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STATE OF IOWA

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

DEPARTMENT OF NATURAL RESOURCES
ROGER L. LANDE, DIRECTOR

September 12, 2011

Mr. Steven Boka
Director of Community Development
City of Muscatine
215 Sycamore Street
Muscatine, Iowa 52761

Subject: Arnolds Motor Supply, 610 Grandview Avenue, Muscatine, Iowa 52761

Dear Mr. Boka:

Thank you for the submittal of the Phase II Environmental Site Assessment dated January 2011, conducted on the property referenced above.

The Iowa Department of Natural Resources (IDNR) has reviewed the Phase II Environmental Assessment 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.

As noted in the report, the site assessment consisted of one soil boring (BH-1) which was converted into a temporary monitoring well (MW-1) for collection of two soil samples and a groundwater sample. One soil sample was collected from 0-2 feet deep and the other soil sample was collected from 9 feet deep. The only exceedence of an applicable standard onsite was benzo(a)pyrene in the shallow soil sample at a concentration which slightly exceeded the applicable standard. Barium, chromium, arsenic, and lead were detected in the soil at concentrations below the applicable standards. Barium, bis(2-ethylhexyl)phthalate, and di-n-butyl were detected in groundwater onsite at concentrations below the applicable standards.

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) 281-4420.

Sincerely,



Tami S. Rice
Environmental Specialist Senior
Contaminated Sites Section
Iowa Department of Natural Resources

Cc: Cal Lundberg, Supervisor, Contaminated Sites Section, Iowa Department of Natural Resources
Mel Pins, Brownfield Coordinator, Contaminated Sites Section, Iowa Department of Natural Resources
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