



**DEPARTMENT of AGRICULTURE
and NATURAL RESOURCES**

JOE FOSS BUILDING
523 E CAPITOL AVE
PIERRE SD 57501-3182
danr.sd.gov

June 29, 2021

Terry Johnson
Engineering Project Supervisor
City of Mitchell
612 North Main Street,
Mitchell, SD 57301

RE: No Further Action (NFA) - Brownfields Phase II Assessment at the downtown building, 223 North Main Street, Mitchell, Department of Agriculture and Natural Resources File number 2021.024

Dear Mr. Johnson:

The Department of Agriculture and Natural Resources (department) has completed the Phase II Assessment at the downtown building, 223 North Main Street, Mitchell. The assessment was done by the Houston Engineering Inc (HEI). The following are the highlights of the assessment,

- The subject property has a recorded use as a printing facility. A dry cleaner is also identified in the building in early 1900's. These historic uses may indicate the utilization and disposal of regulated substances such as petroleum products or chlorinated solvents on the property.
- The discovery of the recognized environmental conditions (RECs) for the subject property required that a Phase II Assessment be performed at the site.
- As part of the Phase II Assessment, four sub-slab borings were initiated in the basement of the building to collect sub-slab vapor samples.
- The laboratory results show low levels of volatile organic compounds (VOCs) are present in the sub-slab soil vapors samples collected at the site.
- However, none of the sub-slab soil vapors samples collected at the site exceeded the Environmental Protection Agency's (EPA) vapor indoor screening levels (VISL) and thus do not pose risk to building occupants.

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Therefore, the department agrees with the consultant and will not require additional work at the site. The department appreciates the ability to assist the City of Mitchell with this assessment and will be assigning this case file a No Further Action designation. If you have any questions concerning the work performed on this site, please contact Nayyer Syed of my staff at 605-773-3296.

Sincerely,

A handwritten signature in blue ink that reads "Kim McIntosh". The signature is fluid and cursive, with the first name "Kim" being more prominent than the last name "McIntosh".

Kim McIntosh, Administrator
Inspection, Compliance & Remediation Program
Department of Agriculture and Natural Resources

cc: Brad Peschong, Houston Engineering Inc (HEI),
Mark Jenniges, Davison County Emergency Manager,