



Seagull Environmental Technologies, Inc.

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PHASE I ENVIRONMENTAL SITE ASSESSMENT

78.5 Acres N. FR 104 Site

Date of Report: September 25, 2019

Acres: Approximately 78.5 acre

SITE BACKGROUND

Seagull Environmental Technologies, Inc. (Seagull) was tasked by the City of Springfield – Planning and Development Department to conduct a Phase I Environmental Site Assessment (ESA) of 78.5 Acres North (N.) Farm Road (FR) 104 site in Springfield, Missouri. The subject property encompasses 78.5 acres and contains a vacant, grassy lot and a pond. The site will hereafter be referred to as the “subject property” or “site.”

The site, currently owned by Richard Crites, is on the north side of West (W.) FR 104 and east of N. FR 103. The site is bordered to north, south, east, and west by residences and agricultural land. The subject property has been historically used as agricultural land since at least 1970.

The following significant findings were identified from review of historic records, environmental database review, site reconnaissance, or interviews:

- Records review and site reconnaissance determined an airport has been south of and upgradient to the subject property since at least 1948. Past and present activities associated with the airport may have resulted in release of hazardous substances and poses a REC to the subject property. Common activities associated with airports can include the use and storage of petroleum and other solvents.
- Records review identified the subject property in the Industrial Mineral Mines (MINES) database. Based on the findings from historic imagery and topographic map records review, site reconnaissance observations, and correspondence with the Missouri Department of Natural Resources (MDNR) Land Reclamation program, this database listing does not pose a REC to the subject property.

Based on the identification of these environmental issues, Seagull provides the following recommendations:

- A Phase II ESA of the subject property should be performed to determine if historical operations at surrounding properties have resulted in impacts to soil and groundwater. Soil and groundwater (if encountered) samples should be collected and analyzed for hazardous substances commonly associated with airports.