

# INITIAL SITE ASSESSMENT CHECKLIST (Acquisition Packet Supplement)

Project:	Parcel:	County:
Owner Name:		Telephone Number (including area code):
Description:		

## CHECKLIST TO ASSESS ENVIRONMENTAL OR TRESPASS POTENTIAL (check if applicable)

### 1. LAND USE HISTORY & DEVELOPMENT:

Setting:      Rural      Urban      Suburban (check one)

#### Current Land Uses

Residential  
Agricultural  
Gravel/Mining

Commercial  
Dump/Landfill  
Woods

Feed Lots  
Industrial  
Wetland  
Other \_\_\_\_\_

#### Previous Land Uses

Residential  
Agricultural  
Gravel/Mining

Commercial  
Dump/Landfill  
Woods

Feed Lots  
Industrial  
Wetland  
Other \_\_\_\_\_

#### Adjacent Land Uses

Residential  
Agricultural  
Gravel/Mining

Commercial  
Dump/Landfill  
Woods

Feed Lots  
Industrial  
Wetland  
Other \_\_\_\_\_

### 2. INSPECTION: (please provide details and photos on a separate sheet)

Wells  
Septic  
Underground Tanks  
Landfills  
Possible trespass  
Surface Staining  
Vegetation Damage

Transformers  
Sumps  
Drums  
Surface tanks  
Power and/or utility lines  
Oil Sheen  
Other: \_\_\_\_\_

Ponds  
Basins  
Trash  
Debris  
Gravesites or cemeteries  
Odors

Comments:

### POTENTIAL ASBESTOS-CONTAINING MATERIALS (check applicable)

Sprayed textured ceilings  
Sheet floor tile  
Gravity Flow Furnace

Building materials  
Pipe and duct wrap

Sprayed-on fireproofing  
Acoustical tile ceilings

Comments:

**3. INVASIVE SPECIES:** (if invasive species were identified, please provide a map showing their location)

Invasive Species Located on Property:    Yes    No (if yes, please list in comment section below)

Map Showing Invasive Species Location Attached:    Yes    No

Pictures Attached:    Yes    No

Comments:

**4. OPTIONAL REVIEW OF OUTSIDE RECORDS WHICH MAY INDICATE PAST LAND USE:** (To be completed when checklist numbers 1 and 2 indicate a potential for environmental concerns).

(Land Titles, Business Licenses, Insurance Records, Fire Hazard Maps, Tank Permits, etc.)

**5. OPTIONAL REVIEW OF REGULATORY AGENCY RECORD:** (To be completed when checklist numbers 1 and 2 indicate a potential for contamination).

(Contact MPCA Site Assessment Unit, Program Development Section for this information. They will check their files to determine if there has been a release of a contaminant at or near the project location).

**6. Resolution of environmental or trespass concerns. If #s 2 and/or 3 above are checked, how should these conditions be dealt with for purposes of the appraisal?**

Site will be cleared by landowner before appraiser inspection.

Site will be cleared by landowner after appraiser inspection and before closing, therefore appraiser should receive special instructions to assume site is clear.

Site will not be cleared by landowner. Appraiser should appraise as is and consider any market impact.

**CERTIFICATION**

The undersigned, after conducting a field inspection and, if applicable, a record search for the subject property, believes to the best of my knowledge that:

There are no apparent environmental concerns and no apparent trespass; the project is considered cleared.

Environmental concerns, invasive species and/or a possible trespass exist, additional investigation is needed prior to appraisal.

Signed: \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

State of Minnesota

Department of Natural Resources