

US EPA ARCHIVE DOCUMENT

## BROWNFIELDS SUCCESS IN NEW ENGLAND

### CRAIG SUPPLY PROPERTY

DURHAM, NEW HAMPSHIRE



#### Property Details

<b>Property Address:</b>	Depot Road, Durham, NH
<b>Property Size:</b>	2.0 acres
<b>Former Use:</b>	Commercial dry cleaning supplies facility
<b>Contaminants Found:</b>	VOCs
<b>Current Uses:</b>	Parking lot and intermodal transportation hub
<b>Current Owner:</b>	Town of Durham

#### Project Partners

Town of Durham, NH Department of Environmental Services,  
University of New Hampshire

#### Funding Details

<b>NH DES State Funding:</b>	\$250,000
<b>Town of Durham:</b>	\$41,000
<b>EPA Cleanup Grant:</b>	\$200,000
<b>University of New Hampshire (UNH):</b>	\$400

#### Project Highlights

- Addressed a community eyesore in the heart of the UNH campus
- Generated revenue (\$75,000 per year) for the town
- Utilized a creative solution for cleanup costs to meet the redevelopment goal

**Motivation for Redevelopment:** The property is located within the heart of the University of New Hampshire's (UNH) campus and was recognized as one of the most contaminated properties in New Hampshire. Knowing that the property contamination needed to be addressed in order to eliminate all environmental threats, project partners took action. The New Hampshire Department of Environmental Services (NHDES) and the Town of Durham worked together to identify the best cleanup action for the property which would result in the best cleanup result and the least amount of disturbance to the property neighbors. To assist with moving the project forward, the Town of Durham prepared the property for an interim use as parking spaces to help generate funding for the further cleanup of the property.

**Property History:** The three-acre abandoned property lies deep in the heart of the UNH campus and was owned and operated by the Craig family. The family owned Craig Supply, which was a commercial dry cleaning supply company that operated as a wholesaler to the dry cleaning industry. The facility operated for many years until the business closed and declared bankruptcy in 1989. In 2004, the Town of Durham acquired the property through tax deed. The property earned a high environmental contamination ranking by NHDES and for 15 years, NHDES closely monitored the property in collaboration with the Public Works Department for the Town of Durham.

**Project Results:** Collaboration between the Town of Durham, UNH and NHDES provided for the best cleanup option to be selected and implemented at the former Craig Supply property. The town excavated all contaminated soil for capping in one place on the property, which would allow for easier treatment and cleanup further along in the project. The town capped the property with a membrane, as well as asphalt, to prevent exposure to the contamination. Cleanup and redevelopment incorporated a stormwater management system which captures all runoff and diverts it to a nearby stream. Using an EPA Brownfields Cleanup grant, cleanup was completed in September 2006 and led the way for the redevelopment of the property into much needed parking for UNH and the Town of Durham, as well as providing intermodal transportation via the bus and passenger rail station. The parking lot opened for use in 2007, with 169 spaces. Spaces are leased on a semester basis to the local college students. During the first year of operation, the town generated more than \$75,000 in revenue which is placed in an Enterprise Fund. All maintenance and operational costs for the parking lot are paid from the Fund. All spaces are 100 percent leased a full year in advance.

#### Project Timeline

<b>November 13, 2001</b>	Phase I Assessment Completed
<b>October 5, 2005</b>	Building Demolished; Interim Use Started
<b>April 12, 2006</b>	Cleanup Initiated
<b>September 26, 2006</b>	Cleanup Completed
<b>August 2007</b>	Parking Lot and Intermodal Transportation Center Opened