



Indiana Brownfields Program  
an Indiana Finance Authority Environmental Program

100 North Senate Avenue, Room 1275  
Indianapolis, Indiana 46204  
www.brownfields.in.gov

**Cindy Shively Klem**  
Brownfields Program Counsel  
(317) 234-6018  
cklem@ifa.in.gov

January 21, 2011

Karie A. Burdis  
Assistant Director – Environmental Review  
Department of Natural Resources  
Division of Historic Preservation and Archaeology  
402 West Washington Street, Room W-274  
Indianapolis, Indiana 46204-2739

Re: City of Jeffersonville, Clark County  
Abandoned Gas Station (Former Ellis BP)  
1718 Spring Street, Jeffersonville, Indiana  
Indiana Brownfields Program Project

Dear Ms. Burdis:

This letter is to serve as the Indiana Brownfields Program's ("Program") formal request for a Section 106 National Historic Preservation Act review by the Indiana Department of Natural Resources' Division of Historic Preservation and Archaeology for the property at 1718 Spring Street, Jeffersonville, Clark County, Indiana ("Site"). The Program is the recipient of a federal Brownfields revolving loan fund grant for environmental remediation awarded by the U.S. Environmental Protection Agency. As a condition of use of the federal funds, the Program must ensure a review is conducted to determine the potential applicability of the National Historic Preservation Act to the Site. The City of Jeffersonville plans to enter into a loan agreement with the Program and will use federal funds to remediate environmental impacts at the Site, including removing remaining UST systems and impacted soils and treatment of impacted groundwater by bio-stimulation (groundwater injection). At this time, a Remediation Work Plan has been submitted, and was recently approved by the Program's technical staff.

***Information about the Program's and City of Jeffersonville's Plans:***

**Federal Funding Source:** The City of Jeffersonville plans to enter into a low-interest loan agreement with the Program and will use federal funds to remediate environmental contamination identified on the Site. A Site map and photographs are included with this letter as "**Exhibit A**" for your reference and review. In addition, the approved Remediation Work

Plan (Revision 2) dated January 17, 2011, is also included as “**Exhibit B**” for your reference and review.

**Site Background:** The Site is located at the southwest corner of the intersection of Spring Street and Eastern Avenue, with an area of approximately .5 acres (the Site has a dimension of 200 feet x 104 feet). Residential properties are located to the east of the Site. There are three buildings at the Site, all of which are vacant. These include a cashier’s booth, and two concrete block storage buildings. The Site is currently used only seasonally by a sandwich vendor who uses stationary trailers to conduct his business. It is believed that the Site was developed as a gasoline retailer sometime prior to 1925 and continued to operate as a gasoline retailer until approximately 2001. Prior to 1925, a grocery store and a saloon were located on the Site, but no buildings related to these activities remain. A Phase II Environmental Site Assessment was prepared on October 29, 2010 and is included as “**Exhibit C.**”

At this time, a Phase I Environmental Report has not been completed for the Site, but it is expected that the City of Jeffersonville will have this report prepared in the near future prior to taking title to the Site. The site has five underground storage tanks (USTs): two 8,000 gallon, one 4,000 gallon gasoline, one 4,000 gallon diesel, and one unknown size kerosene. Subsurface investigations determined that the Site and adjoining properties to the south-southwest of the Site were impacted with total petroleum hydrocarbons (TPH) gasoline range organics (GRO), benzene, ethyl benzene, toluene, and xylenes (BETX) in soil and benzene and methyl tertiary butyl ether (MTBE) in groundwater above IDEM industrial closure standards. The planned remediation includes the removal and proper disposal of the five USTs and petroleum-impacted soil. An oxygen release compound will be added to the groundwater through the open excavation and by injection in the affected area to treat the groundwater plume. If necessary, additional borings will be driven and an expanded monitoring well network installed. The groundwater will be monitored for a period of time after the removal activities are completed to ensure the effectiveness of the remedy.

#### **Historical Status of Site:**

The Former Ellis BP Site is not listed on any State or National Registries, and it is not listed on the *Clark County Interim Report, Indiana Historic Sites and Structure Inventory*.

#### **Sources of Historical Information:**

- Clark County Interim Report (Indiana Historic Sites and Structures Inventory) dated October 1998.
- DNR – Indiana Properties listed on the State and National Registries
- Brian Fogle, Director of Jeffersonville Planning & Zoning (confirmed the Site is not located in a historic district).

Thank you for your assistance with the Section 106 review process. In order to facilitate the appropriate review process by the U.S. Environmental Protection Agency, the Program

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requests that all correspondence from your office to the Program also be copied to Patricia Polston, Project Manager, U.S. Environmental Protection Agency, Region 5, 77 W. Jackson Blvd., SB-7J, Chicago, IL 60604. Please feel free to contact me at (317)234-0618 if you should have any questions.

Sincerely,



Cindy Shively Klem  
Program Counsel

Enclosures

cc: *(via electronic transmission)*  
Patricia Polston, U.S. EPA  
Andrea Stevens, Brownfield Coordinator, City of Jeffersonville  
Michele Oertel, Indiana Brownfields Program