



Trucking Terminal (Voluntary Cleanup Program)

What You Need to Know

Site Location

This 7.218-acre property is located at 7100 Quad Avenue in an industrial area of Rosedale in Baltimore County, Maryland. The area generally slopes to the north towards Herring Run, located along the property boundary. The property is serviced by public water and sewer.

Site History

The subject property was an agricultural field prior to development in 1968 and has served as a trucking terminal since that time. The property is developed with 18,500 square feet trucking terminal building, asphalt and concrete parking lots, a gravel-covered storage lot, and wooded area adjacent to Herring Run. The property previously contained fueling operations; two underground storage tanks were removed in 1998. Apparent sandblasting material is located in the northern portion of the Site. The Site is currently occupied by XPO Logistics for cross-docking operations.

Environmental Investigation and Actions

A Phase I Environmental Site Assessment (ESA) and Phase II ESA were completed for the property in April 2016 and an additional ESA was completed in June 2016. Metals were detected on-site in soil and groundwater above MDE's cleanup standards.

Current Status

In August 2016, VCR Properties submitted a Voluntary Cleanup Program (VCP) application for the property as a responsible person. The MDE released comments on the VCP application in October 2016. An additional site assessment was completed and a Response Action Plan, proposing excavation and proper disposal of lead contaminated fill material, was approved in April 2018. The response action was completed in August 2018. In October 2018, the Certificate of Completion was issued to VCR Properties for restricted industrial purposes with a prohibition on the use of groundwater, and soil and groundwater disposal restrictions. The planned future property use is industrial.