

To: Tina Wohlgemuth  
City of Mellen  
102 East Bennett Avenue  
Mellen, WI 54546

Date: November 7, 2003

Project No.: 10-1388.10

Re: Phase I Environmental Site Assessment

Enclosed                       Under Separate Cover Via \_\_\_\_\_

No. of Copies	Description
2	Phase I ESA Reports

Sent to you for the following reason:

For Approval                       Review Completed                       Revise and Resubmit  
 For Your Use                       Not Reviewed                       Returned  
 For Review and Comment                      \_\_\_\_\_

Remarks:

Please call me if you have any questions and/or comments at 715-831-7632.

Copy to: **Dan Boardman, WDNR**

Signed:

*Marcia R. Sivek*  
\_\_\_\_\_  
Marcia R. Sivek  
Environmental Engineer



**Phase I  
Environmental Site Assessment**

**SAG No. 082  
Former Mellen Mart  
511 State Trunk Highway 77 East  
City of Mellen,  
Ashland County, Wisconsin**

**Prepared for:**


**City of Mellen  
Ashland County, Wisconsin**

**November 2003**

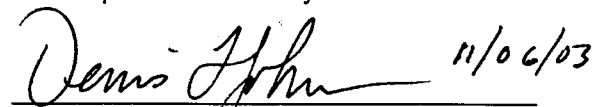
# Phase I Environmental Site Assessment

**SAG No. 082  
Former Mellen Mart  
511 State Trunk Highway 77 East  
City of Mellen  
Ashland County, Wisconsin**

This report prepared by:

  
\_\_\_\_\_  
Marcia R. Sivek  
Environmental Engineer

This report reviewed by:

  
\_\_\_\_\_  
Dennis L. Johnson, P.E.  
Manager—Environmental Services

**AYRES  
ASSOCIATES**

Engineers/Architects/Scientists/Surveyors

3433 Oakwood Hills Parkway  
P.O. Box 1590  
Eau Claire, WI 54702-1590  
(715) 834-3161, FAX (715) 831-7500

Ayres Associates Project No. 10-1388.10  
j:\mrs\031105a.doc

## Contents

	<u>Page No.</u>
Executive Summary .....	1
Summary of Findings .....	1
Conclusions .....	3
Recommendations .....	4
Introduction .....	5
Purpose .....	5
Limitations and Exceptions of Assessment .....	5
Authorized Use of Phase I ESA Report .....	5
Site Description .....	6
Site Location and Property Description .....	6
Site and Vicinity Characteristics .....	6
Current and Past Uses of Subject Property .....	6
Current and Past Uses of Neighboring Properties .....	6
Environmental Records Review .....	7
Standard Environmental Record Sources .....	7
State Sources .....	7
Physical Setting Sources .....	8
Topography .....	8
Soils .....	8
Surface Water .....	9
Site Geology .....	9
Hydrogeology .....	9
Historical Use Information .....	9
General .....	9
Plat/Historical/Sanborn Maps .....	9
Aerial Photographs .....	10
Historical Petroleum Cleanup Fund Administration (PECFA) Activities .....	10
General Case History .....	10
Previous Assessment, Investigation, and Remediation Findings .....	12
Current Status .....	13
Asbestos Assessment .....	13
Site Reconnaissance .....	14
General .....	14

Observations .....	14
Interior .....	14
Exterior .....	15
Identified Hazardous Substance Use and Containers .....	15
Storage Tanks, PCBs, and Solid Waste Disposal .....	16
Physical Setting Analysis With Regard to the Potential for Migrating Hazardous Substances	16
Interviews .....	16
Private Citizens.....	16
Local Government Officials.....	17
Wisconsin DNR.....	17
City of Mellen Fire Department.....	18
Summary of Findings .....	18
Conclusions .....	20
Recommendations .....	20
Standard of Care.....	21
Qualifications of Professional Staff.....	21
References.....	22

### **List of Appendices**

- Appendix A Scope of Services
- Appendix B Asbestos Demolition Inspection Report
- Appendix C Site Photographs
- Appendix D Environmental Data Base Search
- Appendix E FEMA Floodplain Map
- Appendix F Aerial Photographs
- Appendix G Excerpts of PECFA Investigation and Remedial Results

### **List of Figures**

- Figure 1 Location Map
- Figure 2 Site Plan/Outdoor Observations
- Figure 3 Drum Location Map

## Executive Summary

The Wisconsin Department of Natural Resources (WDNR) awarded a Brownfield Site Assessment Grant (SAG) to the City of Mellen (SAG No. 082). The award, along with monies contributed by the City, will allow Phase I and Phase II Environmental Site Assessments (ESAs) of the former Mellen Mart to be conducted. The City of Mellen is committed to demolish the building and remove/dispose of the abandoned drums so this property is no longer a public safety and environmental hazard. The City of Mellen retained Ayres Associates to conduct a Phase I Environmental Site Assessment (ESA) of the former Mellen Mart located at 511 State Trunk Highway (STH) 77 East is in the SE ¼ of the NE ¼ of Section 6 in Township 44 North and Range 2 West of Ashland County, Wisconsin.

This Phase I ESA was prepared following procedures established by the American Society for Testing and Materials (ASTM). The ASTM publication that documents the ESA procedures is entitled *E1527-00 Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*. The scope of services is in Appendix A.

## Summary of Findings

The following summary of findings is based on a site reconnaissance visit to view the subject property and adjoining properties, review of regulatory records and historical documents, and interviews conducted during this ESA:

- The former Mellen Mart, located at 511 State Trunk Highway (STH) 77 East, is in the SE ¼ of the NE ¼ of Section 6, Township 44 North, Range 2 West, Ashland County, Wisconsin (Parcel ID No. 251-3-1100). The 0.45-acre property is on the eastern edge of the City of Mellen and STH 77 bounds the property to the north and Wisconsin Central Railway to the south. The site is unoccupied.
- One metal pole building is on the subject property. The City of Mellen serves the property for water and a septic system is on site. It is assumed that the heating source was propane because a horizontal propane tank existed east of the former AST location.
- Historically, the site was used as a bulk fuel terminal and a commercial gasoline service station since 1929. The property belonged to a railroad company prior to 1929. Both gasoline and fuel oil products were stored on site in four underground storage tanks and five aboveground storage tanks. According to the Wisconsin Department of Commerce tank data base, removal of the ASTs occurred in 1994 and UST removal occurred in 2000.
- Currently, the adjoining properties to the north and east are vacant lots covered with fallow grass, trees, and shrubs. Properties northwest and across STH 77 are pole buildings that look like storage buildings (no signs on the buildings). Northeast and across Devils Creek is North Country Lumber.
- Topography of the site is generally flat and ground surface is approximately 1,250 feet National Geodetic Vertical Datum (NGVD). Soil borings installed by Coleman Engineering found sandy/gravel soil with a silt layer approximately 2 to 6 feet below grade. Surface water flows toward the north and Devils Creek approximately 0.25 mile

north of the subject property. Depths to ground water across the site range from 6.5 to as much as 13.2 feet below grade. Ground water flow is to the north/northwest.

- In early 1991, there was reportedly a diesel fuel release of approximately 60 to 80 gallons at the then existing diesel-island. The WDNR was notified of the contamination and the findings of a Phase I ESA conducted by Coleman Engineering. The ESA found soil and ground water contamination. In a June 15, 1992, letter, the WDNR stated that the party currently in possession and control of the site at the time of the release is responsible to the WDNR for cleanup. The Andersons, Mr. Gygi, and Northern State Bank received responsible party letters from the WDNR in June 1992. Mr. Gygi purchased the property from Northern State Bank and took on the responsibility of the environmental cleanup. The PECFA site identification number is 54546-0727. The WDNR site identification number is BRRTS 03-02-000941.
- Several complaints were received, according to Mr. Huber, Mellen Fire Chief, about Gygi Heating pumping gas out of a single-axle tank truck (approximately 4,000 gallons) when the main pump failed. Apparently, gasoline was slowly leaking from the truck all summer and people were noticing petroleum odors and evidence of gasoline on the ground. Mr. Huber was unaware of any WDNR involvement, but he did notice the tank truck was gone by the end of that summer.
- Coleman Engineering and Alpha Terra Science, Inc., have worked on the site investigation for the Mellen Mart property. These companies did not complete the investigations because they were not paid. Mr. Gygi was approved for a PECFA loan from FirstStar Bank in Sheboygan but did not follow through with paying the deductible. On July 23, 2002, the Attorney General's office filed an environmental enforcement lawsuit against Mr. Gygi and Gygi Heating Company, Inc., at the request of the WDNR. On February 13, 2003, Mr. Gygi declared bankruptcy and is currently without assets with which to finance investigation or remedial work at the Mellen Mart property.
- The Wisconsin Department of Commerce (COMM) data base, searched on October 22, 2003, found that a PECFA claim has been filed for the Mellen Mart site and FirstStar Bank (now US Bank) is scheduled to be reimbursed on October 28, 2003.
- The environmental records review found five LUST sites including the subject property that were listed. The Mellen Mart and Jones Ford are currently still active sites. The two Louisiana Pacific sites were closed in 1996 and 2000. The Reino Oska site closed in 1993. The 60- to 80-gallon spill that occurred in 1991 was also discovered during the environmental records review.
- Free product was removed from MW-2 during previous remedial activities. In August 1996, approximately 16 ounces of free product was removed from the well. This is the most recent report on free product removal activity.
- Previous ground water monitoring results indicate exceedances of WDNR NR 140 Preventive Action Limits and Enforcement Standards. The extent of the ground water and soil contamination is not clearly defined.
- Thirteen 55-gallon drums are on site. Five of the drums are empty. The other eight drums contained petroleum product or soil from the tank removal in 2000. The drums are sealed except for drum No. 2 (lid was lying loosely on top of the drum). The drum

contains liquid that smells strongly of petroleum. The drums were labeled during the site visit.

- The existing monitoring well locations were verified based on the site map created by Coleman Engineering in 1995. Monitoring wells MW-1, 2, and 6 could not be found. A metal detector was not used; if the wells were flush mount, it is possible they are buried beneath sand and gravel. A protop monitoring well is located near the power pole on the north side of STH 77 that does not exist on the historical site map.
- Air Tech Environmental Services, Inc., conducted an asbestos inspection on September 23, 2003. They collected suspect building materials and analyzed the samples using polarized light microscopy (PLM) to determine the presence of asbestos, in accordance with the National Emission Standard for Hazardous Air Pollutants (NESHAP) and WDNR requirements. Asbestos-containing materials (ACM) were found in the flooring and carpet mastic.

## Conclusions

We performed this Phase I ESA of the property in the City of Mellen, Ashland County, Wisconsin, in general conformance with the scope and limitations of ASTM Practice E 1527-00. Any exceptions to, or deletions from, this practice are described in the "Limitations and Exceptions of Assessment" section of this report. This ESA revealed no recognized environmental conditions (REC) or historical recognized conditions (HREC) for this property except for the following:

- Closed LUST sites involving petroleum-contaminated soil and ground water existing near the subject property are considered HRECs. The Wisconsin Department of Commerce or the Wisconsin Department of Natural Resources closed these sites. The Mellen Mart is still an active LUST site and is a REC. The Jones Ford site is up gradient and should not affect the subject property.
- The abandoned drums need to be properly disposed. Arrangements should be made as soon as possible for proper disposal. The drums, especially the open drum, pose a threat if they are tipped or damaged.
- The septic system will need to be properly abandoned.
- All friable and Category 1 ACM needs to be removed prior to demolition. Due to the quantity of friable ACM, State of Wisconsin regulations require that both the WDNR and Wisconsin Department of Family Health and Services be notified 10 business days prior to the abatement activities. A fee of \$150 is involved with this notification. Other specific recommendations for asbestos removal are in Appendix B of this report.
- Ground water and soil petroleum contamination is likely to still exist on the subject property. The WDNR LUST case for this site is still open.
- Mr. Gygi is no longer viable to pay the contamination cleanup.



## Recommendations

Phase II ESA ground water monitoring and soil testing is recommended to confirm the presence or absence of contamination that might have resulted from historical activities on the subject property.

Concerns and recommendations based on the findings of the Phase I ESA are as follows:

- Soil and ground water contamination from petroleum handling operations is likely to still exist. The extent of the contamination will have to be determined.
- Abandoned drums will need to be removed and properly disposed.
- The septic system will need to be properly abandoned.
- The asbestos-containing material in the building will need to be properly removed before building demolition.

A specific scope of services for a Phase II ESA will be provided in a separate document.

## **Introduction**

In April 2003, the Wisconsin Department of Natural Resources (WDNR) awarded a Brownfield Site Assessment Grant (SAG) to the City of Mellen. The award, along with monies contributed by the City, will allow Phase I and Phase II Environmental Site Assessments (ESAs) of the former Mellen Mart to be conducted. The City of Mellen is committed to demolish the building and remove/dispose of the abandoned drums so this property is no longer a public safety and environmental hazard. The former Mellen Mart located at 511 State Trunk Highway (STH) 77 East is in the SE ¼ of the NE ¼ of Section 6 in Township 44 North and Range 2 West of Ashland County, Wisconsin. Figures 1 and 2 are a site location map (USGS Mellen 7.5 Minute Topographical Survey Map, 1980) and site plan map respectively.

As the first step in the grant process, the City of Mellen retained Ayres Associates in September 2003 to conduct a Phase I Environmental Site Assessment (ESA). This Phase I ESA has generally been prepared following procedures established by the American Society for Testing and Materials (ASTM). The ASTM publication that documents the ESA procedures is entitled *E1527-00 Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*. The scope of services is in Appendix A.

## **Purpose**

The purpose of this Phase I ESA is to investigate the property with respect to the potential for petroleum contamination and the range of contaminants within the scope of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This Phase I ESA identifies recognized environmental conditions (REC). The term "recognized environmental conditions" means the presence, or likely presence, of hazardous substances or petroleum products under conditions that indicate an existing release, a past release, or a material threat of a release into the ground, ground water, or surface water of the subject property. This Phase I ESA also identifies historical recognized environmental conditions (HREC). The term "historical recognized environmental condition" means an environmental condition that in the past would have been considered a REC; however, due to remediation or case closure, the condition is not currently considered to be a REC.

## **Limitations and Exceptions of Assessment**

This ESA does not include analysis of drinking water, soil, lead based paint, and naturally occurring radioactive materials (NORM) survey. Because building demolition is likely a part of the SAG, Ayres Associates subcontracted Air Tech, Inc., to prepare an Asbestos Demolition Inspection Report. The October 2003 report and test results are in Appendix B.

Weather conditions were clear and warm on the day of the site reconnaissance visit. Currently, one unoccupied building is on the subject property.

## **Authorized Use of Phase I ESA Report**

This report is intended for the sole use of the City of Mellen. Ayres Associates does not assume liability for use of the report by unauthorized parties.

## **Site Description**

### **Site Location and Property Description**

The former Mellen Mart located at 511 State Trunk Highway (STH) 77 East is in the SE ¼ of the NE ¼ of Section 6, Township 44 North, Range 2 West, of Ashland County, Wisconsin (Parcel ID No. 251-3-1100). The property is on the eastern edge of the City of Mellen and STH 77 bounds the property to the north and Wisconsin Central Railway to the south.

The subject property was historically used as a bulk fuel terminal and a commercial gasoline service station. Handling of gasoline and fuel oil products has occurred on site. Four underground storage tanks (USTs) and five aboveground tanks (ASTs) were on site.

The general property location is shown in Figure 1 (USGS Mellen 7.5 Minute Topographic Quadrangle Map) and Figure 2 (WisDOT 1996 aerial photo). Photographs of the site are in Appendix C.

### **Site and Vicinity Characteristics**

The subject property is a 0.45-acre lot located on STH 77 approximately ¼ mile east of the Town of Mellen in Morse Township. Railroad tracks bound the property to the south and STH 77 bounds the property to the north and west. Vacant wooded land owned by the City of Mellen is along the east boundary. Devils Creek flows from the northwest to the southeast approximately 400 feet east of the east property line.

The property is connected to the City of Mellen water supply. A heating supply source was not present during the site visit. It is assumed that the heating source was propane—the site investigation work plan shows an LP tank east of the ASTs. The subject property is not connected to City sewer and has its own septic system.

### **Current and Past Uses of Subject Property**

The subject property is currently unoccupied. Historically the site was a bulk fuel terminal and a commercial gasoline service station. Both gasoline and fuel oil products were stored on site in four USTs and five ASTs. Geiss, Inc., (formerly SGS) of Merrill, Wisconsin, removed the ASTs in 1994. According to the Wisconsin Department of Commerce tank data base, removal of the USTs occurred in 2000, but it is not known who removed the USTs.

### **Current and Past Uses of Neighboring Properties**

Currently, the properties to the north and east are vacant lots covered with fallow grass, trees, and shrubs. Properties northwest and across STH 77 are pole buildings that look like storage buildings (no signs on the buildings). Northeast and across Devils Creek is North Country Lumber Mill.

# Environmental Records Review

## Standard Environmental Record Sources

Federal Environmental Protection Administration (EPA) data bases were queried on October 13, 2003, using FirstSearch Technology Software. The FirstSearch report and results from the WDNR Bureau of Remediation and Redevelopment Tracking System (BRRTS) search are in Appendix D. Below is a list of data bases searched:

National Priorities List—The Federal National Priorities List (NPL) is a subset of the CERCLA list and identifies over 1,200 sites for priority cleanup under the Superfund program. A query of the CERCLA list revealed no sites within 1 mile of the subject property.

Resource Conservation and Recovery Information System (RCRIS)—Search radius of 1.0 mile. No sites were found.

Resource Conservation and Recovery Act-Treatment, Storage, and Disposal Facilities List (RCRA-TSDF)—(RCRIS sites which treat, store, dispose, or incinerate hazardous waste). No RCRA-TSDF sites were listed within 0.50 mile of the subject property.

Comprehensive Environmental Response, Compensation and Liability Act Information System (CERCLIS)— No CERCLIS sites were listed within 0.50 mile of the subject property.

Toxic Release Inventory System (TRIS)—The TRI was queried for sites that release or transfer toxic chemicals and compounds into the environment. The data base has information dating back to 1987. Search radius of 1.0 mile. No sites found.

Emergency Response Notification System (ERNS)—(The EPA's data base of emergency response actions.) Search radius of 0.25 mile. No sites found.

## State Sources

Landfill/Solid Waste Disposal Sites (SWL)—(The Wisconsin Department of Natural Resources data base listing of permitted solid waste disposal facilities). Search radius of 1.0 mile. No landfills are within the search radius.

Leaking Underground Storage Tank Sites (LUST)—(The Wisconsin Department of Natural Resources data base listing of all leaking underground storage tank sites). Search radius of 0.5 mile. The FirstSearch data bases found four LUST sites, which did not include the Mellen Mart property. Therefore, five LUST sites exist within the search radius and are listed below. Radius maps and search summaries are in Appendix D.

- Mellen Mart—BRRTS No. 03-02-000244, 511 STH 77 East, soil and ground water contamination due to petroleum spills and leaks. Status: Responsible party no longer viable, City of Mellen received WDNR SAG award to do Phase I and II ESAs, demolish existing building, and remove existing drums.
- Jones Ford—BRRTS No. 03-02-000102, 107 N. Main Street, soil and ground water contamination from unleaded gasoline leak. Status: Still open, last status update in 2001.

- Louisiana Pacific Corp.—BRRTS No. 03-02-000941, 606 Wilderness Drive, soil and ground water contamination. Status: Closed on March 3, 2000.
- Louisiana Pacific Corp.—BRRTS No. 03-02-000104, 606 Wilderness Drive, soil and ground water contamination. Status: Closed on April 26, 1996
- Reino Oska Site—BRRTS No. 03-02-000260, 447 Thomas Street, soil contamination. Status: Closed on March 15, 1993

Spills—The WDNR Spills data base was examined for spills on the subject property for the period of record, 1978 through November 2001. Search radius of 0.50 mile. No spills were listed in the FirstSearch data base as having occurred on the subject property or adjoining properties. However, one spill was listed on the WDNR BRRTS data base and is as follows:

- STH 77 and County Trunk Highway (CTH) on 3/27/1991, responsible party was Anderson Oil. A hose fell off gas cap while filling, approximately 60 gallons of diesel fuel spilled on the ground. The spill was contained and no further action was issued by the WDNR.

Registered Storage Tanks (UST/AST)— (The WDNR's data base listing of registered underground (UST) and aboveground (AST) storage tanks). The data base was searched for tanks registered within 0.5 mile of the subject property. Zero sites, not including the subject property, had registered USTs and ASTs on adjoining properties.

The subject property had five ASTs and four USTs registered with the Wisconsin Department of Commerce (COMM). All of the tank locations have been removed and closed (the ASTs in 1994 and the USTs in 2000).

State Sites—(The WDNR's sites as maintained by the Emergency and Remedial Response Program). Updated annually. Search radius of 1 mile. No sites were found.

Receptors—(1995 TIGER census listing of schools and hospitals that may house individuals deemed sensitive to environmental discharges due to their fragile immune systems). Search radius of 0.5 mile. No sites were found.

## **Physical Setting Sources**

The following physical descriptions are generalized for the entire subject property.

### **Topography**

The subject property is located in the Northern Highlands Physiographic Province and is at an elevation of 1,250 feet above mean sea level (m.s.l.) (USGS 1980 Topographic Quadrangle Map—Mellen, Wisconsin).

### **Soils**

Eleven Geoprobe™ soil borings installed by Coleman Engineering in July 1996 found the soil to be gravelly sand. A relatively thin silty clay layer was determined to exist from approximately 2 to 6 feet below grade. The borings were completed to various depths with a maximum boring of

31 feet below grade. Bedrock was not encountered in any boring (Coleman Engineering July 1996).

### **Surface Water**

The subject property is located within the Lake Superior drainage basin area of northwestern and north-central Wisconsin. Devils Creek is approximately 400 feet east of the site's eastern boundary line. The eastern boundary is just within the Devils Creek 100-year floodplain at an elevation of 1,230 feet m.s.l. (FEMA Website 2003). A copy of the Federal Emergency Management Agency (FEMA) floodplain map printed from the FEMA website is in Appendix E. Devils Creek is the closest body of surface water and joins the Montreal Creek approximately 1,500 feet north of the subject property. Montreal Creek joins the Bad River approximately 1,500 feet northwest of the subject property.

### **Site Geology**

The subject property is located within the boundaries of the Copper Falls Formation, which is comprised of fluvial sand and gravel, and till. Sand content of the formation increases from the north to the south.

Unconsolidated glacial deposits overlay the bedrock and consist of the glacial and lacustrine deposits of the Pleistocene (0.01 to 1.6 million years ago). The bedrock is the Tyler Formation and is Early Proterozoic age (1.6 to 2.5 billion years old). The Tyler Formation is dark gray feldspathic, fine-grained sandstone with igneous and metamorphic intrusions made of granite and gneiss.

### **Hydrogeology**

Ground water availability from the area's bedrock is generally poor. Average well yields range from 5 to 50 gallons-per-minute.

Observations made during Coleman's Geoprobe™ investigation and ground water monitoring activities indicate that, locally, ground water is relatively shallow. Depths to ground water across the site range from 6.5 to as much as 13.2 feet below grade. Ground water flow is to the north/northwest (Coleman Engineering July 1996).

## **Historical Use Information**

### **General**

Aerial photographs, interviews, and historical case files/reports are the sources for historical information. The information from the historical WDNR case files is summarized in the "Historical PECFA Activities" section of this report.

### **Plat/Historical/Sanborn Maps**

No historical Sanborn maps are available for this site.

## **Aerial Photographs**

The 1939, 1963, 1976, 1986, 1990, and 1996 aerial photographs were available and were purchased from the Wisconsin Department of Transportation. Copies of the photographs are in Appendix F.

The 1939 aerial photograph (scale 1" = 1,000') shows the site with two structures. It is difficult to tell at this scale what the structures were. The land adjoining the subject property is vacant. State Trunk Highway 77 and the railroad tracks that border the south existed in 1939. A residential area of the City exists approximately 150 feet south of the site.

The 1963 aerial photograph (scale 1" = 400') shows four bulk storage tanks on site west of a building. The land adjoining the subject property is vacant. State Trunk Highway 77 looks improved from the 1939 photograph. The railroad tracks to the south and the rail spur leading to the tanks are clear in this photo. The residential area appears unchanged.

The 1976 aerial photograph (scale 1" = 400') shows five ASTs and a building (possibly the existing building). A lot to the northwest and across STH 77 has a building on it. Land northeast of Devils Creek is changed and appears to be a lumberyard.

The 1986 aerial photograph (scale 1" = 400') shows five ASTs, a building, and canopy (over gasoline pump island). The area in front of the building and tanks appears to be paved. The land east of the building appears to be filling in with small trees or shrubs. The land northeast of Devils Creek is more developed and is a much larger lumberyard, with more buildings and storage space. Three detention basins have been constructed north of the lumberyard. A larger commercial or institutional style building exists southwest and across Lake Drive. The residential area appears unchanged.

The 1990 aerial photograph (scale 1" = 1000') shows 5 ASTs, a building, and canopy (over gasoline pump island). There is a structure northeast of the building. It is difficult to tell if it is a building or parked trucks. It looks like there is a concrete pad just outside of the southwest corner of the building. The building northwest and across STH 77 looks like an addition was constructed; the building looks longer. The building to the southwest appears the same. The residential area appears unchanged.

The 1996 aerial photograph (scale 1" = 500') shows a building and canopy (over gasoline pump island). The ASTs are no longer on the site. Railroad tracks north of STH 77 and the subject property are more evident in this photo than in the past photographs. Additional buildings appear on the land north and northwest, across STH 77. The building to the southwest appears the same. The residential area appears unchanged.

## **Historical Petroleum Cleanup Fund Administration (PECFA) Activities**

### **General Case History**

Since 1991, investigation and remediation activities associated with the USTs and ASTs at the Mellen Mart have been funded under the Wisconsin Petroleum Environmental Cleanup Fund Act (PECFA). The PECFA site identification number is 54546-0727. The WDNR site identification number is BRRTS 03-02-000941. The case history stated below summarizes

information gathered from various records of telephone conversations, letters, memos, and subpoenas found in the WDNR file. Various correspondence occurred between the WDNR, attorneys, consultants/engineers, and responsible parties. Excerpts of investigation results are in Appendix G. The excerpts include soil and ground water tables; more results and information are on file at Ayres Associates.

In early 1991, there was reportedly a diesel fuel release of approximately 60 to 80 gallons at the then existing diesel-island. It is unclear if the owner and operator of the property was Anderson Conoco or if Mr. Gygi was leasing the property. The file mentions that Mr. Gygi reported the spill. The product flowed across the pavement to the east and discharged onto soils within the STH 77 right-of-way (ROW) (Coleman Engineering May 1992).

Northern State Bank acquired the property from the Anderson Conoco foreclosure/bankruptcy action. Mr. Fred Gygi leased the property from bank soon after that and he was interested in purchasing the site. Northern State Bank hired Coleman Engineering to conduct a Phase I ESA of the subject property before putting the property on the market for resale. The ESA discovered soil and ground water contamination in soil borings installed around the property. The WDNR was notified of the contamination and eventually the findings of Coleman's ESA. In a June 15, 1992, letter, the WDNR stated that the party currently in possession and control of the site at the time of the release is responsible to the WDNR for cleanup. The Andersons, Mr. Gygi, and Northern State Bank received responsible party letters from the WDNR in June 1992. Mr. Gygi leased the property from the bank. In 1993, the bank evicted Mr. Gygi from the subject property. Mr. Gygi then took the bank to court for breaching the lease agreement. Mr. Gygi settled with Northern State Bank in the court proceeding and agreed to take title of the property if the costs of cleanup were not too extensive. The Anderson's were declared bankrupt and no longer had control over the property and were deemed not viable to pay for any cleanup.

Mr. Gygi agreed to proceed with investigations of the contamination under WDNR regulations. He applied and eventually received approval for PECFA funding from First Star Bank, Sheboygan, Wisconsin, in June 1994. Alpha Terra Science, Inc., was hired to continue with a site investigation based on the findings of Coleman's Phase I ESA. Alpha Terra Science, Inc., subcontracted Geiss, Inc., (then SGS) to remove the five ASTs. No soil samples were collected at the time, but dead vegetation and strong petroleum odors were present in and around the former tank area. The WDNR never received a site investigation report from Terra Services.

In June 1995, Alpha Terra Science, Inc., notified Chris Saari, WDNR project manager, that Mr. Gygi had not paid them for work completed and they would not continue until they are paid. Mr. Gygi failed to get the PECFA funding by not paying the deductible. In June 1995, Coleman Engineering took over the site investigation. Coleman continued with ground water sampling and product removal.

In February 1996, the WDNR was notified that a spill occurred on the subject property. A tank fitting failed (OPW coupling quick disconnect) and diesel fuel leaked from a tank truck being stored on site. The WDNR inspected the site and required no additional work on the spill because there was not any visible staining or evidence of the spill. The existing ground water wells were expected to detect additional contamination (James Hosch, WDNR, Memo, 1996).

In July 2001, the building inspector for the City of Mellen gave Mr. Gygi a notice of public nuisance letter, which stated that the Mellen Mart building offends the aesthetic character of the immediate neighborhood and produces blight and deterioration (City of Mellen 2001). The notice gave Mr. Gygi 30 days to comply to remove all barrels and debris, install new doors,



windows, and sidings, repair walls, install flooring, repair cracked and/or damaged sewer lines, and restore heat to the building.

The WDNR did not receive any investigation progress reports from Coleman from approximately 2000 to 2002. The WDNR contacted Coleman on January 24, 2002, to inquire about the reasons why no reports have been received. Coleman informed the WDNR that Mr. Gygi stated that he sold the Mellen Mart property and had discharged his responsibilities for cleanup, and Coleman's services were no longer needed.

On May 21, 2002, the WDNR recommended to Attorney General Doyle that Mr. Fred Gygi should be prosecuted for violations of Hazardous Substance Spills laws at the location of the subject property. On July 23, 2002, the Attorney General's office filed an environmental enforcement lawsuit against Mr. Gygi and Gygi Heating Company, Inc. On February 13, 2003, Mr. Gygi declared bankruptcy and is currently without assets with which to finance investigation or remedial work at the Mellen Mart property.

### **Previous Assessment, Investigation, and Remediation Findings**

The WDNR was notified of petroleum contamination on the subject property in 1992 after Coleman Engineering conducted a Phase I ESA for the site. Northern Bank retained Coleman Engineering to conduct the ESA. Two soil borings were installed using a truck-mounted rotary drill with a split-spoon-sampling device. The borings extended to approximately 9 to 11 feet below grade. Two hand-auger soil borings installed extended to depths of 1 to 1.5 feet below grade.

The two boreholes created by the rotary drill had ground water at approximately 5 feet below grade. The hand auger borings had ground water at approximately 1 foot below grade. Gasoline range organics (GRO), diesel range organics (DRO), and total recoverable petroleum hydrocarbons (TRPH) contamination existed in the soil boring samples. Benzene, toluene, and xylene contamination exceeded NR 140 Preventive Action Limits (PAL) and Enforcement Standards (ES) in the ground water samples collected from the rotary drilled boreholes.

Other ESA findings included:

- Soil surface staining, distressed vegetation, and odors on south side of building
- Apparent overflow of sewage holding tank east of store
- Storage of oils, solvents, and paints on south side of building
- Petroleum-product dispenser parts on south side outside, apparent product residue around parts

Coleman recommended that the bank notify regulatory agencies immediately (Coleman Engineering 1992).

Alpha Terra Science, Inc., submitted a remedial investigation work plan for the subject property (then known as Grant's Mobil) in July 1993. The WDNR approved the work plan and Alpha Terra proceeded to do the work. In 1993, they installed six ground water monitoring wells on the site to determine the extent of the contamination. Northwest Petroleum of Brule, Inc., tested the integrity of the USTs and related lines in 1993. The tanks passed the test. However,

the berm around the ASTs was found to be inadequate. In 1994, Alpha Terra retained Geiss, Inc., (SGS) to remove the five ASTs on site. The USTs and related lines remained in service.

A final site investigation report is not on file from Alpha Terra. The results of their ground water monitoring are not on record.

In July-August 1995, Coleman Engineering began an additional site investigation and tested the well integrity of existing monitoring wells. The wells tested to be in good condition. Coleman discovered free product in MW-2 and MW-3 in October 1995 and submitted a free product recovery plan to the WDNR in their October 1995 Progress Report. They submitted a site investigation work plan to the WDNR in January 1996.

Nine GEOPROBES were installed on November 7, 1995. The borehole depths ranged from 6 to 31 feet below grade. Photo ionization detection (PID) screening found samples with readings from 1,500 to 1,720. Laboratory analysis of samples with the highest PID readings per borehole found GPS102, GPS202, GPS211, GPS504, GPS804, and GPS1002 with detects of GRO and DRO. GPS202, GPS804, and GPS1002 had detects of volatile organic compounds (VOCs) and lead exceeding NR 720 Soil Cleanup Standards. Figure 3 is a site map showing the location of the monitoring wells and soil borings.

Coleman submitted monthly product collection progress reports to the WDNR. The last report submitted was in October 1996. At that time, approximately 25.1 gallons (3,212.6 ounces) were recovered from MW-2. MW-3 did not produce any recoverable product after detection in 1995. Coleman did not submit a site investigation report to the WDNR. The last report (dated August 27, 1996) in the WDNR file reported that MW-2 produced 16 ounces of product in the month of August.

## **Current Status**

In a telephone conversation on January 24, 2002, between Mr. Jack Polich, Coleman Engineering, and Mr. Chris Saari, WDNR, Mr. Polich mentioned that FirstStar Bank contacted him with the intention of filing a PECFA claim for previous invoices. Mr. Polich stated that the claim had apparently been filed and that Mr. Gygi was no longer a FirstStar Bank customer.

Ayres Associates searched the Wisconsin Department of Commerce (COMM) data base on October 22, 2003, and found that a PECFA claim has been filed for the Mellen Mart site and FirstStar Bank (now US Bank) is scheduled to be reimbursed on October 28, 2003.

Currently, no PECFA associated investigations or remedial actions are ongoing at this site. The WDNR or COMM has not closed the case.

## **Asbestos Assessment**

Air Tech Environmental Services, Inc., Eau Claire, Wisconsin, conducted an asbestos inspection on September 23, 2003. They collected suspect building materials and analyzed the samples using polarized light microscopy (PLM) to determine the presence of asbestos in accordance with the National Emission Standard for Hazardous Air Pollutants (NESHAP) and WDNR requirements. The following asbestos-containing building materials were identified in the building:

- 1A, B—Tan sheet flooring, assumed asbestos content

- 4A—Gold sheet flooring under newer linoleum (store area and rest room), carpet (store area), and subfloor (cooler)—25% chrysotile
- Carpet Mastic, assumed asbestos content

Air Tech Environmental Services, Inc., recommendations include the following:

- All friable asbestos-containing material (ACM) must be removed prior to normal demolition activities. The asbestos-containing linoleum (sheet flooring) is located under the subfloor in the bathroom, cooler, the front of the structure, and under carpet in the central part of the building.
- All abatement projects should be designed by a certified project designer and carried out by Wisconsin DHFS-licensed abatement contractor following all applicable local, state, and federal regulations, prior to building demolition.
- Due to the quantity of friable ACM, State of Wisconsin regulations require that both WDNR and DHFS be notified 10 business days prior to the abatement activities, which includes a \$150.00 filing fee.

Recommended actions are listed on page 6 of the Asbestos Demolition Inspection Report in Appendix B.

## Site Reconnaissance

### General

Marcia Sivek, Ayres Associates, visited the site on September 23, 2003. The day was mild and sunny with clear skies. Weather did not inhibit any observations that day. However, some thickly wooded and shrubby areas did make it difficult to get a good view of the ground in some areas, particularly the ground east and south of the building. The lot is approximately 0.45 acre. The site visit included inspection of both the inside and outside of the building, as well as counting and labeling the abandoned drums. Figure 3 is a site map of the Mellen Mart property and photographs taken during the site visit are in Appendix C.

### Observations

There are two entrances to the subject property. One entrance is just north of the Lake Drive and STH 77 intersection on the east side, and the second entrance is approximately 100 feet east on the north side of the lot. The western portion of the lot is primarily sand/gravel. The sand/gravel is fill from the UST removal. The remaining parking area is asphalt. A strip of land approximately 30 feet wide on the south side of the property and north side of the railroad tracks is fallow grass. A grassy island (approximately 10 to 15 feet wide and 100 feet long) is along the north edge of the lot.

### Interior

The former convenience store building, gas-island pump canopy, and Mellen Mart sign are still standing. The building is unlocked and accessible to the public. The building is approximately 40-foot-by-20-foot and has an entrance on both the north and south ends. The building

construction is of a metal pole barn style with a wood frame. Approximately  $\frac{3}{4}$  of the inside of the building is one room, apparently where the convenience store and cooler were located. A small bathroom was in the northeast corner of the building. Previous owners or vandals removed all fixtures, plumbing, heating, lighting, and doors from the building and property. The floor was carpeted in the convenience store area. A former office area is located in the south central portion of the building and was empty except for an old office chair.

The south  $\frac{1}{4}$  of the building appears to be where the forced air heating furnace was connected. The area has concrete flooring and may have been the area where supplies and retail goods were stored. Just inside the south entrance was a 55-gallon drum. The drum was empty and labeled No. 1 in Figure 3.

## **Exterior**

Outside the south entrance of the building were five more 55-gallon drums. Drum No. 2 was open and its lid was partly resting on top of the barrel. The drum was filled with liquid and had a strong petroleum odor. It is assumed the some of the liquid was rain water from the drum being open to the air. Drum No. 6 was full and labeled "diesel." This drum looked newer than the rest of the drums because of the lack of rust. Seven more drums, which contain soil and water, exist on the north side of the building. The soil and water contents were collected in the barrels during tank removal

Metal pipes, window stripping, and miscellaneous debris cover a concrete pad located outside the south building entrance. A small propane tank was lying in the grass just south of the concrete pad.

Tall grass, weeds, and shrubs cover the ground on the east side of the building. This is the area where the septic system existed. No evidence of the septic tank, vents, or septic field was found during the visit. The ground elevation was noticeably higher than the ground on the north and south sides. Thick woods of immature trees and shrubs bordered the east boundary of the subject property. Approximately six 10- to 12-foot-long metal pipe sections were lying in the woods in the southeast corner of the property.

A grass swale, storm water detention area exists east of the easternmost driveway entrance. Storm water appears to flow from south of the site toward the north into the swale that parallels STH 77. It is assumed that storm water flows off site along and eventually under STH 77 toward the northeast and Devils Creek.

The concrete pump-island and canopy remain. The pumps have been removed.

The existing monitoring well locations were verified based on the site map created by Coleman Engineering in 1995. Monitoring wells MW-1, 2, and 6 could not be found. A protop monitoring well is located near the power pole on the north side of STH 77 that does not exist on the historical site map. The wells were locked and not opened during the site visit.

## **Identified Hazardous Substance Use and Containers**

Except for the 13 drums found on site, no other containers of hazardous materials were found at the time of the site visit.

## **Storage Tanks, PCBs, and Solid Waste Disposal**

As mentioned previously, 13 drums were found on site. Labels were placed on each of the drums during the site visit. Five of the drums are empty. The drum lids were rusty and could not be removed. Therefore, tapping the drums and trying to move them was used to estimate the volume of the containers. The contents of the full barrels were noted based on the crayon markings from the tank removal. The contractors that placed the soil in the drums marked with crayon the percent of water and soil inside the drum.

## **Physical Setting Analysis With Regard to the Potential for Migrating Hazardous Substances**

Ground water and soil contamination with petroleum products exists as a result of the past spills and leaks on the subject property. Ground water contamination could possibly migrate toward or into Devils Creek and/or its floodplain. General ground water flow direction is toward the north. Devils Creek to the north is approximately ¼ mile away from the subject property. There are no known off-site sources that may migrate and affect soil and ground water quality on the subject property.

## **Interviews**

### **Private Citizens**

Ayres Associates conducted interviews with private individuals to obtain pertinent information about the site.

Tina Wohlgemuth—Clerk-Treasurer, City of Mellen  
(715) 274-2136

Early in the SAG application process, Ms. Wohlgemuth provided Ayres Associates with documentation from previous investigative and remedial activities on the Mellen Mart site and contact information of a previous owner, Mr. Wilmot Kristie. During the site visit, she mentioned that the subject property was connected to the City of Mellen water supply but had its own septic system.

Ms. Wohlgemuth is a long-time resident of the City of Mellen. She remembered that Mr. Kristie, the Andersons, and lastly, Mr. Gygi owned the site. She recalled that a few years ago there were complaints about a gasoline tanker leaking gasoline that Mr. Gygi had stored on site. Two buildings were on the property until a few years ago. The second building (the building that no longer exists) used to be referred to as the "plywood palace." It was a timber-framed structure on a concrete slab.

Ms. Wohlgemuth stated that the site was deemed a public nuisance by the City's building inspector, Mr. Robert Miller, in 2001. The site has been an eyesore to the City for several years. The abandoned containers have been on site since at least 2000.

Ms. Wohlgemuth doesn't know when Mr. Gygi stopped or closed the business on the subject property. She assumes that the septic system has not been abandoned. She also mentioned that Mayor Barabe might know some of the history because Alec Barabe, former owner, was his grandfather.

Joseph Barabe—City of Mellen Mayor  
(715) 274-3111

Marcia Sivek, Ayres Associates interviewed Mr. Barabe on November 3, 2003. Mr. Barabe stated that Alec Barabe was his grandfather, who owned the property with an uncle. Mr. Joe Barabe was born the year the property was sold to Mr. Kristie. He doesn't know the history of the property and no family members are around to provide information.

Wilmot Kristie—Previous Property Owner  
(715) 274-7352

Marcia Sivek, Ayres Associates, telephoned Mr. Kristie on October 22, 2003, to discuss the history of the subject property. Mr. Kristie purchased the property from Alec Barabe in 1953 and owned it for 32 years. He operated the site as a bulk plant facility and had five ASTs and a warehouse on site to store motor oils. Anderson Conoco bought the property from Mr. Kristie in 1985 and operated the site as a bulk plant and retail gasoline station.

Mr. Kristie stated that Frank McCarthy originally purchased the property from the railroad (company name unknown) in 1929. Mr. McCarthy was the first to operate a bulk plant on site. The railroad company had a rail spur that went directly to the bulk plant where they loaded fuel tank cars. At that time, only four ASTs were on site.

Robert Miller—City of Mellen Building Inspector  
(715) 682-7002

Marcia Sivek, Ayres Associates, spoke with Mr. Robert Miller on October 30, 2003, and was asked to provide history of the subject property. He stated that unfortunately he does not know much about the site history. The second building on site was mostly gone 2 to 3 years before he started the condemnation process in 2001. He referred to the structure as the "plywood palace." He stated that the timber frame rotted, along with the wood siding, and the building eventually collapsed onto the concrete slab. Not much of the building remained—most had rotted away.

## **Local Government Officials**

### **Wisconsin DNR**

The following contacts were made:

Chris Saari—Ashland County WDNR Remediation and Redevelopment Contact  
(715) 685-2920

Marcia Sivek, Ayres Associates, telephoned Mr. Saari on October 21, 2003, to discuss the results of Alpha Terra's site investigation. The WDNR never received a site investigation report. He believes that Alpha Terra did not finish because they were terminated by Mr. Gygi or stopped work due to lack of payment from Mr. Gygi.

Mr. Saari provided a copy of the WDNR file for Ayres Associates to review.

## City of Mellen Fire Department

Rich Huber—City of Mellen Fire Chief

Marcia Sivek, Ayres Associates, interviewed Mr. Huber in person on September 23, 2003. Mr. Huber stated that since he has been fire chief, the fire department's only response to the subject property was a few years ago. There were several complaints about Gygi Heating pumping gas out of a single-axle tank truck (approximately 4,000 gallons) when the main pump failed. Apparently, gasoline was slowly leaking from the truck all summer and people were noticing petroleum odors and evidence of gasoline on the ground. Mr. Huber was unaware of any WDNR involvement but he did notice the tank truck was gone by the end of that summer.

## Summary of Findings

The following summary of findings is based on a site reconnaissance visit to view the subject property and adjoining properties, review of regulatory records and historical documents, and interviews conducted during this ESA:

- The former Mellen Mart, located at 511 State Trunk Highway (STH) 77 East, is in the SE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 6, Township 44 North, Range 2 West, Ashland County, Wisconsin (Parcel ID No. 251-3-1100). The 0.45-acre property is on the eastern edge of the City of Mellen and STH 77 bounds the property to the north and Wisconsin Central Railway to the south. The site is unoccupied.
- One metal pole building is on the subject property. The City of Mellen serves the property for water and a septic system is on site. It is assumed that the heating source was propane because a horizontal propane tank existed east of the former AST location.
- Historically, the site was used as a bulk fuel terminal and a commercial gasoline service station since 1929. The property belonged to a railroad company prior to 1929. Both gasoline and fuel oil products were stored on site in four underground storage tanks and five aboveground storage tanks. According to the Wisconsin Department of Commerce tank data base, removal of the ASTs occurred in 1994 and UST removal occurred in 2000.
- Currently, the adjoining properties to the north and east are vacant lots covered with fallow grass, trees, and shrubs. Properties northwest and across STH 77 are pole buildings that look like storage buildings (no signs on the buildings). Northeast and across Devils Creek is North Country Lumber.
- Topography of the site is generally flat and ground surface is approximately 1,250 feet National Geodetic Vertical Datum (NGVD). Soil borings installed by Coleman Engineering found sandy/gravel soil with a silt layer approximately 2 to 6 feet below grade. Surface water flows toward the north and Devils Creek approximately 0.25 mile north of the subject property. Depths to ground water across the site range from 6.5 to as much as 13.2 feet below grade. Ground water flow is to the north/northwest.
- In early 1991, there was reportedly a diesel fuel release of approximately 60 to 80 gallons at the then existing diesel-island. The WDNR was notified of the contamination and the findings of a Phase I ESA conducted by Coleman Engineering. The ESA found

soil and ground water contamination. In a June 15, 1992, letter, the WDNR stated that the party currently in possession and control of the site at the time of the release is responsible to the WDNR for cleanup. The Andersons, Mr. Gygi, and Northern State Bank received responsible party letters from the WDNR in June 1992. Mr. Gygi purchased the property from Northern State Bank and took on the responsibility of the environmental cleanup. The PECFA site identification number is 54546-0727. The WDNR site identification number is BRRTS 03-02-000941.

- Several complaints were received, according to Mr. Huber, Mellen Fire Chief, about Gygi Heating pumping gas out of a single-axle tank truck (approximately 4,000 gallons) when the main pump failed. Apparently, gasoline was slowly leaking from the truck all summer and people were noticing petroleum odors and evidence of gasoline on the ground. Mr. Huber was unaware of any WDNR involvement, but he did notice the tank truck was gone by the end of that summer.
- Coleman Engineering and Alpha Terra Science, Inc., have worked on the site investigation for the Mellen Mart property. These companies did not complete the investigations because they were not paid. Mr. Gygi was approved for a PECFA loan from FirstStar Bank in Sheboygan but did not follow through with paying the deductible. On July 23, 2002, the Attorney General's office filed an environmental enforcement lawsuit against Mr. Gygi and Gygi Heating Company, Inc., at the request of the WDNR. On February 13, 2003, Mr. Gygi declared bankruptcy and is currently without assets with which to finance investigation or remedial work at the Mellen Mart property.
- The Wisconsin Department of Commerce (COMM) data base, searched on October 22, 2003, found that a PECFA claim has been filed for the Mellen Mart site and FirstStar Bank (now US Bank) is scheduled to be reimbursed on October 28, 2003.
- The environmental records review found five LUST sites including the subject property that were listed. The Mellen Mart and Jones Ford are currently still active sites. The two Louisiana Pacific sites were closed in 1996 and 2000. The Reino Oaska site closed in 1993. The 60- to 80-gallon spill that occurred in 1991 was also discovered during the environmental records review.
- Free product was removed from MW-2 during previous remedial activities. In August 1996, approximately 16 ounces of free product was removed from the well. This is the most recent report on free product removal activity.
- Previous ground water monitoring results indicate exceedances of WDNR NR 140 Preventive Action Limits and Enforcement Standards. The extent of the ground water and soil contamination is not clearly defined.
- Thirteen 55-gallon drums are on site. Five of the drums are empty. The other eight drums contained petroleum product or soil from the tank removal in 2000. The drums are sealed except for drum No. 2 (lid was lying loosely on top of the drum). The drum contains liquid that smells strongly of petroleum. The drums were labeled during the site visit.
- The existing monitoring well locations were verified based on the site map created by Coleman Engineering in 1995. Monitoring wells MW-1, 2, and 6 could not be found. A metal detector was not used; if the wells were flush mount, it is possible they are buried



beneath sand and gravel. A protop monitoring well is located near the power pole on the north side of STH 77 that does not exist on the historical site map.

- Air Tech Environmental Services, Inc., conducted an asbestos inspection on September 23, 2003. They collected suspect building materials and analyzed the samples using polarized light microscopy (PLM) to determine the presence of asbestos, in accordance with the National Emission Standard for Hazardous Air Pollutants (NESHAP) and WDNR requirements. Asbestos-containing materials (ACM) were found in the flooring and carpet mastic.

## Conclusions

We performed this Phase I ESA of the property in the City of Mellen, Ashland County, Wisconsin, in general conformance with the scope and limitations of ASTM Practice E 1527-00. Any exceptions to, or deletions from, this practice are described in the "Limitations and Exceptions of Assessment" section of this report. This ESA revealed no recognized environmental conditions (REC) or historical recognized conditions (HREC) for this property except for the following:

- Closed LUST sites involving petroleum-contaminated soil and ground water existing near the subject property are considered HRECs. The Wisconsin Department of Commerce or the Wisconsin Department of Natural Resources closed these sites. The Mellen Mart is still an active LUST site and is a REC. The Jones Ford site is up gradient and should not affect the subject property.
- The abandoned drums need to be properly disposed. Arrangements should be made as soon as possible for proper disposal. The drums, especially the open drum, pose a threat if they are tipped or damaged.
- The septic system will need to be properly abandoned.
- All friable and Category 1 ACM needs to be removed prior to demolition. Due to the quantity of friable ACM, State of Wisconsin regulations require that both the WDNR and Wisconsin Department of Family Health and Services be notified 10 business days prior to the abatement activities. A fee of \$150 is involved with this notification. Other specific recommendations for asbestos removal are in Appendix B of this report.
- Ground water and soil petroleum contamination are likely to still exist on the subject property. The WDNR LUST case for this site is still open.
- Mr. Gygi is no longer viable to pay the contamination cleanup.

## Recommendations

Phase II ESA ground water monitoring and soil testing is recommended to confirm the presence or absence of contamination that might have resulted from historical activities on the subject property.

Concerns and recommendations based on the findings of the Phase I ESA are as follows:

- Soil and ground water contamination from petroleum handling operations are likely to still exist. The extent of the contamination will have to be determined.
- Abandoned drums will need to be removed and properly disposed.
- The septic system will need to be properly abandoned.
- The asbestos-containing material in the building will need to be properly removed before building demolition.

A specific scope of services for a Phase II ESA will be provided in a separate document.

## **Standard of Care**

This Phase I ESA was formulated in general accordance with the scope and limitations of ASTM Practice E 1527-00 and applies only to the specific site addressed in this report. These environmental methods were developed to provide the owner, buyer, and/or lending institution with data regarding possible indications of existing or potential adverse environmental conditions affecting the subject property and are, therefore, limited to the conditions observed on the property at the time of the site visit and research. It is our opinion that the information, documents, and interviews concerning the property are reliable. However, we cannot warrant or guarantee in any way that the information provided is complete or accurate.

## **Qualifications of Professional Staff**

Following is a summary of the qualifications of the Ayres Associates professional staff that provided services for this ESA:

### **Dennis L. Johnson, P.E., Manager—Environmental Services**

Role on this ESA: Project Manager and Reviewer

Years of Environmental Assessment Experience: 16

Years of Engineering Experience: 28

Summary of Experience: Mr. Johnson's experience in environmental management and assessment includes the following:

- Manages Eau Claire office environmental services staff
- Serves as senior reviewer for a wide variety of environmental assessment and remediation reports
- Has reviewed more than 200 ESAs for real estate transactions involving a wide variety of facilities, including manufacturing facilities, commercial businesses, and vacant land
- Has managed underground storage tank closure site assessments for more than 200 sites in Wisconsin

Registered Professional Engineer, Wisconsin, Texas, Minnesota, and Florida

Bachelor of Science, Civil Engineering

Bachelor of Science, Biology

Certified as "Site Assessor" under Wisconsin Administrative Code ILHR 10

OSHA Health and Safety Training

EDR Due Diligence Course on Phase I ESAs and ASTM 1527, 2000

**Marcia R. Sivek, Environmental Engineer**

Role on this ESA: Site Assessment and Report Preparation

Years of Environmental Assessment Experience: 2.5

Summary of Experience: Ms. Sivek's experience in environmental management and assessment includes the following:

- Conducting Phase I and II ESAs for private clients as part of property transactions
- Conducting Phase I and II ESAs of highway corridors for county and state governments
- Has managed underground storage tank site investigations and remediation for several sites in Wisconsin
- Prepares Spill Prevention, Control, and Countermeasures (SPCC) Plans for regional industries.

Bachelor of Science, Geological Engineering

Qualifying Wisconsin Administrative Code NR 500 Hydrogeologist

## References

Air Tech, Inc. 2003. Asbestos Demolition Inspection Report for City of Mellen, Mellen, Wisconsin.

American Society for Testing and Materials (ASTM). 2000. *ASTM Standard on Environmental Site Assessment for Commercial Real Estate, E1527-00 and E1528-00*. Philadelphia: ASTM.

Alpha Terra Science, Inc. 1993. Remedial Investigation Work Plan for Grant's Mobil (former Anderson Fuels)

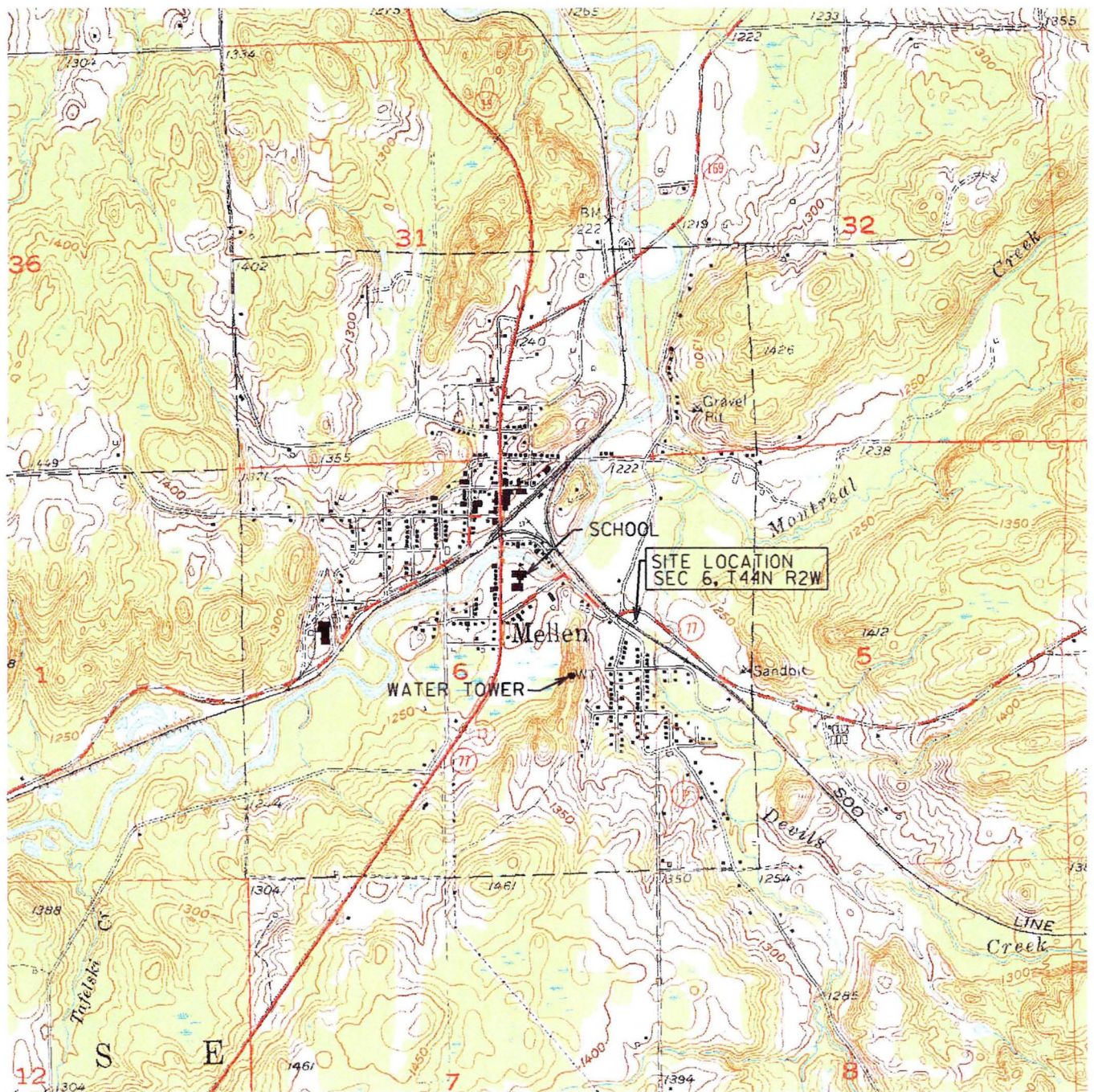
Coleman Engineering. 1996. Supplemental Site Investigation Work Plan, Mellen Mart, Mellen, Wisconsin.

FirstSearch Technology Corporation. 2003. Environmental Radius Search Report on Subject Property.

Northwest Petroleum of Brule, Inc. 1993. Test Reports Done at Bob Anderson Conoco Station, Mellen, Wisconsin.

United States Geological Survey. Photo revised 1980. Mellen USGS 7.5 Minute Quadrangle - Wisconsin, Ashland County.

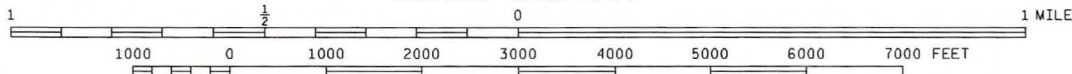
Wisconsin Department of Natural Resources. 1992-Present. Historical Case Files of the Mellen Mart Case.



NOTE: THIS DRAWING WAS PREPARED IN COLOR. REPRODUCTION BY MEANS OTHER THAN EQUIVALENT COLOR COPYING MAY CAUSE SOME DATA TO BE LOST OR MISREPRESENTED.

USGS MAP: MELLEN QUADRANGLE  
1980

SCALE 1:24000



NORTH

K: /WASTE/101388US.DGN

PHASE 1 ENVIRONMENTAL  
SITE ASSESSMENT  
511STH 77 EAST  
MELLEN, WISCONSIN

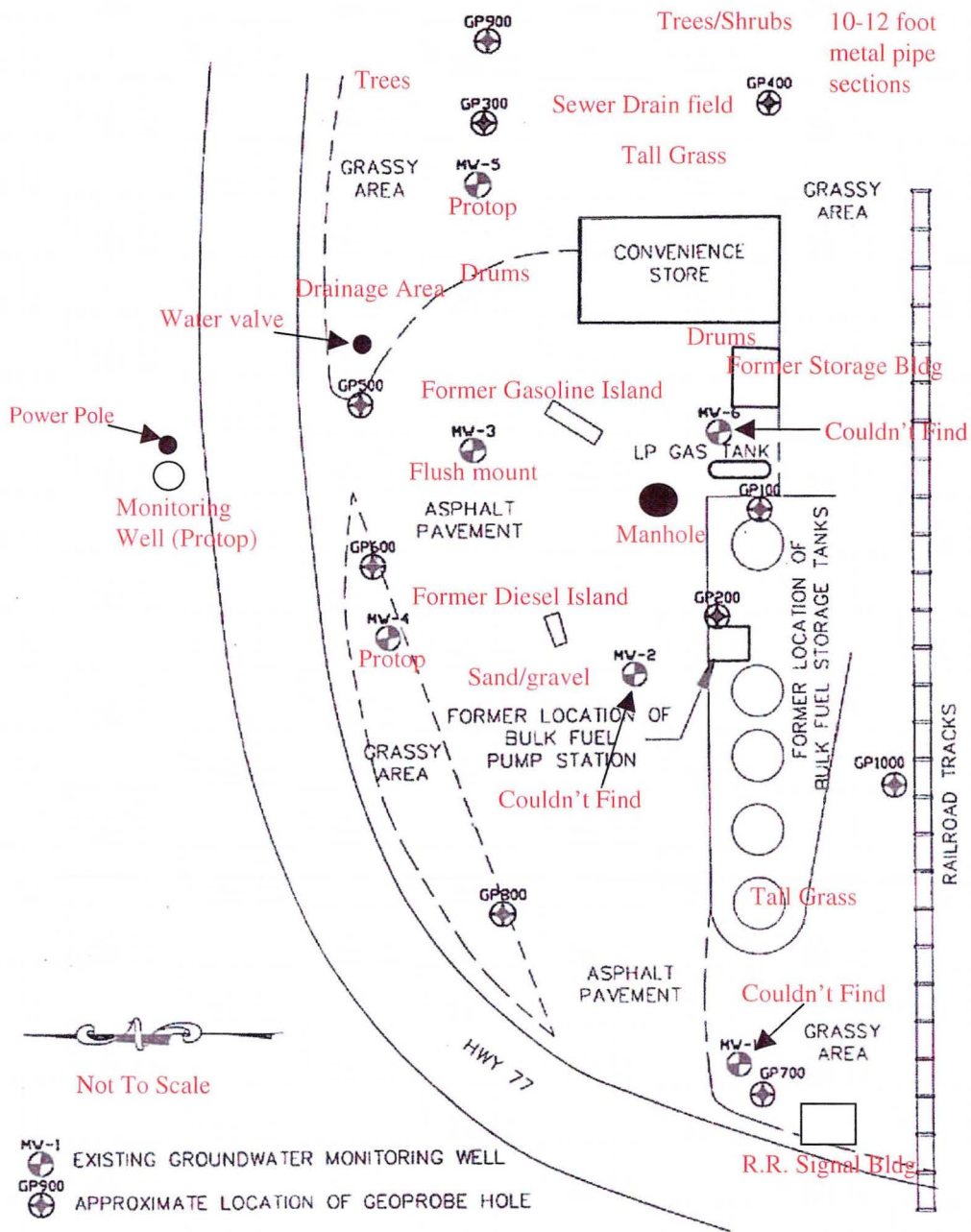
DRN. BY: *JGS* JGS  
CHK. BY: *MRS* MRS  
DATE: NOV 2003



LOCATION MAP

FIGURE

1



Base Map by Coleman Eng. Company (12-18-95)  
 Revised by Ayres Associates (10-17-03)

NOTE: THIS DRAWING WAS PREPARED IN COLOR. REPRODUCTION BY MEANS OTHER THAN EQUIVALENT COLOR COPYING MAY CAUSE SOME DATA TO BE LOST OR MISREPRESENTED.

K:\WASTE\10138802.DGN

PHASE 1 ENVIRONMENTAL SITE ASSESSMENT 511 STH 77 EAST MELLEN, WISCONSIN	DRN. BY: <i>JGS</i> JGS	SITE PLAN/ OUTDOOR OBSERVATIONS	FIGURE  2
	CHK. BY: <i>MRS</i> MRS		
	DATE: NOV 2003		

11/03/2003 \$PEN\$ D:\WASTE\10138802.dgn

PHASE 1 ENVIRONMENTAL  
 SITE ASSESSMENT  
 511 STH 77 EAST  
 MELLEEN, WISCONSIN

DRN. BY: *QJL* JGS  
 CHK. BY: *MRS*  
 DATE: NOV 2003

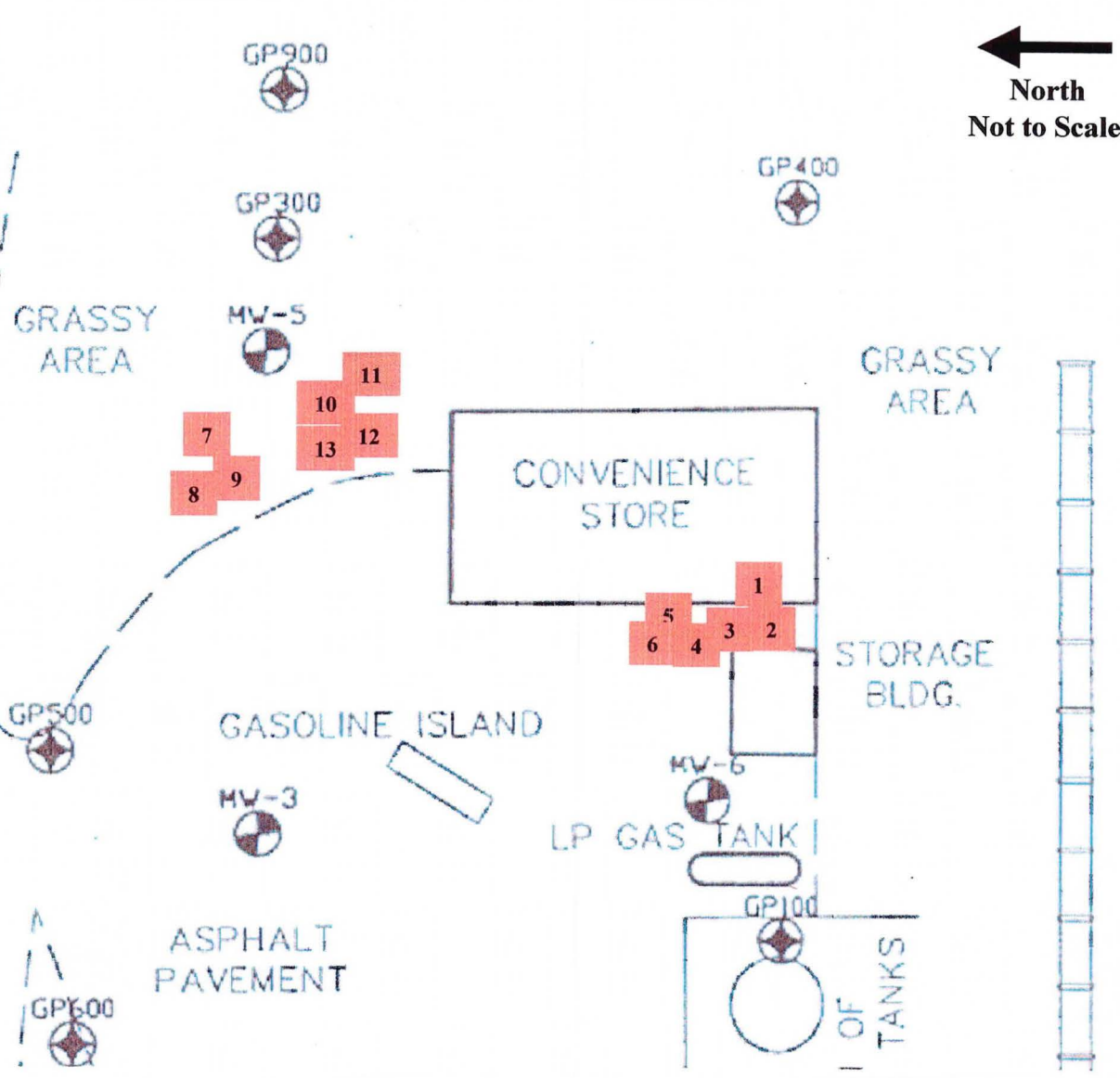
AMRES ASSOCIATES

DRUM LOCATION MAP

FIGURE 3

K:\WASTE\10138801.DGN

NOTE: THIS DRAWING WAS PREPARED IN COLOR. REPRODUCTION BY MEANS OTHER THAN EQUIVALENT COLOR COPYING MAY CAUSE SOME DATA TO BE LOST OR MISREPRESENTED.



**Legend**

**1** 55-Gallon Drum

**Drum Contents Legend**

- 1—Empty
- 2—Liquid (Open top, Pet. Odor)
- 3—Empty
- 4—Empty
- 5—Empty
- 6—Diesel (Full and Sealed)
- 7—Empty
- 8—Soil w/some water
- 9—Soil w/some water
- 10—Soil w/some water
- 11—Soil w/some water
- 12—Soil w/some water
- 13—Soil w/some water

(All drums, except no. 2 are sealed)

Base Figure Created by Coleman Engineering Company, Dec. 18, 1995

**Appendix A**  
**Scope of Services**

Work for Project Supplement No. 1 will include review of the current WDNR file and PECFA status of the Mellen Mart property. The CONSULTANT will complete an updated Phase I ESA report. The purpose of the Phase I ESA will be to identify potential environmental concerns and identify the scope of a Phase II ESA. Guidelines presented in *ASTM E 1527-00 Standard Practices for Environmental Site Assessments: Phase I ESA Process*, will be followed for this assessment. The CLIENT has arranged for access to the Mellen Mart property by entering into a July 16, 2003, access agreement with Gygi Heating Company, Inc.. Typical Phase I ESA services will include:

1. Research property history to identify current and past activities conducted on the property.
2. Contact the City, County, and/or State to review available historic aerial photographs for evidence of past activities and identification of potential environmental conditions.
3. Conduct a site reconnaissance visit of the properties to identify items of potential environmental concern. Photographs will be taken during the site visit.
4. Contact the WDNR and Wisconsin Department of Commerce (COMM) staff to determine environmental conditions on the subject properties and adjacent properties. Review WDNR and COMM documents and data bases to locate known hazardous waste sites and hazardous waste treatment, storage, and disposal (TSD) facilities within 1 mile of the property; registered landfills and waste disposal sites; leaking underground storage tanks (LUSTs) within 0.5 mile of the property; hazardous substance spills; registered aboveground storage tanks (ASTs) and underground storage tanks (USTs); and hazardous waste handling facilities on the subject property or adjoining properties.
5. Review United Environmental Protection Agency (EPA) data bases including NPL and CERCLIS.
6. Contact local fire department and county personnel, as appropriate, to further research history of the property.
7. Prepare a scope of services and estimated cost for Phase II ESA investigation/testing that may be required to determine extent of contamination.
8. Prepare and submit to CLIENT four copies of the Phase I ESA report. The report will present findings, conclusions, and recommendations based on site research, interviews, photographs, and other supporting documentation.

ASTM E 1527-00 standards for Phase I ESAs exclude an asbestos survey, asbestos sampling, analyzing drinking water or painted surfaces for lead content, a naturally occurring radioactive materials (NORM) survey, wetlands survey, or any other environmental sampling or testing (e.g., soil, water, air, or building materials). However, for the Mellen Mart property, building demolition is anticipated and, therefore, an asbestos inspection is allowed under the SAG. CONSULTANT will conduct this investigation. The asbestos observations will be included as an appendix in the Phase I ESA report.

Following completion of the Phase I ESA and asbestos inspection, CONSULTANT will prepare for CLIENT'S approval a scope of services for Phase II ESA and other activities at this property.



**Appendix B**  
**Asbestos Demolition Inspection Report**

# ASBESTOS DEMOLITION INSPECTION REPORT

FOR

City of Mellen  
Mellen, Wisconsin

FOR THE LOCATION

Former Mellen Mart  
511 State Highway 77  
Mellen, Wisconsin

## AIR TECH, INC.

---

AIR TECH Environmental Services, Inc.  
1047 Vine Street  
Eau Claire, Wisconsin 54703  
Phone: 715-834-4261 Fax: 715-834-4544

October 3, 2003  
AIR TECH Project No. 091203-11

# ASBESTOS INSPECTION REPORT FOR DEMOLITION

Former Mellen Mart  
511 State Highway 77  
Mellen, Wisconsin

**PREPARED FOR**

City of Mellen  
Mellen, Wisconsin

AIR TECH Project No. 091203-11

Prepared by:



David W. Bergeson  
Inspector #: All-03407

Reviewed by:



Ron Braswell  
President

**TABLE OF CONTENTS**

**EXECUTIVE SUMMARY**

**SECTION 1.0** ..... 2

    1.1 INTRODUCTION ..... 2

    1.2 INSPECTION AND SAMPLING PROCEDURE ..... 3

    1.3 INSPECTION LIMITS ..... 3

**SECTION 2.0** ..... 4

    2.1 INSPECTION RESULTS ..... 4

**SECTION 3.0** ..... 5

    3.1 CONCLUSIONS ..... 5

    3.2 RECOMMENDATIONS ..... 6

**APPENDICES:**

- APPENDIX A - TABLE 1: ASBESTOS CONTAINING MATERIALS
- APPENDIX B - LABORATORY REPORT
- APPENDIX C - FLOOR PLANS
- APPENDIX D - SURVEY METHODS
- APPENDIX E - INSPECTOR CREDENTIALS

## EXECUTIVE SUMMARY

AIR TECH ENVIRONMENTAL SERVICES, INC. ("AIR TECH") was retained to inspect the former Mellon Mart located at 511 State Highway 77 in Mellon, Wisconsin for a pre-demolition inspection for asbestos-containing building materials (ACBM). Air Tech's scope of services included a site investigation for the presence of suspect ACBM, sample collection and analysis of suspect ACBM and preparation of report.

AIR TECH understands that the site was historically operated as a convenience store. The store structure is the only building structure on site. The exterior of the structure is constructed of metal both as siding and roofing material. Heating for the structure was a forced air system (furnace not present at time of inspection). The interior walls are wood construction with sheetrock and joint compound. Exterior walls and attic space are insulated with fiberglass batt insulation.

The inspection was conducted by David W. Bergeson, Wisconsin certified asbestos building inspectors on September 23, 2003. Suspect building materials were collected and analyzed by polarized light microscopy (PLM) to determine the presence of asbestos content in accordance with the National Emission Standard for Hazardous Air Pollutants (NESHAP) and Wisconsin Department of Natural Resources (WDNR) requirements. The following asbestos-containing building materials were identified at the building located at 511 State Highway 77 in Mellon, Wisconsin:

Sample No.	Homogeneous Material	Asbestos Content (% & Type)
1A,B	Tan Sheet Flooring to be removed as ACM due to flooring construction	Assumed
4A	Gold Sheet Flooring under newer linoleum (store area & restroom), carpet (store area), & subfloor (cooler)	25% Chrysotile
--	Carpet Mastic	Assumed

Known or assumed asbestos-containing building materials are identified by location, quantity, friability and condition in Table 1 of Appendix A. Quantities given are approximate. These quantities should be field verified by a qualified asbestos abatement contractor before planning any renovation.

## 1.1 INTRODUCTION

The Environmental Protection Agency's (EPA's) "National Emissions Standards for Hazardous Air Pollutants" (NESHAP), (40 CFR Part 61), requires building owners to inspect for the presence of asbestos containing materials (ACM), in areas of the building where demolition activities will take place. In Wisconsin, the Department of Natural Resources (WDNR) enforces the control of asbestos emissions through Chapter 447 "Control of Asbestos Emissions" of the Wisconsin Administrative Code. ACM is defined as any material containing more than 1% asbestos by area as determined by Polarized Light Microscopy (PLM). Materials may always be assumed to be ACM. However, suspect ACM may not be assumed to be non-ACM; it must be properly sampled and analyzed. This inspection and report is intended for use in assisting with compliance with EPA's NESHAP regulation and is not intended for AHERA compliance.

**Regulated friable ACM** (e.g., pipe insulation, backing on sheet linoleum, duct paper wrap, sprayed on or tiled sound insulation materials, etc.) must be removed from the affected area prior to conducting renovation/demolition activities in a building. Friable ACM have little structural strength and contain asbestos fibers that are readily released upon breaking.

**Non-friable Category I ACM** (e.g., resilient floor coverings, asphalt products, gaskets, packings, etc.) do not have to be removed prior to a normal demolition if it is in good condition prior to starting the demolition and not rendered friable by handling/transporting /disposal. Category I ACM which is construction and demolition (C&D) material may be disposed at an approved C&D landfill, including an WDNR approved one time disposal landfill, or at any other landfill with a plan of operation approved under chapter 289, Stats. No special operational requirements apply to disposal of Category I ACM. If needed, contact the planned landfill for assistance. Non-friable ACM that is to be sanded, ground, cut or abraded is to be treated as friable. Water should be used to control fugitive dust emission on all demolitions.

**Non-friable Category II ACM** (e.g., rigid exterior siding, cementation board, etc.) is a case-by-case determination, if the demolition will cause the Category II material to become friable; most Category II ACM will have to be removed prior to demolition. Slate or transite materials normally become friable during a demolition and must be removed prior to the demolition.

All ACM identified in this report should be handled in accordance with all applicable federal, state and local regulatory requirements. All affected individuals should be trained to use this inspection report in conjunction with the facility renovation/demolition plan. This will assist in preventing potential exposure to airborne asbestos fibers, or the creation of an emergency abatement or clean-up operation.

The combined goals of sampling and visual assessments are:

- 1.) To identify accessible ACM at a facility and document the location, quantity, friability and condition of each identified material; and
- 2.) To consolidate sample data and observations obtained during the site visits into a workable report document.

## **1.2 INSPECTION AND SAMPLING PROCEDURE**

The former Mellen Mart located at 511 State Highway 77 in Mellen, Wisconsin was inspected on September 23, 2003 by Wisconsin certified building inspector David W. Bergeson, AI-03407. Bulk Samples were collected and analyzed by EPA Method 600/R93/116 using Polarized Light Microscopy. Refer to Section 2.0 for Inspection Results.

## **1.3 INSPECTION LIMITS**

An effort has been made to provide a complete and comprehensive professional evaluation. However, inherent constraints of time, observation and scope of work must be recognized. Observations, findings, results and conclusions are limited accordingly and to those apparent at the time. They are neither to be construed to be all inclusive nor covering every possible aspect. It should not be construed that actions taken as a result of this work will achieve complete compliance with every regulatory standard nor prevent every possible accident or loss. Neither should it be considered that any recommendations noted are the only possible actions to be taken. Management should assess and analyze each thought in relation to its more intimate knowledge of its resources, objective and activities. Decisions should then be made and acted on accordingly.

## 2.1 INSPECTION RESULTS

This section discusses inspection findings and analytical results for suspect asbestos-containing materials sampled in the former Mellen Mart.

The following building materials were found to contain asbestos. The analytical results can be found in Appendix B, Laboratory Report.

Friable materials that contain more than one percent (1%) asbestos:

<b>FRIABLE MATERIALS IDENTIFICATION</b>
Gold linoleum (sheet flooring) under subfloor, carpet & cooler as noted in Appendix C floor plan. Flooring system needs to be removed in section and disposed of as ACM.

Non-friable (Category I) Materials that contain more than one percent (1%) asbestos:

<b>NON-FRIABLE (CATEGORY I) MATERIALS IDENTIFICATION</b>
Carpet Mastic*

\* - Material is assumed to contain asbestos and was not sampled.

Non-friable (Category II) Materials that contain more than one percent (1%) asbestos:

<b>NON-FRIABLE (CATEGORY II) MATERIALS IDENTIFICATION</b>
None Identified

The following materials were sampled and found not to contain asbestos:

<b>NON-ASBESTOS CONTAINING MATERIALS</b>
Spray-applied ceiling texture
Sheetrock
Joint compound



**SECTION 3.0**  
**CONCLUSIONS AND RECOMMENDATIONS**

---

**3.1 CONCLUSIONS**

The following types of friable materials were determined to contain asbestos. These materials must be removed prior to demolition activities.

<b>FRIABLE MATERIALS IDENTIFICATION</b>
---

Gold linoleum (sheet flooring) under subfloor, carpet & cooler as noted in Appendix C floor plan. Flooring system needs to be removed in section and disposed of as ACM.
--

The following types of non-friable materials (Category II) were determined to contain asbestos and are in a damaged or significantly damaged condition, and/or are likely to become friable during demolition. These material must be removed prior to demolition activities.

<b>NON-FRIABLE (CATEGORY II) MATERIALS IDENTIFICATION</b>
---

None Identified
-----------------

The following types of Category I non-friable materials were determined and/or assumed to contain asbestos and are in a non-damaged condition. According to the EPA's NESHAP regulation, non-friable Category I ACM does not have to be removed prior to a normal demolition if it is in good condition prior to starting the demolition and not rendered friable by handling/transporting/disposal. The resulting wastes can be handled as demolition material; contact the planned landfill for assistance. Any non-friable ACM (Category I or II) that is to be sanded, ground, cut or abraded is to be treated as friable. However, if the building materials are going to be recycled or if the building is scheduled to be burned, all ACM must be removed.

<b>NON-FRIABLE (CATEGORY I) MATERIALS IDENTIFICATION</b>
--

Carpet mastic*
----------------

\* - Material is assumed to contain asbestos and was not sampled.

### 3.2 RECOMMENDATIONS

- The owner should make this report available to all applicable personnel and/or contractors who may disturb any regulated asbestos containing materials during the course of the demolition project.
- All friable ACM must be removed prior to normal demolition activities. The asbestos containing linoleum (sheet flooring) is located under the subfloor in the bathroom, the cooler, the front of the structure and under carpet in the central part of the building (See Appendix C - Floor Plans for locations). The flooring system must all be removed as one component and disposed of as asbestos-containing waste.
- All abatement projects should be designed by a certified project designer and carried out by Wisconsin DHFS-licensed abatement contractor following all applicable local, state, and federal regulations, prior to building demolition.
- Due to the quantity of friable ACM, State of Wisconsin regulations require that both WDNR and DHFS be notified ten (10) business days prior to the abatement activities, which includes a \$150.00 filing fee.
- Non-friable ACM debris mixed with demolition waste must not be used as fill material on-site nor shall it be sold/given away to others for the same use. If the substrate (i.e., concrete) on which the non-friable ACM are installed are to be recycled, the non-friable ACM must be removed prior to recycling said materials. Again, a state licensed asbestos abatement contractor must be used to remove the ACM.
- Any non-identified friable or category II non-friable ACM discovered during the course of demolition activities should be removed prior to continuing any further demolition activities.

**APPENDIX A**

**TABLE 1, ASBESTOS CONTAINING MATERIALS INFORMATION**

---

# Table 1: Asbestos Containing Material By Room

Client Name:	City of Mellen	Survey Date:	September 23, 2003
Building Name:	Former Mellen Mart	Project Number:	091203-11
Building Address:	511 State Highway 77		

Room Name	Homogeneous Material Description	Quantity	Friability	Condition
Bathroom	Gold Linoleum (located under newer linoleum and subfloor) <sup>1</sup>	16 ft <sup>2</sup>	Friable	Intact
Cooler	Gold Linoleum (located under cooler floor) <sup>1</sup>	102 ft <sup>2</sup>	Friable	Intact
Main Store	Gold Linoleum (under carpet) <sup>1</sup>	285 ft <sup>2</sup>	Friable	Intact
Main Store	Gold Linoleum (under newer linoleum and subfloor) <sup>1</sup>	221 ft <sup>2</sup>	Friable	Intact
Main Store	Carpet Mastic <sup>2</sup>	where present	Non-friable	Intact

1 - Flooring system must be removed together and disposed of as ACM

2 - Material is assumed to contain asbestos and was not sampled.

**APPENDIX B**  
**LABORATORY REPORT**

---

# LABORATORY REPORT

## ASBESTOS BULK ANALYSIS

Client: **Air Tech Environmental Services, Inc.**  
 1047 Vine Street  
 Eau Claire, WI 54703

CEI Lab Code: A03-7387  
 Received: 09-29-03  
 Analyzed: 09-30-03  
 Reported: 09-30-03  
 Analyst: Sara Harrison

Project: Mellen Mart

CLIENT ID	CEI LAB ID	HOMOGENEITY DESCRIPTION	% ASBESTOS
1A	A192626		
Not analyzed			
1B	A192627		
Not analyzed			
2A	A192628	<u>CEILING TEXTURE</u> Homogeneous, White, Non-fibrous, Bound	ND
		BIND 95 % MICA 5 %	
2B	A192629	<u>CEILING TEXTURE</u> Homogeneous, White, Non-fibrous, Bound	ND
		BIND 95 % MICA 5 %	
2C	A192630	<u>CEILING TEXTURE</u> Homogeneous, White, Non-fibrous, Bound	ND
		BIND 95 % MICA 5 %	
3A	A192631	<u>SHEETROCK/JOINT COMPOUND</u> Heterogeneous, White, Fibrous, Bound	ND
		BIND 80 % CELL 15 % FBGL 5 %	

CAROLINA ENVIRONMENTAL, INC.  
 107 New Edition Court, Cary, NC 27511  
 Phone: 919-481-1413 Fax: 919-481-1442

Project: Mellen Mart

Lab Code: A03-7387

CLIENT ID	CEI LAB ID	HOMOGENEITY DESCRIPTION	% ASBESTOS									
3B	A192632	<u>SHEETROCK/JOINT COMPOUND</u> Heterogeneous, White, Fibrous, Bound	ND									
		<table border="0"> <tr> <td>BIND</td> <td>80 %</td> <td>CELL</td> <td>15 %</td> </tr> <tr> <td></td> <td></td> <td>FBGL</td> <td>5 %</td> </tr> </table>	BIND	80 %	CELL	15 %			FBGL	5 %		
BIND	80 %	CELL	15 %									
		FBGL	5 %									
4A	A192633	<u>LINOLEUM</u> Heterogeneous, Gold, Fibrous, Bound	CHRY 25%									
		<table border="0"> <tr> <td>CHRY 25%</td> <td>BIND 70 %</td> <td>CELL</td> <td>5 %</td> </tr> </table>	CHRY 25%	BIND 70 %	CELL	5 %						
CHRY 25%	BIND 70 %	CELL	5 %									
4B	A192634											
Not analyzed												

The following definitions apply to the abbreviations used in the ASBESTOS BULK ANALYSIS REPORT:

CHRY = Chrysotile	CELL = Cellulose	DEBR = Debris
AMOS = Amosite	FBGL = Fibrous Glass	BIND = Binder
CROC = Crocidolite	ORGN = Organics	SILI = Silicates
TREM = Tremolite	SYNT = Synthetics	GRAV = Gravel
ANTH = Anthophyllite	WOLL = Wollastonite	MAST = Mastic
ACTN = Actinolite	CERWL = Ceramic Wool	PLAS = Plaster
ND = None Detected	NTREM = Non-Asbestiform Tremolite	PERL = Perlite
NANTH = Non-Asbestiform Anthophyllite		RUBR = Rubber

CLIENT: Air Tech Environmental Services, Inc.

PROJECT: Mellen Mart

CEI LAB CODE: A03-7387

Stereoscopic microscopy and polarized light microscopy coupled with dispersion staining is the analytical technique used for sample identification. The percentage of each component is visually estimated by volume. These results pertain only to the samples analyzed. The samples were analyzed as submitted by the client and may not be representative of the larger material in question. Unless notified in writing to return samples, Carolina Environmental, Inc. will discard all bulk samples after 30 days.

Many vinyl floor tiles have been manufactured using greater than 1% asbestos. Often the asbestos was milled to a fiber size below the detection limit of polarized light microscopy. Therefore, a "None Detected" (ND) reading on vinyl floor tile does not necessarily exclude the presence of asbestos. Transmission electron microscopy provides a more conclusive form of analysis for vinyl floor tiles.

It is certified by the signature below that Carolina Environmental, Inc. is accredited by the National Voluntary Accreditation Program (NVLAP) for the analysis of asbestos in bulk materials. The accredited test method is EPA / 600 / M4-82 / 020 for the analysis of asbestos in building materials. Procedures described in EPA / 600 / R-93 / 116 have been incorporated where applicable. The detection limit for the method is 0.1% (trace amount). Carolina Environmental, Inc.'s NVLAP accreditation number is #101768-0. This report is not to be used to claim product endorsement by NVLAP or any agency of the U. S. Government. This report and its contents are only valid when reproduced in full. Dust and soil analyses for asbestos using PLM are not covered under NVLAP accreditation.

SARA HARRISON

ANALYST

Tianbao Bai

REVIEWED BY

Tianbao Bai, Ph.D.  
Laboratory Director

End of Report





**CAROLINA ENVIRONMENTAL, INC.**

107 New Edition Court, Cary, NC 27511  
 Tel: 919-481-1413; Fax: 919-481-1442

402 7387 (9)  
 A192626 - A192634

**CHAIN OF CUSTODY RECORD  
 ASBESTOS ANALYSIS**

Client: <i>AirTech Environmental Services, Inc</i>		Project Manager: <i>Dave Bergeson</i>											
Address: <i>1047 Vine St.</i>		Phone: <i>715-834-4261</i>											
<i>Eau Claire, WI 54703</i>		Fax: <i>715-834-4544</i>											
PO # :		ASBESTOS					LEAD PAINT				Other Analysis	TURN-AROUND TIME	
		PLM Bulk	PLM Point Count	PLM Gravimetric	PCM Air	TEM Bulk	TEM Air	Lead Paint	Lead Wipe	Lead Soil			Lead Air
PROJECT DESCRIPTION	PROJECT CODE												
<i>Mellen MART</i>		<input checked="" type="checkbox"/>											
REMARKS: <i>see Chain of custody</i>												<input type="checkbox"/> 3 - 5 DAY <input checked="" type="checkbox"/> 48 HOUR <input type="checkbox"/> 24 HOUR <input type="checkbox"/> 4 HOUR	
Relinquished By: _____ Date / Time: <i>9-26-03 4:00pm</i> Received By: <i>[Signature]</i> Date / Time: <i>9/29/03 12:40 pm</i>													
Relinquished By: _____ Date / Time: _____ Received By: _____ Date / Time: _____												CLIENT ID# _____  Samples will be disposed of 30 days after analysis, unless otherwise requested.	

# AIR TECH, INC.

## ASBESTOS BULK SAMPLE - CHAIN OF CUSTODY

AIR TECH Environmental Service, Inc.  
 1047 Vine Street  
 Eau Claire, WI 54703  
 Phone: (715) 834-4261  
 Fax: (715) 834-4544

Facility:	FORMER MELLEEN MART	Location:	Mellen, WI
Inspector:	DAVE BERGESON	Date:	9-23-03

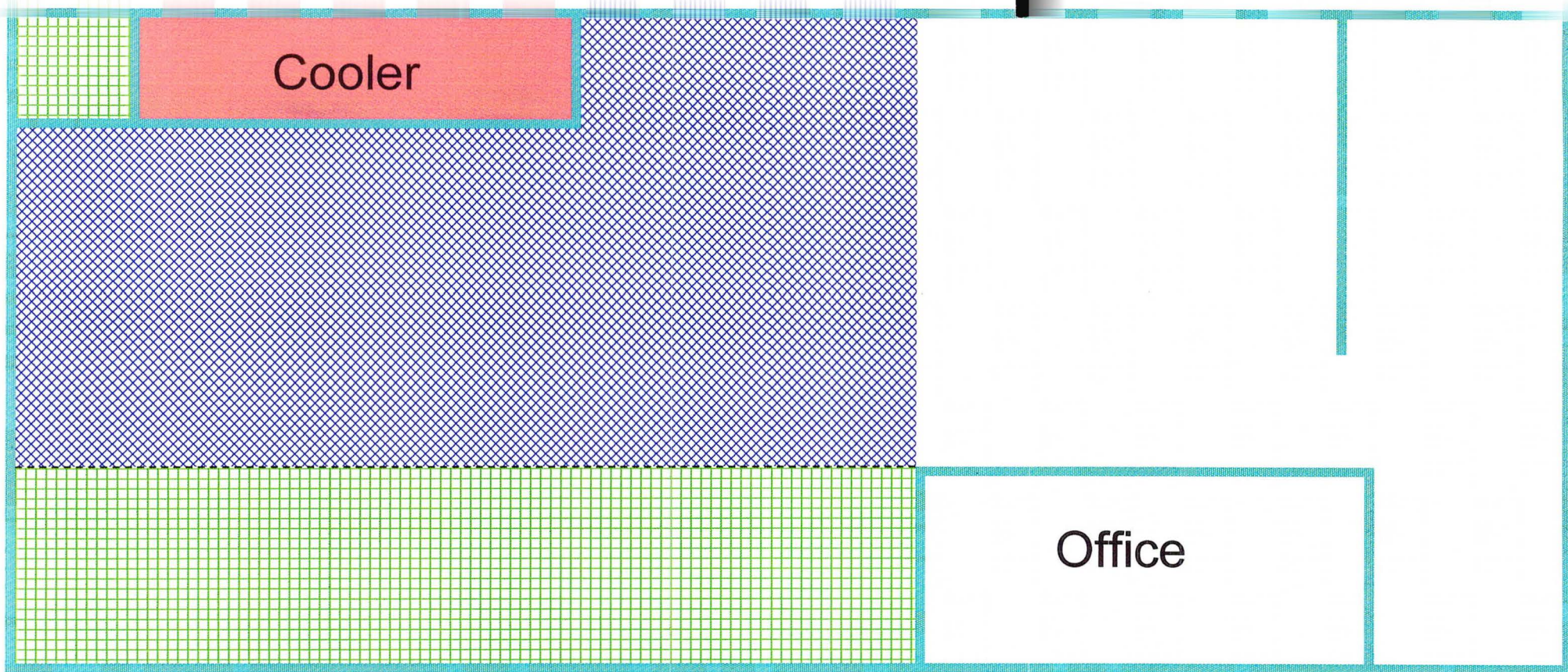
SAMPLE #	LAB #	ROOM	MATERIAL DESCRIPTION	EXTRACTION POINT
1A			TAN LINOLEUM	
1B			TAN LINOLEUM	
2A			Spray-On Ceiling Texture	Only Analyze Texture ↓
2B			Spray-On Ceiling Texture	
2C			Spray-On Ceiling Texture	
3A			Sheetrock / Joint Compound	Composite Analysis only
3B			Sheetrock / Joint Compound	Composite Analysis only
4A			GOLD LINOLEUM	
4B			GOLD LINOLEUM	
Please analyze sample 4A first. IF 4A or 4B is positive. do not analyze 1A+1B				

Relinquished by:	DAVE BERGESON	Received by:	KITTY RILL	Special Instructions:
Date:	9-26-03	Date:	9/29/03 12:40pm	Stop after first (+) for each
Signature:	<i>[Signature]</i>	Signature:	<i>[Signature]</i>	homogeneous material

THANKS!

**APPENDIX C  
FLOOR PLANS**

---



Asbestos-containing linoleum under subfloor



Asbestos-containing linoleum under carpet



Asbestos-containing linoleum under cooler

Not to scale

Former Mellen Mart  
511 State Highway 77  
Mellen, Wisconsin

## APPENDIX D SURVEY METHODS

---

The asbestos survey was conducted in accordance with 29CFR1926.1101, 40 CFR Part 61 and state and local requirements. All surveys are conducted by state and EPA accredited inspectors.

The asbestos survey consisted of identifying friable and non-friable, asbestos-containing building material (ACBM), on a area by area basis. An assessment of friability, current condition and an estimate of the amount of ACBM.

The inspector performed a visual estimation of the quantity of asbestos-containing materials and the current condition of these materials in all accessible areas. Factors included in the condition assessment are adhesion of the material to the underlying substrate, deterioration of the outer covering, delamination, contact damage, and general material wear. Friability and potential for future damage of ACM was also assessed by the inspector.

Representative bulk samples of suspect material were collected in accordance with AHERA protocol. Sampling was done in a random and unbiased manner to determine the extent of ACBM throughout the building. After collection the samples were placed into separate, sealed plastic bags. Sample tools were decontaminated after each sample collection. Each sample was individually numbered, and sample information was entered onto a field data sheet (chain-of-custody). A room-by-room building materials table (refer to Appendix A, Table 1) was generated to record ACM in each room of the facility.

Bulk samples were collected and analyzed in accordance with Environmental Protection Agency (EPA) requirements using the following guidance documentation:

*Asbestos-Containing Materials in Buildings: Simplified Sampling Scheme for Friable Surfacing Materials* (Pink Book), U. S. EPA 560/5-85-030a, October 1985.

*Asbestos-Containing Materials in Schools: Final Rule and Notice* (AHERA Rule), 40 CFR 763, October 1987.

*Guidance for Controlling Asbestos-Containing Materials in Building* (Purple Book), U.S. EPA 560/5-85-024, 1985.

EPA: *Method for the Detection of Asbestos in Bulk Insulation Samples* (EPA 600/R93/116).

All samples were analyzed using polarized light microscopy (PLM) visual area estimation (VAE). Additional treatment and tests may be used as required to accurately define composition (e.g., ashing, extractions, point counting techniques, transmission electron microscopy [TEM], etc.).

**APPENDIX E**  
**INSPECTOR CREDENTIALS**

---



ASBESTOS SUPERVISOR  
 Issued By  
 STATE OF WISCONSIN  
 Dept. of Health & Family Services

DAVID W BERGESON  
 1315 NIXON AVE  
 EAU CLAIRE WI 54701

		175 lbs	6' 00"
ACS-3407	06/07/2004	████████	Male

Training due by: 06/07/2004



ASBESTOS MGMT. PLANNER  
 Issued By  
 STATE OF WISCONSIN  
 Dept. of Health & Family Services

DAVID W BERGESON  
 1315 NIXON AVE  
 EAU CLAIRE WI 54701

		175 lbs	6' 00"
AMP-3407	08/22/2004	████████	Male

Training due by: 08/22/2004



ASBESTOS INSPECTOR  
 Issued By  
 STATE OF WISCONSIN  
 Dept. of Health & Family Services

DAVID W BERGESON  
 1315 NIXON AVE  
 EAU CLAIRE WI 54701

		175 lbs	6' 00"
AII-3407	08/22/2004	████████	Male

Training due by: 08/22/2004

**Appendix C**  
**Site Photographs**





View along STH 77 looking along NE edge of property



View from southwest corner of property, looking northeast



View along RR tracks, looking east along south boundary



View of pole buildings northwest and across STH 77 1



Debris on concrete pad, outside southwest building entrance



Empty, rusted propane tank in grass along south side



Empty 55-gallon drum inside southwest entrance to building



View of possible heater vent hole inside building



View of inside looking toward the northwest entrance



Fiberglass batt insulation inside cooler area



Disconnected bathroom plumbing



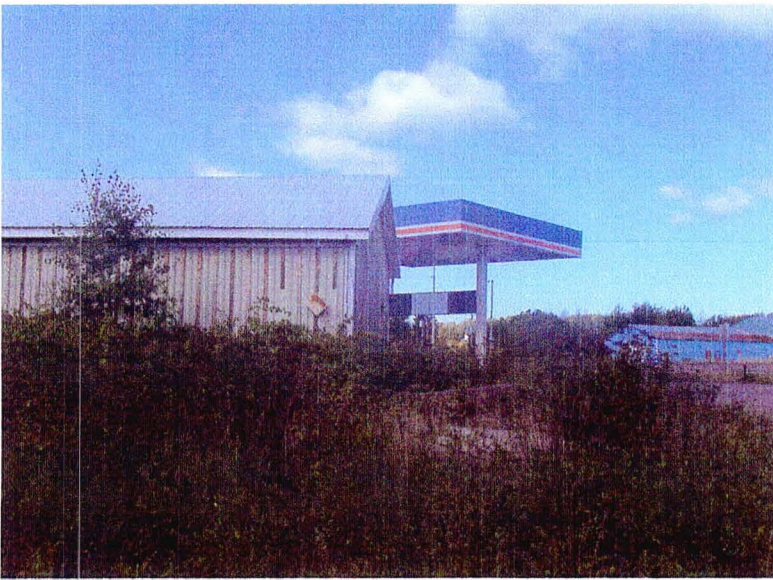
View of cooler area



North side of building, looking south



Remaining tank fueling area canopy, looking south



East side of building looking west from NE corner



Looking east along STH 77, grass swale in foreground <sup>4</sup>



Valve/pipe in grass swale along the NE edge of property



Barrels nos. 5 and 6 (barrel to left is full and labeled "diesel")



55-gallon drums filled with soil and some water along north side



Fill area in former location of USTs

**Appendix D**  
**Environmental Data Base Search**

# *FirstSearch Technology Corporation*

## **Environmental FirstSearch™ Report**

TARGET PROPERTY:

**511 STATE HIGHWAY 77 EAS HWY**

**MELLEN WI 54546**

Job Number: 10-1388.10

**PREPARED FOR:**

Ayres Associates

3433 Oakwood Hills Parkway

Eau Claire, WI 54702

10-13-03



*Tel: (317) 543-0010*

*Fax: (317) 543-1344*

## Environmental FirstSearch Search Summary Report

**Target Site:** 511 STATE HIGHWAY 77 EAS HWY  
MELLEN WI 54546

### FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2>	ZIP	TOTALS
NPL	Y	09-09-03	1.00	0	0	0	0	0	0	0
CERCLIS	Y	06-09-03	0.50	0	0	0	0	-	0	0
NFRAP	Y	06-09-03	0.25	0	0	0	-	-	0	0
RCRA TSD	Y	07-08-03	0.50	0	0	0	0	-	0	0
RCRA COR	Y	07-08-03	1.00	0	0	0	0	0	0	0
RCRA GEN	Y	07-08-03	0.25	0	0	0	-	-	0	0
RCRA NLR	Y	07-08-03	0.25	0	0	0	-	-	0	0
ERNS	Y	12-31-02	0.25	0	0	0	-	-	0	0
NPDES	Y	08-18-03	0.25	0	0	0	-	-	0	0
FINDS	Y	07-16-98	0.25	0	0	0	-	-	0	0
TRIS	Y	03-07-03	0.25	0	0	0	-	-	0	0
State Sites	Y	09-20-00	1.00	0	0	0	0	0	0	0
Spills-1990	Y	09-30-03	0.25	0	0	0	-	-	0	0
Spills-1980	Y	03-31-03	0.25	0	0	0	-	-	0	0
SWL	Y	07-19-01	0.50	0	0	0	0	-	0	0
Permits	Y	NA	0.25	0	0	0	-	-	0	0
Other	Y	09-28-03	0.25	0	0	0	-	-	0	0
REG UST/AST	Y	07-11-03	0.25	0	0	0	-	-	0	0
Leaking UST	Y	09-28-03	0.50	0	0	0	4	-	0	4
Nuclear Permits	Y	04-30-99	0.50	0	0	0	0	-	0	0
Releases(Air/Water)	Y	03-31-03	0.25	0	0	0	-	-	0	0
Receptors	Y	01-01-95	0.50	0	0	0	0	-	0	0
- TOTALS -				0	0	0	4	0	0	4

#### Notice of Disclaimer

Due to the limitations, constraints, inaccuracies and incompleteness of government information and computer mapping data currently available to FirstSearch Technology Corp., certain conventions have been utilized in preparing the locations of all federal, state and local agency sites residing in FirstSearch Technology Corp.'s databases. All EPA NPL and state landfill sites are depicted by a rectangle approximating their location and size. The boundaries of the rectangles represent the eastern and western most longitudes; the northern and southern most latitudes. As such, the mapped areas may exceed the actual areas and do not represent the actual boundaries of these properties. All other sites are depicted by a point representing their approximate address location and make no attempt to represent the actual areas of the associated property. Actual boundaries and locations of individual properties can be found in the files residing at the agency responsible for such information.

#### Waiver of Liability

Although FirstSearch Technology Corp. uses its best efforts to research the actual location of each site, FirstSearch Technology Corp. does not and can not warrant the accuracy of these sites with regard to exact location and size. All authorized users of FirstSearch Technology Corp.'s services proceeding are signifying an understanding of FirstSearch Technology Corp.'s searching and mapping conventions, and agree to waive any and all liability claims associated with search and map results showing incomplete and or inaccurate site locations.



**Environmental FirstSearch  
Site Information Report**

**Request Date:** 10-13-03  
**Requestor Name:** Marcia Sivek  
**Standard:** ASTM

**Search Type:** COORD  
**Job Number:** 10-1388.10  
**Filtered Report**

**TARGET ADDRESS:** 511 STATE HIGHWAY 77 EAS HWY  
 MELLEEN WI 54546

*Demographics*

<b>Sites:</b> 4	<b>Non-Geocoded:</b> 0	<b>Population:</b> NA
<b>Radon:</b> 0.4 - 1 PCI/L		

*Site Location*

	<u>Degrees (Decimal)</u>	<u>Degrees (Min/Sec)</u>	<u>UTMs</u>
<b>Longitude:</b>	-90.653979	-90:39:14	<b>Easting:</b> 680604.078
<b>Latitude:</b>	46.322103	46:19:20	<b>Northing:</b> 5132293.063
			<b>Zone:</b> 15

*Comment*

<b>Comment:</b> MELLEEN MART-511 STATE HWY. 77 EAST
---

*Additional Requests/Services*

<b>Adjacent ZIP Codes:</b> 0 Mile(s)	<b>Services:</b>																																		
<table border="1"> <thead> <tr> <th>ZIP Code</th> <th>City Name</th> <th>ST</th> <th>Dist/Dir</th> <th>Sel</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	ZIP Code	City Name	ST	Dist/Dir	Sel						<table border="1"> <thead> <tr> <th></th> <th>Requested?</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>Sanborns</td> <td>No</td> <td></td> </tr> <tr> <td>Aerial Photographs</td> <td>No</td> <td></td> </tr> <tr> <td>Topographical Maps</td> <td>No</td> <td></td> </tr> <tr> <td>City Directories</td> <td>No</td> <td></td> </tr> <tr> <td>Title Search</td> <td>No</td> <td></td> </tr> <tr> <td>Municipal Reports</td> <td>No</td> <td></td> </tr> <tr> <td>Online Topos</td> <td>No</td> <td></td> </tr> </tbody> </table>		Requested?	Date	Sanborns	No		Aerial Photographs	No		Topographical Maps	No		City Directories	No		Title Search	No		Municipal Reports	No		Online Topos	No	
ZIP Code	City Name	ST	Dist/Dir	Sel																															
	Requested?	Date																																	
Sanborns	No																																		
Aerial Photographs	No																																		
Topographical Maps	No																																		
City Directories	No																																		
Title Search	No																																		
Municipal Reports	No																																		
Online Topos	No																																		

***Environmental FirstSearch  
Sites Summary Report***

**TARGET SITE:** 511 STATE HIGHWAY 77 EAS HWY  
MELLEN WI 54546

**JOB:** 10-1388.10  
MELLEN MART-511 STATE HWY. 77 EAST

**TOTAL:** 4                    **GEOCODED:** 4                    **NON GEOCODED:** 0                    **SELECTED:** 1

<b>ID</b>	<b>DB Type</b>	<b>Site Name/ID/Status</b>	<b>Address</b>	<b>Dist/Dir</b>	<b>Map ID</b>
2	LUST	JONES FORD 0302000102	107 N MAIN ST MELLEN WI 54546	0.42 NW	3
4	LUST	LOUISIANA PACIFIC CORP 0302000941	606 WILDERNESS DR MELLEN WI 54546	0.45 NW	2
3	LUST	LOUISIANA PACIFIC CORP 0302000104	606 WILDERNESS DR MELLEN WI 54546	0.45 NW	2
1	LUST	OKSA, REINO SITE 0302000260	447 THOMAS ST MELLEN WI 54546	0.45 NW	1









**Environmental FirstSearch  
Site Detail Report**

**TARGET SITE:** 511 STATE HIGHWAY 77 EAS HWY  
MELLEN WI 54546

**JOB:** 10-1388.10  
MELLEN MART-511 STATE HWY. 77 EAST

**LEAKING UNDERGROUND STORAGE TANKS**

**SEARCH ID:** 4

**DIST/DIR:** 0.45 NW

**MAP ID:** 2

**NAME:** LOUISIANA PACIFIC CORP  
**ADDRESS:** 606 WILDERNESS DR  
MELLEN WI 54546

**REV:** 9/28/03  
**ID1:** 0302000941  
**ID2:** 03-02-000941  
**STATUS:**  
**PHONE:**

**CONTACT:**

**ACTION**

**DATE:** 11/10/2000  
**ACTION:** MISCELLANEOUS/2  
**COMMENTS:** MW ABANDONMENT FORMS RECD

**DATE:** 03/03/2000  
**ACTION:** ACTIVITY CLOSED  
**COMMENTS:**

**DATE:** 03/03/2000  
**ACTION:** NR 140 EXEMPTION AT CLOSURE  
**COMMENTS:** BENZENE IN MW-5

**DATE:** 02/21/2000  
**ACTION:** CLOSURE REVIEW REQ RECEIVED (W/OUT FEE)  
**COMMENTS:** RESUBMITTAL. NO FEE. SAARI

**DATE:** 01/19/2000  
**ACTION:** O&M REPORT APPROVED  
**COMMENTS:** COLLECTING ONE MORE ROUND OF SAMPLING BEFORE CLOSURE SUBMITTAL

**DATE:** 01/05/2000  
**ACTION:** O&M REPORT RECEIVED (W/OUT FEE)  
**COMMENTS:**

**DATE:** 12/30/1998  
**ACTION:** MISCELLANEOUS  
**COMMENTS:** CALLED CONSULTANT, PROPOSAL LOOKS OK, MAY WANT TO SLUG TEST

**DATE:** 12/14/1998  
**ACTION:** STATUS REPORT RECEIVED/2  
**COMMENTS:**

**DATE:** 12/03/1998  
**ACTION:** CLOSURE NOT APPROVED  
**COMMENTS:**

**DATE:** 11/02/1998  
**ACTION:** CLOSURE REVIEW REQUEST RECEIVED WITH FEE  
**COMMENTS:** \$750 SAARI

**DATE:** 12/10/1996  
**ACTION:** SI REPORT RECEIVED (W/OUT FEE)  
**COMMENTS:**

**DATE:** 06/14/1996  
**ACTION:** SITE INVESTIGATION WORKPLAN RECEIVED (W/OUT FEE)/2  
**COMMENTS:** ADDENDUM

- Continued on next page -

**Environmental FirstSearch  
Site Detail Report**

**TARGET SITE:** 511 STATE HIGHWAY 77 EAS HWY  
MELLEN WI 54546

**JOB:** 10-1388.10  
MELLEN MART-511 STATE HWY. 77 EAST

**LEAKING UNDERGROUND STORAGE TANKS**

**SEARCH ID:** 4

**DIST/DIR:** 0.45 NW

**MAP ID:** 2

**NAME:** LOUISIANA PACIFIC CORP  
**ADDRESS:** 606 WILDERNESS DR  
MELLEN WI 54546

**REV:** 9/28/03  
**ID1:** 0302000941  
**ID2:** 03-02-000941

**CONTACT:**

**STATUS:**  
**PHONE:**

**DATE:** 04/11/1996  
**ACTION:** STATUS REPORT RECEIVED  
**COMMENTS:**

**DATE:** 12/08/1995  
**ACTION:** SITE INVESTIGATION WORKPLAN GO AHEAD (NOTICE TO PROCEED)  
**COMMENTS:** NOTICE TO PROCEED

**DATE:** 12/06/1995  
**ACTION:** SITE INVESTIGATION WORKPLAN RECEIVED (W/OUT FEE)  
**COMMENTS:** SI WORK PLAN RECV D

**DATE:** 10/13/1995  
**ACTION:** TANK CLOSURE/SITE ASSESSMENT REPORT RECEIVED  
**COMMENTS:** TNK CLS/SA REPT RECV D

**DATE:** 09/20/1995  
**ACTION:** RP LETTER SENT  
**COMMENTS:** R.P. LETTER SEND

**DATE:** 08/31/1995  
**ACTION:** NOTIFICATION  
**COMMENTS:**

**SUBSTANCE:** DIESEL  
**COMMENTS:**

**SUBSTANCE:** GASOLINE - UNLEADED  
**COMMENTS:**



**Environmental FirstSearch  
Site Detail Report**

**TARGET SITE:** 511 STATE HIGHWAY 77 EAS HWY  
MELLEN WI 54546

**JOB:** 10-1388.10  
MELLEN MART-511 STATE HWY. 77 EAST

**LEAKING UNDERGROUND STORAGE TANKS**

**SEARCH ID:** 3

**DIST/DIR:** 0.45 NW

**MAP ID:** 2

**NAME:** LOUISIANA PACIFIC CORP  
**ADDRESS:** 606 WILDERNESS DR  
MELLEN WI 54546

**REV:** 9/28/03  
**ID1:** 0302000104  
**ID2:** 03-02-000104  
**STATUS:**  
**PHONE:**

**CONTACT:**

**SITE INFORMATION**

**FID NUMBER:** 802033540  
**ACTIVITY NAME:** LOUISIANA PACIFIC  
**PRIORITY:** MEDIUM  
**RISK:** 2  
**START DATE:** 07/20/1992  
**END DATE:** 04/12/1996  
**DNR REGION:** NORTHERN REGION  
**FACILITY ACRES:**  
**QUARTER QUARTER SECTION:** SW  
**QUARTER SECTION:** NW  
**SURVEY SECTION:** 6  
**SURVEY TOWNSHIP:** 44  
**SURVEY RANGE:** 02W  
**DNR JURISDICTION:** N  
**FILE LOCATION:**  
**ELIGBLE FOR PECFA FUNDS:**  
**DRY CLEANER:**  
**CO-CONTAMINATION:**  
**AST AT SITE:**  
**COMMERCE DATABASE TRACKED:**

**FID NUMBER:** 802033540  
**ACTIVITY NAME:** LOUISIANA PACIFIC  
**PRIORITY:** MEDIUM  
**RISK:** 2  
**START DATE:** 07/20/1992  
**END DATE:** 04/12/1996  
**DNR REGION:** NORTHERN REGION  
**FACILITY ACRES:**  
**QUARTER QUARTER SECTION:** SW  
**QUARTER SECTION:** NW  
**SURVEY SECTION:** 6  
**SURVEY TOWNSHIP:** 44  
**SURVEY RANGE:** 02W  
**DNR JURISDICTION:** N  
**FILE LOCATION:**  
**ELIGBLE FOR PECFA FUNDS:**  
**DRY CLEANER:**  
**CO-CONTAMINATION:**  
**AST AT SITE:**  
**COMMERCE DATABASE TRACKED:**

**ARCHIVED DATA AS OF 6/7/02**

- Continued on next page -









**Environmental FirstSearch  
Federal Databases and Sources**

**ASTM Databases:**

**CERCLIS: Comprehensive Environmental Response Compensation and Liability Information System.** The EPA's database of current and potential Superfund sites currently or previously under investigation. Source: Environmental Protection Agency.

*Updated quarterly.*

**CERCLIS-NFRAP (Archive): Comprehensive Environmental Response Compensation and Liability Information System Archived Sites.** The Archive designation means that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL). This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

*Updated quarterly.*

**ERNS: Emergency Response Notification System.** The EPA's database of emergency response actions. Source: Environmental Protection Agency. Data since January, 2001, has been received from the National Response Center as the EPA no longer maintains this data.

*Updated quarterly.*

**FINDS: The Facility Index System.** The EPA's Index of identification numbers associated with a property or facility which the EPA has investigated or has been made aware of in conjunction with various regulatory programs. Each record indicates the EPA office that may have files on the site or facility. Source: Environmental Protection Agency.

*Updated semi-annually.*

**NPL: National Priority List.** The EPA's list of confirmed or proposed Superfund sites. Source: Environmental Protection Agency.

*Updated quarterly.*

**RCRIS: Resource Conservation and Recovery Information System.** The EPA's database of registered hazardous waste generators and treatment, storage and disposal facilities. Included are RAATS (RCRA Administrative Action Tracking System) and CMEL (Compliance Monitoring & Enforcement List). Source: Environmental Protection Agency.

**RCRA TSD: Resource Conservation and Recovery Information System Treatment, Storage, and Disposal Facilities.** The EPA's database of RCRIS sites which treat, store, dispose, or incinerate hazardous waste. This information is also reported in the standard RCRIS detailed data.

**ASTM Databases (continued):**

**RCRA COR: Resource Conservation and Recovery Information System Corrective Action Sites.** The EPA's database of RCRIS sites with reported corrective action. This information is also reported in the standard RCRIS detailed data.

**RCRA GEN: Resource Conservation and Recovery Information System Large and Small Quantity Generators.** The EPA's database of RCRIS sites that create more than 100kg of hazardous waste per month or meet other RCRA requirements. Included are RAATS (RCRA Administrative Action Tracking System) and CMEL (Compliance Monitoring & Enforcement List).

**RCRA NLR: Resource Conservation and Recovery Information System sites No Longer Regulated.** The EPA's database of RCRIS sites that create less than 100kg of hazardous waste per month or do not meet other RCRA requirements.

*All RCRA databases are Updated quarterly*

**Environmental FirstSearch  
Federal Databases and Sources**

**Non-ASTM Databases:**

**HMIRS: Hazardous Materials Incident Response System.** This database contains information from the US Department of Transportation regarding materials, packaging, and a description of events for tracked incidents.

*Updated quarterly.*

**NCDB: National Compliance Database.** The National Compliance Data Base System (NCDB) tracks regional compliance and enforcement activity and manages the Pesticides and Toxic Substances Compliance and Enforcement program at a national level. The system tracks all compliance monitoring and enforcement activities from the time an inspector conducts and inspection until the time the inspector closes or the case settles the enforcement action. NCDB is the national repository of the 10 regional and Headquarters FIFRA/TSCA Tracking System (FTTS). Data collected in the regional FTTS is transferred to NCDB to support the need for monitoring national performance of regional programs.

*Updated quarterly*

**NPDES: National Pollution Discharge Elimination System.** The EPA's database of all permitted facilities receiving and discharging effluents. Source: Environmental Protection Agency.

*Updated semi-annually.*

**NRDB: National Radon Database.** The NRDB was created by the EPA to distribute information regarding the EPA/State Residential Radon Surveys and the National Residential Radon Survey. The data is presented by zipcode in Environmental FirstSearch Reports. Source: National Technical Information Service (NTIS)

*Updated Periodically*

**Nuclear:** The Nuclear Regulatory Commission's (NRC) list of permitted nuclear facilities.

*Updated Periodically*

**PADS: PCB Activity Database System**

The EPA's database PCB handlers (generators, transporters, storers and/or disposers) that are required to notify the EPA, the rules being similar to RCRA. This database indicates the type of handler and registration number. Also included is the PCB Transformer Registration Database.

*Updated semi-annually.*

**Receptors:** 1995 TIGER census listing of schools and hospitals that may house individuals deemed sensitive to environmental discharges due to their fragile immune systems.

*Updated Periodically*



**Non-ASTM Databases (continued):**

**RELEASES: *Air and Surface Water Releases.*** A subset of the EPA's ERNS database which have impacted only air or surface water.

*Updated semi-annually.*

**Soils:** This database includes the State Soil Geographic (STATSGO) data for the conterminous United States. It contains information regarding soil characteristics such as water capacity, percent clay, organic material, permeability, thickness of layers, hydrological characteristics, quality of drainage, surface, slope, liquid limit, and the annual frequency of flooding. Source: United States Geographical Survey (USGS).

*Updated quarterly*

**TRIS: *Toxic Release Inventory System.*** The EPA's database of all facilities that have had or may be prone to toxic material releases. Source: Environmental Protection Agency.

*Updated semi-annually.*

**Environmental FirstSearch  
Wisconsin Databases and Sources**

**STATE SITES:** The Wisconsin Department of Natural Resources listing of Hazard Ranking Sites as maintained by the Emergency and Remedial Response Program division.

*Updated annually.*

**UST:** Underground Storage Tanks. The Wisconsin Department of Commerce database listing of all registered underground and aboveground storage tanks as maintained by the Division of Safety, Buildings, and the Environment.

*Updated quarterly or when available.*

**LUST:** Leaking Underground Storage Tanks. The Wisconsin Department of Natural Resources database listing of all leaking underground storage tanks as maintained by the Remediation and Redevelopment Program Division.

*Updated quarterly.*

**SPILLS:** The Wisconsin Department of Natural Resources database listing of all spills as maintained by the Remediation and Redevelopment Program Division.

*Updated quarterly.*

**LANDFILLS:** The Wisconsin Department of Natural Resources database listing of active and historic landfills as maintained by the Bureau of Waste Management.

*Updated annually or when available.*

**OTHER:** The Wisconsin Department of Natural Resources listing of Emergency Repair Program sites as maintained by the Remediation and Redevelopment Program Division. Non-LUST cleanup sites.

*Updated annually.*

**Environmental FirstSearch**  
**Street Name Report for Streets within .5 Mile(s) of Target Property**

**TARGET SITE:** 511 STATE HIGHWAY 77 EAS HWY  
 MELLENI WI 54546

**JOB:** 10-1388.10  
 MELLENI MART-511 STATE HWY. 77 EAST

Street Name	Dist/Dir	Street Name	Dist/Dir
1st Ave	0.13 SE		
2nd Ave	0.23 SW		
Ashland Ave	0.49 NW		
Bennet St	0.42 NW		
Butler Rd	0.47 NE		
Devils Creek	0.11 SE		
Drake St	0.24 SE		
E Tyler Ave	0.38 NE		
EAST Tyler Ave	0.38 NE		
Elm Ln	0.34 NW		
Fayette Ave	0.19 NW		
Henry St	0.34 SE		
High St	0.26 SW		
Hillcrest Dr	0.46 NW		
Holne St	0.45 NW		
Iron St	0.42 NW		
Jefferson Ave	0.33 SW		
Lake Dr	0.04 SW		
Monroe St	0.05 SW		
N Main St	0.36 NW		
NORTH Main St	0.36 NW		
Olson Rd	0.02 NW		
Riverview Ln	0.31 NW		
S Main St	0.32 NW		
S West St	0.39 NW		
Sandy Ln	0.13 SW		
SOUTH Main St	0.32 NW		
SOUTH West St	0.39 NW		
State Highway 77	0.00 --		
Thomas St	0.45 NW		
W Tyler Ave	0.49 NW		
Washington Ave	0.32 NW		
WEST Tyler Ave	0.49 NW		
White Ave	0.38 NE		
Wilderness Dr	0.40 NW		

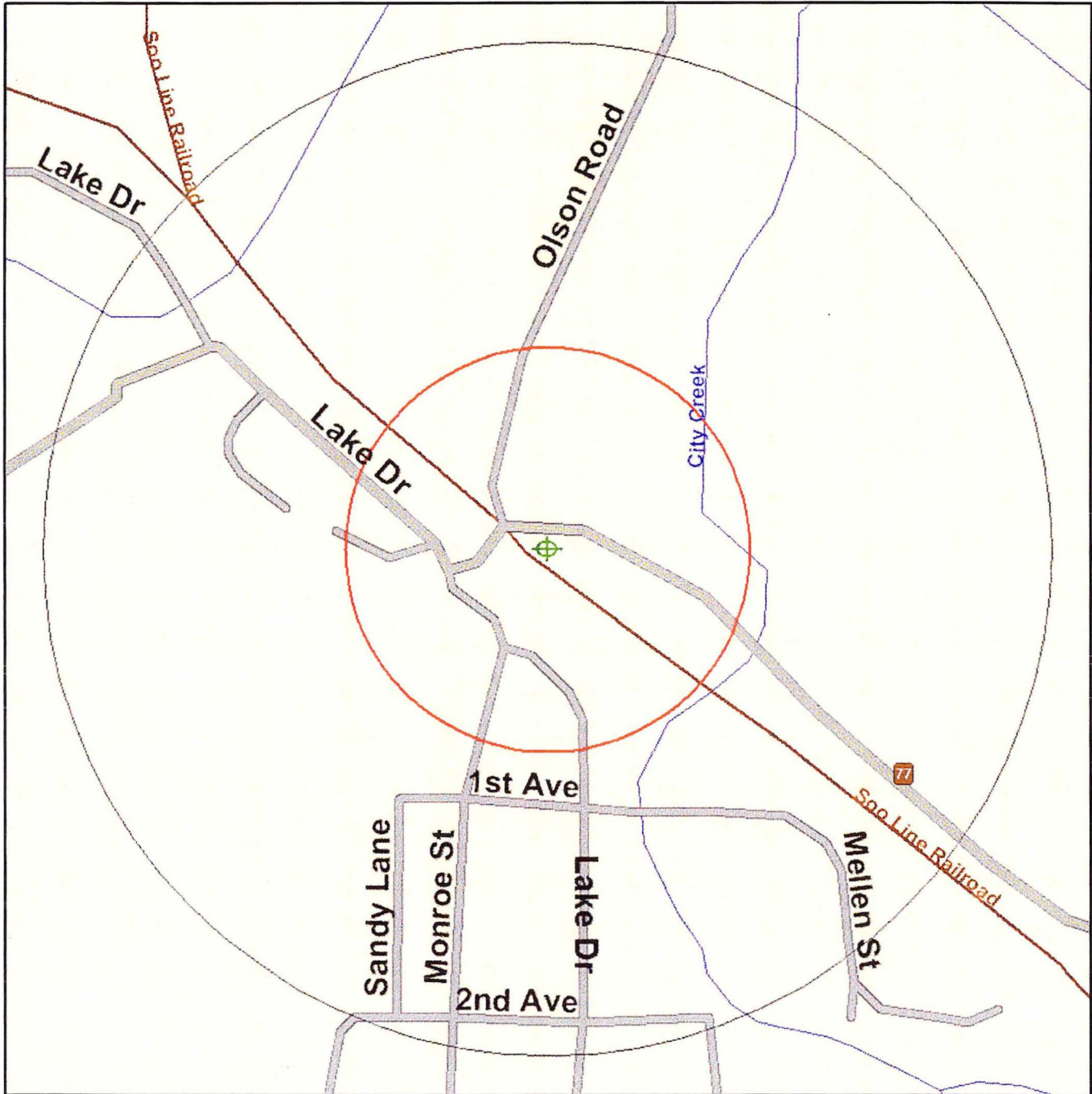


# Environmental FirstSearch







.25 Mile Radius  
ASTM Map: RCAGEN, ERNS, UST



## 511 STATE HIGHWAY 77 EAS HWY, MELLENI WI 54546



Source: 1999 U.S. Census TIGER Files

- Target Site (Latitude: 46.322103 Longitude: -90.653979) ..... 
- Identified Site, Multiple Sites, Receptor .....   
- NPL, Solid Waste Landfill (SWL) or Hazardous Waste ..... 
- Railroads ..... 
- Black Rings Represent 1/4 Mile Radii; Red Ring Represents 500 ft. Radius



# Environmental FirstSearch

.5 Mile Radius  
ASTM Map: CERCLIS, RCRATSD, LUST, SWL



**511 STATE HIGHWAY 77 EAS HWY, MELLEN WI 54546**



Source: 1999 U.S. Census TIGER Files

- Target Site (Latitude: 46.322103 Longitude: -90.653979) .....
- Identified Site, Multiple Sites, Receptor .....
- NPL, Solid Waste Landfill (SWL) or Hazardous Waste .....
- Railroads .....

Black Rings Represent 1/4 Mile Radii; Red Ring Represents 500 ft. Radius

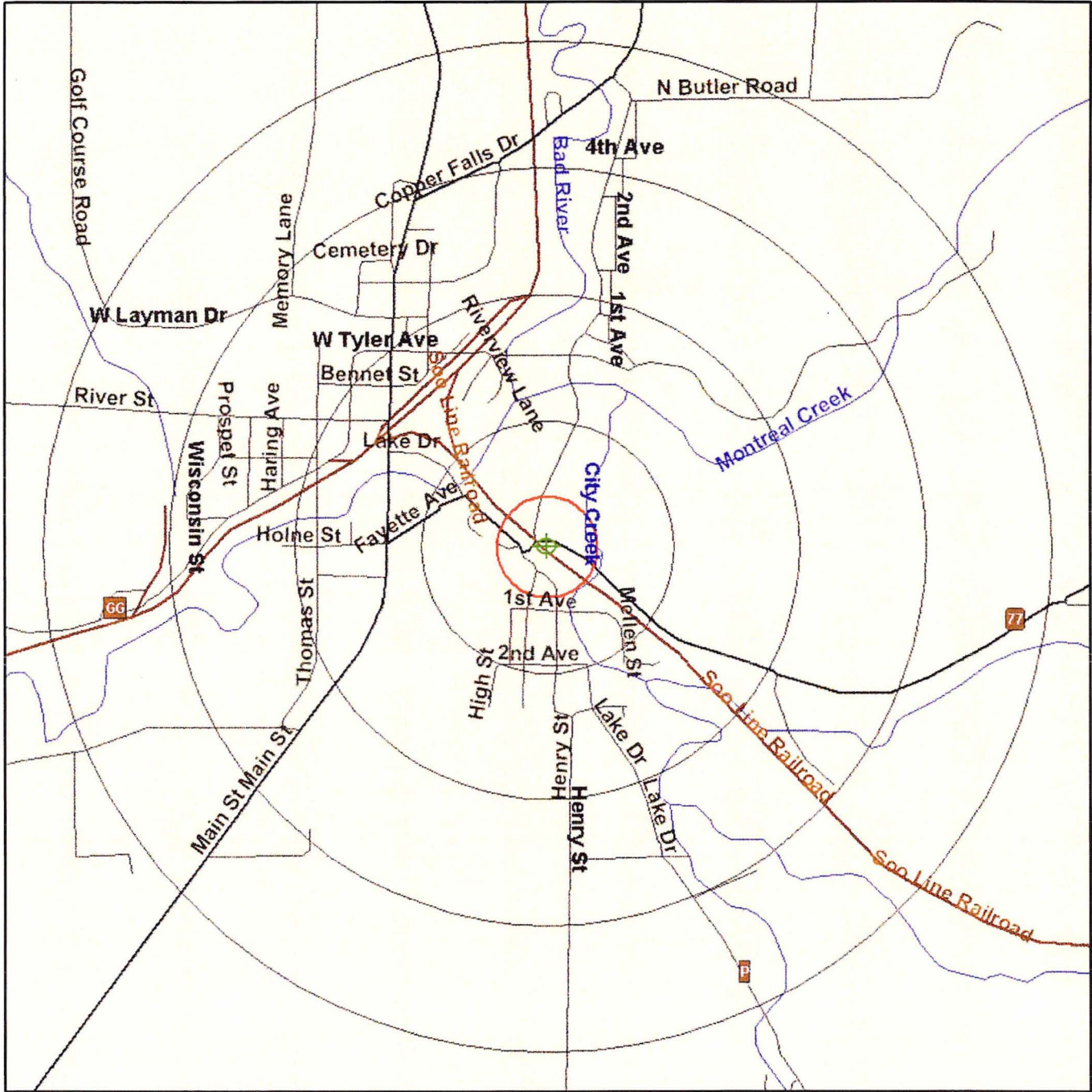


# Environmental FirstSearch

1 Mile Radius  
ASTM Map: NPL, RCACOR, STATE Sites



**511 STATE HIGHWAY 77 EAS HWY, MELLENI WI 54546**

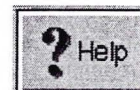


Source: 1999 U.S. Census TIGER Files

- Target Site (Latitude: 46.322103 Longitude: -90.653979) .....
  - Identified Site, Multiple Sites, Receptor .....
  - NPL, Solid Waste Landfill (SWL) or Hazardous Waste .....
  - Railroads .....
- Black Rings Represent 1/4 Mile Radii; Red Ring Represents 500 ft. Radius



## WI DNR Activities at Discharge Sites



BRRTS data comes from many sources inside and outside of DNR. There may be gaps and errors in the data, or delays in updating new information. Please see our [disclaimers](#) page for more information.

**DNR Activity Number:** 03-02-000244  
**Activity Type:** LUST  
**Activity Name:** MELLEN MART  
**Start Date:** 05/26/1992  
**End Date:**  
**Site Name:** MELLEN MART  
**Address:** 511 STH 77  
**Municipality:** MELLEN  
**County:** Ashland  
**DNR Region:** Northern Region  
**Quarter Quarter Section:** NE  
**Quarter Section:** SE  
**Survey Section:** 6  
**Survey Township:** 44  
**Survey Range:** 02W  
**FID Number:** 802013080  
**Jurisdiction:** DNR  
**Eligible for PECFA Funds:** Y  
**AST at Site:** Y  
**Tracked by Commerce Database:** Y  
**Priority:** High  
**Risk:** High

### Persons or Companies associated with this DNR Activity

Person or Company	Role	Address	Address 2	PO Box	Municipality	State	Zip
GYGI HEATING CO INC	Responsible Party	631 E MCLEOD AVE			IRONWOOD	MI	49938
SAARI, CHRIS	Project Manager	2501 GOLF RD			ASHLAND	WI	54806

Records 1 to 2 of 2

[Download](#)

**Actions performed during this DNR Activity**

Action Name	Action Description	Comment	Date Action Occurred
Notification	Date the DNR is notified of the discovery of the contamination.		05/26/1992
RP Letter Sent	Date of letter to RP notifying of legal responsibilities associated with the discovery of contamination.		06/10/1992
Site Investigation Workplan Received (w/out Fee)	Date the DNR receives the Site Investigation Workplan. States the objectives of the investigation to determine the degree and extent of contamination.	SI WORK PLAN RECV'D	07/23/1993
Site Investigation Workplan Approved	Date the Site Investigation Workplan is approved verbally or in writing by DNR staff. For state-lead sites and sites the RR Supervisor has designated to be "project-managed."	SI WORK PLAN APPV'D	07/27/1993
Free Product Removal Start	Date free product removal is started for the activity.		10/04/1994
Status Report Received	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT	08/03/1995
Status Report Received/2	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT	11/13/1995
Status Report Received/3	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		12/22/1995
Status Report Received/4	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		01/11/1996
Site Investigation Workplan Received (w/out Fee)/2	Date the DNR receives the Site Investigation Workplan. States the objectives of the investigation to determine the degree and extent of contamination.	(SUPPLEMENTAL)	01/22/1996
Status Report Received/5	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		02/14/1996
Status Report Received/6	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		04/08/1996
Status Report Received/7	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		05/20/1996
Status Report	Date updates on progress are received.		07/05/1996



Received/8	Can be 30, 60, 90 days or other interval.		
Status Report Received/9	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		08/21/1996
Status Report Received/10	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		09/11/1996
Status Report Received/11	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		11/04/1996
Status Report Received/12	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		07/09/1997
Significant Violator	Location classified as a Significant Violator (SV) under RR Program SV definition		07/05/2000
Miscellaneous	Miscellaneous action. Please see action comments.	STATUS UPDATE REQUESTED	02/15/2002
Referral to DOJ	Date a case is referred to the Department of Justice.		05/21/2002
Miscellaneous/2	Miscellaneous action. Please see action comments.	RP BANKRUPT - PROFFS OF CLAIM FILED	01/13/2003
Miscellaneous/3	Miscellaneous action. Please see action comments.	STIPULATION AND ORDER FOR JUDGEMENT SIGNED	02/13/2003
Enforcement End/Return to Compliance	Date the DNR sends letter indicating no further enforcement action will be taken at this time.	NOT IN COMPLIANCE - RP NO LONGER VIABLE	02/13/2003

Records 1 to 24 of 24

[Download](#)

## Impacts

Impact Description	Comment
Free Product	PER SAARI 3/28/2000
Groundwater Contamination	
Soil Contamination	

Records 1 to 3 of 3

## Substance

--	--	--	--

Substance Description	Substance Name	Amount Released	Units
Gasoline - Leaded			
Gasoline - Unleaded			
Diesel			
Fuel Oil			

Records 1 to 4 of 4

## Spiller Action

No Records returned

- [Person or Company](#)

**Send DNR Feedback About This DNR Activity**  
[BRRTS on the Web Feedback Form](#)

---

[ [Index](#) || [Search](#) || [Wisconsin Home](#) || [DNR Home](#) || [DNR Intranet](#) || [Top](#) || [RR Home](#) || [Regional Contacts](#) || [Help](#) ]

---

*Produced by:* Wisconsin Department of Natural Resources, Bureau of Enterprise Information Technology

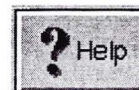
*Legal notices and disclaimers:* [Website Legal Information Page](#)

*Questions or comments about the web site:* [Give Feedback](#)

*Page last modified:* 15-OCT-03



## WI DNR Activities at Discharge Sites



BRRTS data comes from many sources inside and outside of DNR. There may be gaps and errors in the data, or delays in updating new information. Please see our [disclaimers](#) page for more information.

**DNR Activity Number:** 04-02-045579  
**Activity Type:** Spills  
**Activity Name:** HWY 77 & CTH P  
**Start Date:** 03/27/1991  
**End Date:** 03/27/1991  
**Site Name:** HWY 77 & CTH P  
**Address:** HWY 77 & CTH P  
**Municipality:** MELLEEN  
**County:** Ashland  
**DNR Region:** Northern Region  
**Quarter Quarter Section:** NE  
**Quarter Section:** SW  
**Survey Section:** 6  
**Survey Township:** 44  
**Survey Range:** 2W  
**Activity Comment:** OLD SPILL ID: 910327-02  
**Jurisdiction:** DNR  
**Incident Time:** 03/27/1991 04:30:00 am  
**Spill Cause:** HOSE FELL OFF GAS CAP WHILE FILLING  
**Spill Source Description:** Gas/Service Station/Garage/Auto Dealer, Repair Shop  
**Notified DNR Immediately:** N  
**DNR Investigator:** M VOGELSANG

### Persons or Companies associated with this DNR Activity

Person or Company	Role	Address	Address 2	PO Box	Municipality	State	Zip
ANDERSON OIL	Responsible Party	HWY 77			MELLEEN	WI	54546

Record 1 of 1

[Download](#)

### Actions performed during this DNR Activity

Action Name	Action Description	Comment	Date Action Occurred
Activity Closed	No further action; RP is not required to conduct NR716 investigation. NOTE: This is the ONLY action code that will close an activity.	NFA-CONTAINED/RECOVERED	03/27/1991
Notification	Date the DNR is notified of the discovery of the contamination.	Auto populated via migration process	03/27/1991

Records 1 to 2 of 2

[Download](#)

## Impacts

Impact Description	Comment
Soil Contamination	SOIL

Record 1 of 1

## Substance

Substance Description	Substance Name	Amount Released	Units
Diesel	DIESEL FUEL	60	Gallon

Record 1 of 1

## Spiller Action

Spiller Action	Comment
Cleanup Method	SOIL

Record 1 of 1

- [Person or Company](#)

- **Return Links**
  - [BRRTS on the Web](#)

**Send DNR Feedback About This DNR Activity**  
[BRRTS on the Web Feedback Form](#)



# Persons or Companies Associated with DNR Activities



BRRTS data comes from many sources inside and outside of DNR. There may be gaps and errors in the data, or delays in updating new information. Please see our [disclaimers page](#) for more information.

**Person or Company:** LOUISIANA PACIFIC CORP

**Address:** 606 WILDERNESS DR

**PO Box:** PO BOX 976

**Municipality:** MELLEEN

**State:** WI

**Zip:** 54546

## DNR Activities Associated with this Person or Company

DNR Activity Number	Role in this Activity	Activity Type	Activity Name	Site Name	Municipality	County	DNR Region
03-02-000104	Responsible Party	LUST	LOUISANNA PACIFIC	LOUISIANA PACIFIC CORP	MELLEEN	Ashland	Northern Region
03-02-000941	Responsible Party	LUST	LOUISIANA PACIFIC TRUCK GARAGE	LOUISIANA PACIFIC CORP	MELLEEN	Ashland	Northern Region

Records 1 to 2 of 2

[Download](#)

- [Person or Company](#)
- [Activity Name and Location](#)

### Return Links

[\[BRRTS on the Web\]](#)

### Send DNR Feedback About This Person or Company

[BRRTS on the Web Feedback Form](#)

***Produced by:*** Wisconsin Department of Natural Resources, Bureau of Enterprise Information Technology

***Legal notices and disclaimers:*** [Website Legal Information Page](#)

***Questions or comments about the web site:*** [Give Feedback](#)

***Page last modified:*** 12-OCT-03

**Department of Natural Resources**

Home | Search | Feedback | What's New

## WI DNR Activities at Discharge Sites



BRRTS data comes from many sources inside and outside of DNR. There may be gaps and errors in the data, or delays in updating new information. Please see our [disclaimers page](#) for more information.

**DNR Activity Number:** 03-02-000104  
**Activity Type:** LUST  
**Activity Name:** LOUISANNA PACIFIC  
**Start Date:** 07/20/1992  
**End Date:** 04/12/1996  
**Site Name:** LOUISIANA PACIFIC CORP  
**Address:** 606 WILDERNESS DR  
**Municipality:** MELLEEN  
**Zip:** 54546  
**County:** Ashland  
**DNR Region:** Northern Region  
**Degrees of Latitude:** 46  
**Minutes of Latitude:** 19  
**Seconds of Latitude:** 18.5  
**Degrees of Longitude:** 90  
**Minutes of Longitude:** 40  
**Seconds of Longitude:** 10.9  
**Lat/Long Datum:** 1927 (NAD27)  
**Lat/Long Method:** Digitized from a map @ larger than 1:24,000 scale [40 meters]  
**Quarter Quarter Section:** SW  
**Quarter Section:** NW  
**Survey Section:** 6  
**Survey Township:** 44  
**Survey Range:** 02W  
**FID Number:** 802033540  
**Jurisdiction:** DNR  
**Priority:** Medium  
**Risk:** Medium

### Persons or Companies associated with this DNR Activity

Person or Company	Role	Address	Address 2	PO Box	Municipality	State	Zip
LOUISIANA	Responsible	606		PO	MELLEEN	WI	54546

PACIFIC CORP	Party	WILDERNESS DR	BOX 976		
--------------	-------	------------------	------------	--	--

Record 1 of 1

[Download](#)

## Actions performed during this DNR Activity

Action Name	Action Description	Comment	Date Action Occurred
Notification	Date the DNR is notified of the discovery of the contamination.		07/20/1992
RP Letter Sent	Date of letter to RP notifying of legal responsibilities associated with the discovery of contamination.	R.P. LETTER SEND	09/20/1992
RP Letter Sent/2	Date of letter to RP notifying of legal responsibilities associated with the discovery of contamination.	R.P. LETTER SEND	09/21/1992
SI Report Received (w/out Fee)	Date the DNR receives the Site Investigation Report. Provides information regarding activities performed to determine degree & extent of contamination and forming a basis for choosing the appropriate remedial action.	SI REPORT RECV'D	02/15/1993
SI Report Received (w/out Fee)/2	Date the DNR receives the Site Investigation Report. Provides information regarding activities performed to determine degree & extent of contamination and forming a basis for choosing the appropriate remedial action.	SI REPORT RECV'D (ADDENDUM)	11/05/1993
Site Investigation Report Approved	Date the Site Investigation Report is approved by DNR staff.	SI REPORT APPV'D (S)	11/30/1993
Status Report Received	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT(GW RESULTS-R)	03/02/1994
Site Investigation Workplan Go Ahead (notice to proceed)	Date the DNR allows the RP to proceed without approval of the SIWP. Either written or by phone call.	NOTICE TO PROCEED (RERANKED)	03/10/1994
Status Report Received/2	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT(GW (R)	06/10/1994
Status Report Received/3	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT	11/14/1994
Status Report Received/4	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT	02/14/1995
Status Report	Date updates on progress are received. Can	QRTLY/MTHLY	05/09/1995



Received/5	be 30, 60, 90 days or other interval.	STATUS RPT	
Status Report Received/6	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTLY/MTHLY STATUS RPT	09/07/1995
Closure Review Req Received (w/out Fee)	Date the closure review request is received for DNR review and no fee was paid.		01/03/1996
Status Report Received/7	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		01/03/1996
Activity Closed	Date the Closure Letter or No Further Action letter is sent. NOTE: This is the ONLY action code that will close an activity.		04/12/1996

Records 1 to 16 of 16

[Download](#)

## Impacts

Impact Description	Comment
Groundwater Contamination	
Soil Contamination	

Records 1 to 2 of 2

## Substance

Substance Description	Substance Name	Amount Released	Units
Fuel Oil			

Record 1 of 1

## Spiller Action

No Records returned

- [Person or Company](#)

- **Return Links**

- [BRRTS on the Web](#)

**Send DNR Feedback About This DNR Activity**  
[BRRTS on the Web Feedback Form](#)

*Produced by:* Wisconsin Department of Natural Resources, Bureau of Enterprise Information Technology

*Legal notices and disclaimers:* [Website Legal Information Page](#)

*Questions or comments about the web site:* [Give Feedback](#)

*Page last modified:* 12-OCT-03



## Department of Natural Resources

[Home](#) | [Search](#) | [Feedback](#) | [What's New](#)

# WI DNR Activities at Discharge Sites



BRRTS data comes from many sources inside and outside of DNR. There may be gaps and errors in the data, or delays in updating new information. Please see our [disclaimers page](#) for more information.

<b>DNR Activity Number:</b>	03-02-000941
<b>Activity Type:</b>	LUST
<b>Activity Name:</b>	LOUISIANA PACIFIC TRUCK GARAGE
<b>Start Date:</b>	08/31/1995
<b>End Date:</b>	03/03/2000
<b>Site Name:</b>	LOUISIANA PACIFIC CORP
<b>Address:</b>	606 WILDERNESS DR
<b>Municipality:</b>	MELLEN
<b>Zip:</b>	54546
<b>County:</b>	Ashland
<b>DNR Region:</b>	Northern Region
<b>Degrees of Latitude:</b>	46
<b>Minutes of Latitude:</b>	19
<b>Seconds of Latitude:</b>	18.5
<b>Degrees of Longitude:</b>	90
<b>Minutes of Longitude:</b>	40
<b>Seconds of Longitude:</b>	10.9
<b>Lat/Long Datum:</b>	1927 (NAD27)
<b>Lat/Long Method:</b>	Digitized from a map @ larger than 1:24,000 scale [40 meters]
<b>Quarter Quarter Section:</b>	SW
<b>Quarter Section:</b>	NW
<b>Survey Section:</b>	6
<b>Survey Township:</b>	44
<b>Survey Range:</b>	02W
<b>FID Number:</b>	802033540
<b>Jurisdiction:</b>	DNR
<b>Eligible for PECFA Funds:</b>	Y
<b>Co-Contamination at Site:</b>	Y
<b>AST at Site:</b>	N
<b>Tracked by Commerce Database:</b>	Y
<b>Priority:</b>	Medium
<b>Risk:</b>	High

## Persons or Companies associated with this DNR Activity

Person or Company	Role	Address	Address 2	PO Box	Municipality	State	Zip
COOPER ENGINEERING CO INC	Consultant	310 W SOUTH ST		PO BOX 203	RICE LAKE	WI	548680230
LOUISIANA PACIFIC CORP	Responsible Party	606 WILDERNESS DR		PO BOX 976	MELLEN	WI	54546

Records 1 to 2 of 2

[Download](#)

## Actions performed during this DNR Activity

Action Name	Action Description	Comment	Date Action Occurred
Notification	Date the DNR is notified of the discovery of the contamination.		08/31/1995
RP Letter Sent	Date of letter to RP notifying of legal responsibilities associated with the discovery of contamination.	R.P. LETTER SEND	09/20/1995
Tank Closure/Site Assessment Report Received	Date report received by DNR. Assessment of UST/AST system at time of tank closure or change in service, or to determine if there is contamination.	TNK CLS/SA REPT RECVD	10/13/1995
Site Investigation Workplan Received (w/out Fee)	Date the DNR receives the Site Investigation Workplan. States the objectives of the investigation to determine the degree and extent of contamination.	SI WORK PLAN RECVD	12/06/1995
Site Investigation Workplan Go Ahead (notice to proceed)	Date the DNR allows the RP to proceed without approval of the SIWP. Either written or by phone call.	NOTICE TO PROCEED	12/08/1995
Status Report Received	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		04/11/1996
Site Investigation Workplan Received (w/out Fee)/2	Date the DNR receives the Site Investigation Workplan. States the objectives of the investigation to determine the degree and extent of contamination.	ADDENDUM	06/14/1996
SI Report Received (w/out Fee)	Date the DNR receives the Site Investigation Report. Provides information regarding activities performed to determine degree & extent of contamination and forming a basis for choosing the appropriate		12/10/1996

	remedial action.		
Closure Review Request Received with Fee	Date the closure review request is received and a fee paid for DNR review.	\$750 SAARI	11/02/1998
Closure Not Approved	Date closure not approved letter is sent.		12/03/1998
Status Report Received/2	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		12/14/1998
Miscellaneous	Miscellaneous action. Please see action comments.	CALLED CONSULTANT, PROPOSAL LOOKS OK, MAY WANT TO SLUG TEST	12/30/1998
O&M Report Received (w/out Fee)	Date the Operation & Maintenance Report is received. Form 4400-194.		01/05/2000
O&M Report Approved	Date the Operation & Maintenance Report is approved or conditionally approved by DNR staff. Form 4400-194.	COLLECTING ONE MORE ROUND OF SAMPLING BEFORE CLOSURE SUBMITTAL	01/19/2000
Closure Review Req Received (w/out Fee)	Date the closure review request is received for DNR review and no fee was paid.	RESUBMITTAL. NO FEE. SAARI	02/21/2000
NR 140 Exemption at Closure	Variance granted under NR 140 to close the site with groundwater contamination above the preventive action limit (PAL).	BENZENE IN MW-5	03/03/2000
Activity Closed	Date the Closure Letter or No Further Action letter is sent. NOTE: This is the ONLY action code that will close an activity.		03/03/2000
Miscellaneous/2	Miscellaneous action. Please see action comments.	MW ABANDONMENT FORMS RECD	11/10/2000

Records 1 to 18 of 18

[Download](#)

## Impacts

Impact Description	Comment
Co-contamination	
Groundwater Contamination	
Soil Contamination	

Records 1 to 3 of 3

## Substance

Substance Description	Substance Name	Amount Released	Units
Gasoline - Unleaded			
Diesel			

Records 1 to 2 of 2

## Spiller Action

No Records returned

- [Person or Company](#)

- **Return Links**
  - [BRRTS on the Web](#)

**Send DNR Feedback About This DNR Activity**  
[BRRTS on the Web Feedback Form](#)

[ [Index](#) || [Search](#) || [Wisconsin Home](#) || [DNR Home](#) || [DNR Intranet](#) || [Top](#) || [RR Home](#) || [Regional Contacts](#) || [Help](#) ]

*Produced by:* Wisconsin Department of Natural Resources, Bureau of Enterprise Information Technology

*Legal notices and disclaimers:* [Website Legal Information Page](#)

*Questions or comments about the web site:* [Give Feedback](#)

*Page last modified:* 12-OCT-03

**Department of Natural Resources**

[Home](#) | [Search](#) | [Feedback](#) | [What's New](#)

## WI DNR Activities at Discharge Sites



BRRTS data comes from many sources inside and outside of DNR. There may be gaps and errors in the data, or delays in updating new information. Please see our [disclaimers page](#) for more information.

**DNR Activity Number:** 03-02-000244  
**Activity Type:** LUST  
**Activity Name:** MELLEEN MART  
**Start Date:** 05/26/1992  
**End Date:**  
**Site Name:** MELLEEN MART  
**Address:** 511 STH 77  
**Municipality:** MELLEEN  
**County:** Ashland  
**DNR Region:** Northern Region  
**Quarter Quarter Section:** NE  
**Quarter Section:** SE  
**Survey Section:** 6  
**Survey Township:** 44  
**Survey Range:** 02W  
**FID Number:** 802013080  
**Jurisdiction:** DNR  
**Eligible for PECFA Funds:** Y  
**AST at Site:** Y  
**Tracked by Commerce Database:** Y  
**Priority:** High  
**Risk:** High

### Persons or Companies associated with this DNR Activity

Person or Company	Role	Address	Address 2	PO Box	Municipality	State	Zip
GYGI HEATING CO INC	Responsible Party	631 E MCLEOD AVE			IRONWOOD	MI	49938
SAARI, CHRIS	Project Manager	2501 GOLF RD			ASHLAND	WI	54806

Records 1 to 2 of 2

[Download](#)

## Actions performed during this DNR Activity

Action Name	Action Description	Comment	Date Action Occurred
Notification	Date the DNR is notified of the discovery of the contamination.		05/26/1992
RP Letter Sent	Date of letter to RP notifying of legal responsibilities associated with the discovery of contamination.		06/10/1992
Site Investigation Workplan Received (w/out Fee)	Date the DNR receives the Site Investigation Workplan. States the objectives of the investigation to determine the degree and extent of contamination.	SI WORK PLAN RECV'D	07/23/1993
Site Investigation Workplan Approved	Date the Site Investigation Workplan is approved verbally or in writing by DNR staff. For state-lead sites and sites the RR Supervisor has designated to be "project-managed."	SI WORK PLAN APPV'D	07/27/1993
Free Product Removal Start	Date free product removal is started for the activity.		10/04/1994
Status Report Received	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTL/MTHLY STATUS RPT	08/03/1995
Status Report Received/2	Date updates on progress are received. Can be 30, 60, 90 days or other interval.	QRTL/MTHLY STATUS RPT	11/13/1995
Status Report Received/3	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		12/22/1995
Status Report Received/4	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		01/11/1996
Site Investigation Workplan Received (w/out Fee)/2	Date the DNR receives the Site Investigation Workplan. States the objectives of the investigation to determine the degree and extent of contamination.	(SUPPLEMENTAL)	01/22/1996
Status Report Received/5	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		02/14/1996
Status Report Received/6	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		04/08/1996
Status Report Received/7	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		05/20/1996
Status Report	Date updates on progress are received.		07/05/1996



Received/8	Can be 30, 60, 90 days or other interval.		
Status Report Received/9	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		08/21/1996
Status Report Received/10	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		09/11/1996
Status Report Received/11	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		11/04/1996
Status Report Received/12	Date updates on progress are received. Can be 30, 60, 90 days or other interval.		07/09/1997
Significant Violator	Location classified as a Significant Violator (SV) under RR Program SV definition		07/05/2000
Miscellaneous	Miscellaneous action. Please see action comments.	STATUS UPDATE REQUESTED	02/15/2002
Referral to DOJ	Date a case is referred to the Department of Justice.		05/21/2002
Miscellaneous/2	Miscellaneous action. Please see action comments.	RP BANKRUPT - PROFFS OF CLAIM FILED	01/13/2003
Miscellaneous/3	Miscellaneous action. Please see action comments.	STIPULATION AND ORDER FOR JUDGEMENT SIGNED	02/13/2003
Enforcement End/Return to Compliance	Date the DNR sends letter indicating no further enforcement action will be taken at this time.	NOT IN COMPLIANCE - RP NO LONGER VIABLE	02/13/2003

Records 1 to 24 of 24

[Download](#)

## Impacts

Impact Description	Comment
Free Product	PER SAARI 3/28/2000
Groundwater Contamination	
Soil Contamination	

Records 1 to 3 of 3

## Substance

--	--	--	--

Substance Description	Substance Name	Amount Released	Units
Gasoline - Leaded			
Gasoline - Unleaded			
Diesel			
Fuel Oil			

Records 1 to 4 of 4

## Spiller Action

No Records returned

- [Person or Company](#)

**Send DNR Feedback About This DNR Activity**  
[BRRTS on the Web Feedback Form](#)

---

[ [Index](#) || [Search](#) || [Wisconsin Home](#) || [DNR Home](#) || [DNR Intranet](#) || [Top](#) || [RR Home](#) || [Regional Contacts](#) || [Help](#) ]

---

*Produced by:* Wisconsin Department of Natural Resources, Bureau of Enterprise Information Technology

*Legal notices and disclaimers:* [Website Legal Information Page](#)

*Questions or comments about the web site:* [Give Feedback](#)

*Page last modified: 13-OCT-03*



<a href="#">Petroleum Programs Home</a>	<a href="#">Search Instructions</a>	<a href="#">Search by Tank ID</a>	<a href="#">Search by Site, Owner, or Tank Characteristics</a>
---	-------------------------------------	-----------------------------------	--

# Tank List

## Searching for:

County Code = 02  
 Owner name = Gygi  
 Municipality = MELLEN

## Number of matching records:9

Type	ID	Site ID	Address	Status	Contents	Size (gals)	Cust ID	Owner
<b>County: ASHLAND, FDID: 0204 - Mellen, Municipality: CITY OF MELLEN</b>								
1. AST	<a href="#">200098</a>	<a href="#">84461</a>	511 E HWY 77	Closed/Removed	Fuel Oil	17000	<a href="#">315038</a>	GYGI HEATING CO - FRED GYGI
2. AST	<a href="#">200099</a>	<a href="#">84461</a>	511 E HWY 77	Closed/Removed	Leaded Gasoline	15000	<a href="#">315038</a>	GYGI HEATING CO - FRED GYGI
3. AST	<a href="#">200100</a>	<a href="#">84461</a>	511 E HWY 77	Closed/Removed	Unleaded Gasoline	12000	<a href="#">315038</a>	GYGI HEATING CO - FRED GYGI
4. AST	<a href="#">200101</a>	<a href="#">84461</a>	511 E HWY 77	Closed/Removed	Diesel	12000	<a href="#">315038</a>	GYGI HEATING CO - FRED GYGI
5. AST	<a href="#">200102</a>	<a href="#">84461</a>	511 E HWY 77	Closed/Removed	Unleaded Gasoline	8000	<a href="#">315038</a>	GYGI HEATING CO - FRED GYGI
6. UST	<a href="#">251141</a>	<a href="#">84461</a>	511 E HWY 77	Closed/Removed	Diesel	750	<a href="#">315038</a>	GYGI HEATING CO - FRED GYGI

7.	UST	<u>251142 84461</u>	511 E HWY 77	Closed/Removed Diesel	750	<u>315038</u>	GYGI HEATING CO - FRED GYGI
8.	UST	<u>251143 84461</u>	511 E HWY 77	Closed/Removed Unleaded Gasoline	1000	<u>315038</u>	GYGI HEATING CO - FRED GYGI
9.	UST	<u>251144 84461</u>	511 E HWY 77	Closed/Removed Unleaded Gasoline	1000	<u>315038</u>	GYGI HEATING CO - FRED GYGI

[Download](#)

[Close this response window](#)



This document was last revised: 15 Feb 2001

Wisconsin Department of Commerce



<a href="#">Search Instructions</a>	<a href="#">Search by Site, Owner, or Tank Characteristics</a>	<a href="#">Search by Tank ID</a>
-------------------------------------	--	-----------------------------------

# Tank Detail

## Site and Owner

Site Info	County & Municipality	Owner
ID: 84461 MELLEN MART 511 E HWY 77 MELLEN Landowner Type: Private	02 - ASHLAND City of MELLEN Fire Dept ID: 0204 - Mellen	ID: 315038 GYGI HEATING CO - FRED GYGI 631 E MCLEOD AVE PO Box 70 IRONWOOD MI 49938 0

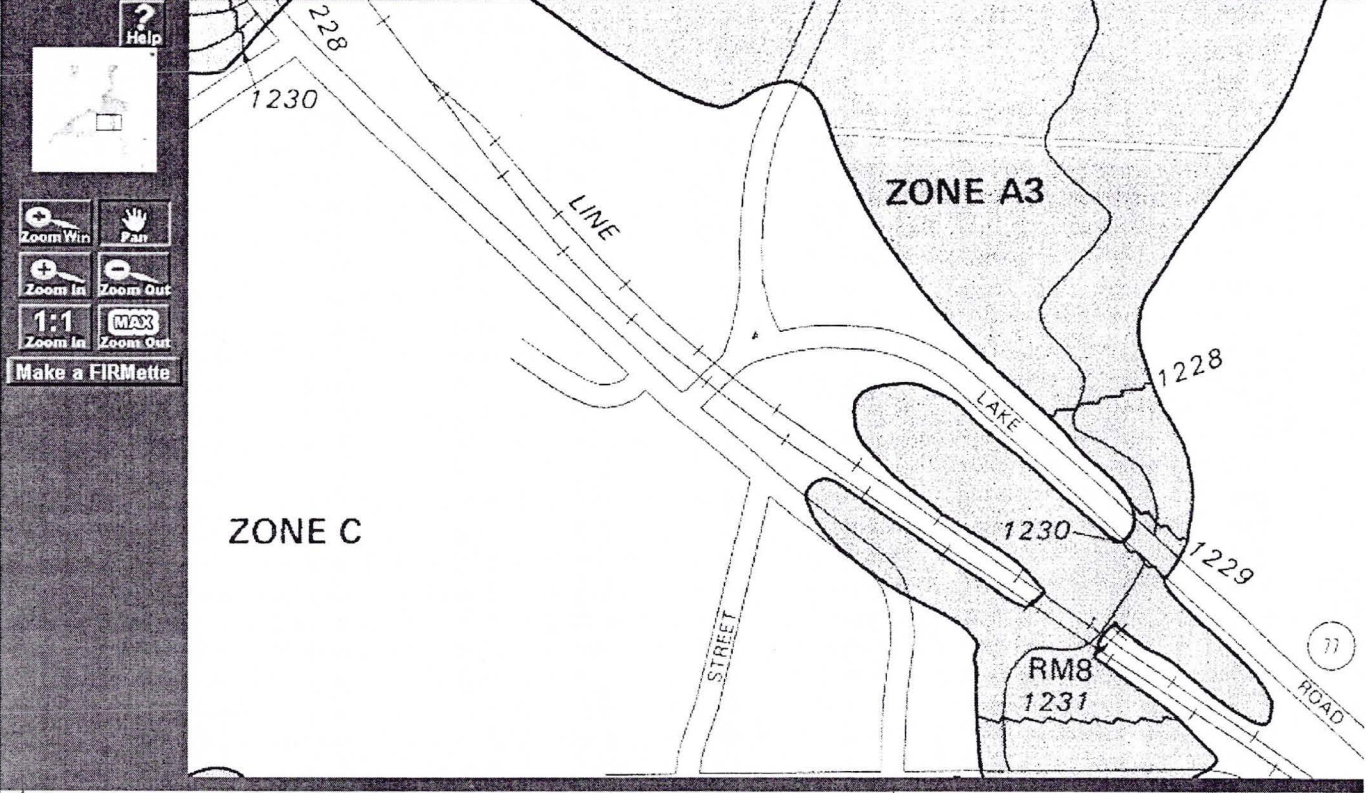
**Underground Storage Tank - ID: 251143, Wang ID: 020400081, Closed/Remove 10/03/2000**

<b>Install Date:</b>	<b>Capacity in Gallons:</b> 1000	<b>Contents:</b>	L C
<b>Tank Occupancy:</b>	Retail Fuel Sales	<b>Marketer:</b> Y	<b>CAS Number:</b>
<b>Federally Regulated:</b> Y	<b>Spill Protection:</b>	Required - Not Installed	<b>Overfill Protection:</b> F -
<b>Corrosion Protect Type:</b>	<b>Date of Lining:</b>	<b>Lining Inspected Date:</b>	
<b>Leak Detection:</b>	Inventory Control & Tightness Test	<b>Cath Test Date:</b>	<b>Cath Expire Date:</b>
<b>Leak Test Meth:</b>	<b>Leak Expire Date:</b>	<b>Leak Test Date:</b>	
<b>Construction Material:</b> Coated Steel	<b>Wall Size:</b> Single	<b>Underground Piping:</b> Y	
<b>Close Order Date:</b>	<b>Close Order By:</b>		
<b>Piping - Closed/Removed</b>			
<b>Flex Connectors:</b>	<b>UST mainfolded:</b>	<b>Related Tank ID:</b>	
<b>Type:</b>	Non-safe Suction	<b>Aboveground Piping:</b>	<b>Aboveground Pipe Consti</b>
<b>Construction Material:</b> Coated Steel	<b>Corrosion Protect Type: Leak Detection:</b>		

**Appendix E**  
**FEMA Floodplain Map**

# MSC Digital Post Office

Scale: 41% Page: 1 of 1



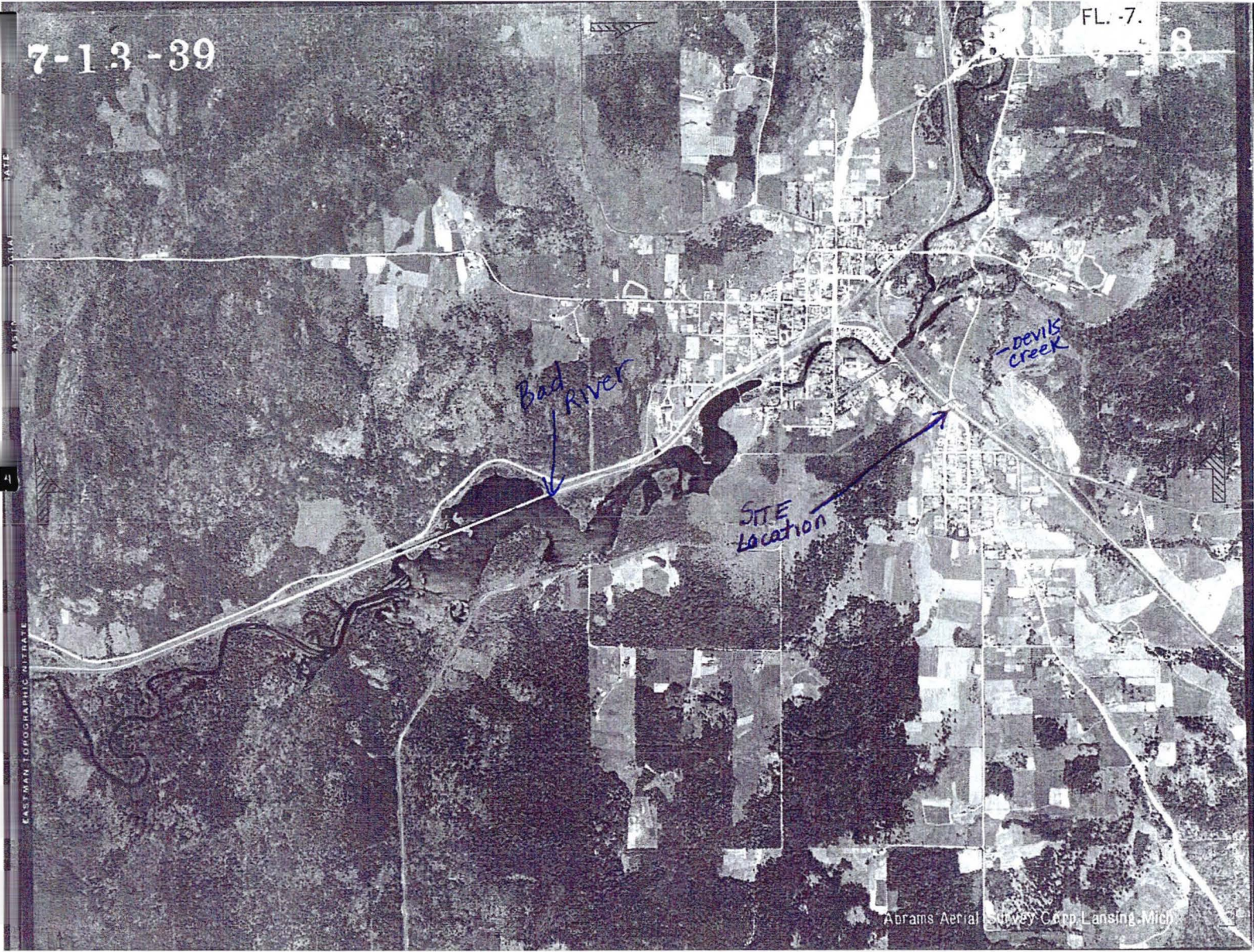
( 15.69" , 16.05" )

**Appendix F**  
**Aerial Photographs**



7-13-39

FL-7.



Abrams Aerial Survey Camp Lansing, Mich



1939

Scale = 1" = 3000'

51663 16172



CITY OF Meriden  
Bad River

Devils creek

SITE LOCATION

1963

↑  
N

Scale = 1" = 1000'



61

S-C-24

SITE

Devils Creek



1976

Scale =  
1" = 400'

838



147

Bad River

Devil's Creek

SITE

N

1986

Scale =  
1" = 400'

10-18-86

868



1990

Scale =  
1" = 1000'



1996 ↑  
N  
Scale = 1" = 500'

## **Appendix G**

### **Excerpts of PECFA Investigation and Remedial Results**



# COLEMAN ENGINEERING CO.

OF IRONWOOD

Civil Engineering • Environmental Engineering  
Geotechnical Engineering • Land Surveying • Test Drilling  
Construction Quality Control • Materials Laboratory Testing

Principals:  
James R. Foley  
John R. Garske  
James J. Strigel  
Michael L. DesRosier

September 9, 1996  
(E95619-G)

Mr. Chris Saari  
Hydrogeologist  
Wisconsin Department of Natural Resources  
Brule Area Headquarters  
P.O. Box 125  
Brule, WI 54820

**RE: August 1996 Progress and Free Product Recovery Report, Mellen Mart, Mellen, Wisconsin.**

Dear Mr. Saari:

On behalf of Gygi Heating Company, Incorporated, Coleman Engineering Company (CEC) has prepared this update detailing project progress and free product recovery activities which occurred during the past month at the subject site.

CEC personnel were at the subject site over the course of the past month to service the passive recovery systems, supplement free product recovery by manually bailing product, and to measure groundwater elevations and free product thicknesses. Information gathered and volumes of product removed during the visits are summarized in the Table 1.

**Table 1**

## **Groundwater Elevations, Free Product Thicknesses, and Free Product Volumes Recovered in August 1996**

**Mellen Mart, Mellen, Wisconsin**

Monitoring Well	Date	Depth To Product (ft. below reference pt.)	Depth To Water (ft. below reference pt.)	Free Product Thickness (ft.)	Free Product Recovered (oz.)
MW2	8/6/96	6.22	6.46	0.24	12.8
	8/16/96	6.48	6.58	0.10	0
	8/27/96	6.93	7.0	0.07	3.2

205 N. Harrison Street  
Ironwood, Michigan 49938  
(906) 932-5048  
FAX: (906) 932-3213

Office Also Located At:  
635 Industrial Park Drive - P.O. Box 607  
Iron Mountain, Michigan 49801  
(906) 774-3440  
FAX: (906) 774-7776





## COLEMAN ENGINEERING CO.

Consulting Civil Engineers, Land Surveyors,  
Soils Engineering, Inspections and Testing

Principals:  
James R. Foley  
John R. Garske  
James J. Strigel  
Michael L. DesRosier

AFFILIATED WITH: FOLEY,  
GARSKE & STRIGEL, INC.

May 13, 1992

Mr. Richard Roe  
Vice President  
Northern State Bank  
321 Second Street  
Ashland, WI 54806

FAX (715) 682-8826

RE: Site Assessment Report  
Anderson Fuels/Conoco Convenience Market  
Highway 77 East  
Mellen, Wisconsin

Dear Mr. Roe:

Northern State Bank of Ashland retained Coleman Engineering Company of Iron Mountain to provide an environmental assessment of the referenced property. The focus of the assessment effort was the petroleum handling facilities at the site. The approach included elements of both a Phase I and Phase II assessment, with the following primary elements: a review of some file information from State, City and private sources, an interview with Mr. Robert Anderson and collection of soil and groundwater samples for laboratory analysis. Neither a complete Phase I or Phase II assessment were performed so as to produce and provide summary information for timely use by the Bank.

Coleman Engineering Company conducted sampling activities at the site on April 22 and 23, 1992, and provided an interim status report April 24, 1992. The interim report included the results of field observations of soil and groundwater samples which were suggestive of a petroleum release. Subsequent results of laboratory analyses confirmed petroleum impact at the subject site.

The purpose of this correspondence is to provide our final report on the site assessment activities. Enclosed please find project drawings, the laboratory report, photographs and boring information. Figure No. 1 is the Project Location Map. Figure No. 2 is the Site Vicinity Map. Figure No. 3 is the Site Drawing, showing the general physical features on the property. A key also is presented on the page following the Site Drawing providing a description of the structure corresponding to each number.

Coleman Engineering Company collected samples at two boring and two hand auger locations within the property limits, as shown on Figure No. 3, the Site Drawing. The sample locations and descriptions are as follows:

COLEMAN ENGINEERING CO.  
635 Industrial Park Drive - P.O. Box 607  
Iron Mountain, Michigan 49801  
(906) 774-3440  
FAX (906) 774-7776

FOLEY, GARSKE & STRIGEL, INC.  
204 N. Harrison Street  
Ironwood, Michigan 49938  
(906) 932-5048  
FAX: (906) 932-3213

GROUNDWATER SAMPLES (Units  $\mu\text{g}/\ell$  or ppb)\*\*

<u>Parameters</u>	NR 140.10† <u>Enforcement Standard</u>	NR 140.10† <u>Preventive Action Limit</u>	<u>Laboratory Results</u>	
			<u>GW-1</u>	<u>GW-2</u>
Benzene	5	0.067*	7.3	390
Toluene	343	68.6	5.7	610
Ethylbenzene	1,360	272	93	300
Xylenes	620	124	12	990

† Wisconsin Administrative Code Section NR 140.10 is the applicable regulatory standard for groundwater.

\* The preventive action limit of 0.067 ppb is not technologically achievable at this time. The informal standard is generally 0.50 ppb.

\*\* Our experience indicates that laboratory results for groundwater samples recovered from within hollow stem augers in petroleum impacted areas tend to be higher than subsequent laboratory results obtained for the same parameters from tests on samples from the same aquifer when such samples are recovered from groundwater monitoring wells installed in accordance with Wisconsin Administrative Code NR 141, the applicable code with respect to the monitoring of groundwater quality.

We offer the following comments with respect to the laboratory test results.

- o The results indicate at least one exceedance of threshold action levels or regulatory limits for each of the parameters shown in the table above. Such results are a regulatory trigger mechanism for determination of a release.
- o The GRO (Gasoline Range Organics) and DRO (Diesel Range Organics) are indicator parameters for petroleum impact upon soils. They do not provide for a full description of the petroleum product constituents.
- o The threshold action levels shown for soils are current DNR guidance standards. The units milligrams per kilogram (mg/kg) corresponds to parts per million (ppm).
- o The Preventive Action Limits shown for groundwater are regulatory standards for substances of public health concern according to the provisions of NR 140.10 of the Wisconsin Administrative Code. The units micrograms per litre ( $\mu\text{g}/\ell$ ) corresponds to parts per billion (ppb).

surface following sample collection. A total of two groundwater samples, one from each boring, were sent to the laboratory.

At the two hand auger sample locations, a similar procedure was followed, with the exception that soil samples were collected using a one-half foot long by two and one-half inch diameter hand auger sampling device. Laboratory samples were selected from the respective zones of apparent maximum petroleum impact on the basis of odor and stains. A total of two hand augered soil samples, one from each auger hole, were sent to the laboratory.

The stainless steel sample preparation table was set up on the site, washed with Alkonox™ solution and double-rinsed with distilled water. This procedure was implemented for each sample. The sampling equipment, including the split spoon, was washed using the Alkonox™ wash and double-rinse procedure prior to collection of each sample. The hollow stem auger and hand auger were cleaned with hot water pressure wash equipment before each boring.

Cuttings from our boring and augering activities were stockpiled and enveloped in plastic at the northerly side of the convenience market. These spoils must be disposed of in accordance with applicable Federal and State requirements. Assistance can be provided upon request.

The selected samples were prepared for shipment to the laboratory on April 23, 1992. As of 9:25 a.m. (CDT) Friday, April 24, 1992, the laboratory confirmed receipt of these samples. A summary of the laboratory results and applicable State standards are presented in the table below.

### LABORATORY RESULTS

#### SOIL SAMPLES (Units mg/kg or ppm)

	<u>Threshold Action Level</u>	<u>Laboratory Results</u>			
		<u>B-1</u>	<u>B-2</u>	<u>HA-1</u>	<u>HA-2</u>
GRO	10	870	31,000	15,000	--
DRO	10	--	10,500	17,000	--
TRPH	10	--	--	--	64,000*

\* Quality Control limits exceeded for spike analysis.