April 23, 2026

MR TRENT BISCHOFF
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Re: Price Oil Company Fueling Station (617 5th St, Durant, IA 52747)
Contaminated Sites Database Site ID No. 2889
Phase II Environmental Site Assessment

Dear Mr. Bischoff:

The Iowa Department of Natural Resources, Solid Waste and Contaminated Sites Section (DNR) has reviewed the March 16, 2026 Phase II Environmental Site Assessment (ESA) (Doc #43447) for the Price Oil Company Fueling Station site located in Durant, Iowa.

The reports detail multiple recognized environmental conditions (RECs) at the location, as well as soil and groundwater samples collected to investigate those RECs. The following RECs were identified at the site:

- RECs – Three active 1,000-gallon underground storage tanks (USTs) are registered for the subject property, and they include two diesel USTs and one kerosene UST. These USTs were installed in 1990. The subject property is not listed as a leaking underground storage tank (LUST) site. A bulk oil facility with several aboveground storage tanks (ASTs) was located on the subject property from as early as 1913 through the early 2000s. An oil warehouse has been located on the east side of the subject property since 1930. Several discarded 55-gallon drums with no labels were recently observed outside on the south side of the oil warehouse. In addition, a filling station with two USTs was located adjacent to the northwest of the subject property, on the southeast corner of the intersection of 5th Street and 6th Avenue, addressed 601 5th Street, beginning as early as 1922. This adjoining filling station was listed by the DNR as a registered UST site. The two gasoline USTs were installed on this adjoining filling station property in 1968 and 1970, and removed in 1990. Soil samples collected from beneath the USTs in 1990 were submitted for laboratory analysis and they did not exhibit petroleum levels that exceeded the DNR corrective action guidelines. The DNR in a letter dated November 26, 1990 reviewed the analysis of the soil samples and stated “no further action is required at this time.” This former filling station site is not listed as a LUST site.
- HRECs – Three 1,000-gallon USTs, two used for gasoline and one used for diesel, were installed on the subject property in 1978 and 1979, and removed in 1990. Soil samples collected from beneath the USTs in 1990 were submitted for laboratory analysis and they did not exhibit petroleum hydrocarbon levels that exceeded the DNR corrective action guidelines. In a letter dated December 21, 1990 the DNR reviewed the soil analysis results and stated that “no further action is required at this time.”

To investigate these RECs, two borings were advanced at the property with two soil samples collected from each boring at the depth interval posing the highest potential for contamination based on field observations and photoionization detector (PID) readings. Following the collection of soil samples, a groundwater sample was collected from both of the borings. Soil and groundwater samples were submitted for laboratory analysis of volatile organic compounds (VOCs) via EPA method 8260B, total extractable hydrocarbons (TEH) via Iowa method OA-2, and resource conservation and recovery act (RCRA) metals via EPA methods 6010B and 7471A.

Laboratory analysis determined that six RCRA metals (arsenic, barium, chromium, lead, mercury, and selenium), ethylbenzene, xylenes, and TEH as diesel were detected in soil at concentrations exceeding laboratory method detection limits, with arsenic exceeding applicable regulatory standards. Although arsenic detections exceeded Iowa Statewide Standards (SWS) in soil, the concentrations observed appear to be consistent with naturally occurring concentrations observed in Iowa soils. Additionally, benzene, toluene, ethylbenzene, xylenes, TEH as diesel, methyl tert-butyl ether, acetone, dissolved arsenic, dissolved barium, and dissolved chromium were all detected in groundwater at concentrations in excess of laboratory method detection limits with benzene, ethylbenzene, and TEH as diesel exceeding applicable regulatory standards. DNR notes that TEH as diesel was detected at particularly high concentrations, exceeding regulatory standards by three orders of magnitude.

Due to the elevated levels of contaminants detected at the site, especially hydrocarbons in groundwater, the site potentially presents a hazardous condition to users of the site and surrounding properties. As such, ***additional assessment is required***. The contamination should be delineated fully to determine whether or not it is extending into any of the surrounding properties, and a risk assessment should be completed to evaluate all potential contamination pathways and hazards presented by the contamination.

The site information and reports have been reviewed as part of the Initial Site Screening (ISS) program. The site has been assigned a **Priority 2**, which constitutes a moderate level of concern.

A work plan to address the additional required assessment **will be due by June 30, 2026**. If you have any questions or if we may be of further assistance, please contact me at (515) 415-0889 or jake.bucklin@dnr.iowa.gov.

Sincerely,

Jake Bucklin Digitally signed by Jake Bucklin
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