



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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November 12, 2008

Mr. Donald Fritzke
N103 W17108 Wildrose Lane
Germantown, WI 53022

File Ref: FID#241170270
BRRTS#02-41-2~~X~~8106
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Subject: Review of Data Packet from Recent Site Investigation
Dry Cleaner Environmental Response Fund Program (DERF)
Former Colony Dry Cleaners, 10003 W. Carmen Avenue, Milwaukee

Dear Mr. Fritzke,

Your consultant, United Engineering Consultants (UEC), has provided to the Department analytical results for soil and groundwater samples obtained in the past several months from the property at 10003 W. Carmen Avenue, in Milwaukee. The samples were collected from new sampling points GP-15 through GP-19, in accordance with a scope of work that the Department approved in January 2006, for the Dry Cleaner Environmental Response Fund program (DERF).

Results from all soil sampling indicate that the main area of soil contamination is beneath the west part of the main building, identified as "offices" and "former equipment room" on the consultant's map, and the lateral and vertical extent of this contamination area is not well defined, and it may extend onto the adjacent properties to the west and south of the former dry cleaner site, as well as into Carmen Avenue along the utility lines. Lesser areas of soil contamination appear to be present in the back (southeast) lot area, near GP-10, and in the front parking lot area, near GP-15. The levels of tetrachloroethylene (PCE) found in the soil samples on the west part of the property are high enough to warrant the collection of sub-slab soil vapor samples and indoor air samples to assess the vapor migration pathway and determine whether remedial actions are needed for long-term protection of the building indoor air quality.

Based on our review of the site data, the Department is requiring that you have your consultant submit a work plan to conduct the following needed sampling:

1. Sub-slab soil vapor samples: Collect 3 samples beneath the existing building; one sample beneath the floor of the former equipment room, one sample beneath the floor in the front office area, and one sample beneath the storage area to the east of the front office area.
2. Indoor air samples:
 - a. Collect one indoor air sample from the front office space, using a badge sampling device. Have your consultant contact the Department for advice on sampling location and procedures.
 - b. Budget and work plan for potential additional indoor air and background air samples to be collected using SUMMA canisters.
3. Soil samples: Collect soil samples from the property to the west of the 10003 W. Carmen property, west of borings GP-12 and GP-18. These sampling locations are in addition to the soil sampling that was planned and approved for the car wash property to the south.

Your consultant should submit a work plan and cost estimate as a "change order request" for Department approval prior to conducting the above sampling, so that the costs may be eligible for reimbursement through the DERF program.

If you have any questions regarding this letter, please contact me at (414) 263-8758.

Sincerely,

A handwritten signature in black ink, appearing to read "Pamela A. Mylotta". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Pamela A. Mylotta, Hydrogeologist
Remediation & Redevelopment Program
Southeast Region, Milwaukee Service Center

cc: Tim Anderson – UEC, Inc.
Joyce Thornton – Committed to Christ Church