

PROJECT EXPERIENCE – Remediation Services

HMONG COLLEGE PREP ACADEMY St. Paul, Minnesota

Client:	Hmong College Prep Academy
Client Address:	1515 Brewster Street St. Paul, Minnesota 55108
Client Contact:	Pao Yang
Client Telephone:	612-290-2793
Date Started:	12/20/2016
Date Completed	01/18/2017
PSI Project Manager:	Jacob Frahm, GIT (MN)
Manager Experience:	5 years
Other PSI Project Personnel:	Mike Tjaden, (30 years exp.) Senior Scientist John Lynch, (22 years exp.) Senior Project Scientist
Services Provided:	Remediation Services (Due Diligence and Remediation Oversight)

This project profile represents PSI's experience in environmental site assessments (ESA's) as well as remediation design and oversight. This project included a Response Action Plan (RAP), Response Action Plan Implementation report as well as various environmental covenant and other legal documents negotiated with the State of Minnesota. Additional project details are below.

The project included the expansion of the existing school and the development of an old vehicle repair facility and parking lot into a sports field and parking lot. The site to be developed was historically commercial properties that included a truck repair facility, and a plastic manufacturer. A total of approximately 26 soil borings were collected in order to characterize the site, as well as remediation design for bulk soil excavation of contaminated soil (Diesel Range Organics (DRO), high pH, and Polycyclic Aromatic Hydrocarbons (PAHs)) and grant application assistance for the School. A particular challenge of this site was when asbestos-containing material was encountered during excavation of DRO and PAH contaminated soil. PSI created a soil abatement plan and arranged for the exportation of the soil to an approved landfill. During the abatement of the asbestos contaminated soil, PSI was on-site monitoring the removal until there was no visual material remaining.

PSI provided remediation design with negotiations involving the Minnesota Pollution Control Agency (MPCA). The remedial design included a contingency plan for if unexpected contamination was encountered, a soil excavation and remediation plan, clean soil confirmation sampling, and a vapor mitigation plan. PSI also provided laboratory testing for soil samples, soil vapor mitigation system design and oversight during install, as well as final reporting to the MPCA to obtain appropriate liability releases for the new owner.

PROJECT EXPERIENCE – Remediation Services

TOP GOLF

Brooklyn Center, Minnesota

Client:	Top Golf USA Brooklyn Center, LLC
Client Address:	8750 North Central Expressway, Suite 1200 Dallas, Texas 75231
Client Contact:	Mark Foster
Client Telephone:	214-377-0622
Date Started:	07/17/2017
Date Completed	08/01/2018
PSI Project Manager:	Jacob Frahm, GIT (MN)
Manager Experience:	5 years
Other PSI Project Personnel:	Mike Tjaden, (30 years exp.) Senior Scientist John Lynch, (22 years exp.) Senior Project Scientist
Services Provided:	Environmental Investigation (Due Diligence and Remediation Oversight)

This project profile represents PSI's experience in environmental site assessments (ESA's) as well as remediation design and oversight. Additional project details are below.

The project included development of a former cinema property. The property and surrounding area were historically farmsteads, a gasoline filling station and commercial properties. A total of fifteen soil borings were collected in order to characterize the site, as well as remediation design for bulk soil excavation (Diesel Range Organics and Gasoline Range Organics), and application to the MPCA Voluntary Investigation and Cleanup (VIC) program. During the remediation process, a regulatory document informed PSI of the possibility of an underground storage tank (UST) that may still exist on-site. PSI narrowed the location to two spots and performed a ground penetrating radar (GPR) survey to determine the exact location. The GPR survey did not reveal any USTs on-site. By performing the GPR survey, PSI was able to save time and money due to the unnecessary requirement of performing test pits to locate a UST that was not historically present.

PSI provided remediation services and consulting including remediation design with negotiations involving the MPCA. The remedial design included a safety plan if unexpected contamination was encountered, a soil excavation and remediation plan, clean soil confirmation sampling, and a vapor mitigation plan. PSI also provided laboratory testing for soil samples as well as final reporting to the MPCA to obtain appropriate liability releases for the new owner.

This project included a Response Action Plan (RAP), Response Action Plan Implementation report as well as various environmental covenant and other legal documents negotiated with the MPCA.

PROJECT EXPERIENCE – Remediation Services

PROPOSED AMERICAN BOULEVARD STORAGE Bloomington, Minnesota

Client:	Cascade Storage Partners, LLC.
Client Address:	700 East Morehead Street, Suite 100B Charlotte, North Carolina 28202
Client Contact:	Josh Davis
Client Telephone:	720-800-2142
Date Started:	01/02/2017
Date Completed	10/30/2019
PSI Project Manager:	Jacob Frahm, GIT (MN)
Manager Experience:	5 years
Other PSI Project Personnel:	Mike Tjaden, (30 years exp.) Senior Scientist John Lynch, (22 years exp.) Senior Project Scientist
Services Provided:	Environmental Investigation (Due Diligence and Remediation Oversight)

This project profile represents PSI's experience in environmental site assessments (ESA's) as well as remediation design and oversight. Additional project details are below.

The project included the development of a commercial building into a personal storage facility. The property is located in a primarily commercial corridor in Bloomington, MN. The Phase I ESA conducted by PSI indicated that the surrounding properties had multiple issues including old historical vehicle repair shops and sites with Leaking Underground Storage Tanks (LUSTs). A total of approximately five soil borings were collected in order to characterize the site, as well as remediation design for bulk soil excavation of contaminated soil (Diesel Range Organics (DRO)) and application to the Voluntary Investigation and Cleanup program. This particular site had DRO contamination beneath a proposed infiltration pond. Between negotiating with the Minnesota Pollution Control Agency (MPCA) and coordinating with the excavator, PSI was able to devise a plan to properly remediate the soil beneath the proposed infiltration pond so that both the public and the property would be protected from further contamination.

PSI provided remediation services and consulting including remediation design with negotiations involving the MPCA. The remedial design included a contingency plan for if unexpected contamination was encountered, a soil excavation and remediation plan, clean soil confirmation sampling, and a vapor mitigation plan. PSI also provided laboratory testing for soil samples as well as final reporting to the MPCA to obtain appropriate liability releases for the new owner.

This project included a Response Action Plan (RAP), Response Action Plan Implementation report as well as various environmental covenant and other legal documents negotiated with the MPCA.