

**From:** John Osborne <John.Osborne@gza.com>  
**Sent:** Monday, October 14, 2019 4:04 PM  
**To:** Feeney, John M - DNR  
**Cc:** Alyssa Flandermeyer; Gwyn Wheeler; Arthur J. Harrington (aharrington@gklaw.com); Bernard Fenelon; Kenneth Oanes; Eric E Thom  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

John:

In advance of our meeting at 1:30 pm tomorrow with Continental Properties we are submitting the following Agenda and our anticipated meeting attendees.

|            |                         |                                      |
|------------|-------------------------|--------------------------------------|
| Attendees: | Continental Properties: | Gwyn Wheeler and Alyssa Flandermeyer |
|            | Godfrey and Kahn:       | Art Harrington                       |
|            | GZA:                    | Bernard Fenelon                      |
|            |                         | Ken Oanes                            |
|            |                         | John Osborne                         |

Meeting Objective: To provide the WDNR with the overall status of the Decorah Annex Site with respect to remedial progress, contaminant trends, data gaps and steps needed to achieve closure.

Meeting Agenda:

1. Introductions and Description of Roles
2. Background Review
  - a) Site History
  - b) Site Setting with Overview of Geologic and Hydrogeologic Conditions
3. Overview of Remedial Progress
  - a) Plume Trends
  - b) PCE/TCE Trends along the Plume
4. Additional Steps Needed to Position for Closure
  - a) Approach to Vapor Intrusion
5. Review Additional Sources of Off-Site Contamination
6. Review DERP Status and Funds Available
7. Short-term Next Steps
8. Open Discussion and Closing Remarks

We have much to accomplish in the hour available and look forward to the discussion. We will check in with you when we arrive and utilize the first-floor western conference room as we discussed today.

Thank you,

John

**John C. Osborne, P.G.**  
**Principal Hydrogeologist/ Senior Vice President**  
GZA GeoEnvironmental, Inc.  
262-754-2590 (Direct)

262-424-2042 (Cell)

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**From:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Sent:** Monday, October 14, 2019 8:34 AM  
**To:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Hi John. Would you mind sending a meeting agenda for the meeting tomorrow on Decorah Shopping Center Annex?

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**John Feeney**

Phone: 920-893-8523

[Johnm.feeney@wisconsin.gov](mailto:Johnm.feeney@wisconsin.gov)

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**From:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Sent:** Wednesday, September 25, 2019 9:48 AM  
**To:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Yippee! Thanks a bunch. See you then.

John

**John C. Osborne, P.G.**  
**Principal Hydrogeologist/ Senior Vice President**  
GZA GeoEnvironmental, Inc.  
262-754-2590 (Direct)  
262-424-2042 (Cell)

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**From:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Sent:** Wednesday, September 25, 2019 9:46 AM  
**To:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

John I got confirmation from Nancy and Michele and Room 209 at Milwaukee DNR HQ from 1:30 to 2:30 on October 15. We are good to go.

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**John Feeney**

Phone: 920-893-8523

[Johnm.feeney@wisconsin.gov](mailto:Johnm.feeney@wisconsin.gov)

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**From:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Sent:** Tuesday, September 24, 2019 12:53 PM  
**To:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Okay John – we can do October 15, 1:30 to 2:30. I assume that is at the North Ave office. Please confirm.

Thanks so much.

John

**John C. Osborne, P.G.**  
**Principal Hydrogeologist/ Senior Vice President**  
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**From:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Sent:** Friday, September 20, 2019 1:33 PM  
**To:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Hi John. None of those dates work for us. We have:

October 22, 10:00 to 11:00  
October 23, 10:00 to 11:00

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**John Feeney**  
Phone: 920-893-8523  
[Johnm.feeney@wisconsin.gov](mailto:Johnm.feeney@wisconsin.gov)

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**From:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Sent:** Thursday, September 19, 2019 3:21 PM  
**To:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Hi John – I left you a voice message on this as well but the Continental Property folks can't meet on the 10/2. I tried to get some available dates including the following. Can you try October 3<sup>rd</sup> first and then alternate dates.

October 3<sup>rd</sup> – open after 11 am  
October 7<sup>th</sup> – 10 am to 12:00  
October 10<sup>th</sup> – 8 am – 10 am

Thanks for your help – I look forward to getting together.

John

**John C. Osborne, P.G.**  
**Principal Hydrogeologist/ Senior Vice President**  
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262-754-2590 (Direct)  
262-424-2042 (Cell)

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**From:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Sent:** Thursday, September 12, 2019 4:07 PM  
**To:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

John I need to reschedule the meeting as Nancy can't make it on September 24<sup>th</sup>. Does Wednesday October 2, 9:30 to 10:30 Milwaukee DNR HQ work?

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**John Feeney**  
Phone: 920-893-8523  
[Johnm.feeney@wisconsin.gov](mailto:Johnm.feeney@wisconsin.gov)

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**From:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Sent:** Tuesday, September 10, 2019 10:01 AM  
**To:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

John – thanks but do you mean September 24<sup>th</sup>? That was the date we had discussed.

John

**John C. Osborne, P.G.**  
**Principal Hydrogeologist/ Senior Vice President**  
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262-424-2042 (Cell)

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**From:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Sent:** Tuesday, September 10, 2019 9:39 AM  
**To:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Hi John. Nancy should know by today if she can make it on the 12<sup>th</sup>.

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**John Feeney**

Phone: 920-893-8523

[Johnm.feeney@wisconsin.gov](mailto:Johnm.feeney@wisconsin.gov)

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**From:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Sent:** Thursday, September 05, 2019 3:14 PM  
**To:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Hey John – when you have a chance and are back from vacation, this date (tentatively 9/24) for a meeting with Continental properties is still hanging out there. I don't mind moving it if we need to but just want to be sure we have something that works for everyone. Please let me know when you have a chance.

Thanks,

John

**John C. Osborne, P.G.**  
**Principal Hydrogeologist/ Senior Vice President**  
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262-754-2590 (Direct)  
262-424-2042 (Cell)

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**From:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Sent:** Thursday, August 29, 2019 3:29 PM  
**To:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Subject:** RE: Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

John, as of right now, Nancy Ryan and Michele are still tentative for September 24<sup>th</sup>. I will be on vacation all next week. You could email Nancy for an update next week while I am gone.

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**John Feeney**

Phone: 920-893-8523

[Johnm.feeney@wisconsin.gov](mailto:Johnm.feeney@wisconsin.gov)

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**From:** John Osborne <[John.Osborne@gza.com](mailto:John.Osborne@gza.com)>  
**Sent:** Monday, August 26, 2019 5:36 PM  
**To:** Feeney, John M - DNR <[JohnM.Feeney@wisconsin.gov](mailto:JohnM.Feeney@wisconsin.gov)>  
**Cc:** Eric E Thom <[ethom@cproperties.com](mailto:ethom@cproperties.com)>; Alyssa Flandermeyer <[aflandermeyer@cproperties.com](mailto:aflandermeyer@cproperties.com)>; Harrington, Arthur <[ajharrin@gklaw.com](mailto:ajharrin@gklaw.com)>; Bernard Fenelon <[bernard.fenelon@gza.com](mailto:bernard.fenelon@gza.com)>  
**Subject:** Decorah Shopping Center Annex Site; BRRTS#: 02-67-151266

Greetings John – Thank you for the phone conversation this afternoon regarding the Decorah Shopping Center Annex site located in West Bend, WI (“Site”), which has been undergoing remediation through the efforts of Continental Properties (Continental). In your letter dated June 27, 2019 to Continental Properties, you requested additional information regarding the remedial status of the Site and other topics of interest. Prior to receiving your correspondence, Continental had requested GZA take a fresh look at the Site historical information and provide an independent opinion of the best path forward. This request for an independent opinion from GZA is based upon the fact that the remediation has been ongoing for more than a decade and the client would like to see a pathway for site closure after all of this time.

GZA has reviewed the available historical data along with requests contained in your June 27th letter and is developing a recommended strategy for meeting your requests while accomplishing the client’s goals for site closure in the future. As we discussed today, in consideration of your request for additional information, Continental representatives, its outside counsel (Art Harrington/Godfrey and Kahn) and GZA are requesting a meeting with you and Michele Norman to provide you an update on remedial progress, groundwater monitoring trends, additional open items and ultimately a path forward for the Site in lieu of providing a written report at this time.

You concurred with this approach and believed the week of September 23<sup>rd</sup> offered open dates in your and Michele’s schedule. Since our discussion, I was able to coordinate with Continental and Art Harrington and we would like to schedule the meeting for Tuesday September 24<sup>th</sup> from 11:00 am to 12:00 pm at the Milwaukee WDNR office. Please confirm that this time will still work for you and Michele. Additionally, we will plan on paying the WDNR technical assistance fee in advance of the meeting.

Please contact me if you have any questions. We look forward to our meeting and appreciate your assistance.

John

John C. Osborne, P.G.  
Principal Hydrogeologist/ Senior Vice President  
**GZA** | 20900 Swenson Drive, Suite 150| Waukesha, WI 53186  
Direct: 262-754-2590 | Cell: 262-424-2042 | [john.osborne@gza.com](mailto:john.osborne@gza.com) | [www.gza.com](http://www.gza.com)

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