

NORTH I-25  
EIS



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# Modified Phase I Environmental Site Assessment

**October 2008**

**Prepared for:**

Federal Highway Administration  
Federal Transit Administration  
Colorado Department of Transportation

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## LIST OF ABBREVIATED TERMS

A	ACM	asbestos-containing materials
	AS	air-sparge system
	AST	aboveground storage tank
	ASTM	American Society for Testing and Materials
B	BGS	below ground surface
	BNSF	Burlington Northern and Santa Fe Railway
	BTEX	benzene, toluene, ethyl benzene, and xylenes
	BYA	billion years ago
C	CAA	Clean Air Act
	CAP	Corrective Action Plan
	CAPS	Colorado Aerial Photo Service
	CDH	Colorado Department of Health
	CFC	chlorofluorocarbons
	CFR	Code of Federal Regulations
	CDOT	Colorado Department of Transportation
	CDPHE	Colorado Department of Public Health and Environment [formerly the Colorado Department of Health (CDH)]
	CERCLA	Comprehensive Environmental Response, Compensation, and Liability Act
	CERCLIS	Comprehensive Environmental Response, Compensation, and Liability Information System
	CGS	Colorado Basic Standards for Groundwater
	COGCC	Colorado Oil and Gas Conservation Commission
	CORRACTS	RCRA corrective action
	CSU	Colorado State University
	CR	County Road
	CWCB	Colorado Water Conservation Board
D	DPE	Dual-phase extraction system
	DRCOG	Denver Regional Council of Governments
	DUS	Denver Union Station
E	EDR	Environmental Data Resources
	EFR	enhanced fluid recovery system
	EIS	environmental impact statement
	EPA	U.S. Environmental Protection Agency
	EPB	CDOT Environmental Programs Branch
	ERNS	Emergency Response Notification System
F	FHWA	Federal Highway Administration
	FHU	Felsburg Holt & Ullevig
	FINDS	Facility Index System
G	gpm	gallons per minute
H	HMIRS	Hazardous Materials Incident Report System
	HMWMD	CDPHE Hazardous Materials and Waste Management Division
I	I-25	Interstate 25
	ISA	Initial Site Assessment
L	LUST	leaking underground storage tank
	LF	landfill
	LPG	liquid petroleum gas
M	MESA	Modified Phase I Environmental Site Assessment

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	mg/kg	milligrams per kilogram
	MMP	Materials Management Plan
	MTBE	methyl tertiary-butyl ether
	MW	groundwater monitoring well
	MYA	million years ago
N	NEPA	National Environmental Policy Act
	NESHAP	National Emission Standards for Hazardous Air Pollutants
	NFA	no further action
	NFRAP	No Further Remedial Action Planned
	NFRMPO	North Front Range Metropolitan Planning Organization
	NPL	National Priority List
O	OPS	Colorado Department of Labor and Employment Division of Oil and Public Safety [formerly Oil Inspection Section (OIS)]
	ORC	oxygen releasing compound
	OSHA	Occupational Safety and Health Administration
P	PAH	polycyclic aromatic hydrocarbons
	PCBs	polychlorinated biphenyls
	PCE	perchloroethylene
	PID	photoionization detector
	POTW	publicly-owned treatment works
	ppb	parts per billion
	ppm	parts per million
	PSI	Preliminary Site Investigation
R	RAC	remedial action category
	RBSL	risk based screening levels
	RCRA	Resource Conservation and Recovery Act
	RCRIS	Resource Conservation and Recovery Information System
	RCRA LQG	Resource Conservation and Recovery Act Large Quantity Generator
	RCRA SQG	Resource Conservation and Recovery Act Small Quantity Generator
	RCRA TSD	Resource Conservation and Recovery Act Transportation, Storage, and Disposal Facility
S	RI/FS	Remedial Investigation/Feasibility Study
	SH	State Highway
	SLSC	second level site characterization
	SVE	soil vapor extraction system
	SVOC	semi- volatile organic compounds
	SWF	solid waste disposal site
T	TCE	trichloroethylene
	TEL	Tolled Express Lanes
	TEPH	total extractable petroleum hydrocarbons
	TPH	total petroleum hydrocarbons
	TPH-G	total petroleum hydrocarbons as gasoline
	TPH-D	total petroleum hydrocarbons as diesel
	TRPH	total recoverable petroleum hydrocarbons
	TSCA	Toxic Substances Control Act
	TSD	RCRA Treatment, Storage, or Disposal Facility
	TVPH	total volatile petroleum hydrocarbons
U	UFRRPC	Upper Front Range Regional Planning Commission

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	µg/L	micrograms per liter
	UPRR	Union Pacific Railroad
	USGS	United States Geological Survey
	UST	underground storage tank
	VCUP	Voluntary Cleanup Program
V	VOCs	volatile organic compounds
W	WCR	Weld County Road
Y	yds <sup>3</sup>	cubic yard

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## 1.0 INTRODUCTION

In accordance with the National Environmental Policy Act of 1969 (NEPA) and its related regulations, the Federal Highway Administration (FHWA) and the Federal Transit Administration (FTA), in cooperation with the Colorado Department of Transportation (CDOT), are preparing an Environmental Impact Statement (EIS) for the North Interstate 25 (I-25) project. Felsburg Holt & Ullevig (FHU), acting on behalf of CDOT, conducted a Modified Phase I Environmental Site Assessment (MESA) in support of the EIS.

Highway corridors, such as I-25, generally consist of areas where light industrial and commercial businesses historically or currently operate. These types of businesses, such as gasoline service stations, automotive repair facilities, and larger truck stop establishments, typically use underground storage tanks (UST) or aboveground storage tanks (AST) to store petroleum products, waste oils, and/or other hazardous materials. Such facilities are also often regulated based on their current hazardous waste generation management activities. Consequently, areas with light industrial and commercial use present a risk of having the presence of soil and groundwater contamination as the result of past spills or releases of hazardous substances, including petroleum products. Historic railroad operations within the project area also present the risk of having the presence of contamination due to an accumulation over time of drips, leaks, spills, and hydrocarbon exhaust residues from rail traffic and the transport and storage of hazardous materials. Other typical hazardous materials concerns associated with transportation projects include the presence of lead-based paint or asbestos-containing materials on highway structures or within older buildings (pre-1980) that will be demolished during right-of-way acquisition.

The objective of this MESA is to provide information needed for planning efforts related to properties (sites) within the project area that pose a potential risk of environmental contamination from hazardous materials. A thorough assessment and investigation of properties within the project area for past or present soils and/or groundwater contamination is an integral component of the planning process. These planning efforts include right-of-way acquisition costs and property appraisals, options for owner-funded site remediation prior to CDOT acquisition, property avoidance, and planning for engineering options to minimize the necessary remediation and treatment of residual hazardous materials.

Due to their contaminated nature, hazardous materials require specific materials management, handling, worker health and safety, and disposal practices. In the case that contamination of soils and/or groundwater is suspected, avoidance or mitigation measures can be implemented when reasonably possible. Encountering soil and groundwater contamination during the construction process without prior knowledge of contamination has the potential to affect the project in terms of mitigation, cost, schedule, and project personnel health and safety issues.

This MESA has been prepared with a level of detail appropriate for the development and screening of design alternatives for the North I-25 EIS. In certain cases, potential environmental conditions or recognized environmental conditions, which are further defined in **Section 1.3**, may be present but could not be confirmed without additional inspection or investigation, which is beyond the scope of this MESA. It is anticipated that additional assessment and/or field investigations may be needed to assist in right-of-way acquisition and development of specific materials management or institutional controls that may be required during construction. Recommendations pertaining to additional assessment and investigation are provided in **Chapter 5.0**.

## 1.1 PROJECT DESCRIPTION

The purpose of the North I-25 project is to meet long-term travel needs between the Denver metropolitan area and the rapidly growing population centers along I-25 corridor to the Fort Collins-Wellington area. The regional study area limits extend from the Burlington Northern and Santa Fe (BNSF) railway routes in the west to US 85 and the Union Pacific Railroad (UPRR) line in the east and from State Highway (SH) 1 in the north to Denver Union Station (DUS) in the south. The regional study area spans portions of six counties: Adams, Boulder, Broomfield, Denver, Larimer, and Weld. In addition, more than 30 communities, two metropolitan planning organizations (the Denver Regional Council of Governments [DRCOG] and the North Front Range Metropolitan Planning Organization [NFRMPO]), and the Upper Front Range Regional Planning Commission (UFRRPC) are included within the regional study area (see **Figure 1-1**). For purposes of the MESA, a smaller project area was identified that only includes the areas in the immediate vicinity of the proposed corridor improvements, including the I-25 corridor, accessible railway lines, and areas surrounding transit stations or maintenance facilities.

The MESA project area consists of the project footprint of the two build alternative packages (Package A and B). Each Package has highway and transit components, which are briefly described below. In addition to the packages, a No-Action Alternative is included in the North I-25 EIS.

### 1.1.1 Alternative Package A

There are four highway components and four transit components associated with Package A, generally including the construction of additional general purpose lanes on I-25 and the implementation of commuter rail and commuter bus service along the I-25 corridor, BNSF rail line, UP rail line, US 85 corridor, and a portion of a new alignment. Package A also includes the construction of associated elements, such as commuter rail and bus stations, carpool lots, water quality ponds, retaining walls, bridges, interchanges, and queue jumps.

### 1.1.2 Alternative Package B

There are four highway components and three transit components associated with Package B, generally including the construction of Tolled Express Lanes (TEL) on I-25 and the implementation of bus rapid transit service. Package B also includes the construction of associated elements, such as bus stations, carpool lots, water quality ponds, retaining walls, bridges, interchanges, and queue jumps.



### 1.1.3 No-Action Alternative

The No-Action Alternative is a conservative estimate of safety and maintenance improvements that will need to be constructed if the build alternatives are not built. Major and minor structure maintenance activities from US 36 to SH 1 and safety improvements at selected locations from Weld County Road (WCR) 34 to SH 1 are expected to occur under the No-Action Alternative.

## 1.2 GUIDANCE MODIFICATIONS AND LIMITATIONS

This MESA report was prepared for FHWA, FTA, and CDOT for their sole use and reliance. Reliance on this report by any other person(s) or entity(ies) is strictly at their own risk, and FHU makes no warranties to person(s) or entity (ies) other than to FHWA, FTA, and CDOT who use the information provided in this report. If any other person(s) or entity(ies) wish to rely on this report, FHU will require that such parties agree to our contract terms in writing.

FHU performed this work for the sole purpose of assisting in the identification of potential and recognized environmental conditions, as defined in **Section 1.3**, associated with properties within the project area. The scope of work commissioned for this project does not represent an exhaustive study, but rather a reasonable inquiry consistent with CDOT hazardous materials guidance (CDOT Environmental Programs Branch (EPB), 2005; CDOT, 2006), as modified from the American Society for Testing and Materials (ASTM) Designation E 1527-05, “Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process” (ASTM, 2005) and U.S. Environmental Protection Agency (EPA) Standards and Practices for All Appropriate Inquiries [40 Code of Federal Regulations (CFR) Part 312] (EPA, 2005).

Any findings and recommendations presented in this report are geared specifically to address the issues regarding hazardous materials that would affect the planning and design of this construction project. This MESA has been prepared with a level of detail appropriate for the North I-25 project NEPA documentation and identifies sites with potential and recognized environmental conditions associated with the project area. The terms “sites with potential environmental conditions” and “sites with recognized environmental conditions” are defined in **Section 1.3**.

FHU’s assessment and findings presented herein are based upon observation of current conditions within the project area and a review of readily available standard historical sources and environmental agency databases. Modifications to the standard Phase I Environmental Site Assessment process include:

- ▶ FHU’s assessment did not include interviews of current and/or past owners and occupants of properties located within the project area.
- ▶ FHU’s assessment did not include a search for environmental cleanup liens.
- ▶ FHU’s visual site assessment was limited to areas visible from public right-of-way and did not include access to fenced-in areas, interiors of buildings, rear lots (alley side portion of adjacent sites), or areas not visible from public right-of-way.
- ▶ This assessment did not attempt to detect the presence of potential environmental contamination that may exist in areas that could not be visually inspected.

The agency database screening is only as accurate as the Environmental Data Resources (EDR) mapping. When possible, the actual location of sites was verified during site reconnaissance activities and agency file review. Based on this information, sites were re-mapped, as necessary.

This MESA was non-intrusive. Sampling of soils, groundwater, and/or surface waters was beyond the scope of this MESA. Other environmental liabilities to a property owner, such as identifying the presence of asbestos-containing materials, radon, or lead-based paint were also beyond the scope of investigation for this MESA. The presence or absence of such conditions can not be confirmed without additional investigation.

This MESA report does not guarantee that no contamination exists on sites within the project area beyond that described at the time of writing this report. Therefore, conclusions presented herein are not necessarily indicative of future conditions or operating practices surrounding the project area. No warranties, expressed or implied, are made. All conclusions and recommendations represent the professional opinions of the FHU personnel involved with the MESA and the results should not be considered a legal interpretation of existing environmental conditions.

## 1.3 TERMINOLOGY

This section provides a brief explanation of some of the common terminology utilized within the MESA report.

- ▶ **Hazardous Materials** - The term hazardous materials is an all-inclusive term for materials that are regulated as solid waste, hazardous waste, and other wastes contaminated with hazardous substances, radioactive materials, petroleum fuels, toxic substances, and pollutants.
- ▶ **Sites with Recognized Environmental Conditions** - For this MESA report, sites within the project area were identified as having recognized environmental conditions. Recognized environmental conditions, as defined by ASTM, include sites with “the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property” (ASTM, 2005).
- ▶ **Sites with Potential Environmental Conditions** - Sites identified within the project area as having potential environmental conditions (e.g. evidence of storage, handling, or disposal of hazardous materials) during site reconnaissance and historical review activities that could not be confirmed without additional inspection or investigation are distinguished in this report as sites with potential environmental conditions.

## 1.4 METHODOLOGY

A methodology was prepared for this MESA based on CDOT hazardous materials guidance (CDOT EPB, 2005; CDOT, 2006) as modified from the ASTM Designation E 1527-05, “Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process” (ASTM, 2005) and EPA Standards and Practices for All Appropriate Inquiries [40 CFR Part 312] (EPA, 2005). Modifications to this guidance are presented in **Section 1.2**.

The methodology used to identify sites with recognized or potential environmental conditions within the project area included the following steps:

- ▶ Performance of a limited site reconnaissance (“windshield survey”) of properties within the project area from public right-of-way to identify current site activities and potential contamination sources adjacent to the project corridors.
- ▶ Review of readily available standard historical sources, including aerial photographs, U.S. Geological Survey (USGS) topographic maps, and Sanborn Maps to identify historical land uses within the project area.
- ▶ Contracting EDR to conduct a regulatory database search of readily available local, state, tribal, and federal environmental agency databases for sites with potential or recognized environmental conditions up to 1.0 mile from the project area, as dictated by ASTM Standard E1527-00/1527-05. The specific search distances used were equal to or greater than the ASTM E1527-05 approximate minimum search distances and are described in detail in **Table 4.1**. Due to the size of the study area, the EDR reports were obtained for the project corridors as the alternatives for those corridors were developed. These EDR reports obtained for the North I-25 project are included on CD-ROM in **Appendix A**.
- ▶ Screening of sites identified in the regulatory databases based on distance from the proposed right-of-way, known environmental site conditions, and, in certain cases, groundwater flow direction. **Appendix B** summarizes the results of the screening process.
- ▶ Review of previous CDOT, Colorado Department of Public Health and Environment (CDPHE) (formerly the Colorado Department of Health [CDH]) records, Colorado Department of Labor and Employment Division of Oil and Public Safety (OPS) records, and other available records from local, state, and federal agencies regarding properties with recognized environmental conditions within the project area.
- ▶ Identification of properties within the project area requiring additional evaluation or investigation to assist in project design, specific-materials management/institutional controls that may be required during construction, or the right-of-way acquisition process, if full acquisition is necessary.

## 1.5 ENVIRONMENTAL SETTING

The project area lies within the transition zone between the Rocky Mountain Front Range in central Colorado and the Great Plains of eastern Colorado and entirely within the South Platte River Basin.

The climate in the project area can be characterized as semi-arid. Characteristic features of this climate include low precipitation, low relative humidity, moderate to high wind movement, and large daily temperature fluctuations. On a statewide basis, precipitation averages seventeen inches per year. The majority of precipitation in the state occurs from October through March, with over 50 percent occurring as snow in the higher elevation mountain ranges. The Front Range and plains areas receive much less precipitation; however, a large amount of precipitation occurs as intense rain events along the Front Range during the months of April through August (USGS, 1998; Colorado Climate Center, 2003).

## 1.6 REGIONAL GEOLOGY

The oldest rocks that exist within the Front Range urban corridor were formed 1.7 – 1.0 billion years ago (BYA) during the PreCambrian Period. Within the project area, these rocks include both igneous and metamorphic-type crystalline rocks. These rocks are not exposed but underlie younger sedimentary rock layers consisting of sedimentary sandstone, shale, conglomerate, and thin limestone that formed through weathering, erosion, transportation, and depositional geologic processes (USGS, 2002; Taylor, 1999). The sedimentary rocks present within the project area are from the Paleozoic (570 million years ago [MYA] – 240 MYA), Mesozoic (248 - 65 MYA), and Cenozoic (65 – 2 MYA) age and consist of marine and non-marine shale, sandstone, mudstone, and limestone formed during these eras (USGS, 2002; Taylor 1999). The youngest rocks within the project area are unconsolidated surficial deposits from the Quaternary period (2.0 – 1.8 MYA). These unconsolidated deposits include modern alluvial (stream) deposits, including sand and gravel, and eolian (windblown) deposits, including silt and sand, and smaller landslide deposits (USGS, 2002; Taylor, 1999; Colorado Geological Survey, 2003).

The project area lies within the Denver Basin geologic province that formed 79 - 39 MYA during the Laramide orogenic event (Taylor 1999; Colorado Geological Survey, 2003). This geologic event uplifted and tilted the Precambrian crystalline rocks and sedimentary rock strata, forming the present-day Colorado Front Range. East of the Front Range, the same sedimentary strata that lie at the edge of the uplift area exist almost horizontally and form the 6,700 square-mile Denver Basin (USGS, 2002).

A portion of the project area lies directly over the Boulder-Weld Coalfield, which is comprised of layers of coal within the Laramie Formation. Coal was predominantly mined from this area at shallow surfaces by the “room and pillar” mining method. These mined out “rooms” from past coal mining activities can create potential subsidence hazards, including collapse of overlying road and soil (USGS, 2002).

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## 1.7 REGIONAL HYDROLOGY

### 1.7.1 Surface Water

The project area lies entirely within the South Platte River Basin. The South Platte River Basin is one of eight major river basins within Colorado, encompassing 20,897 square miles within Colorado, Wyoming and Nebraska. Seventy-nine percent of the South Platte River Basin (18,959 miles of streams) lies within the Northeastern portion of Colorado (Colorado Water Conservation Board [CWCB], 2004; CDPHE, 2006). The South Platte River eventually joins the North Platte River in Nebraska, which then flows into the Missouri and Mississippi Rivers. There are six main watersheds within the South Platte River Basin and within the project area, including the Middle South Platte River, Clear Creek, Big Dry Creek, St. Vrain Creek/Boulder Creek, Big Thompson River, and Cache la Poudre River watersheds.

The hydrology and stream flow regime characteristics of the six watersheds within the project area are very similar. The majority of stream flow originates as snowmelt, creating high-flow conditions from May to July, with peak flows in June, and lower flows from October to March. Natural hydrologic conditions within the basin's watersheds have been altered because of extensive in-basin and trans-basin water diversions, primarily for urban and agricultural uses, reservoir construction, and discharges from publicly-owned treatment works (POTW).

### 1.7.2 Groundwater

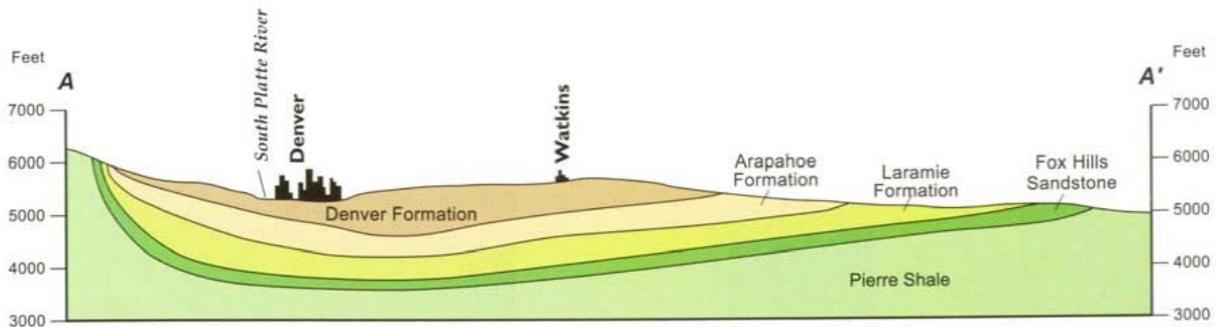
There are two main aquifer systems present within the project area that are groundwater sources along the Front Range urban corridor, including the consolidated bedrock aquifers of the Denver Basin and Dakota-Cheyenne-Group formations and the unconsolidated shallow alluvial aquifers associated with the South Platte River and its tributaries (USGS, 2003; Colorado Geological Survey, 2003). Groundwater use within the Front Range urban corridor is used primarily for agricultural purposes, while public water systems, rural domestic users, livestock, and industrial users also rely on groundwater sources within the project area (CDPHE, 2002).

#### 1.7.2.1 BEDROCK AQUIFERS

The sedimentary rock geologic layers that make up the Denver Basin include the Fox-Hills Sandstone, Laramie, Arapahoe, Dawson, and Denver formations. The water-yielding portion of the Denver Basin is approximately 6,700 square miles and underlies a large portion of the project area, from just north of Denver to approximately the Greeley area.

The Denver Basin consists of four principal sedimentary rock aquifers with three underlying a portion of the project area, including the Denver, Arapahoe, and the Laramie-Fox Hills aquifers. **Figure 1-2** depicts a general geologic cross section through the Denver Basin from west of Golden to east of the eastern edge of Adams and Arapahoe Counties (A to A' is the line of the geologic cross section on the figure). Estimates indicate that the bedrock aquifers of the Denver Basin store approximately 470-million acre-feet of water with approximately 270-million acre-feet considered recoverable (Colorado Groundwater Association, 2000). Saturated thickness within these aquifers ranges from zero to 400 feet. Precipitation is the main source of groundwater for the Denver Basin aquifers with groundwater recharge being primarily limited to outcrop areas. Declining water levels in the Denver Basin aquifers is predominantly due to withdrawals in excess of the local recharge rates, with recharge rates being highly dependent upon the permeability of the layers of shale that separate each of the aquifers from each other (Colorado Groundwater Association, 2000; USGS, 2002).

**Figure 1-2 Bedrock Aquifers in the Denver Basin**



SOURCE: Colorado Geological Survey, 2003, Fig. 6.1-3, p. 86.

- ▶ The *Laramie-Fox Hills* aquifer is the oldest and deepest of the three bedrock aquifers in the project area. This aquifer is generally confined, moderately permeable, with a water-yielding material thickness range of up to 300 feet (Colorado Groundwater Association, 2000). The aquifer consists mainly of sandstone and siltstone interbedded with shale from the Fox-Hill sandstone and Laramie formations. Water supply from this aquifer is mainly for domestic and municipal water uses and yields up to 350 gallons per minute (gpm) (Colorado Groundwater Association, 2000; Colorado Geological Survey, 2003).
- ▶ The *Arapahoe* aquifer is located above the Laramie-Fox Hills aquifer and is the most permeable and heavily used aquifer within the Denver Basin and the project area. The *Arapahoe* aquifer is generally confined and consists of 400 to 700 feet of conglomerate, sandstone, siltstone, and shale (Colorado Groundwater Association, 2002). Water supplied by this aquifer is mainly for municipal purposes and yields up to 700 gpm (Colorado Groundwater Association, 2000; Colorado Geological Survey, 2003).
- ▶ The uppermost sedimentary rock aquifer underneath the project area is the *Denver* aquifer, which consists of 800 to 1,000 ft of shale, silty claystone, and sandstone (Colorado Geological Survey, 2003). This aquifer is generally confined and the least permeable of the Denver Basin aquifers, yielding up to 200 gpm, which supplies mainly domestic and municipal uses (Colorado Groundwater Association, 2000; Colorado Geological Survey, 2003).

Also present within the project area and north of the Denver Basin is the *Dakota-Cheyenne Group* formation. This formation consists of an artesian aquifer system that underlies a northern portion of the project area, extending from approximately Greeley north to the Fort Collins-Wellington area. The Dakota-Cheyenne artesian aquifer system lies within this extensive formation, which consists of two hydrogeologic units of sandstone layers separated by shale in many locations. Water from this aquifer is used primarily for domestic, municipal, industrial, and irrigation purposes (USGS, 2003; Colorado Geological Survey, 2003).

### 1.7.2.2 ALLUVIAL AQUIFERS

Within the Front Range urban corridor, the primary water-bearing shallow aquifers are present within unconsolidated deposits (20 to 100 feet in thickness) of Quarternary age (2.0 to 1.8 MYA) and floodplain alluvium, low, and medium terrace gravel deposits of the lower South Platte River and its tributaries (USGS, 2002). Shallow aquifers are present between 20 to 40 feet below ground surface and are primarily recharged by the infiltration of precipitation and irrigation return flows (90 percent), while stream, canal, and pond inflows are also recharge sources, although they are less influential (USGS, 2002). Surficial unconfined aquifers contained in the alluvium are most likely to be impacted by any sites with hazardous material concerns identified within the project area.

The South Platte River Valley-Fill aquifer is comprised of unconsolidated deposits consisting of sand, gravel, silt, and clay from the South Platte River and its major tributaries. Within this shallow aquifer, the saturated thickness of fluvial deposits ranges from 0 to 120 feet, with the lower saturation present in upland areas and the higher saturation present in stream valleys and paleovalleys (USGS, 2002). Estimates indicate that 25 acre-feet of stored groundwater exists within the South Platte River Valley-Fill aquifer (Aiken, 2003). Water yields from this aquifer range from 500 to 1,000 gpm and are primarily used for irrigation and domestic water supply (Aiken, 2003; Colorado Geological Survey, 2003).

Groundwater flow direction varies within the regional project area, but generally moves downstream and toward drainages. Groundwater flow direction can also be influenced by bedrock topography, recharge and discharge areas, soil and bedrock heterogeneity, and proximity to water pumping wells (Colorado Geological Survey, 2003). Groundwater flow may also be independently influenced by water table elevations and may flow from areas with high water table elevations to areas with lower water table elevations, which may not be consistent with the direction of flow for surface water. Local groundwater conditions may be significantly influenced by the position of underlying valleys and paleochannels within the bedrock surface (Aiken, 2003; Colorado Geological Survey, 2003). Confirmation of the direction of groundwater flow beneath the project area was beyond the scope of this MESA.

## 2.0 SITE RECONNAISSANCE

To obtain information indicating the presence of potential or recognized environmental conditions, a limited site reconnaissance was conducted, which consisted of a “windshield survey” of sites along the project corridors (i.e. I-25 and the rail lines) and in the vicinity of the proposed station locations.

**Table 2-1 Summary of Limited Site Reconnaissance Activities**

Project Corridor	Date Site Reconnaissance Conducted	Site Inspectors
I-25	August 23, 2005	K. Maddoux; L. Archerd
I-25	October 20, 2005	K. Maddoux; L. Archerd
Rail lines	February 8, 2007	K. Maddoux; L. Archerd
Rail lines	March 14, 2007	K. Maddoux; L. Archerd
Stations and Carpool Lots	April 3, 2007	K. Maddoux; L. Archerd

Site reconnaissance activities were performed for this MESA by Kevin Maddoux and Laura Archerd, environmental scientists with FHU. The visual inspection included the identification of current land use and observable site activities with potential contamination sources for properties located adjacent to the project corridors, such as:

- ▶ Presence of ASTs and secondary containment for spill prevention
- ▶ Evidence of USTs, including fill ports, vent pipes, and fueling facilities
- ▶ Disposal of solid waste, waste management practices, and general good housekeeping of waste storage/disposal areas
- ▶ Evidence of on-site dumping and landfilling
- ▶ Handling and storage of hazardous materials, such as the presence of 55-gallon drums, tote containers, etc
- ▶ Presence of drains, sumps, septic systems, wastewater discharges, pits, ponds, or lagoons

Due to the large size of the project area and the lack of finalized right-of-way plans identifying specific right-of-way and acquisition requirements at the time the site reconnaissance activities were performed, the “windshield survey” was conducted from public right-of-way. The interior of buildings, fenced areas, and rear lots (alley side portion of each site) were not inspected during the site reconnaissance. Additionally, interviews with current and/or past owners or occupants of the properties located within the project area were not conducted to limit interactions with potential acquisition owners/tenants without the presence of CDOT Right-of-Way personnel. Modifications to the ASTM E1527-05 standard guidance on site reconnaissance and project limitations are discussed in **Section 1.2**.

Site reconnaissance activities did not include the identification of pole-mounted electrical transformers or other types of equipment that have been historically associated with the use of polychlorinated biphenyls (PCBs) as a dielectric fluid coolant and stabilizer. EPA defines PCB equipment as containing greater than 500 parts per million (ppm) PCBs; “PCB contaminated equipment” as containing 50 to 500 ppm PCBs; and “non-PCB equipment” as containing less than 50 ppm PCBs. However, any electrical equipment with no label or unknown concentration is assumed to be “PCB contaminated equipment” per EPA regulation.

**Appendix C** lists sites with potential environmental conditions identified during the site reconnaissance. **Appendix D** contains figures identifying the sites with potential environmental conditions.

## 2.1 GENERAL LAND USE DESCRIPTIONS

### 2.1.1 I-25 Corridor

Packages A and B would include improvements along the I-25 corridor, extending south from SH 1 near Wellington in Larimer County to the I-25/US 36 interchange on the northern edge of the Denver metropolitan area. Land use along the I-25 corridor ranges from residential to commercial, light industrial, and agricultural.

#### 2.1.1.1 STATE HIGHWAY 1 TO STATE HIGHWAY 14

The SH 1 to SH 14 segment of I-25 runs through the northern portion of the project area and land use consists primarily of undeveloped and agricultural lands, interspersed with increasing residential areas, and light industrial and commercial facilities.

The interchange at I-25 and SH 1 is located directly east of Wellington. A small residential subdivision lies east of this interchange and a commercial strip with several fueling stations lies west of the interchange along SH 1. High-intensity residential development is located to the north and south of SH 1 in the area west of the interchange, while low-density residential development is located to the east of the interchange. Land use along I-25 between SH 1 and SH 14 is primarily agricultural with scattered residences and farm complexes. The Anheuser-Busch brewery is located west of I-25 between County Road (CR) 52 and Mountain Vista Drive (CR 50). North of the I-25/SH 14 interchange are several commercial and industrial facilities, including an agricultural co-op; helicopter overhaul, maintenance, and sales facility; a sod farm; state game and fish experimental nursery; and a transportation company.

The Colorado and Southern Railway railroad parallels I-25 from Wellington and continues until just south of Mountain Vista Drive (CR 50) where it curves to the west towards Fort Collins. North of SH 14, another Colorado and Southern Railway railroad line transects I-25. No evidence of potential soil contamination was identified associated with the railroad tracks during site reconnaissance activities. However, impacts to soil and groundwater along the railroad corridor may be present due to undocumented events at historic transfer and staging areas, and railcar storage areas. The accumulation over time of drips, leaks, spills, and hydrocarbon exhaust residues from rail traffic could also be present along the corridor.

### 2.1.1.2 STATE HIGHWAY 14 TO STATE HIGHWAY 60

#### *State Highway 14 to State Highway 392*

Within the project area, a portion of the SH 14 to SH 392 segment of I-25 runs through the urbanized area of Fort Collins. The areas northwest, southwest, and southeast of the I-25/SH 14 interchange consist primarily of commercial and light industrial land uses, including several fueling stations and manufacturing facilities. Several facilities involving vehicle/heavy equipment maintenance and manufacturing activities are located southeast of the I-25/CR 44 (Prospect Road) interchange along the frontage road. Several fueling stations and vehicle maintenance facilities are located in the vicinity of the I-25/CR 68 (Harmony Road) and I-25/SH 392 interchanges.

The Cache la Poudre River flows east-southeast from the Fort Collins area and parallels I-25 in this project segment before crossing I-25 approximately 0.5 miles north of CR 68 (Harmony Road). Both inactive and active aggregate (sand and gravel) mining operations are located along the Cache la Poudre River. Under the enactment of the Open Mining Land Reclamation Act, aggregate quarries active before 1973 were potentially reclaimed as municipal landfills. These facilities can be associated with historic soil and groundwater contamination and methane gas issues.

A BNSF railroad line crosses the Cache La Poudre River and I-25 approximately one mile north of CR 68 (Harmony Road). No evidence of potential soil contamination was identified associated with the railroad tracks during site reconnaissance activities. However, impacts to soil and groundwater along the railroad corridor may be present due to undocumented events at historic transfer and staging areas, and railcar storage areas. The accumulation over time of drips, leaks, spills, and hydrocarbon exhaust residues from rail traffic could also be present along the corridor.

Fossil Creek Reservoir lies directly west of I-25 south of CR 68 (Harmony Road) and north of SH 392. Several fueling stations and boating/marine maintenance facilities are located along the I-25 frontage road in the vicinity of the Fossil Creek Reservoir.

#### *State Highway 392 to State Highway 34*

Several residential areas are located in the vicinity (east and southwest) of the I-25/SH 392 interchange. The Fort Collins Municipal Airport is centrally located between SH 392 and US 34, approximately 0.5 miles west of I-25. An industrial park is located between the airport and I-25. The Budweiser Events Center is located east of I-25. A series of industrial/commercial facilities are located in the vicinity of I-25/CR 24, which is south of the Budweiser Events Center. A series of fueling stations and retail centers are located in the vicinity of the I-25/US 34 interchange. The Cloverleaf Kennel Club (dog racing track) is located west of I-25 and north of SH 34.

### *State Highway 34 to State Highway 60*

Within the SH 34 to SH 60 project segment, the Great Western railroad line crosses I-25 approximately 0.5 miles south of US 34. No evidence of potential soil contamination was identified associated with the railroad tracks during site reconnaissance activities. However, impacts to soil and groundwater along the railroad corridor may be present due to undocumented events at historic transfer and staging areas, and railcar storage areas. The accumulation over time of drips, leaks, spills, and hydrocarbon exhaust residues from rail traffic could also be present along the corridor.

The Big Thompson River crosses I-25 approximately 0.7 miles south of US 34. Both inactive and active aggregate (sand and gravel) mining operations are located along the Big Thompson River. Under the enactment of the Open Mining Land Reclamation Act, aggregate quarries active before 1973 were potentially reclaimed as municipal landfills. These facilities can be associated with historic soil and groundwater contamination and methane gas issues.

The area south of the Big Thompson River to SH 60 consists primarily of agricultural land with scattered residences and industrial/commercial facilities clustered near the I-25/CR 60 interchange. Johnson's Corner, a truck stop/fueling station complex, is located north of CR 60 on the east side of I-25.

### **2.1.1.3 STATE HIGHWAY 60 TO E-470**

#### *State Highway 60 to State Highway 119*

The Little Thompson River crosses I-25 immediately south of SH 56. A motor-cross park with fueling facilities is located west of I-25 and south of the Little Thompson River. The area between the Little Thompson River and County Road 66 (SH 66) consists primarily of agricultural land with scattered residences, several residential subdivisions, and a variety of isolated commercial properties, such as vehicle maintenance and marine retail facilities, located along the I-25 frontage road. A Great Western Railroad line crosses I-25 north of County Road 34 (SH 34). Although no evidence of potential soil contamination was identified associated with the railroad tracks, soil and groundwater contamination may exist along the railroad corridor due to undocumented events and accumulation over time of drips, leaks, spills, and hydrocarbon exhaust residues from rail traffic.

An industrial/commercial park is located northeast of the I-25/SH 66 interchange, and several gas stations are located east of I-25 along SH 66. I-25 crosses St. Vrain Creek south of SH 66. Barbour Ponds State Recreation Area is located west of I-25. Both inactive and active aggregate (sand and gravel) mining operations are located along St. Vrain Creek. Aggregate quarries active before 1973 and enactment of the Open Mining Land Reclamation Act were potentially reclaimed as municipal landfills and could be sources of historic soil and groundwater contamination and methane gas concerns.

### ***State Highway 119 to E-470***

Within the SH 119 to E-470 segment of I-25, land use consists of many light industrial facilities, commercial facilities, and retail centers located along the frontage roads and at the major interchanges, including I-25/SH 119 and I-25/SH 52. Undeveloped land, agricultural lands, and scattered residential areas (high and low-intensity) are interspersed throughout this segment. Several fueling stations and commercial/retail centers are located in the vicinity of the I-25 and SH 119 interchange. The Del Camino Truck stop, a large commercial development, is located in the southwest corner of the interchange. An auto salvage yard is located in the southwest corner of the I-25/CR 12 intersection.

#### **2.1.1.4 E-470 TO US 36**

As I-25 runs through the E-470 to US 36 segment, the entire area becomes more developed as it approaches the Denver metropolitan area and surrounding suburbs. High-density residential areas and commercial/retail centers become more common as I-25 continues south towards the metropolitan area.

## **2.1.2 Railroad Corridor**

As part of Package A, double-tracked commuter rail would be built from downtown Fort Collins at University Avenue and Maple Street along the BNSF right-of-way to the FasTracks Northwest Corridor end-of-line at 1st Street and Terry Street in Longmont. Single tracked commuter rail would be built along the BNSF right-of-way on the alignment's northern end in Fort Collins from Mason Street and University Avenue to Mason Street and Maple Street. In addition, a new double track line would be built from the 3rd Street in Longmont (connecting to the FasTracks Northwest Rail Corridor and to the commuter rail to Fort Collins) to the FasTracks North Metro Corridor end-of-line station in Thornton.

#### **2.1.2.1 FORT COLLINS TO LONGMONT**

Land use along the BNSF corridor between Fort Collins and Longmont ranges from residential to light industrial, commercial, and agricultural. Industrial and commercial land uses have existed in the area since the construction of the railroads in the late 1800s. The construction of the railroads established links with other population centers along the Front Range, including Denver, Fort Collins, and Longmont. No evidence of potential soil contamination was identified associated with the railroad tracks during site reconnaissance activities. However, impacts to soil and groundwater along the railroad corridor may be present due to undocumented events at historic transfer and staging areas, railcar storage areas. The accumulation over time of drips, leaks, spills, and hydrocarbon exhaust residues from rail traffic could also be present along the corridor.

### ***State Highway 14 to County Road 68***

The project area runs through the urbanized area of Fort Collins and consists primarily of residential, light industrial and commercial land uses between SH 14 and CR 68. Land use in this segment includes, but is not limited to, the Colorado State University (CSU) campus facilities and research laboratories, commercial and light industrial office parks, strip malls, medical centers, vehicle maintenance, automobile dealerships, fueling stations, and bulk petroleum storage facilities, with scattered residential areas, undeveloped land, and open space.

### ***County Road 68 to State Highway 56***

The railroad corridor runs primarily through undeveloped lands and open space areas, interspersed with low-density residential areas from CR 68 to SH 56. As the railroad corridor approaches 57<sup>th</sup> Street, the land use becomes highly urbanized through the City of Loveland. The majority of land use from 57<sup>th</sup> Street south to US 34 consists of high-intensity residential areas. The railroad corridor lies directly east of Loveland Reservoir between 29<sup>th</sup> Street and US 34. South of US 34, the land use consists primarily of light industrial and commercial facilities, including the City of Loveland solid waste facilities, bulk petroleum storage, fueling facilities, a feed and grain operation, and scattered residential areas.

Approximately 0.3 miles south of the intersection with 1<sup>st</sup> Street, the railroad corridor crosses the Big Thompson River. South of the Big Thompson River, land use in the vicinity of the railroad corridor includes the Larimer County Fairgrounds facilities, agricultural lands, and scattered industrial facilities, especially as the rail approaches Southwest 14<sup>th</sup> Street. South of Southwest 14<sup>th</sup> Street, scattered high-intensity residential areas, undeveloped lands and open space, a boarding school complex, and scattered commercial and light industrial facilities are present.

As the railroad corridor approaches the Town of Berthoud, the Town of Berthoud Reservoir lies directly to the west. Land use consists primarily of undeveloped lands and open space, scattered with both low and high-intensity residential areas and light industrial facilities. As the railroad corridor approaches SH 56, the land uses consist primarily of residential areas to the west of the corridor and light industrial and commercial facilities to the east. As it continues south out of the Town of Berthoud, the land uses change to primarily undeveloped lands and open space with scattered residences and light industrial facilities. The railroad corridor crosses the Little Thompson River in this project segment. Ish and Divide Reservoirs lie directly west of the corridor and Walker Reservoir to the east within this project segment.

### ***State Highway 56 to State Highway 119***

Within this segment of the project area, the railroad corridor runs through the urbanized area of Longmont and consists primarily of high-intensity residential areas, light industrial and commercial land uses. Industrial and commercial land use in this segment includes, but is not limited to, vehicle maintenance, fueling stations, and petroleum storage facilities.

### **2.1.2.2 LONGMONT TO NORTH METRO**

The rail line between Longmont and North Metro continues to run through the urbanized area of Longmont and through a heavily industrialized part of the city. Industrial facilities, including an auto salvage yard, automobile dealerships, vehicle maintenance facilities, and manufacturing facilities are present directly north of the rail line. The rail line crosses SH 119 near Fairview Avenue and continues to parallel SH 119 to the south until it curves south near CR 7. Land uses along the SH 119 segment include scattered residential developments, light industrial and commercial facilities, and undeveloped land. As the rail line curves to the south, land uses primarily include scattered farm houses and agricultural land until it connects with the North Metro line in Thornton.

St. Vrain Creek runs parallel to the rail line throughout this portion of the project area. Several aggregate pits are present in this project segment. Under the enactment of the Open Mining Land Reclamation Act, aggregate quarries active before 1973 were potentially reclaimed as municipal landfills and could be sources of soil and groundwater contamination and methane gas issues.

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### 3.0 HISTORICAL USE

To evaluate the past uses of the project area and identify any sites with potential environmental conditions, FHU conducted a review of historic aerial photographs, USGS topographic maps, and Sanborn fire insurance maps. **Table 3-1** summarizes the historical records reviewed. The objective of the historical review is to “*establish a history of the previous uses of the property and surrounding area, in order to help identify the likelihood of past uses having led to recognized environmental conditions*” (ASTM, 2005). Due to the large size of the EIS regional study area, the historical review research was focused on establishing a generalized description of land-use over time. **Appendix C** lists sites with potential environmental conditions identified during the historical use review. **Appendix D** contains figures identifying the sites with potential environmental conditions.

**Table 3-1 Summary of Historical Records Reviewed**

Historical Record	Description
USGS Topographic Maps	USGS topographic maps have been prepared since the 1800s as part of the USGS mission to map the United States and survey its resources. The topographic maps show prominent and cultural features. These resources are useful in identifying topographic and cultural features and site development over a period of time.
Sanborn Fire Insurance Maps	Historical fire insurance maps produced by private companies have been produced for over 100 years and include information about buildings, such as building uses and locations at specified dates.
Aerial Photographs*	Aerial photographs have been collected for the continental United States since the mid-1930s, with variable coverage and frequency (generally based upon an area's importance to national defense). Aerial photographs offer an opportunity for direct observation of site conditions through a period of time. These observations may include the locations of tanks, drums, pits, ponds, lagoons, stained/stressed vegetation, or other site development features that can indicate potential contaminant sources.

\* Aerial photographs were reviewed at Colorado Aerial Photo Service (CAPS).

### 3.1 AERIAL PHOTOGRAPHS

FHU reviewed aerial photographs of the project area available through Colorado Aerial Photo Service (CAPS). FHU requested the photographs in five-year intervals. CAPS provided photographs in approximately five-year intervals, although no photographs were available before 1975 and some segments along the project corridors did not have aerial photographs available for each five-year increment. Aerials were reviewed for the areas surrounding I-25 and rail corridors, stations, and maintenance facilities. The dates of the photographs reviewed for the I-25 corridor included: 1975, 1979, 1984, 1991, 1995, 2000, and 2004. The dates of the photographs reviewed for the rail corridor, stations, and maintenance facilities ranged from 1947 to 2007. The objective of the aerial review for this MESA was to identify major land use changes and features in the project area.

In general, the project area has a long history of agricultural land use along the I-25, BNSF railway, and UPRR corridors. The construction of the I-25 corridor was followed by increasing light industrial and commercial development, particularly within the interchange areas. Typical types of businesses located along both corridors include gasoline service stations and larger truck stop establishments, automotive repair facilities, landscaping, equipment rental, automotive dealerships, automotive junkyards, public storage facilities, dry cleaning, and printing operations.

Urban sprawl has expanded from the core cities of Denver, Fort Collins, Longmont, and Loveland, with a steadily increasing number of residential communities along both corridors. **Table 3-2** describes features seen on the photographs, including historical land use changes at several of the major interchanges along the I-25 corridor and along the BNSF railway and UPRR corridors, and near proposed stations and maintenance facilities.

**Table 3-2 Summary of Aerial Photo Review**

<b>I-25 Corridor</b>	
<b>Date of Aerial Photo</b>	<b>Land Use Changes</b>
<b>SH 1 to SH 14</b>	
<b>I-25 and Wellington (SH 1) Interchange</b>	
1979	The majority of the land in the vicinity of this interchange is undeveloped, agricultural land. The southeastern corner of the interchange is mainly agricultural lands with scattered farmhouse residences.
1989	Increasing development in the southwestern and northwestern portions of the interchange. What appears to be the Colorado Department of Transportation (CDOT) maintenance facility is evident in the northwestern corner of the interchange. East of the interchange still appears to be mainly agricultural lands with scattered farmhouse residences. A small residential development is visible in the northwest corner.
1995	Minor land use changes are evident.
2000	Some ground/vegetative disturbance is visible in the southwestern corner of the interchange and one building has been constructed. In addition, a structure that appears to be a gas station is evident in the northwestern corner of the interchange. What appears to be an aggregate pit is visible on the east side of I-25 and north of County Road 62 in 2000. The southeastern corner of the interchange still appears to be mainly agricultural lands with scattered farm houses. Increasing development in the northwestern portions of the interchange.
2004	The southwestern corner of the interchange consists mainly of sand/gravel ground cover and an additional building is visible. Increasing development in the southwestern and northwestern portions of the interchange.
<b>SH 14 to SH 60</b>	
<b>SH 14 and I-25 Interchange</b>	
1975	The area surrounding and adjacent to the interchange is mainly agricultural, with light commercial and industrial use evident on the western side of I-25 and within the southeastern portion of the interchange. The Poudre Valley Co-op, a historic LUST (leaking underground storage tank) site is visible in the northwestern portion of the interchange.
1979	The Marathon Metallic building, a historic Resource Conservation Recovery Act Corrective Action (CORRACTS) site is visible north and east of the interchange. This area, near the railroad tracks, shows signs of being a cattle yard. A gasoline station is also visible in the northeastern corner of the interchange. Light development has occurred in the northwestern corner of the interchange.
1984	The area that appeared to be a cattle yard in the 1979 photograph is no longer visible. Light commercial and industrial development has increased. Scattered agricultural land and farmhouses are still visible in the vicinity of the interchange. Case Power and Equipment, a leaking underground storage tank (LUST) and Resource Conservation Recovery Act small quantity generator (RCRA SQG) with reported violations site is visible to the south and east of the interchange.
1991	Minor land use changes are evident.
1995	Minor land use changes are evident.
2000	A large residential construction development is now visible north and west of the interchange.

**Table 3-2 Summary of Aerial Photo Review (cont'd)**

<b>I-25 Corridor</b>	
<b>Date of Aerial Photo</b>	<b>Land Use Changes</b>
<b>East Larimer County Road 32 and I-25 Interchange</b>	
1975	Fossil Creek Reservoir is located north and west of the Larimer County Road 32 and I-25 Interchange, although it is not filled.
1979	Fossil Creek Reservoir was filled by 1979. The former Harris Marine facility, a historic LUST site, was developed to the north and west of the Interchange.
1984	Minor land use changes are evident.
1995	Residential development has expanded in the southeastern corner of the interchange.
2000	Light industrial and commercial development has increased in the vicinity of the interchange. Subsurface activities was visible in the northeastern corner of the interchange. The site was most likely being prepared for the development of the proposed Ptarmigan Business Park. A gas station is visible in the northeast corner of the interchange.
2004	The Ptarmigan Business Park is now developed and visible.
<b>SH 402 and I-25 Interchange</b>	
1975	Most of the land within the vicinity of this interchange is agricultural; however, there is evidence of some light industrial and commercial development. Construction and development of what appears to be a recreational vehicle park north of the Big Thompson River. Johnson's Corner (a historic LUST site) and the Cloverleaf Kennel Club, (a RCRA site with reported violations), are visible.
1979	Minor land use changes are evident.
1984	A large development has been constructed north of Johnson's Corner.
1995	The Johnson's Corner site has expanded.
2000	Minor land use changes are evident.
<b>SH 60 to SH 119</b>	
<b>SH 66 and I-25 Interchange</b>	
1975	The land surrounding this interchange is mostly agricultural. Minimal development is evident during this time period, although in the southeastern corner of the interchange, some development is visible. A small farm is also visible on the eastern side of I-25 and south of the interchange.
1979	Minimal change is evident from the 1975 photograph. What appears to be a farm property is now evident in the northwestern corner of the interchange.
1984	Increasing light industrial and commercial development is visible in the northeastern corner of this interchange.
1995	Increasing light industrial and commercial development in the northeastern corner of this interchange.
2000	Increasing light industrial and commercial development in the northeastern corner of this interchange.
2005	What appears to be a storage facility is visible on the west side of I-25 in the vicinity of this interchange.
<b>SH 119 and I-25 Interchange</b>	
1975	The land surrounding this interchange is mainly agricultural with scattered residences. No major development is evident east of I-25. What appears to be an old gas station is visible in the northwest corner of the interchange. In the southwest corner of the interchange, the Del Camino truck stop is visible.
1979	Increasing light industrial and commercial development south and east of the interchange.
1984	Minor land use changes are evident.
1991	Minor land use changes are evident.
1995	Aggregate pits are visible north and east of the interchange.
2000	Increasing development has occurred east of the interchange. What appears to be a park and ride facility is evident in the southeastern corner of the interchange. The potential old gas station facility visible in the 1975 photograph is no longer visible.

**Table 3-2 Summary of Aerial Photo Review (cont'd)**

**Rail Corridor**

Date of Aerial Photo	Land Use Changes
<b>Maintenance Facility at Vine Drive)</b>	
1970	The majority of the land to the east and west of the proposed maintenance facility is agricultural land. Vine Drive is present trending east/west followed by a farm house and railroad track to the north. What appears to be a lagoon or water storage pond is adjacent to the south and is surrounded by agricultural land.
1979	The area remains largely unchanged from the 1970 aerial. Agricultural land uses still are predominant.
1986	The area remains largely unchanged from the 1979 aerial. Agricultural land uses still are predominant.
1995	The area remains largely unchanged from the 1986 aerial. Agricultural land uses still are predominant. The lagoon or water storage pond appears white and dry, an indication of salt accumulation.
2005	The area remains largely unchanged from the 1995 aerial. The lagoon or water storage pond appears to have water in it and the white, salt color is no longer visible.
<b>Stations at Cherry Street/Mason Street (1) and Cherry Street/Maple Street (2)</b>	
1949	Station 1 – area is undeveloped, to east several rectangle structures are apparent that appear to be associated with railroad activities. A smoke stack/tower type structure is present. Station 2 – tracks are present within proposed station location. A large silo/tank structure is present to the east as well as many rectangular shaped structures that appear associated with the railroad. Two buildings are present within the parcel that appears to be commercial in nature.
1951	Station 1 – parcel is generally undeveloped with exception of the stack/tower. Railroad oriented activities appear predominant. A building has been constructed adjacent to the southeast with a shed type structure to the north. Station 2 – Railroad tracks are still present through the property, as well as the steel silo. Several buildings have been constructed to the west.
1970	Station 1 – The property remains undeveloped but has apparent storage of numerous traincar-like structures. Railroad activities are still apparent throughout the area. Station 2 – Development is present to the east and west of the proposed station location, the railroad is still present through the middle of the parcel.
1979	The scale of this aerial photo did not allow for specific depiction of site characteristics. Station 1 – the site appears relatively unchanged from the 1970 aerial photo, except the traincar storage is no longer apparent Station 2 – The proposed location appears relatively unchanged, except that the silo structure is no longer present
1986	Again, the scale of the aerial photo did not allow for specific depiction of specific site characteristics. Station 1 – Proposed location remains relatively unchanged from the 1979 aerial. Station 2 – Proposed location remains relatively unchanged from the 1979 aerial photo.
1995	Station 1 – The area remains relatively unchanged from the 1986 aerial photo. Development is present to the east and west with rail activities present within and adjacent to the property. Station 2 – Proposed location remains relatively unchanged from the 1986 aerial photo.
2005	Station 1 – appears unchanged from present day conditions. Two buildings are adjacent directly to the east with rail activities surrounding the area. Station 2 – What appears to be a baseball diamond (?) is present within the proposed station location, where residential/commercial buildings previously were located, with associated parking to the east.

**Table 3-2 Summary of Aerial Photo Review (cont'd)**

<b>Rail Corridor</b>	
<b>Date of Aerial Photo</b>	<b>Land Use Changes</b>
<b>Harmony Road to 57th Street including Station south of 287 and Mason Dr.</b>	
1972	Sparse residential development is present along the west side of the corridor. Sparse industrial development is present on the east side on the north end of the corridor. The corridor to the east and west along the railroad is largely undeveloped land consisting of some agricultural use. The proposed station location consists of sparse trees with signs of dirt roads throughout the property. Drainage patterns are present throughout the corridor.
1979	Land uses remain largely unchanged from the 1972 aerial. Residential development continues on the west side of the roadway.
1986	Land uses remain largely unchanged from the 1979 aerial. Heavier industrial development is present on the east side of the corridor. The proposed station location appears to have denser tree growth present with roads traversing the area.
1995	Land uses remain largely unchanged from the 1986 aerial. The proposed station location has numerous trees and dirt roads interspersed throughout the property.
2005	Land uses remain largely unchanged. Residential and industrial/commercial development is present from the north of the corridor south to (major road name). From (major road name) south to 57th Street the corridor is predominantly undeveloped.
<b>Station at 29th and Garfield Av</b>	
1951	The proposed location appears to be agriculture land. Adjacent land uses generally are agriculture in nature to the east and west. Minor residential development is present along 25th Street
1955	The proposed location and surrounding areas remain relatively unchanged from the 1951 aerial.
1972	A building is present on the proposed location that is shaped as an 'L'. Rows of what appear to be small trees are present on the south portion of the property. Both residential and undeveloped land are present to the east, south, and north. Residential land uses are visible to the west.
1986	The proposed location appears relatively unchanged from the 1972 aerial photo. The property appears to be graded. Surrounding land uses remain unchanged.
1995	The proposed location appears developed with commercial buildings and paved parking lots. A park, or undeveloped land, is visible to the south. Land uses to the north, east, and west include residential and commercial.
2005	The proposed location appears unchanged from the 1995 aerial photograph.
<b>Station at 5th Street and Railroad Avenue</b>	
1951	The proposed station location is developed with a large commercial type structure that appears similar to the existing development on the property. A rectangular structure, possibly a Train Depot is evident along the east edge. Areas surrounding the station location are generally developed with commercial and residential.
1955	Proposed location and surrounding areas remain relatively unchanged from the 1951 aerial photo.
1972	Proposed location and surrounding area remain relatively unchanged from the 1979 aerial photo.
1986	Proposed location and surrounding areas remain relatively unchanged from the 1972 aerial
1995	The proposed location is developed with a commercial type structure and paved parking. Development is present to the east, west, north, and south.
2005	The proposed location is unchanged from the 1995 aerial and appears to remain unchanged from present day conditions.
<b>Station at County Road 10 and 287</b>	
1972	The proposed location is undeveloped agriculture land. Land uses to the north, east and south are also agricultural with sparse farm residences. A small residential community is visible to the west opposite the proposed rail line.

**Table 3-2 Summary of Aerial Photo Review (cont'd)**

<b>Rail Corridor</b>	
<b>Date of Aerial Photo</b>	<b>Land Use Changes</b>
1979	The proposed location is still agricultural; however, the type of agriculture differs from the 1972 aerial. Land uses surrounding the proposed location remain relatively unchanged from the 1972 aerial.
1986	The proposed location appears uniform in agricultural uses and remains undeveloped. CR 10 is adjacent to the north followed by agricultural land uses.
1995	Land uses remain similar to the 1986 aerial. The residential development to the west has increased in size. Other surrounding land uses remain unchanged from the 1986 photo.
2005	The proposed location is being used for agricultural purposes. Some business development is present to the south. Residential development has increased to the west.
<b>Station at 287 and 3rd Street</b>	
1955	Non-residential structures with several outbuildings are visible on the proposed location. Agricultural land is present to the north. A major road is present to the south and east followed by residential land uses. The railroad is present to the west followed by residential land.
1972	A large warehouse type structure is present on the proposed location as well as what appears to be a large round tank. Three smaller structures are visible in addition to the other structure. The northern portion of the proposed location is undeveloped land that is non-uniform in color. Mixed land uses are visible to the east and south with residential uses to the west.
1979	Approximately seven (7) structures are visible on the proposed location. In general site and surrounding land uses remain relatively unchanged from the 1972 aerial.
1986	The map has a very large scale making it difficult to determine land uses. However, it appears that land uses remain relatively unchanged from the 1979 aerial.
1995	The number of structures on the proposed location has changed over time in number and size. One large structure and several smaller structures (sheds, storage etc.) are visible on the site. Surrounding land uses remain similar to the 1986 aerial.
2005	The proposed location appears to have loading docks for semi-trucks and is surrounded by pavement. Land uses to the north remain undeveloped and inconsistent in color and appearance.
<b>Station on SH 66</b>	
1958	The proposed station location surrounds a developed area containing a farm residence, trees, and out buildings. An irrigation ditch trends northeast/southwest through the property. A road (SH 66) is present trending east/west south of the property. Surroundings properties are undeveloped and appear to be agriculture in nature. The rail borders the property along the west side trending north/south.
1972	The proposed station location remains utilized for agriculture with associated farm residence development.
1979	The proposed station location remains unchanged. A large scale residential development is present to the southwest. Other surrounding areas are still undeveloped agricultural.
1994	Unchanged from the 1979 aerial photo.
2005	Unchanged from the 1979 aerial photo, except for large scale residential development present to the south.
<b>Debris/Landfill 1st Avenue and Martin Street</b>	
1955	Area appears to have numerous tank/silos present. Surrounding areas are generally undeveloped, with sparse disturbed land from industrial practices.
1958	The tanks/silos are still present. What appears to be three large corrals or livestock pens are present near the tanks/silos.
1972	The tanks/silos appear to be changed in size, height, and location. There appears to be a greater number of livestock corrals/pens. Industrial development is present to the north.

**Table 3-2 Summary of Aerial Photo Review (cont'd)**

<b>Rail Corridor</b>	
<b>Date of Aerial Photo</b>	<b>Land Use Changes</b>
1979	The tanks/silos and livestock corrals/pens are no longer present. The surrounding areas are heavily used for industrial purposes.
2005	The area where the tanks/silos and corrals/pens were, now appears to be a storage area for large containers (i.e. sheds, rail cars etc.). Surrounding areas appear to be used for industrial/commercial purposes.
<b>Sugarmill Stations North Station and West Station</b>	
1955	The sugar mill facility and associated outbuildings is present adjacent to the proposed station locations. The north station appears undeveloped and undisturbed land. The west station appears undeveloped with heavy soil disturbance.
1973	The sugar mill facility is present. Several holding ponds are visible throughout the property. The north station appears undeveloped. The west station is disturbed with the presence of holding ponds and mill associated activities.
1979	The sugar mill facility is present with numerous stacks, ponds, and silos. The north station land appears to be disturbed and graded. The west station appears disturbed; however, the silos and ponds are no longer present.
1986	The sugar mill facility is present. No apparent changes from the 1979 aerial.
1994	The sugar mill facility is present with numerous silos, outbuildings, dirt access roads, and areas of disturbance. Land within the north station area is disturbed. The west station has an access road and obvious signs of disturbance.
<b>County Line Road/ SH 119 Station</b>	
1955	The proposed station location is undeveloped, land that appears agricultural in nature. A drainage ditch transects the location on the east edge. A road, assumed to be County Line Road, is present to the east trending north/south. SH 119 is present to the south trending east/west. Surrounding land uses are agricultural in nature.
1973	Same as previous.
1979	The proposed location remains undeveloped. East of County Line Road a warehouse has been constructed with several multi-story outbuildings. Surrounding areas remain undeveloped
1986	The proposed location remains undeveloped. Area is unchanged from the 1979 aerial.
1994	The proposed station location remains undeveloped with a drainage ditch. The warehouse structures to the east have paved parking and several loading docks. Surrounding areas are generally undeveloped with sparse residential development to the south.
<b>Industrial park at 119 and VistaCom</b>	
1975	The industrial park is not present and appears to be undeveloped and utilized for agricultural purposes. A dirt access road is visible extending south from 119.
1984	The northeast quadrant of the park is developed adjacent to the west of the access road with one large structure. What appears to be a junk/storage yard is present to the east of the structure opposite the dirt road.
1995	The northeast quadrant has several additional structures since the 1984 aerial.
2005	Development in Industrial Park has increased to approximately 17 facilities. Several plots remain undeveloped. The junk/storage yard is still present to the east of the access road.
<b>Rail line at WCR 7 and 119 (property with aggregate and pond)</b>	
1975	The proposed rail corridor area has disturbance/development on the southeast corner that appears to be non-residential. The surrounding plots to the north and west are undeveloped agricultural.
1984	The parcels remain unchanged from the 1975 aerial.
1995	The northeast portion of the site remains undeveloped and utilized for agricultural purposes. The southeast corner remains unchanged and utilized for non-residential purposes.

**Table 3-2 Summary of Aerial Photo Review (cont'd)**

<b>Rail Corridor</b>	
<b>Date of Aerial Photo</b>	<b>Land Use Changes</b>
2005	The northeast portion of the site is development with what appears to be aggregate activities. A large water storage pond is now present to the west on the land that previously was agricultural in nature. The southeast portion of the property is developed with non-residential structures.
<b>Leon A. Wurl/I-25 Station</b>	
1958	The proposed station location crosses through what appears to be a historic RR switch yard. What is currently a Leon A. Wurl Parkway trends along the south of the area and I-25 is present to the east. Five residences are present just north of Leon A. Wurl Parkway that has large trees surrounding them. Livestock areas, bin storage, off-loading areas etc. are all visible on the aerial photograph. The end of the RR and several small switch areas are visible in the parcel. Surrounding areas are undeveloped and agriculture in nature.
1962	Grain elevators and silos are present in the switch yard area in addition to the five existing residences and associated RR activity and development. Surrounding land areas are agricultural.
1975	The area remains virtually unchanged from the 1962 area.
1984	The five residential units are no longer present. The entire area appears to have been scraped and cleared. The RR tracks branch into the area but the switch yard rails are no longer present. Scatters portions of the previous development remain.
1995	RR activities are still present within the area. Some building structures are apparent scattered throughout the property. A few dirt access roads are visible.
2005	What appears to be hay bale storage or a large structure is present in the center portion of the property. Fewer roads/structures are visible than in the 1995 aerial; however, some small structures are still present. Large trees associated with the previous residences are gone.
<b>Landfill at WCR 13 and WCR 4</b>	
1975	The scale is too large to see detail; however, the area is present as a 'scar' or seam in the landscape and appears to have water in it. It is southwest to northwest in orientation with raised edges.
1984	The characteristic is still present. It appears the same in shape but does not appear to contain water.
1995	An access road to the characteristic is visible from the RR track area and/or adjacent residence adjacent WCR 13.
2005	The access road is no longer present; however, the characteristic is still visible and appears unchanged.

## 3.2 HISTORICAL TOPOGRAPHIC MAPS

FHU reviewed available historical USGS topographic maps for the areas surrounding I-25 and the rail corridors, stations, and maintenance facilities. The dates of the topographic maps reviewed ranged from 1902 to 1980.

**Table 3-3 Summary of Historical Topographic Map Review**

Date and Scale	Description
<b>Maintenance Facility Fort Collins, CO</b>	
1909 1:125,000	Town of Fort Collins is present with the Colorado and Southern Railroad present extending north from the north portion of town and then trending east prior to realigning in a north-south trend toward Wellington. Scattered development is visible adjacent to the tracks.
1960	The proposed facility location is south of the Black Hollow Junction of the Colorado and Southern Railroad. Sparse development is present to the south as well as an intermittent pond
1960, photorevised 1969 1:24,000	The Black Hollow Junction is present with an increase in development around the proposed facility.
1960, photorevised 1984	A Trailer Park is present west of the proposed facility. No changes from the previous topographic map.
<b>Greeley Bus Station Site A 509 North 9<sup>th</sup> Avenue</b>	
1902	The City of Greeley is present with the Union Pacific Railroad present on the east side of town.
1950	8 <sup>th</sup> Avenue and SH 85 are present to the east of the proposed station. The Cache La Poudre River is present to the north and east. The Union Pacific Railroad is present to the east.
1950, photorevised 1969 1:24,000	A small extension is visible on the north part of 9 <sup>th</sup> Avenue. 8 <sup>th</sup> Avenue is a divided road with frontage road and access roads.
1950, photorevised 1980	Minor changes from the 1969 topographic map. A few business type structures on present along the 9 <sup>th</sup> Avenue extension.
<b>Fort Lupton Station Site E – 1313 Denver Avenue</b>	
1902	The Town of Fort Lupton is visible on the map with an unnamed railroad paralleling the east side of town trending north-south.
1949, photorevised 1969	Several residential cul-de-sacs are present south of the proposed location. SH 85 is a divided highway that parallels Fort Lupton on the west side with the Union Pacific railroad on the east side. Light commercial/industrial development is present to the east as well as a primary highway.
1949, photorevised 1979	The town of Fort Lupton is classified as a built-up area, individual structures are still apparent. Some new residential development is apparent.
1949, photorevised 1994	The town is classified as a built-up area and individual structures are no longer present. The road adjacent to the east of the site is now classified as a secondary highway.
<b>Evans Station Site F – 1004 42<sup>nd</sup> Street</b>	
1902	The Town of Evans is visible south of Greeley and the South Platte River. The Denver and Cheyenne Railroad Line pass through the town. Sparse development present. La Salle is visible to the south
1951	A road is present to the north of the site trending east-west. Residential development is visible to the north. Undeveloped land is visible to the south followed by the Union Ditch. A secondary highway is adjacent to the west followed by the Union Pacific Railroad and then SH 85.
1950, photorevised 1969	Evans is shown as a built-up area with individual structures visible. SH 85 is now a divided highway. Increased development is visible to the north.
1969, photorevised 1975	No visible changes from the 1950 topographic map.

### 3.3 SANBORN FIRE INSURANCE MAPS

FHU reviewed available historical Sanborn Fire Insurance maps for the areas surrounding I-25 and the rail corridors, stations, and maintenance facilities. The dates of the topographic maps reviewed ranged from 1886 to 1959.

**Table 3-4 Summary of Sanborn Fire Insurance Map Review**

Date of Sanborn Map	Land Use Changes
<b>Fort Collins</b>	
1886	<p>With an approximate population of 2,200 people, the Fort Collins urban area was located immediately south of the Cache La Poudre river near the intersection of the Greeley, Salt Lake and Pacific railroad and Colorado Central railroad tracks. The primary commercial area was located east of the railroad tracks between La Porte Avenue and Mountain Avenue along College Avenue. Businesses in this area consisted of a roller skating rink, furniture repair shop, livery, drugstore, hotel, opera house, and several grocers.</p> <p>The former Colorado Central railroad freight and passenger depot and adjacent railroad grounds at the south corner of Mason and Maple Streets and the adjacent parcel at 300 N. Mason Street included a railroad switching yard and a series of coal sheds.</p> <p>Several buildings on the Colorado State University (CSU) campus, including several mechanical and chemistry laboratory buildings (currently the Industrial Science building and Laurel Hall) were constructed south of Laurel Street to the west of the Colorado Central railroad tracks.</p>
1891	<p>Fort Collins continued to grow with an approximate population of 3,000 people. Businesses along College Avenue included a bakery, restaurant, livery, grocers, hardware, opera house, and bank.</p> <p>South of the freight and passenger depot along Mason Street were a series of lumber yards between La Porte and Mountain Avenues. In addition, the Fort Collins Electric Light Station at 200 W. Mountain Avenue had been constructed.</p> <p>Additional buildings were present on the CSU campus and the chemistry laboratory building (currently Laurel Hall) had been expanded.</p>
1895 - 1901	<p>The Fort Collins urban area continues to expand to the west and southeast with an approximate population of 3,200 people. South of Mountain Avenue to Laurel Street along Mason Street were residential dwellings. College Avenue continued to be the primary commercial area.</p> <p>Cattle pens and a grain elevator were present adjacent to the railroad yard at 300 N. Mason Street.</p>

**Table 3-4 Summary of Sanborn Fire Insurance Map Review (Cont'd)**

<b>Date of Sanborn Map</b>	<b>Land Use Changes</b>
1906 - 1909	<p>Fort Collins continued to grow to the west, south, and southeast with an approximate population of 8,000 people. Commercial land use is focused in the vicinity of College Avenue with the CSU campus located south of Laurel Street and west of College Avenue.</p> <p>The freight and passenger functions of the railroad depot were split with a passenger depot constructed in the La Porte Avenue right-of-way. In addition, a Standard Oil Company site was located on the western side of the railroad grounds at 275 N. Mason Street.</p> <p>South of the railroad grounds, lumber yards were located on both sides of Mason Street between Mountain Avenue and La Porte Avenue, except for the Fort Collins Electric Light Works at 200 W. Mountain Avenue.</p> <p>On the CSU campus, the Mechanical Building (currently the Industrial Science building) was expanded to include a foundry and a mechanical laboratory. At this time, Laurel Hall housed the Commercial building, and another Chemistry building was constructed near College Avenue across from Elizabeth Street. The heating plant was also constructed adjacent to the Colorado Southern (former Colorado Central) railroad tracks through campus.</p>
1917	<p>The Standard Oil Company site at 275 N. Mason Street was replaced with a Texas Company (Texaco) and Continental Oil Company. Several storage tanks were identified on the Sanborn. A printing and a sign painting shop was located at 159 W. Mountain Avenue.</p>
1925	<p>The Fort Collins Canning Company was located at 334 N. Howes Street. Additional mechanical laboratories were constructed east of the Mechanical Building (currently the Industrial Science building).</p>
1925 - 1943	<p>The CSU Campus continued to grow with a number of new buildings added. The mechanical laboratory building (currently the Industrial Science Laboratory building) grew in size, similar to its current configuration.</p> <p>The Continental Oil Company relocated to 200 N. Howes Street. Gasoline filling stations were located at the northwestern corner of College Avenue and LaPorte Avenue and at the northeastern corner of Mason Street and Oak Street.</p>
<b>Loveland</b>	
1886 - 1890	<p>With an approximate population of 800 people, the Loveland urban area was primarily located along 4<sup>th</sup> Street between A Street (currently US 287) and C Street (currently Railroad Avenue) to the east of the Colorado Central railroad tracks. The commercial businesses along 4<sup>th</sup> Street included the Loveland Hotel, several grocers, an agricultural implement dealer, several drugstores, a lumber yard, several feed stores, a tailor, a barber, a church, etc. Residential dwellings were scattered along 3<sup>rd</sup> and 5<sup>th</sup> Streets. The Loveland Milling and Elevator Company was located at 105 5<sup>th</sup> Street on the west side of the railroad tracks.</p>
1893	<p>Loveland continued to grow with an approximate population of 900 people. 4<sup>th</sup> Street continued to be the primary commercial corridor with scattered residences to the north and the south. In addition to the Loveland Milling and Elevator Company, the Loveland Farmers Milling and Elevator Company was located at 130 W. 3<sup>rd</sup> Street.</p>

**Table 3-4 Summary of Sanborn Fire Insurance Map Review (Cont'd)**

Date of Sanborn Map	Land Use Changes
1900	<p>Loveland grew to the north, south, east, and west, with an approximate population of 1,500 people.</p> <p>The Loveland Farmers Milling and Elevator Company at 130 W. 3<sup>rd</sup> Street had changed names to the Big Thompson Milling and Elevator Company. Several oil tanks were located south of 8<sup>th</sup> Street, immediately west of the railroad tracks.</p>
1906	<p>Urban growth was primarily toward the northwest and south/southeast. 4<sup>th</sup> Street continued to be the commercial district, although commercial businesses were also located along 5<sup>th</sup> Street. Businesses included the Loveland and Bushnell Hotels, a livery, restaurants, a lumber yard, billiards, grocers, banks, a hardware store, drugstores, etc. The Great Western Sugar Company Loveland Beet Sugar Factory was also constructed east of town along the Denver Great Western railroad at approximately 11<sup>th</sup> Street.</p> <p>Continental Oil Company was located 100 W. 8<sup>th</sup> Street, where the oil tanks had been previously identified. North of the Loveland Mills and Elevator Company, the Loveland Cement Block factory was located. The Knapp Brothers Saw and Planning Mill was located at 101 W. 3<sup>rd</sup> Street, and the Loveland Light Heat and Power Company was located at 101 W. 2<sup>nd</sup> Street.</p>
1911	<p>Within approximately ten years, the population of Loveland had doubled to 3,750 people.</p> <p>The E.T. Cooke Coal and Feed facility was located at 102 W. 4<sup>th</sup> Street. The Loveland Light Heat and Power Company had become the Crystal Ice &amp; Storage Company, an artificial ice plant, was located at 101 W. 2<sup>nd</sup> Street.</p>
1918	<p>Urban growth was primarily to the north along US 287.</p> <p>The E.T. Cooke Coal and Feed facility had become the Johnson &amp; Lloyd garage with auto repair. In addition, a number of garages with auto repair and USTs for gasoline developed around town at 101 E. 5<sup>th</sup> Street, 127 E. 5<sup>th</sup> Street, 104 E. 4<sup>th</sup> Street, 310 N. Railroad Avenue, 319 N. Lincoln Avenue, 310 N. Cleveland Avenue, 320 N. Cleveland Avenue, and 400 N. Garfield Avenue.</p>
1927	<p>The population of Loveland was approximately 6,000 with urban growth primarily to the west, east, and north.</p> <p>Along the railroad, a junkyard was located at 100 E. 6<sup>th</sup> Street and several additional gasoline service stations with auto repair and USTs were located at 400 N. Garfield Avenue and 133 W. 4<sup>th</sup> Street. A number of oil companies were located along 6<sup>th</sup>, 7<sup>th</sup>, and 8<sup>th</sup> Streets between the railroad and Garfield Avenue.</p>
1937 - 1946	<p>Between 1927 and 1937, population and urban growth slowed with a population gain of only 600 people.</p> <p>Gasoline stations continued to develop in the city at 201 W. 5<sup>th</sup> Street and 501 W. Cleveland Avenue. The former Colorado Highway Department (CDOT) had a yard with equipment repair at 121 W. 8<sup>th</sup> Avenue.</p>

**Table 3-4 Summary of Sanborn Fire Insurance Map Review (Cont'd)**

<b>Date of Sanborn Map</b>	<b>Land Use Changes</b>
<b>Berthoud</b>	
1895, 1900, 1906, 1911, 1927	<p>Between 1895 and 1927, the population of Berthoud grew from 500 to 950 people. The urban area was centered around the intersection of Mountain Avenue and the railroad.</p> <p>The Berthoud Farmers Milling and Elevator Company, later the Farmers Milling &amp; Mercantile Company, was located at 290 Mountain Avenue. Several gasoline stations and auto repair shops were located along Mountain Avenue at 224, 245, 357, and 321 Mountain Avenue. A Continental Oil Company oil distribution facility was located at 810 3<sup>rd</sup> Avenue and 906 3<sup>rd</sup> Avenue.</p>
<b>Longmont</b>	
1890	<p>With an approximate population of 2,000 people, the Longmont urban area was located primarily west of the north/south Colorado Central railroad and north of the east/west Burlington Missouri railroad. Industrial and commercial land uses were located along Main Street and in the southern portion of the town.</p> <p>The Farmers Milling and Elevator Company, later the Longmont Elevator Company and Intermountain Elevator Company, was located at 121 Main Street. The Colorado Milling Elevator Company, later a gasoline filling station, was located at 130 3<sup>rd</sup> Avenue.</p>
1895, 1900	<p>Urban growth was primarily toward the west, north, and east.</p> <p>The Empson Packing Company was located at 15 3<sup>rd</sup> Avenue. A soda pop factory was located at 202 Main Street.</p>
1906, 1911, 1918	<p>With a population of 3,000, urban growth was primarily toward the northwest. Commercial land uses continued to be centered along Main Street with a heavier concentration of industrial uses along the railroad on the south side of town.</p> <p>The Great Western Sugar Company Longmont Beet Sugar Factory was constructed southeast of the city. The Hanson and Company Feed Mill, later the CE Brown and Company Feed Mill, was located at 126 3<sup>rd</sup> Avenue. A junkyard was located at 225 Kimbark Street and the Colorado Malt and Barley Company, later the Western American Industries Tractor and Implement Assembly, was located at 204 Emery Street.</p>
1930 - 1959	<p>Urban growth was primarily toward the north and northwest during this time period.</p> <p>A number of gasoline stations were developed at 201 Main Street, 401 3<sup>rd</sup> Avenue, 4 S. Main Street, 22 S. Main Street, 250 3<sup>rd</sup> Avenue, and 326 3<sup>rd</sup> Avenue. On the south side of town along the railroad, a number of oil distribution companies were constructed at 407 1<sup>st</sup> Avenue, 22 Main Street, 335 1<sup>st</sup> Avenue, 331 1<sup>st</sup> Avenue.</p>

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## 4.0 DATABASE SEARCH AND SITE SCREENING

FHU contracted EDR, Inc. to conduct a database search of local, state, tribal, and federal environmental records for information relating to sites extending up to 1.5 mile from the project area, as dictated by the ASTM Standard E1527-00 and E1527-05. Database records searched prior to the implementation of the EPA All Appropriate Inquiry rule (i.e. data collected prior to 2006) included federal, state, and local records/sources, while data collected beginning in 2006 also included a search of tribal records. The EDR reports are located in **Appendix A. Table 4-1** includes a description of each database searched and the approximate minimum search distances.

**Table 4-1 Database Description and Approximate Minimum Search Distances**

Database	ASTM Approximate Minimum Search Distance* (mile)
Federal National Priorities List site list (NPL) - EPA's database of uncontrolled or abandoned hazardous waste sites identified for priority remedial actions under the Superfund Program.	1.5
Federal Delisted NPL Site List	0.5
Federal Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) and Federal CERCLIS No Further Remedial Action Planned (NFRAP) site list - Compilation by the EPA of sites at which the potential exists for contamination originating from on-site hazardous substance storage or disposal. Sites designated as CECLIS NFRAP indicate that No Further Remedial Action is Planned.	1.0
Federal RCRA Corrective Action (CORRACTS) facilities list - Sites identified as needing Corrective Action after a release of a hazardous waste or constituent into the environment from a RCRA facility.	1.5
Federal Resource Conservation and Recovery Act (RCRA) treatment, storage, or disposal (TSD) facilities - RCRA permitted TSD facilities	1.0
Federal Resource Conservation and Recovery Act (RCRA) generators list - Facilities that are regulated based on current hazardous waste generation management activities.	0.75
Federal/State Emergency Response Notification System (ERNS) List - Database of public complaints and reports of unverified releases or incidents.	0.75
State and tribal- equivalent NPL	1.0
State and tribal-equivalent CERCLIS	0.5
State and tribal landfill (LF) and/or solid waste disposal (SWF) site lists - Inventory of solid waste and landfill facilities.	1.0
State and tribal leaking storage tank lists (LUST) - List of closed or unremediated reported LUSTs and CO Trust list – List of all complaint sites where there is no known responsible party.	1.0
State and tribal registered storage tank lists - Above Ground Storage Tank (AST)/Underground Storage Tank (UST) - List of sites that registered the presence of ASTs/USTs with the Colorado Department of Labor and Employment Division of Oil and Public Safety (OPS)	0.75
State and tribal voluntary cleanup (VCUP) sites - Sites being addressed under the Colorado Department of Public Health and Environment (CDPHE)	1.5

**Table 4-1 Database Description and Approximate Minimum Search Distances (Cont'd)**

Database	ASTM Approximate Minimum Search Distance* (mile)
State and Tribal Brownfield Sites	0.5
Drycleaners	0.25

*Notes:*

\* Approximate Minimum Search Distances varied for each Corridor. The distance listed in this table represents the greatest distance searched for each database. The specific search distances used were equal to or greater than the E1527-00/ASTM E1527-05 approximate minimum search distances.

Colorado Division of Natural Resources Office of Water Resources Registered Well database not searched.

Source: ASTM, 2000; ASTM, 2005

## 4.1 SITE SCREENING

Sites identified in the EDR database record search were screened to determine which sites would potentially have the presence of contamination (existing or residual) from hazardous materials and could have an adverse impact on the project alternatives. The screening process consisted of identifying sites listed in the EDR database report that lie within 1,500 feet of the proposed project right-of-way for each alternative package. Sites were identified as being less than 100 feet, 100 to 500 feet, 500 to 1,000 feet, or 1,000 to 1,500 feet of the project footprint.

The EDR sites were then ranked with a high, medium, or low designation based on the distance from the project footprint and the type of site. The site ranking categories are defined as:

**Low:** Sites with minimal indications of an existing release, past release, or material threat of a release of any hazardous substances or petroleum products into the ground (soil), groundwater, or surface water. Examples include residential sites or commercial sites with activities that do not require the use of hazardous substances or petroleum products (>55 gallons/year), Resource Conservation and Recovery Information System (RCRIS) database hazardous waste generators with no reported violations, facilities with ASTs/USTs with no reported leaks or spills, and sites reported on the Facility Index System (FINDS).

**Medium:** Sites with moderate indications of an existing release, past release, or material threat of a release of any hazardous substances or petroleum products into the ground (soil), groundwater, or surface water. Examples include, RCRA hazardous waste generators with reported violations, sites reported on the Emergency Response Notification System (ERNS) list, and facilities with leaking underground storage tanks (LUSTs).

**High:** Sites with indications of a known existing or past release of any hazardous substances or petroleum products into the ground (soil), groundwater, or surface water and the possibility for large-scale migration from the contaminant source. Examples include sites listed on the National Priority List (NPL) or Superfund, sites included on the Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS), RCRA permitted treatment, storage, or disposal (TSD) facilities, RCRA Corrective Action Sites (CORRACTS), sites in the Colorado Voluntary Cleanup program (VCUP), and State active and historical solid waste landfills.

Of the **550** EDR sites identified within 1,500 feet of the project alternatives and having a potential impact on the project, **309** sites were ranked low; **220** sites were ranked medium, and **21** sites were ranked as high.

A detailed records review was conducted for sites within 100 feet of the project footprint with a medium and high ranking, sites within 100 feet to 500 feet of the proposed project footprint with a medium and high ranking, and sites from 500 to 1,000 feet of the proposed project footprint with a high ranking. Sites identified by EDR that are located greater than 1,000 feet from the proposed project footprint were judged relatively unlikely to have impacts on project activities.

**Table 4-2 Detailed Review Site Evaluation Matrix**

<b>Distance from Proposed Project Right-of-Way</b>	Within 100 ft of the Project Area			
	Within 100 to 500 ft of the Project Area			
	500 to 1,000 ft from the Project Area			
	Greater than 1,000 ft			
		Low	Medium	High
<b>Environmental Condition Ranking</b>				

Notes:

-  Detailed Review Recommended
-  Not Recommended for Detailed Review

All sites selected for detailed review are listed in **Appendix B**.

## 4.2 DETAILED RECORDS REVIEW

The objective of the detailed records review was to examine available information regarding the extent of any known impacts from hazardous materials to soil, groundwater, and surface water associated with sites within the project area. The detailed review consisted of researching available CDPHE or OPS records for information concerning properties with potential or recognized environmental conditions in the project area.

Many of the sites are closed LUST sites. A LUST site is defined as closed/clean up complete when “the owner and/or operator has not necessarily removed all contamination, but instead actions taken have met the criteria that the State uses for determining adequate clean up.” An OPS no further action (NFA)/closure letter states that any contamination levels on-site are below state cleanup levels, and that no further investigation or remedial action was required at the time the letter was issued.

Although a LUST site may be closed, residual soil and groundwater contamination may present a concern for worker health and safety and materials management.

**Table 4-3** summarizes the CDPHE and OPS soil and groundwater standards that are referenced in the following sections.

**Table 4-3 Summary of Soil and Groundwater Standards**

Constituent	Groundwater		Soil		
	CGSs <sup>1</sup>	RBSLs <sup>2</sup>	RBSLs <sup>2</sup>		
			Subsurface Soil	Surficial Soil	
				Residential	Industrial
Benzene	5.0 µg/l	5 µg/l	0.26 mg/kg	2.8 mg/kg	6.8 mg/kg
Cis-1,2-Dichloroethene (also called dichloroethylene)	70 µg/l	--	--	--	--
Ethylbenzene	700 µg/l	700 µg/l	190 mg/kg	2,100 mg/kg	16,000 mg/kg
Methyl tertiary-butyl ether (MTBE)	--	20 µg/l	--	--	--
Perchloroethylene (PCE) (also known as tetrachloroethylene)	5 µg/l	--	--	--	--
Toluene	1,000 µg/l	1,000 µg/l	140 mg/kg	4,000 mg/kg	31,000 mg/kg
Trichloroethylene (TCE)	5 µg/l	--	--	--	--
Xylenes (total)	1,400 to 10,000 µg/l	1,400 µg/l	260 mg/kg	--	--
1,2 Dichloroethane	0.38 to 5 µg/l	--	--	--	--
Barium (dissolved) <sup>3</sup>	2.0 mg/l	--	--	--	--
Cadmium (dissolved) <sup>3</sup>	0.005 mg/l	--	--	--	--
Chromium (dissolved) <sup>3</sup>	0.1 mg/l	--	--	--	--
Lead (dissolved) <sup>3</sup>	0.05 mg/l	--	--	--	--
Mercury (dissolved) <sup>3</sup>	0.002 mg/l	--	--	--	--
Total petroleum hydrocarbons (TPH)	--	--	500 mk/kg	500 mg/kg	

CGSs – Colorado Basic Standards for Groundwater

RBSLs – Risk-Based Screening Levels

µg/l – micrograms per liter

mg/l – milligrams per liter

mg/kg – milligrams per kilogram

References:

- (1) Groundwater Organic Chemical Standards from Colorado Department of Public Health and Environment Water Quality Control Commission. 2005. 5 CCR 1002- 41, Regulation No. 41, The Basic Standards for Groundwater. Amended November 8, 2004. Effective March 22, 2005.
- (2) Tier 1 Risk-Based Screening Levels (RBSLs) from Colorado Department of Labor and Employment Division of Oil and Public Safety (OPS). 2005. Petroleum Storage Tank Owner/Operator Guidance Document. Effective February 1999. Revised October.
- (3) Domestic Water Supply – Human Health Standards from Colorado Department of Public Health and Environment Water Quality Control Commission. 2005. 5 CCR 1002- 41, Regulation No. 41, The Basic Standards for Groundwater. Amended November 8, 2004. Effective March 22, 2005.

MTBE – methyl tertiary-butyl ether

PCE – perchloroethylene

TCE – trichloroethylene

TPH – total petroleum hydrocarbons

The following sections summarize the findings of the detailed review of sites with potential and recognized environmental conditions identified within the project area.

## 4.2.1 SH 1 to SH 14

### 4.2.1.1 3906 CLEVELAND, WELLINGTON

The property at 3906 Cleveland is identified as a closed LUST and UST site with a confirmed release reported in 1998. The site previously had six USTs installed in 1970 that were documented as removed/closed. The USTs consisted of two 10,000-gallon gasoline tanks, two 6,000-gallon gasoline and diesel tanks, one used/waste oil tank of unknown size, and a liquid petroleum gas (LPG) AST. The property was issued a no further action/closure letter from OPS in July 2001 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 3906 Cleveland, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

### 4.2.1.2 225 NORTHWEST FRONTAGE ROAD, FORT COLLINS

The property at 225 Northwest Frontage Road is an operating farm supply store that is an open LUST, CO Trust, UST, AST, and FINDS site located less than 100 feet from the I-25 corridor.

In June 1995, four 2,000-gallon USTs were permanently closed at the site. Three of the USTs contained gasoline and one contained diesel. Four ASTs were permanently closed prior to January 1977. One of the AST's contained gasoline and three contained diesel.

Multiple releases from the USTs and product delivery piping have occurred at this site, leading to contamination of both soils and groundwater. Remediation activities were implemented in 1997 and included the installation of a groundwater pump and treat system. This system operated until 2002 and was then replaced with natural attenuation processes until late 2004. A dual phase extraction process was later initiated at the site (Earth Environmental Services, 2005).

At the time of the file review, quarterly groundwater monitoring was on-going at the site. The most recently reviewed quarterly groundwater monitoring results (1<sup>st</sup> quarter 2005) detected concentrations of benzene in groundwater above the Colorado Basic Standard for Groundwater (CGSs), ranging from 9.8 to 43.1 ug/L (Earth Environmental Services, 2005).

As an open LUST site, the property at 225 Northwest Frontage Road presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.1.3 8211 6<sup>TH</sup> STREET, WELLINGTON**

The property at 8211 6<sup>th</sup> Street is an open LUST, AST, and CO ERNS site. Confirmed releases have occurred at this site in December 2000, September 2002, and July 2007. The December release occurred from the over-filling of a 10,000-gallon UST, which discharged approximately 800 gallons of gasoline onto the surface of the site and into the storm sewer system. Initial sampling results detected petroleum-contaminated soils ranging from 3 to 20 feet bgs (WMA Environmental Services, 2001).

A CAP was approved by OPS in February 2002. Remediation activities were initiated in 2001 and included the installation of free product skimmer and dual phase extraction system. From June 2002 to November 2004, a bio-sparge and soil-vapor extraction (SVE) system operated at the site, in conjunction with quarterly groundwater monitoring. Only low levels of benzene, toluene, ethyl benzene, and xylenes (BTEX) (non-detectable [ND] to 0.026 ppm) remained in soils during a 2001 sampling (WMA Environmental Services, 2001). According to the most recent groundwater monitoring results reviewed (4<sup>th</sup> Quarter 2004), benzene levels in groundwater were below CGSs (ND to 4.7 ug/L) (Altus, 2005). An additional release occurred at the site since the time the file review was conducted in May 2005. Quarterly groundwater monitoring is on-going at this site.

As an open LUST site, the property at 8211 6<sup>th</sup> Street presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

### **4.2.2 SH 14 to SH 60**

#### **4.2.2.1 3733 MULBERRY STREET, FORT COLLINS**

The property at 3733 Mulberry Street is a closed LUST and UST site. This site had a leaking UST in August 1999. No further information concerning the leaking tank was available on the OPS website. One LPG AST was permanently closed and removed from this site in June 2007 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 3733 Mulberry Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.2 3808 E. MULBERRY STREET, FORT COLLINS**

The property at 3808 East Mulberry Street, a retail gas station, is identified as a closed LUST and UST site, with a confirmed release reported in 1990. The site previously had six USTs with unknown installation and removal dates. The permanently closed USTs consisted of four 6,000-gallon gasoline tanks, one 560-gallon used/waste oil tank, and LPG. The property was issued a NFA/closure letter in September 1998 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 3808 East Mulberry Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.3 811 STOCKTON AVENUE, FORT COLLINS**

The property at 811 Stockton Avenue is a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.2.4 3809 EAST MULBERRY ROAD, FORT COLLINS**

The property at 3809 East Mulberry Road, a gasoline fueling station, is listed as a closed LUST site. A release was detected at this site in 1989. Five USTs (three 6,000-gallon fuel tanks, two 3,000-gallon diesel tanks) were removed in 1990 and a 1/8" hole was discovered in one of the tanks, and in areas adjacent to the tanks, delivery lines, and dispensing island. 808 yds<sup>3</sup> was excavated and disposed off-site. The last sampling event occurred in May 2007. The following constituents exceeded the Tier 1 Risk Based Screening Levels (RBSL): ethylbenzene detected at 1,000 ug/L to 1,600 ug/L; benzene detected at 1,600 ug/L; methyl tertiary-butyl ether (MTBE) detected at 56 to 280 ug/L. The site is still undergoing monitoring and has a CAP in place (XX, 2007).

In 1995, a site assessment was performed at an adjacent property at 3825 East Mulberry (see Site write-up of 3825 Mulberry Road below) (XX, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 3809 East Mulberry Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.5 3825 EAST MULBERRY ROAD, FORT COLLINS**

The property at 3825 East Mulberry is a closed LUST site. According to OPS, the site does not have any tanks currently in use or tanks that have been removed. The site had a Site Assessment in July 1995 (OPS, 2007). The site assessment results indicated that trace petroleum hydrocarbon contamination was present along the northern edge of the property; however, it was determined not to be contributing to the contamination at 3809 Mulberry Street (XX, 2007). No further information was listed on the site and it has not been classified. Existing conditions at this site remain unknown. OPS issued a NFA/closure letter for this facility in 1995 (XX, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 3825 East Mulberry Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.6 3829 EAST PROSPECT, FORT COLLINS**

The property at 3829 East Prospect is a closed LUST and AST site owned by the City of Fort Collins. One 1,000-gallon diesel AST was removed from the site in 2003 (OPS, 2007). Upon tank removal, there was no visual evidence of release. Sampling results collected at 0.25 feet bgs indicated that BTEX was below the Tier 1 RBSLs for surficial soils and total extractable petroleum hydrocarbons (TEPH) was below the method detection limit (CGRS, 2004). OPS issued a NFA/closure letter for this facility in 2003.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 3829 East Prospect, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.7 2842 SOUTHEAST FRONTAGE ROAD, LOVELAND**

The property at 2842 Southeast Frontage Road is an operating truck stop and open LUST, CO Trust, and AST site, with multiple releases to soils and groundwater. In October 2004, ten ASTs containing gasoline, diesel, and kerosene were permanently closed and removed. Upon tank removal, soil staining was observed beneath the majority of the tanks (CGRS, 2005a). The results of on-site groundwater monitoring revealed benzene concentrations ranging from 5.2 to 1,984 ug/L (CGRS, 2005b). Free-phase hydrocarbons with a measured thickness of 0.02 to 0.07 feet were present in four out of thirteen groundwater wells (CGRS, 2005b). Results of soil sampling also detected concentrations of benzene in excess of the Tier 1 RBSL for the leachate to groundwater ingestion exposure pathway (CGRS, 2005b).

Remediation activities were initiated at the site in 1997 and included excavation and off-site disposal of approximately 2,193 cubic yards (yds<sup>3</sup>) of soil (October/November 2004), installation of an enhanced fluid recovery (EFR) system and free-product skimming pumps (September/October 2004), in combination with quarterly groundwater monitoring. Following excavation activities, one soil sample exceeded Tier 1 RBSL for BTEX constituents and total volatile petroleum hydrocarbons (TVPH) (CGRS, 2005a). Groundwater monitoring is on-going at this site.

As an open LUST site, the property at 2842 Southeast Frontage Road presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.2.8 120 NE FRONTAGE ROAD, FORT COLLINS**

The property at 120 NE Frontage Road is a CORRACTS, RCRA SQG, and FINDS site. The site covers 14 acres and has one 39,410 square foot building, two wells with irrigation pumps, and one septic holding tank. The facility performs roll forming and shearing of sheet metal processes, which utilize lead and chromium-based paints, xylenes, and mineral spirit solvents (Integrated Environmental Services [IES], 1993a; IES, 1993c).

In January 1991, an initial investigation detected soil and groundwater contamination with volatile organic compounds (VOCs) at this site. Small concentrations of benzene, toluene, ethylbenzene, and chlorobenzene were detected in soils that were collected from the paint gallery area. Elevated concentrations of ethylbenzene, toluene, xylene, and chlorobenzene were also detected in soils near the paint line roll-off area. Results of groundwater sampling identified concentrations of benzene (37 ug/L), ethylbenzene (1,280 ug/L), and toluene (4,460 ug/L) that exceeded the CGSs. Chlorobenzene (3 ug/L) was also detected in groundwater at this site (CDPHE, 2004; IES, 1993a). Elevated concentrations of lead (8.0 to 35.8 ppm) and chromium (6.59 to 28.4 ppm) were also detected in soils at this site in the paint gallery and near the paint supply piping. (IES, 1993a; IES, 1993b; IES, 1993c).

Remediation activities included the removal of 1,800-gallons of waste oil from the septic holding tank and sump pump, bead blasting of the paint gallery floor, removal of approximately 600 feet of paint supply piping and 35 yds<sup>3</sup> of adjacent contaminated soils, removal of two roof ducts containing paint, and the removal of approximately 20 yds<sup>3</sup> of soils in the area adjacent to the septic tank (IES, 1993a; IES, 1993b; IES, 1993c). Remediation activities have been completed at this site and a NFA/closure letter was issued by the Colorado Department of Health (CDH), current day CDPHE, in June 1994 (CDH, 1994).

As a CORRACTS site, this property presents a liability for any potential right-of-way acquisition related to the project. Residual contamination encountered during subsurface activities could present a concern for worker health and safety and materials management.

#### **4.2.2.9 1926 SOUTHEAST FRONTAGE ROAD, FORT COLLINS**

This property at 1926 Southeast Frontage Road is a closed LUST, UST, AST, FINDS, and RCRA SQG with reported violations. This facility is a former tractor dealership and maintenance center that operated in the early 1990s and routinely utilized lubricants, solvents, gasoline, diesel fuel, and hydraulic fluids on-site. Two 500-gallon ASTs containing gasoline and diesel and one 6000-gallon UST were formerly operated at this facility (Stewart Environmental, 1993).

Site investigations identified contamination of soils and groundwater on-site. Concentrations of total petroleum hydrocarbons (TPH) (6,820 ppm) were detected in soils above the Tier 1 RBSL in the area near the former ASTs and in the area of the floor drains. Low concentrations of ethylbenzene and oil/grease were also detected in soils (Stewart Environmental, 1993). Low concentrations of petroleum hydrocarbons were also detected in groundwater (Stewart Environmental, 1993).

Remediation activities were initiated in September 1993 and consisted of excavation and off-site disposal of approximately 700 yds<sup>3</sup> of soils. Following remediation activities, concentrations of TPH in soils were below the Tier 1 RBSL and BTEX concentrations were ND (Stewart Environmental 1993). A NFA/closure letter was issued by OPS in September 1993.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 1926 Southeast Frontage Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.10 121 JOHN DEERE ROAD, FORT COLLINS**

The property at 121 John Deere Road is a closed LUST, UST, and RCRA SQG site. A petroleum release was confirmed at this site in April 1989 following the removal of one 10,000-gallon UST containing diesel fuel. Soil staining was observed upon removal of the tank (Ryan-Murphy, 1989).

Investigations conducted at this site included initial soil and groundwater sampling following the tank excavation and a second level site assessment. Following the initial sampling, contaminated soil was excavated. Some of the soil was spread across the site, and some was stockpiled on-site (Ryan-Murphy, 1989). BTEX and TPH in soils and groundwater were all below the lab detection limits according to the second level site assessment sampling results (Bellray, 1994). Based on the sampling results, OPS did not require any further remediation activities. In April 1995, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 121 John Deere Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.11 4325 HARMONY ROAD, FORT COLLINS**

The property at 4325 Harmony Road is an operating gasoline station and closed LUST, CO Trust, and UST site with multiple releases to soils and groundwater.

Six USTs containing gasoline or diesel fuel have been permanently closed and removed from this site; three in 1989 (WMA Environmental Services, 2002) and three in 2006. Groundwater contamination reportedly migrated off-site in a southeastern direction toward a gravel pit that borders the property to the east and south. A lake is also located downgradient of the site (Walsh Environmental Scientists and Engineers, 1996).

Several investigations were conducted on-site during the 1990's and 2000's. A CAP was first implemented at the site in 1994, which included the installation of a groundwater recovery and treatment system and quarterly groundwater monitoring activities. Additionally, soils in the area of the former USTs (northwest corner) were over-excavated in 1995 until photoionization detector (PID) readings were 50 ppm or below. Quarterly groundwater monitoring has taken place from 1994 to present (Walsh Environmental Scientists and Engineers, 1996). Concentrations of BTEX, TVPH, TEPH, and MTBE in soils were ND during soil sampling activities conducted in 2002 (WMA Environmental Services, 2002). In September, 2006 OPS issued the most recent NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 4325 Harmony Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### 4.2.2.12 2527 SOUTHEAST FRONTAGE ROAD, LOVELAND

The facility located at 2527 Southeast Frontage Road is a FINDS and RCRA SQG with reported violations.

Solid waste was formerly discovered in the southwest corner of the parking lot at this site. Debris included waste lumber, household appliances, tires, construction debris, waste oil containers, fluorescent light fixtures, brake fluid, paint cans, etc. Solid waste had accumulated on the surface of the site and below the surface and mixed with dirt to a depth of up to five feet (Landmark Engineering, 1997b; CDH, 1997a). Soil staining was identified in a former waste oil storage area and in the vicinity of two 250-gallon ASTs that contained diesel fuel and gasoline. Soil sampling identified soil contamination with petroleum hydrocarbons near both the AST and former waste oil areas, with BTEX constituents ranging from ND to 360 parts per billion (ppb). Oil and grease and TEPH were also detected in soils in low concentrations (CDH, 1997a). Groundwater samples from monitoring wells installed downgradient of the waste disposal area did not detect contamination.

Remediation activities included the removal of all solid waste that had accumulated upon the surface of the site, relocation of the ASTs, and excavation and off-site disposal of approximately 85 cubic yards (yds<sup>3</sup>) of stained soils in the former AST area and former waste oil areas (Landmark Engineering, 1997b). BTEX and TVPH were ND at both locations following remediation activities, while diesel fuel ranged from 6.7 to 32 ppm (Landmark Engineering, 1997a). Clean up of the facility has been completed and the CDH, current day CDPHE, issued a NFA/closure letter in November 1997 (CDH, 1997b).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 2527 Southeast Frontage Road, the potential exists for residual soil contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### 4.2.2.13 5555 EAST CROSSROADS BOULEVARD, LOVELAND

The facility at 5555 East Crossroads Boulevard is a closed LUST, UST, and FINDS site. A confirmed petroleum release was detected in July, 1993. Five USTs were removed from the site in June 1993: two 6,000-gallon and 10,000-gallon containing unleaded gasoline, one 6,000-gallon containing regular gasoline, one 10,000-gallon containing diesel, and one (560-gallon) containing used oil (Industrial Compliance, 1993b).

Approximately 330 yds<sup>3</sup> of soils were excavated and eventually backfilled on-site (Industrial Compliance, 1993b). Following excavation activities, site investigations identified low levels of BTEX in soils and groundwater, but at concentrations below RBSLs and the CGSs (Industrial Compliance, 1993b). A NFA/closure letter was issued by OPS in February 1995.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 5555 East Crossroads Boulevard, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### **4.2.2.14 7301 SOUTHWEST FRONTAGE ROAD, FORT COLLINS**

The property at 7301 Southwest Frontage Road is a closed LUST, UST, and CO Trust site. This facility is a former boat and recreational vehicle service center, sales dealership, and recreational vehicle storage facility. In February 1992, four USTs were permanently closed including: one 1,000-gallon, one 2,000-gallon, one 4,000-gallon, and one 6,000-gallon tanks containing gasoline.

Site investigations identified contamination of soils and groundwater on-site. Soil sampling activities took place prior to and following tank removal and identified soil staining and elevated concentrations of petroleum hydrocarbons (GeoSciences Engineering, 1992). Results of groundwater sampling identified concentrations of benzene that exceeded CGSs (GeoSciences Engineering, 1994a).

Remediation activities began in 1992 and included the removal of the USTs and the excavation and off-site disposal of approximately 1,000 yds<sup>3</sup> contaminated soil. Approximately 1,000 yds<sup>3</sup> of additional contaminated soil downgradient of the former tank system was removed in June 1993. Approximately 40 yds<sup>3</sup> of the excavated area was covered with visqueen and bermed for aeration in the southwest corner of the site. Quarterly groundwater monitoring occurred from September 1992 until May 1993 (GeoSciences Engineering, 1992; GeoSciences Engineering, 1993a).

Following completion of the remediation activities, concentrations of TVPH and BTEX were ND in soils (GeoSciences Engineering, 1993b). One year after quarterly groundwater monitoring ceased on-site, TVPH and BTEX were also ND in all wells (GeoSciences Engineering, 1994b). A NFA/closure letter was issued by OPS in February 2002.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 7301 Southwest Frontage Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

### **4.2.3 SH 60 to E-470**

#### **4.2.3.1 10755 TURNER BOULEVARD, LONGMONT**

The property at 10755 Turner Boulevard is a RCRA SQG with reported violations located between 100 and 500 feet from the I-25 corridor. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### 4.2.3.2 10763 TURNER AVENUE, LONGMONT

The property at 10763 Turner Avenue is a closed LUST, RCRA SQG, and ERNS site. This facility is an operating truck stop that had a diesel fuel release detected in January 1990. Site investigations revealed that approximately 4,300 yds<sup>3</sup> of soil were contaminated with petroleum hydrocarbons and a groundwater plume extended approximately 180 feet north of the source. The contamination migrated off the property and impacted an adjacent Super 8 property (Industrial Compliance, 1993a). Sampling events identified BTEX constituents in groundwater, with benzene concentrations (24 to 48.5 ug/L) above CGSs. Free phase petroleum hydrocarbons and an oily sheen were observed within some groundwater monitoring wells (Industrial Compliance, 1993a).

Remediation activities began in 1991 and consisted of removing approximately 2,100 gallons of free-phase product from the monitoring wells utilizing a vacuum truck (Industrial Compliance, 1993a). Additional remediation activities occurred in 1994 and 1996 and included the removal of two USTs (10,000-gallon containing diesel) and the associated piping, disposal of approximately 2,000 yards<sup>3</sup> of contaminated soils and replacement with clean soils, UST replacement, installation of groundwater extraction wells, and quarterly groundwater monitoring (Industrial Compliance, 1993a). Remediation activities were also conducted on the adjacent Super 8 Motel property and included the installation of a total fluids extraction and in-situ sparging system that operated until April, 1997 (BE &K/Terranext, 2002; OIS, 2001; Terranext, 1997). A NFA/closure letter was issued for this site by OPS in February 2002.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 10763 Turner Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a worker health and safety and materials management concern.

#### 4.2.3.3 10963 I-25 ACCESS ROAD WEST, LONGMONT

The property at 10963 I-25 Access Road West, an operating gasoline station, is an open LUST, RCRA SQG with violations, and ERNS site. The site contains four 10,000-gallon tanks containing gasoline and four 12,000-gallon tanks containing diesel that were installed in 1987. In 2000, a suspected release of approximately 1,900 to 3,000 gallons of unleaded gasoline was detected in a service line. In 2001, the release was confirmed. Several monitoring wells were installed on the property, with two wells located in the CDOT SH 119 right of way. Quarterly groundwater monitoring activities are on-going. According to the most recently reviewed monitoring results, (third/fourth quarter 2006), concentrations of benzene were below CGSs, ranging from 1 ug/L to 4.08 ug/L (LT Environmental, 2006).

In addition, a caller notified CDPHE that a strong solvent odor was detected near this facility in October 2002. However, upon investigation of the site, the source of the odor could not be identified. Other facilities in the surrounding area include Collision Masters, Inc., Mike McGinley Auto Repair, Premium Power Coaters, and the Del Camino Truck Wash (CDPHE, 2002b).

As an open LUST site, the property at 10963 I-25 Access Road West presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.3.4 45 EAST 120TH AVENUE, THORNTON**

The property at 45 East 120th Avenue is a closed LUST site. Three 1,000-gallon gasoline USTs were closed and removed in 2001 and one 550-gallon waste oil tank was closed and removed in 1999. Soil and groundwater contamination were detected upon removal of the waste oil tank. A CAP was approved by OPS in June, 2001 that identified natural attenuation processes in conjunction with groundwater monitoring as the recommended remediation methods. According to the most recent monitoring report reviewed (May 2005), traces of benzene, toluene (4.7 ppb), ethyl-benzene (35.1 ppb), xylene (20.5 ppb), and TVPH were ND in all but one monitoring well (Western Environment and Ecology, 2005). A NFA/closure letter was issued for this site by OPS in July 2005.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 45 East 120<sup>th</sup> Avenue, the potential exists for residual soil contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.3.5 20 EAST 120TH AVENUE, NORTHGLENN**

The facility at 20 East 120<sup>th</sup> Avenue is an open LUST site. At the time of the file review, the property owner had requested site closure. In November/December 1995, a release was confirmed from the then active gasoline station during a cathodic protection system evaluation. A 550-gallon UST for waste oil was removed from the site in 1997.

An enhanced fluid recovery system and quarterly groundwater monitoring were enacted as part of the CAP to remediate the release. After a one-year review of the quarterly groundwater monitoring data, the enhanced fluid recovery system was determined to be ineffective, and an AS (AS)/SVE system was installed in 2000. The AS/SVE system was shut down in October 2003. Site closure was initially requested in 2004. The Northglenn Urban Renewal Authority purchased the property in November 2006 and removed one 4,000-gallon, one 10,000-gallon, and one 8,000-gallon UST for gasoline were removed from the site in 2007.

Groundwater in the vicinity of the site is approximately four to 10 ft bgs with a west/northwesterly flow. In September 2004, concentrations of BTEX and TVPH were detected in groundwater at 4.4 ug/L, less than 5 ug/L, 22 ug/L, 9.6 ug/L, and 1.3 ug/L respectively (Higgins and Associates, 2004a). Toluene was also detected, but at a concentration less than 5 ug/L (Higgins and Associates, 2004a).

As an open LUST site, the property at 20 East 120<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a concern for worker health and safety and materials management.

#### 4.2.3.6 41 WEST 84TH AVENUE, THORNTON

The facility at 41 West 84<sup>th</sup> Avenue is an open LUST site. This site is currently a vacant but was a former gasoline station. In September 1990, two 8,000-gallon USTs for gasoline, one 6,000-gallon UST for gasoline, and the product distribution lines were removed from the site. Approximately 100 yds<sup>3</sup> of contaminated soil was excavated from the site in October 1990, and approximately 1,200 yds<sup>3</sup> of contaminated soil was excavated from the site in May 1992. An AS/SVE system was installed in 1991 and operated until 1998. In 1998, the property was purchased by the Thornton Development Authority. The AS/SVE system was reactivated in 2000 due to groundwater standards exceedances.

Soil sampling was not conducted as part of the UST and product dispensing system removal. Additional soil sampling would be necessary to identify if soil contamination is present on-site. Groundwater in the vicinity of the site is approximately 10 to 13 ft bgs with a southeasterly flow. Concentrations of 1,2 Dichloroethane were detected in groundwater ranging from 0.9 ug/L to 18 ug/L (SAIC, 2007a).

As an open LUST site, the property at 41 West 84<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a concern for worker health and safety and materials management.

#### 4.2.3.7 450 EAST 84TH AVENUE, THORNTON

The property located at 450 East 84<sup>th</sup> Avenue is an open LUST site. This site is a former gasoline station that is currently used as a commercial store. In 1998, all USTs and the product dispensing system were removed from the site. The USTs had been located in the northwestern corner of the property, and the dispensers had been located to the east of the USTs. An AS/SVE system was installed in 1993 and continues to operate.

Soil sampling was not conducted as part of the UST and product dispensing system removal. Soil contamination is assumed to not exceed RBSLs; however, this had not been confirmed at the time of the file review. A Phase II Limited Subsurface Investigation had been planned for 2007 but was not available at the time of the file review.

Groundwater in the vicinity of the site is approximately 12 to 26 ft bgs with a southeasterly flow. Benzene was detected in groundwater at concentrations ranging from 9 ug/L to 370 ug/L (SAIC 2007b).

As an open LUST site, the property at 450 East 84<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a concern for worker health and safety and materials management.

#### 4.2.3.8 290 WEST 104<sup>TH</sup> AVENUE, NORTHGLENN

The property at 290 West 104th Avenue is an active LUST, UST, CO Trust, and FINDS site. This site is currently and has been a retail gasoline station since the 1970s. Four 1,000-gallon gasoline USTs and one 550-gallon used/waste oil UST were installed at the site in 1983 and subsequently removed in 1998 as part of a raze and rebuild of the gasoline station. Upon removal of the tanks hydrocarbon contaminated soil was observed and documented. 1,314 yds<sup>3</sup> of soil was excavated and taken off-site to the BFI Jefferson County Landfill. Four new USTs were installed as part of the raze and rebuild in 1998 including one 20,000-gallon unleaded, one 12,000-gallon unleaded, and one 10,000-gallon diesel.

A CAP was submitted to OPS in September 1999 and approved in August 2001. The site is undergoing quarterly groundwater monitoring. The sampling that occurred in the first quarter of 2007 had benzene levels measuring between 1ug/L to 285 ug/L (LT Environmental, 2007).

As an open LUST site, the property at 290 West 104<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a concern for worker health and safety and materials management.

#### 4.2.3.9 410 EAST 104<sup>TH</sup> AVENUE, THORNTON

The property at 410 East 104th Avenue is an open LUST, UST, and CO Trust site that is currently an inactive retail gasoline station. A bike shop is currently occupying the space. The facility operated as a gas station since the 1960s. In 1968, the station had six USTs in service including two 6,000-gallon gasoline, one 8,000-gallon gasoline, one 8,000-gallon diesel, one 6,000-gallon used/waste oil, and one 550-gallon used/waste oil.

In 1987, a line leak of 74 to 200 gallons per day was noticed in the daily inventory. Four monitoring wells were installed near the USTs and the pump island to determine the proximity of the hydrocarbon plume.

In 1994, four of the USTs were removed including: two 6,000-gallon tanks containing gasoline, one 8,000-gallon tank containing diesel, and one 8,000-gallon tank containing gasoline. During tank removal, further releases were detected within the excavation areas. Approximately 250 yds<sup>3</sup> of soil was excavated and taken off-site to the Laidlaw –Erie Landfill. Four new USTs were put into service in 1994 including (three 6,000-gallon tanks containing gasoline/diesel and one 10,000-gallon tank containing gasoline). These same four tanks were subsequently removed in 2002 at the time the gas station was inactivated (Paragon Consulting, 2003b).

The site currently has a CAP utilizing an AS/SVE system. According to the most recently reviewed monitoring report (April 2007) concentrations of benzene and ethylbenzene were above the CGSs. As of October 2006, 1,427 pounds of hydrocarbon were removed from the subsurface at the site (ATC Associates Inc., 2007).

As an open LUST site, the property at 410 East 104<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a concern for worker health and safety and materials management.

#### **4.2.3.10 12121 GRANT STREET, THORNTON**

The property at 12121 Grant Street is a closed LUST, RCRA SQG with no violations, AST, and UST site, with a confirmed release reported in 1996. The site previously had five USTs that have been permanently closed (date unknown). The USTs consisted of four 20,000-gallon diesel tanks, one 1,000-gallon tank with unknown contents, and one 560-gallon used/waste oil tank. The site previously had one 1,500-gallon AST installed in 1993 that is permanently closed. In April 1998 OPS issued a NFA/closure letter for this facility (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 12121 Grant Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.3.11 500 WEST 120<sup>TH</sup> AVENUE, NORTHGLENN**

A retail gas station at 500 West 120th Avenue is identified as a closed LUST, UST, and CO site with a confirmed release reported in 1990. The site previously had four USTs installed in 1968 that have been permanently closed, with a last use recorded in 1990. The USTs closed consisted of two 6,000-gallon gasoline tanks, one 8,000-gallon gasoline tank, and one 1,000-gallon used/waste oil tank. The property was issued a NFA/closure letter in June 1995 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 500 West 120th Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.3.12 12299 GRANT STREET, THORNTON**

The facility at 12299 Grant Street is a closed LUST and UST site. The site had one UST installed in 1988 that had a last use of 1996. The UST consisted of one 10,000-gallon diesel tank. OPS issued the property a NFA/closure letter in January 1997 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 12299 Grant Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.3.13 160 WEST 104<sup>TH</sup> AVENUE, NORTHGLENN**

A gas station at 160 West 104<sup>th</sup> Avenue is identified as a closed LUST, UST, CO Trust, and FINDS site with a confirmed release in 1990. The site previously had eight USTs: four installed in 1989 with last use recorded in 1990 including three 12,000-gallon gasoline tanks and one 12,000-gallon used/waste oil tank. The other four USTs were installed in 1971 with a last use recorded in 1989 including two 6,000-gallon gasoline tanks, one 4,000-gallon gasoline tank, and one 550-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in March 1992 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 160 West 104<sup>th</sup> Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

#### **4.2.3.14 440 EAST 144<sup>TH</sup> AVENUE, BROOMFIELD**

The property at 440 East 144<sup>th</sup> Avenue is a closed LUST, RCRA SQG with no violations, and LUST site with a confirmed release reported in 1989. The site has two permanently closed USTs that were installed in 1977 with last uses reported in 1990. The tanks out of use include one 10,000-gallon diesel tank and one 500-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in June 1993 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 440 East 144<sup>th</sup> Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.3.15 200 WEST 84<sup>TH</sup> AVENUE, THORNTON**

The property at 200 West 84<sup>th</sup> Avenue is an open LUST site with a confirmed release in December 2000. A CAP was approved by OPS for this site in March 2006 and groundwater monitoring has been on-going since December 2001. Remediation activities continue at this site (OPS, 2007).

As an open LUST site, the property at 200 West 84<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.3.16 505 EAST 84<sup>TH</sup> AVENUE, THORNTON**

The property at 505 East 84<sup>th</sup> Avenue is an open LUST and UST site with a confirmed release in April 1988. Four USTs were permanently closed at this site, including two 6,000-gallon containing gasoline, one 8,000-gallon containing gasoline, and one 500-gallon containing waste oil. A CAP was approved by OPS for this site in October 1994 and groundwater monitoring has been on-going since May 1994. Remediation activities are on-going at this site (OPS, 2007).

As an open LUST site, the property at 505 East 84<sup>th</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a concern for worker health and safety and materials management.

#### **4.2.3.17 505 WEST 120<sup>TH</sup>, WESTMINSTER**

The property at 505 West 120<sup>th</sup> Avenue is a closed LUST and UST site with a confirmed petroleum release in August 1987. Three USTs have been permanently closed at this site, including two 6,000-gallon tanks containing gasoline and one 550-gallon tank containing waste oil. A CAP was approved by OPS in August 1995 and remediation activities continued until May 1999. OPS issued a NFA/closure letter for this facility in August 1999. Another suspected release occurred in January 2000 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 505 West 120<sup>th</sup> Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.3.18 8501 GRANT STREET, THORNTON**

The property at 8501 Grant Street is a RCRA SQG with reported violations, UST, and FINDS site. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.3.19 9351 GRANT STREET, THORNTON**

The property at 9351 Grant Street is a closed LUST site with a confirmed petroleum release in February 1999. One 560-gallon UST containing diesel fuel was permanently closed in December 1998. In August 1999, OPS issued a NFA/closure letter for this facility (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 9351 Grant Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

### **4.2.4 A-T1 Commuter Rail - Fort Collins to Longmont**

#### **4.2.4.1 125 EAST 29<sup>TH</sup> STREET, LOVELAND**

The property at 125 East 29<sup>th</sup> Street is a closed LUST and UST site with a confirmed release in January 1990 and another confirmed release in August 2006. Five USTs were permanently closed and removed from the site in August 2006 and included: three 8,000-gallon containing gasoline, one 12,000-gallon containing gasoline, and one 4,000-gallon containing diesel. OPS issued NFA/closure letters for this site in May 2000 and January 2007 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 125 East 29<sup>th</sup> Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.2 128 MOUNTAIN AVENUE, BERTHOUD**

The property at 128 Mountain Avenue is a closed LUST and UST site with a confirmed release in January 1990. Two USTs containing gasoline were permanently closed, although the date of closure is not reported. One tank was a 500-gallon capacity and the other tank capacity was not reported. OPS issued a NFA/closure letter for this site in June 1993 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 128 Mountain Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.3 COLLEGE AVENUE/FORT COLLINS TRAILER**

The College Avenue/Fort Collins Trailer site is a CERCLIS NFRAP associated with flooding of the Poudre and South Platte Rivers. The flood caused a release of hazardous materials, including tanks and drums. A removal assessment was completed in July 1997 and the site was archived in May 2003 (EDR, 2005).

#### **4.2.4.4 COLLEGE AVENUE/PITKIN AVENUE, FORT COLLINS**

This property includes several facilities located on the CSU main campus in Fort Collins, including RCRA Larger Quantity Generator (RCRA LQG); Treatment, Storage and Disposal (RCRA TSD), CORRACTS, and LUST sites.

At the CSU TSD facility, minor amounts of VOCs escape to the atmosphere during transfer of VOCs; however, no releases or spills of liquid wastes have been reported outside of the containment of the TSD facility (Stewart Environmental Consultants, 2003).

The former Wood Science building site is identified as a Solid Waste Management Area by CDPHE. During the 1950s, pentachlorophenol was discharged to a dry well and subsequently leaked from subsurface pressure treatment lines at the Wood Science building. The release was discovered and reported in 1986. Laboratory analyses indicated that the wood preservative did not contain dioxins. Remediation, under CDPHE guidance, was performed and a letter of NFA/closure was received in 2002 (Stewart Environmental Consultants, 2003). Investigation at this site identified no off-site contamination, and consequently this site does not have substantial potential to have impacted the study area. Groundwater flow was determined to be easterly at this site.

The CSU Motor Pool located at Pitkin Street and the railroad tracks is identified as a LUST site. Two 10,000-gallon USTs for gasoline and one 560-gallon UST for used oil permanently closed at the site. OPS issued a NFA/closure letter for this facility in July 2006.

The site at College Avenue/Pitkin Avenue presents a liability for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a materials management and worker health and safety concern.

#### **4.2.4.5 162 2ND STREET SOUTHWEST, LOVELAND**

The property at 162 2<sup>nd</sup> Street is a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.6 200 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 200 North College Avenue is a closed LUST and UST site. Four USTs were permanently closed at this site in November 1995, including three 3,300-gallon tanks containing gasoline and one 1,000-gallon tank containing waste oil. OPS issued a NFA/closure letter for this facility in December 1995 (OPS, 2007).

If construction activities associated with the site at 200 North College Avenue project entail subsurface activities in the vicinity of the site at, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.7 205 3<sup>RD</sup> AVE., LONGMONT**

The property at 205 3<sup>rd</sup> Avenue is a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.8 208 MAPLE STREET, FORT COLLINS**

The property at 208 Maple Street is a closed LUST site. A petroleum release was confirmed at this site in May 1997 and clean-up activities were completed simultaneously. In December 1998, OPS issued a NFA/closure letter for this facility (OPS, 1997).

If construction activities associated with the site at 208 Maple Street project entail subsurface activities in the vicinity of the site at 208 Maple Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.9 210 BUNYAN AVENUE, BERTHOUD**

The property at 210 Bunyan Avenue is a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.10 220 BUNYAN AVENUE, BERTHOUD**

The property at 220 Bunyan Avenue is a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.11 2701 SOUTH COLLEGE AVENUE, FORT COLLINS**

The property at 2701 South College Avenue is a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.12 2601 SOUTH COLLEGE AVENUE, FORT COLLINS**

A commercial industrial facility at 2601 South College Avenue is identified as a closed LUST, UST, RCRA-SQG with reported violations, and FINDS site with a confirmed release reported in 1997. The site had one UST installed in 1967 that was removed/closed in 1998. The UST consisted of one 560-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in November 1998 (OPS, 2007)

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 2601 South College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.13 2985 NORTH GARFIELD, LOVELAND**

The property at 2985 North Garfield is a closed LUST, AST, and UST site that had a confirmed release in May 2002. Two USTs were permanently removed in May 2002, including two 10,000-gallon tanks containing gasoline. OPS issued a NFA/closure letter for this facility in June 2005 (OPS, 2007).

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 2985 North Garfield, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.14 3003 S. COLLEGE AVENUE, FORT COLLINS**

The property at 3003 South College Avenue is a closed LUST, UST, and RCRA SQG site. Two USTs have been permanently closed. One tank was closed in September 1995, although the capacity and contents are not reported. The date of closure for the other tank removal was not reported; however, the tank was a 1,000-gallon and contained waste oil. Two potential releases, which were not confirmed, occurred at the site in August 1993 and November 1994. OPS issued NFA/closure letters for this facility in April 1994 and December 1997 (OPS, 2007).

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 3003 South College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.15 3401 SOUTH COLLEGE AVENUE, FORT COLLINS**

A commercial industrial facility located at 3401 South College Avenue is a closed LUST, UST, and FIELDS site with a confirmed release reported in 1990. The site had two USTs installed in 1974 that were removed/closed in 1990. The USTs consisted of one 1,000-gallon gasoline tank and one 500-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in November 1993 (OPS, 2007)

This site is also a RCRA SQG with reported violations. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature.

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 3401 South College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.16 410 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 410 North College Avenue is a closed LUST, AST, and UST site. Three USTs that were on-site since 1957 were permanently closed, including one 6,000-gallon UST containing waste oil and two 4,000-gallon tanks also containing waste oil. The date of closure was not reported. OPS issued a NFA/closure letter for this facility in May 1996 (OPS, 2007). At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.17 425 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 425 North College Avenue is a closed LUST and UST site with one confirmed release reported in August 1997. Ten USTs were permanently closed in January 1989 and July 1997. The capacity of the tanks is unknown, with the exception of one 550-gallon UST that contained waste oil. The remainder of the tanks included: six USTs containing gasoline, one UST containing diesel fuel, one UST containing kerosene, and one UST containing waste oil. The site clean-up was completed in May 1998 and OPS issued a NFA/closure letter at this time (OPS, 2007).

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 425 North College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.18 429 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 429 North College Avenue is a closed LUST site with one petroleum release reported in November 1990. One UST containing gasoline was permanently closed at the site. The tank closure date and capacity were not reported. OPS issued a NFA/closure letter for this facility in January 1991.

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 429 North College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.19 429 SOUTH MASON STREET, FORT COLLINS**

The property at 429 South Mason Street is identified as a closed LUST, UST, and FINDS site. The site had four USTs installed in 1965 that were removed/closed in 1997. The four USTs consisted of two 6,000-gallon tanks and one 4,000-gallon tanks containing gasoline, and one 450-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in February 1997 (OPS, 2007)

If construction activities associated with the site at project entail subsurface activities in the vicinity of the site at 429 South Mason Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.20 185 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 185 North College Avenue is a closed LUST site. According to reviewed correspondence, the site had four fuel USTs and one waste oil UST that were removed in 1986, prior to UST regulations (National Inspection Services, 1996). In 1996, a request was made to formerly close the site. Site cleanup was completed and a NFA/closure letter was issued by OPS in June 1997.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 185 North College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### 4.2.4.21 SITE AT COLLEGE AVENUE/WILLOW STREET, FORT COLLINS

The property at College Avenue and Willow Avenue is a VCUP site. Highly contaminated soils and groundwater were discovered at this site during a City of Fort Collins railroad relocation project known as the Railroad Consolidation Project (City of Fort Collins, 1996). An uncontrolled landfill also operated in the area for approximately forty years (approximately 1920 to 1960) (GableHouse, 2005). In September 1993, the site was listed as a Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) facility by the EPA. In April 1996, the City of Fort Collins submitted a VCUP application for the portion of the site that includes the 50-foot wide railroad corridor in the area crossing the historic gas plant.

The site contamination is connected to a historic Fort Collins gasification plant that operated from approximately 1905 to 1926. Coal tar was generated as a waste product at the plant, containing constituents such as benzene, ethylbenzene, toluene, xylene, and naphthalene and other VOCs and semi-volatile organic compounds (SVOCs). Gas was stored on-site in a brick holder that extended 10.5 feet below ground. Operations at the plant were converted to natural gas in 1925. The City of Fort Collins eventually sold the site to multiple private parties, including Schrader Oil/Scout 66 (City of Fort Collins, 1996). These sites are located west of the former gas plant site, which is hydro-geologically crossgradient (Paragon Consulting, 2004a).

An initial site investigation occurred in August 1995 and encompassed the area of the former gas plant, including within and outside the historic gas holder, which at the time remained in place. The soils from inside the gas holder were severely stained and the initial laboratory results confirmed the severity of the contamination. The results detected high concentrations of benzene, toluene, xylene, and styrene up to six feet bgs. High concentrations of naphthalene were additionally discovered at depths below six feet. Soils that were sampled from outside the gas holder were also contaminated and appeared to increase with depth (City of Fort Collins, 1996). Perchloroethylene (PCE) and other organic solvents were also detected in this area (GableHouse, 2005).

Groundwater at the site was also found to be severely contaminated. Sampling results identified elevated concentrations of benzene in groundwater above CGSs, with the highest concentrations detected downgradient (northeast) of the gas holder. Benzene was detected at levels up to 382 times the CGS (City of Fort Collins, 1996)

Initially it was not suspected that the Cache la Poudre River had been impacted, although an oily sheen was discovered on the site in 2002, which was linked to the site. A hydraulic containment trench and vertical barrier wall were subsequently constructed (2004/2005) to prevent further contamination of the Cache la Poudre River (GableHouse, 2005). Other remediation activities included the installation of an SVE and the removal and off-site disposal of approximately 802 yds<sup>3</sup> of contaminated soils (June to July 1996) in conjunction with groundwater monitoring activities. Groundwater monitoring is expected to continue until a significant decline in contamination levels is consistently detected (Stewart Environmental, 1996).

At the time of the file review, no information was available indicating if the site cleanup was completed. Based on the limited data available for this site, this site presents a liability for any potential right-of-way acquisition (full or partial) and presents a worker health and safety and materials management concern.

#### **4.2.4.22 3536 MASON ROAD, UNIT 2, FORT COLLINS**

The property at 3536 Mason Road is a former furniture stripping operations and CERCLIS NFRAP and ERNS site, as well as a RCRA SQG with no violations reported. The furniture stripping business operated at this address from 1986 to 1994. Methylene chloride was the solvent used to strip the furniture of paint, varnish, etc. The stripping operation involved a large vat within which the furniture was submerged in methylene chloride. After the piece of furniture was removed from the vat, it was rinsed off over a metal grate in the floor. Methylene chloride was consequently discharged to the sanitary sewer system. In addition, waste sludge from the vat was stored in 55-gallon drums on an asphalt pad located east of the building. Consequently, there is the potential for contamination from spilled or leaking stored waste. Groundwater in the area is approximately 10 to 20 ft bgs with a southeasterly flow; however, groundwater was not sampled at the site to identify potential environmental contamination.

Although this site is identified as NFRAP, if construction activities associated with the project entail subsurface activities in the vicinity of the site at 3536 Mason Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.23 320 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 320 North College Avenue is an open LUST, UST, AST, and CO Trust site. Since 1967, the site historically operated as a bulk petroleum storage facility. This site is situated near the College/Willow VCUP site associated with the historic operations of the Fort Collins coal gasification plant. In October 1993, a 20,000-gallon tank containing gasoline failed a tightness test. Subsequently, the 20,000-gallon tank and five other tanks were removed in January and March 1995, including:

- ▶ 6,000-gallon containing gasoline
- ▶ 8,000-gallon containing diesel fuel
- ▶ 4,000-gallon containing diesel fuel
- ▶ 1,000-gallon containing waste oil

At this time, approximately 385 tons of contaminated soil were excavated and disposed of off-site. A sheen was observed on groundwater and soils were stained and also displayed a strong petroleum hydrocarbon odor at the site. Holes were observed in the waste oil UST (Terracon, 1995a).

Several soil borings and monitoring wells were drilled and installed in February, May, July, October, and June 1994. Laboratory analyses detected high concentrations of BTEX in both soils and groundwater. Two different groundwater plumes have been identified at this site: one plume associated with the former bulk petroleum storage activities and the other plume associated with the College/Willow VCUP site activities (Paragon Consulting, 1999).

A CAP was completed in March 1995 that recommended the installation of a SVE system, bio-venting, air-sparging in the area near the former waste oil tank, in combination with the continuation of quarterly groundwater monitoring (Terracon, 1995a). The CAP was approved by OPS in July 1997. Remediation activities were initiated in December-January 1998. Several CAP addendums/modifications have occurred since remediation activities began, including groundwater treatment with oxygen releasing compound (ORC) (approved July 1997) and the expansion of the SVE system (approved May 2004). Remediation activities are on-going at this site.

As an open LUST site, the property at 320 North College Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.4.24 225 MAPLE STREET, FORT COLLINS**

The property at 225 Maple Street is a closed LUST site that historically operated as a bulk petroleum storage plant for approximately 80 years. In January 1992, three USTs were removed from the site, including two 10,000-gallon USTs containing aviation gasoline, and one 2,000-gallon tank containing jet fuel. Although no obvious holes were observed in the tanks, a large amount of soil staining was evident in the excavation area. The staining was attributed to historical over-filling and spills. The visibly contaminated soils were removed and stockpiled on-site. Groundwater was encountered during excavation activities at approximately 12 feet bgs (Terracon, 1992b).

Initial site investigation sampling activities detected contamination in groundwater that exceeded CGSs and in soils that exceeded remedial action category (RAC) II and III standards. The RAC standards have since been replaced by the RBSL criteria.

- ▶ Initial groundwater samples were pulled from the excavation area and one monitoring well placed in the excavation area. The results indicated that benzene (277 ug/L) and toluene (7,584 ug/L) exceeded CGSs (Terracon, 1992b).
- ▶ Soil sample results indicated that concentrations of TPH as gasoline (TPH - G) exceeded Remedial Action Category (RAC) II standards in samples taken from the excavation walls, ranging from 262 to 912 milligrams per kilogram (mg/kg). RAC III standards were also exceeded for TPH – G in samples taken from the north and south walls of the excavation area (Terracon, 1992b).
- ▶ Concentrations of TPH as diesel (TPH – D) ( 6.4 to 485 mg/kg) and BTEX concentrations (1,521 to 65,056 ug/kg) also exceeded RAC II standards in samples taken from the excavation walls.

No further remediation activities were required at this site. In March 1992, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 225 Maple Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.25 130 3RD AVENUE, LONGMONT**

The property at 130 3<sup>rd</sup> Avenue is an open LUST, CO Trust, FINDS, and UST site. In 1999, four USTs were removed from the site. Three of the tanks contained gasoline (one 12,000-gallon, two 8,000-gallon) and one tank (550-gallon) contained waste oil.

An initial site characterization was performed in November, 1998 that identified BTEX in soils ranging from 39,000 to 62,000 ppb. At this time, no groundwater was encountered. Additional analysis revealed that concentrations of BTEX and TPH were below Tier I RBSLs; however, groundwater analysis revealed benzene concentrations that exceeded CGSs, ranging from 30 to 270 ug/L in the southeast portion of the site (Geologic Services, 1999).

A CAP was approved by OPS in November 1999 that identified natural attenuation and quarterly groundwater monitoring as the selected remediation methods. According to the most recent groundwater monitoring report dated June 2006, BTEX and TPH constituents are all below the current CGSs (Geologic Services, 2006a). MTBE concentrations have also been detected in excess of the Priority II Classification RBSLs for MTBE in several of the monitoring wells (Geologic Services, 2005; Geologic Services, 2006b). In April 2006, OPS requested further information concerning the levels of MTBE at this site (OPS, 2006).

As an open LUST site, the property at 130 3<sup>rd</sup> Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.4.26 103 SOUTH RAILROAD AVENUE, LOVELAND**

The property at 103 South Railroad Avenue is a closed LUST and UST site. A site investigation was initiated in November 1988 after petroleum hydrocarbons were detected within a building on-site. In June 1990, five ASTs containing gasoline, kerosene, solvents, and diesel fuel were permanently closed and removed from this site. An additional four USTs containing the same products were removed during May and July of 1990. Upon removal of the USTs, no holes or punctures were observed in the tanks. Approximately 80 yds<sup>3</sup> of soil were also reportedly excavated and stored on-site. The final location of the disposed soils is unknown (SEACOR, 1992).

Subsequent site investigations identified petroleum hydrocarbons in both soils and groundwater. Concentrations of benzene were consistently above the CGSs during monitoring events that took place from January 1989 until March 1990. Free product was initially observed in two wells, but declined by July 1990. Remediation activities were initiated in September, 1990 and included the installation of a SVE system and the removal of an additional 250 yds<sup>3</sup> of soils. The SVE began operating in February 1991. Since the operation of the SVE, concentrations of petroleum hydrocarbons have declined (SEACOR, 1992).

During a July 1992 site assessment, additional constituents, trichloroethylene (TCE) and PCE, were detected in groundwater samples. In three instances, PCE exceeded the CGS of 5 ug/L. During this sampling event, benzene concentrations still exceeded CGSs in three samples. In July 1992, operation of the SVE system was discontinued (Terracon, 1992a). In August 1995, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 103 South Railroad Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.27 1601 SOUTH COLLEGE AVENUE, FORT COLLINS**

The property at 1601 South College Avenue is an open LUST and CO Trust site with one petroleum release confirmed in November 1990. A CAP was submitted to OPS in March 1991 and again in June 1997 and eventually approved in March 1998. A CAP addendum was submitted to OPS in September 2002 because free product was observed in several wells. The addendum recommended the installation of a dual-phase extraction (DPE) system. The DPE system, which included nine vertical wells, was installed at the end of 2003 (November/December), and began operating in January 2004. Also, approximately 32 yds<sup>3</sup> of petroleum-impacted soil was disposed of off-site (Paragon Consulting, 2003a). According to the most recently reviewed groundwater monitoring report (March, 2006), concentrations of benzene and ethylbenzene exceeded CGSs in only one well (MW-2), while relatively high concentrations of MTBE were observed in four wells in excess of RBSLs (MW-7, MW-8R, MW-9, MW-12) (Paragon Consulting, 2003a).

As an open LUST site, the property at 1601 South College Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.4.28 104 9TH AVENUE, LONGMONT**

The property at 104 9<sup>th</sup> Avenue is a FINDS and RCRA SQG with violations. A CDPHE site inspection was conducted in response to a complaint of oil and gasoline dumping on the premises. The waste stream generated at this site includes used oil and a mixture of solvent, transmission fluid, and oil mixture. No obvious dumping was identified during the CDPHE inspection; however, the facility was issued a citation for unlabeled containers of used oil and a drum of sludge found behind the facility (CDPHE, 2000). At this time, this site does not present a liability, materials management, or health and safety concern.

#### **4.2.4.29 105 WEST 5<sup>TH</sup> STREET, LOVELAND**

The property at 105 W. 5<sup>th</sup> Street is a closed LUST, AST, and UST site. One 500-gallon UST containing used oil was removed and disposed of off-site in August 1992. The UST excavation area was subsequently backfilled and covered with asphalt. A portion of the tank piping present beneath the City of Loveland Parks shop was not removed at this time, but was instead cleaned and cemented in place (City of Loveland, 1993). Site investigations identified low levels of BTEX, TPH, and metals in soils. In August 1993, OPS issued a NFA/closure letter for this property.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 105 West 5<sup>th</sup> Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.30 1653 SOUTH COLLEGE AVENUE, FORT COLLINS**

The property at 1653 South College Avenue is a drycleaners operation and RCRA SQG. No violations have been reported for this facility; however, due to the nature of dry cleaning operations, the potential exists for potential VOC contamination of soils and groundwater associated with PCE from undocumented illicit releases.

#### **4.2.4.31 380 WEST 37<sup>TH</sup> STREET, LOVELAND**

The property at 380 West 37<sup>th</sup> Street is a RCRA SQG with reported violations. Printing operations have occurred at this site since 1995, which generate press wash solvent, waste oil, and adsorbent wastes. A CDPHE inspection report from February 2002 indicated that reported violations were not valid because used oil and adsorbent were re-categorized as non-hazardous wastes (CDPHE, 2002a).

#### **4.2.4.32 215 WEST DRAKE ROAD, FORT COLLINS**

The property at 215 West Drake Road is an open LUST, UST, and CO Trust site. One confirmed petroleum release associated with this site was reported in June 1992. In March 1998, three 8,000-gallon USTs containing gasoline and approximately 368 yds<sup>3</sup> were reportedly excavated and removed from the tank pit area (Paragon Consulting, 1998); although there was no documentation of these activities in the OPS file. Remediation activities were initiated in March 1997 and included the installation of a SVE and air-sparge system (Paragon Consulting, 1998). Additional wells and larger blowers were added to the system between May and September 2004 (Paragon Consulting, 1998). The system operated until August 2005 (Paragon Consulting, 1998). According to the most recent review monitoring results (1<sup>st</sup> quarter 2006), benzene concentrations exceeded CGSs in two of seventeen wells and ranged from less than 0.5 ug/L to 15 ug/ (Paragon Consulting, 2006a).

As an open LUST site, the property at 215 West Drake Road presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.4.33 710 SOUTH RAILROAD AVENUE, LOVELAND**

The property at 710 South Railroad Avenue is a closed LUST and UST site. In August 1996, one 300-gallon UST containing gasoline was removed from the site. Upon removal, the tank appeared in good condition and no evidence of petroleum hydrocarbon contamination was evident. However, site investigations identified low levels of petroleum hydrocarbons in soils from the area beneath the UST, although concentrations were below the RAC I standards for BTEX and TVPH (Terracon, 1996). Groundwater was not encountered during excavation activities (Terracon, 1996). In September 1997, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 710 South Railroad Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.34 221 WEST PROSPECT ROAD, FORT COLLINS**

The property at 221 West Prospect Road is an open LUST, CO Trust, AST, UST, RCRA SQG, and FINDS site that has had multiple releases to soils and groundwater. In July 1995, three USTs (two 10,000-gallon and one 12,000-gallon) containing gasoline and one UST (6,000-gallon) containing diesel were removed from the site. Groundwater was not encountered during excavation activities. At the time of excavation activities, approximately 1,116 yds<sup>3</sup> of soil were removed and disposed of off-site. Stained soil was observed near the diesel UST and fill ports (Handex, 1995; Handex, 1997).

The most recent petroleum release was detected at this site in August 2002. A CAP was approved by OPS in February 2006 and identified natural attenuation and quarterly groundwater monitoring as the recommended remediation activities. According to the most recently reviewed groundwater monitoring results (1st quarter 2007), concentrations of benzene in five out of 12 wells were above the RBSL, which ranged from 8.5 ug/L to 73 ug/L. MTBE concentrations were also above the RBSL in three out of 12 wells, which ranged from 400 ug/L to 1,600 ug/L. This site is open and groundwater monitoring is ongoing at this site (Rule Engineering, 2007).

As an open LUST site, the property at 221 West Prospect Road presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a concern for worker health and safety and materials management.

#### **4.2.4.35 202 8<sup>TH</sup> AVENUE/107 WEST 7<sup>TH</sup> STREET, LOVELAND**

The property at 202 Eighth Avenue/107 West Seventh Street is a closed LUST, AST, UST and ERNS site that has been utilized as a bulk storage facility since the early 1900s. Overall, a total of sixteen ASTs and one UST were previously in use at this site. The ASTs contained diesel fuel, kerosene, and gasoline, while the UST contained diesel fuel (KRW, 1992b). There have been two confirmed releases at this site.

In 1991, an unknown quantity of kerosene was released from an AST on-site. The AST was emptied upon discovery of the leak (KRW, 1992b). Preliminary site investigations in November 1992 detected elevated concentrations of petroleum hydrocarbons in soils and groundwater on-site. Soil contamination was detected above Tier 1 RBSLs for BTEX and TPH and concentrations of benzene were detected above CGSs in two on-site wells (KRW, 1992a). Another release occurred in December 1998 from the UST containing diesel fuel, which was subsequently excavated from the site. Subsequent site characterization revealed that concentrations of BTEX in soils were all below the Tier 1 RBSLs for these constituents (LT Environmental, 1999). In July 2001, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 202 8<sup>th</sup> Avenue/107 West 7<sup>th</sup> Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.36 127 EAST 8TH STREET, LOVELAND**

The property at 127 East 8<sup>th</sup> Street is a closed LUST, CO Trust, RCRA SQG, FINDS, and UST site with one confirmed release to soils and groundwater. In August 1989, five USTs were permanently closed and removed from this site. Four USTs contained gasoline (1,000-gallon, 560-gallon, and two 2,000-gallon) and one contained diesel (560-gallon). Following tank removal activities, an initial soil analysis detected concentrations of TPH (up to 2,700 mg/kg) and exceeding Tier 1 RBSLs. The highest levels of soil contamination were identified west of the maintenance garage. These soils were excavated and stored on-site, while the excavation area was later refilled with clean soils. Contaminated soils from beneath the maintenance garage were not accessible and therefore were not excavated. Initial groundwater sampling detected petroleum hydrocarbons in groundwater in the area of the former USTs, with concentrations of benzene exceeding CGSs in several instances (Walsh, 1995).

A Second Level Site Characterization (SLSC) was conducted between January 1994 and April 1995. During the SLSC, soils were sampled from a spoils pile and from subsurface coring locations on-site. Concentrations of BTEX and TPH from the subsurface samples were below RAC I target levels, while VOC concentrations were ND in the majority of the spoils pile samples. Low concentrations of chlorinated solvents were detected in two of the sample (Walsh, 1995). Analysis of groundwater during the SLSC assessment also confirmed that concentrations of BTEX were decreasing on-site; however, benzene was detected above CGSs in one well in 1994 and free phase hydrocarbons were detected in the same well October 1994 and April 1995 (Walsh, 1995). In August 1999, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 127 East 8<sup>th</sup> Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.37 300 LAPORTE AVENUE, FORT COLLINS**

The property at 300 LaPorte Avenue is a closed LUST and UST site. This site functions as City Hall for the City of Fort Collins. One 285-gallon diesel tank was removed from the site in 1998. Soil samples were collected in the area where the tank was removed within the excavation. The results indicated that BTEX and TEPH were ND (Stewart Environmental, 1999). A NFA/closure letter was issued by OPS in 1999.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 300 LaPorte Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.38 216 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 216 North College Avenue is a closed LUST and UST site. Three USTs (one 1,000-gallon and two 140-gallon) containing leaded gasoline, waste oil, and solvents were emptied and removed in March 1991. Soil contamination was identified in the former tank pit area following removal of the 1,000-gallon tank containing leaded gasoline. Approximately three yds<sup>3</sup> of soil were excavated from this area and disposed of off-site (Stewart Environmental, 1991).

In July 1997, OPS issued a NFA/closure letter for this facility. If construction activities associated with the project entail subsurface activities in the vicinity of the site at 216 North College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.39 201 LAPORTE AVENUE, FORT COLLINS**

The property at 201 La Porte Avenue is a closed LUST site. In February 1999, petroleum hydrocarbons and waste oil were detected during construction activities near the southern portion of the site. A damaged orphan UST containing waste oil was discovered at this time, with visible leaking free product. Black soil staining was evident at four to eight feet bgs and a petroleum odor was present (Terracon, 1999c). Approximately 100 yds<sup>3</sup> of soils and sludge were excavated and disposed of off-site and 8,000 gallons of groundwater were pumped with a Frac-Tank. According to the site summary form, the UST was emptied, excavated, and removed. BTEX and naphthalene were detected in soils, but not above lab detection limits following excavation (Terracon, 1999b).

A petroleum release was also detected during construction activities, although the source of contamination was not identified. Properties to the south of the site historically operated three USTs that allegedly containing ethyl, gasoline, and distillate/kerosene. These USTs were removed during the 1960s. The petroleum contaminated soils were excavated and disposed of off-site (Terracon, 1999d). Analysis of soils and groundwater did not identify concentrations of BTEX in excess of Tier 1 RBSLs or CGSs (Terracon, 1999d). In January 2000, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 201 LaPorte Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.40 216 EAST 3<sup>RD</sup> STREET, LOVELAND**

The property at 216 East 3<sup>rd</sup> Street is a closed LUST and UST site. In December 1993, a 560-gallon waste oil tank was removed from the site. A hole was observed in the tank during removal activities, although there was no visible soil staining. The tank excavation area was lined and backfilled.

Results of soil sampling indicated that concentrations of total recoverable petroleum hydrocarbons (TRPH) and BTEX were ND. In March 1994, the tank pit area was over-excavated and re-sampled at the site. At this time, TRPH, VOCs, lead, and cadmium were ND. Approximately 18 yds<sup>3</sup> of this excavated soil was disposed of off-site and the remainder of the soil was backfilled into the lined tank pit area. Groundwater was not encountered during excavation activities (ESE, 1994). In June 1994, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 216 East 3<sup>rd</sup> Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.41 301 SOUTH COLLEGE AVENUE, FORT COLLINS**

The property at 301 South College Avenue is a closed LUST and UST site. Five USTs (one 550-gallon, one 8,000-gallon, and three 3,000-gallon) containing gasoline and waste oil were removed from the site in March 1992. Excavated soils were later backfilled into the tank pit (Gallenstein, 1992). Results of soil sampling indicated that TPH, BTEX, and oil and grease were ND and lead concentrations were 11 ppm (Stewart Environmental, 1992).

In May 1993, OPS issued a NFA/closure letter for this facility. If construction activities associated with the project entail subsurface activities in the vicinity of the site at 301 South College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.42 830 SOUTH COLLEGE STREET, FORT COLLINS**

The property at 830 South College Street is an open LUST, UST, and CO Trust site. A petroleum release was detected at this site In March 1991 during routine tank lining activities. According to the most recently reviewed soil sampling results (January 2002), concentrations of BTEX were all below Tier 1 RBSLs. During this same sampling event, concentrations of TVPH exceeded the Tier 1 RBSL in one sample (603 mg/kg) (Paragon Consulting, 2002).

CAP activities are on-going at this site and include quarterly groundwater monitoring. According to the most recently reviewed groundwater monitoring results (December, 2005), BTEX concentrations were all below CGSs standards. The owners of this site have requested and are awaiting approval from OPS of a NFA/closure request (Paragon Consulting, 2006b).

As an open LUST site, the property at 830 South College Street presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a worker health and safety and materials management concern.

#### **4.2.4.43 201 MAPLE STREET, FORT COLLINS**

The property at 201 Maple Street is a closed LUST and UST site. Seven USTs were removed from this site in the late 1980's, including:

- ▶ Three 10,000-gallon containing gasoline
- ▶ One 8,000-gallon containing gasoline
- ▶ One 4,000-gallon containing kerosene
- ▶ One 8,000-gallon containing kerosene
- ▶ One 8,000-gallon containing diesel

Several investigations were conducted on-site during the late 1980's and 1990s to determine the extent of petroleum hydrocarbon impacts to soils and groundwater. A CAP was approved by OPS in January 1998 that identified natural attenuation combined with quarterly groundwater monitoring as the recommended remediation activities. Based on the results of quarterly groundwater monitoring activities, OPS issued a NFA/closure letter for this facility in April 2000.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 201 Maple Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.44 400 GARFIELD AVENUE, LOVELAND**

The property at 400 Garfield Avenue is a closed LUST and UST site. Five USTs were removed from this site in May 1993. Three USTs contained gasoline (three 4,000-gallon, one 1,000-gallon) and one tank contained waste oil (560-gallon). Soil staining was observed near the fill port of the waste oil tank. A fuel product line ruptured during removal activities; however, most of the fuel was captured in buckets and the soil that was contaminated was excavated (Brinkerhoff, 1993). Results of soil sampling indicated that concentrations of BTEX and TVPH were ND, while concentrations of oil and grease were elevated in the gravel fill below the former waste oil tank (Brinkerhoff, 1993). OPS issued a NFA/closure letter for this facility in October 1993.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 400 Garfield Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.45 115 WEST LAUREL STREET, FORT COLLINS**

The property at 115 West Laurel Street is a closed LUST site. Two 560-gallon USTs were unexpectedly encountered during routine excavation activities to locate a sewer line. This site is associated with a historic gas station that operated during the late 1950s – early 1960s. The tanks and surrounding soils were excavated in January 2001. One tank contained approximately 430-gallons of unknown liquid with an organic solvent odor. The excavation area was backfilled with the original soil and eight yds<sup>3</sup> of clean soil (Colorado Resource Management, 1990).

Results of sampling for the soils from the excavation area and contents of the UST indicated that the tank contained TPH (54 ppm) while soils contained BTEX ranging from ND to 17 ppb (Colorado Resource Management, 1990). Based on the sampling results, no further remediation activities were required. In July 1990, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 115 West Laurel Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.46 124 WEST MAGNOLIA AVENUE, FORT COLLINS**

The property at 124 West Magnolia Avenue is a closed LUST and UST. One 1,000-gallon diesel UST was removed from this site in December 1992. The tank reportedly appeared in good condition upon removal. Groundwater was not encountered during excavation activities. Results of soil sampling from the area beneath the tank excavation indicated that BTEX constituents were ND; however low levels (2 mg/kg) of TEPH were detected (HWS, 1993). In May 1993, OPS issued a no further/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 124 West Magnolia Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.47 1421 NORTH CLEVELAND AVENUE, LOVELAND**

The property at 1421 North Cleveland Avenue is a closed LUST and UST site. Several USTs were discovered during routine construction activities associated with site redevelopment. The following tanks were discovered and subsequently removed from this site in July 2004, including:

- ▶ Two 360-gallon containing oil
- ▶ One 360-gallon containing automatic transmission fluid

- ▶ One 560-gallon containing used oil

Upon removal, holes were observed in the tank containing used oil and soils in the bottom of the tank pit area were reportedly moist; however groundwater was not encountered during excavation activities. Results of soil sampling from the area beneath the tank excavation indicated low levels of BTEX (less than 2 ppb to 10.9 ppb), oil and grease (23.7 ppm), and trimethyl – benzene (3.1 ppb) (Paragon Consulting, 2004b). Based on the sampling results, no further remediation activities were required. In November 2004, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 1421 North Cleveland Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.48 200 WEST HORSETOOTH ROAD, FORT COLLINS**

The property at 200 West Horsetooth Road is a closed LUST, UST, and CO Trust site. In February 2002, three 12,000-gallon USTs containing gasoline were excavated from this site. Upon removal, petroleum contaminated soils and groundwater were detected. Excavation activities included the removal and off-site disposal of approximately 830 yds<sup>3</sup> of contaminated soils and 73,590 gallons of groundwater. In August 2002, additional soils (102 yds<sup>3</sup>) and groundwater (40,000 gallons) were removed following the discovery of additional contaminated soils and groundwater during the installation of a new UST system (Higgins and Associates, 2004b).

Site investigations were initiated in October 2002. Concentrations of BTEX were not detected above CGSs or RBSLs during the initial soil and groundwater sampling activities. However, OPS requested a site characterization report and further sampling in January and May 2003. Additional groundwater sampling revealed benzene concentrations above CGSs in three wells, ranging from 6 ug/L to 5,300 ug/L. The highest concentrations of benzene were detected downgradient of the former and existing USTs. OPS requested another SCR in March 2004. According to the most recently reviewed quarterly groundwater sampling results, benzene concentrations were still above CGSs in one well (Higgins and Associates, 2004b).

Based on the most recent sampling results, OPS determined that it was unlikely for the contaminated groundwater to migrate beyond the property boundaries. Therefore, in February 2005, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 200 West Horsetooth Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.49 200 NORTH COLLEGE AVENUE, FORT COLLINS**

The property at 200 North College Avenue is a closed LUST and UST site. Four USTs were permanently closed at this site in September 1995. It is thought that the tanks discontinued operation in approximately 1958. Three USTs (3,300-gallon containing gasoline) were closed in place because trees and underground utilities restricted removal, while one tank (1,000-gallon containing waste oil) was excavated. Groundwater was not encountered during excavation activities (Terracon, 1995b).

Results of soil sampling from the area beneath the tanks indicated that oil and grease, BTEX, and TVPH concentrations were not above lab detection limits. Based on the sampling results, no further remediation activities were required. In December 1995, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 200 North College Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.50 317 WEST PROSPECT ROAD, FORT COLLINS**

The property located at 317 West Prospect Road is a closed LUST, UST, CO Trust, RCRA SQG, FINDS, and solid waste disposal (SWF)/landfill site. Two USTs were excavated from this site in December 1989, including one 2,000-gallon and one 10,000-gallon tank containing gasoline. Upon removal, a hole was observed in the smaller tank, and soil staining was reportedly visible. The contaminated soils were disposed of off-site; however, some contaminated soil remains on-site in the area beneath the storage shed. Initial soil sampling results from the tank excavation area indicated that BTEX and TVPH were below laboratory detection limits (Colorado Geological Survey, 1990). Subsequent site investigations identified contaminated groundwater in the vicinity of and approximately 40 feet east of the former leaking tank. A vacuum truck was used to remove some of the contaminated groundwater in this area (Colorado Geological Survey, 1990).

A CAP was approved by OPS in January 1991. The CAP identified quarterly groundwater monitoring as the recommended remediation activity until contamination levels are ND in all wells and from that point on biannual monitoring. Concentrations of BTEX were all below CGSs and TVPH and TPH were ND according to the May 1991, August 1991, December 1991, and February 1992 monitoring results (Colorado Geological Survey, 1993). Based on the quarterly groundwater sampling results, no further remediation activities were required and in September 1993 OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 317 West Prospect Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.4.51 4809 SOUTH COLLEGE AVENUE, FORT COLLINS**

The property at 4809 South College Avenue is currently operating as an automobile dealership. This site is listed as a VCUP and closed LUST site. This site had a power pole storage area, vehicle maintenance garage, fueling island, office space, and a metal warehouse.

The site previously contained 5 tanks. Fuel USTs at the site included two 8,000-gallon containing unleaded gasoline and one 8,000-gallon containing diesel fuel, one 14,000-gallon fuel UST removed in 1988. In addition, one 560-gallon UST containing waste oil tank was present and removed in 1994. Upon removal of the tanks, some residual contamination was noted in 1990. Soil samples collected showed low levels of TPH contamination (13 and 33 ppm) (Stewart Environmental, 1990). Soils surrounding the removed tanks were excavated and sampled in 1994. Of the samples taken, most were ND for BTEX, TVPH, and TEPH. However, two samples showed detectable concentrations of BTEX and TVPH (0.075 ppm to 119 ppm), these levels were at concentrations below RAC II levels requirements (Stewart Environmental, 1994). OPS issued a NFA/closure letter in 1995, indicating that no further remediation activities were required.

The site is also listed as a VCUP. A power pole storage area was located on the northwest portion of the site. The power poles were treated with creosote preservatives that leaked onto the soil in the storage area. Soil samples taken in the area indicate that pentachlorophenol, fluorine, and phenanthrene were present. A VCUP was approved by CDPHE which included capping the former power pole storage area with asphalt. In 1997 work was completed for characterization, removal/disposal of contaminated soil, and collecting removing soil samples. The final groundwater samples prior to capping from 1997 indicated toluene (16 ug/L), ethylbenzene (6 ug/L), total xylene (30 ug/L), and benzene concentrations were ND.

The property at 4809 South College Avenue presents a liability concern for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and present a worker health and safety and materials management concern.

### **4.2.5 A-T2 Commuter Rail - Longmont to North Metro**

#### **4.2.5.1 201 MAIN STREET, LONGMONT**

The property at 201 Main Street is a closed LUST with one petroleum release confirmed in February 1991. No information concerning USTs is reported by OPS. OPS issued a NFA/closure letter for this facility in March 1998 (OPS, 2007). Based on the limited data available for this site, this site presents a materials management and worker health and safety issue if construction activities entail disturbance near this site.

#### **4.2.5.2 205 3<sup>RD</sup> AVENUE, LONGMONT**

The property at 205 3rd Avenue is a RCRA SQG with reported violations and FINDS site. RCRA violations were reported at the facility following a compliance evaluation inspection. The violations were administrative in nature. At this time, this site does not present a liability, materials management, or health and safety concern.

### 4.2.5.3 844 WELD COUNTY ROAD 7, ERIE

The property at 844 Weld County Road 7 is a CERCLIS NFRAP site. In August 2007, the primary files associated with this site were not at the CDPHE Hazardous Materials Division at the time the file review was requested.

### 4.2.5.4 HIGHWAY 119, LONGMONT

The property along Highway 119 is a CORRACTS site. According to the EDR report, the following events are associated with this site:

- ▶ RFI was approved December 1989
- ▶ CMS workplan approved November 1989
- ▶ Corrective measures design approved November 1989
- ▶ RFI workplan approved November 1989
- ▶ RFA completed October 1989
- ▶ Current human exposures under control April 1995
- ▶ Migration of contaminated groundwater under control April 1995

Due to a lack of address information, there was no information available at CDPHE to review any files concerning this site.

### 4.2.5.5 11630/11939 SUGARMILL ROAD, LONGMONT

The property at 11630/11939 Sugarmill Road is a VCUP site. The closed Longmont Great Western Sugar Mill facility extends over several parcels in the vicinity of North 119th Street and Sugar Mill Road in the southeastern portion of Longmont. The original sugar mill structures were built in 1900 and included a lime mill, boiler room, coal room, manufacturing building, and sugar warehouse. Over the years, the sugar mill gradually expanded with additional silos, warehouses, and various settling ponds and waste piles. The Longmont Great Western Sugar Mill facility closed in the late 1970s, and the site has been subdivided and occupied by a variety of businesses including metal and wood recycling businesses and the Hilleshog Research facility, an agribusiness seed research center.

The portion of the closed sugar mill that is located south of Sugarmill Road is a VCUP site, while the portion occupied by the Hilleshog Research facility is a RCRA small quantity generator with no violations reported. A Phase I Environmental Site Assessment and Phase II Environmental Site Assessment were performed on the site in 1997 (RMC 1997a; RMC 1997b). As part of the Phase Environmental Site Assessment, four groundwater monitoring wells were installed with subsurface soil samples collected from each boring; a composite surface soil sample was collected from a former settling pond; and nine test pits were excavated in the south-central portion of the site in the vicinity of a former landfill.

Groundwater on the site was approximately 10 to 15 ft bgs with a southerly flow. Cis-1,2-Dichloroethene, a VOC, was detected at a concentration of 39 ug/L in the groundwater sample collected from the monitoring well in south-central portion of the site. TVPH and oil and grease were detected at the respective concentrations of 0.66 ug/L and 4.4 ug/L in the monitoring well in eastern portion of the site. BTEX, SVOCs, and PCBs were not detected in any of the groundwater samples submitted for analysis.

Oil and grease were detected at a concentration of 14 mg/kg at approximately 20 ft bgs in the boring located in the southeastern portion of the site and were detected at a concentration of 302 mg/kg at approximately 20 ft bgs in the central portion of the site. SVOCs and PCBs were not detected in any of the subsurface soil samples submitted for analysis. Total barium, cadmium, chromium, lead, and mercury were detected in the composite soil sample at respective concentrations of 937, 7.6, 14, 15, and 0.086 mg/kg.

All of the test pits encountered fill materials. Fill soils consisting primarily of clay with local lime and bricks occurring as individual pieces and/or continuous layers were encountered in the majority of the test pits. In two of the test pits, significant amounts of refuse were encountered and appeared to be solid waste, including steel wire, electrical wire, steel rebar, plastic, wood, radiator hoses, fabric bags, can, bottles, ash, duct tape, and railroad spikes (RMC 1997b).

At the time of the file review, no additional analysis or remediation activities had occurred at the site. Based on the limited data available for this site, this site presents a liability for any potential right-of-way acquisition, notably full acquisition, as well as in terms of materials management and worker health and safety.

#### **4.2.5.6 210 BAKER STREET, LONGMONT**

The property at 210 Baker Street is a petroleum distributor with a closed LUST and UST site with a confirmed release was reported in 1997. The site previously contained two 1,000-gallon tanks that were closed in 1990. According to the 1997 final soil sampling results, concentrations of BTEX were all less than 2 ug/Kg and TVPH less than 0.5 mg/kg. The 1997 final water sampling results identified concentrations of BTEX and TVPH all less than 0.5 ug/L. OPS issued a NFA/closure letter in 1997 for this facility

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 210 Baker Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

#### 4.2.5.7 22 MAIN STREET, LONGMONT

The property at 22 Main Street is a closed LUST site. As of May 1997, this property was being operated as a used car dealership with vehicle maintenance and repair activities occurring on-site (ESE, 1997). Previously, this site operated as a fuel storage and distribution facility for nearly 30 years (approximately 1930 to 1959). Soil and groundwater contamination were discovered during a routine site assessment associated with a property transaction, which initiated a state LUST Trust investigation. The contamination was originally suspected to be from off-site sources (Terracon, 1998); however, the LUST Trust investigation concluded that the contamination resulted from the historic bulk storage facility operations (OPS, 2001).

Initial site investigations took place in April and May 1993, which identified BTEX and oils/grease in soils on-site. Stained soil was observed during sampling activities. BTEX constituents were also detected in groundwater and in some instances above the CGSs. Concentrations of MTBE were also detected in groundwater above the RBSL for the groundwater ingestion pathway (ESE, 1997; OPS, 2001). Subsequent soil and groundwater sampling identified polycyclic aromatic hydrocarbons (PAH) constituents, specifically naphthalene and fluorene, in soils, but not at levels exceeding the Tier 1 RBSL (Terracon, 1999). At this time, concentrations of benzene were detected above CGSs in only one well. Low levels of BTEX were detected in soils on-site. No information concerning site remediation activities was available at the time that property files were reviewed in March 2006 and June 2007; however, according to OPS, this is a closed site.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 22 Main Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

#### 4.2.5.8 4 SOUTH MAIN STREET, LONGMONT

The property at 4 South Main Street is a closed LUST and UST site. Three USTs (1,000-gallon, 2,000-gallon, and 4,000-gallon) containing gasoline were removed from the site in August 1997. Upon removal, holes were observed in the USTs (Terracon, 1997). Site investigations identified low levels of petroleum hydrocarbons and organic lead in soils and groundwater. Laboratory analysis indicated that concentrations of TVPH were low and typically below low detection limits in seven of eleven soil samples. Concentrations of TVPH in the remaining three soil samples were detected below RAC I standards. Concentrations of lead and BTEX were below the RAC I standards in all samples. BTEX and dissolved lead did not exceed CSGs in groundwater samples (Terracon, 1997). In December 1998, OPS issued a NFA/closure letter for this facility.

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 4 South Main Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

#### **4.2.5.9 WELD COUNTY ROAD 8, ERIE**

The property at Weld County Road 8 is a Brownfields site. The Town of Erie submitted an application to the CDPHE Hazardous Materials and Waste Management Division (HMWMD) to request assistance to redevelop the property in the estimation of some site clean up costs (Town of Erie, 2000a). The Erie Gateway Site is the location of the former Eagle Coal Mine. Prior to the coal mine, the site was agricultural land. The coal mine operated from the late 1930s to the late 1970s. The mine burned and was subsequently shut down in the late 1970s. A scrap metal yard was developed in the early 1980s and continued operations until the early 2000s. At the time of the site reconnaissance, the property appeared to be vacant.

In June 2000, the CDPHE HMWMD performed a Targeted Brownfields Inspection of the property and collected soil, sediment, and surface water samples for analysis of total metals, VOCs, and SVOCs. Addition, one composite soil sample was collected from the area around the electrical transformers on the property and analyzed for PCBs. A single groundwater sample was analyzed for dissolved metals, VOCs, and SVOCs (HMWMD, 2000).

Fourteen of the eighteen composite soil samples exhibited one or more organic compounds with either an analytical detection or containing an elevated detection limit due to sample dilution by the laboratory. Thallium and caprolactum, a chemical used in manufacturing nylon products, were detected in the groundwater sample, and iron, manganese, and thallium were detected in the surface water sample. A previous investigation along I-25 detected TEPH and TRPH in soil as well as arsenic, barium, cadmium, chromium, lead, selenium, silver, and mercury (HMWMD, 2000).

As a Brownfields, this site presents a liability for any potential right-of-way acquisition (full or partial) related to the project. Contaminated groundwater and soil may be encountered on-site or downgradient of the site during subsurface activities and could present a materials management and worker health and safety concern.

### **4.2.6 Stations**

#### **4.2.6.1 414 NORTH 11<sup>TH</sup> AVENUE, GREELEY**

The property at 414 North 11<sup>th</sup> Avenue is a closed LUST and UST site located near the Greeley commuter bus station. This site had a confirmed petroleum release in June 1990. Two USTs were permanently closed, including one 1,000-gallon and one 2,000-gallon tank containing gasoline. OPS issued a NFA/closure letter for this facility in July 1997 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 414 North 11<sup>th</sup> Avenue, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

#### **4.2.6.2 1352 FACTORY DRIVE, FORT LUPTON**

An automotive service property located at 1352 Factory Drive is a closed LUST located near the Fort Lupton commuter bus station. This site had a confirmed release reported in 1991. The site initially had three USTs installed in 1981 and 1985. According to OPS the status of the tanks is permanently closed. The USTs consisted of two 2,000-gallon diesel tanks and one 750-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in August 1997 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 1352 Factory Drive, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities could present a materials management and worker health and safety concern.

#### **4.2.6.3 300 JUSTIN ROAD, PLATTEVILLE**

The retail gas station at 300 Justin Road is a closed LUST located near the Platteville commuter bus station, with a confirmed release reported in 1997. OPS issued the property a NFA/closure letter in January 1999 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 300 Justin Road, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

#### **4.2.6.4 823 43<sup>RD</sup> STREET, PLATTEVILLE**

The property at 823 43rd Street is identified as a closed LUST and UST site located near the Evans commuter bus station. The site had two USTs installed in 1966 that were permanently removed/closed. The USTs consisted of one 500-gallon diesel tank and one 500-gallon used/waste oil tank. OPS issued the property a NFA/closure letter in May 1997 (OPS, 2007).

If construction activities associated with the project entail subsurface activities in the vicinity of the site at 823 43<sup>rd</sup> Street, the potential exists for residual soil and groundwater contamination to be present. Residual contamination encountered during subsurface activities associated with the project could present a materials management and worker health and safety concern.

## 4.2.7 Additional Sites with Recognized Environmental Conditions

Two historical landfill areas were identified near the rail lines in the project area and are listed in **Table 4-4**.

**Table 4-4 Landfill Sites within the Project Area**

Location	Use/Contents	Environmental Concerns
15 <sup>th</sup> /Lashley, Longmont	Unknown use and contents	Unknown groundwater contamination or potential methane
317 W. Prospect, Fort Collins	Colorado Active Solid Waste Facility; Unknown use and contents	Unknown groundwater contamination or potential methane

Due to the potential presence of methane gas associated with historic landfills, these sites present a potential explosion hazard and worker health and safety concern. Methane gas and other landfill gases can migrate along drains, trenches, and underground utility corridors or within natural subsurface geology up to distances over 1,500 feet.

A total of 34 sites with known hazardous materials spills (ERNS and/or Hazardous Materials Incident Report System [HMIRS] database sites) were identified within 500 feet of the project alternatives. Eighteen of the sites are associated with the I-25 corridor and 15 are associated with the rail lines (see **Table 4-5**).

**Table 4-5 Hazardous Materials Spills Sites**

<b>Site Addresses</b>
<b>I-25 Corridor</b>
<b>SH 1 to SH 14</b>
2351 Busch Drive, Fort Collins
8211 6th St., Wellington
<b>SH 14 to SH 60</b>
4414 E. Harmony Rd., Fort Collins
4305 E. Harmony Rd., Fort Collins
4791 E. County Rd. 36, Fort Collins
<b>SH 60 to E-470</b>
10763 Turner Blvd., Longmont
10910 Turner Blvd., Longmont
10963 I-25 Frontage Rd.
11000 S. Turner Blvd./I-25 & Hwy 119, Longmont
<b>E-470 to US 36</b>
10 E. 120 <sup>th</sup> Ave., Northglenn
101 E. 88 <sup>th</sup> Ave., Thornton
10813 Lincoln St., Northglenn
12485 Grant Dr., Thornton
168 Emery Rd., Northglenn
243 E. 120 <sup>th</sup> Ave.
36 E. 120th Ave.Rm.322, Northglenn
565 E. 70 <sup>th</sup> Ave., Denver
7714 Sherman St., Denver
80 W. 84 <sup>th</sup> , Thornton
<b>Rail Corridor</b>
<b>Rail - Fort Collins to Longmont</b>
202 8 <sup>th</sup> Ave. & 107 W 7 <sup>th</sup> St., Loveland
2125 Lake Dr., Loveland
240 Barberry Pl./228 SW 14th /3355 S. CR 13, Loveland
307 Cleveland, Loveland
3516 S. Mason, Fort Collins
3536 S. Mason St., Fort Collins
45 E. 15 <sup>th</sup> Ave., Longmont
4TH St. / Welsh Ave., Berthoud
628 S. Mason, Fort Collins
Intersection of 1 <sup>st</sup> St. & Garfield, Loveland
598 3RD ST, Mead
<b>Rail - Longmont to North Metro</b>
150 Main St., Longmont
1 <sup>st</sup> / Main, Longmont
1 <sup>st</sup> Ave./Martin St.
Intersection Weld County Rd. #1 & Co.Hwy. 119

## 4.3 ADDITIONAL CORRIDOR-WIDE ISSUES OF CONCERN

### 4.3.1 Lead-Based Paint

Lead is a hazardous substance that potentially exists on steel highway and railroad structures and/or bridges within the project area, particularly if they were constructed prior to 1980. Several federal statutes regulate lead as either a hazardous substance, hazardous waste, toxic substance, or air contaminant. These regulations include the RCRA, Comprehensive, Environmental, Response, Compensation, and Liability Act (CERCLA), Toxic Substances Control Act (TSCA), and the Clean Air Act (CAA), under the National Emission Standards for Hazardous Air Pollutants (NESHAP) program. Due to the potential negative health impacts associated with lead exposure, the presence of lead-based paint presents a worker health and safety concern. Project personnel can be exposed to the toxic effects of lead through inhalation or ingestion of lead paint chips, dust, or debris during construction or materials management activities. Consequently, for purposes of this MESA, highway and railroad structures within the project area have been identified as sites with potential environmental conditions due to the potential presence of lead-based or heavy metals-based paint, particularly if they were constructed prior to 1980, when lead-based paints were widely used. Conducting a survey to determine the presence or absence of lead-based paint was beyond the scope of this MESA.

### 4.3.2 Asbestos

Asbestos is a toxic substance that may exist on highway and railroad structures and buildings within the project area, particularly if they were constructed prior to 1980. Asbestos is regulated under the federal TSCA and CAA and presents a worker health and safety concern due to the potential negative health impacts associated with inhalation of asbestos fibers. Consequently, for purposes of this MESA, highway and railroad structures within the project area have been identified as sites with potential environmental conditions due to the potential presence of asbestos. Conducting a survey to determine the presence or absence of asbestos was beyond the scope of this MESA.

### 4.3.3 Oil and Gas Facilities

In March 2006, FHU conducted a site screening to determine the number of oil and gas facilities, including oil and gas wells, which could have potential impacts on project construction activities. The potential exists for subsurface releases of gas exploration, development, and production wastes (i.e. drilling fluids) and petroleum or gas products into surrounding soils and groundwater; however, these releases may not be directly visible/observable at the oil and gas facilities, or along the associated gathering and transmission pipeline. As a result, all oil and gas facilities/associated transmission lines that may be impacted or disturbed constitute a site with potential environmental conditions.

Several oil and gas facilities (existing and planned) were identified throughout the project area (see **Table 4.6**).

**Table 4-6 Oil and Gas Facilities within the Project Area**

<b>Screening Distance</b>	<b># of Wells*</b>
1,000 to 1,500 feet	75
500 to 1,000 feet	111
100 to 500 feet	63
Less than 100 feet	11

\* Additional oil and gas facilities may have been developed that could impact the project since the initial site screening was conducted.

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## 5.0 FINDINGS AND RECOMMENDATIONS

FHU performed this MESA based on CDOT hazardous materials guidance (CDOT EPB, 2005; CDOT, 2006) as modified from the ASTM Designation E 1527-05, “Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process” (ASTM, 2005) and EPA Standards and Practices for All Appropriate Inquiries [40 CFR Part 312] (EPA, 2005). Modifications to this guidance are presented in **Section 1.2**. Any findings and recommendations presented in this report are geared specifically to address the issues regarding hazardous material that would affect a project planning, design, and construction project. This MESA has been prepared with a level of detail appropriate for the North I-25 project NEPA documentation and identifies sites with potential and recognized environmental conditions associated with the project area.

The findings and recommendations of this MESA must be viewed in recognition of certain limiting conditions. Results of this MESA are based upon a limited visual site inspection, observation of current conditions within the project area, and review of readily available standard historical sources and environmental agency databases

Due to limitations, the complete environmental history of sites within the project area may not be fully identified solely by the performance of site reconnaissance activities, historical, and agency document reviews. In the course of this assessment, FHU has relied on information provided by outside parties, such as regulatory agencies. FHU has made no independent investigations as to the validity, completeness, or accuracy of such information provided by third party sources. For the purposes of this MESA, such third party information is assumed to be accurate unless contradictory evidence is noted. FHU does not express or imply any warranty regarding information provided by third party sources.

### 5.1 FINDINGS

**Appendix C** contains a table summarizing the sites with potential environmental conditions and sites with recognized environmental conditions identified along the project corridors. The recommended mitigation for each site with regard to the North I-25 project is also included in this table. **Appendix D** contains figures identifying the sites with potential and recognized environmental conditions.

### 5.2 RECOMMENDATIONS

Based on the findings of the MESA, FHU makes the following recommendations.

#### 5.2.1 Right-of-way Acquisition

The process of identifying, evaluating, and mitigating hazardous waste during right-of-way acquisition is identified in Chapter 3 of the CDOT Right-of-Way Manual (CDOT, 2005b). Projects requiring right-of-way or easements follow these guidelines in order to avoid, to the greatest extent possible, acquisition of contaminated property and to ensure protection for employees, workers, and the community prior to, during, and after construction. Right-of-way to be acquired may be modified during final design.

The right-of-way acquisition process for sites with potential and recognized environmental conditions includes three-steps (CDOT, 2005b):

- ▶ Initial Site Assessment (ISA). The ISA is similar to a MESA or Phase I Environmental Site Assessment and involves site reconnaissance, historical land use review, and database search activities. An ISA is performed on properties that are to be acquired by or dedicated to CDOT. For properties that will be partially acquired for right-of-way, an ISA, based on CDOT Form #881 Initial Site Assessment Checklist and in accordance with CDOT hazardous materials guidance (CDOT EPB, 2005), should be performed. For properties that will be fully acquired for right-of-way, a site-specific Phase I Environmental Site Assessment, in accordance with American Society for Testing and Materials (ASTM) E 1527-05, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process (ASTM, 2005), U.S. EPA Standards and Practices for All Appropriate Inquiries [40 CFR Part 312], and CDOT hazardous materials guidance (CDOT EPB, 2005), should be performed. The Meth Lab ISA checklist should be utilized to assist in the assessment of properties for right-of-way acquisition (CDOT, 2006).
- ▶ Preliminary Site Investigation (PSI). The PSI is an investigation performed on properties with potential environmental conditions. A PSI involves a drilling/sampling and analytical program to establish preliminary information regarding environmental conditions on the property. The objective of the PSI is to assist in the decision-making process regarding the potential liability associated with acquiring a property and to provide information regarding health and safety issues for construction workers and the public.
- ▶ Remedial Investigation/Feasibility Study (RI/FS). The RI/FS is a detailed, comprehensive investigation that further delineates the magnitude of contamination on a property. The RI/FS details the mitigation and clean-up strategies and provides an estimate of cost for the cleanup and mitigation of contaminated property. Based on known conditions, no RI/FS was recommended for any property that would be acquired as part of the project.

## 5.2.2 Removal of Structures/Obstructions

Pole-mounted electrical transformers were not identified as part of site reconnaissance activities. However, relocation of overhead electrical utility lines and pole-mounted transformers will be identified in project plans and specifications. Performance of the work set forth in the project plans and specifications will be conducted in accordance with any easement agreement between CDOT and/or private landowners.

All drinking water and groundwater monitoring wells that are located within the proposed construction area, including any that were not previously identified, will be abandoned and plugged according to CDOT Section 202.02 in Standard Specifications for Road and Bridge Construction (CDOT, 2005a) and in conformance with the Colorado Department of Natural Resources Division of Water Resources State Engineer Water Well Construction Rules, specifically Rule 16, "Standards for Plugging, Sealing, and Abandoning Wells and Boreholes" (Colorado Department of Natural Resources, 2006).

The Colorado Oil and Gas Conservation Commission (COGCC) regulates the clean up of oil and gas wells and associated facilities. The COGCC clean-up standard for petroleum contaminated soil is 1,000 ppm TPH in sensitive areas with the potential to impact groundwater (COGCC, 2001). The COGCC clean-up standard for non-sensitive areas is 10,000 ppm TPH (COGCC, 2001). A typical clean-up standard used by CDOT for materials management is the OPS clean-up standard of 500 ppm TPH. If petroleum- contaminated soil is identified with a concentration less than 1,000 ppm but higher than 500 ppm, CDOT would be responsible for clean-up of this soil. A Materials Management Plan (MMP) and a Health and Safety plan, as required by Section 250.03 of the CDOT Standard Specifications for Road and Bridge Construction (CDOT, 2005), also is recommended for use when oil and gas facilities are encountered.

### 5.2.3 Contaminated Soil and Groundwater Management

Encountering soil and groundwater during construction without prior knowledge can potentially affect the project in terms of cost, schedule, and agency and public relations. A MMP, as required by Section 250.03 of the CDOT Standard Specifications for Road and Bridge Construction (CDOT, 2005a), will be prepared for areas with known soil and groundwater contamination. Construction specifications will be written to include review of the MMP by the CDOT Regional Environmental Manager.

Structural excavation, such as caisson and retaining wall construction, may require the dewatering of contaminated groundwater. If dewatering is necessary, groundwater brought to the surface will be managed according to Section 107.25 of the CDOT Standard Specifications for Road and Bridge Construction (CDOT, 2005a) and permitted by the CDPHE Water Quality Control Division, in accordance with Section 402 of the Clean Water Act.

### 5.2.4 Regulated Materials Clearance

Environmentally regulated materials may be present in buildings and structures that could be demolished as part of the project. Prior to demolition of any structures, an asbestos, lead-based paint, and miscellaneous hazardous materials survey will be conducted at each parcel, where applicable. Regulated materials abatement will be conducted in accordance with Section 250, Environmental, Health, and Safety Management, of the CDOT Standard Specifications for Road and Bridge Construction (CDOT, 2005a) and relevant Occupational Health and Safety Administration (OSHA) regulatory details. Basic regulatory requirements for the type of materials that may be encountered in the project area are summarized in this section.

### 5.2.5 AST and UST Management

Sites with ASTs and USTs will most likely be acquired for right-of-way for Package A and Package B. In conjunction with final design, a detailed review of the OPS files related to these properties would identify the results of any site investigations conducted, remedial systems or actions installed at the properties, and quarterly monitoring requirements. In the event that any of these sites are identified as having active leaking tanks, coordination with OPS would be required prior to parcel acquisition. If site characterization and/or remediation have not been completed, the OPS may require CDOT to complete these activities after acquisition.

The OPS requirements may include:

- ▶ Removal of any ASTs/USTs
- ▶ Excavation and management of petroleum contaminated soil
- ▶ Modifications to or redesign of remediation systems
- ▶ Replacement of any monitoring wells destroyed during construction
- ▶ Long-term groundwater monitoring
- ▶ During the right-of-way acquisition process, additional properties may require similar actions depending on the results of the ISAs.

## 5.2.6 Health and Safety Plans

Prior to construction activities, a Health and Safety Plan, as required by section 250.03 of the CDOT Standard Specifications for Road and Bridge Construction (CDOT, 2005a), will be developed. Construction specifications shall be written to include review of the Health and Safety Plan by the CDOT Regional Environmental Manager. In addition, some site-specific requirements may be applicable as discussed in this section.

## 5.2.7 Mine Gas Management

Due to the potential presence of remnant methane gas associated with historic landfills, these sites presents a potential explosion hazard and worker health and safety concern. Methane gas and other landfill gases can migrate along drains, trenches, and underground utility corridors or within natural subsurface geology up to distances over 1,500 feet.

If abandoned landfills or coal mines are present below and/or within 1,000 feet of construction activities, the Health and Safety Plan will need to include provisions for assessing and monitoring air quality at all utility trenches, drainage structures, and similar underground construction (i.e., caissons) areas prior to and during intrusive activities to ensure worker safety. Under 29 CFR Part 1926.651(g) Specific Excavation Requirements, Hazardous Atmosphere, OSHA requires testing the atmosphere of excavations greater than four feet in depth before employees enter the excavation where oxygen deficient (less than 19.5 percent oxygen) environments exist or could reasonably be expected to exist. OSHA also requires that precautions be taken to prevent employee exposure to atmospheres containing less than 19.5 percent oxygen and other hazardous atmospheres.

CDOT specification 250.02 states that monitoring equipment shall be capable of meeting the set standards of 1 percent of the lower explosive limit for flammable gas with an instrument measurement increment of 1 percent and 19 percent oxygen with an instrument measurement increment of 0.1 percent.

## 5.2.8 Asbestos and Materials Containing Lead-Based Paint

By law, all friable asbestos-containing materials (ACM) must be removed from structures, including bridges, prior to demolition, and soils if encountered in excavated landfill or building debris, buried utilities, or other ACM. The contractor performing the asbestos abatement is required to be licensed to perform such work and obtain permits from the CDPHE. Improper abatement can lead to release of asbestos in soils and the need for soil remediation.

Third party certification is required to document that the abatement was completed in accordance with regulatory requirements. The certification is needed to obtain the demolition permits for the structures. All ACM must be bagged and labeled for transport and disposal at a facility permitted to accept ACM.

Lead-based paint may need to be removed prior to demolition if the lead is leachable at concentrations greater than regulatory levels. Where lead-based painted surfaces would be removed via torching, additional health and safety monitoring requirements are applicable.

## 5.2.9 Other Regulated Materials

Prior to demolition, regulated materials must be removed from any structures and appropriately recycled or disposed. Bills of lading or waste manifests are usually completed to document proper management of these materials. Typical materials include PCB-containing ballasts, fluorescent bulbs, mercury-containing equipment (i.e., switches, meters), electronic equipment, containerized regulated liquids such as paints, solvents, oil, grease, hazardous materials, pesticides, and herbicides, and chlorofluorocarbon (CFC) - containing equipment (equipment must be emptied before equipment is removed).

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## 7.0 SIGNATURES AND QUALIFICATIONS

The preceding report has been prepared in accordance with standard industry practice for performance of a Modified Phase I Environmental Site Assessment and includes the applicable portions of the procedures codified in ASTM 1527-05, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, U.S. EPA Standards and Practices for All Appropriate Inquiries, and CDOT hazardous materials guidance. The end user of this report may rely on the contents, findings, and conclusions to be accurate within the limitations stated herein. The report also complies with specific requirements supplied by the Client. FHU performed this work for the sole purpose of assisting in the evaluation of potential and recognized environmental conditions associated with the properties within the project area.

The following sections provide the qualifications of the environmental professionals who conducted this Modified Phase I Environmental Site Assessment.

### Kevin Maddoux

#### Education

- B.A. Environmental Science, University of Denver, 1997.
- B.A. International Studies, University of Denver, 1997.
- Graduate Studies, Geography, University of Denver, 1998 to 1999.
- Certificate Environmental Policy, University of Denver, 2004.
- Master of Environmental Policy and Management, University of Denver, 2005.

#### Training

- ASTM: Environmental Site Assessments for Commercial Real Estate, 2001.
- Continuing Legal Education (CLE): NEPA, 2005.
- National Highway Institute (NHI): Fundamentals of Title VI/Environmental Justice, 2005.
- FHWA and CDOT: Endangered Species Act Interagency Coordination and Cooperation, 2005.
- American Council of Engineering Companies (ACEC): Future Leaders Supervisory Course, 2006.
- PSMJ Resources, Inc.: Project Management Bootcamp, 2006.

Mr. Maddoux is an environmental scientist with eleven years of experience in environmental site assessment/due diligence, subsurface investigation, environmental management, and impact assessment. He has extensive experience developing Categorical Exclusions (CatExs), Environmental Assessments (EAs), Environmental Impact Statements (EISs), and environmental overview studies (EOSs) for transportation-related project in Colorado. Mr. Maddoux has conducted numerous Phase I Environmental Site Assessments for a variety of industrial, commercial, and agricultural properties, including manufacturing facilities; properties impacted by abandoned underground coal mines; agricultural sites; automotive and heavy machinery maintenance facilities; clay and gravel pits; livestock treatment and sale lots; office buildings; automotive dealerships; oil and gas well sites; concrete batch and forming plants; and commercial and residential properties. In addition, Mr. Maddoux has performed Modified Phase I Environmental Site Assessments for a variety of transportation corridors and projects, including the I-25 Valley Highway EIS, Northwest Corridor EIS, I-

225/Colfax Avenue EA, Weld County Road 13, and I-25 Trinidad Categorical Exclusion. He has also managed Phase II Environmental Investigations identifying potential subsurface soil and groundwater contamination, asbestos containing materials, heavy-metal based paint, and hazardous materials requiring specific-management protocols. He has assisted in developing due diligence costs for property acquisition, as well as determining the necessary steps to ensure regulatory compliance following property acquisition.

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Qualified Assessor/Report Preparer

Kevin Maddoux

Environmental Scientist

### **Laura Archerd**

#### **Education**

- Master of Environmental Policy and Management, University of Denver, 2006.
- Certificate of Natural Resource Management, University of Denver, 2005.
- B.A., University of Colorado, 1997.

#### **Training**

- ASTM: Environmental Site Assessments for Commercial Real Estate, 2005.
- CDOT: Stormwater Management, Erosion Control Supervisor Training, 2005.
- CLE: NEPA, 2006.
- University of Colorado Continuing Education. Wildlife Crossing Design: Level 1. 2007.

Ms. Archerd is an environmental scientist with three years of experience in the environmental field. Her project experience includes NEPA documentation, including EAs/ EISs, EOSs in accordance with CDOT Policy Directive 1601.0, Modified Phase I Environmental Site Assessment, and general due diligence for transportation projects. Ms. Archerd has performed Modified Phase I Environmental Site Assessments for a variety of transportation corridor projects, including the North I-25 EIS, I-70/32<sup>nd</sup> Avenue Interchange EA, Pecos Street Grade Separation CatEx, University/Arapahoe Road intersection, Mason Trail Grade Separation, 144<sup>th</sup> Avenue Corridor Design, Arapahoe Road Corridor Study EOS, and Parker Road Corridor Study EOS.

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Report Preparer

Laura Archerd

Environmental Scientist

**APPENDIX A**  
**EDR REPORTS**  
**(See Attached CD)**

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**APPENDIX B**

**SUMMARY OF SITES SELECTED FOR DETAILED REVIEW**

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Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 1 to SH 14</b>							
8703005001	1012 NE FRONTAGE RD., FT. COLLINS	Less than 100	UST. AST.	Low	No	X	X
8833006001	2351 BUSCH DR., FT. COLLINS	100 - 500	CO ERNS. ERNS. AST. RCRA SQG. Violations reported. FINDS.	Medium	Yes	X	X
8833006001	3515 BUSCH CT, FT. COLLINS	Less than 100	AST.	Low	No	X	X
8709121001	225 NW FRONTAGE RD., FT. COLLINS	Less than 100	FINDS. AST. LUST. UST.	Medium	Yes	X	X
	3842 REDMAN DR., FT. COLLINS	100 - 500	RCRA SQG - No reported violations. FINDS.	Low	No	X	X
8933141922	3906 CLEVELAND, WELLINGTON	100 - 500	LUST. UST.	Medium	Yes	X	X
	4006 E. HAYES AVE., WELLINGTON	500 - 1000	LUST. UST.	Medium	No	X	X
	4020 GRANT AVE., WELLINGTON	1,000 to 1,500	LUST. UST.	Medium	No	X	X
	4616 NE FRONTAGE RD., FT. COLLINS	Less than 100	RCRA SQG (Conditionally Exempt); No reported violations. FINDS.	Low	No	X	X
	6190 NE FRONTAGE RD., FT. COLLINS	Less than 100	FINDS.	Low	No	X	X
8933138006	8211 6th ST., WELLINGTON	Less than 100	CO ERNS. LUST. AST.	Medium	Yes	X	X
	8214 6th STOP Box 856, WELLINGTON	Less than 100	UST.	Low	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 14 to SH 60</b>							
	1017 SMITHFIELD DR., FT. COLLINS	Less than 100	RCRA SQG (Conditionally Exempt) - No reported violations. FINDS.	Low	No	X	X
8716107014	1036 SMITHFIELD DR., FT. COLLINS	Less than 100	Propane Storage. UST.	Low	No	X	X
	1101 SMITHFIELD DR., FT. COLLINS	Less than 100	RCRA SQG (Conditionally Exempt) - No reported violations. FINDS.	Low	No	X	X
8710000022	120 NE FRONTAGE RD., FT. COLLINS	Less than 100	RCRA SQG - No reported violations. FINDS. CORRACTS.	High	Yes	X	X
8709400026	121 JOHN DEER DR., FT. COLLINS	Less than 100	UST. RCRA SQG (Conditionally Exempt) - No reported violations. FINDS. LUST.	Medium	Yes	X	X
	149 JOHN DEER DR., FT. COLLINS	Less than 100	FINDS.	Low	No	X	X
8722200023	1926 SE FRONTAGE RD., FT. COLLINS	Less than 100	RCRA SQG Violations reported. FINDS. LUST. AST.	Medium	Yes	X	X
8722200022	2028 SE FRONTAGE RD., FT. COLLINS	Less than 100	RCRA SQG (Conditionally Exempt) - No reported violations. FINDS.	Low	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 14 to SH 60 (Cont.)</b>							
851000003	2527 SE FRONTAGE RD., FT. COLLINS	Less than 100	RCRA SQG - Violations reported. FINDS.	Medium	Yes	X	X
	2552 SE FRONTAGE RD., FT. COLLINS	Less than 100	FINDS.	Low	No	X	X
	260 FRONTAGE RD., LOVELAND	Less than 100	FINDS.	Low	No	X	X
	2804 W. FRONTAGE RD., FT. COLLINS	Less than 100	FINDS.	Low	No	X	X
	2805 W. FRONTAGE RD., FT. COLLINS	Less than 100	FINDS.	Low	No	X	X
8535211001	2842 SE FRONTAGE RD., LOVELAND	Less than 100	AST. LUST. Co TrUST.	Medium	Yes	X	X
	3404 S.FRONTAGE RD., FT. COLLINS	100 - 500	RCRA SQG - No reported violations. FINDS.	Low	No	X	X
	3700 CANAL ST, FT. COLLINS	500-1000	LUST. .	Medium	No	X	X
8716100043	3733 E MULBERRY ST., FT. COLLINS	Less than 100	LUST. UST.	Medium	Yes	X	X
	3780 EAST 15TH ST., LOVELAND	1000-1500	FINDS.	Low	No	X	X
8709400019	3808 E. MULBERRY ST., FT. COLLINS	Less than 100	LUST. UST.	Medium	Yes	X	X
8716100039	3809 E. MULBERRY ST., FT. COLLINS	Less than 100	LUST. UST.	Medium	Yes	X	X
	3824 CANAL Dr., FT. COLLINS	500-1000	LUST. UST. Co TrUST.	Medium	No	X	X
8716100050	3825 E. MULBERRY ST., FT. COLLINS	Less than 100	LUST.	Medium	Yes	X	X
	3829 E. PROSPECT RD., FT. COLLINS	Less than 100	LUST. AST.	Medium	Yes	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 14 to SH 60 (Cont.)</b>							
853500009	3850 SE FRONTAGE RD., LOVELAND	Less than 100	RCRA SQG - No reported violations. FINDS.	Low	No	X	X
	4205 E. HARMONY RD., FT. COLLINS	Less than 100	RCRA SQG- No reported violations. FINDS.	Low	No	X	X
	425 JOHN DEER DR., FT. COLLINS	500 - 1000	RCRA SQG- No reported violations. FINDS.	Low	No	X	X
860300004	4305 E HARMONY RD., FT. COLLINS	Less than 100	CO ERNS. FINDS.	Medium	Yes	X	X
860300010	4325 E HARMONY RD., FT. COLLINS	Less than 100	LUST. UST. Co TrUST.	Medium	Yes	X	X
8734000924	4414 E HARMONY RD., FT. COLLINS	Less than 100	ERNS.	Medium	Yes	X	X
860300003	4791 E. COUNTY RD. 36, FT. COLLINS	100 - 500	CO ERNS.	Medium	Yes	X	X
	5150 SE FRONTAGE RD., FT. COLLINS	Less than 100	FINDS.	Low	No	X	X
	5518 E. US HWY 34, LOVELAND	Less than 100	FINDS.	Low	No	X	X
8634000908	5555 EAST CROSSROADS BLVD., LOVELAND	Less than 100	LUST. UST. FINDS. PADS.	Medium	Yes	X	X
8634005001	5605 GOLDCO DR., LOVELAND	100-500	HMIRS.	Medium	Yes	X	X
	6163 E. CR 16, LOVELAND	Less than 100	UST.	Low	No	X	X
	640 SE FRONTAGE RD., LOVELAND	Less than 100	AST.	Low	No	X	X
8615405006	7486 WESTGATE DR	Less than 100	UST.	Low	No	X	X
8622143001	7600 WESTGATE DR	Less than 100	FINDS. UST.	Low	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 14 to SH 60 (Cont.)</b>							
8622300005	8101 SW FRONTAGE RD.	Less than 100	RCRA SQG (Conditionally Exempt) - No reported violations. FINDS.	Low	No	X	X
8716108002	811 STOCKTON AVE., FT. COLLINS	100 - 500	RCRA SQG - Violations reported. FINDS.	Medium	Yes	X	X
8615000009	7301 SW FRONTAGE RD., FT. COLLINS	Less than 100	LUST.	Medium	Yes	X	X
	NE CORNER OF HWY 392 & I-25, WINDSOR	Less than 100	UST.	Low	No	X	X
<b>Highway Component: SH 60 to E-470</b>							
	I-25 & HWY 52, FREDERICK	Less than 100	UST.	Low	No	X	X
131310100007	10755 TURNER BLVD. LONGMONT	100 - 500	RCRA SQG - Violations reported. FINDS.	Medium	Yes	X	X
131310100038	10763 TURNER BLVD., LONGMONT	100 - 500	RCRA SQG (Conditionally Exempt) - Violations reported, FINDS. LUST. UST. ERNS.	Medium	Yes	X	X
	10769 TURNER BLVD., LONGMONT	100 - 500	RCRA SQG - No reported violations. FINDS.	Low	No	X	X
131310100037	10910 TURNER BLVD., LONGMONT	100 - 500	CO ERNS.	Medium	Yes	X	X
131310100033	10963 I-25 ACCESS RD., LONGMONT	Less than 100	ERNS. RCRA_SQG. LUST.	Medium	Yes	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 60 to E-470 (Cont.)</b>							
131310100037	11000 S. TURNER BLVD./I-25 & HWY 119, LONGMONT	100 - 500	ERNS. RCRA SQG - No reported violations. FINDS.	Medium	Yes	X	X
	12058 I-25 FRONTAGE RD., LONGMONT	Less than 100	FINDS.	Low	No	X	X
	14330 LONGS PEAK CT.,LONGMONT	500-1000	RCRA SQG - No reported violations. FINDS.	Low	No	X	X
120723001024	14444/14478 I-25 FRONTAGE RD., LONGMONT	Less than 100	FINDS.	Low	No	X	X
120723000018	14504 E. I-25 FRONTAGE RD., LONGMONT	Less than 100	UST. AST.	Low	No	X	X
106135000003	18494 E. I-25 FRONTAGE RD., MEAD	Less than 100	UST. Orphan Site (RCRA SQG. FINDS. LUST.)	Low	No	X	X
	3715 CR 12, ERIE	500-1000	LUST.	Medium	No	X	
146715000037	3747 WELD COUNTY RD. 8, ERIE	1000-1500	Brownfields.	High	Yes	X	X
146703000050	3770 HWY 52	Less than 100	UST.	Low	No	X	X
	3773 MONACH ST., FREDERICK	1000-1500	RCRA SQG - Violations reported. FINDS.	Medium	No	X	X
	3979 STATE HWy 119, LONGMONT	Less than 100	FINDS.	Low	No	X	X
131311000072	4045 W. CR 22, LONGMONT	Less than 100	Orphan Site. RCRA SQG - No reported violations. FINDS. UST.	Low	No	X	X
131314000003	4076 SPECIALTY PL., LONGMONT	Less than 100	FINDS.	Low	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: SH 60 to E-470 (Cont.)</b>							
	4104 WELD COUNTY RD. 22, LONGMONT	100 - 500	RCRA SQG (Conditionally Exempt) - No reported violations. FINDS.	Low	No	X	X
	4175 MULLIGAN DR., MEAD	500 to 1,000	RCRA SQG (Conditionally Exempt) - No reported violations. FINDS.	Low	No	X	X
146711000006	4281 CR 10, ERIE	1000 - 1500	UST.	Low	No	X	X
	8101 W. I-25 FRONTAGE RD., ERIE	Less than 100	FINDS.	Low	No	X	X
131322412002	8393 W. I-25 FRONTAGE RD., ERIE	Less than 100	FINDS.	Low	No	X	X
	CNTY RD. 91/2 & HWY 66, LONGMONT	Less than 100	RCRA SQG - No reported violations. FINDS.	Low	No	X	X
<b>Highway Component: E-470 to US 36</b>							
171903004006	11450 CHEROKEE ST., NORTHGLENN	Less than 100	FINDS. RCRA -SQG - No reported violations.	Low	No	X	X
157334004021	12121 GRANT ST., THORNTON	Less than 100	RCRA-SQG - No reported violations. LUST. AST. UST.	Medium	Yes	X	X
171903110001	20 E. 120TH AVE., NORTHGLENN	100 - 500	LUST. UST. Co TrUST. FINDS.	Medium	Yes	X	X
171915201008	400 W. 104TH AVE., NORTHGLENN	100 - 500	RCRA-SQG - No reported violations.	Low	No	X	
171915201008	400 W. 104TH AVE., NORTHGLENN	Less than 100	RCRA-SQG - No reported violations.	Low	No		X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: E-470 to US 36 (Cont.)</b>							
157334300031	45 E. 120TH AVE., THORNTON	Less than 100	LUST. UST. Co TrUST.	Medium	Yes	X	X
171903202019	500 W. 120TH AVE., NORTHGLENN	100 - 500	UST. LUST. Co TrUST.	Medium	Yes	X	X
171934402016	550 E. 76TH AVE., DENVER	500-1000	RCRA-SQG - Violations reported. FINDS.	Medium	No	X	X
171903200020	10 E. 120TH AVE., NORTHGLENN	Less than 100	CO ERNS, CDL	Medium	Yes	X	X
	10003 GRANT ST, THORNTON	500 to 1000	CO ERNS, Haznet, RCRA - SQG - No reported violations.	Medium	No	X	X
171922401005	101 EAST 88TH AVE., THORNTON	100 - 500	ERNS	Medium	Yes	X	X
	10190 BANNOCK ST, NORTHGLENN	500 to 1000	FINDS.	Low	No	X	X
	10420 MELODY DR., NORTHGLENN	500-1000	LUST. UST.	Medium	No	X	X
	10525 MELODY DR., NORTHGLENN	1000 - 1500	LUST. UST.	Medium	No	X	
	10525 MELODY DR., NORTHGLENN	500 - 1000	LUST. UST.	Medium	No		X
	10575 MELODY DR., NORTHGLENN	1000 - 5000	VCP.	High	No	X	X
171910108004	10813 LINCOLN ST.,NORTHGLENN	Less than 100	CO ERNS. CDL.	Medium	Yes	X	X
	11285 HIGHLINE DRIVE, NORTHGLENN	500 - 1000	FINDS.	Low	No	X	X
	11450 CHEROKEE ST,NORTHGLENN	100 - 500	FINDS.	Low	No	X	X
	11480 CHEROKEE ST STE L, NORTHGLENN	100 - 500	FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: E-470 to US 36 (Cont.)</b>							
	11701 COMMUNITY CENTER DR, NORTHGLENN	500 - 1000	UST. FINDS.	Low	No	X	
	120 E. 70TH AVE., DENVER	1000 - 1500	LUST. UST.	Medium	No		X
	12076 GRANT ST, THORNTON	500 - 1000	LUST. UST.	Medium	No	X	X
157334004019	12299 GRANT ST, THORNTON	100 - 500	UST. LUST.	Medium	Yes	X	X
	12300 N GRANT ST, DENVER	500 - 1000	RCRA-SQG - Violations reported. FINDS.	Medium	No	X	X
	12396 GRANT ST., THORNTON	100 - 500	UST.	Low	No	X	X
157334101002	12485 GRANT DR., THORNTON	100 - 500	CO ERNS, ERNS.	Medium	Yes	X	X
	12520 GRANT DR., THORNTON	500 - 1000	RCRA-SQG - No reported violations.	Low	No	X	X
	12550 W. Grant Dr., THORNTON	500 - 1000	RCRA-SQG - No reported violations.	Low	No	X	X
171915201037	160 W 104TH, NORTHGLENN	Less than 100	LUST.UST.Co TrUST. FINDS.	Medium	Yes	X	X
171910107035	168 EMERY ROAD, NORTHGLENN	100 - 500	ERNS.	Medium	Yes	X	X
171927302009	200 W. 84TH AVE., DENVER	100-500	LUST. UST. Co TrUST.	Medium	Yes	X	X
	221 W. 84TH AVE., THORNTON	100-500	FINDS. RCRA-SQG - No reported violations.	Low	No	X	X
157334004028	243 E. 120TH AVE., THORNTON	100-500	CO ERNS. CDL.	Medium	Yes	X	X
171915201005	290 W 104TH AVE., NORTHGLENN	100 - 500	UST. LUST. Co TrUST. FINDS.	Medium	Yes	X	X
	330 WEST 152ND AVE., BROOMFIELD	500 - 1000	FINDS.	Low	No	X	X
171903109004	36 E. 120TH AVE.RM.322, NORTHGLENN	Less than 100	CO ERNS. CDL.	Medium	Yes	X	X
	400 E 84TH AVE., THORNTON	Less than 100	AST.	Low	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: E-470 to US 36 (Cont.)</b>							
171927218004	41 W 84TH AVE., THORNTON	Less than 100	FINDS. LUST. Co TrUST. UST.	Medium	Yes	X	
171915100007	410 E 104TH AVE., THORNTON	500-1000	LUST. UST. Co TrUST.	Medium	No	X	
171915100007	410 E 104TH AVE., THORNTON	100 - 500	LUST. UST. Co TrUST.	Medium	Yes		X
	421 W. 84TH, THORNTON	500-1000	LUST. UST. Co TrUST.	Medium	No	X	X
157322001001	440 EAST 144TH AVE., BROOMFIELD	100-500	FINDS. RCRA-SQG. LUST.	Medium	Yes	X	X
171927400013	450 E 84TH AVE., THORNTON	Less than 100	LUST.	Medium	Yes	X	X
	460 E 76TH AVE., DENVER	100-500	FINDS.	Low	No	X	X
	470 E 76TH AVE., DENVER	100-500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	X
	500 E. 76th AVE., DENVER	500 - 1000	RCRA-SQG - No reported violations. FINDS.	Low	No	X	X
171927109015	505 E 84TH AVE., THORNTON	Less than 100	LUST. UST.	Medium	Yes	X	X
157334301001	505 W. 120th, WESTMINSTER	100 - 500	LUST. UST.	Medium	Yes		
	525 E. 70th AVE., Unit 1E, Adams City	100 - 500	FINDS.	Low	No		X
	549 W 104TH AVE., NORTHGLENN	1000-1500	LUST. UST. Co TrUST.	Medium	No	X	X
	555 W. 106th AVE., NORTHGLENN	1000 - 1500	VCP.	High	No		X
	555 W 112TH AVE., NORTHGLENN	1000 - 1500	AST.	Low	No	X	X
157334301001	565 E. 70th AVE., DENVER	100 - 500	ERNS.	Medium	Yes		X
	591 E 80TH AVE., DENVER	1000 - 1500	LUST.	Medium	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: E-470 to US 36 (Cont.)</b>							
	605 E. 70th AVE., THORNTON	100 - 500	RCRA-SQG - No reported violations. FINDS.	Low	No		X
	665 E. 70th AVE., DENVER	100 - 500	FINDS.	Low	No		X
	7000 BROADWAY, DENVER	1000 - 1500	RCRA-SQG - No reported violations. FINDS. UST.	Low	No		X
	7100 BROADWAY BLDG 6 H, DENVER	1000 - 1500	RCRA-SQG - No reported violations. FINDS.	Low	No	X	X
	7260 BROADWAY, DENVER	1000 - 1500	FINDS. LUST. UST. Co TrUST.	Medium	No	X	X
	7310 BROADWAY, DENVER	1000 - 1500	LUST.	Medium	No	X	X
	7350 N BROADWAY, DENVER	1000 - 1500	LUST. RCRA-SQG - No reported violations.	Medium	No	X	X
	7581 N. BROADWAY, DENVER	1000-1500	LUST.	Medium	No	X	X
	759 W. 104TH AVE., NORTHGLENN	1000-1500	LUST. RCRA-SQG - No reported violations. FINDS. UST.	Medium	No	X	X
	7609 CONIFER, DENVER	1000 - 1500	UST. LUST. Co TrUST. FINDS.	Medium	No	X	X
171934109026	7714 SHERMAN ST, DENVER	100 - 500	CO ERNS. CDL.	Medium	Yes	X	X
	7865 PENNSYLVANIA, DENVER	500 - 1000	CO ERNS. CDL.	Medium	No	X	X
171927301006	80 W. 84TH, THORNTON	100-500	ERNS.	Medium	Yes	X	X
	8055 N. Washington St., DENVER	1000 - 1500	LUST.	Medium	No		X
	8290 N WASHINGTON ST, THORNTON	1000-1500	LUST. UST.	Medium	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Highway Component: E-470 to US 36 (Cont.)</b>							
	8300 WASHINGTON ST, THORNTON	500-1000	LUST.	Medium	No	X	X
	8333 ACOMA WAY, DENVER	100-500	FINDS.	Low	No	X	X
	8411 WASHINGTON, THORNTON	500-1000	LUST.	Medium	No	X	X
	8491 N WASHINGTON ST, THORNTON	500-1000	UST. LUST. Co TrUST.	Medium	No	X	X
171927118018	8501 GRANT ST, THORNTON	100-500	RCRA-SQG - Violations reported. UST. FINDS.	Medium	Yes	X	X
	8690 PEARL ST., THORNTON	1000 -1500	LUST.	Medium	No		X
	8590 N. PEARL, THORNTON	1000-1500	UST. LUST. Co TrUST.	Medium	No	X	X
	88TH/GRANT ST., THORNTON	500 - 1000	CO ERNS.	Medium	No	X	
	88TH/GRANT ST., THORNTON	Less than 100	CO ERNS.	Medium	No		X
	9191 GRANT ST., THORNTON	1000 - 1500	UST. RCRA-SQG - No reported violations. FINDS.	Low	No	X	
	9191 GRANT ST., THORNTON	500 -1000	UST. RCRA-SQG - No reported violations. FINDS.	Low	No		X
171922102003	9351 GRANT ST, THORNTON	100 - 500	LUST.	Medium	Yes	X	X
	9500 CIVIC CENTER DR, THORNTON	100 - 500	RCRA-SQG - No reported violations. UST.	Low	No	X	X
	COLORADO DOT I25/US 36 INTERCHANGE, I25/US36 INTERCHANGE, DENVER	500-1000	RCRA-SQG - No reported violations. FINDS.	Low	No	X	X

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont</b>							
	116 E FOOTHILLS PKWY, FT. COLLINS	1000 - 1500	DryCleaners, CORRACTS, RCRA-SQG, reported violations, FINDS.	High	No	X	
	302 3RD. ST SOUTHEAST. LOVELAND	1000 - 1500	CORRACTS, RCRA-SQG, No reported violations. FINDS.	High	No	X	
171922102003, 171922102003, 171922102003, 171922102003	15TH / LASHLEY, LONGMONT	1000 - 1500	LF/SWF.	High	Yes	X	
9726414018	3536 S MASON ST, FT. COLLINS	100 - 500	ERNS,RCRA-SQG, No reported violations.FINDS.CER CLIS -NFRAP.	High	Yes	X	
NO-PIN/BetWeen 9602100006 & 9602107001 (HAZ = 35)	4809 S COLLEGE AVE., FT. COLLINS	500 - 1000	UST. VCP, LUST. Co TrUST. PADS.	High	Yes	X	
NO-PIN/BetWeen 9602100006 & 9602107001 (HAZ = 35)	4809 S. COLLEGE AVE., FT. COLLINS	Less than 100	UST. VCP. LUST. Co TrUST.	High	Yes	X	
9712200914	COLLEGE/WILLow, FT. COLLINS	100 - 500	VCP.	High	Yes	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
9714405901	COLLEGE AVE./PITKIN AVE., FT. COLLINS	100 - 500	PADS, FINDS. RCRA-LQG, RCRA-TSDF, CORRACTS	High	Yes	X	
9723107003	ON COLLEGE AVE./FT. COLLINS TRAILER, FT. COLLINS	100 - 500	CERCLIS-NFRAP	High	Yes	X	
	266 EAST 29TH, LOVELAND	1000-1500	RCRA-SQG Violations reported, FINDS. CORRACTS.	High	No	X	
9723199905	317 W. PROSPECT RD., FT. COLLINS	500 - 1000	SWF/Landfill, UST. Co TrUST. RCRA-SQG, No reported violations. FINDS.	High	Yes	X	
	100 WEST 29TH ST., LOVELAND	Less than 100	FINDS.	Low	No	X	
	1000 N. HWY 287, FT. COLLINS	500 - 1000	AST. UST.	Low	No	X	
9414475003, 9414475020	1005 N. 2ND ST., BERTHOUD	Less than 100	UST.	Low	No	X	
9513335002	102 W. 4TH, LOVELAND	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
9523400006	1040 S. RAILROAD AVE., LOVELAND	Less than 100	FINDS.	Low	No	X	
	105 37TH AVE., LOVELAND	1000 - 1500	UST. FINDS.	Low	No	X	
	105 FAIRWAY LANE, FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	105 PITKIN ST., FT. COLLINS	500 - 1000	UST.	Low	No	X	
	1090 2ND ST. UNIT B, BERTHOUD	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	111 E. DRAKE RD., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	111 LONGS PEAK AVE., LONGMONT	100 - 500	FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	1111 S MASON ST, FT. COLLINS	Less than 100	RCRA-SQG, (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	112 E FOOTHILLS PKWY, FT. COLLINS	1000 - 1500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	115 E HARMONY RD., FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	
120511000005	11600 WASATCH RD., LONGMONT	Less than 100	FINDS.	Low	No	X	
	120 9TH AVE. UNIT B, LONGMONT	100 - 500	FINDS.	Low	No	X	
	120 W OLIVE, FT. COLLINS	100 - 500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	121 KENSINGTON DR., FT. COLLINS	500 - 1000	FINDS. UST.	Low	No	X	
	1215 SOUTH GRANT AVE., LOVELAND	100 - 500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	1220 SOUTH COLLEGE AVE., FT. COLLINS	100 - 500	FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	123 EAST 5TH AVE., LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1244 NORTH LINCOLN, LOVELAND	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	125 WEST SWALLOW RD., FT. COLLINS	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	128 SOUTH CLEVELAND AVE., LOVELAND	100 - 500	FINDS.	Low	No	X	
	130 W. HORSETOOTH RD., FT. COLLINS	500 - 1000	UST.	Low	No	X	
	130 W. OLIVE ST, FT. COLLINS	100 - 500	UST.	Low	No	X	
	131 SE 2ND ST., LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	136 WEST 4TH ST, LOVELAND	Less than 100	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	140 SW 2ND ST, LOVELAND	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1435 N CLEVELAND, LOVELAND	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	144 SE 2ND ST., LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1440 COLLYER ST., LONGMONT	1000 - 1500	FINDS.	Low	No	X	
	160 SW 2ND ST., LOVELAND	100 - 500	FINDS. AST	Low	No	X	
	1604 N. LINCOLN, LOVELAND	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	165 SW 2ND ST, LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1701 CENTER AVE., FT. COLLINS	1000 - 1500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	1729 S. COLLEGE AVE., FT. COLLINS	100 - 500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	1733 SOUTH COLLEGE, FT. COLLINS	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1738 S. COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	1740 S COLLEGE AVE., FT. COLLINS	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	175 14TH SOUTH EAST, LOVELAND	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1801 S. COLLEGE AVE., FT. COLLINS	100 - 500	RCRA-SQG, No reported violations.	Low	No	X	
	1817 U S 287 NORTH, FT. COLLINS	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	200 W. HARMONY RD., FT. COLLINS	100 - 500	FINDS.	Low	No	X	
	200 W. OAK ST, FT. COLLINS	Less than 100	LUST. UST. RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	200 W. DRAKE ROAD, FT. COLLINS	100 - 500	FINDS.	Low	No	X	
	202 JOHNSON DR, FT. COLLINS	100 - 500	FINDS.	Low	No	X	
	203 N COLLEGE, FT. COLLINS	100 - 500	AST	Low	No	X	
9714106007	203 W. Mulberry St., FT. COLLINS	Less than 100	UST.	Low	No	X	
	205 12TH ST. SOUTHWEST, LOVELAND	500 - 1000	FINDS.	Low	No	X	
	205 TURNER, BERTHOUD	100 - 500	RCRA-SQG, reported violations, FINDS.	Low	No	X	
	208 WELCH AVE., BERTHOUD	100 - 500	UST.	Low	No	X	
	209 EAST 4TH ST, LOVELAND	100 - 500	RCRA-SQG), No reported violations. FINDS.	Low	No	X	
	210 EAST 29TH ST., LOVELAND	500 - 1000	FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	2103 S COLLEGE, FT. COLLINS	500 - 1000	AST	Low	No	X	
	211 BARBERRY PL, LOVELAND	500 - 1000	AST	Low	No	X	
	211 WEST 6TH ST., LOVELAND	100 - 500	FINDS.	Low	No	X	
	214 NORTH HOWES ST, FT. COLLINS	100 - 500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	215 EAST DRAKE ROAD, FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	
	215 NORTH COLLEGE AVE., FT. COLLINS	100 - 500	RCRA-SQG, reported violations, FINDS.	Low	No	X	
	215 W 29TH, LOVELAND	Less than 100	AST	Low	No	X	
9502437007	215 W. 29th St., LOVELAND	Less than 100	Propane Gas Storage. AST	Low	No	X	
	216 COLLEGE AVE., FT. COLLINS	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	217 NORTH MASON ST., Fort Collins	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	220 OLIVE ST, FT. COLLINS	500 - 1000	UST.	Low	No	X	
	221 E. 29TH ST #120, LOVELAND	1000 - 1500	UST.	Low	No	X	
	221 E. OAK, FT. COLLINS	1000 - 1500	UST.	Low	No	X	
	222 LAPORTE AVE., FT. COLLINS	100 - 500	UST.	Low	No	X	
9411000021	2221 CLAYTON LN., BERTHOUD	Less than 100	UST.	Low	No	X	

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						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	224 N. LINCOLN AVE., LOVELAND	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
9735400021	224 W. HARMONY RD., FT. COLLINS	Less than 100	UST.	Low	No	X	
	225 SW 42ND #B, LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	2316 N LINCOLN, LOVELAND	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	240 W PROSPECT RD., FT. COLLINS	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	2412 N. LINCOLN AVE., LOVELAND	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	242 S. CLEVELAND, LOVELAND	500 - 1000	UST.	Low	No	X	
	2427 S. COLLEGE #B6, FT. COLLINS	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	2434 ATWOOD ST, LONGMONT	500 - 1000	FINDS.	Low	No	X	
	245 BUNYAN AVE., BERTHOUD	100 - 500	FINDS.	Low	No	X	
	245 N. CLEVELAND, LOVELAND	100 - 500	UST.	Low	No	X	
	247 E. FOURTH ST, LOVELAND	500 - 1000	FINDS.	Low	No	X	

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						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	253 42ND ST. SOUTHWEST, LOVELAND	100 - 500	UST. RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	2539 S. COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
9535400044	255 SW 42ND ST., LOVELAND	Less than 100	UST. RCRA-SQG, No reported violations, FINDS.	Low	No	X	
	2627 S. COLLEGE, FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	275 THIRD AVE., LONGMONT	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	2800 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST.	Low	No	X	
	2800 S HARVARD., FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	
	2839 S.COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
9414117001	290 BUNYAN AVE., BERTHOUD	Less than 100	AST. FINDS.	Low	No	X	
9502439001	2997 GARFIELD AVE., LOVELAND	100 - 500	UST.	Low	No	X	
	300 EAST MOUNTAIN AVE., FT. COLLINS	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	300 W DRAKE ROAD, FT. COLLINS	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	301 E. STUART ST., FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	

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						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	301 S. HOWES ST, FT. COLLINS	100 - 500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	303 EISENHOWER BLVD, LOVELAND	500 - 1000	UST.	Low	No	X	
	3030 S, COLLEGE AVE. SUITE 203, FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	3038 S. COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	308 MARTIN, LONGMONT	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	310 MARTIN, LONGMONT	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	3103 S. COLLEGE, FT. COLLINS	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	316 15TH AVE., LONGMONT	1000 - 1500	FINDS.	Low	No	X	
	324 3RD. AVE., LONGMONT	500 - 1000	FINDS.	Low	No	X	
	328 MASSACHUSETTS AVE., BERTHOUD	Less than 100	FINDS. UST.	Low	No	X	

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						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	329 S. SHERWOOD, FT. COLLINS	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	330 E. LAUREL ST., FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	
9726414001	3325 S. COLLEGE AVE., FT. COLLINS	Less than 100	UST. RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	340 MOUNTAIN RD., BERTHOUD	100 - 500	FINDS.	Low	No	X	
	342 SW 42ND ST., LOVELAND	500 - 1000	FINDS.	Low	No	X	
	350 EMERY ST., LONGMONT	500 - 1000	FINDS.	Low	No	X	
	3500 S COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	351 LONGS PEAK AVE., LONGMONT	500 - 1000	FINDS.	Low	No	X	
	356 EAST 4TH ST, LOVELAND	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	363 W. DRAKE RD. SUITE 8, FT. COLLINS	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	3660 S. MASON ST, FT. COLLINS	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
9502156001	3675 N. GARFIELD, LOVELAND	1000 - 1500	UST. FINDS.	Low	No	X	
	370 W. 4TH ST., LOVELAND	1000 - 1500	FINDS.	Low	No	X	
	3700 S. MASON, SUITE 17, FT. COLLINS	100 - 500	FINDS.	Low	No	X	
	3720 S. COLLEGE, FT. COLLINS	500 - 1000	FINDS.	Low	No	X	

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						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	3806 S. COLLEGE AVE., FT. COLLINS	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	3835 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST.	Low	No	X	
	3841 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST.	Low	No	X	
	3880 GRANT AVE., LOVELAND	500 - 1000	FINDS.	Low	No	X	
	39 3RD. AVE., LONGMONT	500 - 1000	AST	Low	No	X	
	3901 S. COLLEGE, FT. COLLINS	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	401 S. LINCOLN, LOVELAND	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	4020 S. COLLEGE AVE. #5, FT. COLLINS	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	404 S. LINCOLN AVE., LOVELAND	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	418 6TH ST., WINDSOR	1000 - 1500	UST.	Low	No	X	
	4206 S. COLLEGE #109, #111, FT. COLLINS	1000 - 1500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	

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<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	4222 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST.	Low	No	X	
	4407 S. COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	443 MOUNTAIN AVE., BERTHOUD	500 - 1000	UST.	Low	No	X	
	4455 S. COLLEGE AVE., FT. COLLINS	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
9735484001	4455 S. MASON ST., FT. COLLINS	Less than 100	FINDS. Automotive Service.	Low	No	X	
	4619 SOUTH MASON C 5, FT. COLLINS	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	4TH & KIMBARK, LONGMONT	1000 - 1500	FINDS.	Low	No	X	
	502 2ND ST #2, BERTHOUD	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	502 N. LINCOLN AVE., LOVELAND	500 - 1000	FINDS.	Low	No	X	
	502 W. LAUREL, FT. COLLINS	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
9602400009	5033 S. COLLEGEAVE., FT. COLLINS	Less than 100	FINDS. Nursery/Landscaping Facility. UnknoWn chemical handling, storage, and disposal practice	Low	No	X	
	510 W. 29TH ST., LOVELAND	100 - 500	FINDS.	Low	No	X	

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<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	514 RAILROAD AVE., LOVELAND	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	5150 SNEAD DRIVE, FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	
	540 N. JEFFERSON AVE., LOVELAND	1000 - 1500	FINDS.	Low	No	X	
	543 3RD. ST., BETHOUD	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	5616 S. COLLEGE AVE., FT. COLLINS	1000 - 1500	FINDS.	Low	No	X	
	601 S. HOWES ST., FT. COLLINS	100 - 500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	604 2ND ST., BERTHOUD	Less than 100	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	609 SW 14TH, LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	702 N. LINCOLN AVE., LOVELAND	500 - 1000	DryCleaners, RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	706 S. COLLEGE, FT. COLLINS	100 - 500	FINDS.	Low	No	X	

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<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	725 1ST ST, BERTHOUD	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	765 2ND ST., BERTHOUD	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	770 NORTH LINCOLN, LOVELAND	500 - 1000	FINDS.	Low	No	X	
	795 2ND ST., BERTHOUD	500 - 1000	FINDS.	Low	No	X	
	805 LINCOLN, LOVELAND	500 - 1000	FINDS.	Low	No	X	
	806 N. 2ND, BERTHOUD	500 - 1000	AST. FINDS.	Low	No	X	
	910 4TH ST., WALDEN	100 - 500	FINDS.	Low	No	X	
	924 S RAILROAD AVE., LOVELAND	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	COLORADO STATE UNIVERSITY CAMPUS, FT. COLLINS	100 - 500	UST.	Low	No	X	
	COLORADO STATE UNIVERSITY B110 MICROBIOLOGY, FT. COLLINS	1000 - 1500	UST.	Low	No	X	
	SW 42ND & ACADEMY DR/255 42ND ST SW, LOVELAND	100 - 500	UST. RCRA-SQG, No reported violations, FINDS.	Low	No	X	
	SW 42ND & ACADEMY DR/255 42ND ST. SW, LOVELAND	Less than 100	UST. RCRA-SQG, No reported violations, FINDS.	Low	No	X	
	1400 REMINGTON ST., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	
	1730 ATWOOD, LONGMONT	500 - 1000	UST.	Low	No	X	
	2300 S. COLLEGE AVE., FT. COLLINS	500 - 1000	FINDS.	Low	No	X	

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<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	4919 S. COLLEGE AVE., FT. COLLINS	500-1000	FTTS. (Pesticide)	Low	No	X	
	1020 2ND ST., BERTHOUD	500 - 1000	AST. UST. LUST. Co TrUST.	Medium	No	X	
	105 W. TROUTMAN PKWY., FT. COLLINS	500 - 1000	UST. LUST. RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Medium	No	X	
	1141 N. LINCOLN, LOVELAND	500 - 1000	UST. LUST.	Medium	No	X	
	1203 N. LINCOLN, LOVELAND	500 - 1000	UST. LUST. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
	127 W. MULBERRY ST., FT. COLLINS	100 - 500	FINDS. RCRA-SQG, No reported violations. DryCleaners	Medium	No	X	
	1800 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. LUST. Co TrUST.. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
9723106008	2025 S. COLLEGE AVE., FT. COLLINS	500 - 1000	LUST. UST. FINDS.	Medium	No	X	
	205 E. FOOTHILLS PKWY., FT. COLLINS	1000 - 1500	LUST. UST. RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Medium	No	X	

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<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	210 E. OAK, FT. COLLINS	500 - 1000	DryCleaners, RCRA-SQG (Conditionally Exempt). reported violations, FINDS.	Medium	No	X	
	2101 S. GARFIELD AVE., LOVELAND	1000 - 1500	LUST. UST.	Medium	No	X	
	2201 S.COLLEGE AVE., FT. COLLINS	500 - 1000	LUST. UST.	Medium	No	X	
	2205 N. LINCOLN ST, LOVELAND	1000 - 1500	LUST. UST. Co Trust.	Medium	No	X	
	221 E MOUNTAIN AVE., FT. COLLINS	1000 - 1500	UST. LUST.	Medium	No	X	
	233 N LINCOLN AVE., LOVELAND	500 - 1000	UST. LUST. Co TrUST.	Medium	No	X	
	234 N LINCOLN LOVELAND, LOVELAND	500 - 1000	UST. LUST. Co Trust.	Medium	No	X	
	283 S. COLLEGE AVE., Fort Collins	500 - 1000	LUST.	Medium	No	X	
	2400 N. LINCOLN AVE., LOVELAND	1000 - 1500	LUST. UST. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
	2439 S. COLLEGE AVE., FT. COLLINS	500 - 1000	CO ERNS.	Medium	No	X	
	2535 S. COLLEGE, FT. COLLINS	500 - 1000	UST. LUST.	Medium	No	X	
	2549 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. LUST.	Medium	No	X	
	255 S. CLEVELAND, LOVELAND	500 - 1000	LUST.	Medium	No	X	
	2600 N. LINCOLN AVE., LOVELAND	1000 - 1500	UST. LUST.	Medium	No	X	
	2600 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. Co TrUST.. FINDS.	Medium	No	X	

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<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
	2849 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. LUST. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
	301 N. LINCOLN, LOVELAND	500 - 1000	Drycleaners, LUST. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
	3111 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. LUST. AST. RCRA-SQG, reported violations. FINDS.	Medium	No	X	
	3141 S. COLLEGE AVE., FT. COLLINS	500 - 1000	LUST.	Medium	No	X	
9712206008	320 N. COLLEGE AVE. FT. COLLINS	100 - 500	AST. UST. LUST. Co Trust.	Medium	Yes	X	
	320 N. LINCOLN AVE., LOVELAND	500 - 1000	UST. LUST.	Medium	No	X	
	335 E. 6TH AVE., LOVELAND	500 - 1000	LUST. UST. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
	338 E. 4TH, LOVELAND	500 - 1000	CO ERNS.	Medium	No	X	
	3408 GARFIELD AVE., LOVELAND	500 - 1000	AST. UST. LUST.	Medium	No	X	
	349 N. JEFFERSON, LOVELAND	1000 - 1500	CO ERNS.	Medium	No	X	
	3492 WARREN FARM DRIVE, FT. COLLINS	500 - 1000	ERNS.	Medium	No	X	
	350 KIMBARK ST, LONGMONT	1000 - 1500	LUST. UST.	Medium	No	X	
	3531 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. LUST. Co TrUST.. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	

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	3RD. AVE./EMERY ST, LONGMONT	500 - 1000	LUST.	Medium	No	X	
	401 W. MOUNTAIN AVE., FT. COLLINS	500 - 1000	UST. LUST.	Medium	No	X	
	410 E. 5TH, LOVELAND	1000 - 1500	LUST. UST. FINDS.	Medium	No	X	
	412 S. MELDRUM, FT. COLLINS	500 - 1000	LUST.	Medium	No	X	
	4524 S. COLLEGE AVE., FT. COLLINS	1000 - 1500	FINDS. AST. UST. LUST.	Medium	No	X	
	4620 S. COLLEGE AVE., FT. COLLINS	500 - 1000	UST. LUST.	Medium	No	X	
	502 E EISENHOWER BLVD, LOVELAND	1000 - 1500	LUST. UST.	Medium	No	X	
	502 N. LINCOLN AVE. AKA 502 N MAIN, LOVELAND	500 - 1000	UST. LUST. Co TrUST.	Medium	No	X	
	505 5TH ST., BERTHOUD	500 - 1000	LUST. UST.	Medium	No	X	
	560 BUNYAN AVE., BERTHOUD	1000 - 1500	FINDS. LUST.	Medium	No	X	
	602 S. COLLEGE AVE., FT. COLLINS	500 - 1000	LUST.	Medium	No	X	
	701 N. LINCOLN AVE., LOVELAND	500 - 1000	LUST.	Medium	No	X	
	COLO.STATE UNIVERSITY (ON CAMPUS), FT. COLLINS	500 - 1000	ERNS.	Medium	No	X	
9524243002	103 S. RAILROAD, LOVELAND	Less than 100	LUST. UST.	Medium	Yes	X	
120534427002	104 9TH AVE., LONGMONT	Less than 100	RCRA-SQG, reported violations, FINDS.	Medium	Yes	X	
9513321901	105 W. 5TH ST., LOVELAND	Less than 100	AST. LUST. UST.	Medium	Yes	X	
9714118901	115 W. LAUREL, FT. COLLINS	100 - 500	LUST.	Medium	Yes	X	
9711424015	124 W. MAGNOLIA AVE., FT. COLLINS	100 - 500	LUST. UST.	Medium	Yes	X	
9501305009	125 E. 29TH, LOVELAND	100 - 500	LUST. UST.	Medium	Yes	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
9513306909	127 E. 8TH ST., LOVELAND	Less than 100	LUST. UST. Co Trust. RCRA-SQG, No reported violations. FINDS.	Medium	Yes	X	
9414449005	128 MOUNTAIN AVE., BERTHOUD/ESTES PARK	100 - 500	UST. LUST.	Medium	Yes	X	
131503411008	130 3RD AVE., LONGMONT	Less than 100	LUST. UST. FINDS. Co Trust.	Medium	Yes	X	
9512326001	1421 N. CLEVELAND AVE., LOVELAND	100 - 500	LUST. UST.	Medium	Yes	X	
9723107001	1601 S. COLLEGE AVE., FT. COLLINS	100 - 500	LUST. UST. Co Trust. FINDS.	Medium	Yes	X	
	162 2ND ST SW, LOVELAND	100 - 500	RCRA-SQG, reported violations, FINDS.	Medium	Yes	X	
9723107003	1653/1797 S. COLLEGE AVE., FT. COLLINS	Less than 100	Drycleaners, RCRA-SQG, FINDS.	Medium	Yes	X	
9711470001	185 N. COLLEGE AVE., FT. COLLINS	100 - 500	LUST. UST.	Medium	Yes	X	
9712211001	200 N. COLLEGE, FT. COLLINS	100 - 500	LUST. UST.	Medium	Yes	X	
9726428001	200 W. HORSETOOTH RD., FT. COLLINS	100 - 500	LUST. UST. Co Trust.	Medium	Yes	X	
9711463901	201 LAPORTE, FT. COLLINS	100 - 500	LUST.	Medium	Yes	X	
9711126022	201 MAPLE, FT. COLLINS	Less than 100	LUST. UST.	Medium	Yes	X	
96105217001	202 8TH AVE. & 107 W. 7TH ST., LOVELAND	Less than 100	LUST. UST. ERNS. AST.	Medium	Yes	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
131503415008	205 3RD AVE., LONGMONT	Less than 100	RCRA-SQG (Conditionally Exempt) with reported violations. FINDS.	Medium	Yes	X	
9711126022	208 MAPLE ST., FT. COLLINS	Less than 100	LUST.	Medium	Yes	X	
9414117003	210 BUNYAN AVE., BERTHOUD	Less than 100	RCRA-SQG (Conditionally Exempt) with reported violations. FINDS.	Medium	Yes	X	
9511112004	2125 LAKE DR., LOVELAND	Less than 100	ERNS. CO ERNS. RCRA-SQG - No reported violations. FINDS. UST.	Medium	Yes	X	
9726114001	215 W. DRAKE RD., FT. COLLINS	100 - 500	UST. LUST. Co Trust.	Medium	Yes	X	
9513346003	216 E. 3RD. ST, LOVELAND	100 - 500	LUST. UST.	Medium	Yes	X	
9712211004	216 N. COLLEGE AVE., FT. COLLINS	100 - 500	LUST. UST.	Medium	Yes	X	
9414117002	220 BUNYAN AVE. , BERTHOUD	Less than 100	RCRA-SQG, with reported violations, FINDS.	Medium	Yes	X	
	221 W. PROSPECT RD., FT. COLLINS	Less than 100	LUST. UST. Co Trust. AST. RCRA-SQG, No reported violations. FINDS.	Medium	Yes	X	
9711126929, 9711126934, 9711126022	225 MAPLE/214-220 N HOWES ST., FT. COLLINS	Less than 100	LUST.	Medium	Yes	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
9526100001, 9526105003	240 BARBERRY PI./228 SW 14TH /3355 S. CR 13, LOVELAND	Less than 100	CO ERNS.	Medium	Yes	X	
9726100023, 9726114001	2601 S. COLLEGE AVE., FT. COLLINS	Less than 100	UST. LUST. RCRA-SQG, with reported violations, FINDS.	Medium	Yes	X	
9726132001	2701 S. College AVE., FT. COLLINS	Less than 100	RCRA-SQG, reported violations, FINDS. Automotive Service.	Medium	Yes	X	
9502437001	2985 N GARFIELD, LOVELAND	100 - 500	AST. UST. LUST.	Medium	Yes	X	
9711127901	300 LAPORTE AVE., FT. COLLINS	100 - 500	LUST. UST.	Medium	Yes	X	
9726145001, 9726148001, 9726138001	3003 S. COLLEGE AVE./138 W. SWALLOW RD./2920 McCLELLAND DR., FT. COLLINS	Less than 100	UST. LUST. RCRA-SQG, No reported violations. FINDS. Automotive Sales and Service.	Medium	Yes	X	
9711424007	301 S. COLLEGE, FT. COLLINS	100 - 500	LUST. UST.	Medium	Yes	X	
9513336921	307 CLEVELAND, LOVELAND	100 - 500	CO ERNS.	Medium	Yes	X	
9726414003	3401 S. COLLEGE AVE., FT. COLLINS	Less than 100	UST. LUST. RCRA-SQG, reported violations, FINDS.	Medium	Yes	X	
9726414015	3516 S. MASON, FT. COLLINS	100 - 500	ERNS.	Medium	Yes	X	
9502432002	380 W. 37TH ST., LOVELAND	Less than 100	RCRA-SQG, reported violations. FINDS.	Medium	Yes	X	
9513334007	400 GARFIELD AVE., LOVELAND	100 - 500	UST. LUST.	Medium	Yes	X	
9712200058	410 N. COLLEGE AVE., FT. COLLINS	100 - 500	AST. UST. LUST.	Medium	Yes	X	
9711115006	425 N. COLLEGE AVE., FT. COLLINS	100 - 500	UST. LUST.	Medium	Yes	X	
9513373001	428 CLEVELAND AVE., LOVELAND	100 - 500	RCRA-SQG, No reported violations. FINDS.	Medium	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T1 Commuter Rail - Fort Collins to Longmont (Cont.)</b>							
9711114905	429 N. COLLEGE AVE., FT. COLLINS	Less than 100	LUST.	Medium	Yes	X	
9711426031	429 S. MASON ST., FT. COLLINS	Less than 100	LUST. UST. FINDS.	Medium	Yes	X	
120535207008	45 E. 15TH AVE., LONGMONT	100 - 500	CO ERNS.	Medium	Yes	X	
9423114001	4TH ST./WELSH AVE., BERTHOUD	100 - 500	CO ERNS.	Medium	Yes	X	
9714114020	628 S. MASON, FT. COLLINS	Less than 100	CO ERNS.	Medium	Yes	X	
9524219901, 9524200916	710 S. RAILROAD, LOVELAND	Less than 100	LUST. UST.	Medium	Yes	X	
9713220001	830 S. COLLEGE AVE., FT. COLLINS	100 - 500	FINDS. UST. LUST. Co Trust.	Medium	Yes	X	
9513356001, 9514468007, 9523107011	INTERSECTION OF 1ST ST. & GARFIELD, LOVELAND	100 - 500	ERNS.	Medium	Yes	X	
	105 WILLow, FT. COLLINS	100 - 500	COAL Gas.	Medium	??	X	
	2629 REDWING ROAD, SUITE 200, FT. COLLINS	0-100	MLTS. Possess or use radioactive materials.	Medium	??	X	
	285 E. 29TH ST, LOVELAND	1000-1500	ERNS.	Medium	No	X	
9414444036	598 3RD. ST., MEAD	Less than 100	HMIRS. (Spill)	Medium	Yes	X	
	COLORADO BRICK CO	Less than 100	Mines (Non-coal mining).	Medium	No	X	
	COULSON EXCAVATING CO	500 - 1000	MINES (Non-coal mining).	Medium	No	X	
	JAKE KAUFFMAN & SON INC	500 - 1000	MINES.	Medium	No	X	
	LOVELAND READY-MIX CONCRE	500 - 1000	MINES.	Medium	No	X	
	2267 S. COLLEGE AVE., FT. COLLINS	500 - 1000	RCRA-SQG (Conditionally Exempt), No reported violations.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T2 Commuter Rail - Longmont to N Metro</b>							
146715000037	3747 WCR 8, ERIE	Less than 100	Multiple structures. US Brownfield Site.	High	Yes	X	
	10 S. MAIN ST UNIT E & UNIT F, LONGMONT	100 - 500	RCRA-SQG, Violations reported, FINDS. AST. CO ERNS.	Low	No	X	
131502300004	100 S. MARTIN ST., LONGMONT	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	104 S. MAIN, LONGMONT	500 - 1000	CO ERNS.	Medium	No	X	
	10760 COUNTY ROAD 7, LONGMONT	0-100	FINDS.	Low	No	X	
	111 S. PRATT PKWY, LONGMONT	1000 - 1500	UST.	Low	No	X	
	116 S. MAIN ST., LONGMONT	1000 - 1500	UST. LUST. Co Trust. RCRA-SQG (Conditionally Exempt). Violations reported, FINDS.	Medium	No	X	
	116-1/2 S. MAIN ST. #1, LONGMONT	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	118 MARTIN ST., LONGMONT		FINDS.	Low	No	X	
	11806 SUGARMILL RD., LONGMONT	100-500	FINDS.	Low	No	X	
	1-25 & STATE HWY 119, LONGMONT	Less than 100	FINDS.	Low	No	X	
	125 TERRY ST., LONGMONT	500 - 1000	UST.	Low	No	X	
	130 S. MAIN ST., LONGMONT	1000 - 1500	AST. UST.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T2 Commuter Rail - Longmont to N Metro (Cont.)</b>							
	141 PRATT ST., LONGMONT	500-1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	145 PRATT ST., LONGMONT	500-1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	150 COFFMAN, LONGMONT	Less than 100	UST.	Low	No	X	
	1801 IRON HORSE DR., LONGMONT	100-500	FINDS.	Low	No	X	
	200 ALPINE ST., LONGMONT	500-1000	UST.	Low	No	X	
	200 LASHLEY ST., LONGMONT	500-1000	UST.	Low	No	X	
	210 COLLYER ST., LONGMONT	100 - 500	FINDS.	Low	No	X	
131503415012	210 COLLYER ST., LONGMONT	100 - 500	FINDS.	Low	No	X	
	225 KIMBARK ST., LONGMONT	1000 - 1500	FINDS.	Low	No	X	
	226 KIMBARK ST., LONGMONT	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	230 S MAIN ST., LONGMONT	1000 - 1500	RCRA-SQG, No reported violations.	Low	No	X	
	24 BOSTON CT., LONGMONT	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	2702 STATE HIGHWAY 119, LONGMONT	Less than 100	FINDS.	Low	No	X	
	2950 COLORFUL AVE., LONGMONT	500 - 1000	RCRA-SQG, No reported violations. - FINDS.	Low	No	X	
	2ND AVE. / PRATT ST., LONGMONT	500 - 1000	CO ERNS.	Medium	No	X	
	3 BOSTON CT, LONGMONT	1000 - 1500	UST.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T2 Commuter Rail - Longmont to N Metro (Cont.)</b>							
	300 2ND AVE., LONGMONT	100 - 500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	301 MARTIN ST., LONGMONT	500 - 1000	UST. LUST. FINDS.	Medium	No	X	
	326 TERRY ST., LONGMONT	1000 - 1500	FINDS.	Low	No	X	
131503425011	333 1ST AVE., LONGMONT	100 - 500	UST.	Low	No	X	
	395 E. ROGERS RD., LONGMONT	100-500	AST.	Low	No	X	
	3RD AVE./MARTIN ST., LONGMONT	500 - 1000	CO ERNS.	Low	No	X	
	455 WEAVER PARK RD., LONGMONT	500-1000	RCRA - SQG, No reported violations. FINDS.	Low	No	X	
	50 E. ROGERS RD., LONGMONT	500-1000	UST. LUST.	Medium	No	X	
	500 WEAVER PARK RD., LONGMONT	500-1000	RCRA - SQG, No reported violations. FINDS.	Low	No	X	
	501 E. 1ST ST., LONGMONT	100-500	RCRA - SQG, No reported violations. FINDS.	Low	No	X	
	510 2ND AVE., LONGMONT	500 - 1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	525 E. THIRD. AVE., LONGMONT	1000 - 1500	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T2 Commuter Rail - Longmont to N Metro (Cont.)</b>							
131503420001, 131503420002	150 MAIN ST., LONGMONT	100 - 500	ERNS. CO ERNS. RCRA-SQG - No reported violations. FINDS. UST.	Medium	Yes	X	
131503420002, 131503324005, 131503325001, 131503425015	1ST/MAIN, LONGMONT	Less than 100	CO ERNS.	Medium	Yes	X	
131503424001, 131503424002, 131503425014	1ST AVE./MARTIN ST., LONGMONT	Less than 100	CO ERNS.	Medium	Yes	X	
131503419008	201 MAIN ST., LONGMONT	100-500	LUST.	Medium	Yes	X	
131503415008	205 3RD AVE., LONGMONT	Less than 100.	RCRA-SQG (Conditionally Exempt). Violations reported, FINDS.	Medium	Yes	X	
131503431001	210 BAKER ST., LONGMONT	100 - 500	UST. LUST.	Medium	Yes	X	
131503425015	22 MAIN ST., LONGMONT	100 - 500	LUST.	Medium	Yes	X	
131503425016	4 S. MAIN ST., LONGMONT	Less than 100	LUST. UST.	Medium	Yes	X	
	10477 WELD COUNTY ROAD 7, LONGMONT	0-100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	11559 SUGAR MILL RD., LONGMONT	Less than 100.	RCRA-SQG, No reported violations. FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T2 Commuter Rail - Longmont to N Metro (Cont.)</b>							
	550 WEAVER PARK RD., LONGMONT	500-1000	RCRA - SQG, No reported violations. FINDS.	Low	No	X	
	6 MI W ON HWY 7, BRIGHTON	100-500	UST.	Low	No	X	
	605 WEAVER PARK RD., LONGMONT	500-1000	LUST. UST.	Medium	No	X	
	63 S. PRATT PKWY UNIT A, LONGMONT	500-1000	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	711 1ST AVE., LONGMONT	Less than 100	RCRA-SQG (Conditionally Exempt). No reported violations. FINDS.	Low	No	X	
	72 E 2ND, LONGMONT	100-500	AST. FINDS.	Low	No	X	
	780 BOSTON, LONGMONT	500 - 1000	LUST. UST.	Medium	No	X	
	858 3RD AVE., LONGMONT	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	940 BOSTON AVE., LONGMONT	1000 - 1500	RCRA-LQG, FINDS.	Medium	No	X	
	950 BOSTON AVE.,LONGMONT	1000 - 1500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	MARTIN & 2ND, LONGMONT	100-500	FINDS.	Low	No	X	
131511000038	11630 SUGARMILL RD./11939 SUGARMILL RD., LONGMONT	Less than 100.	VCP.	High	Yes	X	
131512000031	11939 SUGARMILL RD., LONGMONT	Less than 100	VCP.	High	Yes	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Transit Component: A-T2 Commuter Rail - Longmont to N Metro (Cont.)</b>							
	149 KIMBARK, LONGMONT	100-500	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
	1650 SKYWAY DR. 2, LONGMONT	500-1000	SSTS (Pesticide Producing)	Low	No	X	
	1680-A SKYWAY DR. LONGMONT	500-1000	SSTS (Pesticide Producing)	Low	No	X	
	230 GOLDENROD CT., LONGMONT	500-1000	LUST. RCRA-SQG, No reported violations. FINDS.	Medium	No	X	
	3029 STATE HIGHWAY 119, LONGMONT	500 - 1000	FINDS.	Low	No	X	
	303 LASHLEY, LONGMONT	1000-1500	RCRA-SQG, No reported violations. FINDS.			X	
	3715 CR 12, ERIE	500-1000	UST.	Low	No	X	
146734202032	844 WELD CNTY RD. 7, ERIE	0-100	RCRA - SQG FINDS. CERCLIS -NFRAP.	High	Yes	X	
131306000050	HIGHWAY 119, LONGMONT	100-500	RCRA - SQG, FINDS. CORRACTS.	High	Yes	X	
131501000006, 131512000001, 131307000055, 131306000050	INTERSECTION WELD COUNTY RD. #1 & COLO HWY 119, LONGMONT	Less than 100	ERNS.	Medium	Yes	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Commuter Bus Stations</b>							
<b>Site A - 509 N 9th AVE., Greeley, NW corner of US85 &amp; D St</b>							
096105202005	306 N. 8TH AVE., GREELEY	500 - 1000	UST.	Low	No	X	
080332305028	414 N.11TH AVE., GREELEY	100 - 500	UST. LUST.	Medium	Yes	X	
080332304015	500 N. 9TH AVE., GREELEY	Less than 100	UST.	Low	No	X	
080332304017	509 N. 9TH AVE., GREELEY	Less than 100	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
080331401005	615 N. 11TH AVE., GREELEY	1000 -1500	RCRA-SQG, Violations reported. FINDS.	Medium	No	X	
096105205009	937 A ST., GREELEY	500 - 1000	UST.	Low	No	X	
<b>Site E - 1313 Denver AVE., Ft. Lupton E of US88, S of WCR 14.5 (14th St)</b>							
130932303018	1042 N. DENVER AVE., FT. LUPTON	1000 -1500	LUST.	Medium	No	X	
130931408009	1051 DENVER AVE., FT. LUPTON	1000 -1500	LUST. UST.	Medium	No	X	
130931415010	1235 FACTORY CIR. SUITE C, FT. LUPTON	500 - 1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	
130931415009	1245 FACTORY CIR., FT. LUPTON	500 -1000	RCRA-SQG, No reported violations. FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Commuter Bus Stations (Cont.)</b>							
<b>Site E - 1313 Denver AVE., Ft. Lupton E of US88, S of WCR 14.5 (14th St) (Cont.)</b>							
130931400030	1313 N. DENVER, FT. LUPTON	Less than 100	RCRA-SQG, No reported violations. UST. FINDS.	Low	No	X	
130931415019	1352 FACTORY DR., FT. LUPTON	100 - 500	LUST.	Medium	Yes	X	
130931400015	1391 DENVER AVE., FT. LUPTON	Less than 100	UST. RCRA-SQG, No reported violations. FINDS.	Low	No	X	
130932302001	14TH ST. E OF HWY 85, FT. LUPTON	100 - 500	AST.	Low	No	X	
130932000021	1552 DENVER AVE., FT. LUPTON	1000 -1500	AST.	Low	No	X	
130931400020	350 WELD CR 14 1/2, FT. LUPTON	500 - 1000	UST.	Low	No	X	
130931100056	641 14TH ST., FT. LUPTON	100 - 500	UST.	Low	No	X	
130932302015	800 12TH ST., FT. LUPTON	500 - 1000	UST. RCRA-SQG, No reported violations. FINDS.	Low	No	X	

Parcel No.	Site Address	Distance Screening	Identified Concerns	Potential Environmental Concern Ranking	Selected for Detailed Review	Alternative	
						Package A	Package B
<b>Commuter Bus Stations (Cont.)</b>							
<b>Site E - 300 JUST.in AVE., Platteville, NW corner of US85 &amp; SH66 (JUST.in AVE.)</b>							
121119306009	300 JUST.IN RD., PLATTEVILLE	Less than 100	LUST. UST.	Medium	Yes	X	
121119302001	1004 MAIN ST., PLATTEVILLE	500 - 1000	UST.	Low	No	X	
<b>Site F - 1004 42nd St, Evans, SE corner of US85 &amp; 42nd St</b>							
096129300056	823 43RD ST., PLATTEVILLE	Less than 100	LUST. UST.	Medium	Yes	X	
096130408001	1100 42ND ST., PLATTEVILLE	100 - 500	UST.	Low	No	X	
096130405006	1300 42ND ST., PLATTEVILLE	1000 -1500	RCRA-SQG, No reported violations. LUST. FINDS.	Medium	No	X	
096129208006	3815 W. SERVICE RD., PLATTEVILLE	1000 -1500	RCRA-SQG, No reported violations. CERCLIS - NFRAP. FINDS.	High	No	X	

**APPENDIX C**

**SUMMARY OF SITES WITH POTENTIAL AND  
RECOGNIZED ENVIRONMENTAL CONDITIONS**

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Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
8834000007	Potential	Sod farm. Potential pesticide and herbicide use and storage. Unknown hazardous material storage, handling and disposal practices.	GREENLAWN SOD CO	2524/2525 NE FRONTAGE RD	X		
8709121001	Recognized	Operating farm supply store and active LUST site. Active USTs/ASTs on site. Three 12,000-gallon USTs containing gasoline, one 560-gallon UST containing waste oil. Six ASTs: two 12,500-gallon and one 10,000-gallon containing gasoline, and three (17,000-gallon, 5,800-gallon, and 8,800-gallon) containing diesel fuel. Four 2,000-gallon USTs permanently closed in June 1995. Three contained gasoline and one contained diesel. Four ASTs permanently closed prior to January 1977. One contained gasoline and three contained diesel.  Multiple releases from the USTs and product delivery piping have occurred, leading to contamination of both soils and groundwater. Known benzene-contaminated groundwater exists on site, and residual petroleum contamination exists within soils at the site.	POUDRE VALLEY COOP	225 NW FRONTAGE RD	X	X	X
8503008008	Potential	Motorcycle sales and service. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	TRI CITY CYCLE	3675 CLYDESDALE PKWY	X		
8515000021	Recognized	Gas station. Three active 8,000-gallon gasoline USTs on site. Permanently closed USTs include three 6,000-gallon for gasoline and one 10,000-gallon for gasoline. Closed LUST site with two events reported. No Further Action letters issued on June 6, 1995 and June 17, 2005.	Diamond Shamrock	6150/6200 E HWY 34	X	X	X
8535000009	Potential	RCRA small-quantity generator with no violations reported. Unknown hazardous material storage, handling, and disposal practices.	COLORADO BOAT CENTER	3850 SE FRONTAGE RD	X		
8535209001	Potential	RV sales. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	RV AMERICA GREAT COLORADO MARKETPLACE	6701 SE FRONTAGE RD	X		
8603000011	Potential	Plant/tree nursery. Potential pesticide and herbicide use. Unknown hazardous material storage, handling, and disposal practices.	HARMONY GARDENS	4315/4325 E HARMONY RD	X		
8610207001	Potential	Boats, boat parts, ATV, snowmobile, RV sales. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	ISLAND LAKE MARINE	5857/5887 SW FRONTAGE RD	X		
8615405006	Potential	Gas station. Active USTs on site include two 12,000-gallon for gasoline and one 12,000-gallon for diesel.	Conoco	7486 WESTGATE DR	X		
8622143001	Potential	Gas station. Active USTs on site include four 12,000-gallon for gasoline and one 10,000-gallon for diesel.	Phillips 66	7600 WESTGATE DR	X		
8622300005	Potential	RCRA conditionally exempt small-quantity generator with no violations reported. Unknown hazardous material storage, handling, and disposal practices.	GARDNER SIGNS / AT HOME PROFESSIONS	8101 SW FRONTAGE RD	X		
8627316001	Potential	Former RCRA large-quantity generator. Unknown site conditions.	COLLINS COLLISION PRODUCTS INC	5726/5710 BYRD DR	X		
8627324006	Potential	Automobile dealership and service center. Potential waste oil tanks. Unknown hazardous material storage, handling, and disposal practices.	DUCATI AND BMW MOTORCYCLE DEALERSHIP	6002 BYRD DR	X		
8627335001	Potential	Window manufacturing facility. Unknown hazardous material storage, handling, and disposal practices.	Champion Windows	5850 BYRD DR	X		
8710000009	Potential	Heavy equipment rental company. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	SUNSTATE EQUIPMENT	4228 E MULBERRY ST	X		
8716107014	Potential	Propane gas distributor with one 30,000-gallon AST, one 18,000-gallon AST, and one 1,250-gallon AST for liquefied propane gas on the property.	AMERIGAS PROPANE	1036 SMITHFIELD DR	X		
8716125007	Potential	Sign and awning manufacturer. Unknown hazardous material storage, handling, and disposal practices.	SHAW SIGN AND AWNING INC	901 SW Frontage Rd/900 SMITHFIELD DR	X		

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
8721000904	Potential	Large industrial biopower and bioenergy plant located west of I-25. Ethanol, hydrogen, and other hazardous material products are produced on site. Unknown hazardous material storage, handling, and disposal practices.	Frontline BioEnergy	1815 SW Frontage Rd	X		
9411000014	Potential	Agricultural property. Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	400 W COUNTY RD 10E	X		
9411000021	Potential	Home builder facility. Miscellaneous debris. Unknown hazardous material handling, storage, and disposal practices. One 500-gallon UST for gasoline permanently closed.	Summit Crest Homes	2221 Clayton Ln.	X		
9411000033	Potential	Light industrial facility. Unknown hazardous material handling, storage, and disposal practices.	MS Plastics Inc.	1924 N. CR 15C	X		
9414117001	Potential	Two 8,600-gallon ASTs for an unknown substance currently in use. Light industrial facility. One 55-gallon drums observed. Unknown hazardous material handling, storage, and disposal practices.	Flow System/Protreat Technology Corp.	290 Bunyan Ave.	X		
9414117002	Potential	RCRA small-quantity generator with administrative violations reported. Light industrial/commercial facility. Unknown hazardous material handling, storage, and disposal practices.	Alumatek	220 Bunyan Ave	X		
9414117003	Potential	RCRA small-quantity generator with administrative violations reported. Light industrial/commercial facility.	Berthoud Screw Machine Produc	210 Bunyan Ave.	X		
9414415042	Potential	Former Continental Oil Company site (1927). Unknown hazardous material storage, handling, and disposal practices.	Historic Site	906 3rd Street	X		
9414444036	Potential	Former Berthoud Electric Light Works (1906). Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	Unknown address	X		
9414451009	Potential	Light industrial facility. Unknown hazardous material handling, storage, and disposal practices.	Sonoco Industrial Products	270/290 Mountain Ave	X		
9414480908	Potential	Former Gary-Fenton and VS Gallen sites with gasoline/oil storage (1927). Unknown hazardous material handling, storage, and disposal practices.	Historic Site	Unknown address	X		
9423138001	Potential	Former Empson Packing Company (1927). Automotive repair shop; former Sinclair Gasoline Station. Unknown hazardous material handling, storage, and disposal practices.	Cote's Auto Repair	239 Welch Ave.	X		
9513306909	Potential	Former Colorado Highway Department yard with equipment repair (1937). Unknown hazardous material handling, storage, and disposal practices.	Historic Site	121 W. 8th Street	X		
9513307801	Potential	Former location of petroleum distribution facilities – Sinclair Refining Company (1927). Unknown petroleum storage, handling, and disposal practices.	Historic Site	101 W. 8th Street	X		
9513308801	Potential	Former location of oil tanks (1900) and Continental Oil Company (1906). Former location of the Loveland Cement Block Factory (1911). Former location of Texas Company (Texaco) (1918). Former location of the Forsythe Oil Co. (1927). Unknown petroleum and hazardous material storage, handling, and disposal practices.	Historic Site	100 W. 8th Street	X		
9513320801	Potential	Former Libby McNeill & Libby-Pickle Salting Station (1927). Miscellaneous debris. Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	Unknown address	X		
9513321901	Recognized	AST, LUST, UST. Former Loveland Milling and Elevator Company (1886) and Loveland Cement Block Factory . Vehicle storage and potential maintenance. Vehicle/maintenance bays.	Loveland Municipal/Streets & Solid Waste/Loveland City Shops	105 W 5th St.,	X		
9513348001	Potential	Former Loveland Farmers Milling and Elevator Company (1893). Former Big Thompson Milling and Elevator Company (1900, 1906, 1911). Unknown hazardous material storage, handling, and disposal practices.	Loveland Feed and Grain	130 W. 3rd St.	X		

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					ISA	PSI	H&S and MMP
9513348007	Potential	Former Loveland Light Heat & Power Company (1906). Former Crystal Ice & Storage Company artificial ice plant. Unknown hazardous material handling, storage, and disposal	Historic Site	101 W. 2nd Street	X		
9523400006	Potential	Automotive repair. Unknown hazardous material handling, storage, and disposal practices.	TDC Small Engine Repair /Loveland Reload & Storage	1040 S. Railroad Ave.	X		
9523405002	Potential	Self-storage facility. Although not reported, the potential for methamphetamine lab activity exists.	J & B Self-Storage	325 12th St. SW	X		
9524243001	Potential	Automotive repair. Unknown hazardous material handling, storage, and disposal practices.	ACE Transmission & Clutch	101 S. Railroad Ave.	X		
9524243002	Recognized	Closed LUST site. Former location of oil storage (1927). Automotive repair. Unknown hazardous material handling, storage, and disposal practices. Permanently closed USTs include one 2,000-gallon for diesel, two 560-gallon for kerosene, and one unknown sized for an unknown substance .No Further Action letter issued on August 30, 1995.	US Automotive/former Loveland Bulk Plant	103 S. Railroad	X		X
9535400044	Potential	RCRA small-quantity generator with no violations reported. Light industrial facility business park. Unknown hazardous material handling, storage, and disposal practices.	Campion Industrial Park	255 SW 42nd St	X		
9602400009	Potential	FTTS with no violations reported. Nursery/landscaping facility. Unknown hazardous material handling, storage, and disposal practices.	Mill Brothers Landscape and Nursery	5033 S. College Ave.	X		
9711124023	Potential	Former location of railroad switching yard that included a series of coal sheds.	Historic Site	300 N. Mason St.	X		
9711166902	Potential	Former location of petroleum distribution facilities - Standard Oil Company site (1906), Texaco (1917), and Continental Oil (1917). Unknown petroleum storage, handling, and disposal practices.	Historic Site	275 N. Mason Street	X		
9714411014	Potential	Old structure near rail line. Unknown site conditions. Site owned by CSU Research.	Historic Site	BNSF & Prospect (Northeast Corner)	X		
9723107003	Potential	RCRA small-quantity generator with no violations reported. Dry cleaners. Unknown solvent (e.g., perchloroethylene) storage, handling, and disposal practices.	New Method Cleaners	1653/1797 S. College Ave.	X		
9723109002	Potential	Self-storage facility. Although not reported, the potential for methamphetamine lab activity exists.	Spring Court Storage & Car Wash	201 W. Stuart St.	X		
9723400906	Potential	General ground disturbance on this large site.	State Board of Agriculture	300 W. Drake	X		
9726414003	Recognized	RCRA small-quantity generator with administrative violations reported. One 560-gallon UST for used oil is currently in use at this site. One 1,000-gallon UST for gasoline and one 500-gallon UST for used oil were permanently closed at this site. Closed LUST site. No Further Action letter issued on November 24, 1993.	Markley Motors	3401 S. College Ave.	X		X
9735119013	Potential	Dry cleaning operations with unknown solvent (e.g., perchloroethylene) storage, handling, and disposal practices.	Country Clean Self-Serve Laundry	3701 S. Mason St.	X		
9735426004	Potential	Automotive service. Unknown hazardous material handling, storage, and disposal practices.	Collin Repair	4257 S. Mason St.	X		
9735467001	Potential	Automotive sales and service. Unknown hazardous material handling, storage, and disposal practices.	Highline Motors	4321 S. Mason St.	X		
131503419008	Recognized	AST, UST, LUST	Unknown Site Name	2985 N GARFIELD, Loveland	X		
131503425016	Recognized	CO ERNS	Unknown Site Name	307 Cleveland, Loveland	X		

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
131503431001	Recognized	UST, LUST, RCRA-SQG, No reported violations, FINDS. Automotive Sales and Service.	Audi Car Dealership	3003 S. College Ave./138 W. Swallow Rd./2920 McClelland Dr.	X		
131512000031	Recognized	Bulk Oil Storage Facility. LUST	Haiston Oil Co./Fugate Oil Co Bulk Plant	225 Maple/214-220 N Howes St, Ft. Collins	X		
146734202032	Recognized	CO ERNS	Unknown Site Name	45 E. 15TH AVE., Longmont	X		
106103426002	Potential	Gas station. Two active 15,000-gallon USTs on site. One for gasoline and one for diesel.	Loaf N' Jug	67 Gateway Dr	X		
106122400018	Potential	Motorcycle and off-road vehicle race track. Unregistered ASTs visible on the property. Unknown hazardous material storage, handling, and disposal practices.	VMX Off Road - Race Track	20125 W I-25 Frontage Rd	X		
120523000003	Potential	Agricultural property with AST. Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	3808 Columbia Dr.	X		
120523000008	Potential	Agricultural property. Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	Unknown address	X		
120526001001	Potential	Power substation.	Unknown Site Name	Unknown address	X		
120534415003	Potential	Multiple light industrial/commercial facilities. Unknown hazardous material handling, storage, and disposal practices.	Longmont Business Park (Circle Graphics, Precision Works Manufacturing)	101 E. 10th Ave./120 9th Av	X		
120534427002	Potential	Automotive repair shop. Unknown hazardous material handling, storage, and disposal practices.	Aubrey's Automotive	104 9th Ave	X		
120534427002 96105205009	Recognized	Brownfields	ERIE GATEWAY SITE	3747 WELD COUNTY RD 8, Erie	X		
120535207008	Recognized	RCRA SQG - Violations reported. FINDS.	Mike McGinley	10755 TURNER BLVD	X		
120723001024	Potential	Manufacturing facility. Unknown hazardous material storage, handling, and disposal practices.	Rapid Prototyping	14444/14478 I-25 Frontage Rd	X		
121119302001	Recognized	UST. LUST.	WILBER JOHNSON ESTATE/Lobmeyer Enterprises	414 N 11TH AV GREELEY	X		
121119306009 96130408001	Recognized	Two 10,000-gallon USTs for gasoline currently in use. Closed LUST site. No Further Action letter issued on January 7, 1999.	SUPER AMERICA LLC/	300 JUSTIN AV	X		X
130931100056	Recognized	RCRA - SQG FINDS. CERCLIS -NFRAP	Unknown Site Name	844 WELD CNTY RD 7	X		
130931400015	Recognized	RCRA-SQG (Conditionally Exempt), Violations reported, FINDS. Automotive paint & repair shop. Vehicle maintenance bay. Unknown chemical and material	Rocky Mountain Paint & Body	205 3rd Ave., Longmont	X		
130931400020	Recognized	LUST, UST		4 S MAIN ST, Longmont	X		
130931400030	Recognized	CO ERNS	Unknown Site Name	1st Avenue/Martin St.	X		
130931415009	Recognized	CO ERNS	Unknown Site Name	1ST / MAIN, Longmont	X		
130931415010	Recognized	ERNS. CO ERNS. RCRA-SQG - no reported violations. FINDS.UST. Food processing plant. (Historic*)	Longmont Turkey Processors	150 Main St., Longmont	X		
130931415019	Recognized	LUST		201 MAIN ST, Longmont	X		
130932000021	Recognized	LUST. Vehicle Storage. (Historic*)	Ioerger Used Cars	22 Main St., Longmont	X		
130932302001	Recognized	UST, LUST		210 BAKER ST, Longmont	X		
130932302015	Recognized	RCRA - SQG, FINDS. CORRACTS.		HIGHWAY 119	X		
131306000050	Potential	Facility that transports dry, gaseous, and liquid bulk commodities to industrial customers. Unknown hazardous material handling, storage, and disposal practices.	McLane Western Inc. /Trimac Transportation Inc.	1990/2100 SH 119	X		
131309100078	Potential	Agricultural property. Unknown hazardous material handling, storage, and disposal practices. Debris along railroad right-of-way.	Unknown Site Name	10759 7 CR WELD	X		

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
131310100015	Potential	Truck sales and service. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	Transwest Trucks (Former)	10725 I-25 Access Rd West	X		
131310100019	Potential	RV sales. Potential equipment maintenance with discarded batteries visible. Unknown hazardous material storage, handling, and disposal practices.	Del Camino RV 5th Wheel	10571 W. I-25 Frontage Rd	X		
131310100020	Potential	Junkyard. Unknown hazardous material storage, handling, and disposal practices.	Unknown Site Name	10569 W. I-25 Frontage Rd.	X		
131310100029	Potential	Tractor and agricultural equipment sales and service. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	Longmont Farm Supply (New Holland)	10683 W I-25 Frontage Rd	X		
131310100033	Recognized	Four 12,000-gallon USTs for gasoline and four 10,000-gallon USTs for diesel are currently in use at this site. This facility is an active LUST site. Multiple events have occurred at this site. Known petroleum soil and groundwater contamination.	Shell Station-Former Texaco	10963 I-25 Frontage Rd.	X		
131311000057	Potential	Boat, RV storage, RV sales and service. Unknown hazardous materials storage, handling, and disposal practices.	Kyd Trailer Sales & Century RV	10500 E I-25 Frontage Rd	X		
131311000072	Potential	RCRA small-quantity generator with no violations reported. Permanently closed USTs include two 6,000-gallon for an unknown substance, one 4,000-gallon for an unknown substance, one 2,000-gallon for an unknown substance, one 10,000-gallon for gasoline, one 4,000-gallon for gasoline, one 4,000-gallon for diesel, and one 3,000-gallon for used oil.	Colorado Dept. of Military Affairs/Army National Guard/Paint	4045 W. CR 22	X		
131322401001	Potential	Commercial/light industrial manufacturing facilities in strip mall. Unknown hazardous material storage, handling, and disposal practices.	Multi-Bus Units Frederick Porta Shell, AVS Mech., Morgan Tech, Spa Cover, Bean Bag	8101 W. Frontage Road	X		
131322408001	Potential	Auto body shop. Unknown hazardous material storage, handling, and disposal practices.	L & H Auto Body	8123 W. I-25 Frontage Rd	X		
131322409001	Potential	Vehicle storage facility. Unknown hazardous material storage, handling, and disposal practices.	Unknown Site Name	I-25/HWY 52 - SW Corner	X		
131322412002	Potential	Federal Insecticide, Fungicide, and Rodenticide Act (FIFRA)/Toxic Substances Control Act (TSCA) Tracking System (FTTS) with no violations reported.	Treatment Technologies	8393 W. I-25 Frontage Rd	X		
131501000006, 131512000001, 131307000055, 131306000050	Recognized	CO ERNS	Unknown Site Name	628 S. MASON, Fort Collins	X		
131502300001	Potential	Junkyard. Miscellaneous debris. Unknown hazardous material handling, storage, and disposal practices.	East-Side Auto Wrec Store Some More, Rodgers Auto	11386 Rogers Av	X		
131502300002	Potential	Miscellaneous debris, including metal and 55-gallon drums, in railroad right-of-way. Potential soils staining. Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	Unknown address	X		
131502300004	Potential	RCRA small-quantity generator with no violations. Metal fabrication facility. Metal debris on site. Unknown hazardous material handling, storage, and disposal practices.	Western Foundries	100 S Martin	X		
131502300004	Recognized	CO ERNS, CDL	Unknown Site Name	243 E. 120 TH AVE.	X		
131502300006	Potential	Junkyard. Unknown hazardous material handling, storage, and disposal practices.	Mike Auto/Towing, Twin Peak Performance	395 E Rodgers Rd	X		
131502300007	Potential	Recycling center. Unknown hazardous material handling, storage, and disposal practices.	City of Longmont Eco-cycle Center	140 Martin St	X		

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
131502400005 131511000052 131501300004 131512000033 131502400001	Recognized	VCUP site. Series of vacant buildings and commercial seed processing facilities. Unknown material handling, storage, and disposal practices. Former Great Western Sugar Company Longmont Beet Sugar Factory (1906). Former railyard for Great Western Sugar Company Longmont Beet Sugar Factory (1911).	Great Western Sugar Mill JJ Metals Hilleshog Commercial Seed Processing/Western Sugar Cooperative/Syngenta Seeds Clean Energy LLC	11504 Rogers 11630 Sugarmil Rd 1021 Sugarmill Rd 11801 Sugarmill Rd	X	X	X
131503323005	Potential	Power substation.	Unknown Site Name	Unknown address	X		
131503324005	Potential	Former Longmont Municipal Light & Power Plant (1930-1959). Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	Unknown address	X		
131503414001	Potential	Towing company and vehicle storage facility. Unknown hazardous material handling, storage, and disposal practices.	Hamilton Towing	131 3rd Ave.	X		
131503414002	Potential	Public storage facility. U-Haul vehicle storage. Former Libby McNeill & Libby Pickle Station (1930). Unknown hazardous material handling, storage, and disposal practices.	Brekke Storage/ U-Haul	105 3rd Ave	X		
131503415008	Recognized	LUST, UST		300 LAPORTE AVE, Fort Collins	X		
131503415012	Recognized	VCP		COLLEGE / WILLOW, Fort Collins	X		
131503420001, 131503420002	Recognized	CO ERNS	Collins Cashway Lumber	240 Barberry Pl./228 SW 14th /3355 S. CR 13	X		
131503420002, 131503324005, 131503325001, 131503425015	Recognized	UST,LUST, RCRA-SQG, reported violations, FINDS.Automotive Sales and Service.	Spradley Barr Autoplex	2601 S. College Ave.	X		
131503423001	Potential	Storage of train/truck trailer containers. Unknown contents.	Unknown Site Name	Unknown address	X		
131503424001, 131503424002, 131503425014	Recognized	RCRA-SQG,reported violations, FINDS. Automotive Service.	Aamco Transmissions	2701 S. College Ave.	X		
131503425011	Recognized	UST, LUST		128 MOUNTAIN AVE	X		
131503425015	Recognized	LUST, UST		301 S COLLEGE, Fort Collins	X		
131503436001	Recognized	Closed LUST site. No Further Action letter issued on February 13, 1996.	former Home Lumber, Wickes Lumber	220 Collyer St	X		
131511000038	Recognized	LUST, UST, CO Trust, AST, RCRA-SQG, No reported violations, FINDS		221 W PROSPECT RD FORT COLLINS	X		
146702001001	Potential	Automobile dealership and service center. Potential waste oil tanks. Unknown hazardous material storage, handling, and disposal practices.	Formby Ford	800 Bryan Ct.	X		
146703111003	Potential	Construction equipment sales and service center. Potential waste oil tanks. Unknown hazardous material storage, handling, and disposal practices.	Colorado Machinery	3763 Monarch St	X		
146709100015	Potential	Agricultural property. Unknown hazardous material handling, storage, and disposal practices. Debris along railroad right-of-way.	Unknown Site Name	4523 WCR 7	X		
146715000037	Recognized	ERNS	Unknown Site Name	168 EMERY ROAD, Northglenn	X		
146724000078	Potential	Construction company with heavy equipment. Unknown hazardous material handling, storage, and disposal practices.	High Ball Erectors	5023 WCR 6	X		
146725200056	Potential	Feed lot. Unknown hazardous material handling, storage, and disposal practices.	Unknown Site Name	5024 WCR 6	X		
146736000017	Potential	Agricultural property. Potential landfilling Unknown contents. Potential uncontrolled dumping.	Unknown Site Name	Unknown address	X		
171903004006	Potential	RCRA conditionally exempt small-quantity generator with no violations reported.	Kwal Paint	11450 CHEROKEE ST	X		

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					ISA	PSI	H&S and MMP
171934100005	Potential	Automotive service center. Unknown hazardous material storage, handling, and disposal practices.	Adaptive Automotive	333 E 76TH AVE	X		
171934407017	Potential	Automotive dealership and service center. Unknown hazardous material storage, handling, and disposal practices. One 1,000-gallon UST for used oil permanently closed at this site. No spills or leaks reported.	John Elway Chevrolet	7320 BROADWAY	X		
80332305028	Recognized	FINDS, UST, LUST, CO Trust		830 SOUTH COLLEGE AVENUE, Fort Collins	X		
8510000003 9726132001	Recognized	RCRA small-quantity generator site with reported violations. Solid waste discovered in the southwest corner of site parking lot. General debris items included waste lumber, household appliances, tires, construction debris, waste oil containers, fluorescent light fixtures, brake fluid, paint cans, etc. Soil staining identified near former waste oil storage area and near two 250-gallon ASTs that contained diesel fuel and gasoline. Petroleum-contaminated soils identified near both the AST and former waste oil areas. Groundwater contamination not detected. Remediation activities: removal of solid waste that had accumulated upon the surface of the site, relocation of the ASTs, and excavation and off site disposal of stained soils. Clean up completed and CDH issued a No Further Action letter in November 1997.	CLOVERLEAF KENNEL CLUB	2527 W FRONTAGE RD	X		X
8535211001 9502437001	Recognized	Operating truck stop and closed LUST site. Four active USTs on site include two containing a diesel/gasoline mixture (20,000-gallon and 15,000-gallon) and two containing diesel (20,000-gallon). Five active ASTs containing gasoline and diesel and one liquefied propane gas. Multiple releases have occurred and contamination of both soils and groundwater is present. In October 2004, ten ASTs containing gasoline, diesel, and kerosene were permanently closed and removed. Groundwater monitoring is ongoing. Known petroleum impacted soil and groundwater on site.	JOHNSONS CORNER INC	2842 SE FRONTAGE RD	X	X	X
8603000004 9726414015	Recognized	ERNS site. A buried dump truck was being used for used oil disposal. No remediation activities were reported.	CONNELL RESOURCES	4305 E HARMONY RD	X	X	X
8603000010 9502432002	Recognized	Gas station and closed LUST site with multiple releases to soils and groundwater. Active USTs on site include two 12,000-gallon, one for unleaded gasoline and one for a diesel/gasoline mix. Six USTs permanently closed and removed. Groundwater contamination reportedly migrated off site in a southeastern direction toward a gravel pit that borders this site to the east and south. Several investigations conducted on site during the 1990s and 2000s. A corrective action plan was first implemented in 1994, which included installation of a groundwater recovery and treatment system and quarterly groundwater monitoring activities. Soils in the area of the former USTs (northwest corner) were over-excavated in 1995 until photoionization detector (PID) readings were 50 ppm or below. Quarterly groundwater monitoring from 1994 to present. Concentrations of benzene, toluene, ethylbenzene, and xylene (BTEX), total volatile petroleum hydrocarbons (TVPH), total extractable petroleum hydrocarbons (TEPH), and methyl tert-butyl ether (MTBE) in soils were non-detect during soil sampling activities conducted in 2002. In September, 2006 Colorado Department of Labor and Employment	TEXACO/CONVENIENCE PLUS	4325 E HARMONY RD	X	X	X
8615000009 9711426031	Recognized	Automobile dealership and service center. Potential waste oil tanks. Unknown hazardous material storage, handling, and disposal practices. LUST.	Bob Scott's RV/HARRIS MARINE	7301 SW FRONTAGE RD	X		
8634000908 9711115006	Recognized	Closed LUST site. One 2,500-gallon UST for diesel currently in use. Permanently closed USTs include two 10,000-gallon for diesel, one 10,000-gallon for gasoline, two 6,000-gallon for gasoline, and one 700-gallon UST for diesel. No Further Action letter issued on February 13, 1995.	Power Marketing Operations/WESTERN AREA POWER ADMINISTRATION	5555 EAST CROSSROADS BOULEVARD	X		X

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
8634307002 8722200025	Potential	Motor sports sales and service. Potential equipment maintenance. Unknown hazardous material storage, handling, and disposal practices.	THUNDER MOUNTAIN MOTORCYCLES	4250 BYRD DR	X		
8710000022 9711126929 9711126934 9711126022	Recognized	Potential historic former cattle operations occurred at this site. Unknown insecticide storage, use, and handling. RCRA CORRACTS. Remediation complete. The facility performs roll forming and shearing of sheet metal processes, which utilize lead and chromium-based paints, xylenes, and mineral spirit solvents. An initial environmental investigation performed in January 1991 identified soil and groundwater contamination with volatile organic compounds (VOCs). Small concentrations of benzene, toluene, ethylbenzene, and chlorobenzene were detected in soils from the paint gallery area. Elevated concentrations of ethylbenzene, toluene, xylene, and chlorobenzene were detected in soils near the paint line roll-off area. Elevated concentrations of heavy metals (lead and chromium) were detected in soils at this site in the paint gallery and near the paint supply piping. Remediation activities were completed at this site and a No Further Action letter was issued by the then Colorado Department of Health (CDH) in June 1994 indicating that they do not require any further investigation or remedial action at the time the letter was iss	HELISUPPORT INC	120 NE FRONTAGE RD	X	X	X
8716100039 9711424007	Recognized	Gas station and active LUST site. Three active 10,000-gallon gasoline USTs on site. Permanently closed USTs include one 6,000-gallon for diesel, two 6,000-gallon USTs for gasoline, and two 3,000-gallon USTs for diesel. Undergoing quarterly monitoring and implementing a corrective action plan. Known petroleum-impacted soil and groundwater on site.	CONOCO	3809 E MULBERRY ST	X	X	X
8734000924 9513334007	Recognized	ERNS site. No additional information reported.	Gulfragle Supply	4414 E HARMONY RD	X		
9414117002	Recognized	LUST. UST.	WINTON - WELL	3906 CLEVELAND, Wellington	X		X
9414444036	Recognized	CO ERNS, CDL	Holiday Inn	10 E. 120 TH AVE., Northglenn	X		
9423114001	Recognized	RCRA SQG (Conditionally Exempt) - Violations reported, FINDS. RCRIS. LUST. UST. ERNS.	DEL CAMINO SERVICE PLAZA AND TRUCK WASH, LLC	10763 TURNER BOULEVARD	X		X
9513336921	Recognized	LUST.	PROPERTY	3825 E. Mulberry, Ft. Collins	X		X
9513356001 9514468007 9523107011	Recognized	RCRIS-SQG - No reported violations, LUST, AST, UST	Data Processing Center/US WEST QWEST	12121 GRANT ST	X		X
9524211003	Potential	Junkyard. Unknown hazardous material handling, storage, and disposal practices. Former Colorado Condensed Milk Company (1927). Unknown hazardous material handling, storage, and disposal practices.	DHTB, LLP	207 S. Railroad Ave.	X		
9524219901, 9524200916	Recognized	ERNS. RCRA_SQG. LUST.	Shell Station-Former Texaco	10963 I-25 Frontage Rd.	X	X	X
9526100001, 9526105003	Recognized	UST. RCRA SQG (Conditionally Exempt) - No reported violations. FINDS. LUST.	RYDER TRUCK RENTAL 1903	121 JOHN DEER DR., FT. COLLINS	X		
96105202005	Recognized	LUST, UST		710 S RAILROAD, Loveland	X		
96130405006	Recognized	LUST (closed). UST.	Angulars Concret Corp.	823 43RD ST	X		
9711114905	Recognized	RCRA SQG - Violations reported. FINDS. RCRIS.	FIBERLOK INC,	811 Stockton Ave., Ft. Collins	X		
9711127901	Recognized	LUST. UST	Phillips 66	3733 E MULBERRY ST	X		
9711167901 9711168902	Potential	Former location of railroad switching yard.	Historic Site	Corner of Mason St. and Maple	X		

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
9712200058	Recognized	CO ERNS.	Kien Construction	4791 E. County Rd. 36, Ft. Collins	X		
9712211004	Recognized	FINDS. AST. LUST. UST.	POUDRE VALLEY COOP	225 NW FRONTAGE RD	X	X	X
9713220001	Recognized	ERNS. RCRA SQG - No reported violations. FINDS.	Unknown Site Name	11000 S. TURNER BLVD./I-25 & HWY 119, Longmont	X		
9714114020	Recognized	CO ERNS.	Unknown Site Name	10910 TURNER BLVD., Longmont	X		
9726100023, 9726114001	Recognized	RCRA SQG Violations reported. FINDS. RCRIS. LUST. AST.	Former Case Power & Equipment/United Rentals	1926 SE FRONTAGE RD, FT. COLLINS	X		X
9726145001, 9726148001, 9726138001	Recognized	LUST. UST.	Convenience Plus #32 (ROY C HALL)	3808 E. Mulberry, Ft. Collins	X		X
CDOT Right-of-Way Northeast corner of SH 119 and I-25	Potential	Baker tank present in CDOT right-of-way. Potential evidence of groundwater remediation.	Not applicable	Not Applicable	X		
171922401005	Recognized	ERNS	Fountain Knolls	101 EAST 88TH AVE., Thornton	X		
171910108004	Recognized	CO ERNS, CDL	Unknown Site Name	10813 LINCOLN ST., Northglenn	X		
9711424015	Recognized	LUST, UST		124 W MAGNOLIA AVE, Fort Collins	X		
40152	Recognized	CO ERNS, ERNS	Unknown Site Name	12485 GRANT DR., Thornton	X		
9501305009	Recognized	LUST, UST		125 E 29TH, Loveland	X		X
9513309006	Recognized	LUST, UST, CO Trust, RCRA-SQG, No reported violations, FINDS		127 E 8TH ST LOVELAND, Loveland	X		X
9512345007	Recognized	LUST, UST		1421 N CLEVELAND AVE, Loveland	X		X
120535213018	Recognized	LF/SWF		15TH / LASHLEY, Longmont	X		X
171915201037	Recognized	LUST,UST,CO Trust, FINDS	EXXON CO USA RAS #62438/CONOCO NUMBER 6429	160 W 104TH, Northglenn	X		X
9523110001	Recognized	RCRA-SQG, reported violations, FINDS		162 2ND ST SW, Loveland	X		
171903110001	Recognized	LUST, UST, CO Trust, FINDS	SINCLAIR STA NUMBER 05028/JPD AUTO/SINCLAIR STATION	20 E 120TH AVE	X	X	X
9712211001	Recognized	LUST, UST		200 N COLLEGE, Fort Collins	X		X
171927302009	Recognized	LUST, UST, Co Trust	COASTAL MART #1266	200 W 84TH AVE	X		X
9726428001	Recognized	LUST, UST, CO Trust		200 W HORSETOOTH RD FORT COLLINS	X		X
9711126022	Recognized	LUST		208 MAPLE ST, Fort Collins	X		X
9511112004	Recognized	ERNS, CO ERNS	Private residence	2125 LAKE DRIVE, Loveland	X		
9723400917	Recognized	UST, LUST, CO Trust		215 W DRAKE RD FORT COLLINS, Drake	X	X	X

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
9513346003	Recognized	LUST, UST		216 E 3RD ST, Loveland	X		X
9712211004	Recognized	LUST, UST		216 N COLLEGE AVE, Fort Collins	X		X
171915201005	Recognized	UST, LUST, CO Trust, FINDS	TEXACO #78/EQUILON ENTERPRISES L.L.C	290 W 104TH AVE, Northglenn	X	X	X
9723199905	Recognized	SWF/Landfill, UST, LUST, CO Trust, RCRA-SQG, No reported violations, FINDS		317 W. PROSPECT ROAD, Fort Collins	X		X
9712207018	Recognized	AST, UST, LUST, CO Trust	Schrader Oil	320 N COLLEGE AVE FORT COLLINS	X	X	X
9726414015	Recognized	ERNS		3516 S. MASON, Fort Collins	X		
9726414018	Recognized	ERNS,RCRA-SQG, No reported violations,FINDS,CERC-NFRAP		3536 S MASON ST, Fort Collins	X		X
171903109004	Recognized	CO ERNS, CDL	Days Inn	36 E. 120TH AVE.RM.322, Northglenn	X		
9502432002	Recognized	RCRA-SQG, reported violations, FINDS.	Quebecor Printing/Toyota Motor	380 W. 37th St., Loveland	X		
9513334007	Recognized	UST, LUST	Anything Auto	400 GARFIELD AVE, Loveland	X		X
171927218004	Recognized	FINDS, LUST, CO Trust, UST	FORMER CHEVRON SVC STA NO/NORTH STAR CHEVRON	41 W 84TH AVE, Thornton	X	X	X
171915110001	Recognized	LUST, UST, CO Trust		410 E 104TH AVE, Thornton	X	X	X
9712200058	Recognized	AST, UST, LUST	Mini-Lube Garage	410 N COLLEGE AVE, Fort Collins	X		X
9711115006	Recognized	UST, LUST	J & M Automotive	425 N COLLEGE AVE, Fort Collins	X		X
9513373901	Recognized	RCRA-SQG, FINDS		428 CLEVELAND AVE., Loveland	X		
9711114005	Recognized	LUST		429 N COLLEGE AVE, Fort Collins	X		X
9711426031	Recognized	Gasoline Station. Potential for petroleum contamination from LUSTs. LUST (Closed). UST. FINDS.	Conoco Station/Schraders Country Store	429 S. Mason St.	X		X
157322001001	Recognized	FINDS, RCRIS-SQG, LUST	ADAMS CNTY SCH DIS 12-STORAGE SHED	440 EAST 144TH AVE, Broomfield	X		X
171927400013	Recognized	LUST	TEXACO	450 E 84TH AVE, Thornton	X	X	X
9602100017	Recognized	UST. VCP. LUST. CO Trust.	Spradley Barr Ford	4809 S. College Ave.	X		X

Parcel Identification Number	Type of Condition	Site Description	Site Name	Site Address	Recommended Mitigation		
					ISA	PSI	H&S and MMP
171903202019	Recognized	UST, LUST, CO Trust	Conoco	500 W 120TH AVE	X		X
171927109015	Recognized	LUST, UST	AMOCO OIL #5477	505 E 84TH AVE, Thornton	X	X	X
157334301001	Recognized	LUST, UST		505 W. 120th, Westminster	X		X
45605	Recognized	ERNS		565 E. 70th Ave., Denver	X		
171934109026	Recognized	CO ERNS, CDL	Unknown Site Name	7714 SHERMAN ST, Denver	X		
171927301006	Recognized	ERNS	Unknown Site Name	80 W. 84TH, Thornton	X		
8933138006	Recognized	CO ERNS. LUST. AST.	MINI MART #846	8211 6th ST., WELLINGTON	X	X	X
171927118018	Recognized	RCRIS-SQG - Violations reported. UST. FINDS.	AMERICAN FURNITURE WAREHOUSE	8501 GRANT ST, Thornton	X		
171922102003	Recognized	LUST	HORIZON TERRACE,	9351 GRANT ST, Thornton	X		X
171903110001	Recognized	Gasoline Station. Potential for petroleum contamination from LUSTs. LUST (Closed). UST. FINDS.	SINCLAIR STA NUMBER 05028/JPD AUTO/SINCLAIR STATION	20 E 120TH AVE	X		
8515000015	Recognized	Gasoline Station. FINDS. Potential for petroleum contamination from LUSTs. Orphan Site. LUST (Closed). UST. CoTrust.	Conoco Station	5518 E EISENHOWER BLVD	X		
8716100043	Recognized	Gasoline Station. FINDS. Potential for petroleum contamination from LUSTs. LUST (Closed). UST.	Phillips 66	3733 E MULBERRY ST	X		
8722200022	Potential	RCRIS-SQG (No Reported Violations), FINDS	ABC Sign Products/JACKSON BROOKS-COMBINED W 028 FOR 2001	2028 SE FRONTAGE RD	X		
8722200023	Recognized	RCRIS-SQG (Reported Violations), FINDS. LUST (closed). UST. AST. RV maintenance	Former Case Power & Equipment/United Rentals	1926 SE FRONTAGE RD	X		
120723000018	Recognized	UST. AST.RV maintenance and storage. Unknown chemical and material handling, storage, and disposal	K&C RV	14504 E I-25 Frontage Rd.	X		
131302304001	Recognized	Gas Station. Potential for petroleum contamination from LUSTs.. Orphan Site (LUST)	Phillips 66	11099 E I-25 Frontage Rd	X		
131303400035	Potential	Gasoline Station. Potential for petroleum contamination from LUSTs. LUST (Closed). UST. FINDS.	Old Total Gas Station	3979 Hwy 119	X		
9414451903	PEC	Former auto repair shop with UST (1927)	Former auto repair shop with UST (1927)	224 Mountain Avenue	X		
9626000926	PEC	Unknown address	City of Loveland Multiple structures and ground disturbance.		X		
131503323009	PEC	16 ? Unknown address; City of Longmont Power & Communications Terry Street Substatio	Power Substation.	0 1st Av	X		
131503423003	PEC	9 - Unknown site name/address, Longmont	Storage of train/truck trailer containers. Unknown contents.	0 1st Av	X		
146703111003	PEC	Construction equipment sales and service. Potential Waste Oil Tanks. Unknown chemical storage, use, and disposal.	Colorado Machinery	3763 Monarch St	X		

Initial Site Assessment (ISA)

Preliminary Site Investigation (PSI)

Health and Safety (H&S) and Materials Management Plan (MMP)

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## **APPENDIX D**

# **FIGURES: SITES WITH POTENTIAL AND RECOGNIZED ENVIRONMENTAL CONDITIONS**

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# LEGEND

## Package Component

SH1 to SH14

Highways

Arterial Roads

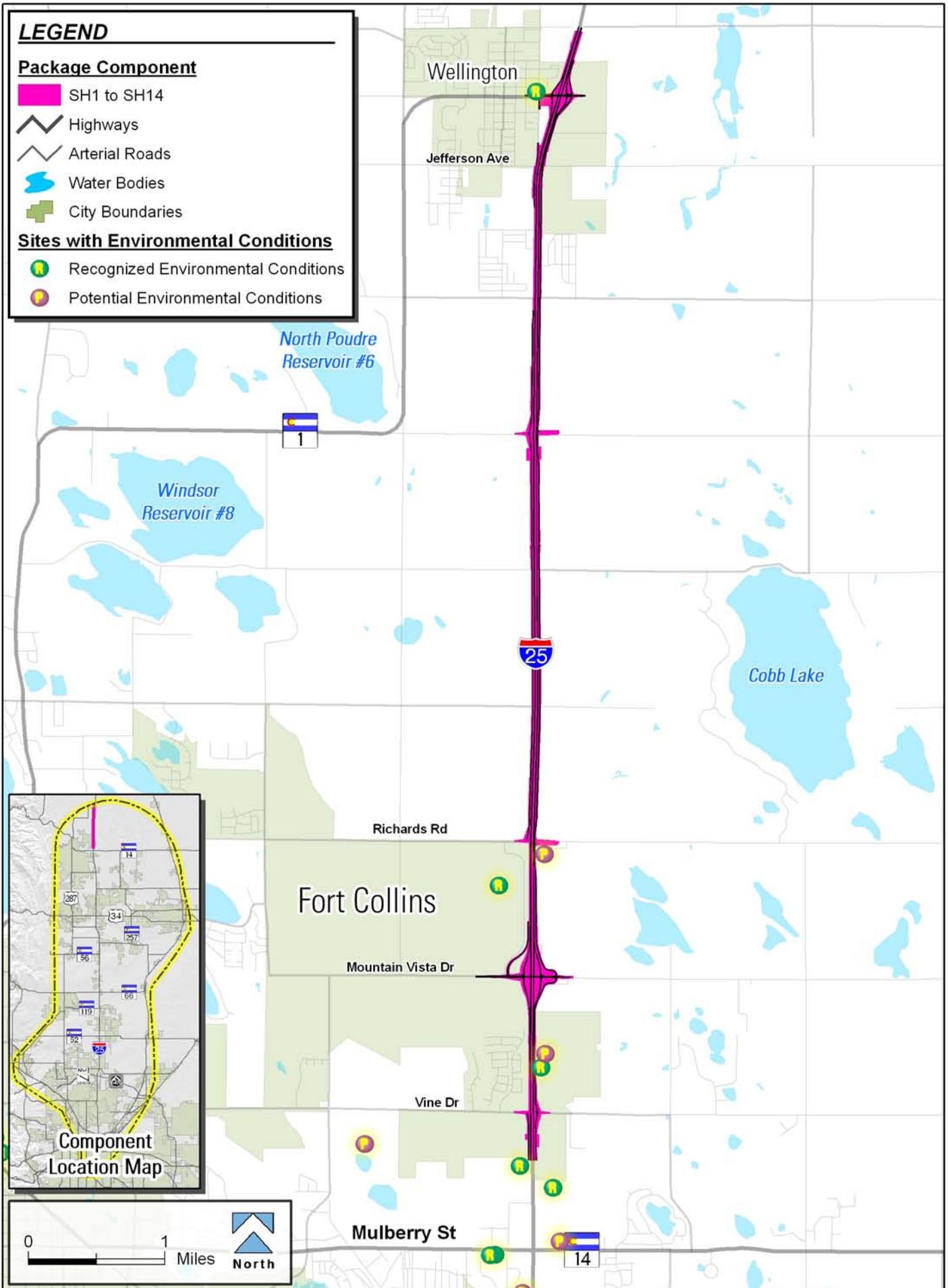
Water Bodies

City Boundaries

## Sites with Environmental Conditions

Recognized Environmental Conditions

Potential Environmental Conditions



# LEGEND

## Package Component

 SH14 to SH60

 Highways

 Arterial Roads

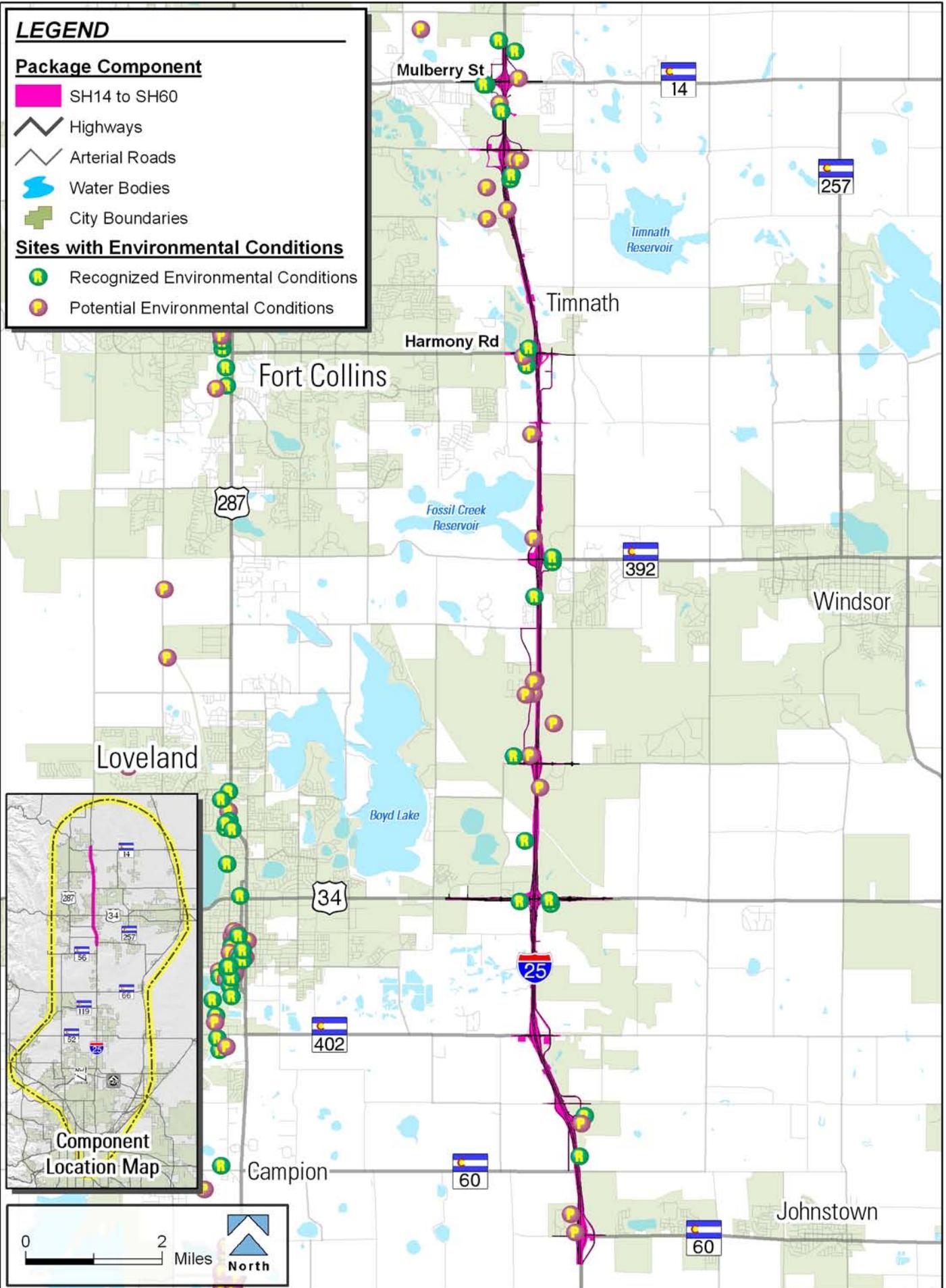
 Water Bodies

 City Boundaries

## Sites with Environmental Conditions

 Recognized Environmental Conditions

 Potential Environmental Conditions



# LEGEND

## Package Component

SH60 to E470

Highways

Arterial Roads

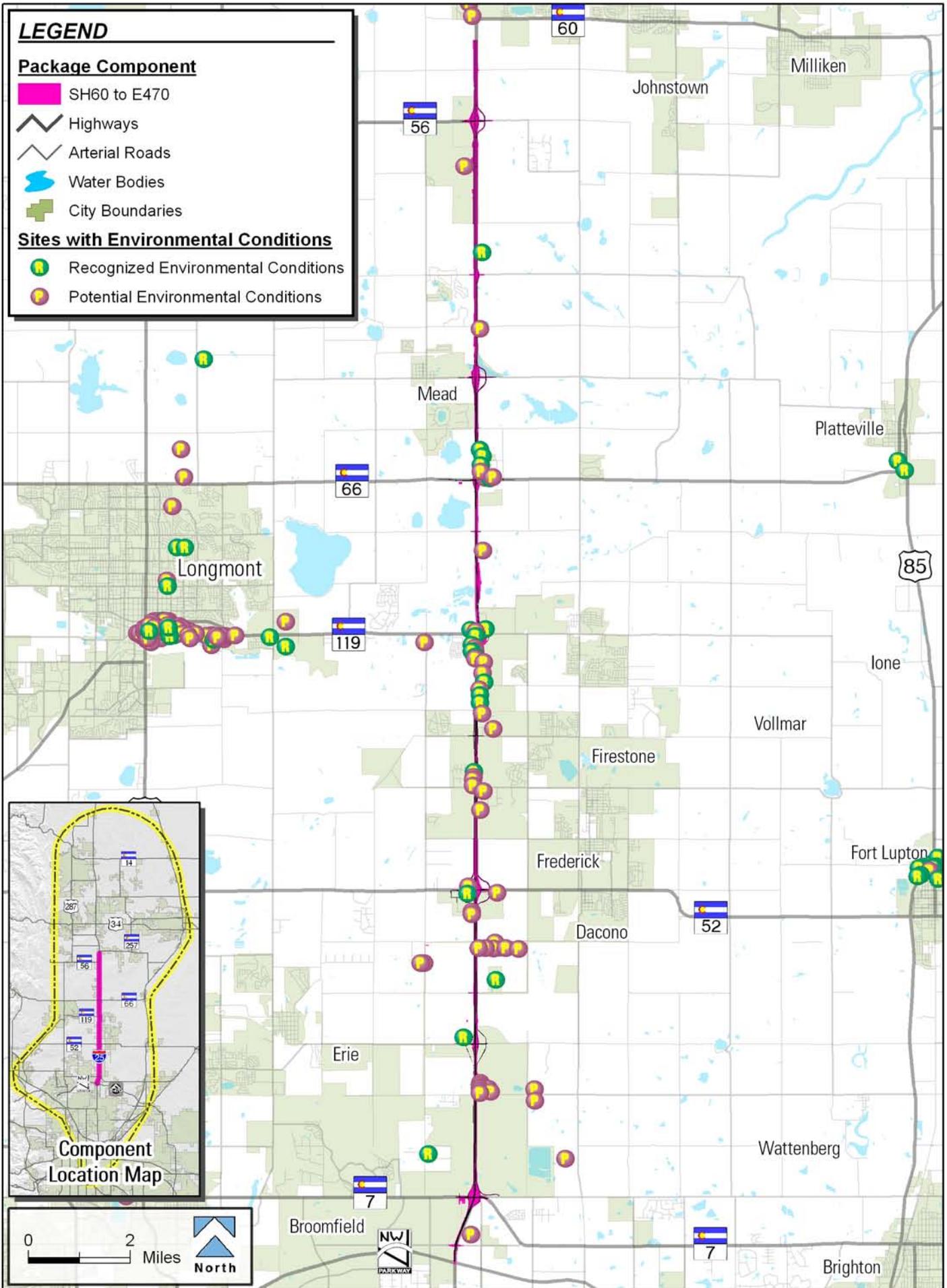
Water Bodies

City Boundaries

## Sites with Environmental Conditions

Recognized Environmental Conditions

Potential Environmental Conditions



# LEGEND

## Package Component

 E-470 to US-36

 Highways

 Arterial Roads

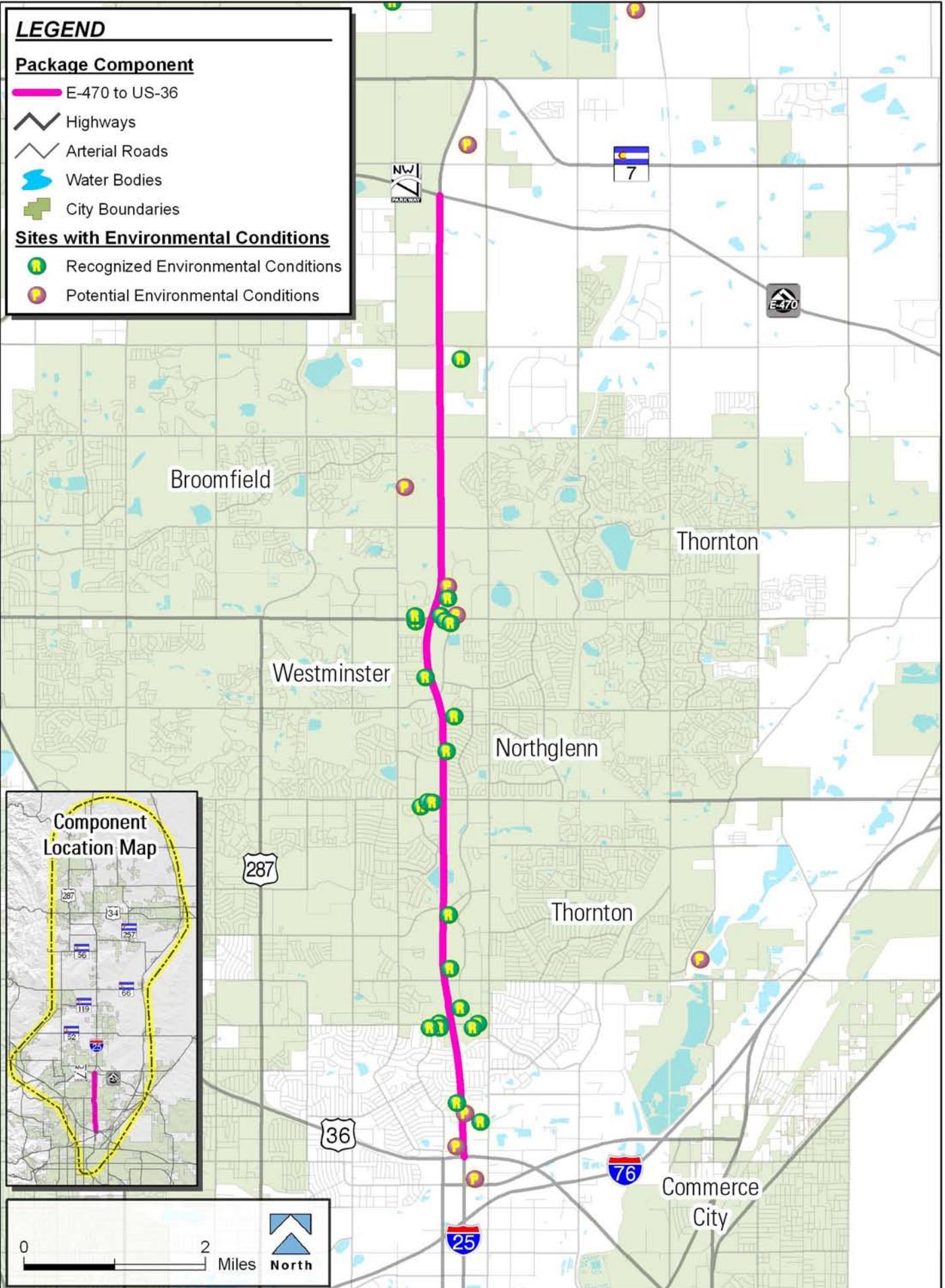
 Water Bodies

 City Boundaries

## Sites with Environmental Conditions

 Recognized Environmental Conditions

 Potential Environmental Conditions



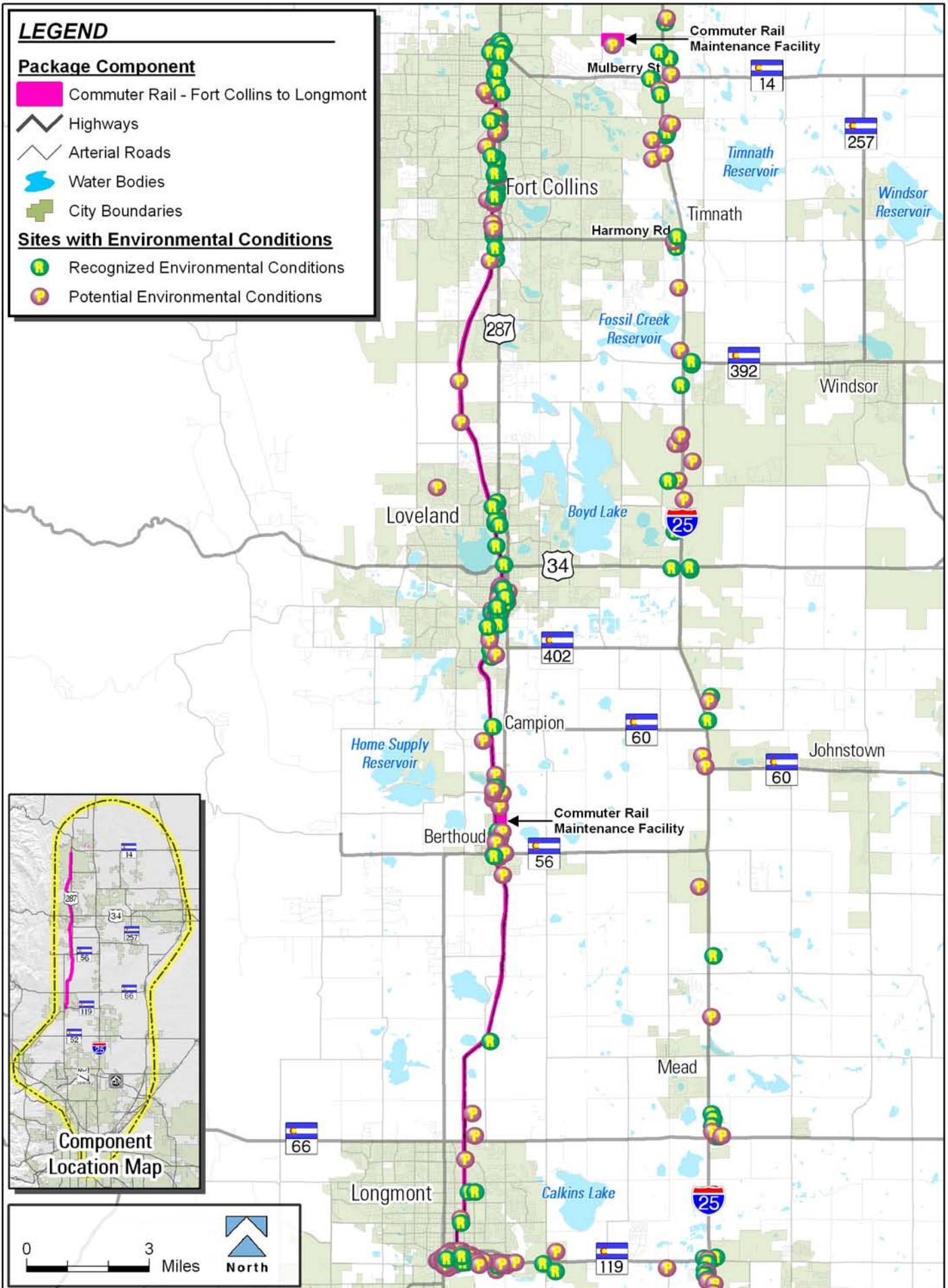
# LEGEND

## Package Component

-  Commuter Rail - Fort Collins to Longmont
-  Highways
-  Arterial Roads
-  Water Bodies
-  City Boundaries

## Sites with Environmental Conditions

-  Recognized Environmental Conditions
-  Potential Environmental Conditions



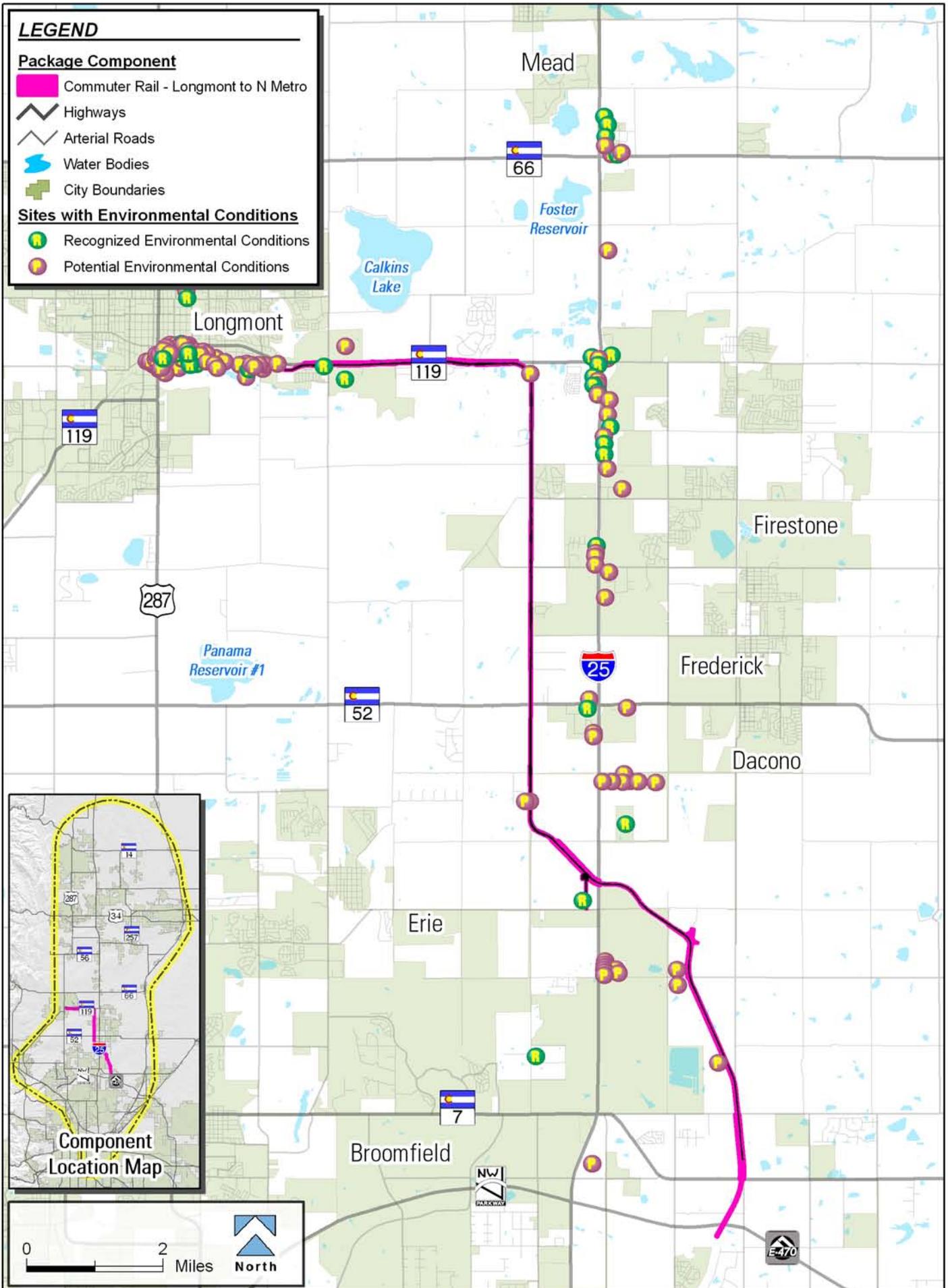
**LEGEND**

**Package Component**

-  Commuter Rail - Longmont to N Metro
-  Highways
-  Arterial Roads
-  Water Bodies
-  City Boundaries

**Sites with Environmental Conditions**

-  Recognized Environmental Conditions
-  Potential Environmental Conditions



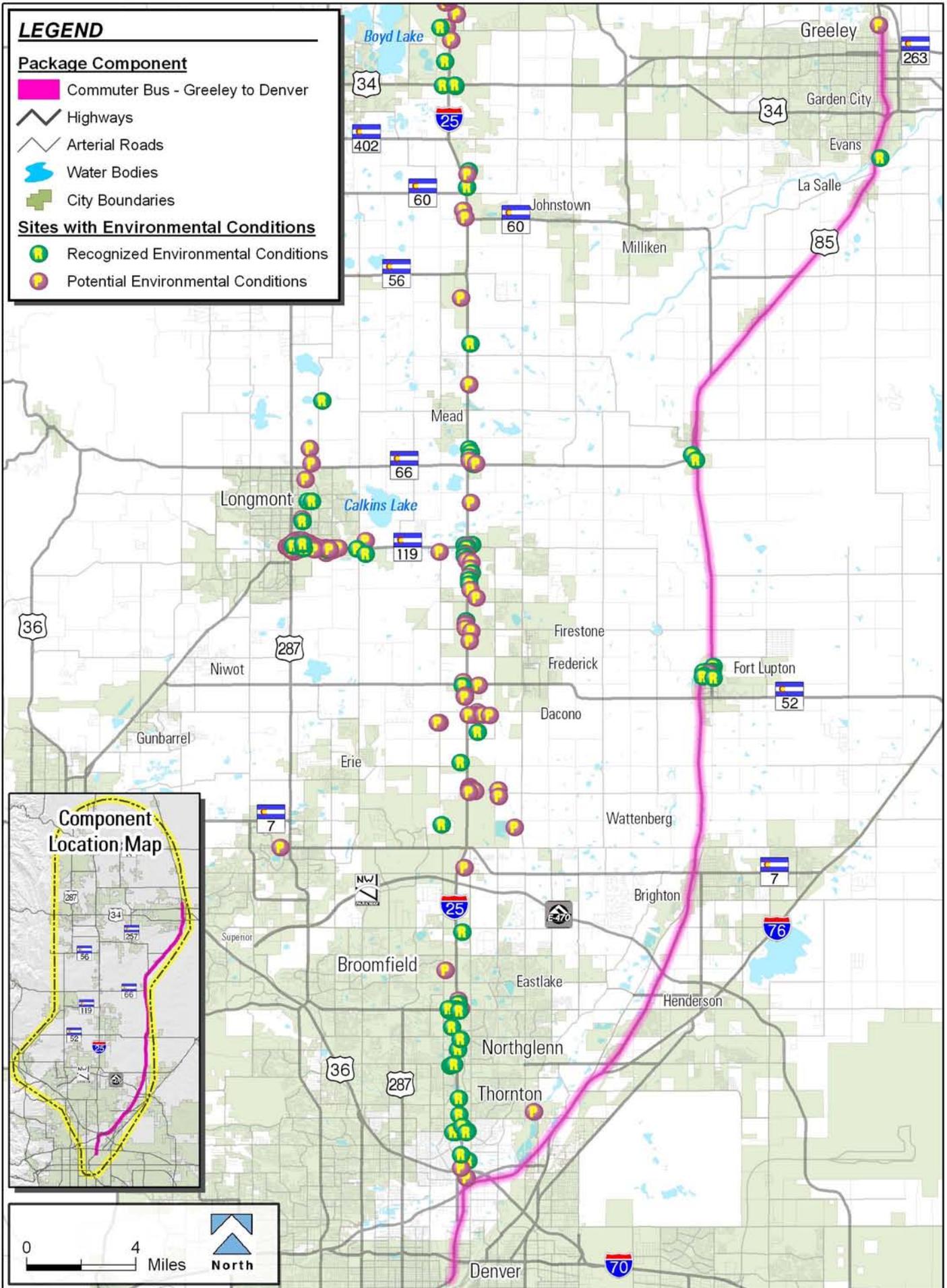
# LEGEND

## Package Component

-  Commuter Bus - Greeley to Denver
-  Highways
-  Arterial Roads
-  Water Bodies
-  City Boundaries

## Sites with Environmental Conditions

-  Recognized Environmental Conditions
-  Potential Environmental Conditions



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