

**Iron Range Brownfield Assessment Coalition
Site Eligibility and Property Ownership Determination
Community: City of Virginia**

Site: Former SMDC Clinic
Date: June 18, 2012

A. Basic Site Information:

Name: Generally referred to as the SMDC Clinic.

Location: The site is located at 910 North 6th Avenue, Virginia, Saint Louis County, Minnesota 55792. This includes the parking lot to the east of the building.

Saint Louis County Parcel Numbers; 090-0080-00230; 090-0080-00290; 090-0080-00420

Description: The building is located near the intersection of 2nd Avenue and 6th Avenue to the southeast. Ken Waschke dealership is to the north and Pohaki Lumber is to the south of the boundary.

Ownership: East Range Clinic and Corporation;

Historical Use and Development: The property was last used as the SMDC health Clinic. Prior to the clinic being built, the property was used starting in the early 1900s by the Oliver Iron Mining Company for maintenance and repair of their locomotives and heavy mining gear. They ceased operations in the early 1980s.

B. and E. Environmental Assessment and Status of Contamination:

1. *Historic use of the property by the former Oliver Mine Company as a locomotive and repair shops facility. The entire site was built over part of this original repairs operation.*

C. Eligibility Screening:

1. The site is not listed or proposed for listing on the National Priorities List.
2. The site is not subject to unilateral administrative orders, court orders, administrative orders on consent, or jurisdictional consent decrees issued to or entered into by parties under CERCLA.
3. The site is not subject to the jurisdiction or control of the United States Government.

D. Requirement for a Property Specific Determination: The site does not require a Site Specific Determination.

F. CERCLA 107 Liability: The property is currently up for sale

G. Enforcement Actions: There are no known, or anticipated federal state, or local enforcement actions.

H. Information on Liability and Defenses:

Pre-purchase inquiry: See part Band E.

Post Acquisition Uses: Up for sale and assumed to be open for some form of commercial venture

Continuing obligations: Unknown

534400

534500

534600

534700

534800

5264400

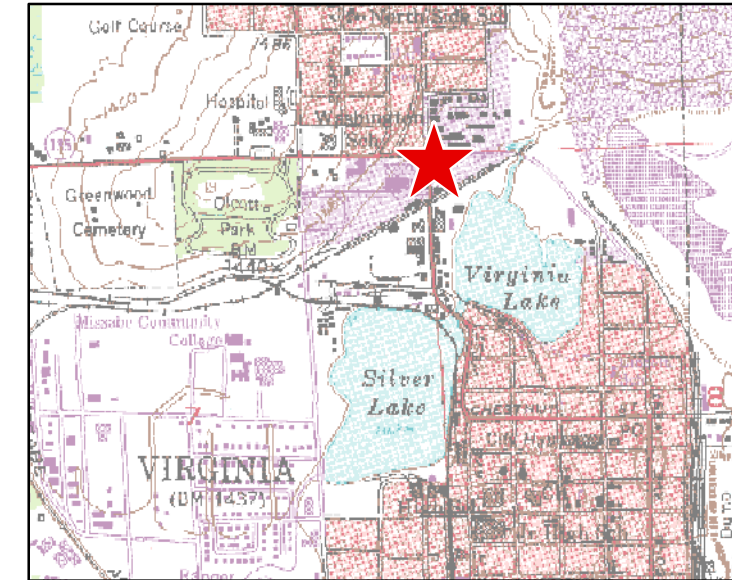
5264300

5264200

5264100



1 inch = 148 feet



1 inch = 2,000 feet

Field	Site Details
ID	55792-0001
Site_Name	SMDC East Range Clinic
Site_Addr1	
Site_Addr2	
Site_City	Virginia
Site_St	Minnesota
Site_ZIP	55792
Site_LatDD	
Site_LonDD	
Site_PLS	
SiteCounty	St. Louis
Site_Twp	
Zoning	Commercial
ParcelCode	
Site_Desc	Multi-story building with two parking lots near Virginia Lk
Site_Acres	
Ex_Struct	1 brick building
Ex_Util	Electric, steam, water, sewer
PastUses	Oliver Mining Ships
Site_Contam	none known
Site_Tasks	
Site_Notes	
Prop_Use	
Prop_Jobs	300-500
Devel_Name	
Devel_Cont	
Devel_Add1	
Devel_Add2	
Devel_City	
Devel_St	
Devel_ZIP	
Devel_Ph	
Devel_E	
Owner_Name	
Owner_Cont	
Owner_Add1	
Owner_Add2	
Owner_City	
Owner_St	
Owner_ZIP	
Owner_Ph	
Owner_E	

