

Redevelopment of a Former Service Station, Salt Lake City, Utah

BACKGROUND: WEST SALT LAKE CITY

The site is located at 1000 West and 200 South, in west Salt Lake City. It was an abandoned service station with at least two underground storage tanks (UST's) still in place.



PARTNERS

Utah Department of Environmental Quality (UDEQ)
Salt Lake Neighborhood Housing Services (NHS)
Salt Lake City Department of Public Works
Redevelopment Agency of Salt Lake City
U.S. Environmental Protection Agency

ACCOMPLISHMENTS

- Based on UDEQs targeted site assessment in April 2001, the land was bought by NHS for development of multiple affordable housing units.
- NHS conducted asbestos removal and demolished the abandoned buildings on-site to allow UDEQ and Salt Lake City construction crews' access to the USTs and allow for the overexcavation of petroleum-impacted soils adjacent to the building.
- As a cooperative partner, Salt Lake City donated all of the construction equipment and operators needed for removal of the USTs and soil overexcavation activities. This resulted in significant construction and cleanup cost savings.
- In November 2001, UDEQ worked with Salt Lake City to remove two UST's and conduct cleanup at the site. The over excavation of 400 tons of contaminated soils and removal of 3,500 gallons of contaminated groundwater was completed.
- This unique partnership between local and state governmental agencies resulted in a significant cost savings for the cleanup project.
- UDEQ conducted groundwater monitoring to assess the potential for natural attenuation at the site following cleanup activities. The site was closed in July 2003.
- Based upon public comments received, NHS anticipates developing the property into affordable housing as a dozen different units consisting of combined work/live spaces.

