

# Phase I Environmental Site Assessment

## U.S. EPA Brownfields Program



Figure 1. Former Pump House

**R.E.A.** was selected to complete a Phase I ESA at an historic abandoned industrial and active multi-family residential property in northern Vermont. The property was formally used as a crude oil pumping station and housing for employees. During the Phase I ESA, **R.E.A.** identified multiple locations of petroleum storage including: a former 1,260,000-gallon crude oil above ground storage tank (AST), a 5,250-gallon diesel AST, a 42,000-gallon fuel tank, an unknown capacity fuel tank and an abandoned 55-gallon drum.



Figure 2. Multi-family Residential Housing



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### Key Findings

- Records reviewed revealed a significant release relating to the active crude oil pipeline that bisects the subject property.
- Relic infrastructure was abandoned in place including unpurged crude oil piping and asbestos wrapped piping.
- The residential houses are serviced by an on-site supply well located in the boiler house.
- Solid waste and other dumping was observed throughout the subject property.
- Sheening was noted in a large section of the wetland area to the south of pipe line right-of way.

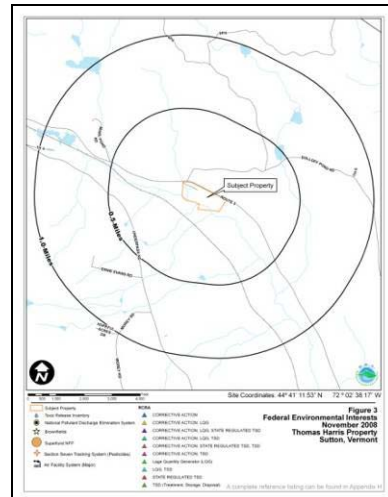


Figure 3. Phase I – Radius Map

Based on the findings of the Phase I ESA, the U.S. EPA requested further investigation of the property. The Phase II activities include collecting samples from surface and subsurface soils, wetland and river surface water and sediments, sampling the onsite supply well and investigating possible abandoned underground storage tanks.

The Brownfields renovation and reuse goal is to use the property for residential low-income housing.