

Site Name: East 5<sup>th</sup> & Bell, Dubuque

CON 12-15  
Doc # 9811

Extended Site Screening (ESS)

Project Manager: Hylton Jackson

Date: 10/3/2006

***Summarize the site history (past usages, past ownerships, wastes, known or suspected contamination pathways such as tanks, septic tank/tile field, lagoon, land applications, S.W. burial, etc)***

The 2.5 acre site was a slough from at least 1884 to 1909. The site was filled with unknown material some time after 1909. The site is currently vacant and predominantly covered with grass. This site is part of the Port of Dubuque Brownfields Redevelopment Project. A portion of the site was developed as a lumber mill by 1960. At one time (at least 10 years ago) the site was owned by the Adams Company (foundry and machine shop) and used for storage. Beyond that, past uses for this particular site are not specified. Past commercial and industrial activities at neighboring properties also constitute a recognized environmental concern.

***Briefly describe the site assessment that was conducted (number of borings, monitoring wells, number of samples, depth of soil samples and monitoring wells, analysis, etc.)***

As part of the initial environmental site assessment for the Port of Dubuque Brownfield Redevelopment Project, there were 5 soil borings advanced on this specific site. These soil borings were designated MW-01, MW-05, MW-06, SB-04, and SB-07. The soil borings were advanced to depths of 10 to 18 feet bgs. Borings MW-01, MW-05, and MW-06 were developed as monitoring wells with an unfiltered groundwater sample collected from each. Two soil samples (from 0-2 feet bgs and 2-10 feet bgs ) were collected from each boring and all 10 samples analyzed for VOCs, SVOCs, RCRA Metals, and PCBs/Pesticides. The 3 groundwater samples were analyzed for VOCs, SVOCs, RCRA Metals, and PCBs/Pesticides.

Two additional borings (SB-8 to 10 feet bgs & MW-9 to 18 feet bgs) were advanced during a follow-up investigation near the location of SB-04, the sample location of the highest lead concentration in soil. Soil samples were collected from each at 0-2 feet bgs and from 2-10 feet bgs. A soil sample below 10 feet bgs was collected from MW-9. The 5 samples were analyzed for lead. One unfiltered groundwater sample was collected from MW-9 and analyzed for lead.

***Summarize the findings and conclusions regarding the contaminants found and their extent and concentrations. Relate those values to known criteria such as statewide standards, MCLs, water quality standards, background levels or other benchmarks used to determine site priority.***

Soil:

Lead was detected in 1 soil sample at a concentration (599.3 mg/kg, 2-10 feet bgs at SB-04) that exceeded the Statewide Standard (400 mg/kg). Lead was not detected during the follow-up investigation at concentrations above the Statewide Standards.

Arsenic was detected above the Statewide Standard but below commonly observed background levels. Barium, cadmium, chromium, mercury, 4,4-DDD, 4,4-DDE, 4,4-DDT, aldrin, chlordane, dieldrin, heptachlor, heptachlor epoxide, arochlor 1280, endrin ketone, 2-butanone, acetone, benzo(a)anthracene, benzo(a)pyrene, benzo(b)fluoranthene, chrysene,

bis(2-ethylhexyl) phthalate, and fluoranthene were detected below Statewide Standards.

Groundwater (Concentrations in mg/L, exceedances in **bold**)

| <u>Contaminant</u>          | <u>MW-1</u> | <u>MW-5</u>    | <u>MW-6</u>   | <u>MW-9</u> | <u>Statewide Standard<sup>1</sup></u> |
|-----------------------------|-------------|----------------|---------------|-------------|---------------------------------------|
| Lead                        | 0.0238      | <b>1.017</b>   | <b>0.1321</b> | 0.0104      | 0.075                                 |
| Aldrin                      | ND          | <b>0.00126</b> | ND            | NS          | 0.00021                               |
| Dieldrin                    | ND          | <b>0.00612</b> | ND            | NS          | 0.00022                               |
| Bis(2-ethylhexyl)phthalate) | 0.0051      | <b>0.92</b>    | 0.0051        | NS          | 0.25                                  |

<sup>1</sup> Iowa Land Recycling Program (LRP) Statewide Standard for non-protected groundwater

ND: non detect

NS: not sampled

Arsenic, barium, cadmium, chromium, selenium, silver, mercury, 4,4-DDD, 4,4-DDE, aldrin, chlordane, dieldrin, endrin ketone, heptachlor, heptachlor epoxide, arochlor 1260, benzo(a)anthracene, benzo(a)fluoranthene, chrysene, diethylphthalate, fluoranthene, phenanthrene, and pyrene were detected below the Statewide Standard for protected groundwater.

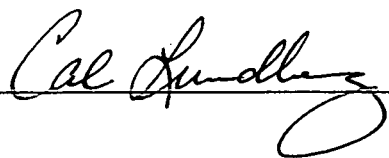
*Identify on-site or off-site potential and actual targets (e.g., municipal wells, private wells, drinking water intakes). What is known of the neighboring area, i.e., are there residences, businesses, public use areas, etc.? Are there utility lines that could be impacted by site contaminants? Identify any other use/location issues that deserve consideration.*

The 2.5 acre site is currently vacant and predominantly covered with grass. This site is part of the Port of Dubuque Brownfields Redevelopment Project and is located within 700 feet of the Mississippi River. Records do not indicate the presence of water wells on or near the site (the nearest well is 1,500 feet away). While not identified, it can be assumed that municipal water/sewer and gas utilities are present on or near the site.

*Summarize the reasoning, knowledge or any other information used in determining your recommendation regarding the priority assigned to this site.*

Contaminants have been found in soil and groundwater at the site at concentrations that moderately exceed their respective Statewide Standards. Lead concentrations that exceed the Statewide Standard have to date been detected in an isolated instance. A soil management plan has been developed for the site which provides general guidelines for minimization of exposure of occupants or workers to potentially contaminated soils. The groundwater samples were unfiltered and the exceedances detected to date are also apparently limited to small area. The installation of drinking water wells is prohibited at or near the site. No further investigation under CERCLA or state authority is required at this time.

Form Reviewed:



Date Reviewed:

10/6/06



REGION VII U.S. EPA SUPERFUND

SITE DISCOVERY ENTRY FORM

Discovery Lead (choose one):

Discovery Date: 6/24/2005 [X] F-EPA Fund Fin [ ] S-State Fund Fin [ ] FF-Fed Fac [ ] EP-EPA-In-house [ ] TR Tribal Lead - Fund Fin

Removal

Check if, [ ] FUD Site

Site Name: East 5th and Bell Streets

Initiated Date 7/21/2005 Identified By: [ ] Removal [X] Site Assessment

[ ] States

[ ] Fed. Facilities [ ] Other Fed. Agency

Address: East 5th & Beel St.

County Name: Dubuque

City, State, Zip: Dubuque, IA

State ID (if one exists):

Congressional District: 1

NPL Status: [ ] Currently on the Final NPL [ ] Proposed for NPL

[X] Not on the NPL [ ] Deleted on the final NPL [ ] Pre-Proposal Site [ ] Site is Part of NPL Site

[ ] Withdrawn

Section: [ ] C-(STAR) SPFD Technical Assistance/Re-Use Branch [ ] F-(FFSE) Federal Facilities/Apecial Emphasis Brnach [X] I-(IANE) IA/NE Remedial Branch

[ ] L-(EFLR) Enfr/Fund Lead RV Branch [ ] M-(MOKS) MO/KS Remedial Branch [ ] O-(ER&R) Emergency Response & RV Branch

Fed Fac Ind: [ ] Federal Facility [X] Not a Federal Facility [ ] Status Undetermined

List Site Alias Name (s):

Directions to Site: From U. S. Hwy 20 (Dodge Street) on the east side of Dubuque turn onto US-151 NORTH. Take ramp toward ICE HARBOR - go 0.2 mi. Turn right on E 4TH ST - go 0.2 mi. Bear right on E 6TH ST - go 0.1 mi. Turn right on BELL ST - go 0.1 mi

Site Description: vacant lot

Site Size: 2.5

Site Dimension: [X] Acres [ ] Square Feet [ ] Feet [ ] Square Miles [ ] Miles

USGS Quadrant: Dubuque S 7.5' USGS Hydro Unit:

Latitude: 42.50000 Longitude: 90.658343

(Decimal Degree format/with release of 3.17 see attached required location data form)

Owner [ ] Bank/Loan Company [ ] Indian Lands [ ] County Owned [ ] Other [ ] District Owned [ ] Private [ ] Federally Owned [ ] Mixed Ownership [ ] Former Federally Owned or Operated [ ] State Owned [ ] Government Owned/Contractor Operated [ ] Trustee, Federal [ ] Privately Owned/Government Operated [ ] Trustee, State [ ] Property Defaulted Back to Government [X] Municipality

Operational Status: [ ] Active [X] Inactive [ ] Unknown

Non-NPL Status (Choose one):

[ ] Addressed as part of NPL site (AX) [ ] Combined PA/SI Ongoing (CO)

[ ] Other Cleanup Activity: Fed Fac-lead Cleanup (OF)

[ ] Other Cleanup Activity: Private Party-Lead Cleanup(OP)

[ ] Other Cleanup Activity: State-Lead Cleanup (OS)

[ ] Other Cleanup Activity: Tribal-lead Cleanup (OT)

[ ] PA Ongoing (PO)

[ ] PA Start Needed (PS)

[ ] Ref to Rvl-Further Assess Needed (RW)

[ ] Referred to Rvl - NFRAP (RR)

[ ] Removal Only Site (No Site Assess Work) (RO)

[ ] SI Ongoing (SO)

[ ] SI Start Needed (SS)

[ ] SIP Ongoing (SG)

[ ] SIP Start Needed (SN)

[ ] Site Reassessment Ongoing (SR)

[X] Status Not Specified (SX)

[ ] Site Reassessment Start Needed (RN)

[ ] NFRAP (NF)

Site Type: (Choose all that apply - for every main category chosen in bold at least one sub-category must be selected; if more than one main and sub category is selected indicate which is primary):

Primary designation:

[ ] MP-Manufacturing/Processing/Maintenance - Applicable sub-categories:

[ ] CA-Chemicals and allied products [ ] CG-Coal gasification [ ] CP-Coke production

[ ] EP-Electric power generation and distribution.

[ ] EE-Electronic/electrical equipment [ ] FT-Fabrics/textiles [ ] WP-Lumber and wood products/wood preserving/treatment [ ] MF-Metal fabrication/finishing/coating and allied industries [ ] OR-Oil and gas refining [ ] OP-Ordnance production [ ] PR-Plastics and rubber products [ ] PM-Primary metals/mineral processing [ ] RA-Radioactive products [ ] TA -Tanneries [ ] OT-Other-Description(needed): [ ] TS-Trucks/ships/trains/aircraft and related components

[ ] MI-Mining - Applicable sub-categories

[ ] CO-Coal [ ] ME-Metals [ ] NM-Non-metal minerals [ ] OG-Oil and Gas [ ] OT-Other-Description(needed):

[ ] WM-Waste Management - Applicable sub-categories

[ ] CL-Co-disposal landfill (municipal and industrial) [ ] ID-Illegal disposal/open dump [ ] IF-Industrial waste facility (non-generator) [ ] IL-Industrial waste landfill [ ] MD-Mine tailings disposal [ ] OT-Other-Desc.(needed): [ ] RW-Radioactive waste treatment, storage, disposal (non-generator)

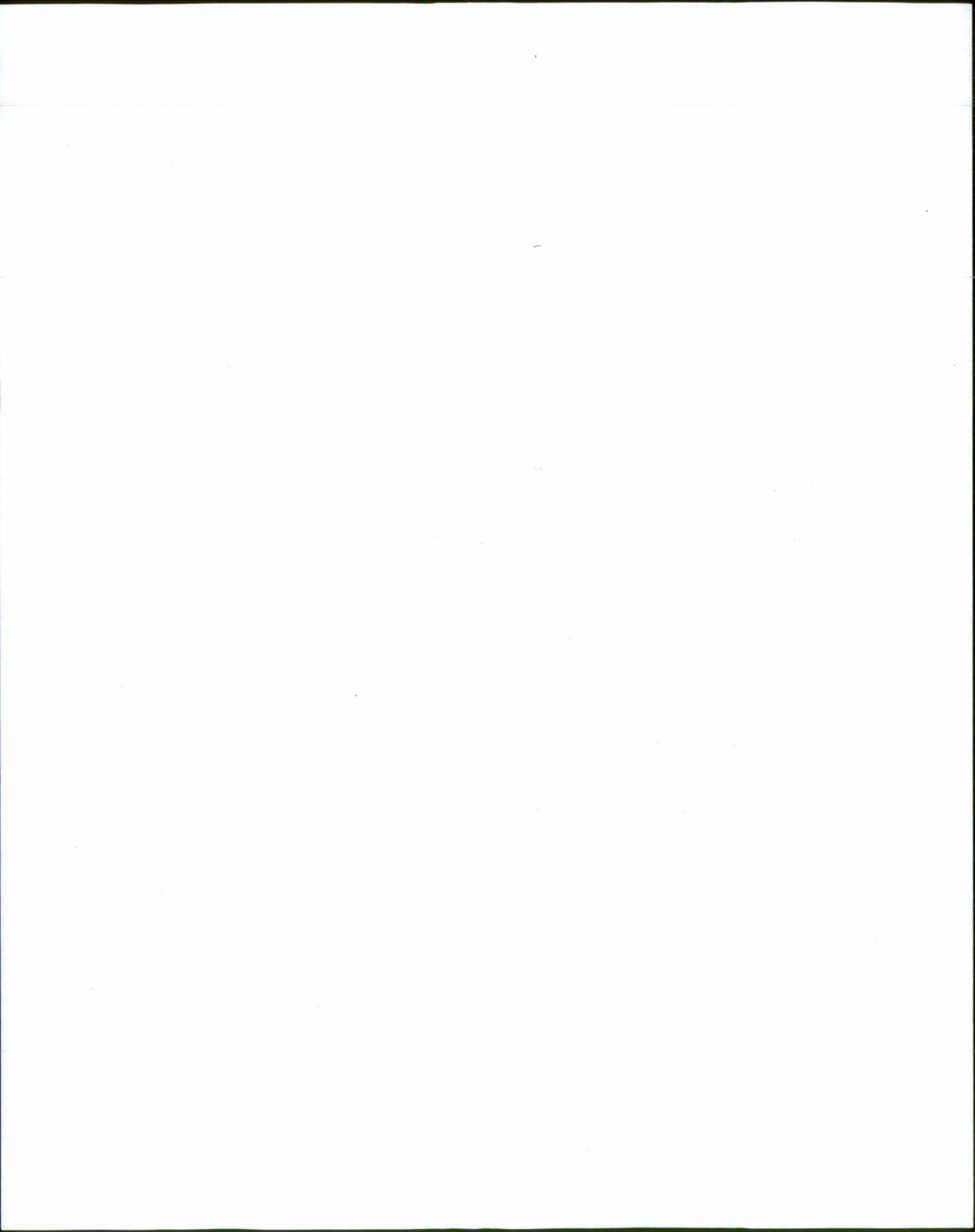
[X] OT-Other - Applicable sub-categories

[ ] AG-Agricultural (e.g., grain elevator) [ ] CS-Contaminated sediment site with no identifiable source [ ] DC-Dust control [ ] OT-Other-Desc.(needed): [ ] GP-Ground water plume site with no identifiable source [ ] MO-Military/Other Ordinance [X] PS-Product storage/distribution [ ] RD-Research, development, and testing facility [ ] RE-Retail/commercial [ ] SE-Spill or other one-time event [ ] TP-Transportation (e.g., railroad yards, airport, barge docking, site) [ ] TW-Treatment works/septic tanks/other sewage treatment

[ ] RE-Recycling - Applicable sub-categories

[ ] AT-Automobiles/tires [ ] DT-Drums/tanks [ ] WO-Waste/used oil [ ] BS-Batteries/scrap metals/secondary smelting/precious metal recovery [ ] CC-Chemicals/chemical waste (e.g., solvent recovery) [ ] OT- Other-Description (needed):

Signatures:



State: \_\_\_\_\_

*Cal Lally*

Date: \_\_\_\_\_

*10/6/06*

RPM/OSC/SAM: \_\_\_\_\_

Date: \_\_\_\_\_

\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_

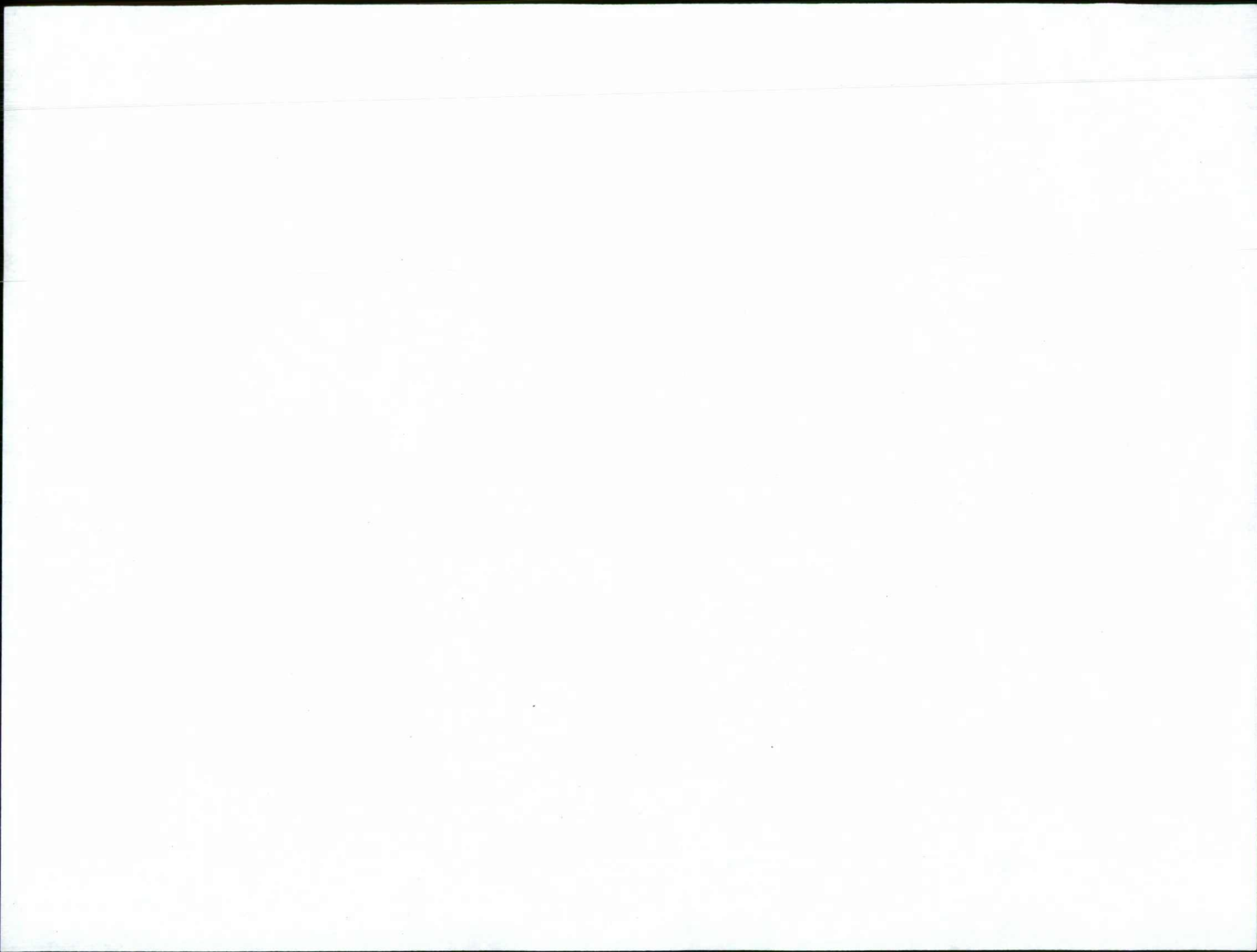
# East 5th & Bell Streets



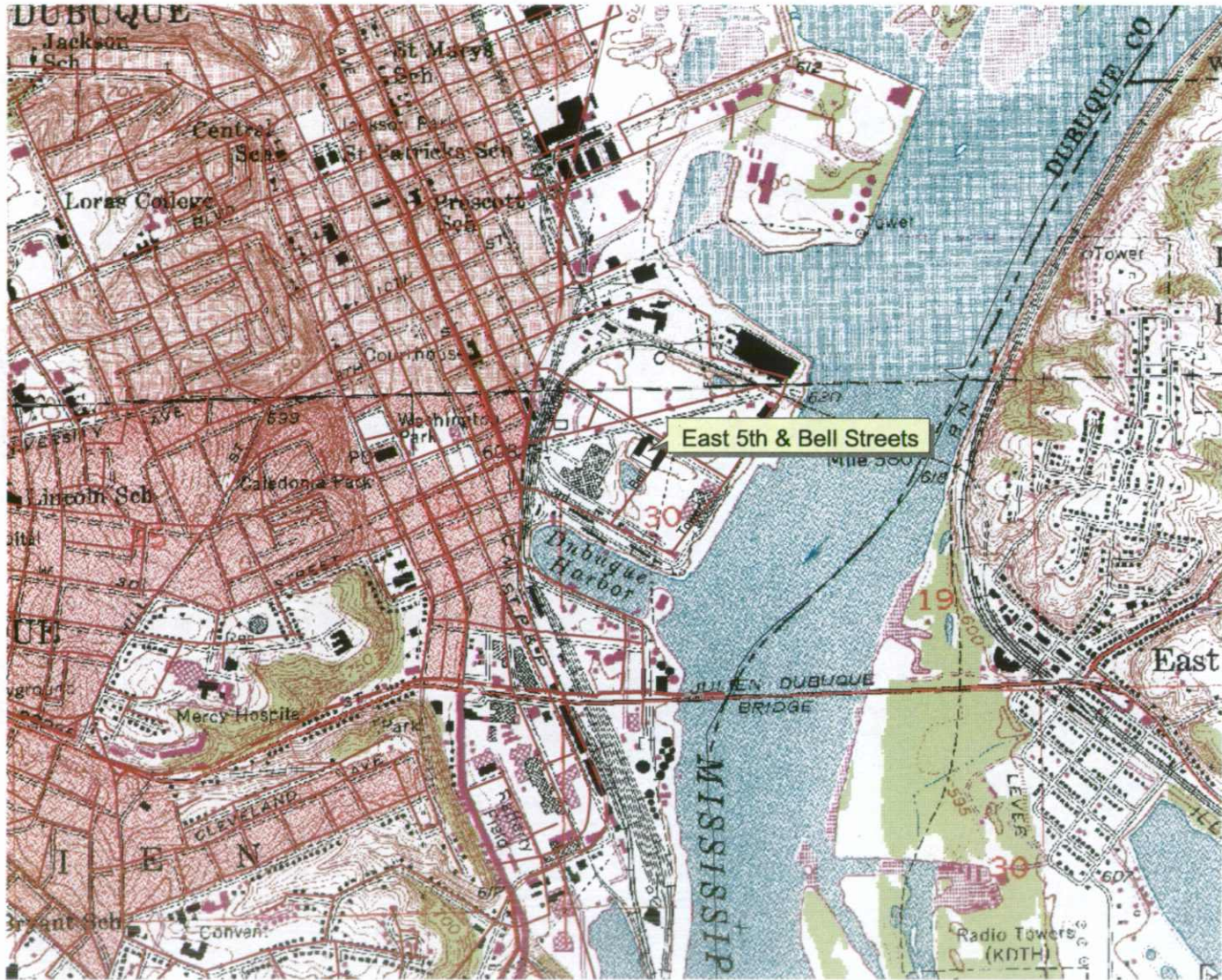
County



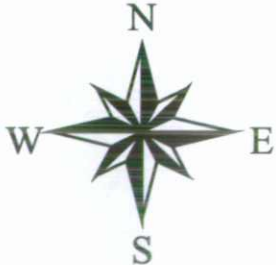
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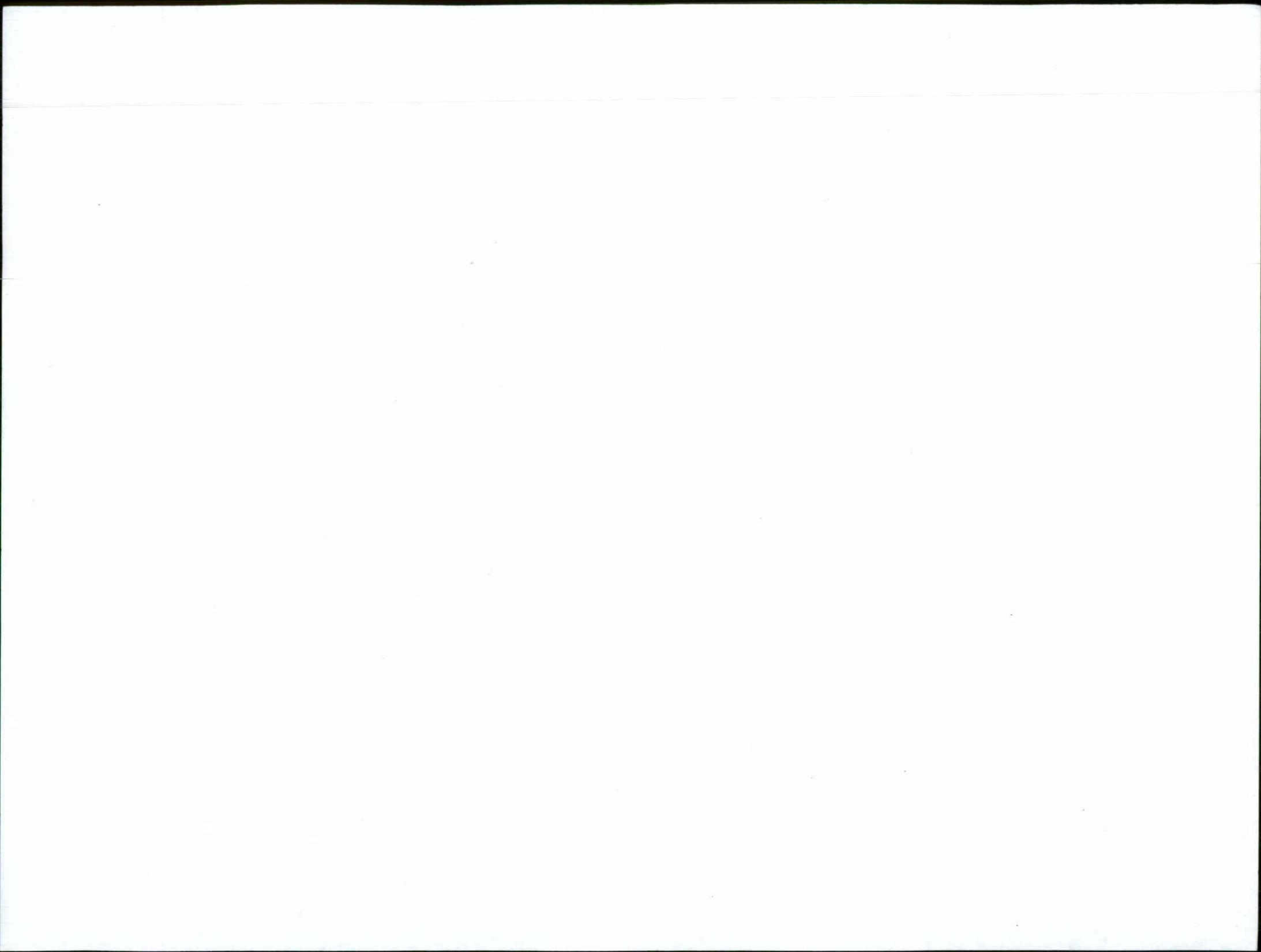
# East 5th & Bell Streets



County







# IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

|   |                                     |                      |       |
|---|-------------------------------------|----------------------|-------|
| <b>I. SITE NAME AND LOCATION:</b>   |                                     |                      |       |
| <b>NAME:</b>  | East 5 <sup>th</sup> & Bell         |                      |       |
| <b>ADDRESS OR OTHER LOCATION IDENTIFIER:</b>  | East 5 <sup>th</sup> & Bell Streets |                      |       |
| <b>CITY:</b>  | Dubuque                             | <b>STATE:</b>        | Iowa  |
|   |                                     | <b>ZIP:</b>          | 52001 |
| <b>DIRECTIONS TO SITE:</b> From U. S. Hwy 20 (Dodge Street) on the east side of Dubuque turn onto US-151 NORTH. Take ramp toward ICE HARBOR - go 0.2 mi. Turn right on E 4TH ST - go 0.2 mi. Bear right on E 6TH ST - go 0.1 mi. Turn right on BELL ST - go 0.1 m |                                     | <b>MAP ATTACHED:</b> | Yes   |

|                              |                               |                         |                |
|------------------------------|-------------------------------|-------------------------|----------------|
| <b>II. PROGRAM CONTACTS:</b> |                               |                         |                |
| <b>REQUESTED BY:</b>         | Ronald King                   | <b>DATE OF REQUEST:</b> |                |
| <b>AGENCY/OFFICE:</b>        | USEPA Region VII              |                         |                |
| <b>MAILING ADDRESS:</b>      | 901 N. 5 <sup>th</sup> Street |                         |                |
| <b>CITY:</b>                 | Kansas City                   | <b>STATE:</b>           | KS             |
|                              |                               | <b>ZIP:</b>             | 66101          |
| <b>TELEPHONE:</b>            | 913-551-7588                  | <b>FAX:</b>             | 913-551-9568   |
| <b>EVALUATOR:</b>            | Hylton Jackson                |                         |                |
| <b>AGENCY/OFFICE:</b>        | Iowa DNR                      |                         |                |
| <b>MAILING ADDRESS:</b>      | Wallace State Office Building |                         |                |
| <b>CITY:</b>                 | Des Moines                    | <b>STATE:</b>           | Iowa           |
|                              |                               | <b>ZIP:</b>             | 50319          |
| <b>TELEPHONE:</b>            | (515) 242-5084                | <b>FAX:</b>             | (515) 281-8895 |

|  |                     |                            |           |
|--|---------------------|----------------------------|-----------|
| <b>III. SITE INFORMATION:</b>  |                     |                            |           |
| <b>TYPE OF FACILITY:</b>   | Former storage area | <b>TYPE OF OWNERSHIP:</b>  | Municipal |
| <b>OWNER/OPERATOR INFORMATION:</b> This site is currently owned by the City of Dubuque and is part of the Port of Dubuque redevelopment area.  |                     |                            |           |
| <b>SITE STATUS (active/inactive):</b>  | inactive            | <b>YEARS OF OPERATION:</b> | unknown   |
| <b>OPERATIONAL HISTORY: (How was the site identified):</b> The 2.5 acre site was a slough from at least 1884 to 1909. The site was filled with unknown material some time after 1909. A portion of the site was developed as a lumber mill by 1960. At one time (at least 10 years ago) the site was owned by the Adams Company (foundry and machine shop) and used for storage. The site is currently vacant and predominantly covered with grass. Beyond that, past uses for this particular site are not specified. Past activities at neighboring properties also constitute a recognized environmental concern. |                     |                            |           |

# IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

|   |             |  |               |             |                                       |
|---|-------------|--|---------------|-------------|---------------------------------------|
| <b>IV. SUPERFUND SITE SCREENING CRITERIA</b>  |             |  |               |             |                                       |
| <b>A. REMEDIAL CRITERIA</b>   |             |  |               |             |                                       |
| <b>1. SOURCE AND WASTE CHARACTERISTICS</b>  |             |  |               |             |                                       |
| <b>KNOWN OR SUSPECTED SOURCE TYPES AND LOCATIONS:</b> Previous to 1909, the site was a slough and has been filled with dredge from the Mississippi River and fill from unknown sources since then.  |             |  |               |             |                                       |
| <b>SIZE OF SOURCES AND QUANTITIES (Volume, Area):</b> Unknown   |             |  |               |             |                                       |
| <b>WASTE TYPES OR HAZARDOUS SUBSTANCES KNOWN OR SUSPECTED TO BE PRESENT:</b> Metals, pesticides, and PAHs were detected in soil and groundwater samples.  |             |  |               |             |                                       |
| <b>2. GROUNDWATER PATHWAY</b>   |             |  |               |             |                                       |
| <b>What is the likelihood that a release to groundwater has occurred at the site?</b> Metals, pesticides, and PAHs were detected in groundwater, most at concentrations below Statewide Standards. Groundwater contamination above Statewide Standards has also been detected on-site (see table)   |             |  |               |             |                                       |
| Groundwater (Concentrations in mg/L, exceedances in <b>bold</b> )   |             |  |               |             |                                       |
| <u>Contaminant</u>  | <u>MW-1</u> | <u>MW-5</u>  | <u>MW-6</u>   | <u>MW-9</u> | <u>Statewide Standard<sup>1</sup></u> |
| Lead  | 0.0238      | <b>1.017</b>   | <b>0.1321</b> | 0.0104      | 0.075                                 |
| Aldrin  | ND          | <b>0.00126</b>   | ND            | NS          | 0.00021                               |
| Dieldrin  | ND          | <b>0.00612</b>   | ND            | NS          | 0.00022                               |
| Bis(2-ethylhexyl)phthalate)   | 0.0051      | <b>0.92</b>  | 0.0051        | NS          | 0.25                                  |
| <small><sup>1</sup> Iowa Land Recycling Program (LRP) Statewide Standard for non-protected groundwater</small>  |             |  |               |             |                                       |
| <b>(If a release is not suspected proceed to A.3)</b>   |             |  |               |             |                                       |
| <b>a. USE AND CHARACTERISTICS</b>   |             |  |               |             |                                       |
| <b>GENERAL STRATIGRAPHY AND HYDROLOGY:</b> The site was originally a slough and is located 700 feet from the Mississippi River and is in its alluvial plain. On-site boring logs indicate the upper material (0 – 24 feet bgs) consists of fill material (river dredge, cinders, rock, concrete, & brick) of varying thickness of 8 – 18 feet overlying sandy silt. Below this is approximately 300 feet of sand and gravel that extends to the Ordovician bedrock, |             |  |               |             |                                       |
| <b>PRESENCE OF KARST TERRAIN:</b>   |             | No   |               |             |                                       |
| <b>DEPTH TO SHALLOWEST AQUIFER:</b>   |             | Shallow groundwater is encountered at 12 feet bgs. Records indicate that the shallowest water supply wells in the area are finished at 120 feet bgs. |               |             |                                       |
| <b>PRIVATE WELLS WITHIN 4 MILES (location and population served):</b> Records indicates approximately 55 private wells serving 150 people.  |             |  |               |             |                                       |
| <b>MUNICIPAL WELLS WITHIN 4 MILES (location and population served):</b> The City of Dubuque well field is 11,200 feet from the site. Municipal wells range in depth from 125 feet to 1,900 feet deep and serve a population of 58,000   |             |  |               |             |                                       |
| <b>DISTANCE TO NEAREST DRINKING WATER WELL:</b>   |             | 1,500 feet to the public water supply well at the Julian Motor Lodge. (140 feet deep)  |               |             |                                       |
| <b>WELLHEAD PROTECTION AREAS:</b> The site is not located in a wellhead protection area.  |             |  |               |             |                                       |

## IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

|   |                 |                  |                         |
|---|-----------------|------------------|-------------------------|
| <b>3. SURFACE WATER PATHWAY</b>   |                 |                  |                         |
| What is the likelihood that a release to surface water has occurred at the site? Not suspected<br>(If a release is not suspected proceed to A.4)  |                 |                  |                         |
| <b>a. USE AND CHARACTERISTICS</b>   |                 |                  |                         |
| FLOOD FREQUENCY   |                 |                  |                         |
| DISTANCE TO NEAREST SURFACE WATER:  |                 |                  |                         |
| SURFACE WATER BODIES WITHIN 15 DOWNSTREAM MILES:  |                 |                  |                         |
| DESIGNATED AND/OR PROTECTED USES OF SURFACE WATER BODIES:   |                 |                  |                         |
| FISHERIES WITHIN 15 DOWNSTREAM MILES:   |                 |                  |                         |
| KNOWN OR POTENTIAL SENSITIVE ENVIRONMENTS AND WETLANDS WITHIN 15<br>DOWNSTREAM MILES:   |                 |                  |                         |
| <b>4. SOIL EXPOSURE PATHWAY</b>   |                 |                  |                         |
| What is the likelihood of exposure to hazardous substances at the site?   |                 |                  |                         |
| Metals, pesticides, and PAHs were detected in soils, most at concentrations below Statewide Standards. Soil contaminated with lead above the Statewide Standard has been detected on site at depths from 2-10 feet bgs. Potential exposure would be possible if future excavation/construction activities left the deeper soils near surface. |                 |                  |                         |
| Soil – Summary of Lead Analysis (exceedances of 400 mg/kg in bold)  |                 |                  |                         |
| <u>Boring</u>   | <u>0-2 Feet</u> | <u>2-10 Feet</u> | <u>≥10 Feet</u>         |
| SB-04   | 122.8           | <b>599.3</b>     | NS                      |
| SB-07   | 12.68           | 311              | NS                      |
| MW-01   | 199.9           | 75.82            | NS                      |
| MW-05   | 44.73           | 71.47            | NS                      |
| MW-08   | 100.6           | 103              | NS                      |
| SB-08   | 29.0            | 38.1             | NS                      |
| MW-09   | 282             | 50.9             | 62.8                    |
| <b>a. CHARACTERISTICS</b>   |                 |                  |                         |
| NUMBER OF PEOPLE LIVING WITHIN 200 FEET:  |                 | None             |                         |
| SCHOOLS OR DAY-CARES:   |                 | None             |                         |
| POPULATIONS WITHIN 1 MILE:  |                 | 45,000           |                         |
| NUMBER OF WORKERS AT THE FACILITY OR ADJACENT FACILITIES WHOSE<br>CONTAMINATION IS SUSPECTED:   |                 |                  | None located<br>on-site |
| LOCATIONS OF KNOWN OR POTENTIAL TERRESTRIAL SENSITIVE ENVIRONMENTS: The site is<br>part of an area of Dubuque known as the Port of Dubuque Brownfields Redevelopment Project and is located within<br>700 feet of the Mississippi River. As such, it has the potential of being redeveloped as a public use area.                             |                 |                  |                         |

# IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

|   |  |
|---|--|
| <b>5. AIR PATHWAY</b>   |  |
| What is the likelihood that a release of hazardous substances is migrating from the site to the air?<br>(If a release is not suspected proceed to B.) Not suspected |  |
| <b>A Characteristics</b>  |  |
| <b>POPULATION WITHIN 4 MILES:</b>   |  |
| <b>DISTANCE TO NEAREST INDIVIDUAL:</b>  |  |
| <b>LOCATIONS OF KNOWN OR POTENTIAL SENSITIVE ENVIRONMENTS:</b>  |  |
| <b>WITHIN 0 TO ¼ MILE:</b>  |  |
| <b>WITHIN ¼ TO ½ MILE:</b>  |  |

|  |            |
|--|------------|
| <b>B. REMOVAL CRITERIA</b>   |            |
| <b>IS THERE A RELEASE AS DEFINED BY THE NCP? (Yes/No)</b>  | <b>Yes</b> |
| (A RELEASE is defined as any spilling, leaking, pumping, emitting, emptying, discharging, injecting, escaping, leaching, dumping, or disposing into the environment (including the abandonment of barrels, containers, and other closed receptacles containing any hazardous substances or pollutant or contaminant), but excludes: workplace exposures; engine exhaust; nuclear releases otherwise regulated; and the normal application of fertilizer. For purposes of the NCP, release also means threat of release. [40 CFR 300.410(e)]) |            |
| <b>EXPLAIN THE RELEASE:</b> Metals, pesticides, and PAHs were detected in soils, most at concentrations below Statewide Standards. Soil contaminated with lead above the Statewide Standard has been detected on site at depths from 2-10 feet bgs.  |            |
| <b>IS THE SOURCE A FACILITY AS DEFINED BY THE NCP? (Yes/No)</b>  | <b>Yes</b> |
| (A FACILITY is defined as any building, structure, installation, equipment, pipe or pipeline (including any pipe into a sewer or POTW), well, pit, pond, lagoon, impoundment, ditch, landfill, storage container, motor vehicle, rolling stock, or aircraft or any site or area, where a hazardous substance has been deposited, stored, disposed of, or placed, or otherwise comes to be located; but does not include any consumer product in consumer use or any vessel. [40 CFR 300.410(e)])   |            |
| <b>EXPLAIN THE SOURCE:</b> The site qualifies as a facility as it is an area where a hazardous substance has been placed.  |            |

# IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

|   |     |
|---|-----|
| <b>B. REMOVAL CRITERIA (continued):</b>   |     |
| <b>DOES THE RELEASE INVOLVE A HAZARDOUS SUBSTANCE, POLLUTANT, OR CONTAMINANT AS DEFINED BY THE NCP? (Yes/No)</b>  | Yes |
| <p><small>(A HAZARDOUS SUBSTANCE means any substance, element, compound, mixture, solution, hazardous waste, toxic pollutant, hazardous air pollutant, or imminently hazardous chemical substance or mixture designated pursuant to the CWA, CERCLA, SDWA, CAA or TSCA. The term does not include petroleum products, natural gas, natural gas liquids, liquefied natural gas, synthetic gas or mixtures of natural and synthetic gas. The definition of POLLUTANT or CONTAMINANT includes but is not limited to, any element, substance, compound, or mixture, including disease-causing agent, which after release into the environment and upon exposure, ingestion, inhalation, or assimilation into any organism, either directly from the environment or indirectly by ingestion through the food chains, will or may reasonably be anticipated to cause death, disease, behavioral abnormalities, cancer, genetic mutation, physiological malfunction or physical deformation, in such organisms or their offspring. The term does not include petroleum products, natural gas, natural gas liquids, liquefied natural gas, synthetic gas or mixtures of natural and synthetic gas.). [40 CFR 300.410 (e)]</small></p> |     |
| <p><b>EXPLAIN WHICH HAZARDOUS SUBSTANCES, POLLUTANT OR CONTAMINANT:</b> Metals, pesticides, and PAHs were detected in soils, most at concentrations below Statewide Standards. Soil contaminated with lead above the Statewide Standard has been detected on site at depths from 2-10 feet bgs. Lead, Aldrin, Dieldrin, and Bis(2-ethylhexyl)phthalate) have been detected in groundwater at concentrations that moderately exceed their respective Statewide Standards for nonprotected groundwater.</p>   |     |
| <b>IS THE RELEASE SUBJECT TO THE LIMITATION ON RESPONSE? (Yes/No)</b>   | No  |
| <p><small>(The LIMITATIONS ON RESPONSE provisions of the NCP (40 CFR 300.400(B) states that removals shall not be undertaken in response to a release: of a naturally occurring substance in its unaltered or natural form; from products that are a part of the structure of, and result in exposure within, residential buildings or business or community structures; or into public or private drinking water supplies due to deterioration of the system through ordinary use.).[40 CFR 300.410(e)]</small></p>  |     |
| <b>EXPLAIN THE LIMITATION ON RESPONSE:</b>  |     |
| <b>DOES THE QUANTITY OR CONCENTRATION WARRANT RESPONSE? (Yes/No)</b>  | No  |
| <p><b>EXPLAIN:</b> The lead contamination detected in soil seems confined to a limited area and has not been detected near surface at concentrations that exceed a Statewide Standard. The City of Dubuque has developed a soil management plan to minimize the risk of exposure in the event of future construction/excavation activities. Lead, Aldrin, Dieldrin, and Bis(2-ethylhexyl)phthalate) have been detected in groundwater at concentrations that moderately exceed their respective Statewide Standards for nonprotected groundwater. The installation of drinking water wells is prohibited at the site.</p>   |     |
| <b>HAS A PRP BEEN IDENTIFIED? (Include name, address and telephone number)? (Yes/No)</b>  | Yes |
| <p><b>EXPLAIN:</b> The City of Dubuque has owned the site for at least 10 years. Contact information for the City of Dubuque:<br/>         Mr. Aaron DeJong, Assistant Economic Development Director<br/>         City of Dubuque<br/>         50 west 13<sup>th</sup> Street<br/>         Dubuque, IA 52001<br/>         (563) 589-4393</p>  |     |
| <b>IS THERE AN ACTUAL OR POTENTIAL EXPOSURE TO HAZARDOUS SUSTANCES OR POLLUTANTS, OR CONTAMINANTS? (Yes/No)</b>   | Yes |
| <p><b>EXPLAIN:</b> Soil contaminated with lead (above the Statewide Standard) has been detected on site at depths from 2-10 feet bgs. Exposure would be possible if excavation/construction activities left the deeper soils near surface. Lead, Aldrin, Dieldrin, and Bis(2-ethylhexyl)phthalate) have been detected in groundwater at concentrations that exceed their respective Statewide Standards for nonprotected groundwater.</p>   |     |

## IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

|   |    |
|---|----|
| <b>B. REMOVAL CRITERIA (continued):</b>   |    |
| <b>IS THERE ACTUAL OR POTENTIAL FOR CONTAMINATION OF DRINKING WATER SUPPLIES? (Yes/No)</b>  | No |
| <b>EXPLAIN:</b> Lead, Aldrin, Dieldrin, and Bis(2-ethylhexyl)phthalate) have been detected in groundwater at concentrations that exceed their respective Statewide Standards for nonprotected groundwater. The City of Dubuque prohibits the installation of drinking water wells in the Port of Dubuque area. Records indicate the nearest drinking water well is 1,500 feet from the site. The site is not located in a source water protection area. |    |
| <b>ARE THERE HAZARDOUS SUBSTANCES, POLLUTANTS, OR CONTAMINANTS IN DRUMS, BARRELS, OR BULK STORAGE CONTAINERS? (Yes/No)</b>  | No |
| <b>EXPLAIN:</b>   |    |
| <b>ARE THERE HIGH LEVELS OF HAZARDOUS SUBSTANCES, POLLUTANTS OR CONTAMINANTS IN NEAR-SURFACE SOILS? (Yes/No)</b>  | No |
| <b>EXPLAIN:</b> The only soil contaminant detected at concentrations that exceed a Statewide Standard or commonly observed background levels was lead in a soil sample collected from 2 -10 feet bgs. A soil management plan has been developed for the site.   |    |
| <b>ARE THERE CONDITIONS ON SITE WHICH MAY BE SUSCEPTIBLE TO IMPACT FROM ADVERSE WEATHER CONDITIONS? (Yes/No)</b>  | No |
| <b>EXPLAIN:</b>   |    |
| <b>IS THERE A THREAT OF FIRE OR EXPLOSION? (Yes/No)</b>   | No |
| <b>EXPLAIN:</b>   |    |
| <b>IS THERE A POTENTIAL FOR OTHER FEDERAL OR STATE RESPONSE MECHANISMS? (Yes/No)</b>  | No |
| <b>IF YES, IDENTIFY THE APPROPRIATE PROGRAM AND EXPLAIN:</b>  |    |
| <b>ARE THERE OTHER SITUATIONS OR FACTORS WHICH WARRANT FURTHER SUPERFUND RESPONSE? (Yes/No)</b>   | No |
| <b>EXPLAIN:</b>   |    |

# IOWA DNR SUPERFUND SITE PRE-CERCLIS SCREENING FORM

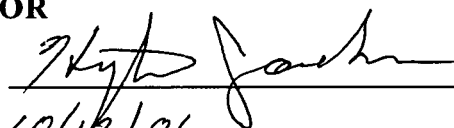
| <b>V. SUPERFUND SITE SCREENING FINDINGS AND RECOMMENDATIONS</b>  |     |    |         |
|--|-----|----|---------|
| <b>FURTHER SUPERFUND RESPONSE ACTION REQUIRED; SUPERFUND CERCLIS ENTRY WARRANTED. (Yes/No)</b>   |     |    | No      |
| <i>(Cite the appropriate criteria from SECTION IV as the basis for the above determination. If No Further Superfund Response, skip sections on removal or integrated assessment recommendations)</i>   |     |    |         |
| Issue  | Yes | No | Unknown |
| Groundwater Pathway Threat   | X   |    |         |
| Surface Water Pathway Threat   |     | X  |         |
| Release or Threat of Release   | X   |    |         |
| A facility or a Vessel   | X   |    |         |
| Actual or Potential Exposure Threats   | X   |    |         |
| High Levels of Contaminants in Surface Soil  |     | X  |         |
| Threat of Fire or Explosion  |     | X  |         |
| Direct Exposure Pathway Threat   |     | X  |         |
| Air Pathway Threat   |     | X  |         |
| Subject to Response Limitations  |     | X  |         |
| Willing/Capable PRP Response   |     | X  |         |
| Drums, Barrels or Bulk Containers Present  |     | X  |         |
| Site Susceptible to Adverse Weather Conditions   |     | X  |         |
| Referred to Another Program  |     | X  |         |
| <p><b>COMMENT:</b> Previous soil sampling has detected lead in soils above a Statewide Standard (599.3 mg/kg at 2-10 feet bgs vs. a Standard of 400 mg/kg). The site is being evaluated for redevelopment and excavation/construction activities may expose workers to contaminated soil. The City of Dubuque has developed a soil management plan to address potential future risks to construction personnel. Access to groundwater at the site is prohibited.</p> |     |    |         |

| <b>REMOVAL ACTION RECOMMENDED (Yes/No)</b>   |     |    | No      |
|--|-----|----|---------|
| <i>(Cite one or more of the conditions or factors from Section IV. Removal Criteria, as a basis for recommending that a removal action be conducted)</i> |     |    |         |
| Issue  | Yes | No | Unknown |
| Exposure to Hazardous Substances or Pollutants or Contaminants   |     |    |         |
| Contaminated Drinking Water  |     |    |         |
| Contaminated Soil  |     |    |         |
| Other Response Mechanism   |     |    |         |
| Adverse Weather Impact   |     |    |         |
| Fire/Explosion Threat  |     |    |         |
| Drums, Barrels or Containers   |     |    |         |
| Other Factors  |     |    |         |
|  |     |    |         |



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| ADDITIONAL INTEGRATED ASSESSMENT RECOMMENDED (Yes/No)   |     |    | No      |
|---|-----|----|---------|
| (Cite the appropriate criteria from SECTION IV as the basis for recommending that additional site evaluation be performed)  |     |    |         |
| Issue   | Yes | No | Unknown |
| Groundwater Pathway Threat  |     |    |         |
| Surface Water Pathway Threat  |     |    |         |
| Release of hazardous Substances or Pollutant or Contaminants  |     |    |         |
| CERCLA Limitations on Response Provisions do not Apply  |     |    |         |
| Actual or Potential Exposure Threats  |     |    |         |
| High Levels of Contaminants in Surface Soil   |     |    |         |
| Threat of Fire or Explosion   |     |    |         |
| Direct Exposure Pathway Threat  |     |    |         |
| Air Pathway Threat  |     |    |         |
| Willing/Capable PRPs Willing to Respond at this Time  |     |    |         |
| Drums, Barrels or Bulk Containers Present   |     |    |         |
| Site Susceptible to Adverse Weather Conditions  |     |    |         |
| The Site is a Source as Defined by the NCP  |     |    |         |
| Contaminants Present in Sufficient Quantity or Concentration  |     |    |         |
| Endangered Species, Wetlands, or Other Sensitive Environments Which may be Impacted by the Site   |     |    |         |
| Other Federal, State, or Other Response Mechanisms Available to Investigate the Site  |     |    |         |
| <b>OTHER (DESCRIBE):</b>  |     |    |         |
|   |     |    |         |
| <b>VI. ADDITIONAL INFORMATION OR COMMENTS</b>   |     |    |         |
| <p>Contaminants have been found in soil and groundwater at the site at concentrations that moderately exceed their respective Statewide Standards. Lead concentrations that exceed the Statewide Standard have to date been detected in an isolated instance. A soil management plan has been developed for the site which provides general guidelines for minimization of exposure of occupants or workers to potentially contaminated soils. The groundwater samples were unfiltered and the exceedances detected to date are also apparently limited to small area. The installation of drinking water wells is prohibited at or near the site. No further investigation under CERCLA or state authority is required at this time.</p> |     |    |         |

|                       |   |
|-----------------------|---|
| <b>VII. EVALUATOR</b> |   |
| SIGNATURE:            |  |
| DATE:                 | 10/12/06  |
| TITLE:                | Environmental Specialist Senior   |
| AGENCY:               | Iowa DNR  |