

Throckmorton Service Station

Throckmorton, Texas



PROPERTY DETAILS:

Property Address:

101 West Chestnut Street

Property Size:

2,500 square feet

Former Use:

Automotive service and gas station

Contaminants Found:

Petroleum and petroleum products

Current Use:

Will be converted into a public park featuring greenspace and a monument

Current Owner:

Throckmorton County

PROJECT PARTNERS:

Throckmorton County, Throckmorton Beautification Committee, Texas Commission on Environmental Quality

FUNDING DETAILS:

EPA Targeted Brownfields Assessment (2004):

\$70,982

EPA Petroleum Cleanup Grant (Recovery Act Funding, 2009):

\$32,200

PROJECT HIGHLIGHTS:

- Removed three underground storage tanks, allowing for the property's future redevelopment into a public park with a monument
- The cleanup of a key corner property at the intersection of three major highways

PROJECT TIMELINE:

January 2007:

Gasoline from Tanks 1-3 removed; Tank 4 removed and leak cleaned up

Fall 2008:

Phase I and II site assessments completed

Spring 2010:

Cleanup of petroleum contamination and removal of USTs begins

Summer 2010:

Cleanup and removal completed

Fall 2010:

Greenspace for public park to be completed



American Recovery and Reinvestment Act Project



EPA Clean-up Grant helps Throckmorton, Texas pursue a community-wide beautification strategy.

Drivers for Redevelopment: The Throckmorton Service Station sits at the intersection of three major highways: US-380, US-183 and US-283. This is the only major intersection in Throckmorton and the only stop light in the county. Located adjacent to the historic 1890 Throckmorton County Courthouse, this small, square property covers just 2,500 square feet but is an integral part of the community. Cleanup and transformation of the Throckmorton Service Station is part of the Throckmorton Beautification Committee's (TBC) Master Plan for the improvement and beautification of downtown Throckmorton. The first phase of this plan was completed in June 2009. Cleanup of the Throckmorton Service Station will allow the TBC to construct a small, public park and monument celebrating the county's role as the geographical, historical and political gateway to West Texas. The monument will be made from recycled, native stone from the Throckmorton County Courthouse restoration project.

Property History: Throckmorton County is home to about 1,850 people, with agriculture and energy industries playing vital economic roles. Since the 1980 oil bust, the energy industry is one of the area's major employers. The Throckmorton Service Station opened for business in 1957, operating as a full-service gas station and garage for about 40 years. During this time, four underground storage tanks (USTs) were installed and the property became contaminated with petroleum products. In 2007, during municipal utility construction, one of the four USTs was punctured, resulting in a 150-gallon leak of used oil onto the property. The UST was emptied and removed, along with ten cubic yards of impacted soil and 550 gallons of an oil-water mixture.

Project Results: In 2008, the Throckmorton Service Station received assessment services totaling nearly \$71,000 from the EPA Region 6 Targeted Brownfields Assessment Program. This money was used to complete both a Phase I and Phase II Environmental Site Assessment. The results identified that the property's soil had been contaminated by petroleum and petroleum products from the 40 years of operations and the 2007 leak.

Once it was established that cleanup action was necessary, Throckmorton applied for and received an EPA Cleanup Grant totaling \$32,200, under the American Recovery and Reinvestment Act. This money was used for the removal of the remaining three USTs. To date, all excavation has been completed and the soil, determined to be free of contaminants, put in place. Throckmorton is now continuing with its plans to create a public park and monument, *Gateway to the West*.