



Sites in Reuse

Broderick Wood Products Superfund Site

5600 Huron Street, Denver, Colorado 80221



Access road on the site's northern boundary and the Union Pacific Railroad rail line on site.



The site's groundwater treatment system facility.



The reclaimed stockpile area at the site (available for industrial use).

Supported Site Uses: The site is in industrial reuse supporting a rail line. Additional areas on site are available for industrial use.

Restricted Use: Institutional controls prohibit residential, agricultural and public use and restrict soil removal, well construction, groundwater use, and activities that might interfere with the remedy. Zoning permits industrial use.



Setting:

- The 64-acre site is located in an industrial area north of downtown Denver in Adams County, Colorado.
- The site includes an area where a wood treatment facility operated from 1947 to 1982.
- In 2004, Union Pacific Railroad completed a rail line across the northern portion of the site. The rail line helps reduce idling time while trains switch directions, resulting in reduced air emissions and traffic congestion at crossings, and improved health and safety.
- An access road at the northern boundary is the primary access point to the site.
- In 2007, Scott Contracting purchased the remaining portions of the site to sell in increments of 2-acre lots for industrial use.
- Surrounding population: 0.5 mile, 291 people; 2.5 miles, 57,974 people; 4 miles, 187,383 people.

- In 1996, workers covered the site with a 1-foot soil cover and built a bioventing system and cutoff wall.
- Bioventing of the subsurface contamination ended in 2002.
- In 2004, the LTUs were modified and upgraded to accommodate the regional rail project.
- The LTUs achieved cleanup levels in 2006. The LTUs will be capped and maintained. Several LTUs will remain open for additional contaminated soil found during future redevelopment activities.
- Operation of the groundwater treatment system and groundwater monitoring continue.

Disclaimer: EPA does not warrant that the property is suitable for any particular use. Any prospective purchaser must contact the property owner for sale potential.

Remedial Status:

- Between 1993 and 1994, cleanup activities included sludge removal, former process area structure removal and demolition. Crews constructed land treatment units (LTUs) and a groundwater treatment system. Contaminated soil was removed, stockpiled and then transferred into the LTUs.

FOR MORE INFORMATION, PLEASE CONTACT:

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Site Summary:

<http://www2.epa.gov/region8/broderick-wood-products>