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Engineers • Consultants • Inspectors

July 22, 2020

Erin Niemisto
Wisconsin Department of Natural Resources
3911 Fish Hatchery Road
Fitchburg, WI 53711

SUBJECT: STATUS UPDATE REPORT
Templin Property
102 W Maple
Lime Ridge, Sauk County, Wisconsin
WDNR 03-57-002197

Dear Ms. Niemisto,

The purpose of this letter is to present the results and findings of the test pit exploration performed at the Templin Property, located at 102 W Maple Street, in the Village of Lime Ridge, Sauk County, Wisconsin. The activities were performed at the request and authorization of Sauk County; it is understood Sauk County may be acquiring the property through tax evasion.

The subject site is currently a vacant parcel of land (Sauk County Parcel Number 148-0092-00000), less than one acre in size, located approximately 100 feet west of the intersection of County Hwy G and West Maple Street (County Hwy K), in the Village of Lime Ridge, Sauk County, Wisconsin. A Site Location Map is shown on Figure 1, Appendix A. A site plan is shown on Figure 2, Appendix A.

Background

General Engineering reviewed an Underground Tank Site Assessment Report prepared for the property by Marell Inc., located in Hillsboro, Wisconsin, dated June 1994 regarding an approximate 1,100-gallon underground storage tank removed from the property on May 23, 1994. The report was provided to General Engineering by the Wisconsin Department of Natural Resources. Based on the report, an UST was found by B & L Construction on April 22, 1994. The excavation company was demolishing the building and excavating the foundation when they encountered the tank. The tank contained approximately 700 gallons of contaminated water, which was pumped and disposed of by Soco Oil Co, LaCrosse, Wisconsin. It was noted the site was contaminated with heavy soil staining and odor present at the time of removal. It was also noted the property was formerly occupied by a service garage, which at that time was closed for many years. Soil samples were collected from beneath each end of the tank and submitted for laboratory analysis of diesel range organics (DRO). DRO concentrations were detected at concentrations of 4700 milligrams per kilogram (mg/kg) and 820 mg/kg. A map was provided in the report that indicated the tank was located approximately 136' west of the intersection of County Hwy G; east of the western property line, approximately 20 feet, and south of Maple Street approximately 53 feet

The WDNR was notified of a release on April 25, 1994. No work was completed until private well sampling was performed during a State lead on December 7, 2012. The results of the private well testing is unknown.

Due to the history of the property and the planned sale of the property by the current owners, the Limited Phase II ESA discussed herein was subsequently performed.

On May 13, 2019, GEC was on-site to oversee the advancement of three soil probes (GP-1 to GP-3). The soil probes were performed by On-Site Environmental Services of Sun Prairie, Wisconsin, under the direction

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Status Update Report

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of GEC. Soil samples were collected by driving a 60-inch plastic sleeve within a metal sampling spoon into undisturbed soils. The soil probes were advanced to depths of up to 15 feet below ground surface (bgs). The soil probes and temporary monitoring well locations are shown of Figure 2, Appendix A.

The surface materials at all the soil probe locations was brown silty sand topsoil. The surface materials were generally underlain by Brown Sandy silt or clayey silt, with intermittent sand seams and some gravel to depths of 15 feet bgs.

Groundwater was not encountered in any of the soil probes. No unusual or petroleum odors, soil staining, or elevated PID results were detected in any of the soil samples collected to depths of 15 feet bgs.

Two soil samples were collected from each soil probe at depths ranging from 3 to 15 feet below the ground surface and submitted for laboratory analysis for the presence of PVOC and naphthalene. None of the soil samples collected reported detectable concentrations of PVOC or naphthalene.

This information was documented in a limited Phase II Environmental Site Assessment Report dated November 21, 2019

Test Pit Exploration

Upon further research into the property and through interviews with local residents, Sauk County Retained General Engineering to perform Test Pits on the property to try to determine the former location of the underground storage tank. A neighbor of the subject site met GEC at the property and indicated where he recalled the location of the former tank to be. On May 28, 2020, one test pit was excavated by Sauk County Highway Department, between County Hwy K/Maple Ave and the sidewalk. What appeared to be a pipe from the old UST system was observed within the excavation. At a depth of approximately 3 feet bgs, olfactory evidence of petroleum was encountered. Soil samples were collected from 4 feet and 7 feet bgs and submitted for laboratory analysis of PVOC and naphthalene. Analytical results collected from approximately 4 feet bgs reported low levels of petroleum compounds, but none above the NR 720 soil to groundwater RCL. Analytical results from approximately 7 feet bgs reported benzene (213 ug/kg), naphthalene (1500 ug/kg), total trimethylbenzenes (10100 ug/kg) and total xylenes (4759 ug/kg) above the NR 720 Soil to Groundwater RCL. Table 1, along with the Analytical results and chain of custody are located in Attachment B.

Conclusions

Based on the analytical results collected from the one test pit performed, additional investigation will be required to delineate the extent of soil and possible groundwater contamination.

Please feel free to contact me with any questions or concerns you may have.

Respectfully submitted,
GENERAL ENGINEERING COMPANY

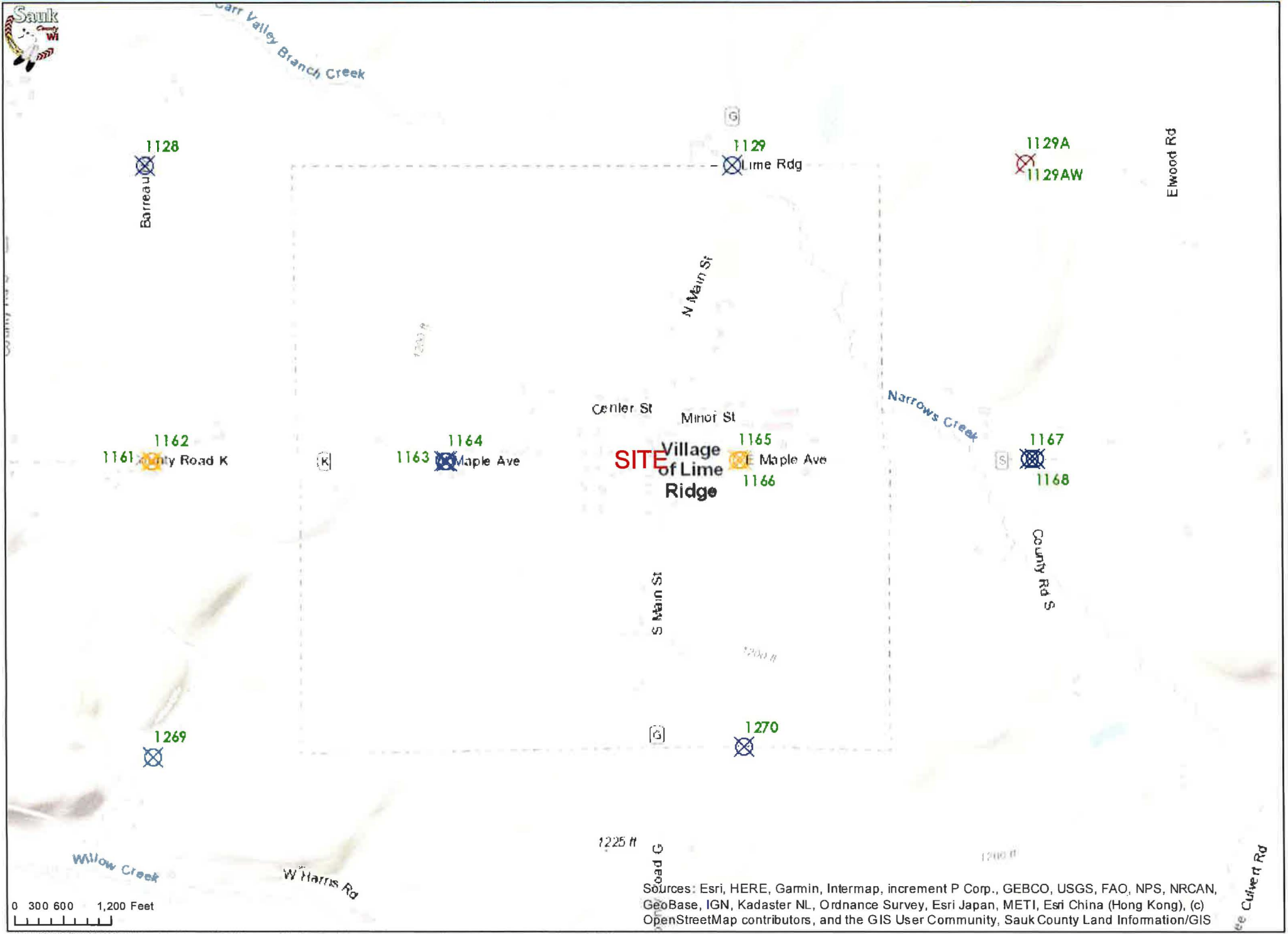
Lynn M. Bradley
Project Manager

Attachments:

Figures
Tables and Analytical Results and Chain of Custody



Sauk County Land Information/GIS Web Map

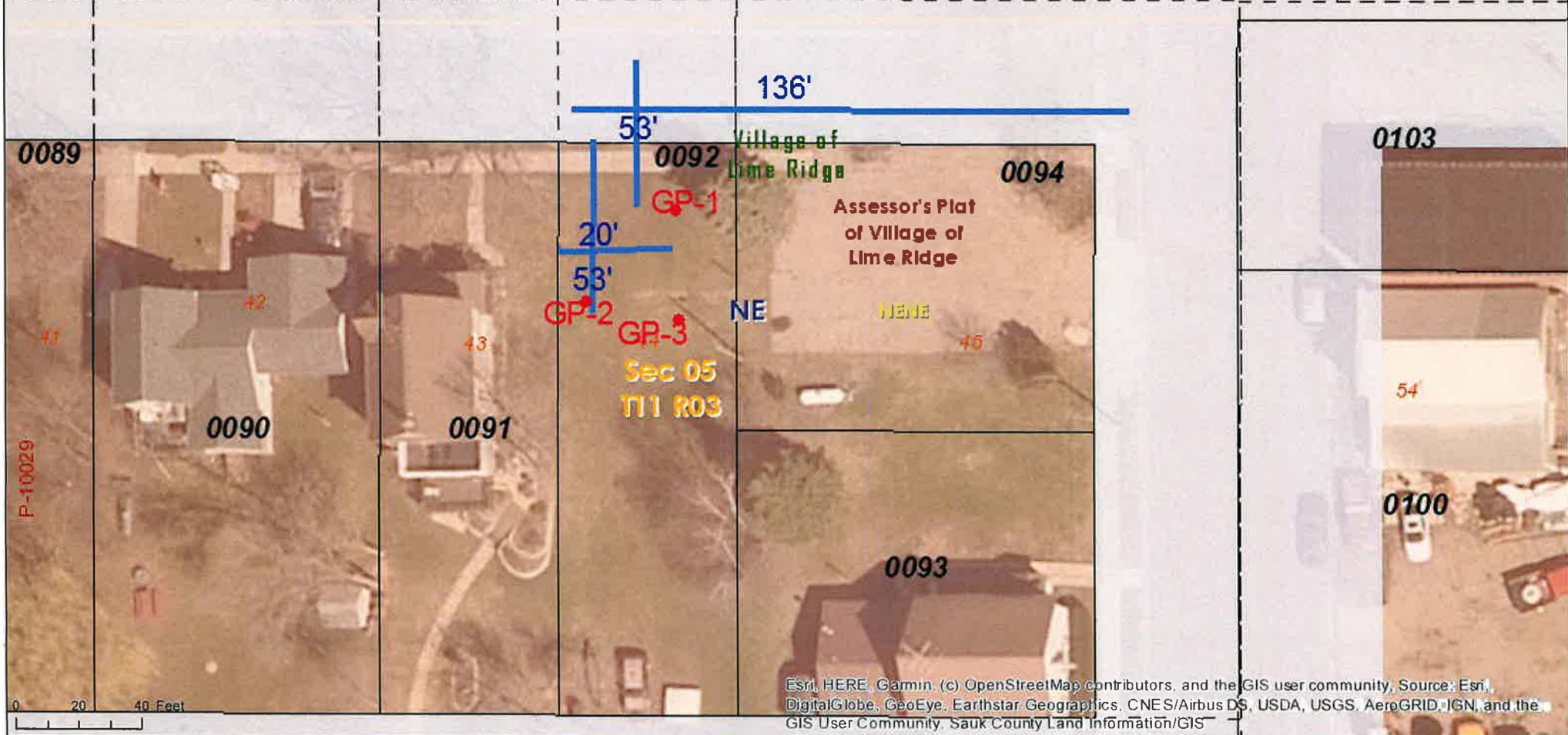
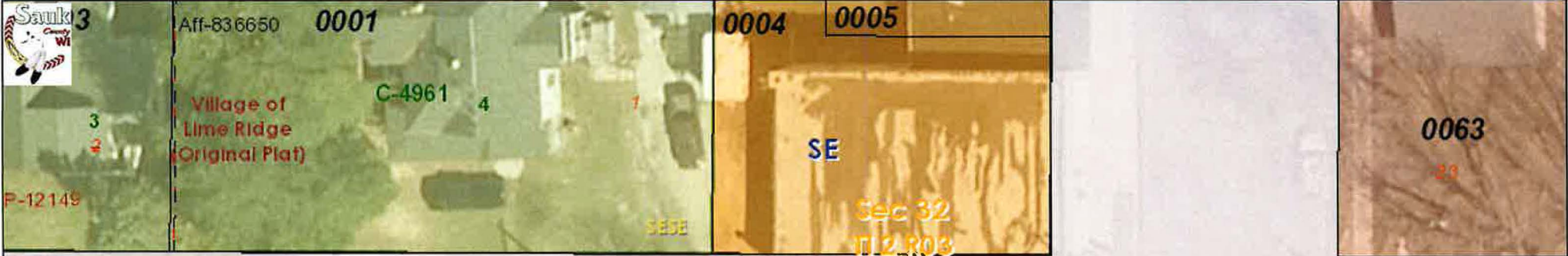


Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community, Sauk County Land Information/GIS

0 300 600 1,200 Feet

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Sauk County Land Information/GIS Web Map



Esri, HERE, Garmin, (c) OpenStreetMap contributors, and the GIS user community, Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community, Sauk County Land Information/GIS

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0 40 Feet

Sources: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community, Sauk County Land Information/GIS

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Synergy Environmental Lab, INC

1990 Prospect Ct., Appleton, WI 54914 *P 920-830-2455 * F 920-733-0631

LYNN BRADLEY
GENERAL ENGINEERING
916 SILVER LAKE DRIVE
PORTAGE, WI 53901

Report Date 11-Jun-20

Project Name SAUK CTY TEMPLIN PROP
Project #

Invoice # E37954

Lab Code 5037954A
Sample ID TP-1 4'
Sample Matrix Soil
Sample Date 5/28/2020

	Result	Unit	LOD	LOQ	Dil	Method	Ext Date	Run Date	Analyst	Code
General										
General										
Solids Percent	77.9	%			1	5021		6/1/2020	NJC	1
Organic										
PVOC + Naphthalene										
Benzene	< 0.025	mg/kg	0.016	0.05	1	GRO95/8021		6/9/2020	CJR	1
Ethylbenzene	< 0.025	mg/kg	0.017	0.055	1	GRO95/8021		6/9/2020	CJR	1
Methyl tert-butyl ether (MTBE)	< 0.025	mg/kg	0.01	0.032	1	GRO95/8021		6/9/2020	CJR	1
Naphthalene	0.34	mg/kg	0.021	0.067	1	GRO95/8021		6/9/2020	CJR	1
Toluene	0.042 "J"	mg/kg	0.015	0.049	1	GRO95/8021		6/9/2020	CJR	1
1,2,4-Trimethylbenzene	0.074	mg/kg	0.019	0.059	1	GRO95/8021		6/9/2020	CJR	1
1,3,5-Trimethylbenzene	0.136	mg/kg	0.019	0.061	1	GRO95/8021		6/9/2020	CJR	1
m&p-Xylene	0.067 "J"	mg/kg	0.053	0.17	1	GRO95/8021		6/9/2020	CJR	1
o-Xylene	< 0.025	mg/kg	0.016	0.05	1	GRO95/8021		6/9/2020	CJR	1

Project Name SAUK CTY TEMPLIN PROP
Project #

Invoice # E37954

Lab Code 5037954B
Sample ID TP-1 7'
Sample Matrix Soil
Sample Date 5/28/2020

	Result	Unit	LOD	LOQ	Dil	Method	Ext Date	Run Date	Analyst	Code
General										
General										
Solids Percent	80.5	%			1	5021		6/1/2020	NJC	1
Organic										
PVOC + Naphthalene										
Benzene	0.213	mg/kg	0.016	0.05	1	GRO95/8021		6/9/2020	CJR	1
Ethylbenzene	0.76	mg/kg	0.017	0.055	1	GRO95/8021		6/9/2020	CJR	1
Methyl tert-butyl ether (MTBE)	< 0.025	mg/kg	0.01	0.032	1	GRO95/8021		6/9/2020	CJR	1
Naphthalene	1.5	mg/kg	0.021	0.067	1	GRO95/8021		6/9/2020	CJR	1
Toluene	0.61	mg/kg	0.015	0.049	1	GRO95/8021		6/9/2020	CJR	1
1,2,4-Trimethylbenzene	5.9	mg/kg	0.019	0.059	1	GRO95/8021		6/9/2020	CJR	1
1,3,5-Trimethylbenzene	4.2	mg/kg	0.019	0.061	1	GRO95/8021		6/9/2020	CJR	1
m&p-Xylene	4.6	mg/kg	0.053	0.17	1	GRO95/8021		6/9/2020	CJR	1
o-Xylene	0.159	mg/kg	0.016	0.05	1	GRO95/8021		6/9/2020	CJR	1

"J" Flag: Analyte detected between LOD and LOQ

LOD Limit of Detection

LOQ Limit of Quantitation

Code **Comment**

1 Laboratory QC within limits.

All solid sample results reported on a dry weight basis unless otherwise indicated. All LOD's and LOQ's are adjusted for dilutions but not dry weight. Subcontracted results are denoted by SUB in the analyst field.

Authorized Signature



Environmental Lab, Inc.

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 920-830-2455 • mrsynergy@wi.twcbc.com

Sample Handling Request

Rush Analysis Date Required: _____
 (Rushes accepted only with prior authorization)

Normal Turn Around

Lab I.D. # _____
 QUOTE # : _____
 Project #: Temple Property - Saak City
 Sampler: (signature) As - Bg
 Project (Name / Location): Saak City - Temple Prop
 Reports To: Lynn Bradley Invoice To: _____
 Company: GE Company: _____
 Address: 916 Silver Lake Dr Address: SAME
 City State Zip: Portage WI 53901 City State Zip: _____
 Phone: _____ Phone: _____
 Email: _____ Email: _____

Analysis Requested										Other Analysis									
DRO (Mod DRO Sep 95)	GRO (Mod GRO Sep 95)	LEAD	NITRATE/NITRITE	OIL & GREASE	PAH (EPA 8270)	PCB	PVOC (EPA 8021)	PVOC + NAPHTHALENE	SULFATE	TOTAL SUSPENDED SOLIDS	VOC DW (EPA 524.2)	VOC (EPA 8260)	VOC AIR (TO - 15)	8-RCHA METALS	PID/ FID				
							<input checked="" type="checkbox"/>												

Lab I.D.	Sample I.D.	Collection Date	Time	Filtered Y/N	No. of Containers	Sample Type (Matrix)*	Preservation
5037954A	TP-1 4'	5/27/20	8:30	N	2	Soil	Method
B	TP-1 7'	↓	9:00	↓	↓	↓	↓

Comments/Special Instructions (*Specify groundwater "GW", Drinking Water "DW", Waste Water "WW", Soil "S", Air "A", Oil, Sludge. etc.)

Sample Integrity - To be completed by receiving lab. Method of Shipment: <u>GC</u> Temp. of Temp. Blank: _____ °C On Ice: <input checked="" type="checkbox"/> Cooler seal intact upon receipt: <input checked="" type="checkbox"/> Yes ___ No	Relinquished By: (sign) <u>As - Bg</u> Time _____ Date <u>5/27/20</u>	Received By: (sign) _____ Time _____ Date _____
	Received in Laboratory By: <u>[Signature]</u> Time: <u>10:00</u> Date: <u>5/30/20</u>	