



Minnesota Pollution Control Agency
Brainerd Office

April 16, 2008

Mr. Brian Borgending
North American State Bank
P.O. Box 189
Belgrade, MN 56312

Official File Stamp
File Name
File Number
Page # _____ Staff _____
Category

RE: Request for Additional Work
Site: Former KC's Quick Stop, 230 1st Street, Brooten, Minnesota 56316
Site ID#: LEAK00014698

Dear Mr. Borgending:

The Minnesota Pollution Control Agency (MPCA) staff has reviewed the report titled "Annual Monitoring Report," dated January 16, 2008. Based upon the information provided in the report, it has been determined that additional work is required at the above-referenced property. Specifically, the following activities should be conducted at the site:

1. Discontinue ground water sampling at the monitoring wells. However, the monitoring wells are to remain in place in case additional monitoring is required in the future.
2. Continue to perform quarterly 24-hour vapor monitoring in the basement of 110 South Western Avenue. In addition, conduct quarterly 24-hour Summa canister sampling in the crawl space beneath the bedroom addition and within the bedroom as well. There should be access to the crawl space in place from the first monitoring event completed by Coteau Environmental. The samples collected must be analyzed for volatile organic compounds (VOCs) using Environmental Protection Agency (EPA) Test Method TO-15 and TO-3 methods.
3. Install two new permanent vapor intrusion sample points at 110 South Western Avenue.
 - a. One sub-slab point through the basement floor located near the washing machine area. Install to assure that there is a tight seal so the radon system does not draw any basement air.
 - b. Install monitoring point outside the east side of the residence to a depth of eight feet.
 - c. For the first round, sample both monitoring points with the radon system running.
 - d. The two sample results are to be submitted to the MPCA as soon as they become available to determine additional monitoring frequency.



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Please submit the vapor monitoring data as soon as it becomes available after each quarterly monitoring event. Continue to quarterly sample for one year unless otherwise directed by the MPCA.

The MPCA understands that Coteau Environmental (Coteau) has been ordered by the Minnesota Petrofund to cease working on Petrofund related activities within 180 days of September 12, 2007. The MPCA also understands that Coteau may not begin work on activities requiring regulatory approval after September 12, 2007. The MPCA considers this letter to meet the regulatory approval criteria, and therefore Coteau is not eligible to perform this work. The MPCA recommends that you hire a new consultant or contractor registered with the Minnesota Petrofund to complete the work requested in this letter. Please be aware that Petrofund rules may require competitive bidding. For questions regarding the Petrofund reimbursement program contact Petrofund staff at 651-215-1775 or 800-638-0418 (in greater Minnesota only).

If subsequently obtained information indicates that the agreed upon recommendations are inappropriate or inadequate, the MPCA may require additional work or modifications in the approved work.

If you have questions regarding the investigation of ground water or soil vapor sampling at this site, please contact MPCA staff hydrologist John Kaehler at 651-297-8575. If you have any other questions, please call me at 218-828-6072.

Sincerely,



Amy Ness
Project Manager
Brainerd Office
Remediation Division

AN:dlp

cc: Minnesota Department of Commerce, Petrofund Staff, St. Paul

