

GIS REGISTRY INFORMATION

SITE NAME: former Klean All Leather

BRRTS # and FID #: 0168-273115 | 245015000

CLOSURE DATE: 3.26.03

STREET ADDRESS: 12520 W Greenfield Ave.

CITY: Beckfield

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection): X= 672305 Y= 184920

OFF-SOURCE CONTAMINATION (>ES): Yes No
(if there are more than 2 off-source properties, make a note and attach additional sheet(s))

IF YES, STREET ADDRESS 1: _____

GPS COORDINATES (meters in WTM91 projection): X= _____ Y= _____

IF YES, STREET ADDRESS 2: _____

GPS COORDINATES (meters in WTM91 projection): X= _____ Y= _____

CONTAMINATION IN RIGHT OF WAY: Yes No

CONTAMINATED MEDIA: (Groundwater, Soil or Both?) Soil

DOCUMENTS NEEDED:

Closure Letter, and any conditional closure letter issued	<input checked="" type="checkbox"/>
Copy of most recent deed, including legal description, for all affected properties	<input checked="" type="checkbox"/>
Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties	<input checked="" type="checkbox"/>
County Parcel ID number, if used for county, for all affected properties	<input checked="" type="checkbox"/>
Location Map which outlines all properties within contaminated site boundaries in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy)	<input checked="" type="checkbox"/>
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy)	<input checked="" type="checkbox"/>
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)	<input checked="" type="checkbox"/>
Isoconcentration map(s), if available from site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of contamination defined. If not available, include the following 2 types of maps:	<input type="checkbox"/>
Latest groundwater flow/monitoring well location map	<input checked="" type="checkbox"/>
Latest extent of contaminant plume map	<input checked="" type="checkbox"/>
Geologic cross-sections, if available from SI. (8.5x14" if paper copy)	<input checked="" type="checkbox"/>
RP certified statement that legal descriptions are complete and accurate	<input checked="" type="checkbox"/>
Copies of off-source notification letters (if applicable)	<input checked="" type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable)	<input checked="" type="checkbox"/>
Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure.	<input checked="" type="checkbox"/>



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Gloria L. McCutcheon, Regional Director

Waukesha Service Center
141 NW Barstow St.
Room 180
Waukesha, Wisconsin 53188
Telephone 262-574-2100
FAX 262-574-2117

March 26, 2003

Mr. George Vignyvich
M&I Bank
770 N. Water Street
Milwaukee, WI 53202

BRRTS# 02-68-273175
FID# 268015000

Subject: Final Case Closure for Former Kleen All Leather site, 17520 W. Greenfield Ave.,
Brookfield

Dear Mr. Vignyvich:

On November 19, 2001, you were notified that conditional closure was granted to this case. The Department of Natural Resources (Department) has received correspondence indicating that you have complied with the conditions of closure. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

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 registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>

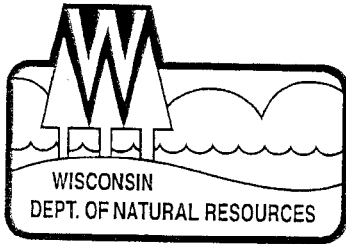
Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at (262) 574-2140.

Sincerely,

Brenda H. Boyce, PG
Hydrogeologist
Remediation & Redevelopment Program

cc: Mr. Larry Fox



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor
Darrell Bazzell, Secretary
Gloria L. McCutcheon, Regional Director

Southeast Region Headquarters
2300 N. Dr. Martin Luther King, Jr. Drive
PO Box 12436
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8606
TTY 414-263-8713

November 19, 2001

Mr. George Vignywich
M&I Bank
770 N. Water Street
Milwaukee, WI 53202

Subject: Conditional Case Closure with GIS Registry
Former Kleen All Leather Site, 17520 W. Greenfield Ave., Brookfield, WI 53045
FID #: 268015000, BRRTS #: 02-68-273175

Dear Mr. Vignywich:

On June 6, 2001, the Wisconsin Department of Natural Resources received your request for closure and closure review fee of \$750. The Southeast Region Closure Committee reviewed your request for closure of the case described above. The SER Closure 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 SER Closure Committee has determined that the chlorinated solvent contamination on the site from the Former Kleen All Leather site appears to have been investigated and remediated to the extent practicable under site conditions. Your case will be closed under s. NR 726.05, Wis. Adm. Code, if the following conditions are satisfied:

- The monitoring wells, soil vapor extraction system wells and other remediation system 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 Scott Ferguson on Form 3300-5B found at www.dnr.state.wi.us/org/water/dgw/gw/ or provided by the Department of Natural Resources.
- Any remaining 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 waste and/or soil piles have been removed once that work is completed.
- Recent groundwater monitoring data at this site indicates exceedances of the NR 140 enforcement standards for vinyl chloride and cis-1,2-dichloroethane at monitoring well MW-4. The Department can, however, close out cases with groundwater contamination if the concentration and mass of a substance and its break-down products in groundwater have been reduced due to naturally occurring physical, chemical and biological processes, provided that there is no existing or anticipated threat to public health, safety or welfare, or the environment.

In order to demonstrate that the applicable public health and environmental laws have been complied with, please provide me the information required in s. NR 726.05(3), Wis. Adm. Code, as well as the GIS Registry fee of \$250. Thereafter, 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 registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>

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 414/263-8685.

Sincerely,



Scott Ferguson, Hydrogeologist
Emergency Response Coordinator
Bureau for Remediation & Redevelopment

Sjf/11-19-01/kleen.conditionalclosure.gis.doc

cc: Larry Fox – Fox Environmental, 2412 E. Edgewood Ave., Shorewood, WI 53211
Walt Ebersohl - SER
SER File



TRAY 12 00 0 0 0 3 0 6

STATE BAR OF WISCONSIN FORM 3 - 1998

QUIT CLAIM DEED

2560097

REGISTER'S OFFICE
WAUKESHA COUNTY, WI
RECORDED ON

05-12-2000 10:02 AM

MICHAEL J. HASSLINGER
REGISTER OF DEEDS

REC. FEE: 4.00
REC. FEE-CO: 4.00
REC. FEE-ST: 2.00
TRAN. FEE: .30
TRAN. FEE-STAT: .20
PAGES: 1

M&I Marshall & Ilsley Bank quit-claims to George R. Schildhouse and Regina M. Schildhouse, husband and wife, the following described real estate in Waukesha County, State of Wisconsin:

Lots 21, 22 and 23, Block 13, in Greenfield Heights Estates, being a Subdivision of part of the East 1/2 of the Southeast 1/4 of Section 33, Town 7 North, Range 20 East, in the City of Brookfield, County of Waukesha, State of Wisconsin. TOGETHER with the South 10 feet of vacated alley adjoining the subject premises.

Recording Area

Name and Return Address

George and Regina Schildhouse
1355 Lois Avenue
Brookfield, Wisconsin 53045

BRC 1140.214

Parcel Identification Number (PIN)
This is not
homestead property.

FEE
#150
EXEMPT

Dated this 27th day of April, 2000.

M&I MARSHALL & ILSLEY BANK

By: George Vignovich
George Vignovich, Vice President

Attest: Michael A. Hatfield
Michael A. Hatfield

ACKNOWLEDGMENT

STATE OF WISCONSIN)

COUNTY OF MILWAUKEE)

Personally came before me this 27th day of April, 2000 the above named George Vignovich and Michael A. Hatfield to me known to be the Vice President and Attest, respectively, of M&I Marshall & Ilsley Bank and the persons who executed the foregoing instrument and acknowledged the same.

Thomas J. Johnson
Thomas J. Johnson

Notary Public, State of Wisconsin
My Commission is permanent. (If not, state expiration date: 3/03)

MW411899 1.DOC



AUTHENTICATION

Signature(s) _____

authenticated this _____ day of _____, _____

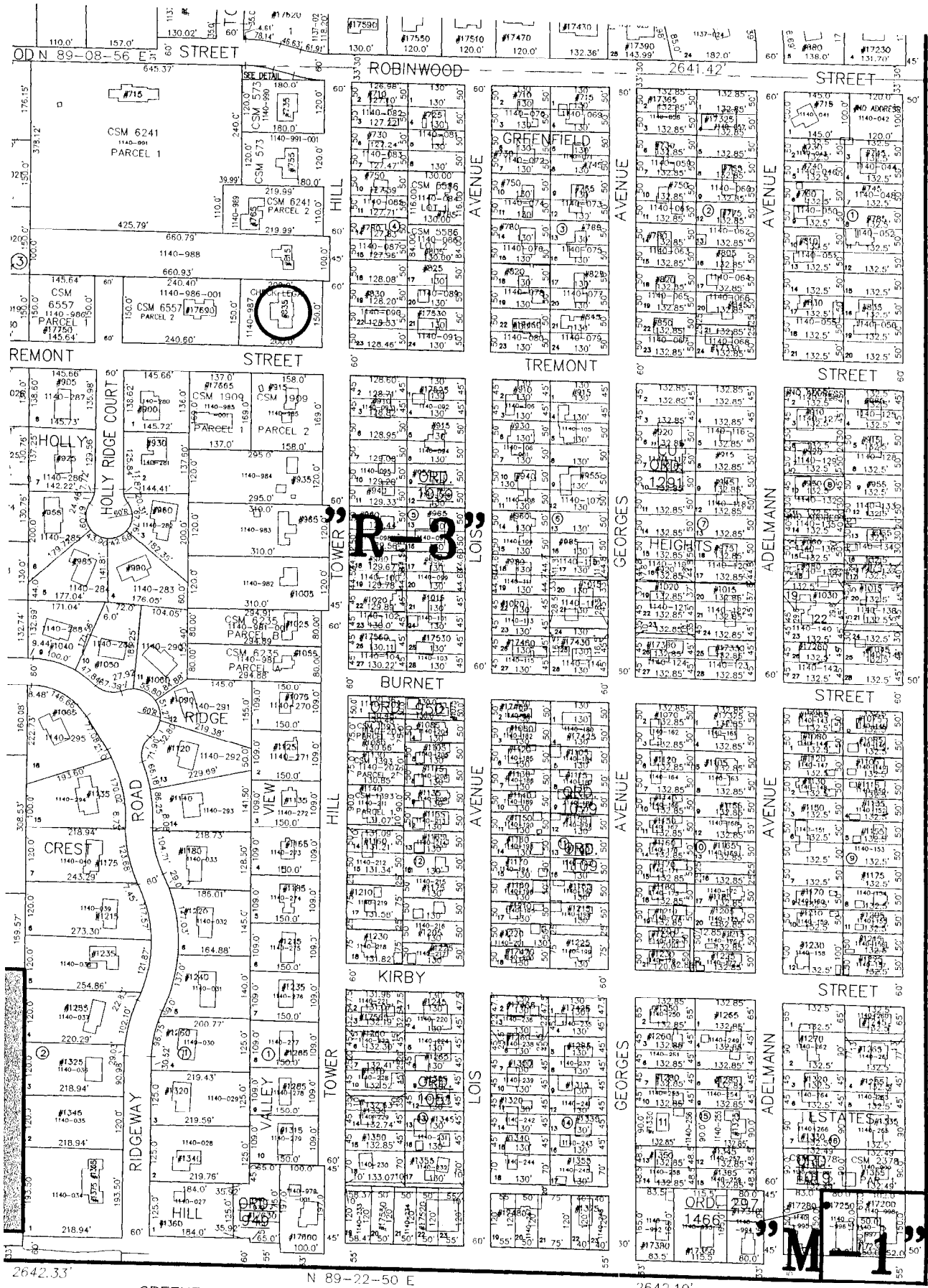
TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, _____
authorized by _____ 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY
J. Braxton Nelman
Godfrey & Kahn, S.C.

(Signatures may be authenticated or acknowledged. Both are not necessary.)

*Names of persons signing in any capacity should be typed or printed below their signatures.



2642.33'

GREENFIELD

N 89-22-50 E

STH 59

2642.10'

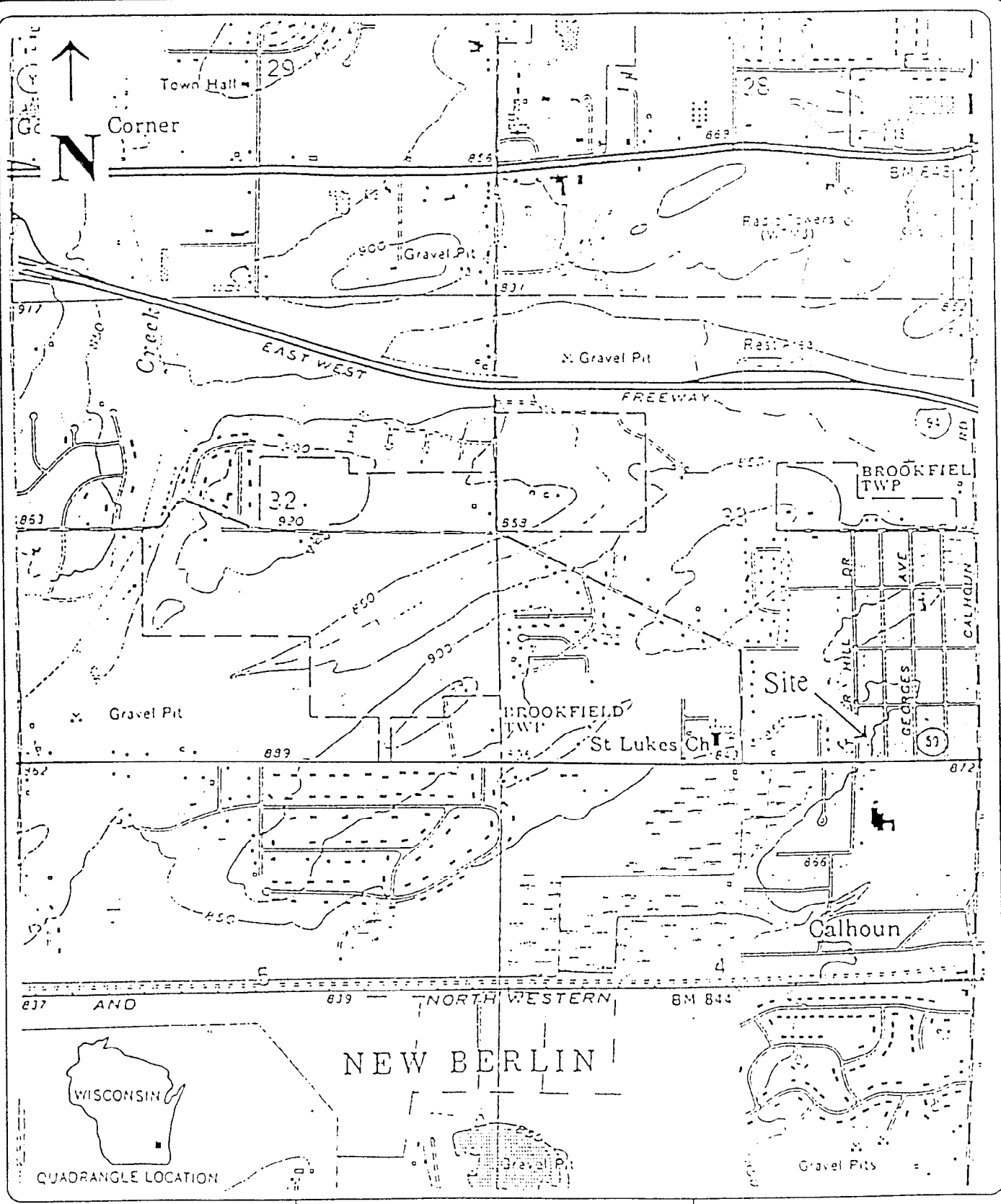
CALHOUN

N 01-15-19 W

2704.56'

STREET

ROAD



fox environmental services, inc.
 5150 North Port Washington Rd.
 Suite 101
 Milwaukee, Wisconsin 53217
 (414) 332 - 5857

FIGURE 1
SITE LOCATION

PROJECT NO. 92519

January 1996

Figure 6: GROUNDWATER CONTOUR AND FLOW MAP FOR: OCTOBER 12, 2000

Former Kleen-All Leather
17520 W. Greenfield Ave.
Brookfield, WI 53045
Project # 92519

LEGEND

SVE-2 Soil vapor extraction well location and designation

MW-3 Monitoring well location and designation

Extent of groundwater contamination Downgradient of MW-4

842.00 Groundwater Contour Line

Water surface elevations are in feet above mean sea level.

Contour interval: 1.00 ft

Flow Direction: →

Gradient: varied

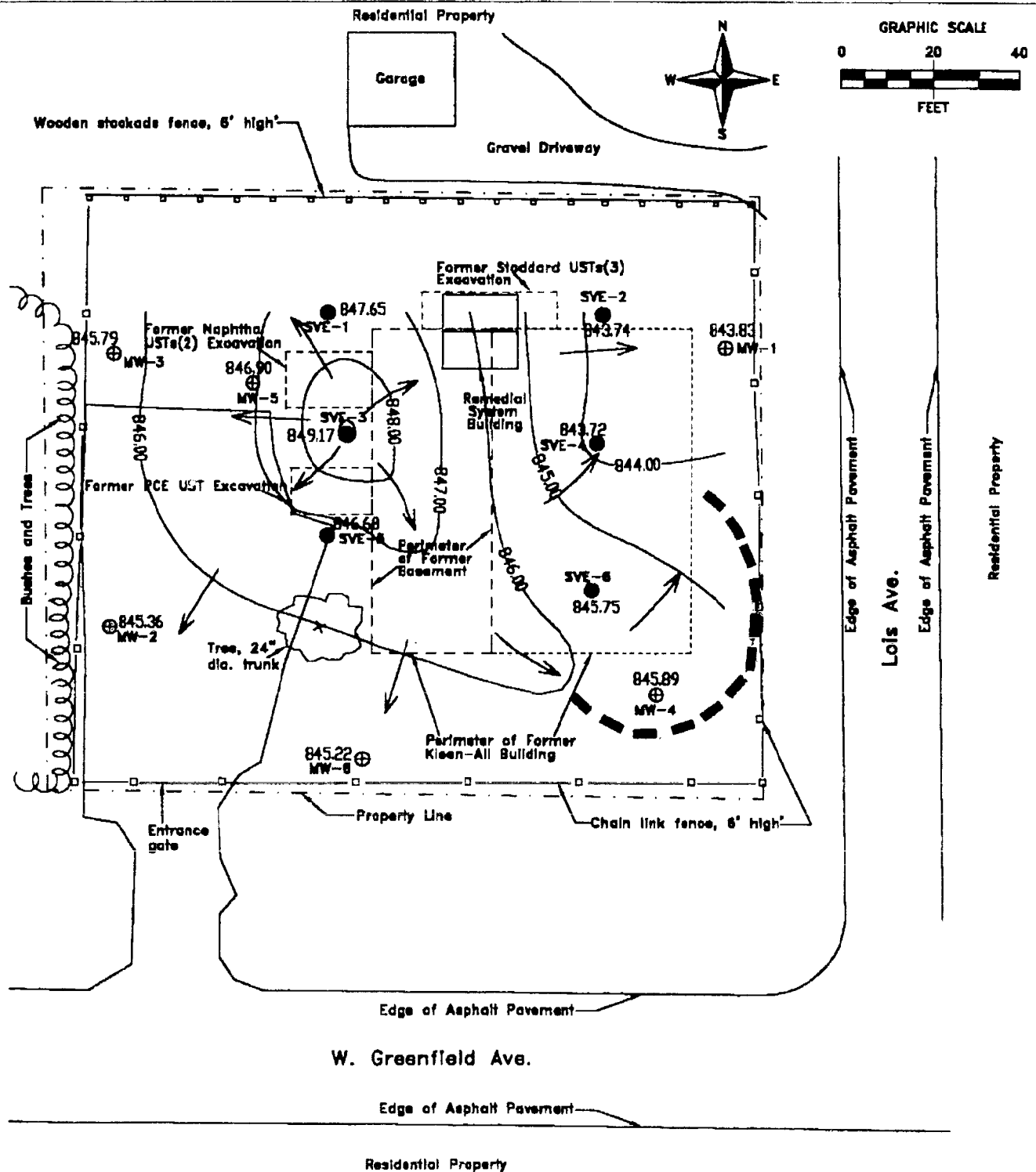
(The soil vapor/groundwater extraction system was deactivated during this time period and the packers were removed from the SVE wells. Water surfaces in all wells are at ambient equilibrium.)

Fox Environmental Services, Inc.
332 East Capitol Drive
Milwaukee, WI 53212
Phone: (414) 332-5867
Fax: (414) 332-5003
e-mail: foxenviro@aol.com

Map Editor: J. Weber/R. Patti/T. Mulvey
Last Edited On: 11/15/2000
Original Map Source: Land Information Services
Filename: 518FOX.dwg



fox environmental services, inc.



**Table 1: Groundwater Sampling Results for the Former Kleen-All Leather Site,
17520 W. Greenfield Ave., Brookfield, WI. FOX Project #92519**

All values are in units of parts per billion.

Sampling Date	Compound	Well MW-1	Well MW-2	Well MW-3	Well MW-4	Well MW-5	Well MW-6	Duplicate Sample	Trip Blank	PAL	ES
10/12/2000	VOCs:							(from MW-4)			
	1,1-dichloroethane	BQL	BQL	BQL	BQL	BQL	BQL	2.0(p)	BQL	85	850
	cis-1,2-dichloroethene	BQL	BQL	11	76	BQL	BQL	80	BQL	7	70
	trans-1,2-dichloroethene	BQL	BQL	0.23(p)	2.6(p)	BQL	BQL	3.0(p)	BQL	20	100
	trichloroethene	BQL	BQL	0.94	1.6(p)	BQL	BQL	1.5(p)	BQL	0.5	5
	vinyl chloride	BQL	BQL	BQL	4.9(p)	BQL	BQL	18	BQL	0.02	0.2
	all other VOCs	BQL	BQL	BQL	BQL	BQL	BQL	BQL	BQL	NA	NA
	GRO	BQL	BQL	BQL	36(p)	BQL	BQL	BQL	-	NA	NA

Table 1 (cont'd): Summary of Screen Top Elevations and Water Surface Elevations in Groundwater Monitoring Wells and Soil Vapor Extraction/Groundwater Extraction Wells at the Former Kleen-All Leather Site, 17520 West Greenfield Avenue, Brookfield, WI FOX Project #92519

Explanation of abbreviations and symbols used in the following table:

MW-1 through MW-6 = Designations of monitoring wells nos. 1 through 6.

SVE-1 through SVE-6 = Designations of combined soil vapor extraction/groundwater extraction wells nos. 1 through 6.

* = Groundwater samples were also collected from the monitoring wells on the respective date.

no data = Water surface elevation in well was not measured.

All elevations are in feet above mean sea level.

Well Designation	MW-1	MW-2	MW-3	MW-4	MW-5	MW-6	SVE-1	SVE-2	SVE-3	SVE-4	SVE-5	SVE-6
Elevation at Top of Well Screen	841.4	837.5	837.4	840.9	839.1	838.3	851.6	853.4	850.7	853.3	849.1	851.3
Water Surface Elevation on Date (month-day-year):												
8/15/1996*	843.17	839.58	839.31	837.22	837.30	839.85	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
11/12/1996*	842.43	838.62	838.28	836.84	835.03	838.95	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
2/19/1997*	840.75	839.04	840.24	837.30	835.13	839.43	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
5/15/1997*	841.99	838.41	843.70	836.88	835.39	839.00	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
6/20/1997	843.53	837.54	842.73	836.84	834.14	838.38	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
8/20/1997*	843.30	838.56	838.79	836.86	836.37	839.77	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
11/13/1997*	840.52	839.12	838.73	837.32	837.23	839.49	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
2/17/1998*	845.48	840.82	847.78	837.32	839.30	841.34	834.0(2)	837.8(2)	no data, pump offline	834.7(2)	837.4(2)	837.9(2)
3/03/1998	SVE BLOWER DEACTIVATED TO TEST EFFECT OF PULSING SVE SYSTEM											
4/22/1998	SVE BLOWER REACTIVATED											
5/13/1998*	844.94	841.67	846.39	839.64	841.82	841.85	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
6/19/1998	SVE COMPONENTS OF REMEDIAL SYSTEM DEACTIVATED											
8/20/1998*	842.46	840.64	840.43	839.02	839.22	841.12	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
10/08/1998*(C)	no data	no data	no data	839.92	no data	no data	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
11/06/1998*	842.10	840.01	839.63	839.58	838.78	840.74	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
2/16/1999*	846.52	842.42	845.63	840.19	841.70	842.62	834.0(2)	837.8(2)	838.1(2)	834.7(2)	837.4(2)	837.9(2)
10/12/1999	GW PUMP AND TREAT COMPONENTS OF REMEDIAL SYSTEM DEACTIVATED, PACKERS INFLATED DOWN SVE WELLS											
	842.14	840.05	839.70	839.28	839.20	840.98	no data	no data	no data	no data	no data	no data
10/14/1999	842.19	841.34	840.68	842.96	841.50	842.35	no data	no data	no data	no data	no data	no data
10/18/1999	842.33	842.09	841.46	843.77	842.75	843.01	no data	no data	no data	no data	no data	no data
10/22/1999	842.34	842.34	841.51	844.04	843.04	843.25	no data	no data	no data	no data	no data	no data
10/26/1999	842.07	842.31	841.47	843.91	843.03	843.16	no data	no data	no data	no data	no data	no data
11/04/1999*	841.81	842.22	841.58	843.81	842.94	843.04	no data	no data	no data	no data	no data	no data
2/11/2000*	839.71	841.68	840.92	843.17	842.03	842.22	no data	no data	no data	no data	no data	no data
5/23/2000*	847.16	847.33	848.36	849.59	849.13	847.36	no data	no data	no data	no data	no data	no data
6/29/2000	PACKERS DEFLATED AND REMOVED FROM SVE WELLS											
8/02/2000	844.59	844.68	844.22	846.22	846.24	844.84	847.88	844.55	848.89	844.61	846.45	846.09
10/12/2000*	843.83	845.36	845.79	845.89	846.90	845.22	847.65	843.74	849.17	843.72	846.68	845.75

(C) = Resampling event at only MW-4 to collect a groundwater sample for comparison to results from preceding event.

(2) = Groundwater pump in well was operating and controlled hydraulic head in area around well. Reported elevation is at the midpoint of the pump's stroke.

October 7, 2002

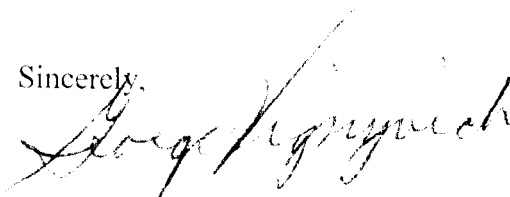
Mr. Scott Ferguson
Wisconsin Department of Natural Resources
2300 North Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212

Re: Former Kleen All Leather Site
17520 West Greenfield Avenue, Brookfield, Wisconsin
FID#268015000, BRRTS# 02 68 273175

Dear Mr. Ferguson:

This will confirm that the legal description in the attached Quit Claim Deed is the accurate legal description for the property known as 17520 West Greenfield Avenue, Brookfield, Wisconsin.

Sincerely,

A handwritten signature in cursive script that reads "George Vignovich". The signature is written in black ink and is positioned above the printed name.

George Vignovich, Vice President



P. O. Box 2045/Wisconsin 53201-2045

November 13, 2002

Mr. George Schildhouse
1355 Lois Avenue
Brookfield, Wisconsin 53045

Re: FID# 268015000
BRRTS# 02 68 273175
Former Kleen All Leather Site
17520 West Greenfield Avenue, Brookfield, Wisconsin

Dear George:

Groundwater contamination remains at the property you own at 17520 West Greenfield Avenue and may have migrated into the roadway right of way located along Lois Avenue and Greenfield Avenue. Levels of volatile organic compounds in the groundwater may exist. A copy of the Groundwater Sampling Results as of October 12, 2000 is attached to this letter.

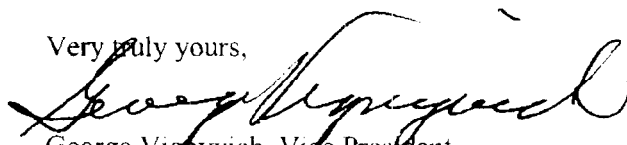
My consultants believe that allowing natural attenuation to complete the cleanup at this site will meet the requirements for case closure and the Wisconsin Department of Natural Resources ("Department") has accepted natural attenuation as the final remedy for this site and has granted case closure. Closure means that the Department will not be requiring any further investigation or cleanup action to be taken other than the reliance on natural attenuation.

All properties within the site boundaries where groundwater contamination exceeds standards will be listed on the Department's Geographical Information System ("GIS") Registry of closed remediation sites. The information the GIS Registry includes are maps showing the location of the properties in Wisconsin where contamination above standards was found at the time the case was closed. This GIS Registry will be available to the general public and the Department's Internet website.

Should you or any subsequent property owner wish to construct or reconstruct a well or complete subsurface activities on this property, special standards may be necessary to protect the well and site and deal with any soils or groundwater encountered during work activities as a result of the residual contamination. Any well driller who proposes to construct a well on your property in the future will first need to call the Digger's Hotline (1-800-242-8511) if your property is located outside of the service area of a municipally owned water system or contact the Drinking Water Program within the Department of Natural Resources if your property is located within the designated service area of a municipally owned water system to determine if there is a need for special well construction standards.

If you need more information you may contact Ms. Pamela E. Barker at Godfrey & Kahn, S.C., 780 North Water Street, Milwaukee, Wisconsin.

Very truly yours,



George Vighyvich, Vice President



P.O. Box 5160/Wisconsin 54913-5160

November 13, 2002

Mr. Tom Grisa
City of Brookfield
Director of Public Works
2000 North Calhoun Road
Brookfield, Wisconsin 53005

Re: FID# 268015000
BRRTS# 02 68 273175
Former Kleen All Leather Site
17520 West Greenfield Avenue, Brookfield, Wisconsin

Dear Mr. Grisa:

Groundwater contamination that appears to have originated on the property located at 17520 West Greenfield Avenue, Brookfield, Wisconsin may have migrated into the roadway right of way located along Greenfield Avenue or Lois Avenue. Levels of volatile organic compounds in the groundwater within the right of way adjacent to the site may exist. A copy of the Groundwater Sampling Results as of October 12, 2000 is attached to this letter.

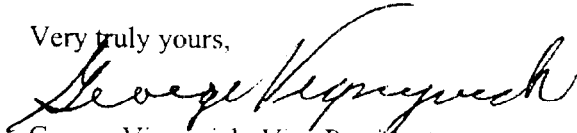
My consultants believe that allowing natural attenuation to complete the cleanup at this site will meet the requirements for case closure and the Wisconsin Department of Natural Resources ("Department") has accepted natural attenuation as the final remedy for this site and has granted case closure. Closure means that the Department will not be requiring any further investigation or cleanup action to be taken other than the reliance on natural attenuation.

All properties within the site boundaries where groundwater contamination exceeds standards will be listed on the Department's Geographical Information System ("GIS") Registry of closed remediation sites. The information the GIS Registry includes are maps showing the location of the properties in Wisconsin where contamination above standards was found at the time the case was closed. This GIS Registry will be available to the general public and the Department's Internet website.

Should you or any subsequent property owner wish to construct or reconstruct a well or complete subsurface activities in the right of way area, special standards may be necessary to protect the well and the site and deal with any groundwater encountered during work activities as a result of the residual contamination.

If you need more information you may contact Ms. Pamela E. Barker at Godfrey & Kahn, S.C., 780 North Water Street, Milwaukee, Wisconsin.

Very truly yours,



George Vignovich, Vice President