completed and proof of public notice has been provided to NCDEQ.

If you have questions or concerns, please feel free to contact the undersigned at (252) 353-1600.

Sincerely,

Terracon Consultants Inc.

Allen McColl
Project Scientist
Environmental Services

Attachment: Conditional Notice of No Further Action



Terracon Consultants, Inc. 314 Beacon Drive Winterville, NC 28590
P [252] 353 1600 F [252] 353 0002 terracon.com NC Registration F-0869

Geotechnical

Environmental

Construction Materials

Facilities

ROY COOPER
Governor

ELIZABETH S. BISER
Secretary

MICHAEL SCOTT
Director



July 1, 2022

Attn: Washington Holdings, Inc
419 East Main Street
Washington, North Carolina 27889

Re: **Conditional Notice of No Further Action**
15A NCAC 2L .0407(d)
Risk-based Assessment and Corrective Action
for Petroleum Underground Storage Tanks

Lane Blu Property
(500 Gallon Orphan Heating Oil UST)
129 E. Main Street
Washington, Beaufort County
Incident Number: 48483
Risk Classification: Low
Rank: L 120 D

To Whom it May Concern:

The UST Section, Division of Waste Management, Washington Regional Office received the Notice of Residual Petroleum on July 1, 2022. The review indicates that soil contamination exceeds the residential maximum soil contaminant concentrations (MSCCs) established in Title 15A NCAC 2L .0411 and groundwater contamination meets the cleanup requirements for a low-risk site but exceeds the groundwater quality standards established in Title 15A NCAC 2L .0202.

The UST Section determines the subject incident to be eligible conditionally for no further action status. **However, final approval of no further action status is contingent on the filing of the approved NRP (attached) with the Register of Deeds in the county in which the release is located, verified by the receipt of a certified copy of the filed NRP by this office; and on receipt of confirmation that public notice requirements have been completed, as described in the following paragraphs.**

Be advised that as groundwater contamination exceeds the groundwater quality standards established in Title 15A NCAC 2L .0202, groundwater within the area of contamination or within the area where groundwater contamination is expected to migrate is not suitable for use as a water supply. Be advised that as soil contamination exceeds the residential MSCCs, the property containing the contamination is suitable only for **industrial/commercial use** as stipulated in the Notice of Residual Petroleum (attached).



North Carolina Department of Environmental Quality | Division of Waste Management | UST Section
Washington Regional Office | 943 Washington Square Mall | Washington, NC 27889 | (252) 946-6481


As groundwater contamination exceeds the groundwater quality standards established in Title 15A NCAC 2L .0202 and soil contamination exceeds the residential MSCCs, pursuant to NCGS 143B-279.9 and 143B-279.11, you must file the approved Notice of Residual Petroleum (attached) with the Register of Deeds in the county in which the release is located and submit a certified copy to the UST Section within 30 days of receipt of this letter.

As groundwater contamination exceeds the groundwater quality standards established in Title 15A NCAC 2L .0202 and soil contamination exceeds the lower of the soil-to-groundwater or residential MSCCs, public notice in accordance with 15A NCAC 2L .0409(b) also is required. Thus, within 30 days of receipt of this letter, a copy of the letter must be provided by certified mail, or by posting in a prominent place, if certified mail is impractical, to the local health director, the chief administrative officer of each political jurisdiction in which the contamination occurs, all property owners and occupants within or contiguous to the area containing contamination, and all property owners and occupants within or contiguous to the area where the contamination is expected to migrate. **Within 60 days of receiving this letter, this office must be provided with proof of receipt of the copy of the letter or of refusal by the addressee to accept delivery of the copy of the letter or with a description of the manner in which the letter was posted.** Interested parties may examine the information on file by contacting this regional office and may submit comments on the site to the regional office at the address or telephone number listed below.

This conditional No Further Action determination will not become valid until the UST Section receives a certified copy of the Notice of Residual Petroleum which is filed with the Register of Deeds and until public notice requirements are completed.

If you have any questions regarding this notice, please contact me at the address or *telephone number* listed below.

Sincerely,



Sylvia Newsom-Hunneke
Regional UST Supervisor
Washington Regional Office

Attachments: Notice of Residual Petroleum

cc: Washington (WAS) – 943 Washington Square Mall, Washington, NC 27889 (252) 946-6481