



Minnesota Pollution Control Agency

520 Lafayette Road, Saint Paul, Minnesota 55155-3898

Telephone (612) 296-6300



May 24, 1991

Mr. David Ratner
Northwest Unit Investment Company
3520 Dupont Avenue South
Minneapolis, Minnesota 55408

Dear Mr. Ratner:

RE: Petroleum Tank Release Site Closure
Site: Century Court Apartments, 7620 Penn Avenue South, Richfield
Site ID#: LEAK00003577

The Minnesota Pollution Control Agency (MPCA) staff has determined that the cleanup performed in response to the petroleum tank release at the site referenced above has adequately addressed the petroleum contamination, and therefore the file regarding this release will be closed.

On October 26, 1990, a petroleum tank release was reported to the MPCA. Since then you have taken the following corrective actions in response to the release:

1. One 3,000 gallon heating oil underground storage tank (UST) was removed.
2. Approximately 25 cubic yards of petroleum contaminated soil were removed from the site. Soils were treated at CleanSoils, Inc. thermal treatment plant.
3. Laboratory analysis of a soil sample taken from the base of the excavation, did not detect total hydrocarbons as fuel oil .

Based on the currently available information, we believe these actions have adequately addressed the petroleum tank release. Therefore, MPCA staff does not intend to require any more investigation or cleanup work in response to this release. However, the MPCA reserves the right to reopen this file and require additional work if in the future more work is determined to be necessary, and this letter does not release any party from liability for this contamination.

Because you performed the requested work, the state may reimburse you for a major portion of your costs. The Petroleum Tank Release Cleanup Act establishes a fund which in certain circumstances provides partial reimbursement for petroleum tank release cleanup costs. This fund is administered by the Petroleum Tank Release Compensation Board (Petro Board). More specific eligibility rules are available from the Petro Board (612/297-4017).



Mr. David Ratner

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May 24, 1991

Thank you for your cooperation with the MPCA in responding to this petroleum tank release to protect the public health and the environment of the state of Minnesota. If you have any questions regarding this correspondence, please call me at 612/643-3426.

Sincerely,

Mark Koplitz

Pollution Control Specialist
Tanks and Spills Section
Hazardous Waste Division

MK:np

cc: Steve Suter, Acting Fire Chief, Richfield
Thomas Ferber, City Clerk, Richfield
Greg Lie, County Solid Waste Officer, Minneapolis
Rich Soule, Geraghty & Miller, Inc., Minneapolis

cc: Steve Sutter, Acting Fire Chief, Richfield (City Hall, 6700 Portland
Avenue South, 55423)
Thomas Ferber, City Clerk, Richfield (City Hall, 6700 Portland Ave. So.)
Greg Lie, County Solid Waste Officer, Minneapolis (822 South Third Street,
Suite 300, Minneapolis, MN 55415)
Rich Soule, Geraghty & Miller, Inc. (105 South Fifth Avenue, Suite 350,
Mpls., MN 55401)

TABLE 1. SUMMARY OF UST CLOSURE DATA
Century Courts Apartments West
Richfield, Minnesota

Tank ID.	Address	Date of Tank Removal	Tank Volume	OVM Range (ppm)	OVM Mean (ppm)	Contaminated Soil Removed (yards ³)	All Accessible Impacted Soil Removed?	Volatile Organic Compounds Detected in Soil (mg/kg)
3464 N	7600 Penn Ave. S.	23-Oct-90	3000	0-98	6	5	Yes	B T E X TPH
3578 O	7610 Penn Ave. S.	23-Oct-90	3000	0-95	15	7	Yes	B T E X TPH
3576 P	7710 Penn Ave. S.	24-Oct-90	3000	0-37	7	10	Yes	B T E X TPH
3575 Q	7720 Penn Ave. S.	25-Oct-90	3000	0-81	24	22	Yes	B T E X TPH
3577 R	7700 Penn Ave. S.	25-Oct-90	3000	0	0	0	Yes	B T E X TPH
3577 S	7620 Penn Ave. S.	26-Oct-90	3000	0-88	11	25	Yes	B T E X TPH

NOTE: Where two readings appear under Volatile Organic Compounds Detected in Soil, first reading indicates sample taken from bottom of excavation and second reading indicates sample taken from location not accessible for excavation.

- B = Benzene
 - T = Toluene
 - E = Ethylbenzene
 - X = Xylenes, Total
 - TPH = Total Petroleum Hydrocarbons as Fuel Oil
- 71/tanksw.wq1.320

Full Report in File LEAK # 3464

CleanSoils

11-8

MEK

CleanSoils Inc. 84 2nd Avenue S.E., New Brighton, MN 55112 • (612) 639-8811 • FAX (612) 639-8813

December 11, 1990

Mr. Tom Ames
Griggs Contracting Inc.
530 Shoreview Park Drive
Shoreview, MN 55126

Dear Mr. Ames:

RE: Final Report on Soil Treatment and Notification of Post-Burn Sampling Results

Site: 7600 - 7720 Penn Avenue, Richfield, MN
MPCA Leak ID#: LEAK00003464
CleanSoils Project #: 90.222

CleanSoils has successfully completed the thermal treatment of petroleum contaminated soil from the above referenced site. The treated soil meets all MPCA requirements. Attached please find a copy of independent post-burn soil analyses for BTEX and TPH. Below is other information regarding the soil treated.

Quantity of Soil: 91.14 Tons
Completion Date: November 30, 1990
Post-Burn Samples: 90.222-1
Final Disposition of Soil: Road Base

If you should have any questions regarding this project, please contact me at (612) 639-8811.

Sincerely,



David H. Kress
Project Manager

attachments

pc: File
Bob Dullinger, MPCA
Consultant





SERCO Laboratories

1931 West County Road C2, St. Paul, Minnesota 55113 (612) 636-7173

LABORATORY ANALYSIS REPORT NO: 3861
12/10/90

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CleanSolls, Inc.
34 2nd Ave. S.E.
New Brighton, MN 55112

DATE COLLECTED: 11/28/90; 11/30/90
DATE RECEIVED: 11/30/90
COLLECTED BY : CLIENT
DELIVERED BY : CLIENT
SAMPLE TYPE : SOIL

Attn: David Kress

SERCO SAMPLE NO:

SAMPLE DESCRIPTION:

ANALYSIS:

Benzene, mg/kg
Toluene, mg/kg
Ethyl benzene, mg/kg
Xylene, mg/kg
FID Scan, mg/kg, as gasoline
FID Scan, mg/kg, as #2 fuel oil

SERCO SAMPLE NO:

SAMPLE DESCRIPTION:

90.222-1

ANALYSIS:

Benzene, mg/kg
Toluene, mg/kg
Ethylbenzene, mg/kg
Xylene, mg/kg
FID Scan, mg/kg, as gasoline
FID Scan, mg/kg, as #2 fuel oil

0.025
0.050
0.008
0.052
0.50
<2.0





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Telephone (612) 296-6300



November 13, 1990

Mr. David Ratner
Northwest Unit Investment Company
3520 Dupont Avenue South
Minneapolis, Minnesota 55408

Dear Mr. Ratner:

RE: Approval for Thermal Treatment of Petroleum Contaminated Soil
Site: Century Court Apartments, 7600-7720 Penn Avenue South, Richfield
Site ID#: LEAK00003464

The application dated November 2, 1990, for treatment of 69 cubic yards of petroleum contaminated soil from the above site is hereby approved by staff of the Minnesota Pollution Control Agency (MPCA) subject to the following conditions:

1. Soils will be treated by CleanSoils, Inc. Air Quality permit number 2307-90-OT-1.
2. Protection from run-on, infiltration and run-off shall be provided for contaminated soils stored prior to treatment.
3. Soil treatment will be completed by January 4, 1991.
4. MPCA staff must be notified of the proposed date of the soil treatment prior to the actual treatment date. Please notify Bob Dullinger of the proposed treatment date.

Within 30 days of soil treatment, MPCA staff shall be provided with a site summary including the MPCA site ID number, date soil treatment was completed, the volume of contaminated soil processed, post-burn analyses, and final disposition of the processed soil.

Failure to comply with the conditions of this approval may result in enforcement actions against either the generator of the contaminated soil or the facility operators or both. Failure to comply may also result in refusal by the MPCA to approve of similar applications for contaminated soil treatment by the facility or generator in the future.

Mr. David Ratner
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November 13, 1990

Please contact Bob Dullinger at 612/643-3454 or me at 612/643-3426, if you have questions about this approval or cannot meet any of the above conditions.

Thank you.

Sincerely,



Mark Koplitz
Pollution Control Specialist
Tanks and Spills Section
Hazardous Waste Division

Thermal Treatment Permission Granted



Bob Dullinger, Supervisor
Cleanup Unit II
Tanks and Spills Section
Hazardous Waste Division

MK:np

cc: Zack Hansen, Ramsey County Solid Waste Officer, Roseville
Al Olsen, City Clerk, St. Paul
Dave Kress, CleanSoils, Inc., Minneapolis
Rich Soule, Geraghty and Miller Environmental Services, Inc., Minneapolis



Minnesota Pollution Control Agency

520 Lafayette Road, Saint Paul, Minnesota 55155-3898

Telephone (612) 296-6300



11/02/00

Mr. Dave Ratner
Northwest Unit Investment Company
3520 Dupont Avenue South
Minneapolis, Minnesota 55408

Dear Mr. Ratner:

RE: Petroleum Storage Tank Release Investigation and Corrective Action
Site: Century Court Apartment South, 7501 Lyndale Avenue South, Richfield
Site ID#: LEAK00003579

The Minnesota Pollution Control Agency (MPCA) has received notification that a release of petroleum has occurred from storage tank facilities which you own and/or operate.

Federal and state laws require that persons legally responsible for storage tank releases notify the MPCA of the release, investigate the extent of the release and take actions needed to ensure that the release is cleaned up. A person is generally considered legally responsible for a tank release if the person owned or operated the tank either during or after the release.

We are aware that an initial investigation of the site has occurred and petroleum contaminated soils and/or ground water have been identified. The MPCA staff is therefore requesting you to take the necessary steps to investigate and clean up the release in accordance with the enclosed MPCA technical documents. If you have not already done so, we recommend that you hire a qualified consulting firm who has experience in conducting petroleum release site investigations and taking corrective actions. In addition, you must notify the MPCA within 24 hours if you discover free-floating petroleum product on the surface of the ground water.

If you do perform the requested work, the state may reimburse you for a major portion of your costs. The Petroleum Tank Release Cleanup Act establishes a fund which in certain circumstances provides partial reimbursement for petroleum tank release cleanup costs. This fund is administered by the Petroleum Tank Release Compensation Board (Petro Board). More specific eligibility rules are available from the Petro Board (612/297-4017).

Please respond to this letter either in writing or by telephone within 30 days after you receive it. Indicate whether or not you intend to proceed with the necessary actions, whom you have chosen to do the work, and a schedule for implementation. Please use the site ID number at the top of this page on all written communication.

If you do not respond within 30 days, MPCA staff will assume you do not intend to comply with this request. In this event, the MPCA Commissioner may order you to take corrective action at the site. If you do not comply with the Commissioner's order, it may be enforced in court or, alternatively, the MPCA could spend its own money cleaning up the release and then seek to recover its costs from you or other responsible persons through legal action. Failure to cooperate with the MPCA in a timely manner may also result in reduced reimbursement from the Petro Board.

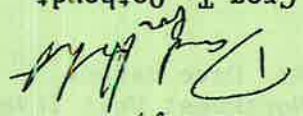
If you conclude that the release in question is not from any tank which you have owned or operated, please notify the MPCA immediately and explain the basis of your conclusion.

A packet of fact sheets is enclosed for your information.

For site specific questions, contact the site's project manager, Mark Kopitz, at 612/643-3426. In addition, all future correspondence should be addressed to the above mentioned project manager. If you have any general questions regarding the leaking underground storage tank program please call me at 612/643-3436.

Thank you.

Sincerely,



Greg T. Oothoudt
Pollution Control Specialist
Tanks and Spills Section
Hazardous Waste Division

GT0:np

Enclosures

cc: Thomas Ferber, City Clerk, Richfield
Pat Coughlin, Fire Chief, Richfield