



# Minnesota Pollution Control Agency

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September 27, 1993

Mr. Quang Tran  
P.A. Bergner & Company  
331 West Wisconsin Avenue  
Milwaukee, Wisconsin 53203

Dear Mr. Tran:

RE: Petroleum Tank Release Site Closure  
Site: Carson Pirie Scott Warehouse, 3601 Hiawatha Avenue, Minneapolis  
Site ID#: LEAK00000916

The Minnesota Pollution Control Agency (MPCA) staff has determined that the investigation and 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 January 5, 1989, a petroleum tank release was reported to the MPCA. Since then the following corrective action has been taken in response to the release:

1. One 10,000 gallon underground diesel storage tank was removed from the site, and one 14,000 gallon underground fuel oil storage tank located beneath the building was closed in place by filling it with concrete.
2. No petroleum contaminated soil was excavated.
3. Nine hand auger borings were conducted inside of the building, and five power auger borings were advanced outside of the building. The borings were screened for organic vapors using a photoionization detector and samples were collected for laboratory analysis. Soil borings indicate that soil contamination is limited to the tank basins.
4. Four of the soil borings were completed as ground water monitoring wells. The monitoring wells were sampled three to four times, and analyzed for benzene, ethyl benzene, toluene, xylenes (BETX), total petroleum hydrocarbons, and volatile organic compounds. No BETX compounds were detected at concentrations greater than the Minnesota Department of Health Recommended Allowable Limits (RALs). The only petroleum related compound to be detected at concentrations greater than the RALs was naphthalene, which was detected in MW-4 at concentrations of 78 parts per billion (ppb) and 34 ppb (RAL=30 ppb).

Mr. Quang Tran

Page 2

September 27, 1993

Based on the currently available information, we concur with the conclusions of STS that 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.

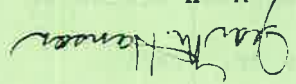
In addition, due to the contaminated soil that remains on site, future site development may encounter contamination. Petroleum contaminated soil that is to be removed for construction or other purposes must be handled and treated in accordance with MPCA Tanks and Spills Section fact sheets.

The abandonment of monitoring wells on site must be done in accordance with the Minnesota Department of Health water well construction code.

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 Petro Board. More specific eligibility rules are available from the Petro Board (612/297-1119 or 612/297-4203).

If you have any questions regarding this correspondence, please contact site hydrogeologist David Fawcett at 612/297-8591 or site project manager Jean Hanson at 612/297-8595.

Sincerely,

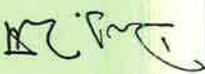


Jean M. Hanson

Project Leader

Cleanup Unit II

Tanks and Spills Section



David J. Fawcett

Hydrogeologist

Cleanup Unit II

Tanks and Spills Section

JMH:DJF:nh

cc: Al Paulson, STS Consultants, Ltd., Minneapolis

Karen Nordby, Pollution Control Division, Minneapolis

Tom Dickinson, Fire Chief, Minneapolis

Lois Chesaboro, Hennepin County Department of Environmental Management, Minneapolis