

GIS REGISTRY

Cover Sheet

May, 2009
(RR 5367)

Source Property Information

BRRTS #:

ACTIVITY NAME:

PROPERTY ADDRESS:

MUNICIPALITY:

PARCEL ID #:

CLOSURE DATE:

FID #:

DATCP #:

COMM #:

*WTM COORDINATES:

X: Y:

** Coordinates are in
WTM83, NAD83 (1991)*

WTM COORDINATES REPRESENT:

- Approximate Center Of Contaminant Source
- Approximate Source Parcel Center

Please check as appropriate: (BRRTS Action Code)

Contaminated Media:

- | | |
|---|---|
| <input checked="" type="checkbox"/> Groundwater Contamination > ES (236) | <input checked="" type="checkbox"/> Soil Contamination > *RCL or **SSRCL (232) |
| <input checked="" type="checkbox"/> Contamination in ROW | <input checked="" type="checkbox"/> Contamination in ROW |
| <input type="checkbox"/> Off-Source Contamination | <input type="checkbox"/> Off-Source Contamination |
| <i>(note: for list of off-source properties
see "Impacted Off-Source Property")</i> | <i>(note: for list of off-source properties
see "Impacted Off-Source Property")</i> |

Land Use Controls:

- | | |
|---|---|
| <input type="checkbox"/> N/A (Not Applicable) | <input checked="" type="checkbox"/> Cover or Barrier (222) |
| <input type="checkbox"/> Soil: maintain industrial zoning (220) | <i>(note: maintenance plan for
groundwater or direct contact)</i> |
| <i>(note: soil contamination concentrations
between non-industrial and industrial levels)</i> | <input type="checkbox"/> Vapor Mitigation (226) |
| <input type="checkbox"/> Structural Impediment (224) | <input type="checkbox"/> Maintain Liability Exemption (230) |
| <input type="checkbox"/> Site Specific Condition (228) | <i>(note: local government or economic
development corporation)</i> |

Monitoring Wells:

Are all monitoring wells properly abandoned per NR 141? (234)

- Yes No N/A

** Residual Contaminant Level
**Site Specific Residual Contaminant Level*

This Adobe Fillable form is intended to provide a list of information that is required for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request. The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #: 03-45-213120 PARCEL ID #: 34-0-0778-00

ACTIVITY NAME: Coonen Oil Station WTM COORDINATES: X: 652811 Y: 448866

CLOSURE DOCUMENTS (the Department adds these items to the final GIS packet for posting on the Registry)

- Closure Letter**
- Maintenance Plan** (if activity is closed with a land use limitation or condition (land use control) under s. 292.12, Wis. Stats.)
- Conditional Closure Letter**
- Certificate of Completion (COC)** for VPLE sites

SOURCE LEGAL DOCUMENTS

- Deed:** The most recent deed as well as legal descriptions, for the **Source Property** (where the contamination originated). Deeds for other, off-source (off-site) properties are located in the **Notification** section.
Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.
- Certified Survey Map:** A copy of the certified survey map or the relevant section of the recorded plat map for those properties where the legal description in the most recent deed refers to a certified survey map or a recorded plat map. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).
Figure #: **Title:**
- Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes that the attached legal description accurately describes the correct contaminated property.

MAPS (meeting the visual aid requirements of s. NR 716.15(2)(h))

Maps must be no larger than 8.5 x 14 inches unless the map is submitted electronically.

- Location Map:** A map outlining all properties within the contaminated site boundaries on a U.S.G.S. topographic map or plat map in sufficient detail to permit easy location of all parcels. If groundwater standards are exceeded, include the location of all potable wells within 1200 feet of the site.
Note: Due to security reasons municipal wells are not identified on GIS Packet maps. However, the locations of these municipal wells must be identified on Case Closure Request maps.
Figure #: 1 **Title: Site Location And Local Topography**
- Detailed Site Map:** A map that shows all relevant features (buildings, roads, individual property boundaries, contaminant sources, utility lines, monitoring wells and potable wells) within the contaminated area. This map is to show the location of all contaminated public streets, and highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding a ch. NR 140 Enforcement Standard (ES), and/or in relation to the boundaries of soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Levels (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: 2 **Title: Site Layout**
- Soil Contamination Contour Map:** For sites closing with residual soil contamination, this map is to show the location of all contaminated soil and a single contour showing the horizontal extent of each area of contiguous residual soil contamination that exceeds a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: 3 **Title: Soil Boring Locations and Estimated Extent of Soil Contamination**

BRRTS #: 03-45-213120

ACTIVITY NAME: Coonen Oil Station

MAPS (continued)

Geologic Cross-Section Map: A map showing the source location and vertical extent of residual soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL). If groundwater contamination exceeds a ch. NR 140 Enforcement Standard (ES) when closure is requested, show the source location and vertical extent, water table and piezometric elevations, and locations and elevations of geologic units, bedrock and confining units, if any.

Figure #: **Title:**

Figure #: **Title:**

Groundwater Isoconcentration Map: For sites closing with residual groundwater contamination, this map shows the horizontal extent of all groundwater contamination exceeding a ch. NR140 Preventive Action Limit (PAL) and an Enforcement Standard (ES). Indicate the direction and date of groundwater flow, based on the most recent sampling data.

Note: This is intended to show the total area of contaminated groundwater.

Figure #: 5 **Title: Estimated Extent of Groundwater Contamination**

Groundwater Flow Direction Map: A map that represents groundwater movement at the site. If the flow direction varies by more than 20° over the history of the site, submit 2 groundwater flow maps showing the maximum variation in flow direction.

Figure #: 4 **Title: Monitoring Well Location and Groundwater Contour Map (06/08/00)**

Figure #: **Title:**

TABLES (meeting the requirements of s. NR 716.15(2)(h)(3))

Tables must be no larger than 8.5 x 14 inches unless the table is submitted electronically. Tables must not contain shading and/or cross-hatching. The use of **BOLD** or *ITALICS* is acceptable.

Soil Analytical Table: A table showing remaining soil contamination with analytical results and collection dates.
Note: This is one table of results for the contaminants of concern. Contaminants of concern are those that were found during the site investigation, that remain after remediation. It may be necessary to create a new table to meet this requirement.

Table #: 3 **Title: Soil Analytical Results**

Groundwater Analytical Table: Table(s) that show the most recent analytical results and collection dates, for all monitoring wells and any potable wells for which samples have been collected.

Table #: 4 **Title: Groundwater Analytical Results**

Water Level Elevations: Table(s) that show the previous four (at minimum) water level elevation measurements/dates from all monitoring wells. If present, free product is to be noted on the table.

Table #: 1 **Title: Water Level Data**

IMPROPERLY ABANDONED MONITORING WELLS

For each monitoring well not properly abandoned according to requirements of s. NR 141.25 include the following documents.

Note: If the site is being listed on the GIS Registry for only an improperly abandoned monitoring well you will only need to submit the documents in this section for the GIS Registry Packet.

Not Applicable

Site Location Map: A map showing all surveyed monitoring wells with specific identification of the monitoring wells which have not been properly abandoned.

Note: If the applicable monitoring wells are distinctly identified on the Detailed Site Map this Site Location Map is not needed.

Figure #: **Title:**

Well Construction Report: Form 4440-113A for the applicable monitoring wells.

Deed: The most recent deed as well as legal descriptions for each property where a monitoring well was not properly abandoned.

Notification Letter: Copy of the notification letter to the affected property owner(s).

BRRTS #: 03-45-213120

ACTIVITY NAME: Coonen Oil Station

NOTIFICATIONS

Source Property

- Letter To Current Source Property Owner:** If the source property is owned by someone other than the person who is applying for case closure, include a copy of the letter notifying the current owner of the source property that case closure has been requested.
- Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying current source property owner.

Off-Source Property

Group the following information per individual property and label each group according to alphabetic listing on the "Impacted Off-Source Property" attachment.

- Letter To "Off-Source" Property Owners:** Copies of all letters sent by the Responsible Party (RP) to owners of properties with groundwater exceeding an Enforcement Standard (ES), and to owners of properties that will be affected by a land use control under s. 292.12, Wis. Stats.

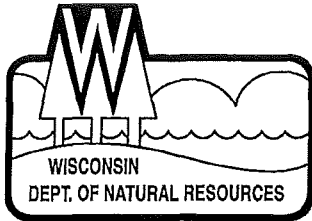
Note: Letters sent to off-source properties regarding residual contamination must contain standard provisions in Appendix A of ch. NR 726.

Number of "Off-Source" Letters:

- Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying any off-source property owner.
- Deed of "Off-Source" Property:** The most recent deed(s) as well as legal descriptions, for all affected deeded **off-source property(ies)**. This does not apply to right-of-ways.
Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.

- Letter To "Governmental Unit/Right-Of-Way" Owners:** Copies of all letters sent by the Responsible Party (RP) to a city, village, municipality, state agency or any other entity responsible for maintenance of a public street, highway, or railroad right-of-way, within or partially within the contaminated area, for contamination exceeding a groundwater Enforcement Standard (ES) and/or soil exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL).

Number of "Governmental Unit/Right-Of-Way Owner" Letters: 1



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Matthew J. Frank, Secretary
Ronald W. Kazmierczak, Regional Director

Northeast Region Headquarters
2984 Shawano Ave.
Green Bay, Wisconsin 54313-6727
Telephone 920-662-5100
FAX 920-662-5413
TTY Access via relay - 711

November 10, 2009

Mr. Robert Coonen
Coonen Inc.
471 Brookwood Dr.
Seymour, WI 54165

SUBJECT: Final Case Closure with Continuing Obligations
Coonen Oil Station, 1043 Ivory St., Seymour, WI
WDNR BRRTS Activity #: 03-45-213120

Dear Mr. Coonen:

On April 25, 2005, the Department's Northeast Region Closure Committee reviewed the above referenced case for closure. This committee reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On May 16, 2005, you were notified that the Closure Committee had granted conditional closure to this case.

On November 9, 2009 the Department received documentation indicating that you have complied with the requirements for final closure that included a cap maintenance plan and monitoring well abandonment forms.

Based on the correspondence and data provided, it appears that your case meets the closure requirements in ch. NR 726, Wisconsin Administrative Code. The Department considers this case closed and no further investigation or remediation is required at this time, however, you and future property owners must comply with certain continuing obligations as explained in this letter.

GIS Registry

This site will be listed on the Remediation and Redevelopment Program's GIS Registry. The specific reasons are summarized below:

- Residual soil contamination exists that must be properly managed should it be excavated or removed
- Pavement, an engineered cover or a soil barrier must be maintained over contaminated soil and the state must approve any changes to this barrier
- Groundwater contamination is present above Chapter NR 140 enforcement standards

This letter and information that was submitted with your closure request application will be included on the GIS Registry. To review the sites on the GIS Registry web page, visit the RR Sites Map page at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. If the property is listed on the GIS Registry because of remaining contamination and you intend to construct or reconstruct a well, you will need prior Department approval in accordance with s. NR 812.09(4)(w), Wis. Adm. Code. To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's

regional water supply specialist. This form can be obtained on-line <http://dnr.wi.gov/org/water/dwg/3300254.pdf> or at the web address listed above for the GIS Registry.

Closure Conditions

Please be aware that pursuant to s. 292.12 Wisconsin Statutes, compliance with the requirements of this letter is a responsibility to which the current property owner and any subsequent property owners must adhere. You must pass on the information about these continuing obligations to the next property owner or owners. If these requirements are not followed or if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety, welfare, or the environment, the Department may take enforcement action under s. 292.11 Wisconsin Statutes to ensure compliance with the specified requirements, limitations or other conditions related to the property or this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code. The Department intends to conduct inspections in the future to ensure that the property is in compliance with the conditions included in this letter.

Cover or Barrier

Pursuant to s. 292.12(2)(a), Wis. Stats., the pavement or other impervious cap that currently exists in the location shown on the attached map shall be maintained in compliance with the **attached maintenance plan** in order to minimize the infiltration of water and prevent additional groundwater contamination that would violate the groundwater quality standards in ch. NR 140, Wis. Adm. Code, and to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health. If soil in the specific locations described above is excavated in the future, the property owner at the time of excavation must sample and analyze the excavated soil to determine if residual contamination remains. If sampling confirms that contamination is present the property owner at the time of excavation will need to determine whether the material is considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable statutes and rules. In addition, all current and future owners and occupants of the property need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken during excavation activities to prevent a health threat to humans.

The attached maintenance plan and inspection log are to be kept up-to-date and on-site. Please submit the inspection log to the Department only upon request.

Prohibited Activities

The following activities are prohibited on any portion of the property where [pavement, a building foundation, soil cover, engineered cap or other barrier] is required as shown on the attached map, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources: 1) removal of the existing barrier; 2) replacement with another barrier; 3) excavating or grading of the land surface; 4) filling on capped or paved areas; 5) plowing for agricultural cultivation; 6) construction or placement of a building or other structure.

Residual Groundwater Contamination

Groundwater impacted by benzene contamination greater than enforcement standards set forth in ch. NR140, Wis. Adm. Code is present the property. For more detailed information regarding the locations where groundwater samples have been collected (i.e., monitoring well locations) and the associated

contaminant concentrations, refer to the Remediation and Redevelopment Program's GIS Registry at the RR Sites Map page at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>.

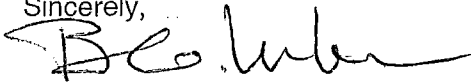
Dewatering Permits

The Department's Watershed Management Program regulates point source discharges of contaminated water, including discharges to surface waters, storm sewers, pits or to the ground surface. This includes discharges from construction related dewatering activities, including utility and building construction.

Based on the concentrations of contaminants remaining in groundwater at this location, it appears likely that dewatering activities would require a permit from the Watershed Management Program. If you or any other person plan to conduct such activities, you or that person must contact that program, and if necessary, apply for the necessary discharge permit. Additional information regarding discharge permits is available at <http://www.dnr.state.wi.us/org/water/wm/ww/>

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this closure decision or anything outlined in this letter, please contact Tom Sturm at 715-526-4230.

Sincerely,



Bruce G. Urben Team Supervisor
Northeast Region Remediation & Redevelopment Program

Attachment: Maintenance Plan

cc: Jeffery Brand/Susan Knabe – Bonestroo, 954 Circle Dr., Green Bay, WI 54304
Tom Sturm - Shawano

November 6, 2009



Mr. Tom Sturm
Wisconsin Department of Natural Resources
647 Lakeland Road
Shawano, Wisconsin 54166

Re: Cap Maintenance Plan, Monitoring Well Abandonment Documentation, and Investigative Waste Disposal Documentation, Coonen Oil Station, 1043 Ivory Street, Seymour, Wisconsin, WDNR BRRTS ID#03-45-213120, WDCOMM #54901-4715-03
Bonestroo File No.: DCP 03-2200-0952

Dear Mr. Sturm:

On behalf Mr. Robert Coonen of Coonen, Incorporated, Bonestroo (Bonestroo – Formerly Northern Environmental) is submitting monitoring well abandonment documentation, investigative waste disposal documentation, and a cap maintenance plan as part of the case closure requirements for the property located at 1043 Ivory Street, Seymour, Wisconsin (the Site). Per the conditional closure letter, we understand maintenance activities relate to the existing asphalt/concrete covering the area over the remaining contaminated soil and groundwater plume on-site. The maintenance plan requires the existing cover to be maintained. The extents of the soil and groundwater plumes as well as the current surface areas are shown on the attached figures.

ASPHALT/CONCRETE BARRIER PURPOSE

The existing asphalt/concrete cover over the contaminated soil and groundwater serves as a barrier to prevent direct human contact with residual soil contamination that might otherwise pose a threat to human health. The cover also poses as a partial infiltration barrier to prevent further impacts to groundwater due to the infiltration of precipitation.

MAINTENANCE PLAN

The existing asphalt/concrete cover will be inspected on an annual basis, normally in the spring after all snow and ice is gone, for deterioration, cracks, and other potential problems that can cause additional infiltration or exposure to underlying soils. The inspections will be performed to evaluate damage due to settling, exposure to the weather, increasing age, and other factors. A report describing the nature and extent of any damage to the existing cover and subsequent repairs will be prepared upon completion of these activities. Completed copies of written inspections and repairs will be maintained on-site. An example of the inspection and repair form is enclosed. If the existing cover is to be removed, replaced, and/or excavation or utility work is proposed in the capped area, notification will be submitted to the Wisconsin Department of Natural Resources (WDNR) Remediation and Redevelopment Office at 647 Lakeland Road, Shawano, Wisconsin 54166, for their approval prior to completion.

MONITORING WELL ABANDONMENT DOCUMENTATION

Monitoring wells MW100, MW200, and MW400 have been abandoned. The well abandonment forms (Form 3300-5B) for these wells are enclosed. Responsibility for monitoring well MW-300 has been assumed by Westerfield Oil Company, Inc. for additional monitoring at the "Seymour Mobil" site. A copy of a letter from Westerfield Oil to this effect is included with this letter.

INVESTIGATIVE WASTE DISPOSAL DOCUMENTATION

Six drums of soil cuttings and two drums of water generated during the investigation were removed and disposed of by Advanced Tank Service, Incorporated during August 2000. Invoices for those services are included with this letter. Likewise, three additional drums of water generated during the later stages of the investigation were removed and disposed of by the City of Seymour on July 25, 2007. All investigative waste has been removed from the Site. A copy of a letter from Coonen, Incorporated to this effect is included with this letter.

We trust this information meets your needs. Please contact us at 920-592-8400 if you have any questions.

Sincerely,
Northern Environmental
Technologies, Incorporated



Jeffrey R. Brand
Staff Engineer

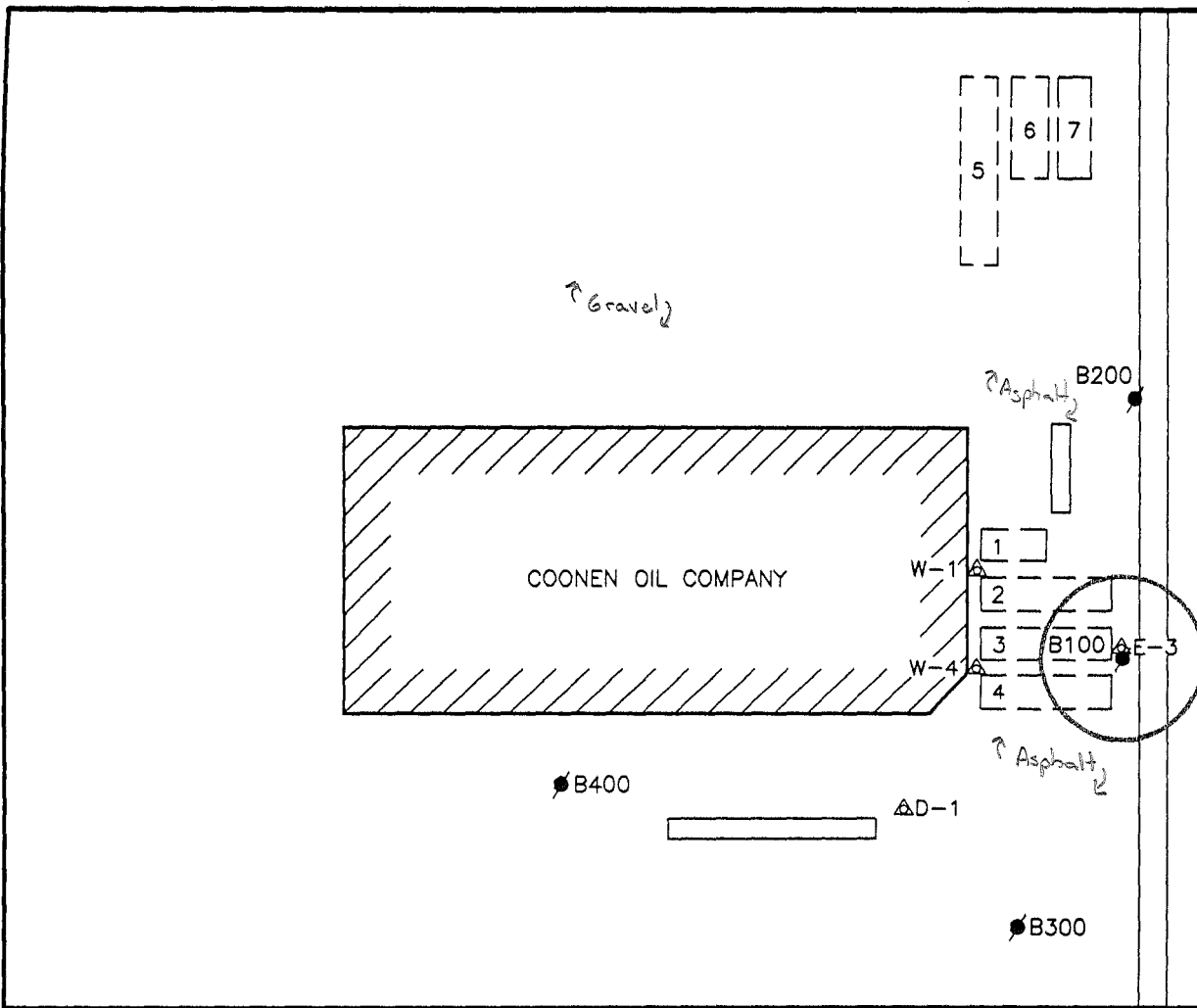


Lynelle P. Caine
Senior Project Geologist

JRB/pjd
Enclosures







c: Mr. Robert Coonen, Coonen, Incorporated

S:\PROJ\DCP\04070952\DRAWINGS\110601-1.DWG



IVORY STREET

LEGEND

-  DISPENSER ISLAND
-  FORMER UST LOCATION
 - 1: 4,000 GALLON GASOLINE UST
 - 2: 8,000 GALLON GASOLINE UST
 - 3: 8,000 GALLON GASOLINE UST
 - 4: 8,000 GALLON DIESEL UST
-  EXISTING UST LOCATION
 - 5: 15,000 GALLON GASOLINE UST
 - 6: 8,000 GALLON GASOLINE UST
 - 7: 8,000 GALLON GASOLINE UST
-  ROBERT E. LEE UST CLOSURE ASSESSMENT SOIL SAMPLE LOCATION
-  SOIL BORING LOCATION
-  ESTIMATED EXTENT OF SOIL CONTAMINATION BASED ON RCL EXCEEDANCES

COONEN OIL COMPANY
SEYMOUR, WISCONSIN

SOIL BORING LOCATIONS AND ESTIMATED EXTENT OF SOIL CONTAMINATION

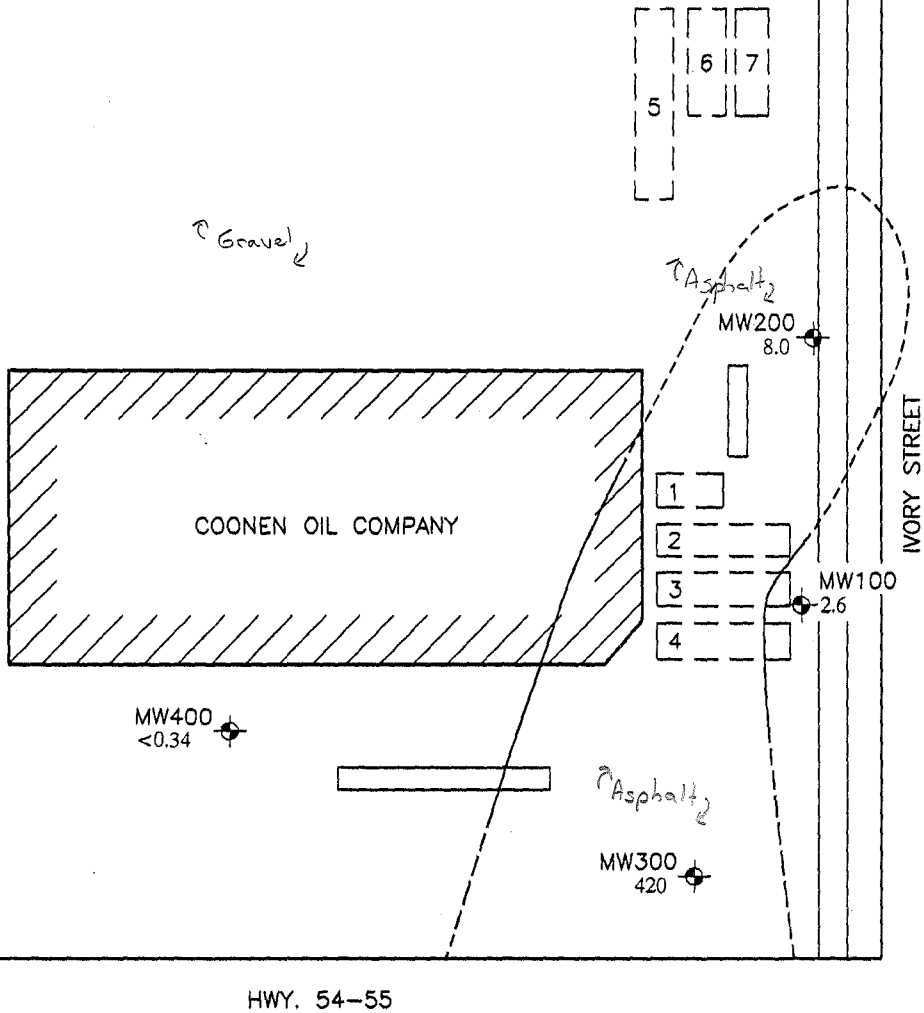
DRAWN BY: JRB | PROJECT: DCP-0952 | DATE: 11/6/01

REV. DATE 12/22/04 | THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

 **Northern Environmental** SM
Hydrologists • Engineers • Geologists

FIGURE 3

S:\PROJ\DCP\04070952\DRAWINGS\04_1222_5.DWG



LEGEND	
	DISPENSER ISLAND
	FORMER UST LOCATION
	1: 4,000 GALLON GASOLINE UST
	2: 8,000 GALLON GASOLINE UST
	3: 8,000 GALLON GASOLINE UST
	4: 8,000 GALLON DIESEL UST
	EXISTING UST LOCATION
	5: 15,000 GALLON GASOLINE UST
	6: 8,000 GALLON GASOLINE UST
	7: 8,000 GALLON GASOLINE UST
	MONITORING WELL LOCATION AND BENZENE CONCENTRATION IN MICROGRAMS PER LITER ($\mu\text{g/L}$) ON 08/20/04
	MW100 2.6
	ESTIMATED EXTENT OF GROUNDWATER CONTAMINATION DASHED WHERE INFERRED

COONEN OIL COMPANY
SEYMOUR, WISCONSIN

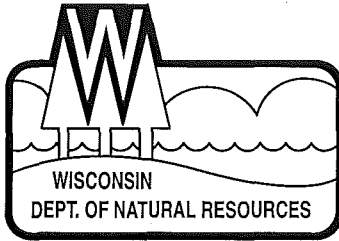
ESTIMATED EXTENT OF GROUNDWATER CONTAMINATION

DRAWN BY: KRE PROJECT: DCP-0952 DATE: 12/22/04

REV. DATE THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.



FIGURE 1



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Ronald W. Kazmierczak, Regional Director

Shawano Field Office
647 Lakeland Rd.
Shawano, Wisconsin 54166
Telephone 715-524-2183
FAX 715-524-3214
TTY Access via relay - 711

May 16, 2005

Mr. Robert Coonen
Coonen Inc.
1043 Ivory St.
Seymour, WI 54165

Subject: Conditional Closure Decision with Requirements to Achieve Final Closure
Coonen Oil Station, 1043 Ivory St., Seymour, Wisconsin
WDNR BRRTS # 03-45-213120

Dear Mr. Coonen:

On April 25, 2005, the Northeast Region Closure Committee reviewed your request for closure of the case described above. The Committee reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. After careful review of the closure request, the Closure Committee has determined that the petroleum contamination on the site from the Coonen Oil Station appears to have been investigated and remediated to the extent practicable under site conditions. Your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code and will be closed if the following conditions are satisfied:

MONITORING WELL ABANDONMENT

The monitoring wells at the site must be properly abandoned in compliance with ch. NR 141, Wis. Adm. Code. Documentation of well abandonment must be submitted to me on Form 3300-5B found at www.dnr.state.wi.us/org/water/dwg/gw/ or provided by the Department of Natural Resources.

Note: The Department is requesting that MW-300 remain for groundwater monitoring for the cleanup at the Seymour Mobil. You should delay abandonment of the other wells until I receive notification from the RP for Seymour Mobil that they will be accepting the responsibility for this well. If responsibility is transferred, you will need to grant access to your property for sampling and abandonment of this well.

PURGE WATER, WASTE AND SOIL PILE REMOVAL

Any remaining purge water, waste and/or soil piles generated as part of site investigation or

remediation activities must be removed from the site and disposed of or treated in accordance with Department of Natural Resources' rules. Please send a letter advising me that any remaining purge water, waste and/or soil piles have been removed once that work is completed.

DEED RESTRICTION FOR CONTAMINATED SOIL

To close this site, the Department requires that a deed restriction be signed and recorded to address the issue of the remaining soil contamination associated with the site. The purpose of the restriction is to maintain a surface barrier over the remaining soil contamination to:

- (A) prevent contamination from impacting human health through direct contact.
- (B) prevent contamination from impacting groundwater due to the infiltration of precipitation. (See Option 3 in the model deed restriction in the appendix of PUB-RR-606, "Guidance on Case Close Out and the Requirements for Institutional Controls and VPLE Environmental Insurance.")

You will need to submit a draft deed restriction to me (electronically via email preferred) before the document is signed and recorded. You may find a model deed restriction enclosed for your use or you can visit our web site at www.dnr.state.wi.us/org/aw/rr or go directly to <http://dnr.wi.gov/org/aw/rr/archives/pubs/RR606.pdf>

to find an electronic copy of PUB-RAR_606, which includes a model deed restriction. If there is a deed more recent than the one I have that was filed 4/28/05, please submit that to me as well to assist us in our review of the deed restriction. After the Department of Natural Resources has reviewed the draft document for completeness, you should sign it if you own the property, or have the appropriate property owner sign it, and have it recorded by the Waupaca County Register of Deeds. Then you must submit a copy of the recorded document, with the recording information stamped on it, to me. Please be aware that if a deed restriction is recorded for the wrong property because of an inaccurate legal description or parcel identification number that you have provided, you will be responsible for recording corrected documents at the Register of Deeds Office to correct the problem.

MAINTENANCE PLAN

As a condition of this closure, the impermeable cover (pavement and buildings) that presently exist on the site must be maintained to minimize direct contact concerns and/or for groundwater protection. The cover is to be maintained in accordance with a plan prepared and submitted to the Department of Natural Resources pursuant to s. NR 724.13(2), Wis. Adm. Code. Please submit a draft maintenance plan to me with the draft deed restriction. The maintenance plan will be attached to the restriction.

EXCAVATION OF CONTAMINATED SOIL

Residual soil contamination remains at B-1 as indicated in the information submitted to the Department of Natural Resources. If soil in this location is excavated in the future, the property owner at that time will be required to sample and analyze the excavated soil in order to determine whether the contamination still remains. The owner will also have to properly store, treat, or dispose of any excavated materials, based upon the results of that characterization, and take special precautions during excavation activities to prevent a direct contact threat to humans. All future owners and occupants of this property need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard at the time of excavation.

RIGHT-OF-WAY SOIL AND/OR GROUNDWATER CONTAMINATION

There is residual soil and/or groundwater contamination in a public street or highway right-of-way at this site. Section NR 726.05(2)(a)4, Wis. Adm. Code, requires you to provide written notification of the presence of residual soil (and groundwater contamination, if present) to the clerk of the town and county or municipality where the right-of-way is located and to the municipal department or state agency that maintains the right-of-way. Section NR 726.05(2)(b)4, Wis. Adm. Code, requires you to also provide written notice of the presence of residual groundwater contamination to the owner of any properties that you do not own within this site that do not have soil contamination if they are affected by groundwater contamination. These notifications must include warnings that excavation of potentially contaminated soil or groundwater may pose inhalation or other direct contact hazards and will require soil and groundwater sampling and analysis, as well as proper storage, treatment, or disposal of any excavated materials, based upon the results of the analysis. You have satisfied this condition.

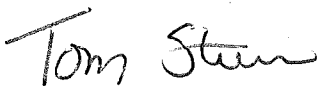
When the above conditions have been satisfied, please submit a letter to let me know that applicable conditions have been met, and your case will be closed. Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the GIS Registry. To review the site on the GIS Registry web page, visit <http://maps.dnr.state.wi.us/brrts>.

If this is a PECFA site, section 101.143, Wis. Stats., requires that PECFA claimants seeking reimbursement of interest costs, for sites with petroleum contamination, submit a final reimbursement claim within 120 days after they receive a closure letter on their site. For claims not received by the PECFA Program within 120 days of the date of this letter, interest costs after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

Please be aware that the case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety, or welfare or to the environment.

We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 715-526-4230.

Sincerely,



Tom Sturm
Hydrogeologist
Remediation & Redevelopment Program

cc: Mark Foht – Northern Environmental, 954 Circle Dr., Green Bay, WI 54304
Beth Erdman – Commerce (email)

OUTAGAMIE

Document# **1267962**

QUIT CLAIM DEED

Derbert Robert Coonen, a/k/a D. Robert Coonen, and Margaret M. Coonen, as survivorship marital property, quit claim to D. Robert Coonen and Margaret M. Coonen, or their successors in Trust, Trustees of the Derbert Robert and Margaret M. Coonen Revocable Trust of 1997, u/a/d April 22, 1997, as amended, the following described real estate in Outagamie County, State of Wisconsin:

OUTAGAMIE COUNTY
RECEIVED FOR RECORD

APR 24 1998

AT 2 O'CLOCK A.M. P.M.
GRACE HERB
REGISTER OF DEEDS

All of Lot Twelve (12) and part of Lot Four (4), in Block "H", according to the recorded Assessor's Plat, City of Seymour, Outagamie County, Wisconsin, described as follows:

Commencing at the Southwest corner of Lot Twelve (12), Block "H", according to the recorded Assessor's Plat of the city of Seymour, Wisconsin, and running thence due North to the Southeast corner of Lot 10, in said Block "H"; thence due East to the West line of the parcel of land conveyed to the City of Seymour (which parcel is known as Ivory Street as extended) and described in Vol. 196 of Deeds, page 211; thence in a Southerly direction along said West line of said parcel conveyed to the City of Seymour to a point on the said West line of said parcel lying due East of the place of beginning and thence due West to the place of beginning.

RETURN TO:
John F. Hager
Metzler and Hager, S.C.
222 Cherry Street
Green Bay, WI 54301-4223

pd
10.00

34-0-0778-00-4
Parcel Identification Number

FEE/6
EXEMPT

This is not homestead property.

DATED this 2nd day of ~~October, 1997~~
April 1998

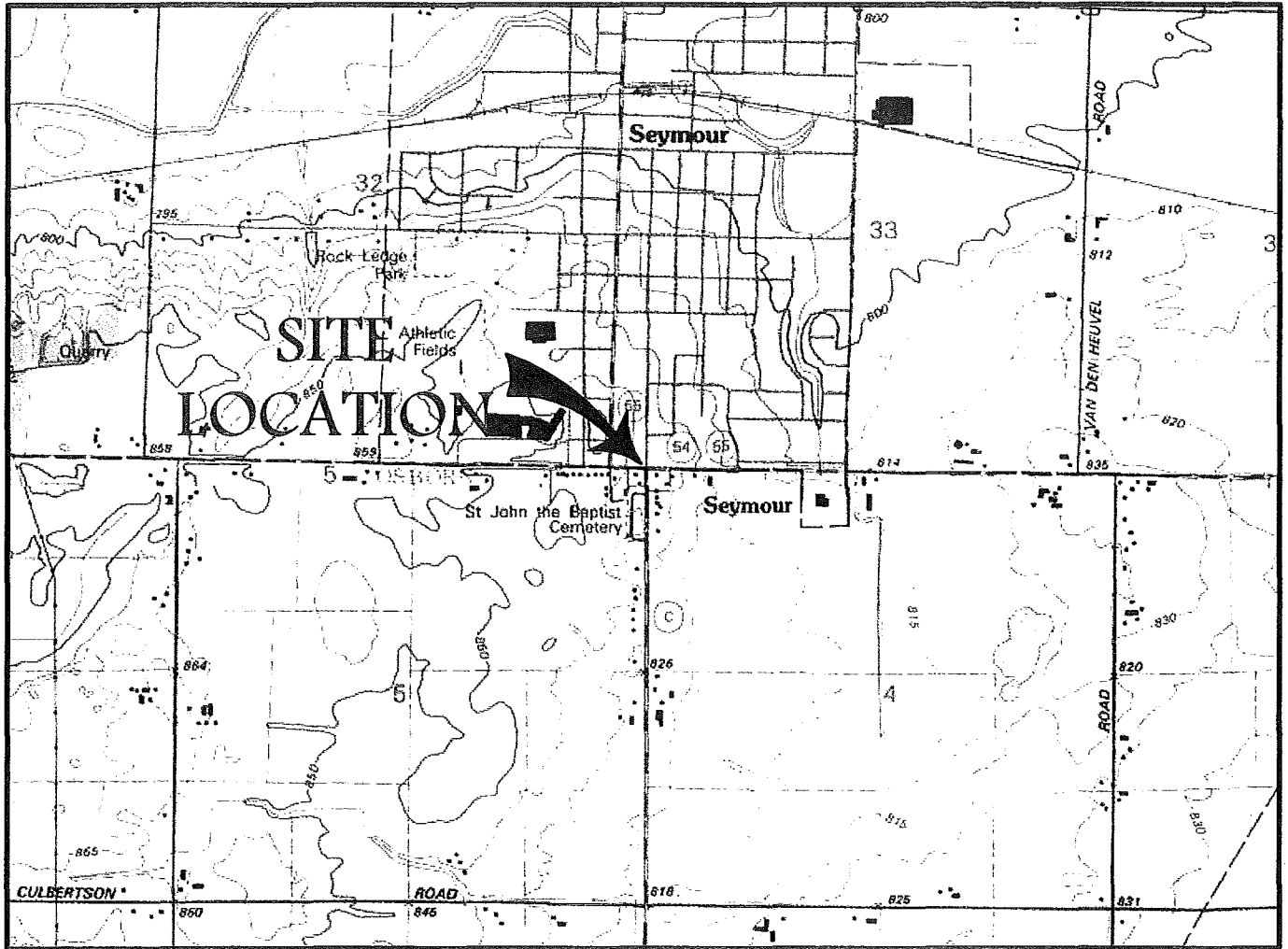
To Whom It May Concern:

I believe the attached quit claim deed accurately describes the parcel of land corresponding to 1043 Ivory Street, Seymour Wisconsin. The petroleum contamination associated with the Coonen, Inc. gas station is located on the described parcel.

Sincerely,

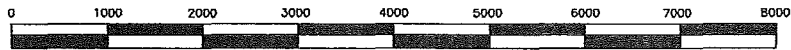
A handwritten signature in cursive script that reads "Derbert Coonen".

Derbert Coonen
Coonen, Inc.



SCALE IN FEET

1" = 2000'



CONTOUR INTERVAL 10 FEET

NATIONAL GEODETIC VERTICAL DATUM OF 1929



BASE MAP SOURCE: USGS 7.5 MINUTE QUADRANGLE, FREEDOM, WISCONSIN, 1992 (NATIONAL GEOGRAPHIC TOPO! 2001)

BASE MAP SOURCE: USGS 7.5 MINUTE QUADRANGLE, SEYMOUR, WISCONSIN, 1992 (NATIONAL GEOGRAPHIC TOPO! 2001)

QUADRANGLE LOCATION



Northern Environmental
Hydrologists • Engineers • Geologists

954 Circle Drive, Green Bay, Wisconsin
Phone: 800-854-0606 Fax: 920-592-8444
Website: www.northernenvironmental.com

WISCONSIN MICHIGAN ILLINOIS IOWA

SITE LOCATION AND LOCAL TOPOGRAPHY

COONEN OIL COMPANY
SEYMOUR, WISCONSIN

CREATION DATE: 12/22/04

DRAWN BY: KRE

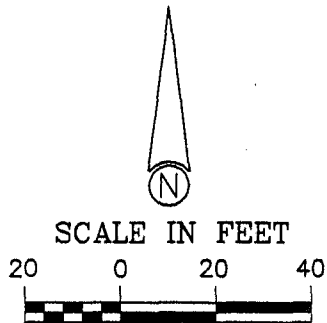
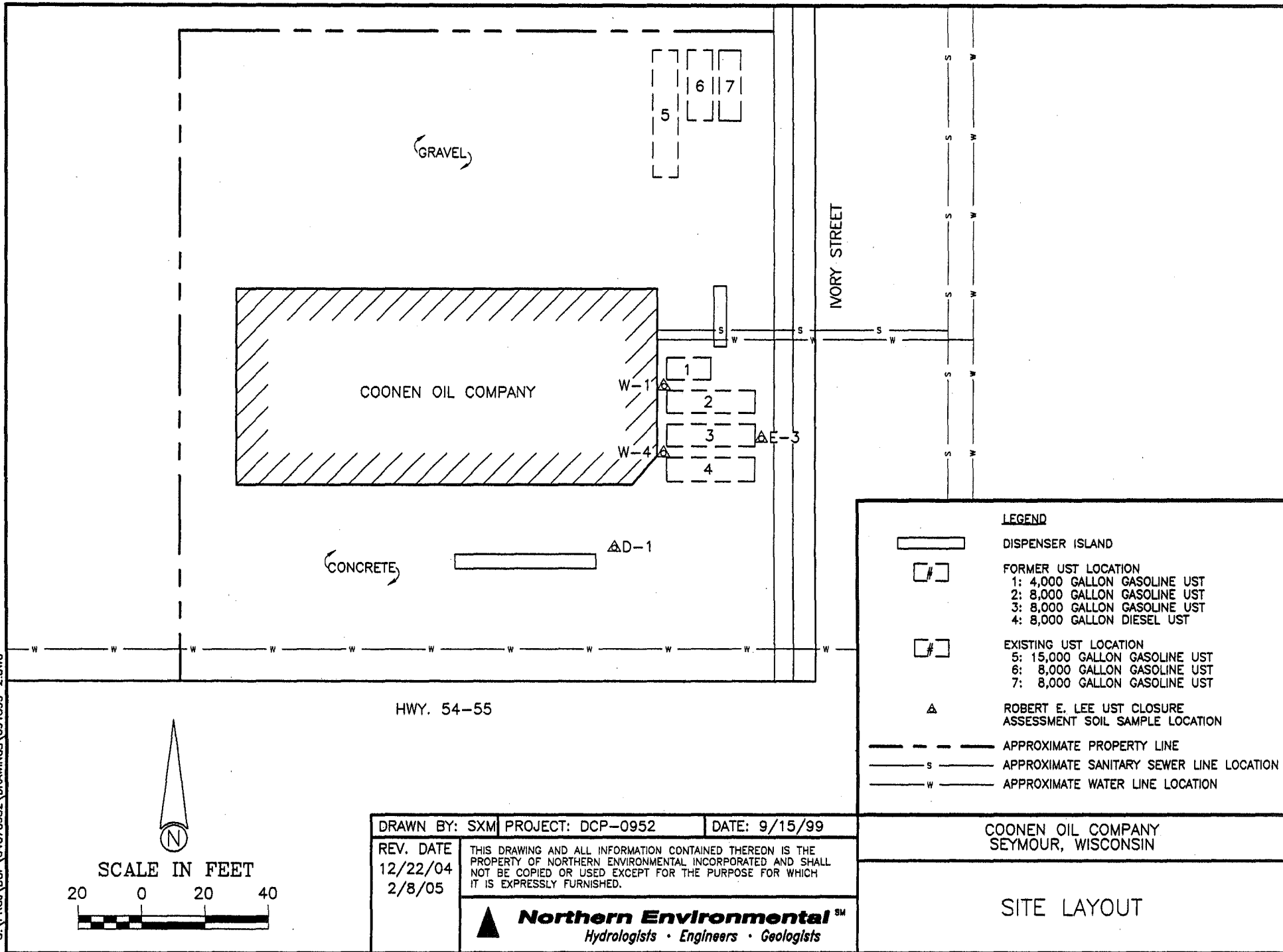
REVISION DATE:

THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL TECHNOLOGIES, INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

PROJECT NUMBER: DCPO3-0407-0952

FIGURE 1

S:\PROJ\DCP\04070952\DRAWINGS\091599-2.DWG



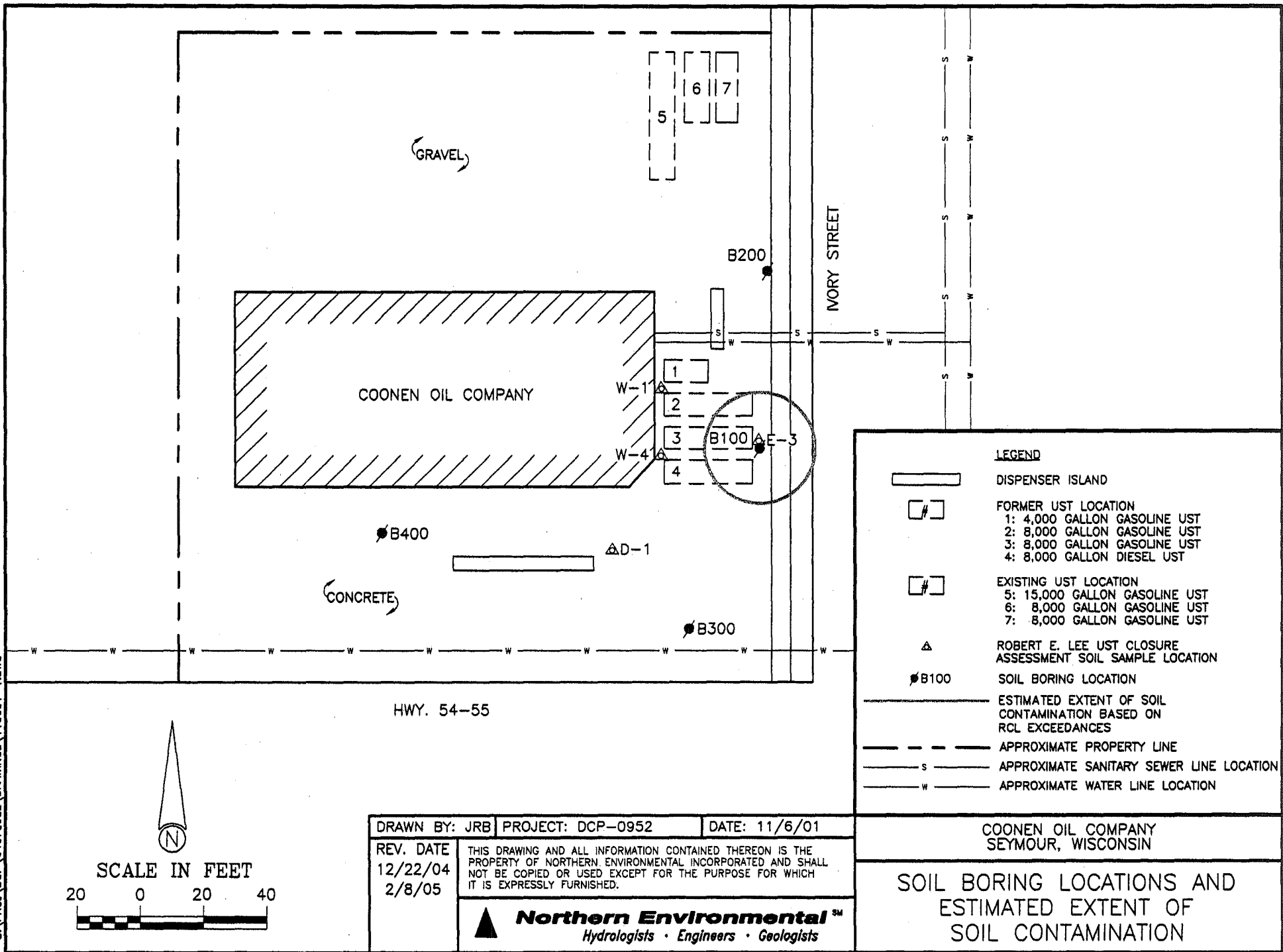
DRAWN BY: SXM	PROJECT: DCP-0952	DATE: 9/15/99
REV. DATE 12/22/04 2/8/05	THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.	
Northern Environmental SM Hydrologists • Engineers • Geologists		

COONEN OIL COMPANY
SEYMOUR, WISCONSIN

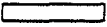






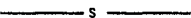

SITE LAYOUT

FIGURE 2

S:\PROJ\DCP\04070952\DRAWINGS\110601-1.DWG



LEGEND

-  DISPENSER ISLAND
-  FORMER UST LOCATION
 - 1: 4,000 GALLON GASOLINE UST
 - 2: 8,000 GALLON GASOLINE UST
 - 3: 8,000 GALLON GASOLINE UST
 - 4: 8,000 GALLON DIESEL UST
-  EXISTING UST LOCATION
 - 5: 15,000 GALLON GASOLINE UST
 - 6: 8,000 GALLON GASOLINE UST
 - 7: 8,000 GALLON GASOLINE UST
-  ROBERT E. LEE UST CLOSURE ASSESSMENT SOIL SAMPLE LOCATION
-  SOIL BORING LOCATION
-  ESTIMATED EXTENT OF SOIL CONTAMINATION BASED ON RCL EXCEEDANCES
-  APPROXIMATE PROPERTY LINE
-  APPROXIMATE SANITARY SEWER LINE LOCATION
-  APPROXIMATE WATER LINE LOCATION

COONEN OIL COMPANY
SEYMOUR, WISCONSIN

SOIL BORING LOCATIONS AND
ESTIMATED EXTENT OF
SOIL CONTAMINATION


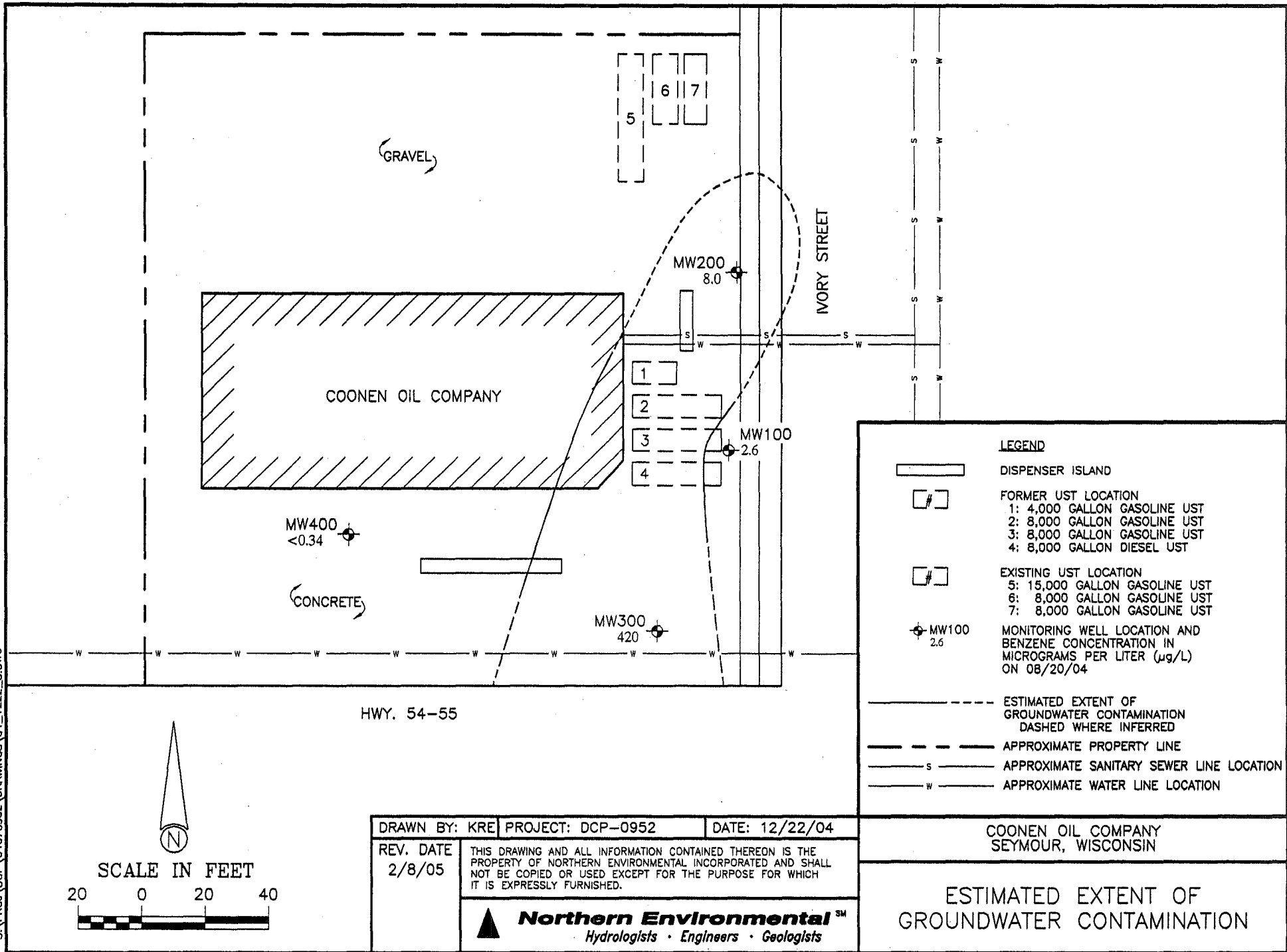
DRAWN BY: JRB	PROJECT: DCP-0952	DATE: 11/6/01
REV. DATE 12/22/04 2/8/05	THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.	
 Northern Environmental SM Hydrologists • Engineers • Geologists		

FIGURE 3

S:\PROJ\DCP\04070952\DRAWINGS\04_1222_5.DWG

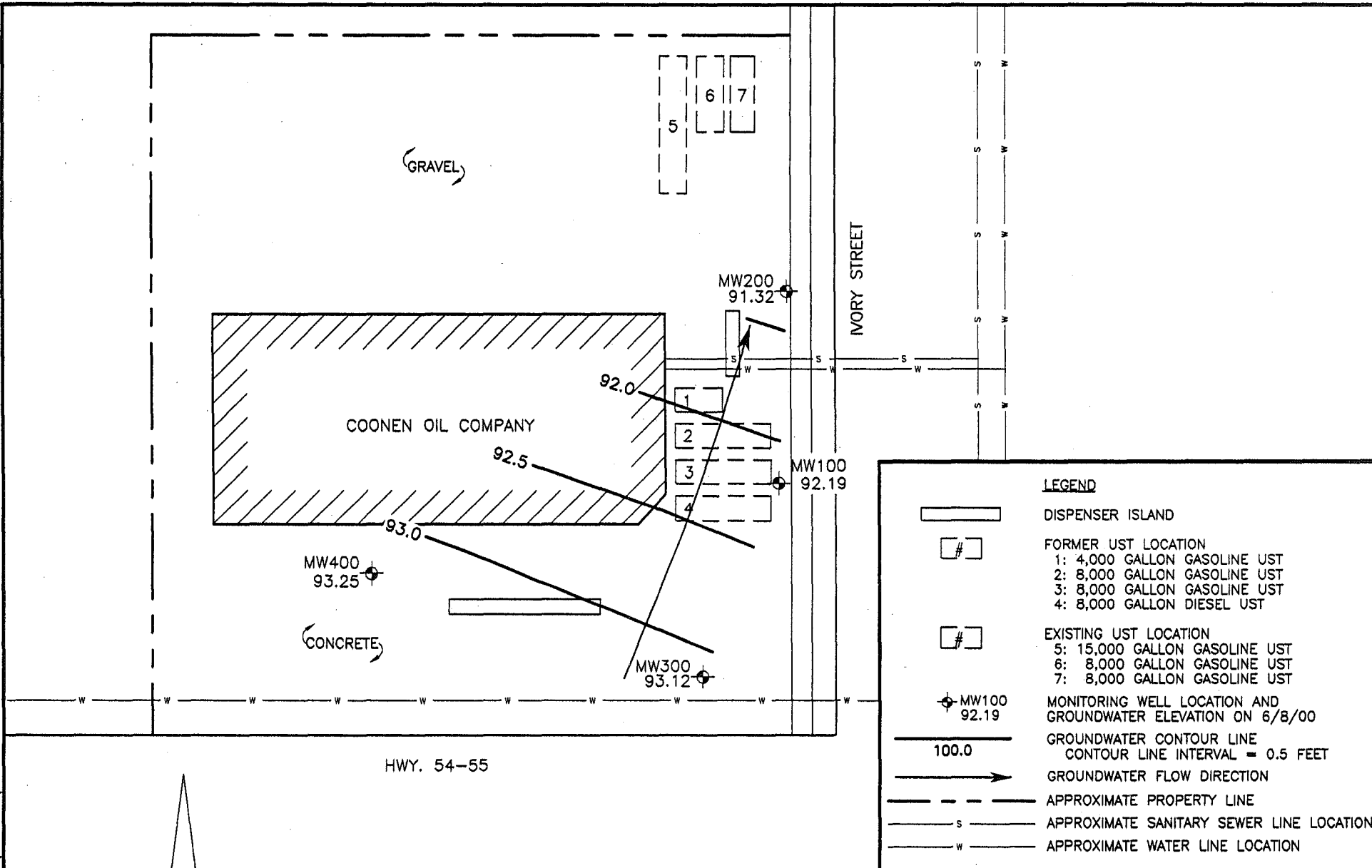


COONEN OIL COMPANY
SEYMOUR, WISCONSIN

ESTIMATED EXTENT OF
GROUNDWATER CONTAMINATION

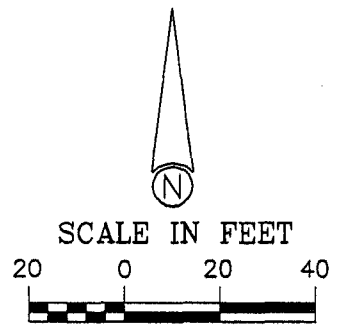
FIGURE 5

S:\PROJ\DCP\04070952\DRAWINGS\062700-1.DWG



LEGEND

- DISPENSER ISLAND
- FORMER UST LOCATION
 - 1: 4,000 GALLON GASOLINE UST
 - 2: 8,000 GALLON GASOLINE UST
 - 3: 8,000 GALLON GASOLINE UST
 - 4: 8,000 GALLON DIESEL UST
- EXISTING UST LOCATION
 - 5: 15,000 GALLON GASOLINE UST
 - 6: 8,000 GALLON GASOLINE UST
 - 7: 8,000 GALLON GASOLINE UST
- MW100 92.19
MONITORING WELL LOCATION AND GROUNDWATER ELEVATION ON 6/8/00
- 100.0
GROUNDWATER CONTOUR LINE
CONTOUR LINE INTERVAL = 0.5 FEET
- GROUNDWATER FLOW DIRECTION
- APPROXIMATE PROPERTY LINE
- APPROXIMATE SANITARY SEWER LINE LOCATION
- APPROXIMATE WATER LINE LOCATION



DRAWN BY: KRE PROJECT: DCP-0952 DATE: 06/27/00

REV. DATE 12/22/04 2/8/05
THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

Northern EnvironmentalSM
Hydrologists • Engineers • Geologists

COONEN OIL COMPANY
SEYMOUR, WISCONSIN

MONITORING WELL LOCATION AND
GROUNDWATER CONTOUR
MAP (06/08/00)

FIGURE 4

Table 3 Soil Analytical Results, Coonen Oil Station, Seymour, Wisconsin

Boring Number	Sample Number	Sample Depth (feet)	Date Sampled	DRO (mg/kg)	GRO (mg/kg)	Lead (mg/kg)	Relevant and Significant Analytical Results (µg/kg)																													
							Benzene	n-Butylbenzene	sec-Butylbenzene	Ethylbenzene	Isopropylbenzene	p-Isopropyltoluene	Naphthalene	n-Propylbenzene	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Xylenes	Acenaphthene	Anthracene	Benzo(A)Anthracene	Benzo(A)Pyrene	Benzo(B)Fluoranthene	Benzo(K)Fluoranthene	Benzo(G,H,I)Perylene	Chrysene	Fluoranthene	Fluorene	Indeno(1,2,3-CD)Pyrene	1-Methyl Naphthalene	2-Methyl Naphthalene	Naphthalene	Phenanthrene	Pyrene		
NR 720.09 Residual Contaminant Level				100	100	50	5.5	NE	NE	2900	NE	NE	NE	NE	1500	NE	NE	4100	38000*	3000000*	17000*	48000*	360000*	870000*	6800000*	37000*	500000*	100000*	680000*	23000*	20000*	400*	1800*	8700000*		
NR 746.06 Table 1 Value				NE	NE	NE	8500	NE	NE	4600	NE	NE	2700	NE	38000	83000	11000	42000	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	2700	NE	NE	
NR 746.06 Table 2 Value				NE	NE	NE	1100	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE
NA	W-1**	8	12/15/98	3.6	< 0.65	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	
NA	W-4**	8	12/15/98	2.4	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
NA	E-3**	8	12/15/98	—	223	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
NA	D-1**	4	12/15/98	—	< 0.65	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
B100	S102	5-7	11/30/99	1600	590	< 6	350	5400	630	1500	400	490	11000	740	2800	76000	26000	36000	180 "J"	210 "J"	660	340 "J"	430 "J"	450 "J"	340 "J"	910	1300	270 "J"	240 "J"	4700	5300	4100	900	2100		
B200	S202	5-7	03/28/00	< 10	< 10	—	< 25	< 25	—	< 25	—	—	—	—	< 25	< 25	< 25	< 75	< 21	< 36	< 23	< 34	< 46	< 48	< 29	< 42	< 38	< 47	< 18	< 31	< 21	< 30	< 35	< 45		
B300	S302	5-7	03/28/00	< 10	< 10	—	< 25	< 25	—	< 25	—	—	—	—	< 25	32	< 25	< 75	< 21	< 36	< 23	< 34	< 46	< 48	< 29	< 42	< 38	< 47	< 18	< 31	< 21	< 30	< 35	< 45		
B400	S402	5-7	03/28/00	< 10	< 10	—	< 25	< 25	—	< 25	—	—	—	—	< 25	< 25	< 25	< 75	< 21	< 36	< 23	< 34	< 46	< 48	< 29	< 42	< 38	< 47	< 18	< 31	< 21	< 30	< 35	< 45		

Key:
 GRO = Gasoline Range Organics
 DRO = Diesel Range Organics
 NA = Not Applicable
 mg/kg = milligrams per kilogram
 µg/kg = micrograms per kilogram
 — = Not Analyzed
 J = Analyte detected between the Limit of Detection and the Limit of Quantitation
 NE = Not Established by Wisconsin Administrative Code
 * = WDNR Suggested Residual Contaminant Level
 100 = Exceeds NR 720.09 Residual Contaminant Level
 ** = Robert E. Lee UST Closure Assessment Soil Sample

Table 4 Groundwater Analytical Results, Coonen Oil Company, Seymour, Wisconsin

Well ID	Date Sampled	Lead	Relevant and Significant Analytical Results (µg/l) (VOCs)											Relevant and Significant Analytical Results (µg/l) (PAHs)										
			Benzene	n-Butylbenzene	sec-Butylbenzene	Ethylbenzene	Isopropylbenzene	MTBE	Naphthalene	n-Propylbenzene	Toluene	Trimethylbenzenes	Xylenes	Acenaphthene	Acenaphthylene	Anthracene	Benzo(a)fluoranthene	Fluoranthene	Fluorene	1-Methyl Naphthalene	2-Methyl Naphthalene	Naphthalene	Phenanthrene	Pyrene
WAC PAL (µg/l)		1.5	0.5	NE	NE	140	NE	12	8	NE	200	96	1000	NE	NE	600	NE	80	80	NE	NE	8	NE	50
WAC ES (µg/l)		15	5	NE	NE	700	NE	60	40	NE	1000	480	10000	NE	NE	3000	NE	400	400	NE	NE	40	NE	250
MW100	12/29/99	3.8	1700	310	< 68	1600	89 "J"	< 62	400 "J"	400	2800	3000	9200	—	—	—	—	—	—	—	—	—	—	—
	05/01/00	—	—	—	—	—	—	—	—	—	—	—	—	14	40	0.74	0.049	2.4	4.9	56	63	180	9.2	0.6
	06/08/00	—	360	—	—	170	—	25	120 "J"	—	180	1100	950	—	—	—	—	—	—	—	—	—	—	—
	05/02/03	—	45	—	—	89	—	10	22	—	12	462	186	—	—	—	—	—	—	—	—	—	—	—
	08/11/03	—	10	—	—	45	—	2 "J"	31	—	6.4	375	187	—	—	—	—	—	—	—	—	—	—	—
	03/15/04	—	29	—	—	85	—	7.3	49	—	15	426	380	—	—	—	—	—	—	—	—	—	—	—
	08/20/04	—	2.6	—	—	9.6	—	4.0	11	—	1.2	98.7	37	—	—	—	—	—	—	—	—	—	—	—
MW200	05/01/00	< 1	100	290	35	570	60	31	190	210	210	1490	2560	< 0.17	23	0.038	< 0.01	< 0.36	< 0.33	53	150	130	1.7	< 0.059
	06/08/00	—	94 "J"	—	—	550	—	< 30	170 "J"	—	120 "J"	1250	2310	—	—	—	—	—	—	—	—	—	—	—
	05/02/03	—	220	—	—	690	—	20	170	—	55	1110	1693	—	—	—	—	—	—	—	—	—	—	—
	08/11/03	—	110	—	—	190	—	6.2	41	—	8	224	354	—	—	—	—	—	—	—	—	—	—	—
	03/15/04	—	130	—	—	210	—	16	40	—	15	258	398	—	—	—	—	—	—	—	—	—	—	—
	08/20/04	—	8.0	—	—	72	—	5.4	20	—	< 2.2	139	76	—	—	—	—	—	—	—	—	—	—	—
MW300	05/01/00	< 1	650	290	44	1100	94	12 "J"	310	300	610	2130	4700	< 0.17	50	.032 "J"	< 0.01	< 0.36	< 0.33	58	150	200	1.7	< 0.059
	06/08/00	—	330	—	—	1280	—	< 30	360	—	430	2890	5100	—	—	—	—	—	—	—	—	—	—	—
	05/02/03	—	250	—	—	470	—	22	210	—	27	1850	1340	—	—	—	—	—	—	—	—	—	—	—
	08/11/03	—	350	—	—	440	—	51	160	—	52	1650	1350	—	—	—	—	—	—	—	—	—	—	—
	03/15/04	—	330	—	—	500	—	67	170	—	55	1520	1370	—	—	—	—	—	—	—	—	—	—	—
	08/20/04	—	420	—	—	300	—	< 22	120	—	18	1050	770	—	—	—	—	—	—	—	—	—	—	—
MW400	05/01/00	< 1	56	200	21	430	38	< 4.7	95	140	290	760	1490	< 0.17	18	< 0.01	< 0.01	< 0.36	< 0.33	23	58	62	0.17	< 0.059
	06/08/00	—	< 50	—	—	740	—	< 30	178 "J"	—	540	1246	2780	—	—	—	—	—	—	—	—	—	—	—
	05/02/03	—	< 0.30	—	—	1.2 "J"	—	1.4 "J"	< 0.58	—	< 0.58	16.76 "J"	< 1.84	—	—	—	—	—	—	—	—	—	—	—
	08/11/03	—	< 0.30	—	—	2.1	—	2.8	2.3	—	< 0.58	46.54 "J"	< 1.84	—	—	—	—	—	—	—	—	—	—	—
	03/15/04	—	< 0.14	—	—	3.7	—	5.5	2.7	—	< 0.36	22.4	2.2 "J"	—	—	—	—	—	—	—	—	—	—	—
	08/20/04	—	< 0.34	—	—	1.4	—	5.9	0.86	—	0.26	28	0.49	—	—	—	—	—	—	—	—	—	—	—

Key:
 MTBE = Methyl-Tertiary-Butyl-Ether
 µg/l = micrograms per liter
 WAC = Wisconsin Administrative Code
 PAL = Preventive Action Limit
 ES = Enforcement Standard
 NE = Not established by WAC
 "J" = Analyte detected between Limit of Detection and Limit of Quantitation
 — = Not analyzed
 32 = WAC Preventive Action Limit Exceeded
 32 = WAC Enforcement Standard Exceeded

Table 1 Water Level Data, Coonen Oil Company, Seymour, Wisconsin

Well I.D.	Ground Surface Elevation (feet)	Reference Point Elevation (feet)	Date	Depth to Water (feet)		Water Table Elevation (feet)
				Below Riser	Below Grade	
MW100	97.36	96.77	04/13/00	9.31	9.90	87.46
			05/01/00	7.51	8.10	89.26
			05/19/00	6.19	6.78	90.58
			06/08/00	4.58	5.17	92.19
			05/02/03	4.49	5.08	92.28
			08/11/03	4.26	4.85	92.51
			03/15/04	3.26	3.85	93.51
			08/20/04	7.00	7.59	89.77
MW200	96.68	96.12	04/13/00	8.04	8.60	88.08
			05/01/00	7.44	8.00	88.68
			05/19/00	6.23	6.79	89.89
			06/08/00	4.80	5.36	91.32
			05/02/03	5.00	5.56	91.12
			08/11/03	5.32	5.88	90.80
			03/15/04	4.06	4.62	92.06
			08/20/04	9.06	9.62	87.06
MW300	97.81	97.27	04/13/00	8.35	8.89	88.92
			05/01/00	6.93	7.47	90.34
			05/19/00	5.13	5.67	92.14
			06/08/00	4.15	4.69	93.12
			05/02/03	4.98	5.52	92.29
			08/11/03	4.45	4.99	92.82
			03/15/04	3.40	3.94	93.87
			08/20/04	8.48	9.02	88.79
MW400	98.67	98.27	04/13/00	9.96	10.36	88.31
			05/01/00	7.94	8.34	90.33
			05/19/00	5.53	5.93	92.74
			06/08/00	5.02	5.42	93.25
			05/02/03	6.01	6.41	92.26
			08/11/03	9.95	10.35	88.32
			03/15/04	8.39	8.79	89.88
			08/20/04	8.70	9.10	89.57

Key:

- = Not analyzed

RIGHT-OF-WAY

February 8, 2005
(DCP03-0407-0952)

Mr. Michael Pepin
City of Seymour
Director of Public Works
839 Lincoln Street
Seymour, Wisconsin 54165-1634

RE: Notification of Potential for Remaining Petroleum Contamination in Ivory Street, Adjacent to 1043 Ivory Street, Seymour, Wisconsin; WDNR BRRTS#03-45-213120; PECFA Claim #54165-1682-43

Dear Mr. Pepin:

On behalf of Coonen, Inc., Northern Environmental Technologies, Incorporated (Northern Environmental) is submitting written notification that petroleum contamination may exist beneath Ivory Street adjacent 1043 Ivory Street, Seymour, Wisconsin (the Site). The Site is currently the location of a gasoline station and convenience store. During December 1998, petroleum contamination was identified at the Site during the removal and upgrading of an underground storage tank (UST) system. A site investigation was subsequently completed by Northern Environmental to evaluate the extent of the petroleum contamination in soil and groundwater.

Site investigation results indicate petroleum constituents at concentrations in excess of Chapter NR 140 Wisconsin Administrative Code enforcement standards (ES) in monitoring well MW200, installed near the Ivory Street right-of-way. Based on the concentrations of petroleum compounds detected in this well and the groundwater flow direction, groundwater contamination may extend offsite into the Ivory Street right-of-way. Petroleum contamination also appears to be migrating onto the Site from a source south of the Site. It is likely that petroleum-contaminated groundwater from the off site source is present beneath Highway 54/57. The estimated extent of groundwater contamination is shown in Figure 1. The groundwater analytical results are summarized in Table 1.

Northern Environmental is in the process of submitting a case closure request to the Wisconsin Department of Natural Resources (WDNR) for the Site. As part of the closure request, the WDNR requires that notification of the presence of residual contamination be given to the town, county or municipality where the right-of-way is located and to the municipal department or state agency that maintains the right of way. This letter is intended to serve as the required written notification.

RIGHT-OF-WAY

If you have any questions or concerns regarding the remaining petroleum contamination, please feel free to call Northern Environmental at (920) 592-8400 or Mr. Tom Sturm of the WDNR at (715) 526-4230.

Sincerely,
**Northern Environmental
Technologies, Incorporated**



Mark A. Foht
Senior Project Manager

MAF/rsh

Enclosures

c: Mr. Mark Coonen, Coonen, Inc.
Mr. Tom Sturm, WDNR