

CON 12-15
Doc # 11172



Site
Investigation
Report
Review

**SIRR Report
for
Unassigned Uncontrolled Sites**

SIRR ID P64-0003
Site Name BRENTON BANK (MARSHALLTOWN)
City Location Marshalltown
Site Type Property Audit
County Marshall

Screening Activity Initial Site Screening

SITE INFORMATION

Property Owner Brenton Bank Corp.
Mailing Address 6800 Lake Drive
Suite 250
West Des Moines, IA 50266
Location/Legal Description 102 South Center Street
Marshalltown, IA
(Lot 9 of Block 21)

Size Of Property 1.55 acres

Report Prepared By Seneca Environmental Services

Date Report Submitted 11/09/2000

Report Submitted By Seneca Environmental Services

Current Usage Bank building & parking

REPORT INFORMATION SUMMARY

I. Summarize the data submitted (no., type, depth of soil borings, surface samples, ground water samples, other sampling conducted, analyses performed, contamination identified, etc.)

Phase I and Phase II Environmental Site Assessments were submitted. The Phase I assessment consisted of site description, records review for site history, and results of personal site recon. Phase II assessment consisted of four bore holes advanced to depth of 10 to 20 feet to collect soil and groundwater samples for analysis for VOC's by EPA method 8260 and for petroleum compounds by IA method OA-1 and OA-2. Soil samples were field screened using a PID. No evidence of VOC's were detected in soil using the PID. Soil samples were collected from near the water table from all four borings and all four borings converted to monitoring wells. Groundwater was collected from borings #1 and #2. Soil and groundwater samples from soil boring #2 contained detectable tetrachloroethylene PCE. the observed soil conc. was 0.013 mg/kg, the state LRP standard is 780 mg/kg. PCE was also detected in groundwater at 21.2 ug/L which is in excess of the state (LRP) standard of 5.0 ug/L. Groundwater did not recover in boring #3 and #4 so no samples were collected.

II. Summarize the site history (past usages, known or suspected contamination pathways such as tanks, S.W. burial, septic tank/tile field, lagoon, land application, etc.)

The historic usage at the site include paint shop and printing shop and dry cleaner and gas station. Other gas stations are noted to have existed on surrounding properties. The site was evaluated for environmental impacts from the dry cleaner and gas station only. No assessment for activities related to the paint shop and printing shop were conducted.



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III. Summarize the other relevant information (include what may have been learned or known from sources other than the report itself, such as DNR files)

Phase I assessment consulted relevant IDNR sources.

REVIEW SUMMARY

Contaminant Type Other

I. Summarize your findings and conclusions regarding the contaminants found and their extent and concentrations. Relate those values known criteria such as water quality standards, MCLs, established cleanup levels, background or any other relevant or useful benchmarks used to determine the site's priority.

Based on soil and groundwater analysis from four soil borings it appears that a limited PCE release has occurred. PCE concentrations in groundwater are above state standard but appear to be limited to one area of the property, and there are no known receptors. No observed petroleum compounds in soil or groundwater. No groundwater samples were collected from borings #3 and #4.

II. Summarize the potential or actual impacts of the contamination. What is known about the neighboring area, i.e., are there residences, businesses, public use areas, etc.? Are there wells in the area that could be potentially impacted? Are there identified contaminant pathways such as water or sewer lines, drain tiles, or fissures? Identify any other use/location issues that deserve consideration in any priority assignment.

Actual impact to soil is below state standards, actual impact to groundwater is limited but does exceed state standards for PCE. Potential impact to environment and human health is very low as extent of contamination appears limited and there are no known receptors.

III. Summarize any other information, knowledge, or reasoning used in determining your recommendation regarding the priority assigned to this site.

Priority 3, for (dry cleaner) based on limited extent and relatively low concentration of PCE detection. No priority assignment determination for paint shop and printing shop.

PRIORITY LEVEL

Priority Level 3

PROGRAM AUTHORITY REFERRAL

Program Authority Referral Other

Other Referral

ISS/Form Completed By Matthew Culp

ESS Completed B

Date ISS Completed 05/17/2001

Date ESS Completed

Date Completed

Form Reviewed

Date Reviewed

5/24/01



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PRE-CERCLIS SCREENING ASSESSMENT CHECKLIST/DECISION FORM

This checklist can assist the site investigator during the Pre-CERCLIS screening. It will be used to determine whether further steps in the site investigation process are required under CERCLA. Use additional sheets, if necessary.

Checklist Preparer: Matthew Culp/ Senior Environmental Specialist 5/17/01
 (Name/Title) (Date)
IDNR , Wallace Building Des Moines, IA 1-515-242-5087
 (Address) (Phone)
Matt.culp@dnr.state.ia.us
 (E-mail Address)

Site Name: Brenton Bank (Marshalltown)

Previous Names (if any): none

Site Location: 102 South Center Street
 (Street)
Marshalltown Iowa
 (City) (ST) (Zip)

Latitude: 42.02.53 Longitude: 92.54.41

Compare the following checklist. If "yes" is marked, please explain below.

	YES	NO
1. Does the site already appear in CERCLIS?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2. Is the release from products that are part of the structure of, and result in exposure within, residential buildings or businesses or community structures?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Does the site consist of a release of a naturally occurring substance in its unaltered form, or altered solely through naturally occurring processes or phenomena, from a location where it is naturally found?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4. Is the release into a public or private drinking water supply due to deterioration of the system through ordinary use?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5. Is some other program actively involved with the site (i.e., another Federal, State, or Tribal program)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Are the hazardous substances potentially released at the site regulated under a statutory exclusion (i.e., petroleum, natural gas, natural gas liquids, synthetic gas usable for fuel, normal application of fertilizer, release located in a workplace, naturally occurring, or regulated by the NRC, UMTRCA, or OSHA)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
7. Are the hazardous substances potentially released at the site excluded by policy considerations (e.g., deferral to RCRA Corrective Action)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
8. Is there sufficient documentation that clearly demonstrates that there is no potential for a release that could cause adverse environmental or human health impacts (e.g., comprehensive remedial investigation equivalent data showing no release above ARARs, completed removal action, documentation showing that no hazardous substance release have occurred, EPA approved risk assessment completed)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Please explain all "yes" answer(s), attach additional sheets if necessary:

Questions 8:

The only product identified is tetrachloroethylene (PCE) a Solvent in groundwater at 21.2 ug/L which exceeds state standard of (5ug/L) but the observed concentration is limited in extent on site. No actual receptors identified. No potential impact to environment and human health from soil because it is covered with cement driveway and no potential impact to receptors or deep groundwater aquifer due to depth.

Site Determination:

☐ Enter the site into CERCLIS. Further assessment is recommended (Explain below).

☒ The site is not recommended for placement into CERCLIS (Explain below).

DECISION/DISCUSSION/RATIONALE:

No further action under CERCLA

Recommend Priority 3 status under state authority.

Regional EPA Reviewer:

State Agency/Tribe:

Print Name/Signature

Date

Print Name/Signature

Date

State: SC Date: 5/24/01 RPM/OSC/SAM: _____ Date ____/____/____
** Pre-CERCLIS sites must be added as a PC Code under the Regional Utility Codes (found under the Utilities pull-down menu) along with the initiated date. Brownfields Assessments, State Voluntary Cleanups and Brownfields Pilots must also be entered into the Regional Utility Code with the initiated dates. The comment "Added as preCERCLIS (date)". If the site becomes a CERCLIS site it must be deleted from this list and the information added to the Discovery Screen as pre-CERCLIS must be deleted by an administrator. **

**Send to file room after data entry and QA to be entered as a part g file.
ENFORCEMENT SENSITIVE INFORMATION
FOR INTERNAL USE ONLY



NO EPA ID

NO DISCOVERY DATE

NPL Status = O- NOT A VALID SITE OR INCIDENT

Site Name Brenton Bank (Marshalltown)

Initiated Date: 05/17/2001

Initiated By: ☐ Removal ☒ Site Assessment

Address: 102 South Center Street

County Name: Marshall

City, State, Zip: Marshalltown, Iowa

State ID (if one exists): P64-0003

Congressional District: 3rd

NPL Status: = ☒ Not a Valid Site or IncidentFederal Facility? ☐ Yes ☒ No

Section: ☐ C-(SACR) Site Assessment/Cost Recovery Branch ☒ L-(EFLR) Enfr/Fund Lead RV Branch ☐ F-(FFSE) Federal Facilities/Special Emphasis Branch
☐ M-(MOKS) MO/KS remedial Branch ☐ I-(IANE) IA/NE Remedial Branch ☐ O-(ER&R) Emergency Response & RV Branch

List Site Alias Name (s): none

Directions to Site: from Des Moines go east on I80 then north on state highway 330 to Marshalltown

Site Description: Site is flat and located in commercial down town surrounded by buildings and parking areas and buried utilities

Site Size: 1.55

Site Dimension: ☒ Acres ☐ Square Feet
☐ Feet ☐ Square Miles ☐ 0 Miles

USGS Quadrant: Marshalltown SE USGS Hydro Unit:

Latitude: 42. 02.53 Longitude: 92.54.41

(With the release of 3.9 lat/long are in Decimal Degree format)

Lat/Long Accuracy: ☒ Seconds ☐ Miles ☐ Feet
☐ Degrees ☐ Minutes ☐ Kilometers ☐ Meters

Lat/Long Source: ☐ EPA Region 7 ☐ EPIC
☐ Regulated Entity ☐ Private ☐ Geograph
☐ SNAP ☒ Other ☐ Other Fed Agency
☐ Contractor ☐ EPA HQ

Owner ☒ Bank/Loan Company ☐ Indian Lands
Operator ☐ County Owned ☐ Other
Type ☐ District Owned ☒ Private
(choose 1): ☐ Federally Owned ☐ Mixed Ownership
☐ Former Federally Owned or Operated ☐ State Owned
☐ Government Owned/Contractor Operated ☐ Trustee, Federal
☐ Privately Owned/Government Operated ☐ Trustee, State
☐ Property Defaulted Back to Government
☐ Municipality

Operational Status: ☐ Active ☒ Inactive ☐ Unknown
Incident Type: ☐ Non-Oil Spill ☐ Oil Spill ☐ Unknown

Non-NPL Status (Choose one):

Protect: ☐ Yes ☐ No
☐ Addressed as part of NPL site (AX)
☐ Combined PA/SI Ongoing (CO)
☐ Combined PA/SI Start Needed (CS)
☐ Deferral of NPL Listing Dec. While States
Oversee Resp. (SD)
☐ ESI Ongoing (EO)
☐ ESI Start Needed (ES)
☐ Fed Fac ESI Review Start Needed (FE)
☐ Fed Fac Prelim Assessment Rev Ongoing (PG)
☐ Fed Fac Prelim Assessment Rev Start Needed (PN)
☐ Fed Fac Site Inspection Rev Ongoing (FG)
☐ Fed Fac Site Inspection Rev Start Needed (FS)
☐ HRS Ongoing (HO)
☐ HRS Package Completed-Further Eval. Needed (HN)
☐ HRS Start Needed (HS)
☐ Integrated ESI RI Ongoing (IO)
☐ Integrated ESI/RI Start Needed (IS)
☐ Integrated Removal/Remedial Eval Ongoing (IN)
☐ Integrated Removal/Remedial Eval Start Needed (IR)
☐ NFRAP (NF)
☐ Other Cleanup Activity:
Fed Fac-lead Cleanup (OF)
☐ Other Cleanup Activity:
Private Party-Lead Cleanup (OP)
☐ Other Cleanup Activity:
State-Lead Cleanup (OS)
☐ Other Cleanup Activity:
Tribal-lead Cleanup (OT)
☐ PA Ongoing (PO)
☐ PA Start Needed (PS)
☐ Ref to Rvl-Further Assess Needed (RW)
☐ Referred to Rvl - NFRAP (RR)
☐ Removal Only Site (No Site Assess Work) (RO)
☐ SI Ongoing (SO)
☐ SI Start Needed (SS)
☐ SIP Ongoing (SG)
☐ SIP Start Needed (SN)
☐ Site Reassessment Ongoing (SR)
☐ Status Not Specified (SX)
☐ Site Reassessment Start Needed (RN)

Site Type (Choose all that apply - for every main category chosen in bold at least one sub-category must be selected; if more than one main and sub category is selected indicate which is primary):

Primary designation: RC

☐ MP-Manufacturing/Processing/Maintenance - Applicable sub-categories

☐ CA-Chemicals and allied products
☐ CG-Coal gasification
☐ CP-Coke production
☐ EP-Electric power generation and distribution.
☐ EE-Electronic/electrical equipment
☐ FT-Fabrics/textiles
☐ LW-Lumber and wood products/pulp and paper
☐ WP-Lumber and wood products/wood preserving/treatment
☐ MF-Metal fabrication/finishing/coating and allied industries
☐ OR-Oil and gas refining
☐ OP-Ordnance production
☐ PR-Plastics and rubber products
☐ PM-Primary metals/mineral processing
☐ RA-Radioactive products
☐ T A-Tanneries
☐ TS-Trucks/ships/trains/aircraft and related components

☐ MI-Mining - Applicable sub-categories

☐ CO-Coal ☐ ME-Metals
☐ NM-Non-metal minerals ☐ OG-Oil and Gas

☐ WM-Waste Management - Applicable sub-categories

☐ CL-Co-disposal landfill (municipal and industrial)
☐ ID-Illegal disposal/open dump
☐ IF-Industrial waste facility (non-generator)
☐ IL-Industrial waste landfill
☐ MD-Mine tailings disposal
☐ ML-Municipal solid waste landfill
☐ RW-Radioactive waste treatment, storage, disposal non-generator)

☐ OT-Other - Applicable sub-categories

☐ AG-Agricultural (e.g., grain elevator)
☐ CS-Contaminated sediment site with no identifiable source
☐ DC-Dust control
☐ GP-Ground water plume site with no identifiable source
☐ MO-Military/Other Ordinance
☐ PS-Product storage/distribution
☐ RD-Research, development, and testing facility
☒ RC-Retail/commercial
☐ SE-Spill or other one-time event
☐ TP-Transportation (e.g., railroad yards, airport, barge docking, site
☐ TW-Treatment works/septic tanks/other sewage treatment

☐ RE-Recycling - Applicable sub-categories

☐ AT-Automobiles/tires ☐ DT-Drums/tanks ☐ WO-Waste/used oil
☐ BS-Batteries/scrap metals/secondary smelting/precious metal reco
☐ CC-Chemicals/chemical waste (e.g., solvent recovery)

Add Action: ☐ PRE-CERCLIS SURVEYS ☐ Planned Complete / / Actual Complete: / / OU 00Lead code (choose one): ☐ F-EPA Fund Financed ☐ FF - Federal Facility ☒ S - State, Fund Financed SCAP Note:Comment: ☐ Site or ☐ Action:

Signatures:

No further action under CERCLA Authority.
action under state authority.