

Suta South

One Step Closer to Redevelopment

Site History

The Suta Supply South property is located on 1st Street North in Sunburst, Montana. The property was operated as a gas station until 1992 then a filling station for commercial vehicles until late 1998. A subsurface petroleum release was reported in November 1996. A remedial investigation was completed in early 2000 to determine the extent of the contamination. Soil borings and groundwater samplings exhibited significant levels of various contaminants. Monitoring wells were also installed. In July 2015, approximately 1,000 cubic yards of petroleum impacted soil was excavated and land-farmed. In November 2015 additional monitoring wells were to be placed to determine water quality down-gradient of the excavation area. Currently, the property is occupied by scrap metal, old farm equipment, native grass and gravel.

Assessment and Results

The current owner requested assistance from the Sweetgrass Development Brownfields Program in September 2017 to conduct and Phase I/II Assessment of the property. The objectives were to: evaluate the degree to which soil and groundwater at the site remain contaminated following a petroleum release and subsequent soil removal; determine if an up gradient petroleum release may be encroaching on the site; determine whether previous land-farmed petroleum-impacted soil excavated from the site required additional soil treatment; and evaluate the foundation remaining for asbestos. Through soil boring and groundwater sampling, the petroleum levels of the previously removed soil have diminished to a degree sufficient for land-farm closure. Up gradient releases were found to be on no concern to this site. Asbestos levels of the remaining foundation are below hazardous levels.



Next steps

Additional groundwater monitoring is recommended due to the high concentration of petroleum by-products remaining in the north central section of the property. Further soil removal or injectable treatment may be necessary. Sweetgrass Development will continue to assist the current owner and the Town of Sunburst with continued assessment and clean-up planning to reach the attainable goal of redevelopment.

SWEETGRASS DEVELOPMENT

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