



Facts About...

Lowe's Flatbed Distribution Center Property (Voluntary Cleanup Program)

Site Location

The 51.647-acre Lowe's Flatbed Distribution Center property is located in a mixed-use, residential-industrial area in southwest Hagerstown. The property was a sub parcel of the former Koppers rail yard and wood treatment site. The property is located at 990 Wesel Boulevard, Hagerstown, Maryland in Washington County and is zoned for commercial and industrial use.

Surrounding properties include to the north, Western Maryland Railroad tracks; to the east and southeast, the former Koppers Company facility; to the south, Wesel Boulevard and other commercial properties; and to the west, commercial properties.

The nearest surface water body is an unnamed pond at Hellane Park, located one mile north of the property. The property is underlain by predominantly carbonate rocks where ground water has moved through fractures and bedding-plane separations that have been enlarged by dissolution of rock by the circulating ground water. Ground water occurs under both confined and unconfined water table conditions. Public water and sewer is reported to service the property and vicinity.

Site History

Lowe's Home Centers, Inc. recently purchased the subject property from CSX Minerals, Inc., the owner of the former Koppers Company property. Western Maryland Railway Company (a predecessor company to CSX) purchased this property as part of a larger property parcel (200+ acres) in a series of transactions dating from 1906 to 1944. In April 1930, Western Maryland Railway Company leased a 40.94-acre portion of the property to Maryland Wood Preserving Company. The lease was then assigned to Century Wood Preserving Company in December 1932. Koppers apparently acquired Century Wood Preserving Company sometime after 1932. The former Koppers facility site was used to manufacture railroad ties treated with creosote from about April 1930 to January 1953, when the lease expired.

A review of the historical records indicates that the remainder of the CSX property was never developed with the exception of a former farmstead located on this parcel. Until the early 1980s, Western Maryland Railway Company still used the former Koppers facility portion of the property as a staging and switching yard for railroad cars.

Environmental Investigations and Actions

Environmental investigations were completed in the 1990s at the adjacent Koppers facility parcel when areas of contaminated soil and ground water were identified from the former wood treating operations and rail yard.



In September 2003, an environmental investigation concentrated on the Lowe's parcel. Sampling at the property included the soil and ground water being analyzed for volatile organic compounds, semi-volatile organic compounds, pesticides, herbicides, metals and elemental mercury. The soil contaminants at the property that exceed the non-residential Maryland Department of the Environment (MDE) Cleanup Standards consist of arsenic and mercury. The arsenic levels in the soil did not exceed the MDE Anticipated Typical Concentration for Western Maryland. No ground water contaminants tested at the property exceeded the MDE Cleanup Standards at the property.

Current Status

On November 6, 2003, Lowe's Home Centers, Inc. submitted a Voluntary Cleanup Program application seeking a No Further Requirements Determination (NFRD) as an inculpable person for the property at the above address with a total acreage of 51.647 acres. A NFRD was issued on August 25, 2005 for commercial or industrial use of the property, a prohibition on the use of groundwater beneath the property for any purpose, and certain soil excavation and disposal requirements. On September 12, 2005, the NFRD was recorded in the Washington County land records.

Planned or Potential Future Action

The proposed future use of the property is commercial/industrial.

Contact

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

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