Note: In order to fill and save this form electronically, it must be opened using Adobe Reader or Acrobat software. Save a copy of the file, open Adobe Reader, select File > Open and browse for the file you saved.

	consin of Natural F 21, Madison				Remediation & Redevelopment Continuing Obligation Review			
BRRTS II	D No. <u>02-6</u>	51-0004	88			Form 4400-232 (R 07/22)	Page 1 of 9	
Reviewer:	eviewer: Carrie Stoltz			Region: <u>N</u>	NOR	Review Date:	04/22/2024	
Site Name	e: Doberst	ein Lun	iber & Fence, Inc.					
follow up	; ** denote	e RP/pro	perty owner follow	state.wi.us/int/aw/rr/gu up. If auditing a VPLE s o add information not o	site, use th	e applicable LUST or l	an * denote DNR ERP BRRTS	
File Revie	ew:							
1. Review	BRRTS,	and the	file if needed, to ide	ntify the File Review in	formation			
Site Addre	ess			City	City ZIP Code			
W6617 S	TH 64			Med	ford		54451	
County Pa	arcel Identi	ification	Number (PIN)	FID I	Number		•	
32009910	0000			8610	861010810			
Original R	esponsible	e Person						
Jim Lawr	ence, Trip	ole L Pro	operties, 205 E. Centr	ral, Lombard, IL 60148	3 (708) 62	0-8813		
Has the p	roperty be	en transt	erred since the contin	uing obligation was reco	orded/appli	ed? 🔿 No 💿 Yes		
If Yes: C	urrent Pro	perty Ov	vner					
C	Commercia	al Recyc	ling Corp: Diane Me	essman-General Mgr. Je	ean Leadei	-Environmental Record	ds	
P	hone Num	ber		Email				
		(715) 7	48-2970	dmessman@comrecyc	n@comrecycling.net			
Select all	continuing	obligatio	ns applied (at case clo	sure or RAP approval or	letter to LO	SU):		
Add to BRRTS	AC in BRRTS	AC		Action Co	ode (AC) M	leaning		
		51	Deed notice					
	\boxtimes	52	Deed restriction for soil					
	\boxtimes	730	Groundwater use restriction					
		95	Deed instrument conditions met (for audits, use if deed restriction was updated by filing a deed notice)					
		101	GIS Registry PDF modified - date DNR letter sent					
		104	Site removed from GIS Registry - date DNR letter sent					
		696	Continuing obligation required of LGU to maintain liability exemption					
		605	Green Space Grant awarded (deed restriction)					
	\boxtimes	56	Continuing Obligation applied (use with codes 220-238)					
		46	Impacted Right-of-Way					
	\boxtimes	220	Soil at industrial use level					
	\boxtimes	222	Cover/engineered containment system (pavement, soil cover, etc.)					
	\boxtimes	224	Structural impediment (buildings or other structures)					
		226	Vapor mitigation/response					
	\boxtimes	228	Site-specific (identify in comment field)					
		230	LGU was directed to take a protective action					
	\boxtimes	232	Residual soil contamination > RCLs/SS RCLs (use with AC 220, 222, 224)					
		234	Monitoring well needs to be abandoned					
		236	Site closed with groundwater contamination > ES					
$\overline{\Box}$		238	Maintenance and inspection documentation required to be submitted					
\boxtimes		185	Closure Compliance Review completed					
	Ē	186	Closure Compliance Review - RP follow up needed					
		187	Closure Compliance Review follow up completed					
		99	Use this code with comments, for actions not listed under AC 186 (i.e. submittal of inspection reports)					

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Form 4400-232 (R 07/22) Page 2 of 9 How was site selected for audit? (AC = BRRTS Action Code) Vapor Mitigation AC 226 Green Space Grant AC 605 Age of Remedy X AC 220, 222, 224, 228, or 230 VPLE with AC 56 **Complaint Received** Enforcement Follow-up Deed Restriction AC 52 or 696 (LGU) Regional Priority Other: Deed Restriction for Industrial Land Use Date of: Final Closure 08/03/2001 Remedial Action Plan Approval Certificate of Completion 07/25/2001 General Liability Clarification Letter Green Space Grant Local Gov't Unit (LGU) Letter Describe any site-specific requirements (AC 228) that the site owner and/or responsible party needed to address: Land use restricted to green space as indicated on Exhibit E. Industrial/commercial use in areas shown on Exhibit E must remain as such unless further action taken Is the site on BRRTS as having residual contamination and continuing obligations? ○ No – Add to BRRTS using applicable action codes (56, etc.)* Yes Were neighboring properties affected? O Yes No If yes, are these properties listed in BRRTS with AC 66? O Yes O No Was a maintenance plan required at closure? \bigcirc NA \bigcirc No \bigcirc Yes – It is: \bigcirc in the file \bigcirc PDF \bigcirc missing If no maintenance plan was required, offer the property owner the template model with inspection log, and note in the follow up section of the audit that one was provided on the audit date Was/were the appropriate restriction(s) recorded with the Register of Deeds? • Yes () No O NA Has a restriction been amended, or been nullified by DNR? () No ○ Yes: Was BRRTS updated? (95) ○ Yes ○ No* Was the CO PDF updated? O Yes O No* Notes:

Site Visit:

- 2. Contact the site owner for access. Provide a copy of the maintenance plan, if applicable. If the audit is being conducted for a CO which would now require a maintenance plan, provide a template version if no maintenance plan was required at closure, for the property owner's use (voluntary).
- 3. Walk the site (ideally with the owner or responsible party) to review the site conditions against the conditions documented at closure/other to verify or change answers to questions in #1. Discuss use of the maintenance plan or template.
- 4. With the site owner/RP (if possible), answer the following for DNR RR records:

Did the site owner know about the continuing obligation(s)?

Yes
No

Have site conditions changed since closure that would affect either a deed restriction or other restrictions or requirements associated with the site?

No

O Yes – Explain:

Examples: 1) a building has been razed and investigation and remediation occurred.
2) excavation or residential development has occurred in a restricted area.

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Has a pavement (asphalt or concrete) cover, soil cover or other sort of cover, such as a building, been removed or is it in disrepair? ONO/NA

• Yes – Should it be replaced or repaired? • Yes** • No

If a performance standard was the final remedy, has it been altered?

- No
- Yes Explain:

Was the DNR notified? O Yes O No

Have local zoning changes occurred since closure?

No/NA

O Yes – Does it appear to impact the effectiveness of the restriction?

O No

○ Yes – Describe:

Is soil sampling needed to determine if the final remedy has been modified such that a direct contact threat exists?

No

O Yes - Describe:

For example, an asphalt cover has been removed or is in disrepair, or a new contaminated site is present upgradient, etc.

Has additional monitoring or remediation been done since the site was closed?

No

○ Yes – Describe:

Does a new threat to public health or the environment exist (e.g. new sources or exposure routes)?

No

○ Yes – Does sampling need to be performed?

O No

○ Yes** – Describe what should be done to address the problem, and by whom:

Is the vapor mitigation system or sub-slab depressurization system (SSDS) operating as designed? (pressure gradient being maintained)

O Yes

• NA

○ No** – Describe any follow up needed:

Have any of the exposure assumptions used for closure changed at this site?

O NA

No

O Yes – Describe any follow up needed:

Has the land use at this site changed such that a vapor intrusion pathway may now exist?

No

Yes – Describe any follow up needed:

Has the land use changed such that there are either health or safety issues?

No

○ Yes – Describe any follow up needed:

Notes:

COMPLIANCE AND FOLLOW-UP SUMMARY:

5. Identify compliance and any follow up needed.

Is the site in compliance with the continuing obligations/closure approval document?

- O Yes
- No Describe what's not in compliance and the reasons for noncompliance:
 - Process Building Floor: Protective sealant needs to be reapplied. Next to the Process Building: Concrete cap needs cracks greater than 1/4" repaired/sealed.

(May depend on extent of non-compliance, non-maintenance of remedy or changed ownership or conditions. If case is out of compliance, it should be prioritized by the region, for new casework or enforcement, as needed.)

Has the maintenance agreement required at closure been followed?

- O Yes
- O NA
- No Describe:

For the majority of the site -yes. Only the areas notes under item #5 need to be addressed.

Was the property owner reminded to complete and document the (yearly) inspections?

- Yes
- O NA
- O No Why not?

Was a maintenance plan or template provided to the property owner at the site visit?

- () Yes
- O NA
- No If no, why not?

A template will be sent to the current property owner with a copy of this report

- **6.** Are additional actions by the RP property owner warranted at the site?** The intent is to return the site to compliance with continuing obligation. If a significant land use change has occurred, and/or further remedial action is needed, determine if the site meets the NR 726 reopening criteria.)
 - O No
 - Yes Summarize the actions needed to return the site to compliance and identify who is responsible: Process Building Floor: Protective sealant needs to be reapplied. Next to the Process Building: Concrete cap needs cracks greater than 1/4" repaired/sealed.

Notes:

Add AC 186 for RP/property owner follow-up required. Use AC 99 if a reminder was provided to the property owner to complete and document inspections.

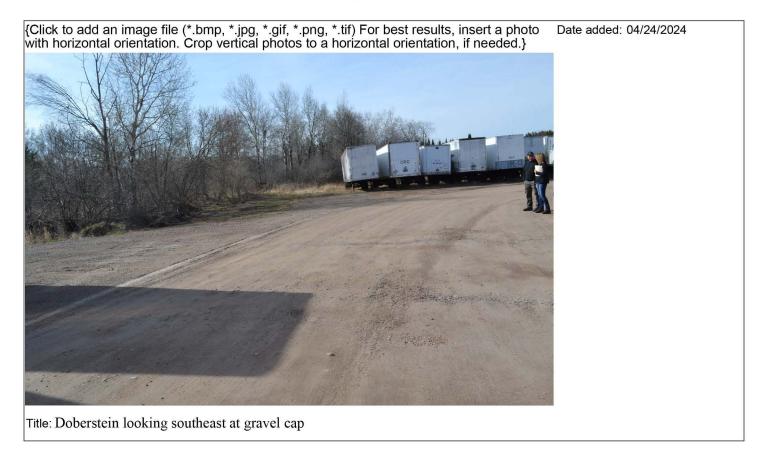
- 7. * Does the site require follow up by DNR?
 - O No
 - Yes: Contact or enforcement to return site to compliance with continuing obligation

updating BRRTS for the CO PDF (adding or modifying a packet)

reopen site (add ACs 186, 12 and 13)

Other: Verify the above mentioned areas mentioned in Item #5 are addressed

- 8.* Attach photographs of the site, documenting site conditions. Label the photos with the site name/BRRTS Activity number/date/view. If a follow-up letter is sent, include a copy with the audit. (audit/photos/follow-up letter)
- 9.* Save a copy of the audit using the following naming convention: YYYYMMDD_185_CO_Audit.pdf. For follow-up documentation use YYYYMMDD_186_Follow_Up_Needed.pdf.
- 10. Update applicable BRRTS action codes on the Table on page 1. Use the regional tracking sheet, and have your Regional EPA update the ACs and upload the audit PDF into BRRTS.
- 11. Notify Central Office when the audit has been completed and loaded into BRRTS.



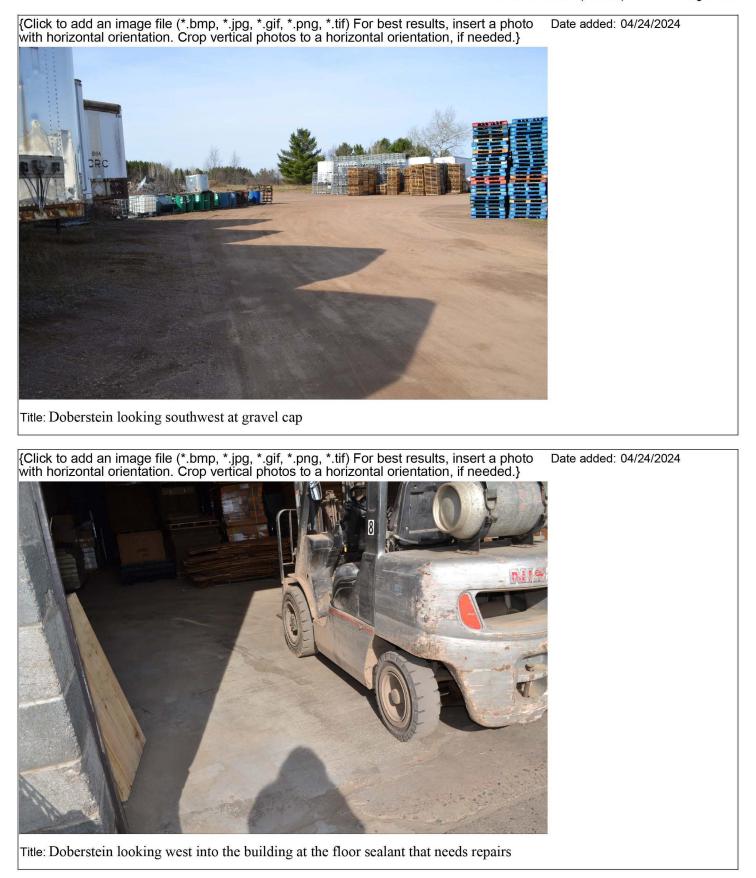
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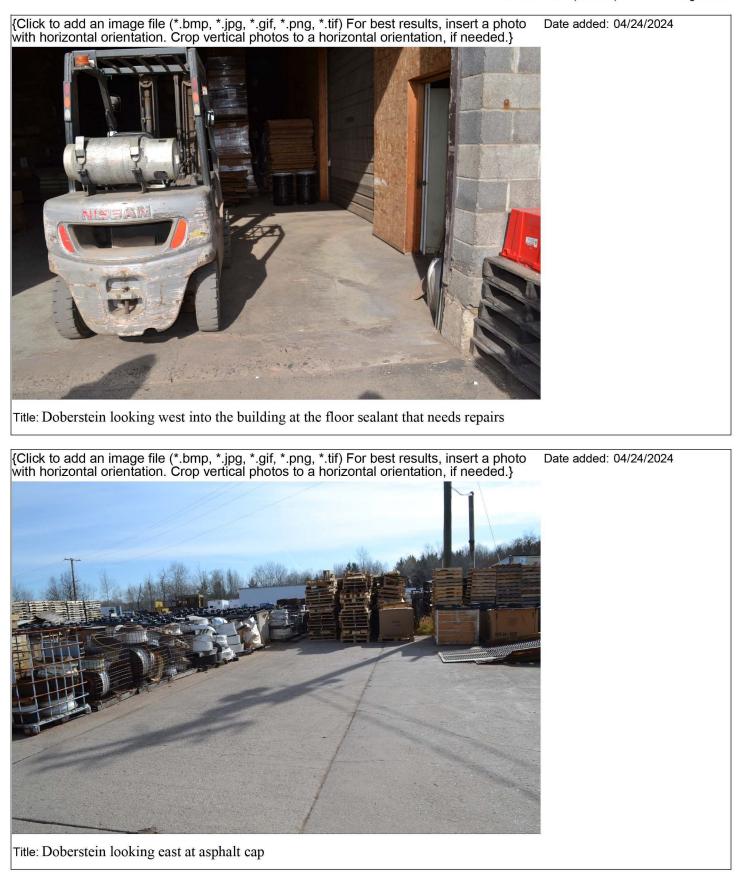
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