



Ready for Reuse

Gulfport Commercial/Industrial Property

10045 Three Rivers Road, Gulfport, Mississippi 39503



A view of the site facing northwest shows the site has been remediated, graded and seeded.

Site Name: Chemfax, Inc. Superfund Site

Size: 11 acres

Existing Site Infrastructure: All major utilities are available.

Readiness for Reuse: The site is vacant and ready for commercial or light industrial use.

Use Restrictions: A restrictive covenant was placed on groundwater use in February 2017.

SETTING:

- The site, zoned for commercial and light industrial uses, is located next to a major commercial area along U.S. Interstate 10. Gulfport-Biloxi International Airport, downtown Gulfport and the Port of Gulfport are several miles south of the site.
- The site is situated on Sixteenth Section land. Title to Sixteenth Section land is vested in the State of Mississippi, in trust, for support of public education.
- The site includes open space and brush, two abandoned structures and building footings. A gate along Three Rivers Road provides site access.
- Site surroundings include Bernard Bayou (north), vacant land and industrial uses (east), and commercial areas (south and west).
- Surrounding population: 0.5 mile, 57 people | 2.5 miles, 16,921 people | 4 miles, 52,606 people.

ethylbenzene and xylenes) and PAHs (polynuclear aromatic hydrocarbons).

- Site contamination does not pose a risk to human health. The site is fenced and nearby properties connect to the public water system.
- In 1999, EPA removed drums, storage tanks, asbestos and some soils from the site.
- From 2014 to 2016, the State conducted a more thorough cleanup. A total of 109,211 tons of contaminated soils were excavated and disposed off site.
- Groundwater monitoring is ongoing.

REMEDIAL STATUS:

- Resin and wax manufacturing contaminated site soils and groundwater with BTEX (benzene, toluene,

FOR MORE INFORMATION, PLEASE CONTACT:

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

Site Summary: www.epa.gov/superfund/chemfax
Additional Reuse Information: <https://semspub.epa.gov/src/document/04/11014402>