



328 LaPorte Road  
Waterloo, Iowa 50702  
(319) 233-0441 | oneatlas.com

March 27, 2025

Atlas Project No. 204EM07900

City of Maquoketa, Iowa  
201 East Pleasant Street  
Maquoketa, Iowa 52060  
Attn: Joshua Boldt

**Subject: Property Owners List for Public Notification and Response to the IDNR February 26, 2025, Site Assessment Addendum Review Letter Clinton Engines (605 East Maple Street Maquoketa, Iowa 52060) Contaminated Sites Database ID No. 162**

Dear Joshua Boldt,

The following is in response to the Iowa Department of Natural Resources (IDNR) February 26, 2025, Site Assessment Addendum review letter.

**1) All Appropriate Property Owners**

The following table lists the appropriate names and addresses of adjacent property owners and property owners where the identified trichloroethylene (TCE) groundwater plume has migrated. The list is based upon Tetra Techs May 9, 2023, Targeted Brownfields Assessment and the TCE Groundwater Iso-concentration Map presented as Appendix A.

APPROPRIATE PROPERTY OWNERS TABLE	
NAME	ADDRESS
Neal H. Engel	1370 251st Avenue, Maquoketa, Iowa 52060
Clifford L Jr & Barbara Merrick	401 S Clark St Maquoketa, IA 52060-3227
Benjamin D. Hare	503 E Locust St Maquoketa, IA 52060-3101
William E. and Ardith P. Potter	314 East Locust Street, Maquoketa, Iowa 52060
Marc D. Bolton	314 S Clark St Maquoketa, IA 52060-3224
Tre L. Hayes	312 South Clark Street, Maquoketa, Iowa 52060
Matthew J. & Joni D. Winegar	310 South Clark Street, Maquoketa, Iowa 52060



**APPROPRIATE PROPERTY OWNERS TABLE**

NAME	ADDRESS
Jessica L Okon	310 South Clark Street, Maquoketa, Iowa 52060
Tamara S. Kirgan	306 South Clark Street, Maquoketa, Iowa 52060
Matthew C. Short	503 E Maple St, Maquoketa, IA 52060-3108
Clayton J. & Christine L. Snell	514 E Maple St, Maquoketa, IA 52060-3107
Wanda Donar and Wanda Lamey	23371 S Garry Owen Road c/o 600 Maple Street Maquoketa, IA 52060-3107
Mulgrew, J C Co, LLC	PO Box 894, Dubuque, IA 52004-0894
Beck, Mark A Revocable Trust Beck, Kendra L. Revocable Trust	604 E. Maple Street, Maquoketa, IA 52060
Justin A. Mohr	803 E Maple St, Maquoketa, IA 52060
Eberhart Farm center, Inc	1001 E. Maple Street, Maquoketa, IA 52060
Snell, Clayton J & Christine L	514 E. Maple St. Maquoketa, IA 52060
Hannah L. Gluck	210 S Clark St., Maquoketa, IA 52060
Miranda T. Perryman	208 S Clark St., Maquoketa, IA 52060
BSPROPS, LLC	3467 Highway 62, Maquoketa, IA 52060 c/o 208 S Clark St., Maquoketa, IA 52060 c/o 206 S. Clark St., Maquoketa, IA 52060 c/o 108 S. Clark Street, Maquoketa, IA 52060 c/o 507 E. Pleasant St., Maquoketa, IA 52060 c/o 108 S. Clark St., Maquoketa, IA 52060 c/o Parcel ID 145181933000700 c/o Parcel ID 145181933000700



APPROPRIATE PROPERTY OWNERS TABLE	
NAME	ADDRESS
	c/o 115 S. Matteson St., Maquoketa, IA 52060
RKC, LLC	709 E. Platt St., Maquoketa, IA 52060
Louis L. Clasen	1005 E. Platt St., Maquoketa, IA 52060
Verlar R. Beck	c/o Parcel 141518191042900 c/o Parcel 1415181910402800
City of Maquoketa	802 E. Maple St., Maquoketa, IA 52060 c/o Parcel 1415181910402300 c/o Parcel 1415181910402200 c/o Parcel 1415181910402100 c/o Parcel 1415181910402000 c/o Parcel 146181940102000
Barbara Ihrig	908 E. Platt St., Maquoketa, IA 52060
Sherri Jo Reid	1000 E. Platt St., Maquoketa, IA 52060
RGC Enterprises	1014 E. Platt St., Maquoketa, IA 52060
T & M Investments, Lc	PO Box 1166, Maquoketa, IA 52060 c/o 1015 E. Platt St., Maquoketa, IA 52060
Dale K & Judith G. Schmidt	1020 E. Platt St., Maquoketa, IA 52060
T&M Investments, LC	PO Box 1166 Maquoketa, IA 52060 c/o 1115 E. Platt St., Maquoketa, IA 52060
Fraternal Order of the Eagles	1102 E. Platt St., Maquoketa, IA 52060
Wade and Aimee Heinrich	1010 E. Platt St., Maquoketa, IA 52060
Allen R Barker	1114 E. Platt St., Maquoketa, IA 52060



APPROPRIATE PROPERTY OWNERS TABLE	
NAME	ADDRESS
Ward, Mark Edison Revocable Trust	1116 E. Platt St., Maquoketa, IA 52060
Maquoketa MHP LLC	1117 E. Platt St., Maquoketa, IA 52060
Laurie A. Ashby	1202 E. Platt St., Maquoketa, IA 52060
Cheryl J. Geber	1204 E. Platt St., Maquoketa, IA 52060
First Financial Group, LC	1207 E. Platt St., Maquoketa, IA 52060
George H. Randecker	1209 E. Platt St., Maquoketa, IA 52060
Becker, Khristian J & Kristi L Gimmel Revocable Trust	1211 E. Platt St., Maquoketa, IA 52060
VLS Properties, LLC	1289 E. Maple St., Maquoketa, IA 52060
T&M Investments, LC	1115 E. Platt St., Maquoketa, IA 52060
	1015 E. Platt St., Maquoketa, IA 52060
C&R Tire, Inc.	1011 E. Platt St., Maquoketa, IA 52060
Mitchell-Maskrey, Inc.	907 E. Platt St., Maquoketa, IA 52060
	903 E. Platt St., Maquoketa, IA 52060
	807 E. Platt St., Maquoketa, IA 52060
Casey's Marketing Company	PO Box 54288, Lexington, KY 40555 c/o 801 E. Platt St., Maquoketa, IA 52060
K&T Real Estate, LLC	707 E. Platt St., Maquoketa, IA 52060
Harold A Sprague Jr.	705 E. Platt St., Maquoketa, IA 52060
RKC, LLC	611 E. Platt St., Maquoketa, IA 52060
Till Enterprises, LLC	609 E. Platt St., Maquoketa, IA 52060

**APPROPRIATE PROPERTY OWNERS TABLE**

<b>NAME</b>	<b>ADDRESS</b>
Stockham, G.L. & Son Inc.	601 E. Platt St., Maquoketa, IA 52060
Larry D. Fuller	113 N. Arcade St., Maquoketa, IA 52060 c/o Parcel 145181932602200
Julie A. Moore Larry D. Fuller	109 S. Matteson St., Maquoketa, IA 52060
Vernon L. Nims Jr.	606 S. Niagara St., Maquoketa, IA 52060 c/o 111 S. Matteson St., Maquoketa, IA 52060
Greg Carr	201 S, Matteson, Maquoketa, Iowa 52060
Tara L. Anderson	205 S. Matteson St., Maquoketa, Iowa 52060
Ben J. & Abigail F. Schuller	207 S. Matteson St., Maquoketa, Iowa 52060
William Davison	211 S. Matteson St., Maquoketa, Iowa 52060
Lee Decker	213 S. Matteson St., Maquoketa, Iowa 52060
Joseph L. Dague	215 S. Matteson St., Maquoketa, Iowa 52060
Elicia F. Smith	217 S. Matteson St., Maquoketa, Iowa 52060
Casey Nelson	219 S. Matteson St., Maquoketa, Iowa 52060
Thomas F. Pitts	501 E. Maple St., Maquoketa, Iowa 52060
Trevor D. Strait	303 S. Matteson St., Maquoketa, Iowa 52060
Jackson County, Iowa Fair Grounds	201 W. Platt St., Maquoketa, Iowa 52060



## 2) Soil Sampling Area Focused the Former Manufacturing Area

Field screening readings did not indicate the presence of volatile organic compounds from the surface to ten feet below grade and concentration of contaminants of concern (COCs) exceeding the IDNR Statewide Standards (SWS) were not present within the City of Maquoketa owned parcel 145181938200800. Given COCs were not present, additional soil sampling and analysis to the north towards Maple Street in the former Clinton Engines parking lot was not warranted.

Additional sampling was not completed along the north side of the museum building at 605 East Maple Street given no further development is planned given the known high-risk vapor intrusion conditions. It's recommended that further development along the north side of the Clinton Engines Museum be restricted via an environmental covenant as part of reaching Land Recycling Program closure status.

If you have any questions, please feel free to contact me at [james.goodrich@oneatlas.com](mailto:james.goodrich@oneatlas.com) or 319-855-2843.

Respectfully submitted,  
**Atlas Technical Consultants LLC**

Written By:

A handwritten signature in blue ink that reads "James E. Goodrich". The signature is fluid and cursive, with the first name being the most prominent.

James Goodrich, CGP #2072  
Client Services Manager

## **APPENDIX A**

### **2023 TCE ISO-CONCENTRATION CONTOUR MAP**

