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STATE OF IOWA

TERRY E. BRANSTAD, GOVERNOR
KIM REYNOLDS, LT. GOVERNOR

DEPARTMENT OF NATURAL RESOURCES
ROGER L. LANDE, DIRECTOR

June 27, 2011

Mr. Doug Wilson, PE
Capital Improvement Project Manager, Public Works Department
1201 6th Street SW
Cedar Rapids, IA 52404

Subject: Phase II Environmental Site Assessment for 415-423 2nd Street SW and 116 5th Avenue SW, Cedar Rapids

Dear Mr. Wilson:

Thank you for the submittal of the Phase II Environmental Site Assessment (ESA) received on June 17, 2011 for the property referenced above.

The Iowa Department of Natural Resources (IDNR) has reviewed the Phase II ESA for evidence suggesting the existence of a hazardous substance. While contaminants have been found, the DNR has not identified evidence suggesting the likely existence of a hazardous condition.

Chemical analysis of soil sample B2 identified lead at a concentration of 620 mg/Kg, which is above the statewide standards of 400 mg/Kg. TEH-motor oil in soil sample B2 was detected at a concentration of 23000 mg/Kg, but there is no statewide standard for TEH-motor oil in soil. Note that groundwater was not sampled at B2, the location of the highest concentration of TEH-motor oil in soil. No other contaminants analyzed for were detected at significant levels in soil samples.

Barium detected in the one groundwater sample collected, B1/TMW1 is at a concentration below statewide standards. No other significant levels of contaminants were identified in the Phase II Environmental Site Assessment Report.

With consideration of the conditions noted above, the Department does not require any follow-up action based on the Phase II findings. This determination should not be construed to be an endorsement by the DNR that a hazardous condition does not exist on the property. Instead, it is a conclusion by the DNR that available information (without regard to the quality or quantity of that information) does not suggest the likely existence of hazardous condition on the property. Furthermore, this determination does not constitute an endorsement by the DNR as to the appropriateness of any proposed use of the property. If such an endorsement is sought, the property may be enrolled in the Iowa Land Recycling Program (LRP), which would involve a thorough investigation and assessment of risks associated with possible uses of the property (www.iowadnr.com/land/consites/lrp/conLRP.html).

Since there are no regulatory requirements for the conduct of Phase I/II Environmental Assessments, the DNR does not approve, reject or otherwise make judgment on the quality or adequacy of Phase I/II Environmental Assessments. Instead the DNR looks at the information provided in a Phase I/II Environmental Assessment in addition to other generally available information about the property (e.g., geology, well location, land use) for evidence of a potential hazardous condition (as defined in 567 Iowa Administrative Code (IAC) Chapter 131). Hazardous conditions are required to be reported to the DNR (567 IAC Chapter 131).

Feel free to contact me if there are any questions, comments, or concerns at (515) 281-4117.

Sincerely,



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