



Facts About...

10333 Old Fort Road
(Voluntary Cleanup Program)

Site Location

The 0.5175-acre property located at 10333 Old Fort Road in Fort Washington, Prince George's County, Maryland consisted of a vacant lot that was formerly occupied by a gas station. Overland flow from the property discharges to an unnamed tributary of Broad Creek, which is located southeast from the property. No water or sanitary sewer services currently exist at the property and Washington Suburban Sanitary Commission (WSSC) supplies water and sanitary sewer services to the vicinity. The property is zoned for residential use.

Site History

A gas station occupied the property from the 1960s through 1994. In 1944, Mary C. and Theodore Tolbert purchased the property from Florence Maud Thorne. In 1968, A.C. Besche Real Estate Company, Inc. took title to the property and, in 1974, merged with Besche Oil Company Inc. In 1994, the building was demolished and the underground storage tanks (USTs) were removed.

Environmental Investigations and Actions

In 1994, eight petroleum USTs were removed from the property and on July 21, 1994, the Oil Control Program (OCP) of the Maryland Department of the Environment (MDE) issued Besche Oil Company a notice of compliance stating that based on the commercial use of the property there did not appear to be any significant risk from the residual contamination. The OCP also indicated that future excavations in the area of the former tanks could create exposure pathways and, if encountered, contaminated soil must be handled properly.

In March 2006, a Phase I environmental site assessment was completed, which concluded that residual petroleum contamination may exist in the soil and groundwater at the property.

Current Status

On April 17, 2006, Thorne Corners, LLC submitted a VCP application for the property seeking a certificate of completion as an inculcable person for a restricted residential property use. On October 3, 2006, the VCP issued a No Further Requirements Determination for residential, commercial or industrial use with a prohibition on the use of groundwater beneath the property for any purpose.

Contact

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

Last Update: April 14, 2010

