



SENT BY CERTIFIED MAIL – RETURN RECEIPT REQUESTED

May 24, 2017

MR BARRY JENNERJOHN
JENNERJOHN LLC
N2949 MAIN RD
HORTONVILLE WI 54944-8211

MIKE GONNERING
AFFORDABLE RENTAL STORAGE LLC
825 W MAIN ST
HORTONVILLE WI 54944-8422

SUBJECT: Continuing Obligation Modification Notice to Proceed for
American Toy & Furniture (Former) – Site 2, 825 West Main Street, Hortonville, WI
DNR BRRTS Activity #: 03-45-245541

Dear Messrs. Jennerjohn and Gonnering :

On May 3, 2017, the Department of Natural Resources (DNR) received a *Post-Closure Modification Request* from Barry Jennerjohn of Jennerjohn, LLC dated April 30, 2017 regarding the American Toy & Furniture (Former) – Site 2 at the property described above (the “PCM Request”). The PCM Request includes technical information submitted by OMNNI Associates on behalf of Jennerjohn, LLC. The database modification fee of \$1,050, soil database fee of \$300 and groundwater database fee of \$350 accompanied the PCM Request in accordance with ch. NR 749, Wis. Adm. Code.

The case was closed on April 22, 2002 by the Department of Commerce with residual soil and groundwater contamination. See attached Figure 4, *Site Detail Map – Site 2, BRRTS #0345245541*, by OMNNI dated 5/1/2017. In addition, a notice of contamination was filed on the property by Document #1459354, recorded on March 28, 2002. Monitoring point, MW-1 was also retained for post-closure monitoring.

Since that time, soil and groundwater data has been collected by OMNNI Associates on behalf of Jennerjohn, LLC under the Voluntary Party Liability Exemption (VPLE) Program BRRTS #06-45-307856. The DNR worked to confirm the applicant on record for the VPLE case after the DNR performed a continuing obligation audit for BRRTS #02-45-000563 at the property in July 2016. The applicant was found to be the original applicant, Outagamie County, and not Jennerjohn, LLC as believed by all parties. The DNR withdrew Outagamie County from the VPLE Program on February 9, 2017 after providing notice.

Jennerjohn, LLC proceeded with OMNNI to submit the PCM Request on May 3, 2017 in an effort to satisfy the notice of contamination filed to the property. The PCM Request also recommended the remaining monitoring well, MW-1, be abandoned/sealed. These two action items are terms of the Land Contract between Jennerjohn, LLC and Affordable Rental Storage, LLC filed as Document #2005135 and recorded on December 17, 2013.

The DNR Northeast Region (NER) Closure Committee reviewed the PCM Request on May 18, 2017 and is in agreement that no further soil or groundwater sampling is necessary. Jennerjohn, LLC can move forward with the following actions:

May 24, 2017

Page 2 of 2

Messrs. Jennerjohn and Gonnering
Continuing Obligation Modification Notice to Proceed
American Toy & Furniture (Former) – Site 2, 825 W. Main St., Hortonville, WI
BRRTS #03-45-245541

1. Proper abandonment of MW-1 must be performed in accordance with ch. NR 141, Wis. Adm. Code. Documentation of well abandonment for all wells must be submitted to Jennifer Borski with the DNR on Form 3300-005, found at <http://dnr.wi.gov/topic/groundwater/forms.html>.
2. Any remaining purge water, waste and/or soil piles generated as part of site investigation activities must be removed from the site and disposed of or treated in accordance with the applicable rules. Once that work is completed, please send appropriate documentation regarding the treatment or disposal of the remaining purge water, waste and/or soil piles.

The DNR will draft, sign and notarize a notice for the property owner to file with the Outagamie County Register of Deeds office to satisfy the notice of contamination filed with the property on March 28, 2002. We anticipate this notice will be finalized within the next 30 to 60 days and will be forwarded to you along with instructions for filing.

Upon receipt of the well abandonment forms, investigative waste disposal documentation and a copy of the filed notice, the DNR will draft a post closure addendum letter for this site. We look forward to working with you to complete all remaining actions.

If you have any questions regarding this letter, please contact Jennifer Borski in Oshkosh by calling 920-424-7887, or by email at jennifer.borski@wisconsin.gov.


Sincerely,



Roxanne N. Chronert
Team Supervisor, Northeast Region
Remediation & Redevelopment Program

Attachment: Figure 4, *Site Detail Map – Site 2, BRRTS #0345245541*, by OMNNI dated 5/1/2017

cc: Barry Jennerjohn, Jennerjohn, LLC – jennerjohnsellshomes@gmail.com
Mike Gonnering, Affordable Rental Storage, LLC – ARS_LLC@att.net

-  Parcels
-  Tank Locations
-  Hand Auger Locations
-  Soil Sample Locations
-  Geoprobe Locations
-  Soil Boring Locations
-  Monitoring Wells
-  2017 Soil Samples



ONE SYSTEMS DRIVE PHONE (920) 735-6900
 APPLETON, WI 54914 FAX (920) 830-6100



**AMERICAN TOY & FURNITURE
 SITE DETAIL MAP - SITE 2**

BRRTS #0345245541
 CITY OF HORTONVILLE, OUTAGAMIE COUNTY, WISCONSIN

Project Manager: BDW
 Project Engineer: BDW
 Drawn By: JCW
 Checked By: BDW

Date: 5/1/2017

SCALE:
 1" = 30'
 PROJECT NO.
N1602A13
 FIGURE NO.
4

7016 0910 0000 2711 4535

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Certified Mail Fee	\$ 3.35
Extra Services & Fees (check box, add fee as appropriate)	
<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ 2.75
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$ 0.49
Total Postage and Fees	\$ 6.59

Postmark
Here
5/25/17

Sent To Mike Gonnering, ARS LLC
 Street and Apt. No., or P.O. Box No. 825 W Main St
 City, State, ZIP+4® Hortonville WI 54944-8422
 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Mike Gonnering, ARS LLC
825 W Main St
Hortonville WI 54944-8422



9590 9403 0437 5163 4160 85

2. Article Number (Transfer from service label)
 7016 0910 0000 2711 4535

PS Form 3811, April 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee
 B. Received by (Printed Name) MIKE GONNERING
 C. Date of Delivery 6/2/17
 D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®
<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™
<input checked="" type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery
<input type="checkbox"/> Certified Mail Restricted Delivery	<input checked="" type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery Restricted Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Insured Mail	
<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	

Domestic Return Receipt

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First-Class Mail
Postage & Fees Paid
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• Sender: Please print your name, address, and ZIP+4® in this box•

Borski
 WI DEPT OF NATURAL RESOURCES
 625 E COUNTY RD Y SUITE 700
 OSHKOSH, WI 54901-9731

USPS TRACKING#



9590 9403 0437 5163 4160 85

7016 0910 0000 2711 4528

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<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ 2.75
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$ 0.49
Total Postage and Fees	\$

Postmark Here
5/25/17

Sent To Jennerjohn LLC
 Street and Apt. No., or PO Box No. N 2949 Main Rd
 City, State, ZIP+4® Hortonville WI 54944-8211

PS Form 3800, April 2015 PSN 7580-02-000-9047 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Barry Jennerjohn
Jennerjohn LLC
N 2949 Main Rd
Hortonville, WI 54944-8211



9590 9403 0437 5163 4160 78

2. Article Number (Transfer from service label)

116 0910 0000 2711 4528

PS Form 3811, April 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature [Signature] Agent
 Addressee

B. Received by (Printed Name) Joseph Barry Jennerjohn C. Date of Delivery 5-27-17

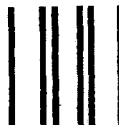
D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®
<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™
<input checked="" type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery
<input type="checkbox"/> Certified Mail Restricted Delivery	<input checked="" type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery Restricted Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Insured Mail	
<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	

Domestic Return Receipt

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 27 MAY '17
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 OSHKOSH, WI 54901-9731

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