



Facts About...

County Plaza Shopping Center
(Non-Master List Site)

Site Location

County Plaza Shopping Center (“the site”) is a 1.02-acre property, located at 1940 County Road in the District Heights area of Prince George’s County, Maryland 20747. The site is improved with a 9,815 square-foot shopping center structure, subdivided into six tenant spaces. The majority of the site is covered in impervious surface. The site is identified on Prince George’s County Tax Plat A06-6149 as Parcel C. The site is adjoined to the northwest by County Road, with a residential property beyond; to the northeast by an apartment complex; to the southeast by residential properties; and to the southwest by another apartment complex. Surface topography at the site generally slopes towards the southeast.

Site History

A tenant at the site operated as an on-site dry-cleaning operation as far back as 1971, until July 1992, at which time it switched to Laundromat operations and a remote dry-cleaning drop-off and pick-up location. During the years of active dry-cleaning operations, the site operated equipment that utilized tetrachloroethene (“perc”). During a site inspection in December 2005, the Maryland Department of the Environment (“MDE”) identified evidence of past perc releases at the site, including corroded and etched concrete surfaces and distortion and damage to floor tiles and associated mastics within the \$1.75 Cleaners tenant space.

Environmental Investigation

From May to July 2007, the MDE utilized a contracted environmental consultant to collect soil and groundwater samples for laboratory analysis from the northwesterly and southeasterly adjoining properties to the site. Samples were not collected from on-site locations due to a lack of permission from the site ownership. Samples were collected from three borings, with depths ranging from 16 to 30, which were advanced using direct-push technologies. Soil and groundwater samples were analyzed by an accredited laboratory for volatile organic compounds (“VOCs”) via United States Environmental Protection Agency (“US EPA”) Method 8260. No VOC concentrations were identified in the collected soil samples at or above their respective laboratory detection limits (“LDLs”); however, perc concentrations in groundwater were identified at levels above the applicable MDE Cleanup Standard for Groundwater [5 µg/L]. The highest perc concentration [88 µg/L] was detected in the groundwater sample collected from soil boring SB-02, which lies immediately down-gradient and southeast of the site. The elevated concentration of perc at SB-02, as well as the lack of VOC concentrations at or above the LDL at the boring located up-gradient and northwest of the project site suggested that an uncontrolled release of perc had historically occurred at the site.

Current Status

Due to discrepancies regarding site ownership and identification of a responsible party for the release at the site, additional investigation of the perc-impacted subsurface at the site and down-gradient properties is anticipated to be performed under the supervision of the MDE. Future investigation will include definition,



delineation, and qualification of the perc plume and determination of vapor intrusion risk for interior areas of the site.

Facility Contact

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