

December 2, 2002

Sigma Reference #7582

Mr. John Hnat
Wisconsin Department of Natural Resources
2300 N. Martin Luther King Jr. Drive
Milwaukee, WI 53212



RE: Kaiser Property – 24" Sewer Activities & Status

FID: 341 055 770

Books: 02-41-306192

Dear Mr. Hnat:

Attached for your review and filing is a summary of activities conducted and status update about the 24" sewer pipe that crosses the Kaiser property and formerly drained into Lincoln Creek. At this time, we believe that Kaiser has completed the work necessary to resolve the sewer issue; further activities with respect to the sewer will be conducted in concurrence with site redevelopment activities, pursuant to our proposed work plan, dated September 2002.

The following activities were conducted to ascertain the nature of the sewer pipe, potential connections, and origin of petroleum contamination formerly observed emanating from the sewer pipe:

- November 4, 2002, Visu-Sewer Clean & Seal, Inc. was retained to film the 24" sewer pipe starting at the southern extent (at Lincoln Creek) and trending northeast. Mr. Hnat was present for part of the filming process.
- November 8, 2002, Sigma personnel reviewed available blueprints, as-builts, and engineering drawings relating to the Kaiser facility.
- November 12, 2002, [AM] the City of Milwaukee Sewer Construction Department personnel were contacted and mobilized to the site to determine the nature of a 24" sewer line originating on 32nd Street and trending southwest across the Kaiser property in apparent alignment with the "suspect" sewer.



The following is a summary of findings:

- Visu-Sewer filming indicated the 24" sewer pipe is in good condition and appears to have only one former lateral connected to it over the length observed; the lateral was concreted closed and is located approximately 85 feet north of the pipe end at Lincoln Creek on the southeast side of the pipe. At around one 100 feet, sediment obstructed the motorized sled carrying the camera preventing further filming. Numerous high pressure washings were unsuccessful at removing the sediment.
- Review of Kaiser's documents indicates that an old (1940s or earlier) City of Milwaukee combined sewer or storm overflow crossed the property and was likely connected to the 24" sewer that is the focus of this letter.
- City of Milwaukee personnel determined during their November 12, 2002 inspection that the 24" line leaving the manhole on 32nd Street and trending southwest across the Kaiser property had been blocked with concrete; they concluded the lateral was likely a former overflow discharged to Lincoln Creek.
- No source for petroleum contaminants was observed during the filming or document review process.

The following is a summary of actions taken:

- November 12, 2002 [PM] James Cape & Sons Co, in cooperation with Mr. Ed Kaiser and the Milwaukee Metropolitan Sewage District, constructed a sewer manhole from the existing concrete manhole upward to the new surface grade accessible via a manhole. As with the former shorter manhole constructed by Cape, any water emanating from the pipe is contained in the manhole. Extending the manhole to the surface will allow future access to the sewer pipe as necessary.


Conclusion

At this time, we conclude that no further action is necessary until such time as redevelopment activities occur and more thorough unveiling of the subsurface and sewer network is possible and plumbing changes can be affected.

If you have any questions, please do not hesitate to contact me.

Sincerely,

SIGMA ENVIRONMENTAL SERVICES, INC.



Joshua J. Neudorfer, CHMM
Senior Consultant/Hydrogeologist

Attachment: Visu-Sewer Television Inspection Field Observation Report

Cc: Mr. Scott Fleming, Weiss, Berzowski, Brady, LLP