

GIS REGISTRY

Cover Sheet

March, 2010
(RR 5367)

Source Property Information

BRRTS #:

ACTIVITY NAME:

PROPERTY ADDRESS:

MUNICIPALITY:

PARCEL ID #:

CLOSURE DATE:

FID #:

DATCP #:

COMM #:

*WTM COORDINATES:

X: **Y:**

** Coordinates are in
WTM83, NAD83 (1991)*

WTM COORDINATES REPRESENT:

- Approximate Center Of Contaminant Source
- Approximate Source Parcel Center

Please check as appropriate: (BRRTS Action Code)

Contaminated Media:

- | | |
|--|--|
| <input type="checkbox"/> Groundwater Contamination > ES (236) | <input checked="" type="checkbox"/> Soil Contamination > *RCL or **SSRCL (232) |
| <input type="checkbox"/> Contamination in ROW | <input type="checkbox"/> Contamination in ROW |
| <input type="checkbox"/> Off-Source Contamination | <input type="checkbox"/> Off-Source Contamination |
| <i>(note: for list of off-source properties
see "Impacted Off-Source Property" form)</i> | <i>(note: for list of off-source properties
see "Impacted Off-Source Property" form)</i> |

Land Use Controls:

- | | |
|---|---|
| <input type="checkbox"/> N/A (Not Applicable) | <input checked="" type="checkbox"/> Cover or Barrier (222) |
| <input type="checkbox"/> Soil: maintain industrial zoning (220) | <i>(note: maintenance plan for
groundwater or direct contact)</i> |
| <i>(note: soil contamination concentrations
between non-industrial and industrial levels)</i> | <input type="checkbox"/> Vapor Mitigation (226) |
| <input type="checkbox"/> Structural Impediment (224) | <input type="checkbox"/> Maintain Liability Exemption (230) |
| <input type="checkbox"/> Site Specific Condition (228) | <i>(note: local government unit or economic
development corporation was directed to
take a response action)</i> |

Monitoring Wells:

Are all monitoring wells properly abandoned per NR 141? (234)

- Yes No N/A

** Residual Contaminant Level
**Site Specific Residual Contaminant Level*

This Adobe Fillable form is intended to provide a list of information that is required for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request. The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #: **02-41-420848 & 02-41-530534**

PARCEL ID #: Part of 659-9975 & Part of 659-9977-004

ACTIVITY NAME: COUNTRY FAIR SHOPPING CNTR & EXPRESS CLEANER

WTM COORDINATES:

X:

Y:

CLOSURE DOCUMENTS (the Department adds these items to the final GIS packet for posting on the Registry)

- Closure Letter**
- Maintenance Plan** (if activity is closed with a land use limitation or condition (land use control) under s. 292.12, Wis. Stats.)
- Continuing Obligation Cover Letter** (for property owners affected by residual contamination and/or continuing obligations)
- Conditional Closure Letter**
- Certificate of Completion (COC)** (for VPLE sites)

SOURCE LEGAL DOCUMENTS

- Deed:** The most recent deed as well as legal descriptions, for the **Source Property** (where the contamination originated). Deeds for other, off-source (off-site) properties are located in the **Notification** section.
Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.
- Certified Survey Map:** A copy of the certified survey map or the relevant section of the recorded plat map for those properties where the legal description in the most recent deed refers to a certified survey map or a recorded plat map. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).
Figure #: **Title:**
- Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes that the attached legal description accurately describes the correct contaminated property.

MAPS (meeting the visual aid requirements of s. NR 716.15(2)(h))

Maps must be no larger than 11 x 17 inches unless the map is submitted electronically.

- Location Map:** A map outlining all properties within the contaminated site boundaries on a U.S.G.S. topographic map or plat map in sufficient detail to permit easy location of all parcels. If groundwater standards are exceeded, include the location of all potable wells within 1200 feet of the site.
Note: Due to security reasons municipal wells are not identified on GIS Packet maps. However, the locations of these municipal wells must be identified on Case Closure Request maps.
Figure #: 1 **Title: Site Location Map**
- Detailed Site Map:** A map that shows all relevant features (buildings, roads, individual property boundaries, contaminant sources, utility lines, monitoring wells and potable wells) within the contaminated area. This map is to show the location of all contaminated public streets, and highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding a ch. NR 140 Enforcement Standard (ES), and/or in relation to the boundaries of soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Levels (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: B2 **Title: Site Schematic**
- Soil Contamination Contour Map:** For sites closing with residual soil contamination, this map is to show the location of all contaminated soil and a single contour showing the horizontal extent of each area of contiguous residual soil contamination that exceeds a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: 1 **Title: Summary of Soil Analytical Results**

BRRTS #:

ACTIVITY NAME: COUNTRY FAIR SHOPPING CNTR & EXPRESS CLEANER

MAPS (continued)

- Geologic Cross-Section Map:** A map showing the source location and vertical extent of residual soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL). If groundwater contamination exceeds a ch. NR 140 Enforcement Standard (ES) when closure is requested, show the source location and vertical extent, water table and piezometric elevations, and locations and elevations of geologic units, bedrock and confining units, if any.

Figure #: 2 **Title: County Fair Shopping Mall**

Figure #: 3 **Title: Geologic Cross Section**

- Groundwater Isoconcentration Map:** For sites closing with residual groundwater contamination, this map shows the horizontal extent of all groundwater contamination exceeding a ch. NR140 Preventive Action Limit (PAL) and an Enforcement Standard (ES). Indicate the direction and date of groundwater flow, based on the most recent sampling data.

Note: This is intended to show the total area of contaminated groundwater.

Figure #: B4 **Title: Summary of Ground Water Analytical Results**

- Groundwater Flow Direction Map:** A map that represents groundwater movement at the site. If the flow direction varies by more than 20° over the history of the site, submit 2 groundwater flow maps showing the maximum variation in flow direction.

Figure #: **Title:**

Figure #: **Title:**

TABLES (meeting the requirements of s. NR 716.15(2)(h)(3))

Tables must be no larger than 11 x 17 inches unless the table is submitted electronically. Tables must not contain shading and/or cross-hatching. The use of **BOLD** or *ITALICS* is acceptable.

- Soil Analytical Table:** A table showing remaining soil contamination with analytical results and collection dates.
Note: This is one table of results for the contaminants of concern. Contaminants of concern are those that were found during the site investigation, that remain after remediation. It may be necessary to create a new table to meet this requirement.

Table #: 2 **Title: Summary of Soil Sample Analytical Detections**

- Groundwater Analytical Table:** Table(s) that show the most recent analytical results and collection dates, for all monitoring wells and any potable wells for which samples have been collected.

Table #: 4 **Title: Summary of Groundwater Sample Analytical Detections**

- Water Level Elevations:** Table(s) that show the previous four (at minimum) water level elevation measurements/dates from all monitoring wells. If present, free product is to be noted on the table.

Table #: 3 **Title: Ground Water Elevation Data**

IMPROPERLY ABANDONED MONITORING WELLS

For each monitoring well not properly abandoned according to requirements of s. NR 141.25 include the following documents.

Note: If the site is being listed on the GIS Registry for only an improperly abandoned monitoring well you will only need to submit the documents in this section for the GIS Registry Packet.

- Not Applicable**

- Site Location Map:** A map showing all surveyed monitoring wells with specific identification of the monitoring wells which have not been properly abandoned.

Note: If the applicable monitoring wells are distinctly identified on the Detailed Site Map this Site Location Map is not needed.

Figure #: **Title:**

- Well Construction Report:** Form 4440-113A for the applicable monitoring wells.

- Deed:** The most recent deed as well as legal descriptions for each property where a monitoring well was not properly abandoned.

- Notification Letter:** Copy of the notification letter to the affected property owner(s).

BRRTS #:

ACTIVITY NAME:

COUNTRY FAIR SHOPPING CNTR & EXPRESS CLEANER

NOTIFICATIONS

Source Property

Not Applicable

Letter To Current Source Property Owner: If the source property is owned by someone other than the person who is applying for case closure, include a copy of the letter notifying the current owner of the source property that case closure has been requested.

Return Receipt/Signature Confirmation: Written proof of date on which confirmation was received for notifying current source property owner.

Off-Source Property

Group the following information per individual property and label each group according to alphabetic listing on the "Impacted Off-Source Property" attachment.

Not Applicable

Letter To "Off-Source" Property Owners: Copies of all letters sent by the Responsible Party (RP) to owners of properties with groundwater exceeding an Enforcement Standard (ES), and to owners of properties that will be affected by a land use control under s. 292.12, Wis. Stats.

Note: Letters sent to off-source properties regarding residual contamination must contain standard provisions in Appendix A of ch. NR 726.

Number of "Off-Source" Letters:

Return Receipt/Signature Confirmation: Written proof of date on which confirmation was received for notifying any off-source property owner.

Deed of "Off-Source" Property: The most recent deed(s) as well as legal descriptions, for all affected deeded **off-source property(ies)**. This does not apply to right-of-ways.

Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.

Letter To "Governmental Unit/Right-Of-Way" Owners: Copies of all letters sent by the Responsible Party (RP) to a city, village, municipality, state agency or any other entity responsible for maintenance of a public street, highway, or railroad right-of-way, within or partially within the contaminated area, for contamination exceeding a groundwater Enforcement Standard (ES) and/or soil exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL).

Number of "Governmental Unit/Right-Of-Way Owner" Letters:



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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

Southeast Region Headquarters
2300 N. Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8716
TTY 414-263-8713

June 2, 2005

Mr. John Roberson
Malan Liquidating Trust
110 Pacific Avenue, #107
San Francisco, CA 94111-1962

File Ref: FID#341099550

Subject: Case Closure With NR 140 Exemption
Historic Cleaner, 5606 South 108th Street, Hales Corners, WI 53130
WDNR BRRTS # 02-41-530534

Dear Mr. Roberson:

Your request for closure of the Historic Cleaners site has been reviewed by the Wisconsin Department of Natural Resources. The Department reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. Based on the information submitted, and in consultation with the Wisconsin Department of Health and Family Services, the Department has determined that the tetrachloroethylene (PCE) contamination on the site from the former drycleaning operation has been investigated and remediated to the extent practicable under site conditions. The Department considers the case closed under s. NR726.05, Wisconsin Administrative Code, with specific closure conditions listed in this letter.

The PCE contamination was found in soil under the floor of the former Historic Cleaners. The exact horizontal extent of the soil contamination was not defined due to the difficulty in drilling in the adjacent occupied tenant spaces, but has been estimated to extend to points within the limits of these immediately adjacent spaces. The concentration of PCE in soil diminished significantly below 10 feet depth. Soils below the building do not appear to be continuously saturated within the depth interval where the water table was encountered in site wells beyond the building limits. A minor amount of PCE was detected in one monitor well (MW-7), located downgradient of the building, but did not approach the chapter NR 140, WAC, Enforcement Standard.

Your case closure submittal and site work complies with Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department has received the required documentation that a deed restriction meeting Department requirements has been recorded for this property. The existing building and surrounding pavement serve as a barrier to direct contact and rain infiltration, and limit the potential for migration of the PCE soil contamination into groundwater. These features should be maintained, as required through the deed restriction, as a condition of case closure. If the building is removed from the source area and adjacent tenant spaces in the future, further assessment and remedial actions may be required. The Department should be notified in the event the building is removed. This is also stated in the deed restriction.

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>

Chapter NR 140, Wisconsin Administrative Code Exemption: Recent groundwater monitoring data at this site indicates exceedances of the NR 140 preventive action limit (PAL) for tetrachloroethylene at monitor well MW-7, but compliance with the NR 140 enforcement standard. The Department may grant an exemption to a PAL for a substance of public health concern, other than nitrate, pursuant to s. NR 140.28(2)(b), Wis. Adm. Code, if all of the following criteria are met:

1. The measured or anticipated increase in the concentration of the substance will be minimized to the extent technically and economically feasible.
2. Compliance with the PAL is either not technically or economically feasible.
3. The enforcement standard for the substance will not be attained or exceeded at the point of standards application.
4. Any existing or projected increase in the concentration of the substance above the background concentration does not present a threat to public health or welfare.

Based on the information you provided, the Department believes that the above criteria have been or will be met because the source area is covered by the building and there is no longer a drycleaning operation at the location. The levels found at this monitoring location were very low and never exceeded the enforcement standard. Therefore, pursuant to s. NR 140.28(2)(b), Wis. Adm. Code, an exemption to the PAL is granted for tetrachloroethylene at monitoring well MW-7. This letter serves as your exemption.

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 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 414-263-8758.

Sincerely,

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

cc: Bill Phelps, DG/2
Mr. Bruce Keyes – Foley & Lardner

**CAP MAINTENANCE AND VAPOR BARRIER
MAINTENANCE PLAN
EXPRESS CLEANER AND HISTORIC DRY CLEANER SITES**

Two former dry cleaning facilities, the former Express Cleaners (5620 South 108th Street) and Historic Dry Cleaner (5606 South 108th Street), were located in the Country Fair Shopping Center (CFSC), Hales Corners, Wisconsin. Soil and ground water impacts associated with the former dry cleaners remain beneath the CFSC foundation and parking areas. In order to close the sites, a strategy to prevent ground water infiltration, direct contact exposure and vapor intrusion into buildings has been enacted. The building foundation and parking area pavement (CAP) will be maintained as an infiltration and direct contact barrier. An epoxy sealant that has been applied to the former Express Cleaners tenant space will be maintained to prevent vapor intrusion into the building. A system of piping penetrating the vapor barrier and extending to a rooftop discharge point will be maintained as a passive venting system for vapors originating beneath the existing slab. The epoxy vapor barrier was installed in February 2004, then reapplied during building renovations in October 2004. On February 2, through February 6, 2004 a vapor barrier was applied over the former Express Cleaners tenant space concrete foundation. The floor was shot-blasted to provide a suitable surface for the vapor barrier to adhere with the cement floor. This was followed by applying an epoxy sealant to cracks in the floor and flexible sealant to any expansion joints. A liberal amount of epoxy primer was then applied to fill any pore spaces in the concrete. Finally an epoxy floor sealant (Corro-Shield Low Viscosity) was applied to the entire floor to an approximate thickness of 40 mils. During previous Mannik & Smith Group, Inc (MSG) investigative activities, the CFSC structure and parking areas were noted to be in acceptable condition in order to serve as an infiltration/direct contact barrier. The continued maintenance of these barriers has been required for Site closure by the Wisconsin Department of Natural Resources (WDNR). Land the passive venting system

Semiannual Inspections and Maintenance

On a semiannual basis, the epoxy sealant and paved parking areas will be inspected. Required repairs will be completed prior to the next scheduled inspection. In the event that necessary maintenance activities expose the underlying soil, the owner must inform maintenance workers of the direct contact exposure hazard and provide them with appropriate personal protection equipment (PPE). The owner must also sample any soil that is excavated from the Site prior to disposal to ascertain if contamination remains. The soil must be treated, stored, and disposed of by the owner in accordance with applicable State and Federal regulations and, if possible, any soils should be placed back into the excavation from which they were removed.

Inspection/Maintenance Log

A log of the inspections will be maintained on Site and attached as the CAP and Vapor Barrier Inspection/Maintenance Logs. The inspections include recommendations for necessary repairs. Once repairs are completed they will be documented on the appropriate inspection log.

Vapor Barrier

Any breach (including, but not limited to, cracks, chips, and/or holes) in the sealant will be recorded on the maintenance log and scheduled for repair. The condition of any flexible sealant

placed at expansion joints, wall floor joints, protrusions by plumbing or at anchor points into the floor will be noted and if needed scheduled for repair/replacement.

In the event that the vapor barrier is repaired or replaced, a floor sealant equivalent to the previously installed vapor barrier (40 mils epoxy) must be applied over the repaired/replaced flooring and extended well beyond any disturbed area. Any of the flexible sealant that had been placed at the floor-wall joints and/or expansion joints must be replaced if disturbed. Additionally, a flexible sealant will be liberally applied at and immediately surrounding any anchor points or other areas where the epoxy floor sealant is breached (screw holes, nail holes, plumbing fixtures...). Any replacement barrier will be subject to identical maintenance and inspection guidelines unless indicated otherwise by the WDNR or its successor.

CAP

If exposed soils or excess cracking are noted during the semi-annual inspections or at any other time of the year, repairs will be scheduled as soon as practical. Maintenance activities can include sealing cracks, patching and filling operations or they can include larger resurfacing or construction operations. In the event that the cap is replaced, the replacement barrier must be equally sufficient to prevent infiltration and direct contact with the soil. The replacement barrier will be subject to identical maintenance and inspection guidelines unless indicated by the WDNR or its successor.

WDNR GIS Registry of Closed Remediation Sites

If soil contamination is removed or remediated, the owner may obtain an updated Site closure from the WDNR and have the Site taken off of the GIS Registry of Closed Remediation Sites.

Passive Venting System

The piping system that allows the venting of vapors beneath the existing floor slab and discharges to a vent stack extending vertically from the rooftop shall be maintained as currently configured. ~~The~~

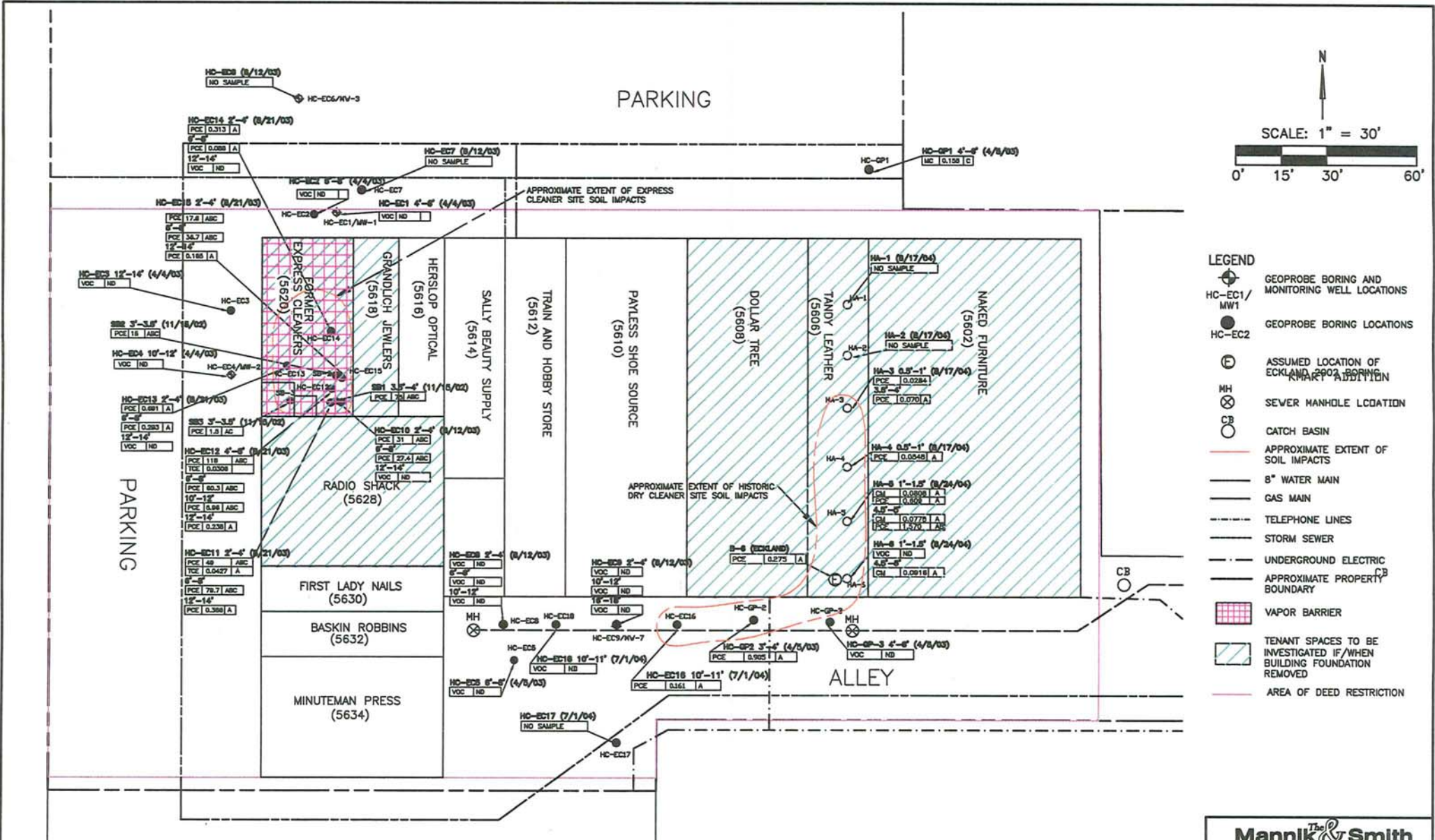
The owner, at the owner's discretion, may choose to operate an in-line blower to allow the system to function as an active sub-slab depressurization system.

CAP INSPECTION/MAINTENANCE LOG

Inspection Date	Inspector	Condition of Cap	Recommendations	Have Recommendations from previous inspection been implemented?
10/28/04	The Mannik & Smith Group, Inc.	Acceptable	No repair activities necessary	

VAPOR BARRIER INSPECTION/MAINTENANCE LOG

Inspector:				
Date:				
Epoxy sealant condition satisfactory	yes/no			
Flexible sealant condition satisfactory	yes/no			
Comments:				
Date and description of repairs completed:				
Inspector:				
Date:				
Epoxy sealant condition satisfactory	yes/no			
Flexible sealant condition satisfactory	yes/no			
Comments:				
Date and description of repairs completed:				
Inspector:				
Date:				
Epoxy sealant condition satisfactory	yes/no			
Flexible sealant condition satisfactory	yes/no			
Comments:				
Date and description of repairs completed:				



NOTE:

1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
 2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
 3. ASSUMED LOCATION OF ECKLAND BORING BASED ON VISUAL EVIDENCE OBTAINED BY MSG ON OCTOBER 1, 2002. ANALYTICAL INFORMATION WAS OBTAINED FROM ECKLAND LETTER TITLED LIMITED PHASE II SUBSURFACE INVESTIGATION, DATED JULY 10, 2002. A MAP DEPICTING THE LOCATION AND ACTUAL ANALYTICAL DATA WAS NOT AVAILABLE FOR MSG REVIEW.

4. A - EXCEEDS USEPA SOIL SCREENING LEVELS FOR SOIL TO GROUNDWATER
 B - EXCEEDS USEPA SOIL SCREENING LEVELS FOR AMBIENT VOLATILE INHALATION
 C - EXCEEDS USEPA SOIL SCREENING LEVELS FOR INGESTION

5. PCE - TETRACHLOROETHYLENE
 MC - METHYLENE CHLORIDE
 VOC - VOLATILE ORGANIC COMPOUNDS
 ND - NON DETECT
 (J) - ESTIMATED CONCENTRATION BELOW LABORATORY QUANTIFICATION LEVEL

Mannik & Smith
 Group, Inc.
 15300 Romulus Drive, Suite 305 Dearborn, Michigan 48120
 Telephone (313) 271-2223

FIGURE H1
 SUMMARY OF SOIL ANALYTICAL RESULTS (mg/kg)
 FORMER EXPRESS CLEANERS AND HISTORIC CLEANERS
 5260 AND 5606 S. 108TH STREET, HALES CORNERS, WI

DATE 12/04	DRAWN BY LK	DESIGNED BY M4Z	PROJECT NO. M208A3UG
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Figure H2
Cap / Vapor Barrier Documentation
Hales Corners, Wisconsin



1. Applying ECO-POXI with 18" roller brush.



2. Applying silica sand to ECO-POXI floor.



3. Vapor Mitigation System on the Roof.



4. Plugged roof vents.

WHEREAS, Country Fair, LLC, a Nevada limited liability company, is the owner of record for the above-described property.

WHEREAS, as of July 1, 2004, when soil samples were collected on this property, and November 29, 2004, when groundwater samples were collected on this property, soil and groundwater contaminated with tetrachloroethylene (PCE) and trichloroethylene (TCE) remained on this property at the following location: beneath the 5620 South 108th Street tenant space, beneath the 5606 South 108th Street tenant space and in the rear alleyway of the Country Fair Shopping Center as indicated on ATTACHMENT 1, labeled *Summary of Soil Analytical Results*.

WHEREAS, it is the desire and intention of the property owner to impose on the property restrictions which will make it unnecessary to conduct further soil remediation activities on the property at the present time.

NOW THEREFORE, the owner hereby declares that all of the property described above is held and shall be held, conveyed or encumbered, leased, rented, used, occupied, and improved subject to the following limitation and restrictions:

Certain paved surfaces and building foundations that existed on the above-described property on the date that this restriction was signed form a barrier that must be maintained in order to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health. These structures are also required in order to minimize the infiltration of water and prevent groundwater contamination that would violate the groundwater quality standards in ch. NR 140, Wis. Admin. Code. The certain paved surfaces and building foundations shall be maintained on the above-described property in the locations shown on the attached map, labeled ATTACHMENT 2, unless another barrier, with an infiltration rate of 10^{-7} cm/sec or less, is installed and maintained in their place. The existing structures, and any replacement barrier with an infiltration rate of 10^{-7} cm/sec or less, shall be maintained on the above-described property in compliance with the Cap Maintenance and Vapor Barrier Maintenance Plan that was submitted to the Wisconsin Department of Natural Resources by Malan Liquidating Trust, as required by section NR 724.13(2), Wis. Adm. Code (1999).

In addition, the following activities are prohibited on any portion of the above-described property depicted on ATTACHMENT 2, where an impervious cap has been placed or where impervious surfaces exist unless prior written approval has been obtained from the Wisconsin Department of Natural Resources or its successor or assign: (1) excavating or grading of the land surface; (2) filling on capped areas and areas with impervious surfaces; (3) plowing for agricultural cultivation; and (4) construction or installation of a building or other structure with a foundation that would sit on or be placed within the cap or impervious surfaces.

Interior space limitations in the area of the adjacent tenant spaces, identified as Tenant Spaces 5618 S. 108th St., 5628 S. 108th St., 5608 S. 108th St., and 5602 S. 108th St. on ATTACHMENT 1, existing at the time of the investigation and remedial action, made complete investigation of the soil contamination on this property impracticable. If the building foundations adjacent to the former Express Cleaners are removed, the property

owner shall conduct an investigation of the degree and extent of PCE contamination. To the extent that contamination is found at that time, the Wisconsin Department of Natural Resources or other agency with administrative authority for the site shall be immediately notified and the contamination shall be properly remediated in accordance with applicable statutes and rules. If the currently inaccessible soil near or beneath the structural impediments on the property is excavated in the future, the soil must be sampled and analyzed, may be considered solid or hazardous waste if residual contamination remains and must be stored, treated and disposed in compliance with applicable statutes and rules.

The epoxy vapor sealant ("Vapor Barrier") as shown on ATTACHMENT 1 that existed at the property within the 5620 South 108th Street, Country Fair Shopping Center tenant space on the date that this restriction was signed forms a vapor infiltration barrier that must be maintained in order to prevent vapor intrusion that might otherwise pose a threat to human health. A system of piping penetrating through the vapor barrier and extending to a rooftop discharge point serves and shall be maintained as a passive venting system ("Venting System"). The owner may, at the owner's discretion, also elect to enhance the operation of the Venting System with a fan or blower. The Vapor Barrier shall be inspected and maintained unless another suitable vapor barrier is installed and maintained in its place. The existing Vapor Barrier and any replacement Vapor Barrier shall be maintained on the above-described property in compliance with the Cap Maintenance and Vapor Barrier Maintenance Plan that was submitted to the Wisconsin Department of Natural Resources by Malan Liquidating Trust, as required by section NR 724.13(2), Wis. Adm. Code (1999).

This restriction is hereby declared to be a covenant running with the land and shall be fully binding upon all persons acquiring the above-described property whether by descent, devise, purchase or otherwise. This restriction inures to the benefit of and is enforceable by the Wisconsin Department of Natural Resources, its successors or assigns. The Department, its successors or assigns, may initiate proceedings at law or in equity against any person or persons who violate or are proposing to violate this covenant, to prevent the proposed violation or to recover damages for such violation.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Natural Resources or its successor issue a determination that one or more of the restrictions set forth in this covenant is no longer required. Upon the receipt of such a request, the Wisconsin Department of Natural Resources shall determine whether or not the restrictions contained herein can be extinguished. If the Department determines that the restrictions can be extinguished, an affidavit, attached to a copy of the Department's written determination, may be recorded by the property owner or other interested party to give notice that this deed restriction, or portions of this deed restriction, are no longer binding.

By signing this document, the undersigned asserts that he or she is duly authorized to sign this document on behalf of Country Fair, LLC.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 19TH day of April, 2005.

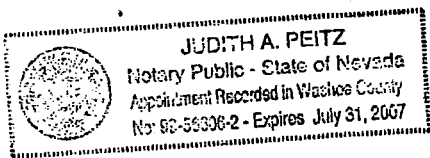
Country Fair, LLC

By: [Signature]
Name: Robert F. Nielsen
Title: MANAGING MEMBER

STATE OF Nevada)
) ss
County of Washoe)

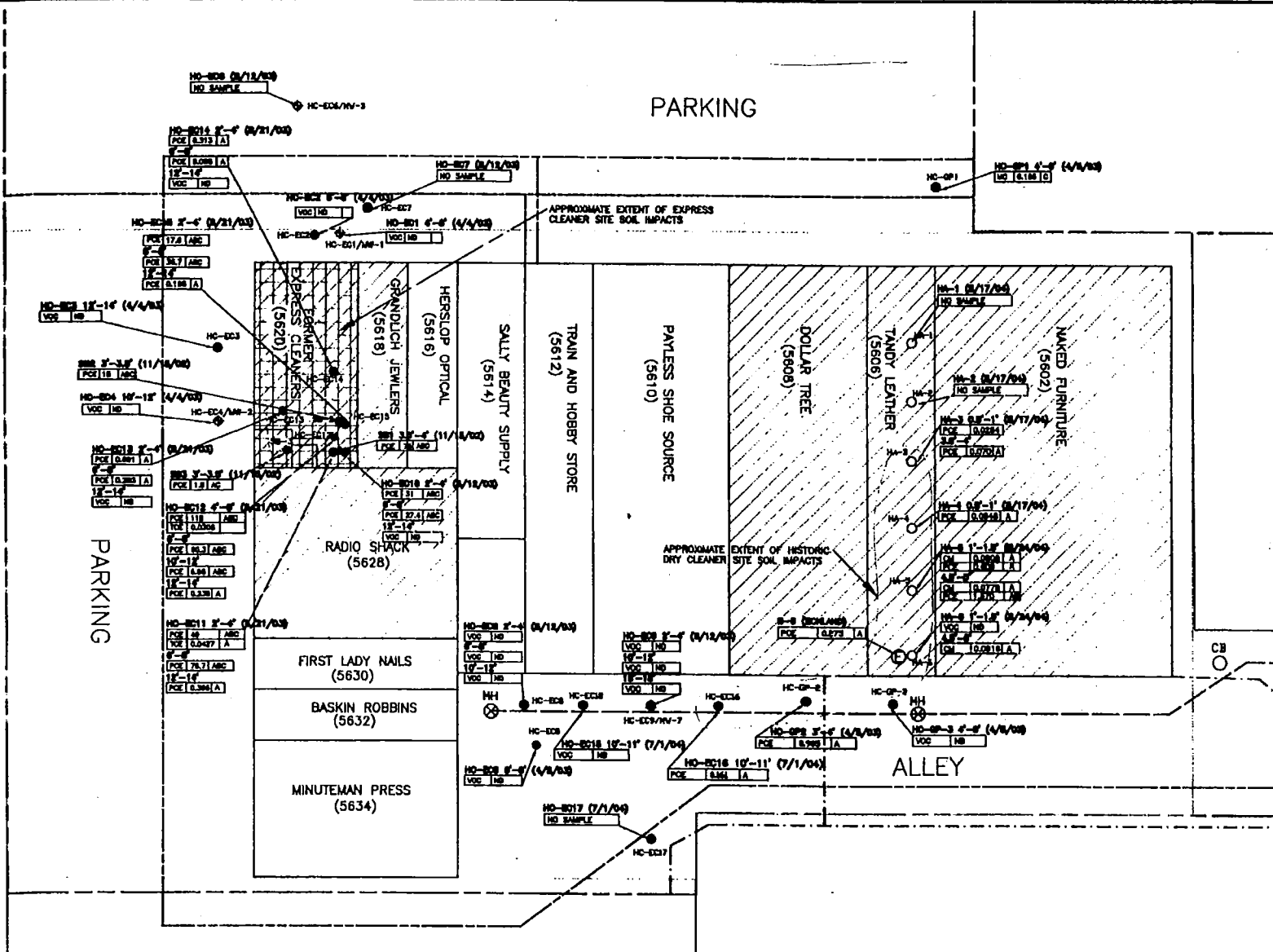
Personally came before me this 19 day of Apr. 1, 2005, the above named Robert F. Nielsen (name), managing member (title), who executed the foregoing instrument and acknowledged the same on behalf of said corporation.

IN WITNESS WHEREOF, I hereto set my hand and notarial seal.

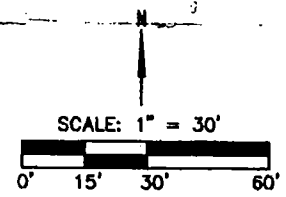


[Signature]
Name: Judith A. Peitz
Notary Public, State of Nevada
My Commission Expires: 7-31-07

This document was drafted by Bruce A. Keyes, Esq., Foley & Lardner LLP, 777 East Wisconsin Avenue, Milwaukee, Wisconsin 53202.



PARKING



- LEGEND**
- HC-EC1/MW1
 - HC-EC2
 - ASSUMED LOCATION OF ECKLAND 2002 BORINGS (WHERE APPLICABLE)
 - SEWER MANHOLE LOCATION
 - CATCH BASIN
 - APPROXIMATE EXTENT OF SOIL IMPACTS
 - 8" WATER MAIN
 - GAS MAIN
 - TELEPHONE LINES
 - STORM SEWER
 - UNDERGROUND ELECTRIC
 - APPROXIMATE PROPERTY BOUNDARY
 - VAPOR BARRIER
 - TENANT SPACES TO BE INVESTIGATED IF/WHEN BUILDING FOUNDATION REMOVED
 - AREA OF DEED RESTRICTION

NOTE:

1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
3. ASSUMED LOCATION OF ECKLAND BORING BASED ON VISUAL EVIDENCE OBTAINED BY MSG ON OCTOBER 1, 2002. ANALYTICAL INFORMATION WAS OBTAINED FROM ECKLAND LETTER TITLED LIMITED PHASE II SUBSURFACE INVESTIGATION, DATED JULY 10, 2002. A MAP DEPICTING THE LOCATION AND ACTUAL ANALYTICAL DATA WAS NOT AVAILABLE FOR MSG REVIEW.
4. A - EXCEEDS USEPA SOIL SCREENING LEVELS FOR SOIL TO GROUNDWATER
5. B - EXCEEDS USEPA SOIL SCREENING LEVELS FOR AMBIENT VOLATILE INHALATION
6. C - EXCEEDS USEPA SOIL SCREENING LEVELS FOR INGESTION

- 7. PCE - TETRACHLOROETHYLENE
- 8. MC - METHYLENE CHLORIDE
- 9. VOO - VOLATILE ORGANIC COMPOUNDS
- 10. ND - NON DETECT
- 11. (U) - ESTIMATED CONCENTRATION BELOW LABORATORY QUANTITATION LEVEL

The Mannik & Smith Group, Inc.

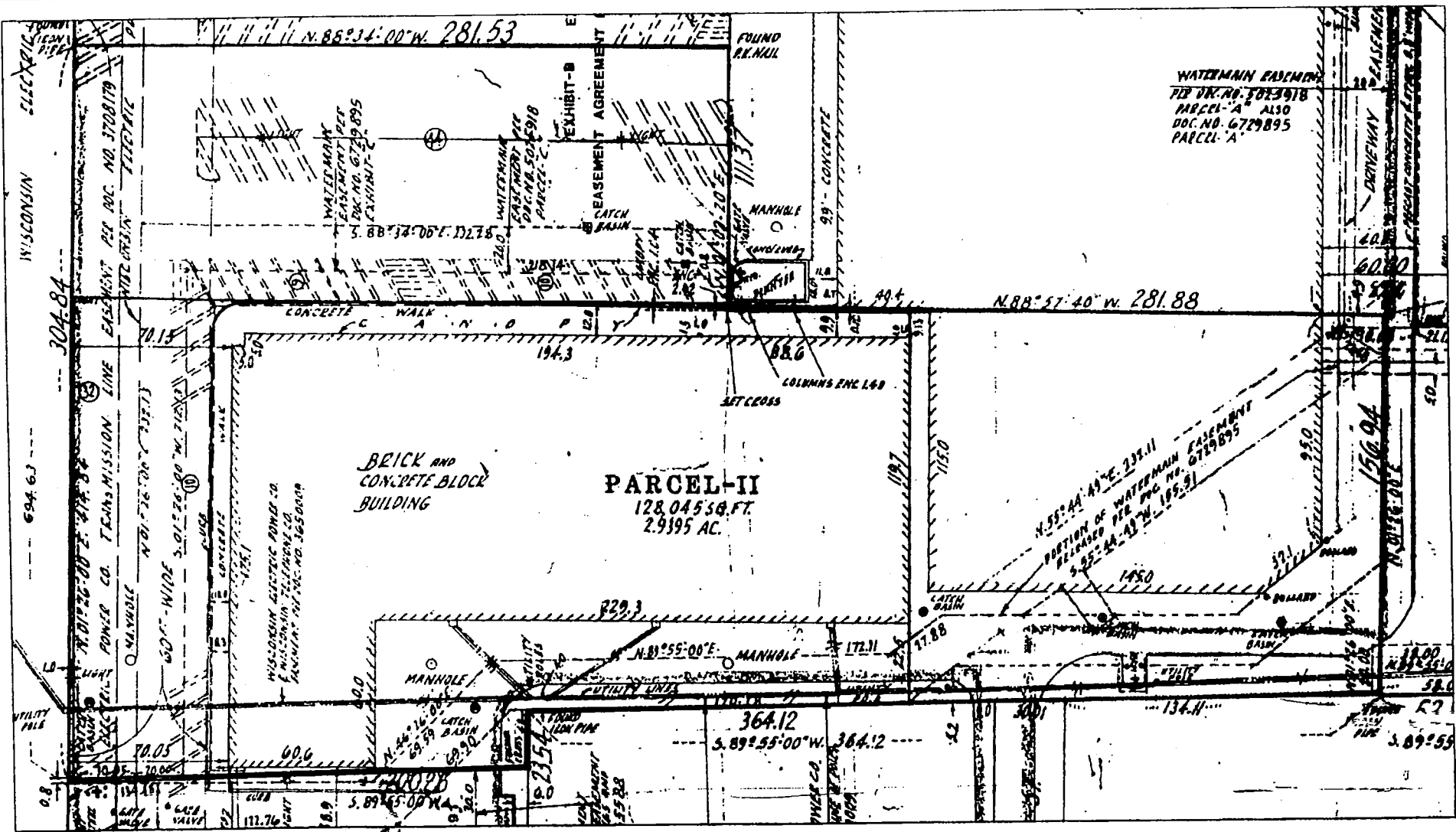
15300 Alameda Drive, Suite 205 Dublin, California 94568
Telephone: (415) 271-2222

ATTACHMENT I

SUMMARY OF SOIL ANALYTICAL RESULTS (mg/kg)

FORMER EXPRESS CLEANERS AND HISTORIC CLEANERS
5280 AND 5806 S. 108TH STREET, HALES CORNERS, WI

DATE	DRAWN BY	DESIGNED BY	PROJECT NO.
12/04	LE	MSZ	42006/319

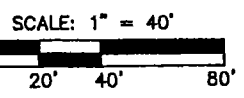


WATERMAIN EASEMENT
 PER DEC. NO. 5023978
 PARCEL "A" ALSO
 DEC. NO. 6729895
 PARCEL "A"

BRICK AND
 CONCRETE BLOCK
 BUILDING

PARCEL-II
 128,045.38 FT.
 2.9195 AC.

PORTION OF WATERMAIN EASEMENT
 RELEASED PER DEC. NO. 6729895
 N. 55° 44' 49" E. 131.11
 S. 85° 34' 41" W. 185.91



- LEGEND
- PARCEL BOUNDARY
 - RESTRICTED AREA

NOTES:
 1. MAP ADAPTED FROM NATIONAL SURVEY &
 ENGINEERING PLAT OF SURVEY MAP, DATED
 FEBRUARY 3, 1994.

Mannik & Smith
 Group, Inc.

11209 Ardenway Drive, Suite 200, Danbury, Michigan 48128
 Telephone (517) 297-2822

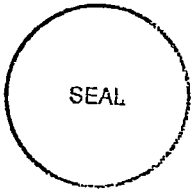
ATTACHMENT 2
AREA OF DEED RESTRICTION
 FORMER EXPRESS CLEANERS AND HISTORIC CLEANERS
 5200 AND 5600 S. 108TH STREET, HAWES CORNERS, WI

DATE 01/05	DRAWN BY LAF	DESIGNED BY LAF	PROJECT NO. MDS00496
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CERTIFICATE NO. **276783**

STATE OF WISCONSIN
MILWAUKEE COUNTY

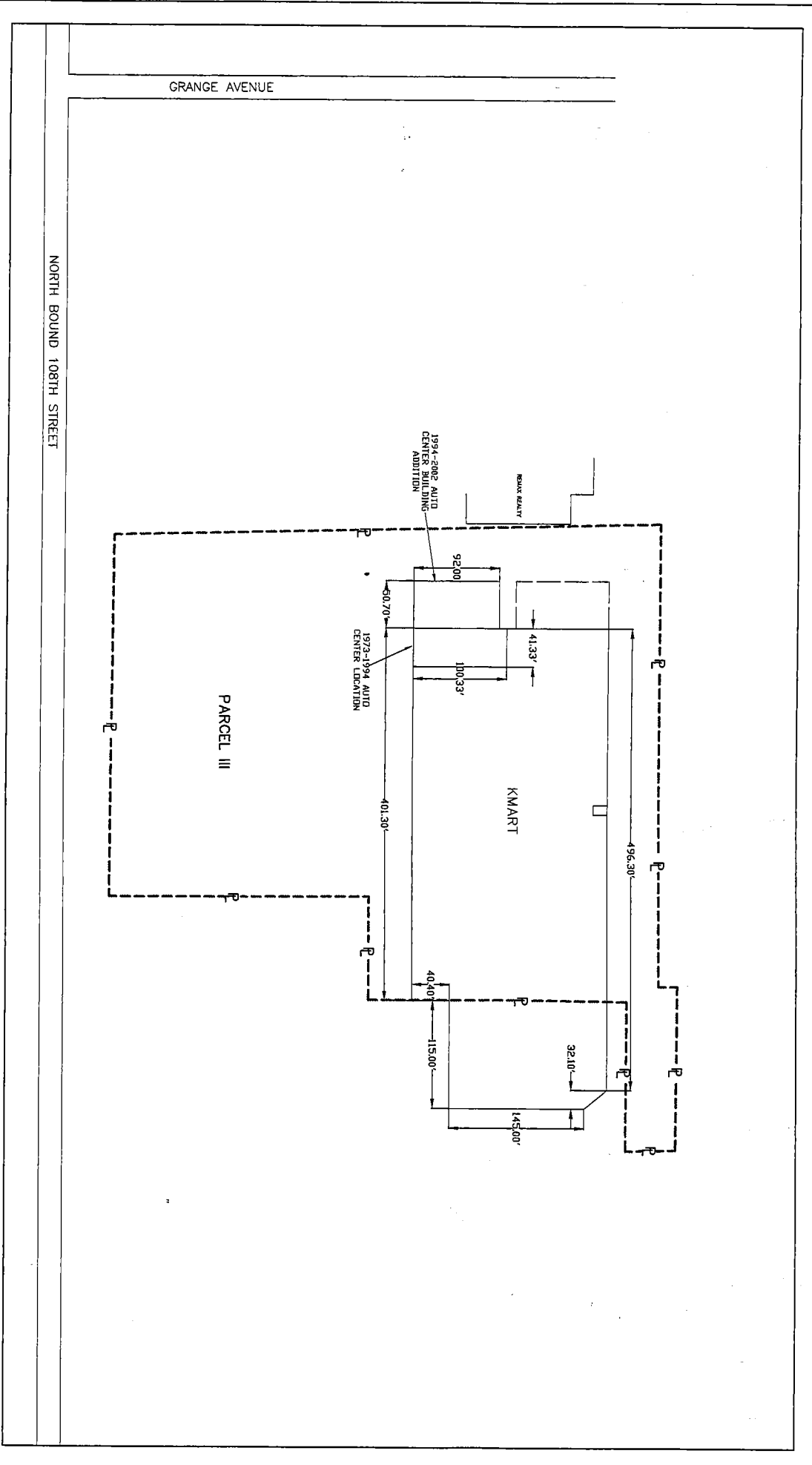
OFFICE OF
REGISTER OF DEEDS



I, the undersigned
Register of Deeds of
Milwaukee County,
hereby certify that
this document is a
true and correct copy
of the original on
file or record in
this office.

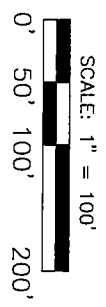
Witness my hand and
official seal this

APR 20 2005
John La Fave
John La Fave

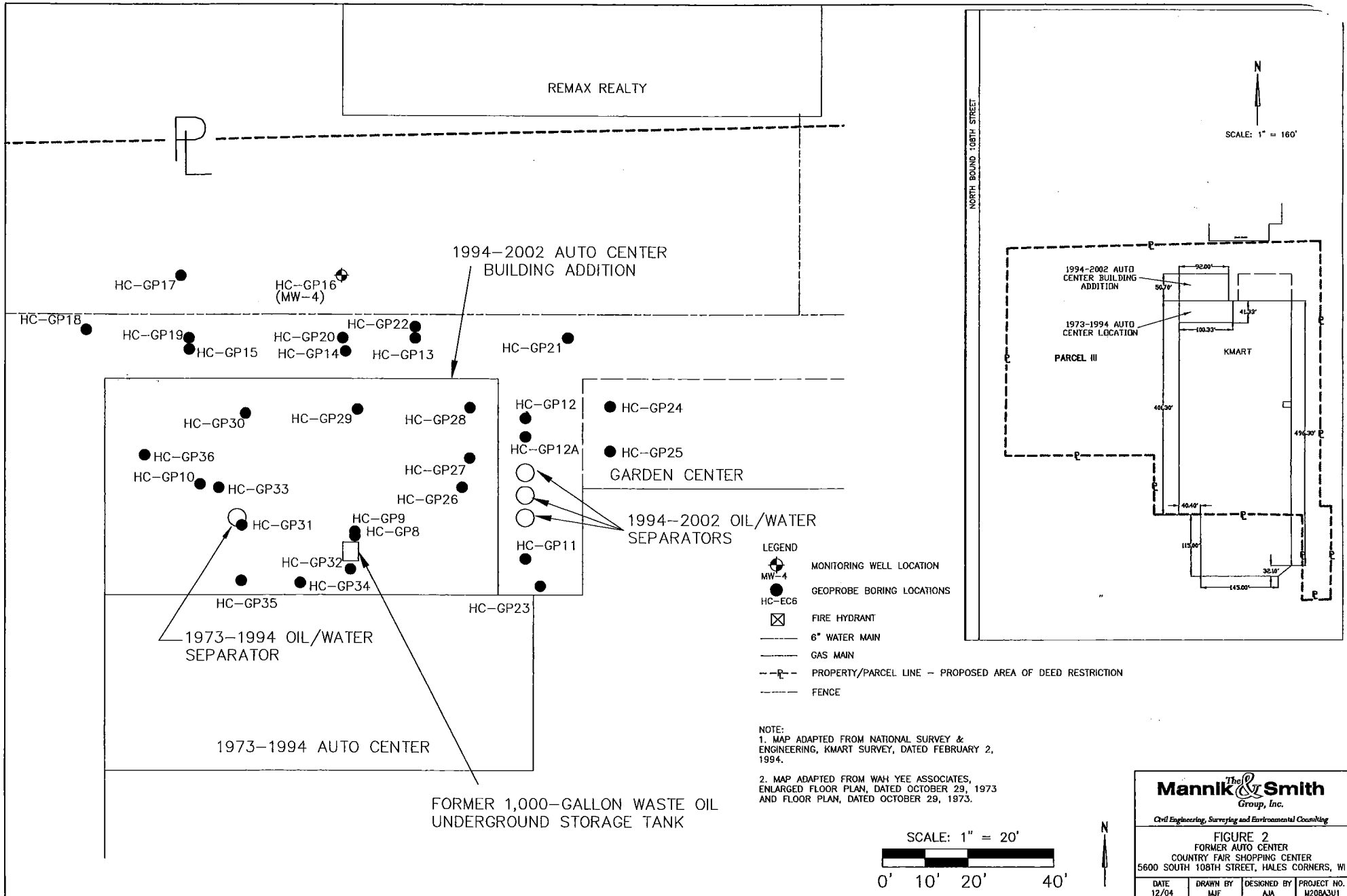


LEGEND
 --- PROPERTY/PARCEL LINE
 - - - - - PROPOSED AREA OF DEED RESTRICTION

NOTE:
 1. MAP ADAPTED FROM NATIONAL SURVEY & ENGINEERING, KMART SURVEY, DATED FEBRUARY 2, 1994.
 2. MAP ADAPTED FROM WAH YEE ASSOCIATES, ENLARGED FLOOR PLAN, DATED OCTOBER 29, 1973 AND FLOOR PLAN, DATED OCTOBER 29, 1973.



Mannik & Smith Civil Engineering, Surveying and Environmental Consulting			
FIGURE 1 FORMER AUTO CENTER COUNTRY FARM SHOPPING CENTER 5600 SOUTH 108TH STREET, WALES CORNERS, WI			
DATE 12/04	DRAWN BY AM	DESIGNED BY AM	PROJECT NO. W20083011



The Mannik & Smith Group, Inc.
Civil Engineering, Surveying and Environmental Consulting

FIGURE 2
 FORMER AUTO CENTER
 COUNTRY FAIR SHOPPING CENTER
 5600 SOUTH 108TH STREET, HALES CORNERS, WI

DATE 12/04	DRAWN BY IAJF	DESIGNED BY AJA	PROJECT NO. M208A3U1
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March 15, 2005

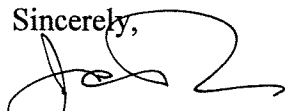
Ms. Victoria Stovall, Program Assistant
Remediation and Redevelopment Program
Wisconsin Department of Natural Resources
2300 North Martin Luther King Drive
Milwaukee, WI 53212

RE: Statement of Responsible Party
5606 and 5620 South 108th Street, Hales Corners, WI 53130

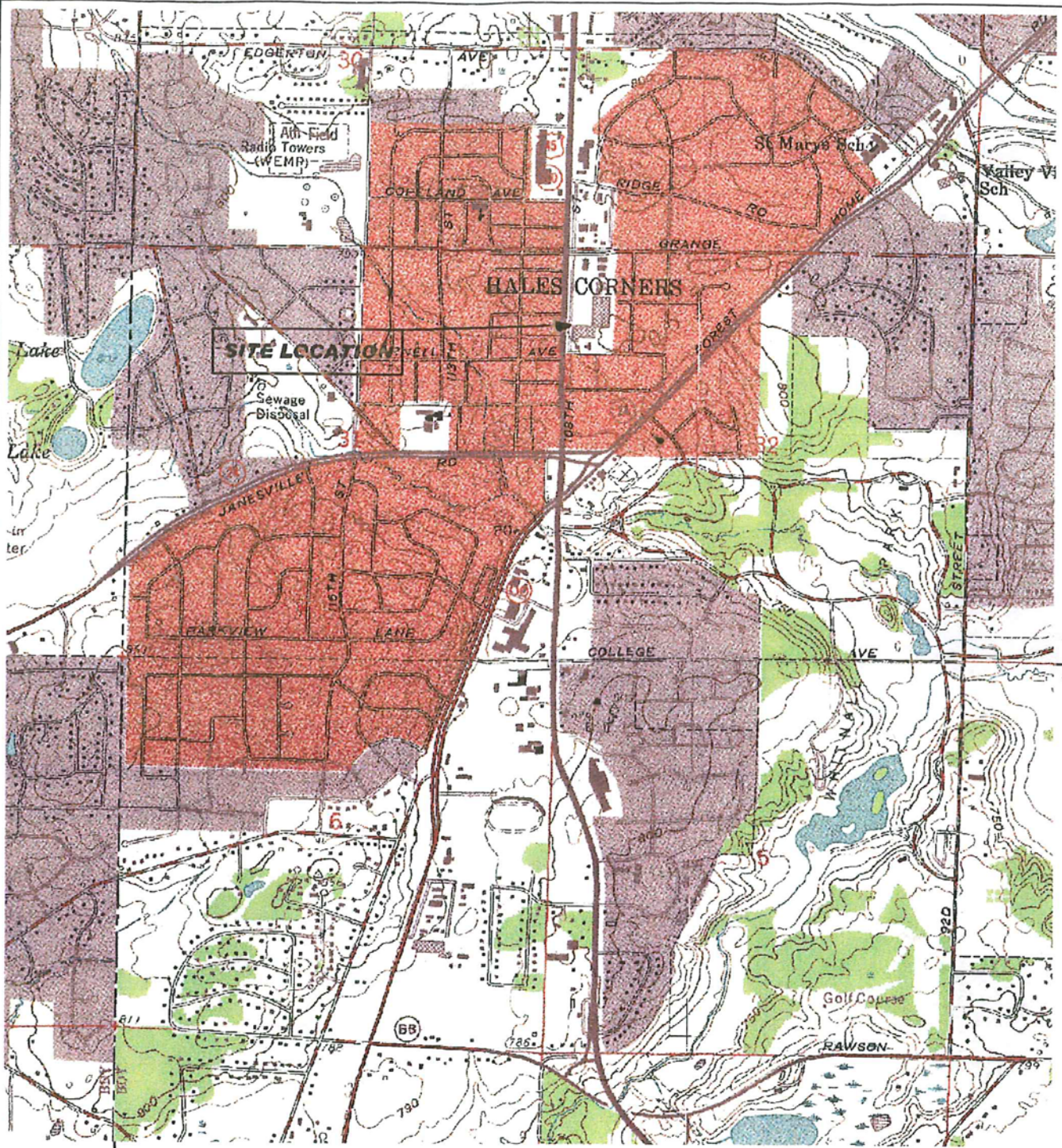
Dear Ms. Stovall:

As required for site closure under the Wisconsin Department of Natural Resources Geographic Information System Registry of Closed Remediation Sites, Malan Liquidating Trust, the responsible party for the sites located at 5606 and 5620 South 108th Street, Hales Corners, believes that the legal description for the sites being submitted to the Wisconsin Department of Natural Resources is complete and accurate.

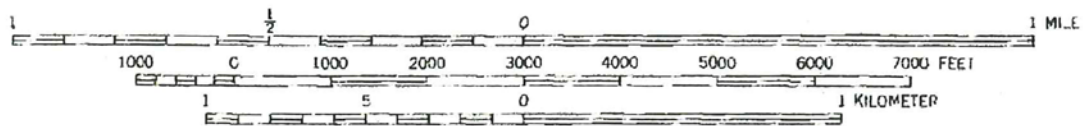
Sincerely,

A handwritten signature in black ink, appearing to read "John Roberson", with a large, stylized flourish extending from the end of the signature.

John Roberson
Malan Liquidating Trust



R20E R21E



CONTOUR INTERVAL 10 FEET
 NATIONAL GEODETIC VERTICAL DATUM OF 1929

SCALE 1"=2000'

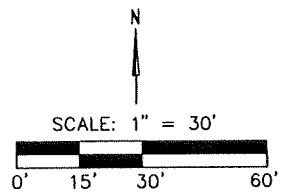
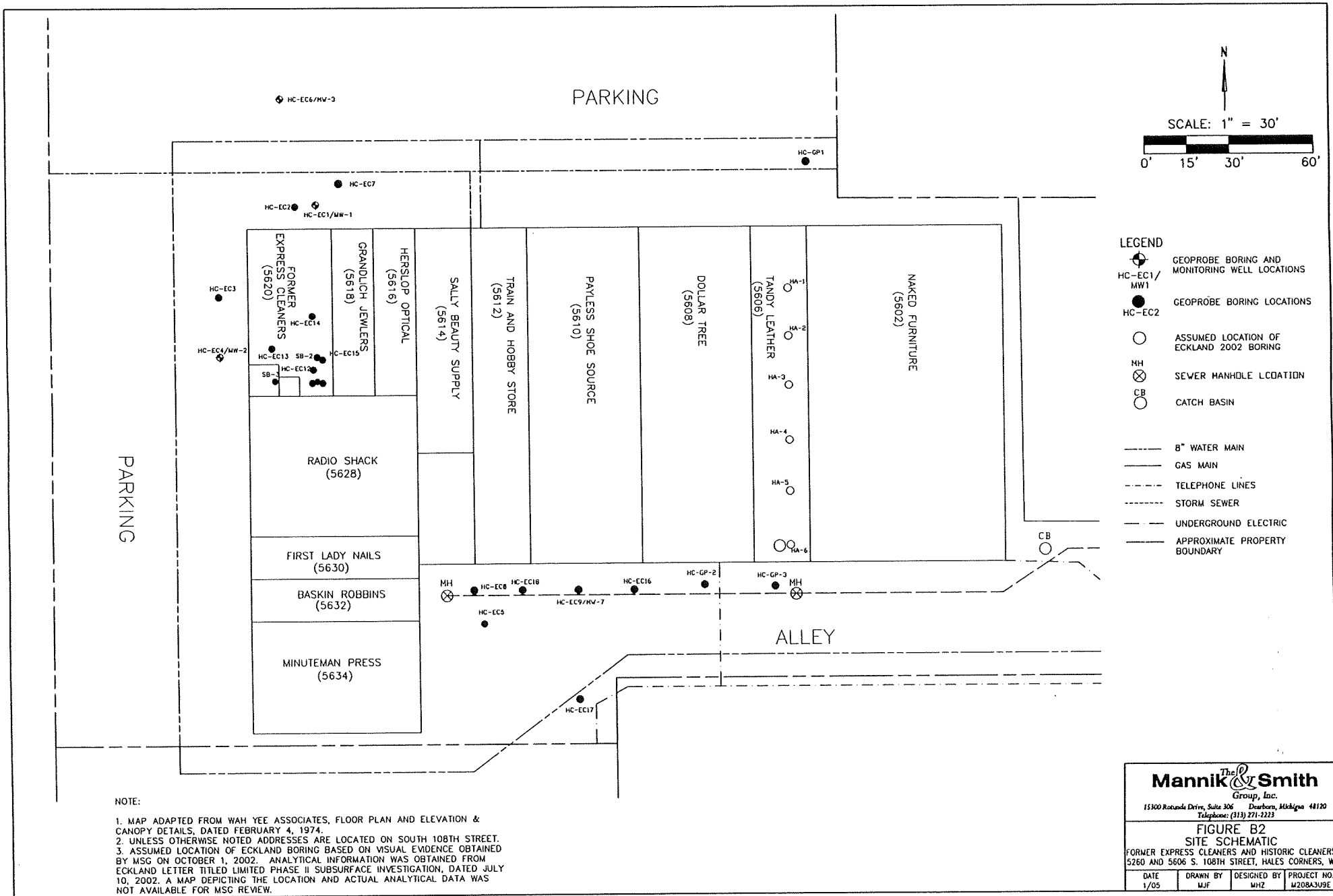
Mannik & Smith
 Group, Inc.

15300 Rotunda Drive, Suite 306 Dearborn, Michigan 48120
 Telephone: (313) 271-2223

FIGURE 1.0
 SITE LOCATION MAP
 COUNTRY FAIR SHOPPING CENTER
 5600 S. 108TH STREET, HALES CORNERS, WI

NOTE:
 MAP ADAPTED FROM USGS HALES
 CORNERS, WI. 7.5 MINUTE
 QUADRANGLE SERIES, DATED 1959,
 PHOTOREVISED 1994.

DATE	DRAWN BY	DESIGNED BY	PROJECT NO.
12/03	DJG	SAC	M208A3U1



- LEGEND**
- GEOPROBE BORING AND MONITORING WELL LOCATIONS
 - GEOPROBE BORING LOCATIONS
 - ASSUMED LOCATION OF ECKLAND 2002 BORING
 - SEWER MANHOLE LOCATION
 - CATCH BASIN
 - 8" WATER MAIN
 - GAS MAIN
 - TELEPHONE LINES
 - STORM SEWER
 - UNDERGROUND ELECTRIC
 - APPROXIMATE PROPERTY BOUNDARY

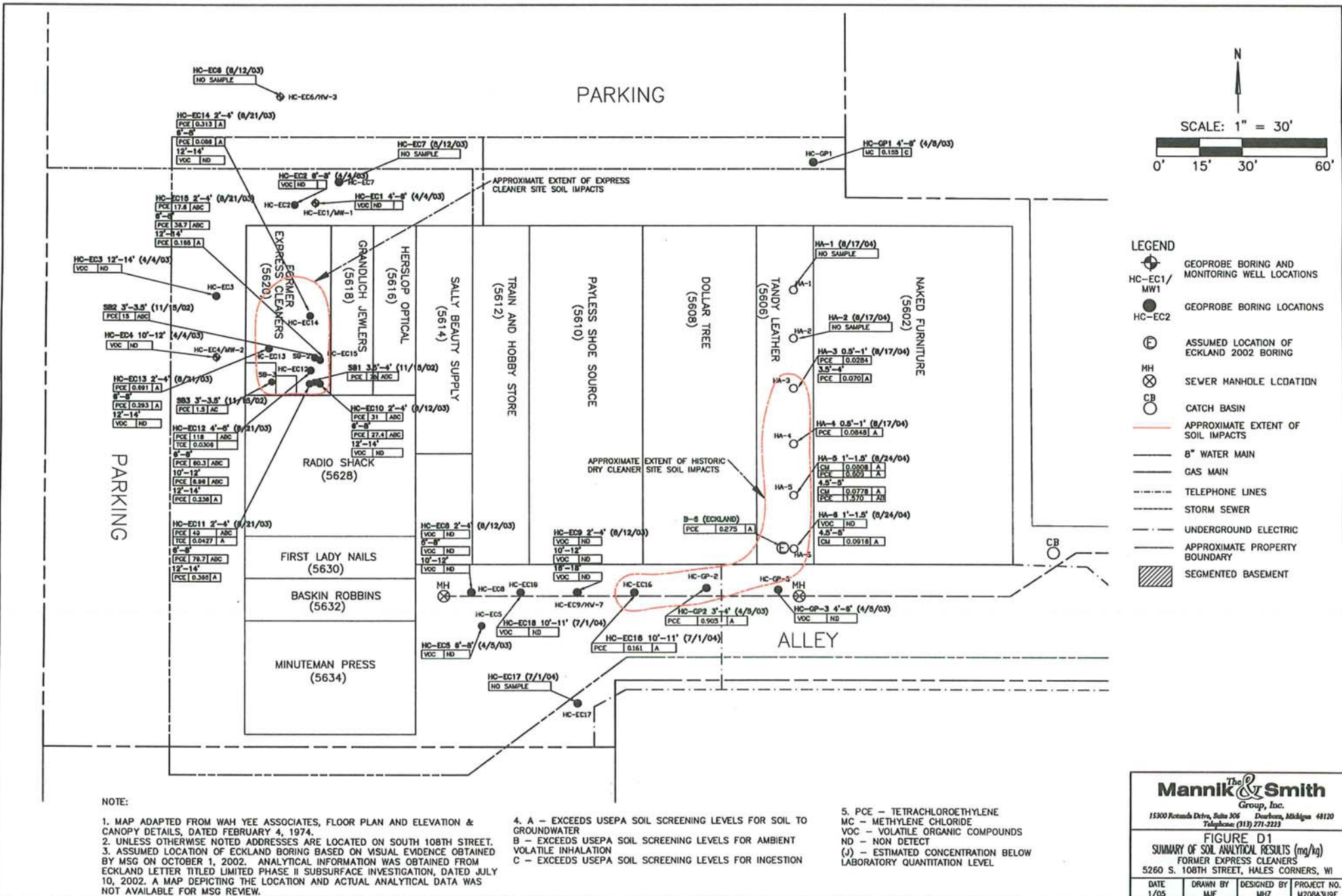
NOTE:

1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
3. ASSUMED LOCATION OF ECKLAND BORING BASED ON VISUAL EVIDENCE OBTAINED BY MSG ON OCTOBER 1, 2002. ANALYTICAL INFORMATION WAS OBTAINED FROM ECKLAND LETTER TITLED LIMITED PHASE II SUBSURFACE INVESTIGATION, DATED JULY 10, 2002. A MAP DEPICTING THE LOCATION AND ACTUAL ANALYTICAL DATA WAS NOT AVAILABLE FOR MSG REVIEW.

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 11300 Rotunda Drive, Suite 306 Dearborn, Michigan 48120
 Telephone: (313) 271-2223

FIGURE B2
SITE SCHEMATIC
 FORMER EXPRESS CLEANERS AND HISTORIC CLEANERS
 5260 AND 5606 S. 108TH STREET, HALE'S CORNERS, MI

DATE 1/05	DRAWN BY MJF	DESIGNED BY MHZ	PROJECT NO. M208A3U9E
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NOTE:

1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
3. ASSUMED LOCATION OF ECKLAND BORING BASED ON VISUAL EVIDENCE OBTAINED BY MSG ON OCTOBER 1, 2002. ANALYTICAL INFORMATION WAS OBTAINED FROM ECKLAND LETTER TITLED LIMITED PHASE II SUBSURFACE INVESTIGATION, DATED JULY 10, 2002. A MAP DEPICTING THE LOCATION AND ACTUAL ANALYTICAL DATA WAS NOT AVAILABLE FOR MSG REVIEW.

4. A - EXCEEDS USEPA SOIL SCREENING LEVELS FOR SOIL TO GROUNDWATER
- B - EXCEEDS USEPA SOIL SCREENING LEVELS FOR AMBIENT VOLATILE INHALATION
- C - EXCEEDS USEPA SOIL SCREENING LEVELS FOR INGESTION

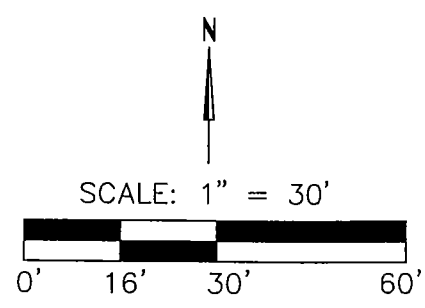
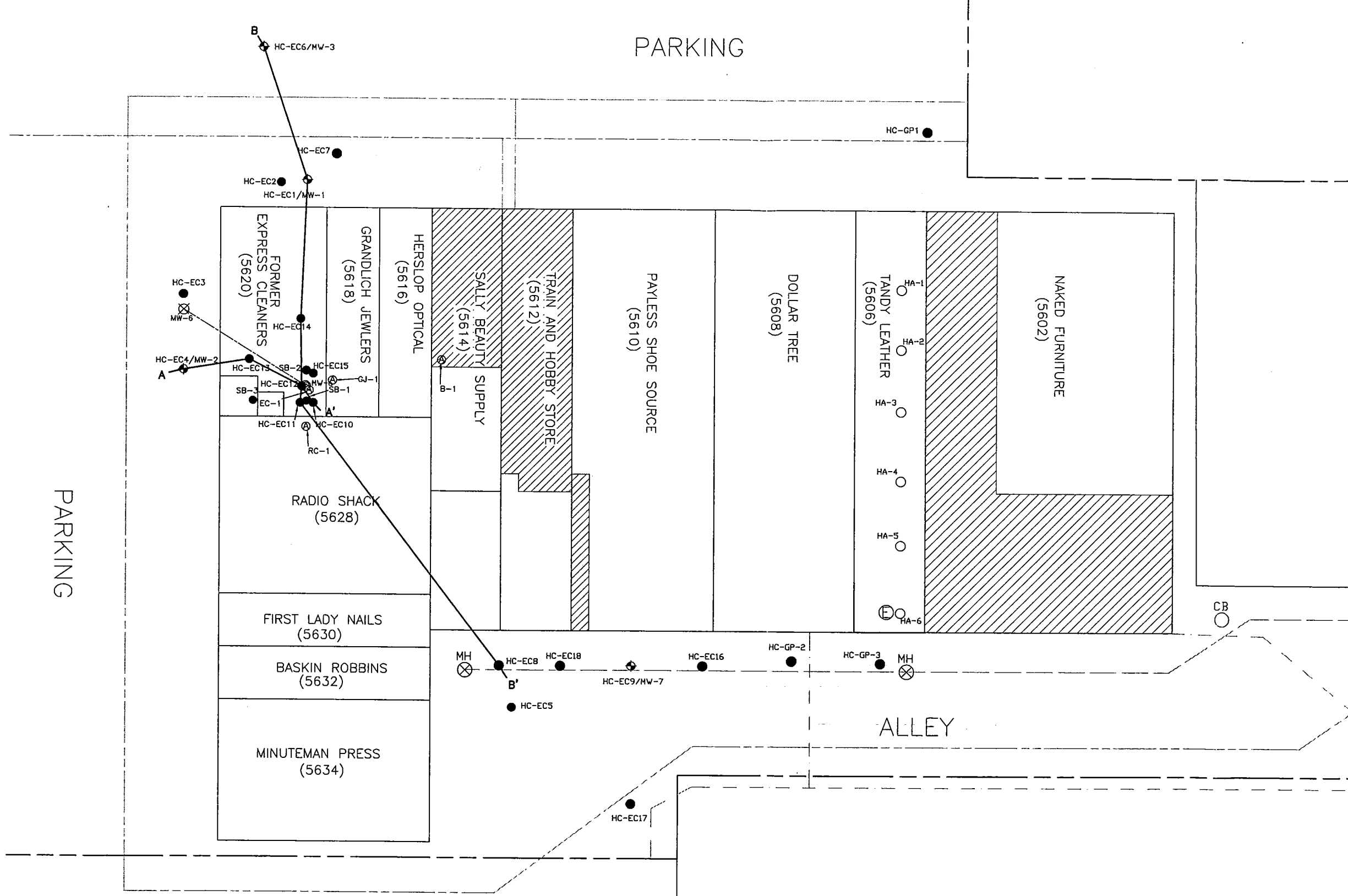
5. PCE - TETRACHLOROETHYLENE
- MC - METHYLENE CHLORIDE
- VOC - VOLATILE ORGANIC COMPOUNDS
- ND - NON DETECT
- (J) - ESTIMATED CONCENTRATION BELOW LABORATORY QUANTITATION LEVEL

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Telephone: (313) 271-3223

FIGURE D1
SUMMARY OF SOIL ANALYTICAL RESULTS (mg/kg)
FORMER EXPRESS CLEANERS
5260 S. 108TH STREET, MALES CORNERS, MI

DATE	DRAWN BY	DESIGNED BY	PROJECT NO.
1/05	MLF	MRZ	M208A309E

S:\Projects\Env\m208\CS\m208a3u9\Hales Corner\W\208a3u9\Express Cleaners Closure Report\W208a3u9D\SITESCHEM
 CAD Dwg. K (Eng.) 1=1
 Last Revision By: AJT
 Date: 02/15/05
 Description: reprint for report



- LEGEND**
- HC-EC2 GEOPROBE BORING LOCATIONS
 - ⊕ ASSUMED LOCATION OF ECKLAND 2002 BORING
 - HAND AUGER BORING LOCATION
 - ⊙ AIR SAMPLE LOCATION
 - MH SEWER MANHOLE LOCATION
 - ⊗ CATCH BASIN
 - GEOLOGIC CROSS SECTION LOCATION
 - - - 8" WATER MAIN
 - · - · GAS MAIN
 - · - · TELEPHONE LINES
 - · - · STORM SEWER
 - · - · UNDERGROUND ELECTRIC
 - · - · APPROXIMATE PROPERTY BOUNDARY
 - ▨ SEGMENTED BASEMENT

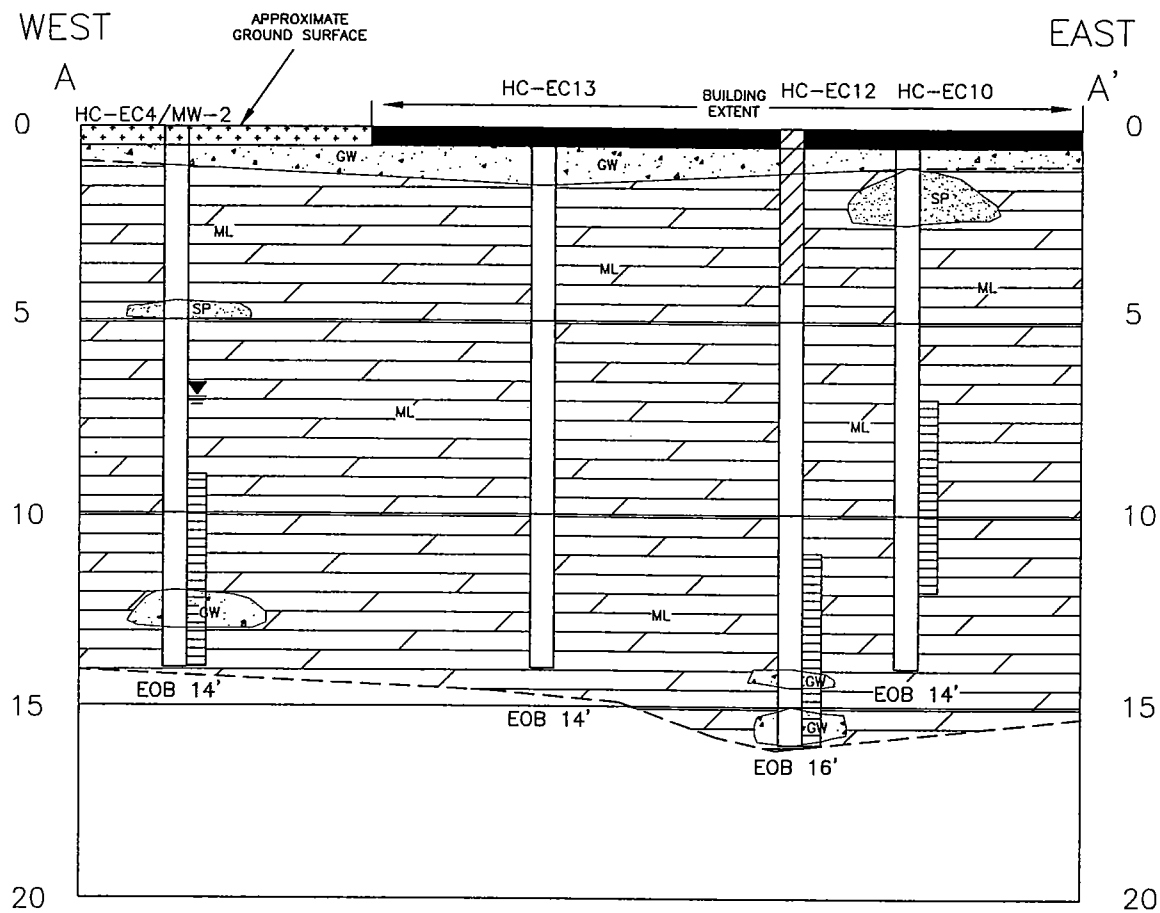
NOTE:

1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
3. ASSUMED LOCATION OF ECKLAND BORING BASED ON VISUAL EVIDENCE OBTAINED BY MSG ON OCTOBER 1, 2002. ANALYTICAL INFORMATION WAS OBTAINED FROM ECKLAND LETTER TITLED LIMITED PHASE II SUBSURFACE INVESTIGATION, DATED JULY 10, 2002. A MAP DEPICTING THE LOCATION AND ACTUAL ANALYTICAL DATA WAS NOT AVAILABLE FOR MSG REVIEW.

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 Telephone: (313) 271-2223

FIGURE 2.0
 COUNTRY FAIR SHOPPING CENTER SCHEMATIC
 AND SAMPLING LOCATION MAP
 (HISTORIC DRY CLEANERS AND EXPRESS CLEANERS SITES)
 5606 S. 108TH STREET, HALES CORNERS, WI

DATE 10/04	DRAWN BY AJT	DESIGNED BY AJT	PROJECT NO. M208A3U9D
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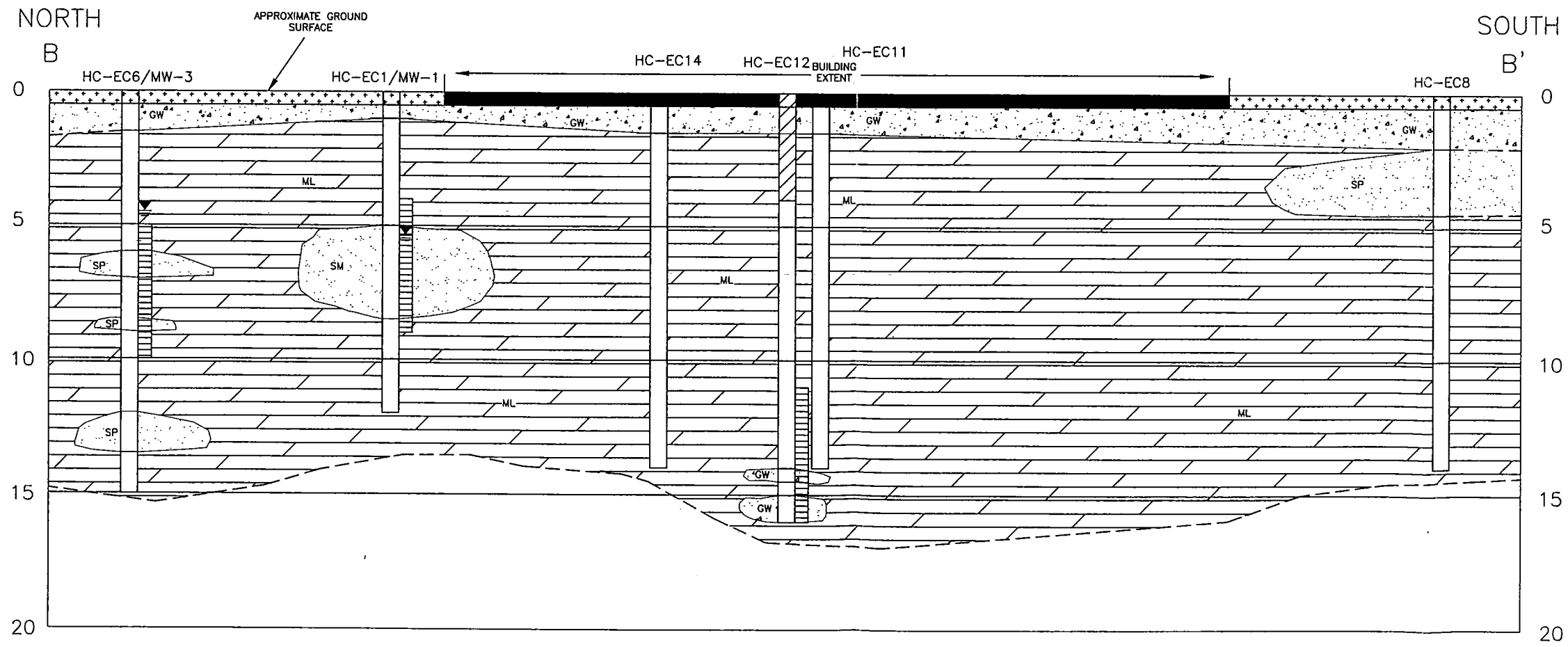
CROSS-SECTION SCALE
 VERTICAL: 1" = 5'
 HORIZONTAL 1" = 20'

NOTE:
 1. LOCATION OF CROSS-SECTIONS ARE DEPICTED ON FIGURE 2.0, SITE SCHEMATIC.
 2. SOIL CLASSIFICATIONS ARE TAKEN FROM SOIL BORING CONDUCTED ON APRIL 4 AND 5, 2003 AND AUGUST 21, 2003.
 3. SOIL CLASSIFICATIONS ADAPTED FROM UNITED STATES GEOLOGICAL SURVEY FIELD CLASSIFICATIONS.

LEGEND:

ML - INORGANIC SILTS AND VERY FINE SANDS, ROCK FLOUR, SILTY OR CLAYEY FINE SANDS, OR CLAYEY SILTS WITH SLIGHT PLASTICITY.
 SM - SILTY SANDS, SAND-SILT MIXTURES
 SP - POORLY GRADED SANDS OR GRAVELLY SANDS, LITTLE OR NO FINES.
 GW - WELL GRADED GRAVELS OR GRAVEL-SAND MIXTURES, LITTLE OR NO FINES.

	ASPHALT		SAND & GRAVEL
	CONCRETE		SILT
	SAND		NO RECOVERY

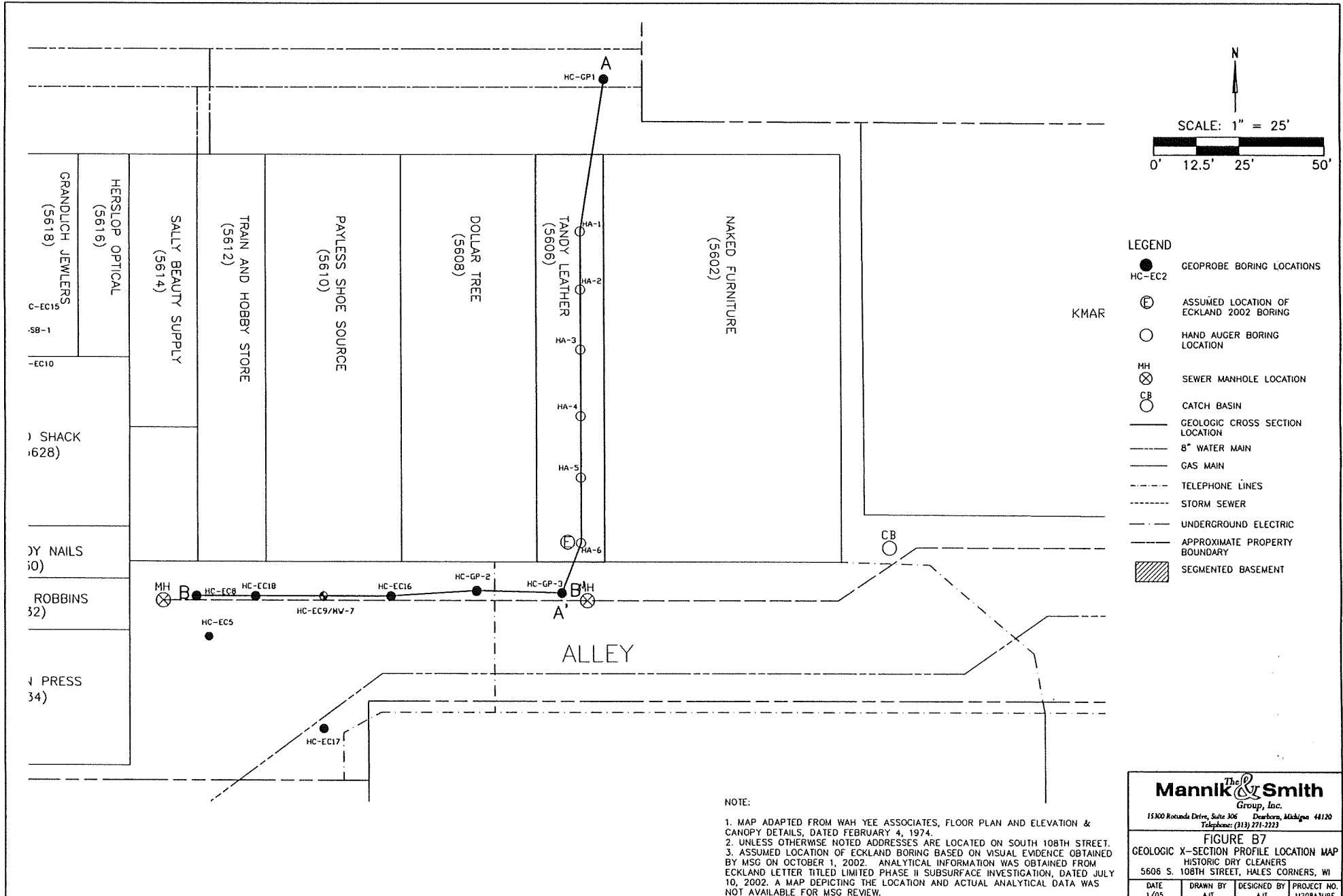


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 Civil Engineering, Surveying and Environmental Consulting

FIGURE 3
 GEOLOGIC CROSS-SECTION
 FORMER EXPRESS CLEANERS
 5620 SOUTH 108TH STREET, HALES CORNERS, WI

DATE 4/03	DRAWN BY DJG	DESIGNED BY AJA	PROJECT NO. M208A3U
--------------	-----------------	--------------------	------------------------

S:\Projects\env\m208a\208a3u\208a3u3\Express Cleaners Closure Report\m208a3u3a.section
 CAD Dwg. Sc (Eng.) 1=1
 Last CAD Revision: 02/15/04
 Last Revision By: AJT
 Description: reprint



- LEGEND**
- HC-EC2 GEOPROBE BORING LOCATIONS
 - ⊕ ASSUMED LOCATION OF ECKLAND 2002 BORING
 - HAND AUGER BORING LOCATION
 - MH SEWER MANHOLE LOCATION
 - CB CATCH BASIN
 - GEOLOGIC CROSS SECTION LOCATION
 - 8" WATER MAIN
 - GAS MAIN
 - TELEPHONE LINES
 - STORM SEWER
 - UNDERGROUND ELECTRIC
 - APPROXIMATE PROPERTY BOUNDARY
 - ▨ SEGMENTED BASEMENT

NOTE:

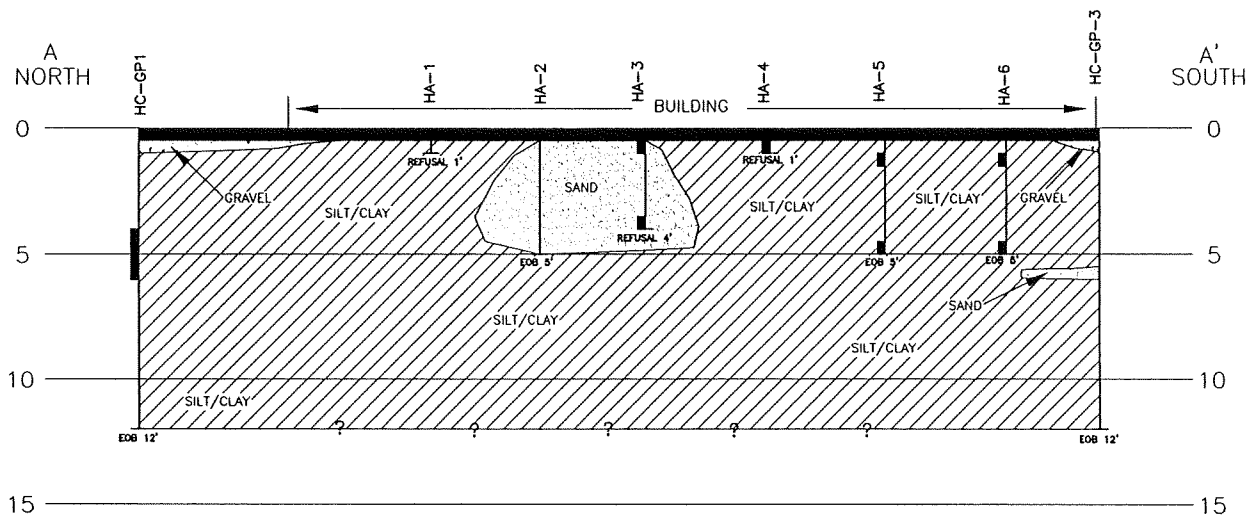
1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
3. ASSUMED LOCATION OF ECKLAND BORING BASED ON VISUAL EVIDENCE OBTAINED BY MSG ON OCTOBER 1, 2002. ANALYTICAL INFORMATION WAS OBTAINED FROM ECKLAND LETTER TITLED LIMITED PHASE II SUBSURFACE INVESTIGATION, DATED JULY 10, 2002. A MAP DEPICTING THE LOCATION AND ACTUAL ANALYTICAL DATA WAS NOT AVAILABLE FOR MSG REVIEW.

Mannik & Smith
Group, Inc.

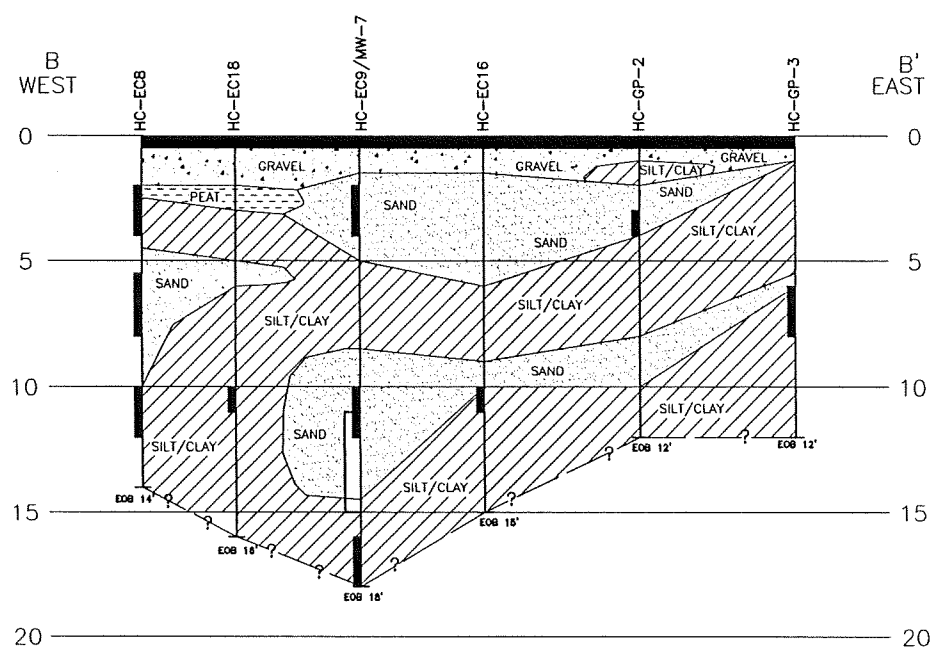
15300 Ronada Drive, Suite 306 Dearborn, Michigan 48120
Telephone: (313) 271-2223

FIGURE B7
GEOLOGIC X-SECTION PROFILE LOCATION MAP
HISTORIC DRY CLEANERS
5606 S. 108TH STREET, HALES CORNERS, WI

DATE 1/05	DRAWN BY AJT	DESIGNED BY AJT	PROJECT NO. W208A3USE
--------------	-----------------	--------------------	--------------------------



SCALE:
 VERTICAL: 1" = 5'
 HORIZONTAL 1" = 20'



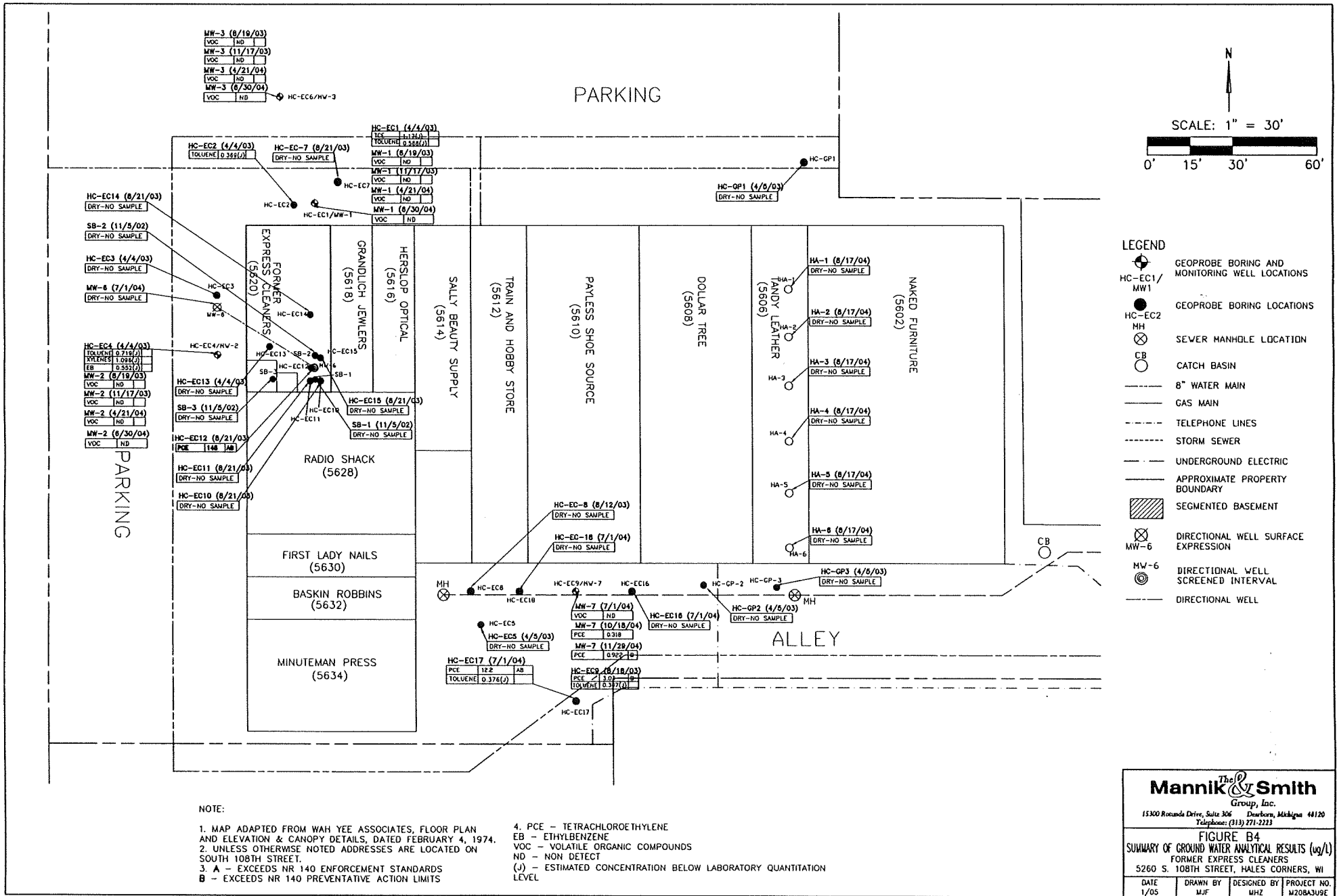
- LEGEND:
- CONCRETE/ASPHALT
 - SILT/CLAY
 - SAND
 - GRAVEL
 - PEAT
 - GROUND WATER SAMPLE INTERVAL
 - SOIL SAMPLE INTERVAL

- NOTES:
1. SOIL BORINGS WERE COMPLETED BY MSC ON 4/5/03, 8/12/03, 7/1/04, 8/17/04, AND 8/24/03.
 2. EOB = END OF BORING
 3. ? - DENOTES UNKNOWN EXTENT OF STRATUM

Mannik & Smith
 Group, Inc.
 15300 Riverside Drive, Suite 306 Dearborn, Michigan 48120
 Telephone: (313) 271-2233

FIGURE B8
 GEOLOGIC CROSS SECTIONS A-A' AND B-B'
 HISTORIC DRY CLEANERS
 5606 S. 108TH STREET, HALES CORNERS, WI

DATE 1/05	DRAWN BY DJG	DESIGNED BY AJT	PROJECT NO. W208A309E
--------------	-----------------	--------------------	--------------------------



NOTE:

1. MAP ADAPTED FROM WAH YEE ASSOCIATES, FLOOR PLAN AND ELEVATION & CANOPY DETAILS, DATED FEBRUARY 4, 1974.
2. UNLESS OTHERWISE NOTED ADDRESSES ARE LOCATED ON SOUTH 108TH STREET.
3. A - EXCEEDS NR 140 ENFORCEMENT STANDARDS
B - EXCEEDS NR 140 PREVENTATIVE ACTION LIMITS

4. PCE - TETRACHLOROETHYLENE
EB - ETHYLBENZENE
VOC - VOLATILE ORGANIC COMPOUNDS
ND - NON DETECT
(J) - ESTIMATED CONCENTRATION BELOW LABORATORY QUANTITATION LEVEL

Mannik & Smith
Group, Inc.
15300 Rosanda Drive, Suite 306 Dearborn, Michigan 48120
Telephone: (313) 271-2233

FIGURE B4
SUMMARY OF GROUND WATER ANALYTICAL RESULTS (ug/L)
FORMER EXPRESS CLEANERS
5260 S. 108TH STREET, HALES CORNERS, WI

DATE 1/05	DRAWN BY M.J.F.	DESIGNED BY M.H.Z.	PROJECT NO. W208A309E
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TABLE 2. SUMMARY OF SOIL SAMPLE ANALYTICAL DETECTIONS (mg/kg)

Former Express Cleaners Site
Hales Corners, Wisconsin

EPA 8021	US EPA Soil Screening Levels			SB1	SB2	SB3	HC-GP1	HC-GP2	HC-GP3	HC-EC1	HC-EC2	HC-EC3	HC-EC4	HC-EC5
	Ingestion *	Ambient Volatile Inhalation *	Soil to Ground Water *	(3.5-4)	(3-3.5)	(3-3.5)	(4-6)	(3-4)	(4-6)	(3-4)	(6-8)	(12-14)	(10-12)	(6-8)
				#####	#####	#####	04/05/2003	#####	#####	#####	#####	#####	#####	#####
Methylene Chloride	763	2.5	0.0016	<0.025	<0.025	<0.025	0.155	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
Tetrachloroethylene	1.23	2.11	0.041	75	15	1.5	<0.025	0.905	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
Trichloroethylene	5.81	0.85	0.037	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025

EPA 8021	US EPA Soil Screening Levels			HC-EC10	HC-EC10	HC-EC10	HC-EC11	HC-EC11	HC-EC11	HC-EC12	HC-EC12	HC-EC12	HC-EC12	HC-EC13
	Ingestion *	Ambient Volatile Inhalation *	Soil to Ground Water *	(2-4)	(6-8)	(12-14)	(2-4)	(6-8)	(12-14)	(4-6)	(6-8)	(8-10)	(12-14)	(2-4)
				#####	#####	#####	08/21/2003	#####	#####	#####	#####	#####	#####	#####
Methylene Chloride	763	2.5	0.0016	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
Tetrachloroethylene	1.23	2.11	0.041	31	27.4	<0.025	49	79.7	0.366	118	60.3	6.96	0.238	0.691
Trichloroethylene	5.81	0.85	0.037	<0.025	<0.025	<0.025	0.0427	<0.025	<0.025	0.0306	<0.025	<0.025	<0.025	<0.025

EPA 8021	US EPA Soil Screening Levels			HC-EC15	HC-EC15	HC-EC15	HC-EC16	HC-EC18
	Ingestion *	Ambient Volatile Inhalation *	Soil to Ground Water *	(2-4)	(6-8)	(12-14)	(10-11)	(10-11)
				#####	#####	#####	07/01/2004	#####
Methylene Chloride	763	2.5	0.0016	<0.025	<0.025	<0.025	<0.025	<0.025
Tetrachloroethylene	1.23	2.11	0.041	17.6	36.7	0.165	0.161	<0.025
Trichloroethylene	5.81	0.85	0.037	<0.025	<0.025	<0.025	<0.025	<0.025

* Values derived from the USEPA Soil Screening website using Wisconsin Non-Industrial default parameters.

Green shading denotes parameters exceeding USEPA Soil Screening Levels for Soil to Ground Water.

Orange shading denotes parameters exceeding USEPA Soil Screening Levels for Soil to Ground Water and Soil Screening Levels for Ingestion.

TABLE 4. SUMMARY OF GROUND WATER ANALYTICAL DETECTIONS (ug/L)

Former Express Cleaners Site
Hales Corners, Wisconsin

NR 140 Ground Water Quality - Table 1									
EPA 8021	Enforcement Standard	Preventative Action Limit	Laboratory LOQ	HC-EC1	HC-EC2	HC-EC4	HC-EC9	HC-EC12	HC-EC17
				04/04/2003	04/04/2003	04/04/2003	08/18/2003	08/21/2003	07/01/2004
Ethylbenzene	700	140	1.67	<0.5	<0.5	0.552 (J)	<0.5	<0.5	<0.5
Tetrachloroethylene	5	0.5	1.07	<0.32	<0.32	<0.32	3.03	145	12.2
Toluene	1000	200	0.999	0.568 (J)	0.369 (J)	0.719 (J)	0.307 (J)	<0.3	0.376
Trichloroethylene	5	0.5	1.2	1.17 (J)	<0.39	<0.39	<0.39	<0.39	<0.5
Total Xylenes	10000	1000	3.059	<0.92	<0.92	1.096 (J)	<0.92	<0.92	<0.92

NR 140 Ground Water Quality - Table											
EPA 8021	Enforcement Standard	Preventative Action Limit	Laboratory LOQ	MW-1	MW-1	MW-1	MW-1	MW-2	MW-2	MW-2	MW-2
				08/19/2003	11/17/2003	04/20/2004	06/30/2004	08/19/2003	11/17/2003	04/20/2004	06/30/2004
Ethylbenzene	700	140	1.67	<0.5	<0.5	<0.1	<0.5	<0.5	<0.5	<0.1	<0.5
Tetrachloroethylene	5	0.5	1.07	<0.32	<0.32	<0.1	<0.45	<0.32	<0.32	<0.1	<0.45
Toluene	1000	200	0.999	<0.3	<0.3	<0.4	<0.3	<0.3	<0.3	<0.4	<0.3
Trichloroethylene	5	0.5	1.2	<0.39	<0.36	<0.2	<0.5	<0.39	<0.36	<0.2	<0.5
Total Xylenes	10000	1000	3.059	<0.92	<0.92	<0.4	<0.92	<0.92	<0.92	<0.4	<0.92

NR 140 Ground Water Quality - Table										
EPA 8021	Enforcement Standard	Preventative Action Limit	Laboratory LOQ	MW-3	MW-3	MW-3	MW-3	MW-7	MW-7	MW-7
				08/19/2003	11/17/2003	04/20/2004	06/30/2004	07/01/2004	10/18/2004	11/29/2004
Ethylbenzene	700	140	1.67	<0.5	<0.5	<0.1	<0.5	<0.5	<0.1	
Tetrachloroethylene	5	0.5	1.07	<0.32	<0.32	<0.1	<0.45	<0.45	0.318	0.922
Toluene	1000	200	0.999	<0.3	<0.3	<0.4	<0.3	<0.3	<0.4	
Trichloroethylene	5	0.5	1.2	<0.39	<0.36	<0.2	<0.5	<0.5	<0.2	
Total Xylenes	10000	1000	3.059	<0.92	<0.92	<0.4	<0.92	<0.92	<0.5	

Blue shading denotes concentration exceeding NR 140 Enforcement Standard and Preventative Action Limits.

Green shading denotes concentration exceeding NR140 Preventative Action Limit.

LOQ - Limit of Quantitation

J - Estimated concentration below laboratory quantitation level.

TABLE 3. SUMMARY OF VOC GROUND WATER ANALYTICAL RESULTS

Former Express Cleaners Site
Hales Corners, Wisconsin

NR 140 Ground Water Quality -
Table 1

EPA 8021	Enforcement Standard	Preventative Action Limit	Laboratory LOQ	HC-EC1	HC-EC2	HC-EC4	HC-EC9	HC-EC12	MW-1	MW-2	MW-3	MW-1	MW-2	MW-3	MW-1	MW-2	MW-3	MW-1	MW-2	MW-3	MW-7	HC-EC-17
				4/4/03	4/4/03	4/4/03	8/18/03	8/21/03	8/19/03	8/19/03	8/19/03	11/17/03	11/17/03	11/17/03	4/20/04	4/20/04	4/20/04	6/30/04	6/30/04	6/30/04	7/1/04	7/1/04
Ethylbenzene	700	140	1.67	<0.5	<0.5	0.552 (J)	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.1	<0.1	<0.1	<0.5	<0.5	<0.5	<0.5	<0.5
Tetrachloroethylene	5	0.5	1.07	<0.32	<0.32	<0.32	3.03	145	<0.32	<0.32	<0.32	<0.32	<0.32	<0.32	<0.1	<0.1	<0.1	<0.45	<0.45	<0.45	<0.45	12.2
Toluene	1000	200	0.999	0.568 (J)	0.369 (J)	0.719 (J)	0.307 (J)	<0.3	<0.3	<0.3	<0.3	<0.3	<0.3	<0.3	<0.4	<0.4	<0.4	<0.3	<0.3	<0.3	<0.3	0.376
Trichloroethylene	5	0.5	1.2	1.17 (J)	<0.39	<0.39	<0.39	<0.39	<0.39	<0.39	<0.39	<0.36	<0.36	<0.36	<0.2	<0.2	<0.2	<0.5	<0.5	<0.5	<0.5	<0.5
Total Xylenes	10000	1000	3.059	<0.92	<0.92	1.096 (J)	<0.92	<0.92	<0.92	<0.92	<0.92	<0.92	<0.92	<0.92	<0.4	<0.4	<0.4	<0.92	<0.92	<0.92	<0.92	<0.92

Blue shading denotes concentration exceeding NR 140 Enforcement Standard and Preventative Action Limits.
Green shading denotes concentration exceeding NR140 Preventative Action Limit.

LOQ - Limit of Quantitation
J - Estimated concentration below laboratory quantitation level.

TABLE 3. GROUND WATER ELEVATION DATA

Former Express Cleaners Site
Hales Corners, WI

Well Location	Ground Elevation	Top of Casing Elevation	Total Depth of Well	Depth to Water (8/19/03)	Ground Water Elevation (8/19/03)	Depth to Water (11/17/03)	Ground Water Elevation (11/17/03)	Depth to Water (4/21/04)	Ground Water Elevation (4/21/04)	Depth to Water (6/30/04)	Ground Water Elevation (6/30/04)	Depth to Water (7/01/04)	Ground Water Elevation (7/01/04)	Depth to Water (10/18/04)	Ground Water Elevation (10/18/04)
MW-1	95.41	94.93	9.06	5.66	89.27	5.81	89.12	5.49	89.44	5.05	89.88	NA	NA	NA	NA
MW-2	95.30	95.04	14.37	7.07	87.97	7.15	87.89	6.95	88.09	6.73	88.31	NA	NA	NA	NA
MW-3	95.02	94.58	9.13	4.65	89.93	4.91	89.67	3.35	91.23	4.16	90.42	NA	NA	NA	NA
MW-6*	95.64	95.45	15.5*	NA	NA	NA	NA	NA	NA	NA	NA	dry	dry	dry	dry
MW-7	99.04	98.58	13.88	NA	NA	NA	NA	NA	NA	NA	NA	11.11	87.47	11.23	87.35