



Site  
Investigation  
Report  
Review

SIRR Report  
for  
Unassigned Uncontrolled Sites

**CON 12-15**  
**Doc #11838**

SIRR ID O85-0001  
Site Name CHECKER STATION (FORMER) - HUXLEY  
City Location Huxley  
Site Type Other  
County Story

Screening Activity	Initial Site Screening
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**SITE INFORMATION**

Property Owner Speedway SuperAmerica  
Mailing Address Speedway Office  
P. O. Box 1500  
Springfield, OH 45501  
Attn: Keith A. Hughes  
Location/Legal Description Former Checker Location  
29341 Highway 69  
Huxley IA  
Size Of Property unknown  
Report Prepared By Keith A Hughes  
Report Submitted By Speedway SuperAmerica LLD

Date Report Submitted 01/17/2001  
Current Usage vacant

**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.)**

Terracon performed a Tier II cleanup report for this site. All soil samples were field screened using an Organic Vapor Meter. The monitoring wells were all purged by three calculated well volumes prior to sampling. Piezometers were installed for the hydrocarbon assessment that was performed in 1995. A 1997 geoprobe investigation was performed to relocate the water supply well that is within 1000 feet of the contamination plume. At that time, monitoring wells were put in to replace the piezometers to evaluate groundwater contamination.

Benzene, Toluene and petroleum hydrocarbons were tested for to meet the requirements of the Tier II. The highest level of TEH-diesel in soil was found in P-4R at a level of 600 mg/kg. For groundwater, levels of TEH-diesel ranged between non-detect to 2,100 ug/L. There were four hits above the state action level during the latest sampling event.

**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.)**

There is a water supply well within 1000 feet. This well is being abandoned and moved outside of the site upgradient to the contamination. There was not any TEH-diesel and or waste oil stored at the site. The tier II provided a short list of previous



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owners for the site history. The well that was moved belonged to the previous owner, Jim Dooley. At the time of ownership, the site location was a Checker Imperial Oil Company of Iowa. The site has not operated as a service station since 1982. In 1984-85 2-20,000 gallon gasoline and 2-1,500 gallon bulk oil AST's were removed from the site.

### **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)**

One pathway that did not pass was the groundwater to a water well. This was corrected by moving the well outside of the contaminated area upgradient of groundwater flow. Also, DNR placed a restriction that no plastic water lines would or could be installed in the area of the site to avoid any groundwater to plastic water line pathway violations.

The tier II leaves this site at a low risk for potential residential confined spaces and low risk for potential sanitary sewer pathways. There are no corrective measures required for these pathways but should be kept in mind if at any time further use of the land occurs. The site classifies as a non-protected groundwater source.

### **REVIEW SUMMARY**

**Contaminant Type** Petroleum

#### **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.**

The highest level of benzene was found at 7500 ug/L. The state action level for this contaminant is 50 ug/L. TEH as waste oil was also found at a level of 451 ug/L. The state groundwater action level is 1,200 ug/L. The sampling point that yielded the highest benzene level is P-2R. This well is very close to a mobile home shown on the GW ingestion drinking water well map from Terracon's Tier II. The source area was at P-4 and monitoring wells were installed according to DNR guidance documents. Large amounts of benzene hits were found around this sampling point in the groundwater.

#### **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.**

There was one well that was initially impacted and it has been moved to a location upgradient and outside of the contamination plume. The ASTs that were removed after the closing of the business were the source of contamination in the soil and groundwater. The soil samples taken in July 2000 show that the levels of benzene and toluene have significantly decreased. The groundwater samples however are still quite high ranging from <1 to 6,300 ug/L. Groundwater flow direction has been determined to be southwest with an upgradient of .200 and hydraulic conductivity of 0.019 m/day.

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

No further action under CERCLA. This site will be monitored under state authority. Semi-annual monitoring for the next year is recommended to evaluate the benzene levels in the groundwater and its movement towards the new well.

### **PRIORITY LEVEL**

**Priority Level** 3-4

### **PROGRAM AUTHORITY REFERRAL**



**Site Investigation Report Review**

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**Program Authority Referral** Chapter 133

**Other Referral**

**ISS/Form Completed By** Piper Sullivan

**Date ISS Completed** 08/02/2001

**ESS Completed By**

**Date ESS Completed**

**Date Completed**

**Form Reviewed**

A handwritten signature in black ink, appearing to read 'JCS', is written over the 'Form Reviewed' label.

**Date Reviewed**

9/3/01

# 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: Piper Sullivan 8-2-01  
(Name/Title) (Date)  
502 E. 9<sup>th</sup> Street, DSM IA 50319 (515)242-0879  
(Address) (Phone)  
(E-mail Address)

Site Name: Checker Station (former)

Previous Names (if any): \_\_\_\_\_

Site Location: 29341 Highway 169  
(Street)  
Huxley IA  
(City) (ST) (Zip)

Latitude: \_\_\_\_\_ Longitude: \_\_\_\_\_

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)? <u>State</u>	<input checked="" type="checkbox"/>	<input 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:

No further action under CERCLA.  
 monitored by state authority

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:**

- Petroleum contaminant only.
- State regulated.

Regional EPA Reviewer:

Print Name/Signature

Date

State Agency/Tribe:

Print Name/Signature

Date

*Stuart C. Schmitz / S.C.S.*

*9/13/01*



NO EPA ID

NO DISCOVERY DATE

NPL Status = O - NOT A VALID SITE OR INCIDENT

Site Name: checker station

Initiated Date: 01/17/01

Initiated By: [ ] Removal [x] Site Assessment

Address: 29341 Highway 69

County Name: Story

City, State, Zip: Husley, IA

State ID (if one exists): 085-0001 Congressional District:

NPL Status: = [x] Not a Valid Site or Incident

Federal Facility? [ ] Yes [x] 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):

Directions to Site:

Site Description:

Site Size: UNKNOWN

Site Dimension: [ ] Acres [ ] Square Feet [ ] Feet [ ] Square Miles 0 Miles

USGS Quadrant: USGS Hydro Unit:

Latitude: Longitude:

(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 [ ] Contractor [ ] EPA HQ [ ] Other Fed Agency

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

Operational Status: [ ] Active [x] Inactive [ ] Unknown Incident Type: [ ] Non-Oil Spill [ ] Oil Spill [x] Unknown

Non-NPL Status (Choose one):

Protect: [ ] Yes [x] 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: [ ] 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, sit [ ] 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 rec [ ] CC-Chemicals/chemical waste (e.g., solvent recovery)

Add Action: [x] PRE-CERCLIS SURVEYS Planned Complete: 08/02/01 Actual Complete: 08/02/01 OUI: 00

Lead code (choose one): [ ] F-EPA Fund Financed [ ] FF - Federal Facility [x] S - State, Fund Financed SCAP Note:

Comment: [ ] Site or [ ] Action:

Signatures:

No further action under CERCLA State authority monitoring.

State: J.C. S.

Date: 9/13/01

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