



December 19, 2023

GEOFF FRANZENBURG
COMPASS COMMERCIAL SERVICES
1950 BOYSON RD
HIAWATHA IA 52233

**Re: Terex/HUB Residential Development (903-825 16th St., Cedar Rapids, IA)
Contaminated Sites Database Site ID No. 2787
Site Summary Review/Closure Request**

Dear Mr. Franzenburg:

The Iowa Department of Natural Resources (DNR) received the Site Summary Report and request for closure during an in-person meeting on December 13, 2023. Thank you for the submission. The Summary Report included a brief site history, sampling results, and proposed next steps regarding the HUB Residential Development site.

Groundwater sampling has identified concentrations of manganese over the Health Advisory Level (HAL) of 0.3 mg/L. Further sampling has allowed for delineation of the 0.3 mg/L manganese groundwater plume around monitoring well TMW3. No other metals, VOCs, SVOC, or TEH concentrations were over HAL/MCL levels for groundwater or soil.

The Summary Report requested closure of the site citing the Linn County Well Ordinance. As discussed during the in-person meeting, City/County ordinances can change with little or no notice and therefore an Environmental Covenant (EC) on the property prohibiting drinking and non-drinking water wells would be preferable to sever the groundwater ingestion pathway.

Feel free to contact me with any questions at [\(515\) 721-7024](tel:5157217024) or by email at andrew.carver@dnr.iowa.gov.

Sincerely,

Andrew Carver, CGP# 2106
Environmental Specialist
Land Quality Bureau

cc: Iowa DNR Field Office #1
Manchester

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