

Property Description Data

Map ID #

218

Environmental Issues: USTs, ASTs, closed LUST, Duluth Manufacturing and Foundry Blacksmith (historic)

Site Name: Coca-Cola Bottling Plant

Site Address: 300–302 S Central Ave

Current Use: Industrial building used by Coca-Cola as a bottling facility

Photographs



Looking east-northeast across the property



2012 aerial photograph from Bing Maps





Historical Summary

Year	Use	Source (↑ North)
1892-1902	Partial coverage of the property was provided. The property is part of the Duluth Manufacturing Company. Identified building uses include a transfer table, paint shop, erecting shop, general and wheel foundry, blacksmith shop, axle forge and rolling mill, and pattern shop.	<div> </div> <div>1892 fire insurance map</div>
1908-1924	Partial coverage of the property was provided. The property is part of the American Carbolite Company. Notable building uses include the following: warehouse, coal and lime storage, a gas producer room, a transformer and furnace room, a sand room, and a switch room.	<div> </div> <div>1908 fire insurance map</div>

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Year	Use	Source (↑ North)	
1930-1939	Land use at the property appears relatively unchanged. No city directory listings were identified for the property.	Aerial photographs, city directories	 <p>1939 aerial photograph</p>
1948-1953	The property is occupied by the Superior Insulation Manufacturing Company. Notable building uses were not identified. Soil disturbance is visible throughout the eastern portion of the property.	Aerial photographs, fire insurance map	 <p>1948 aerial photograph</p>
1956-1966	The property is part of the Unit Step of Duluth and Zenith Concrete Companies. Notable building uses include an office, block storage, and a curing area.	Aerial photographs, city directories, fire insurance map	 <p>1966 aerial photograph</p>
1971-1972	The western portion of the property is developed with a square-shaped building occupied by the Coca-Cola Bottling Company. No structures are present in the eastern portion of the property.	Aerial photographs, city directories	 <p>1972 aerial photograph</p>

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Year	Use	Source (↑ North)	
1980-present	Land use at the property remains unchanged; however, an asphalt-paved parking/drive area is present to the east of the building.	Aerial photographs, city directories	 2005 aerial photograph

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Regulatory Review

This property was identified as Coca-Cola Bottling on the RCRA-CESQG, Tier II Facility Listing, UST, AST, and LUST databases.

Information supplied in the regulatory report indicates the RCRA-CESQG listing (MND006182133) is for corrosive waste. A compliance evaluation inspection conducted in 2002 identified two violations regarding general generator requirements and manifest requirements that resulted in the issuance of a letter of warning. According to the EPA Environmental Compliance History Online (ECHO) website, the facility is considered to be in compliance, and corrective actions were not listed for the facility. The Tier II listing indicates that the average amount of sulfuric acid kept on-site is 3,978 pounds, the average amount of lead is 10,342 pounds, the average amount of carbon dioxide is 6,400 pounds.

The following storage tanks were identified for the property:

Tank Number	Capacity	Status	Product	Type
001	10,000	Removed	Diesel	UST
002	10,000	Removed	Gasoline	UST
003	265	Removed	Waste Oil	UST
1001	1,000	Removed	Diesel	AST
1002	500	Removed	Kerosene	AST
1003	240	Active	Motor Oil	AST

Regulatory information indicates that a release (Leak No. 4416) was reported in August 1991. A summary of the leak site file information is provided below.

Leak No. 4416

An Excavation Report, prepared by Nova Environmental and dated November 25, 1991, indicates that one 10,000-gallon diesel UST and one 10,000-gallon gasoline UST were removed on August 19–21, 1991. The report also indicates that a waste oil UST was previously removed from the north side of the building (no removal date was provided).

Excavated soil and soil remaining in the excavation was monitored for the presence of organic vapors; organic vapors were not detected in soil encountered in the excavation below the former waste oil tank. Laboratory analysis of a soil sample collected from the same location did not detect BETX or total petroleum hydrocarbons (TPH) as fuel oil. Vapor monitoring and laboratory analysis of soil encountered during removal of the diesel fuel and gasoline tanks indicated the presence of PID readings of 200 ppm near the fill end of the tanks, and 1,980 TPH as diesel fuel and 723 ppm TPH as gasoline.

After the excavation and removal of approximately 150 cubic yards of impacted soil, organic vapor monitoring from the bottom of the excavation did not detect petroleum hydrocarbons. Laboratory analysis of a soil sample collected from below the north end of the gasoline tank detected 2.01 ppm TPH, below the MPCA action level of 50 ppm. Petroleum hydrocarbons were not detected in the other soil samples collected from below the gasoline and diesel fuel tanks. Organic vapor monitoring of soil exposed on the sidewalls did not detect petroleum vapors.

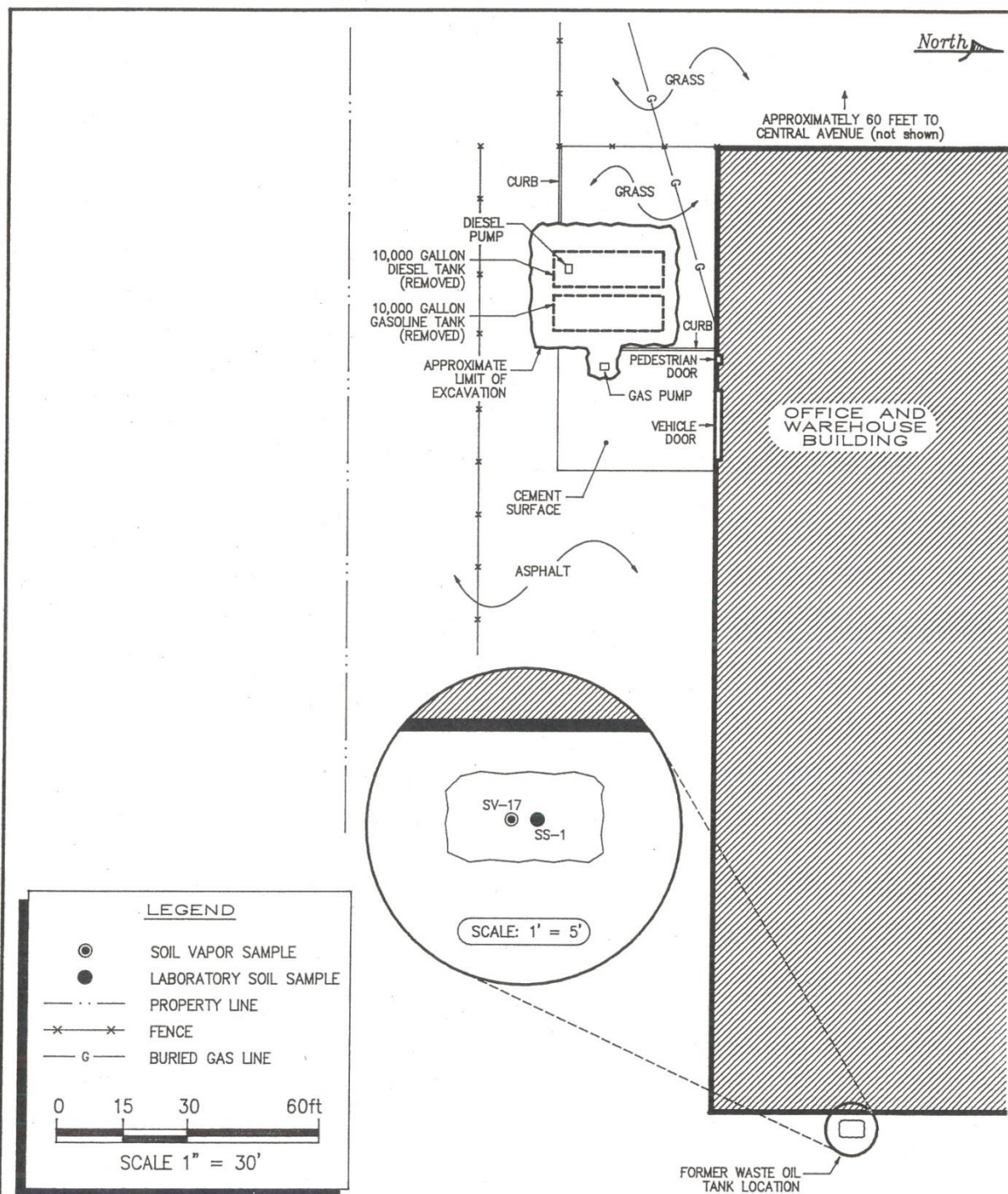
Based on this information, site closure was requested. The release was closed on February 10, 1992.

The locations of the above referenced 1,000, 500, and 240-gallon ASTs are not known.

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SITE DIAGRAM
COCA-COLA BOTTLING MIDWEST, INC
300 SOUTH CENTRAL AVENUE
DULUTH, MINNESOTA

M852/M91-528

Nova
Environmental Services, Inc.

AUG - 91

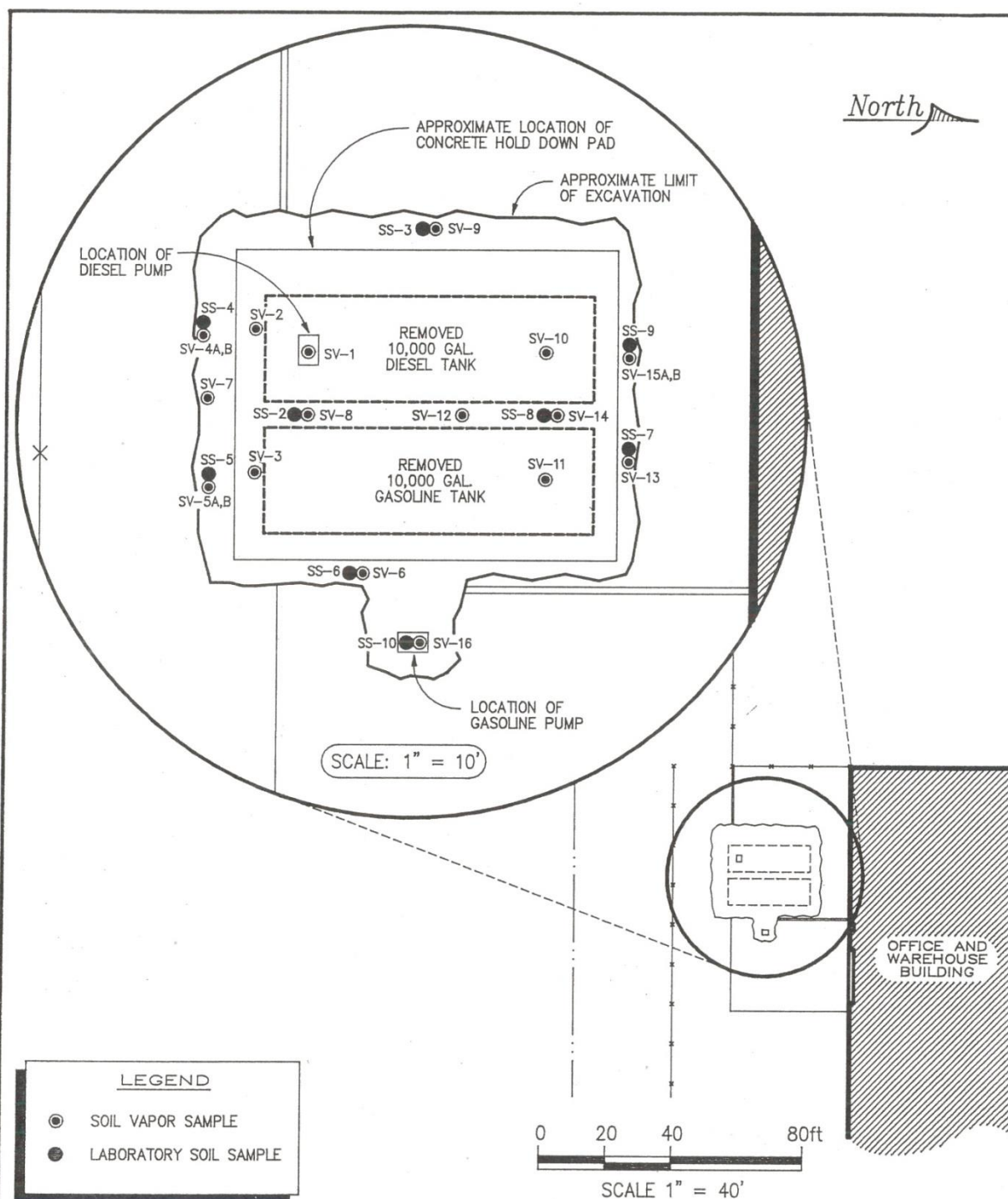
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SOIL SAMPLE LOCATION DIAGRAM
COCA-COLA BOTTLING MIDWEST, INC
300 SOUTH CENTRAL AVENUE
DULUTH, MINNESOTA

M852/M91-528

Nova
Environmental Services, Inc.

AUG - 91

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Land-Based Classifications Standards

Dimensions	Code	Classifications
Activity	3120	Primarily goods storage or handling activities
Function	3110	Food and beverages
Structural Character	2620	Heavy industrial structures and facilities
Site Development Character	6000	Developed site with buildings
Ownership	1000	No constraints, private ownership

Property Attributes

Category	Comments
PID	010-0130-00165
Legal Description	Lot 00, Block 00, Rearrangement Auditors Plat West Duluth
Acres	5.65
Parking	Parking on property
Topography	Level in western portion of property, moderate slope down to east in eastern portion of property
FEMA Flood Zone	Eastern-most portion of property in Zone B, areas subject to 100 year flood. Remaining portions of property are in Zone C, areas of minimal flooding
Census Tract	158
Proximity to Highway Access	Within 0.36 mile of Interstate 35
Existing Buildings	One bottling facility constructed by 1971
Previous Investigation	USTs removed in 1991 resulting in Leak No. 4416, closed in 1992