



Mid Atlantic
Engineering & Environmental Solutions



Located at:
2101 House Avenue
Durham, North Carolina 27707

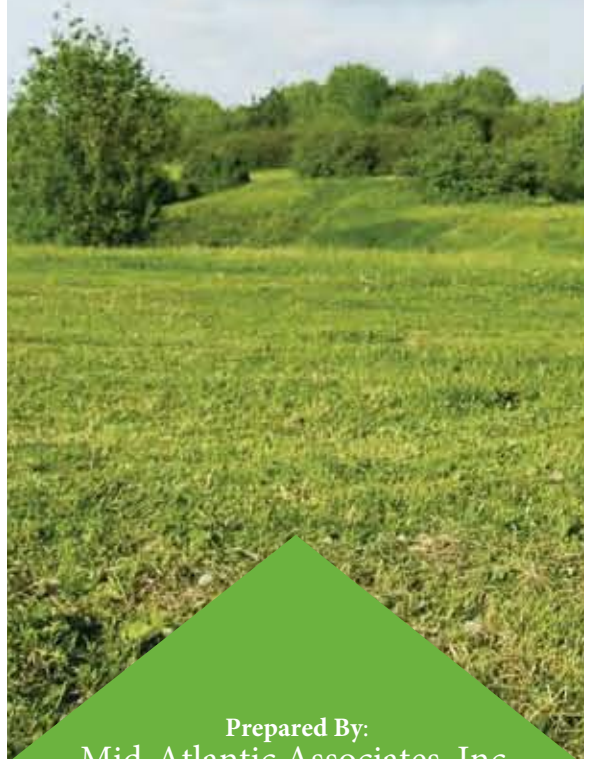
Prepared for (User):
City of Durham
Durham, North Carolina

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EXPERIENCED
CUSTOMER FOCUSED
INNOVATIVE

Phase I Environmental Site Assessment Report

2101 House Avenue



Prepared By:
Mid-Atlantic Associates, Inc.

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2101 House Avenue Durham, Durham County, North Carolina

1.0 Executive Summary

Mid-Atlantic Associates, Inc. (Mid-Atlantic) has performed a Phase I Environmental Site Assessment (PESA) in conformance with the scope and limitations of the American Society for Testing and Materials (ASTM) Practice E 1527-13 at the property located at 2101 House Avenue in Durham, Durham County, North Carolina (the “subject site”). The subject site lies south of Morehead Avenue, north of Lafayette Street, and northwest of the Lakewood Shopping Center. Site maps showing the location and layout of the subject site are provided in **Appendix 15.1** and **Appendix 15.2**.

The subject site is undeveloped and comprised of wooded land. According to the Durham County Geographic Information Services (GIS), the parcel covers approximately 5.703 acres. The subject site is currently zoned Residential Suburban Multifamily (RS-M), Residential Urban Multifamily (RU-M), Commercial Neighborhood (CN), and Commercial Center (CC) by the City of Durham Planning Department.

During the course of this assessment, Mid-Atlantic reviewed historical imagery back to 1937 which shows the subject site as undeveloped, wooded land. With the exception of 1961 where the subject site appears to have been cleared, the site has remained wooded and undeveloped since 1937 to present day.

Mid-Atlantic has performed this PESA in general conformance with the scope and limitations of ASTM Practice E 1527-13 and 40 CFR Part 312. Any exceptions to, or deletions from, these practices are described in **Section 2.4** and **Section 11.0** of this report. This assessment has revealed no evidence of RECs in connection with the subject site. However, we do consider the presence of the groundwater contaminant plume beneath the east, adjacent property a business environmental risk, since plume movement is possible and may result in a VEC at the site in the future.

40 CFR Part 312 requires environmental professionals to consider the information collected during performance of this PESA and render an opinion as to whether additional investigation is warranted to detect contamination. Based on information currently available for the subject site, it is our opinion that additional investigation is currently not warranted.