State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
2984 Shawano Avenue
Green Bay WI 54313-6727

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711

August 19, 2019

RODERICK DECKERT
610 WISCONSIN AVENUE
ADELL WI 53001

KEEP THIS DOCUMENT WITH YOUR PROPERTY RECORDS

SUBJECT: Final Case Closure with Continuing Obligations
Adell Auto Body Shop, 610 Wisconsin Avenue, Village of Adell, WI
DNR BRRTS Activity #: 03-60-537761
DNR FID: 460008560

Dear Mr. Deckert:

The Department of Natural Resources (DNR) considers Adell Auto Body Shop closed, with continuing obligations. No further investigation or remediation is required at this time. The closure applies to petroleum volatile organic compounds (PVOCs) and/or metals in soil, groundwater and/or vapor. However, you, future property owners, and occupants of the property must comply with the continuing obligations as explained in the conditions of closure in this letter. Please read over this letter closely to ensure that you comply with all conditions and other on-going requirements. Provide this letter and any attachments listed at the end of this letter to anyone who purchases, rents or leases this property from you. Certain continuing obligations also apply to affected property owners or right-of-way holders. These are identified within each continuing obligation.

This final closure decision is based on the correspondence and data provided, and is issued under chs. NR 726 and 727, Wis. Adm. Code. The Northeast Region (NER) Closure Committee reviewed the request for closure on January 29, 2019. The NER Closure Committee reviewed this environmental remediation case for compliance with state laws and standards to maintain consistency in the closure of these cases. A request for remaining actions needed was issued by the DNR on May 14, 2019, and documentation that the conditions in that letter were met was received on July 2, 2019.

Mr. Deckert purchased the property in 1973 and converted the building into an auto body repair shop which still operates today. Retail fuel sales took place on the subject property until the mid to late 1990s. This site is a former gas station and current auto body shop which contains PVOC and metal contamination in the soil and/or groundwater. On June 30, 2010, METCO removed three underground storage tanks (USTs). Six soil samples were collected beneath the former USTs and analyzed for gasoline range organics (GRO), PVOCs and Naphthalene. All six soil samples detected concentrations of PVOCs. Continuing obligations include cap maintenance to be protective of direct contact and groundwater pathways. The conditions of closure and continuing obligations required were based on the property being used for commercial purposes.

Continuing Obligations

The continuing obligations for this site are summarized below. Further details on actions required are found in the section Closure Conditions.

- Groundwater contamination is present at or above ch. NR 140, Wis. Adm. Code enforcement standards.
- Residual soil contamination exists that must be properly managed should it be excavated or removed.

- A portion of the existing concrete, asphalt, and building must be maintained over contaminated soil and the DNR must be notified and approve any changes to this barrier.
- PVOCs are still in use at the site. If changes in property use or land use to a different commercial (other than an auto body shop) or to a residential exposure setting are planned, an assessment must be made of whether the closure will be protective of the proposed use.
- Remaining contamination could result in vapor intrusion if future construction activities occur. Future construction includes expansion or partial removal of current buildings as well as construction of new buildings. Vapor control technologies will be required for occupied buildings, unless the property owner assesses the potential for vapor intrusion, and the DNR agrees that vapor control technologies are not needed.

The DNR fact sheet "Continuing Obligations for Environmental Protection," RR-819, helps to explain a property owner's responsibility for continuing obligations on their property. The fact sheet may be obtained online at dnr.wi.gov and search "RR-819".

DNR Database

This site will be included on the Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web (BOTW) online at dnr.wi.gov and search "BOTW", to provide public notice of residual contamination and of any continuing obligations. The site can also be viewed on the Remediation and Redevelopment Sites Map (RRSM), a map view, at dnr.wi.gov and search "RRSM".

The DNR's approval prior to well construction or reconstruction is required in accordance with s. NR 812.09 (4) (w), Wis. Adm. Code. This requirement applies to private drinking water wells and high capacity wells. To obtain approval, complete and submit Form 3300-254 to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at dnr.wi.gov and search "3300-254".

All site information is also on file at the Northeast Regional DNR office at 2984 Shawano Avenue, Green Bay WI. This letter and information that was submitted with your closure request application, including any maintenance plan and maps, can be found as a Portable Document Format (PDF) in BOTW.

Prohibited Activities

Certain activities are prohibited at closed sites because maintenance of a barrier is intended to prevent contact with any remaining contamination. When a barrier is required, the condition of closure requires notification of the DNR before making a change, in order to determine if further action is needed to maintain the protectiveness of the remedy employed. The following activities are prohibited on any portion of the property where pavement/asphalt or a building foundation is required as a cap, as shown on the attached map (Figure D.2, Location Map, March 31, 2015) unless prior written approval has been obtained from the DNR:

- removal of the existing barrier or cover;
- replacement with another barrier or cover;
- excavating or grading of the land surface;
- filling on covered or paved areas;
- plowing for agricultural cultivation;
- construction or placement of a building or other structure; and
- changing the use or occupancy of the property to a residential exposure setting, which may include certain uses, such as single or multiple family residences, a school, day care, senior center, hospital, or similar residential exposure settings.

Closure Conditions

Compliance with the requirements of this letter is a responsibility to which you, and any subsequent property owners must adhere. DNR staff will conduct periodic prearranged inspections to ensure that the conditions included in this letter and the attached maintenance plan are met. If these requirements are not followed, the DNR may take enforcement action under s. 292.11, Wis. Stats. to ensure compliance with the specified requirements, limitations or other conditions related to the property.

Please send written notifications in accordance with the following requirements to:

Department of Natural Resources
Attn: Remediation and Redevelopment Program Environmental Program Associate
2984 Shawano Avenue
Green Bay, WI 54313

Residual Groundwater Contamination (ch. NR 140, 812, Wis. Adm. Code)
Groundwater contamination greater than enforcement standards is present both on this contaminated property and off this contaminated property, as shown on the attached map (Figure B.3.b, Groundwater Isoconcentration (1/14/16), March 31, 2015). If you intend to construct a new well, or reconstruct an existing well, you'll need prior DNR approval. Affected property owners and right-of-way holders were notified of the presence of groundwater contamination. This continuing obligation also applies to the owners of 620 Wisconsin St. Adell, WI 53001, the adjacent lot to the East of the source property listed on Seifert Street and with the parcel ID # 59101492220, as well as the ROW holders for Wisconsin St/County Highway I.

Residual Soil Contamination (ch. NR 718, chs. 500 to 536, Wis. Adm. Code or ch. 289, Wis. Stats.)
Soil contamination remains West and Southwest of the building and in the ROW as indicated on the attached map (Figure B.2.b, Residual Soil Contamination, March 31, 2015). If soil in the specific locations described above is excavated in the future, the property owner or right-of-way holder at the time of excavation must sample and analyze the excavated soil to determine if contamination remains. If sampling confirms that contamination is present, the property owner or right-of-way holder at the time of excavation will need to determine whether the material is considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable standards and rules. Contaminated soil may be managed in accordance with ch. NR 718, Wis. Adm. Code, with prior DNR approval. This continuing obligation also applies to the ROW holders for Wisconsin Street/County Highway I.

In addition, all current and future owners and occupants of the property and right-of-way holders need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken to prevent a direct contact health threat to humans.

Cover or Barrier (s. 292.12 (2) (a), Wis. Stats., s. NR 726.15, s. NR 727.07 Wis. Adm. Code)
The concrete, asphalt, and building foundation that exist in the location shown on the attached map (Figure D.2, Location Map, March 31, 2015) shall be maintained in compliance with the attached maintenance plan, dated March 26, 2019, in order to minimize the infiltration of water and prevent additional groundwater contamination that would violate the groundwater quality standards in ch. NR 140, Wis. Adm. Code, and to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health.

The cover approved for this closure was designed to be protective for a commercial or industrial use setting. Before using the property for residential purposes, you must notify the DNR at least 45 days before taking an action, to determine if additional response actions are warranted.

A request may be made to modify or replace a cover or barrier. Before removing or replacing the cover, you must notify the DNR at least 45 days before taking an action. The replacement or modified cover or barrier must be protective of the revised use of the property, and must be approved in writing by the DNR prior to implementation. A cover or barrier for industrial land uses, or certain types of commercial land uses may not be protective if the use of the property were to change such that a residential exposure would apply. This may include, but is not limited to, single or multiple family residences, a school, day care, senior center, hospital or similar settings. In addition, a cover or barrier for multi-family residential housing use may not be appropriate for use at a single-family residence.

The attached maintenance plan and inspection log (DNR form 4400-305) are to be kept up-to-date and on-site. Inspections shall be conducted annually in accordance with the attached maintenance plan. Submit the inspection log to the DNR only upon request.

Vapor Mitigation or Evaluation (s. 292.12 (2), Wis. Stats., s. NR 726.15, s. NR 727.07, Wis. Adm. Code)
Vapor intrusion is the movement of vapors coming from volatile chemicals in the soil or groundwater, into buildings where people may breathe air contaminated by the vapors. Vapor mitigation systems are used to interrupt the pathway, thereby reducing or preventing vapors from moving into the building.

Compounds of Concern Still in Use: The property continues to operate as an auto body repair shop, which currently uses petroleum products and solvents. The site activities introduce these compounds into the indoor air space. Case closure is possible based on site-specific conditions, including maintaining the use of the property as an auto body repair shop and garage and maintaining the current zoning as commercial. Property use is restricted to non-residential settings (i.e. commercial or industrial uses).

Soil and groundwater contamination beneath the building are at such levels that vapors could pose a long-term risk to human health, if allowed to migrate into an occupied building where residential exposures would apply, such as single or multiple family residences, a school, day care, senior center, hospital or other similar residential exposure settings.

Therefore, if changes in property use or occupancy to other commercial or a residential exposure setting are planned, the property owner must notify the DNR at least 45 days before changing the use or occupancy, and evaluate whether the closure is protective for the proposed use. Additional response actions may be necessary.

Future Concern: PVOCs remain in soil and groundwater at the locations, as shown on the attached map (Figure D.2, Location Map, March 31, 2015), at levels that may be of concern for vapor intrusion in the future, depending on construction and occupancy of a building. Currently there is a commercial building that is used as an auto body shop. Therefore, before a building is constructed and/or an existing building is modified, the property owner must notify the DNR at least 45 days before the change. Vapor control technologies are required for construction of occupied buildings unless the property owner assesses the vapor pathway and the DNR agrees that vapor control technologies are not needed.

Other Closure Information

General Wastewater Permits for Construction Related Dewatering Activities

The DNR's Water Quality Program regulates point source discharges of contaminated water, including discharges to surface waters, storm sewers, pits, or to the ground surface. This includes discharges from construction related dewatering activities, including utility and building construction.

If you or any other person plan to conduct such activities, you or that person must contact that program, and if necessary, apply for the necessary discharge permit. Additional information regarding discharge permits is available at dnr.wi.gov and search "wastewater permits". If residual soil or groundwater contamination is likely to affect water collected in a pit/trench that requires dewatering, a general permit for Discharge of Contaminated Groundwater from Remedial Action Operations may be needed. If water collecting in a pit/trench that requires dewatering is expected to be free of pollutants other than suspended solids and oil and grease, a general permit for Pit/Trench Dewatering may be needed.

PECFA Reimbursement

Section 101.143, Wis. Stats., requires that Petroleum Environmental Cleanup Fund Award (PECFA) claimants seeking reimbursement of interest costs, for sites with petroleum contamination, submit a final reimbursement claim within 120 days after they receive a closure letter on their site. For claims not received within 120 days of the date of this letter, interest costs after 60 days of the date of this letter will not be eligible for PECFA reimbursement. If there is equipment purchased with PECFA funds remaining at the site, contact the DNR Project Manager to determine the method for salvaging the equipment.

Per Wisconsin Act 55 (2015 State budget), a claim for PECFA reimbursement must be submitted within 180 days of incurring costs (i.e., completing a task). If your final PECFA claim is not submitted within 180 days of incurring the costs, the costs will not be eligible for PECFA reimbursement.

In Closing

Please be aware that the case may be reopened pursuant to s. NR 727.13, Wis. Adm. Code, for any of the following situations:

- 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,
- if the property owner does not comply with the conditions of closure, or
- a property owner fails to maintain or comply with a continuing obligation (imposed under this closure approval letter).

The DNR appreciates your efforts to restore the environment at this site. If you have any questions regarding this closure decision or anything outlined in this letter, please contact Tom Verstegen at (920) 424-0025, or at Thomas.Verstegen@wisconsin.gov.

Sincerely,

Roxanne N. Chronert
Team Supervisor, Northeast Region
Remediation and Redevelopment Program

Attachments:

- Figure B.3.b, Groundwater Isoconcentration (1/14/16), March 31, 2015
- Figure B.2.b, Residual Soil Contamination, March 31, 2015
- Cap Maintenance Plan, dated March 26, 2019

cc: Ron Anderson, METCO – (rona@metcohq.com)

B.3.b GROUNDWATER ISOCONCENTRATION (1/14/16)

ADELL AUTO BODY

METCO
709 Gillette St. Suite 3
La Crosse, WI 54603
Tel. (608) 781-8879
Fax. (608) 781-8893

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 5/7/2013
ED, 10/31/13
JD, 3/30/15

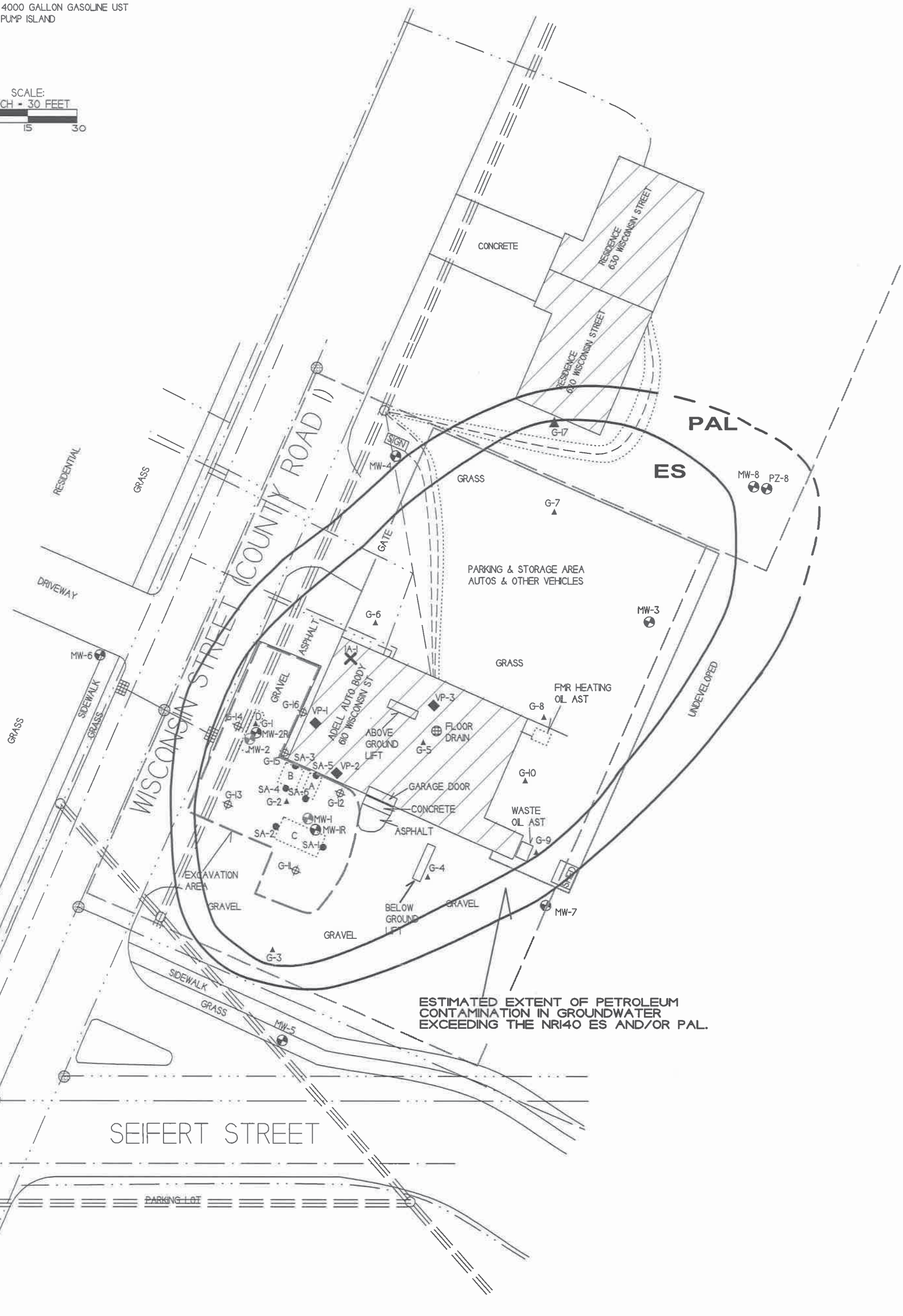
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



B.2.b RESIDUAL SOIL CONTAMINATION

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8679
Fax: (608) 781-8693
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: BD, 8/24/2010
BD, 6/7/2013
BD, 10/2/14
JJL, 3/25/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A = 500 GALLON GASOLINE UST
B = 1000 GALLON GASOLINE UST
C = 4000 GALLON GASOLINE UST
D = PUMP ISLAND

- AREA OF EXCAVATION OF SOIL TO 10 FEET BGS (8/19/14)

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
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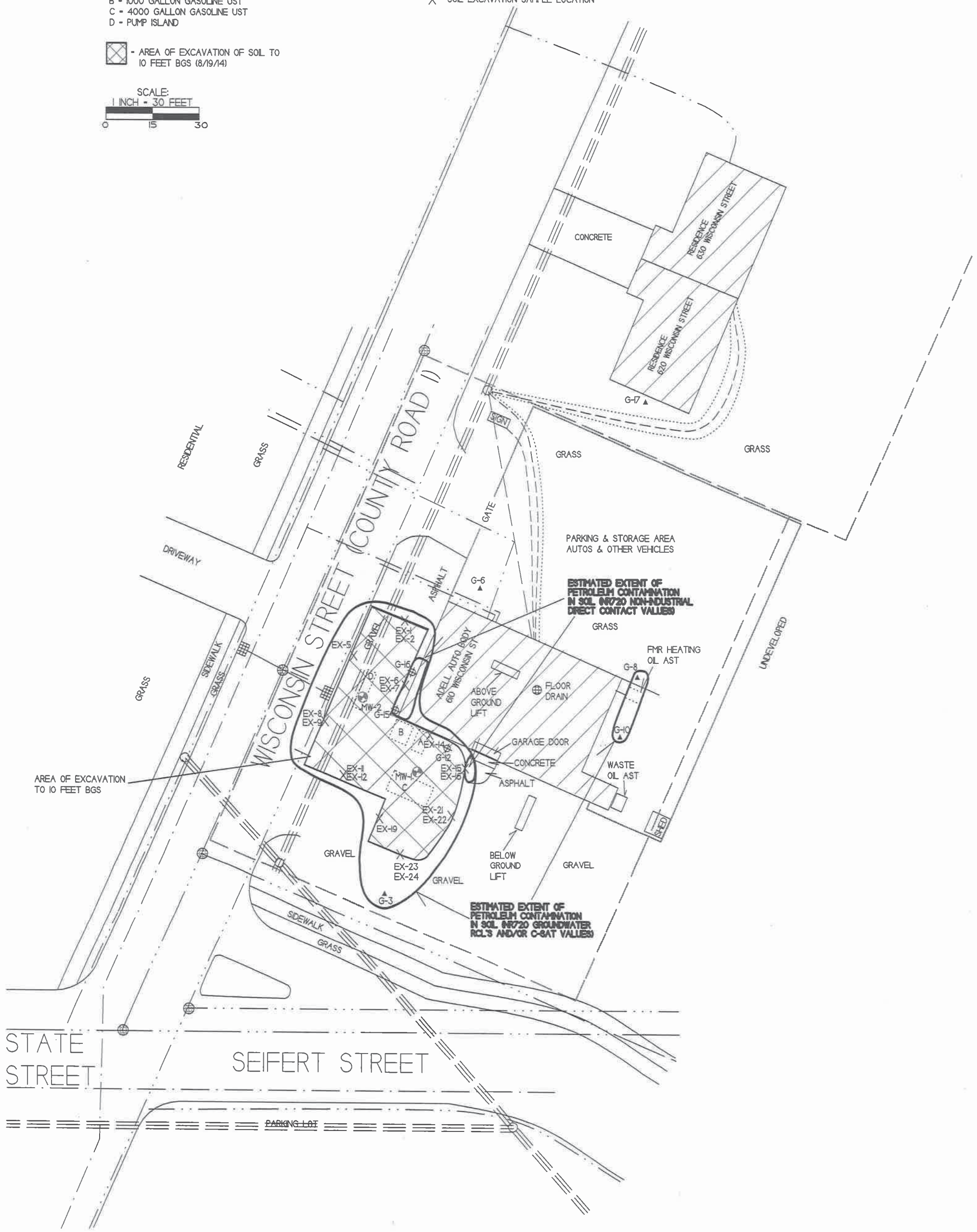

D.1 Brief Description

CAP MAINTENANCE PLAN

March 26, 2019

Property Located at:
610 Wisconsin Street
Adell, WI 53001

WDNR BRRTS# 03-60-537761

TAX KEY# 59101491870

Introduction

This document is the Maintenance Plan for a concrete/asphalt/building cap at the above-referenced property in accordance with the requirements of s. NR 724.13(2), Wisconsin Administrative Code. The maintenance activities relate to the existing cap occupying the area over the contaminated groundwater plume or soil on-site.

More site-specific information about this property may be found in:

- The case file in the DNR Southeast regional office
- BRRTS on the Web (DNR's internet-based data base of contaminated sites): http://dnr.wi.gov/botw/SetUpBasicSearchForm.do
- GIS Registry PDF file for further information on the nature and extent of contamination and
- The WDNR project manager for Sheboygan County.

Description of Contamination

Soil contaminated by Petroleum Volatile Organic Compounds (PVOCs) is located from surface to 7 feet below ground surface in the area of the former UST systems. The extent of the soil contamination is shown on Attachment D.2.

Description of the Cap to be maintained

The cap covers the southwestern and western portions of the on-site building, a narrow strip of the concrete (approximately 4-6 inches thick) along the west side of the on-site building and along the south side of the on-site building (straight out from garage door), areas of asphalt (approximately 4-6 inches thick) near the garage door on the south side of the on-site building and off of the northwest corner of the on-site building, as shown on Attachment D.2.

Cover Barrier Purpose

The concrete/asphalt/building cap over the contaminated soil and groundwater serves as both a barrier to prevent direct human contact with residual soil contamination that might otherwise pose a threat to human health, and also as a partial infiltration barrier to minimize future soil-to-groundwater contamination migration that would violate the groundwater standards in ch. NR 140, Wisconsin Administrative Code. Based on the current and future use of the property, the barrier should function as intended unless disturbed.

Annual Inspection

The concrete/asphalt/building cap overlying the contaminated soil and groundwater and as depicted in Attachment D.2 will be inspected once a year, normally in the spring after all snow and ice is gone, for deterioration, cracks and other potential problems that can cause exposure to underlying soils or additional infiltration through asphalt or concrete. The inspections will be performed by the property owner or their designated representative. The inspections will be performed to evaluate damage due to settling, exposure to the weather, wear from traffic, increasing age and other factors. Any area where soils have become or are likely to become exposed and where infiltration from the surface will not be effectively minimized will be documented. A log of the inspections and any repairs will be maintained by the property owner and is included as Form 4400-305 Continuing Obligations and Maintenance Log. The log will include recommendations for necessary repair of any areas where underlying soils are exposed and where infiltration from the surface will not be effectively minimized. Once repairs are completed, they will be documented in the inspection log. A copy of the inspection log will be kept at the address of the property owner and available for submittal or inspection by Wisconsin Department of Natural Resources ("WDNR") representatives upon their request.

Note: The WDNR may, in some instances, require in the case closure letter that the inspection log be submitted at least annually after every inspection. If the case closure letter requires that, then a copy of the inspection log must be submitted to the WDNR at least annually after every inspection.

Maintenance Activities

If problems are noted during the annual inspections or at any other time during the year, repairs will be scheduled as soon as practical. Repairs can include patching and filling or larger resurfacing or construction operations. 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 local, state and federal law.

In the event the concrete/asphalt/building cap overlying the contaminated soil plume is removed or replaced, the replacement barrier must be equally impervious. Any replacement barrier will be subject to the same maintenance and inspection guidelines as outlined in this Maintenance Plan unless indicated otherwise by the WDNR or its successor.

The property owner, in order to maintain the integrity of the concrete/asphalt/building cap, will maintain a copy of this Maintenance Plan on-site and make it available to all interested parties 4 (i.e. on-site employees, contractors, future property owners, etc.) for viewing.

Prohibition of Activities and Notification of DNR Prior to Actions Affecting a Cover or Cap

The following activities are prohibited on any portion of the property where the concrete/asphalt/building cap is required as shown on the attached map, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources: 1) removal of the existing barrier; 2) replacement with another barrier; 3) excavating or grading of the land surface; 4) filling on capped or paved areas; 5) plowing for agricultural cultivation; or 6) construction or placement of a building or other structure.

Amendment or Withdrawal of Maintenance Plan

This Maintenance Plan can be amended or withdrawn by the property owner and its successors with the written approval of WDNR.

Contact Information
March 2019

Current Site Owner and Operator:
Rod Deckert
610 Wisconsin Street
Adell, WI 53001
(920) 287-9682

Signature: _____
(DNR may request signature of affected property owners, on a case-by-case basis)

Consultant:
METCO
Ron Anderson
709 Gillette Street, Suite 3
La Crosse, WI 54603
(608) 781-8879

WDNR:
Andrew James
2984 Shawano Avenue
Green Bay, WI 54313
(920) 662-5149

D.2
LOCATION MAP
ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/2/13
JJL, 3/3/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

AREA OF CAP TO BE MAINTAINED

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
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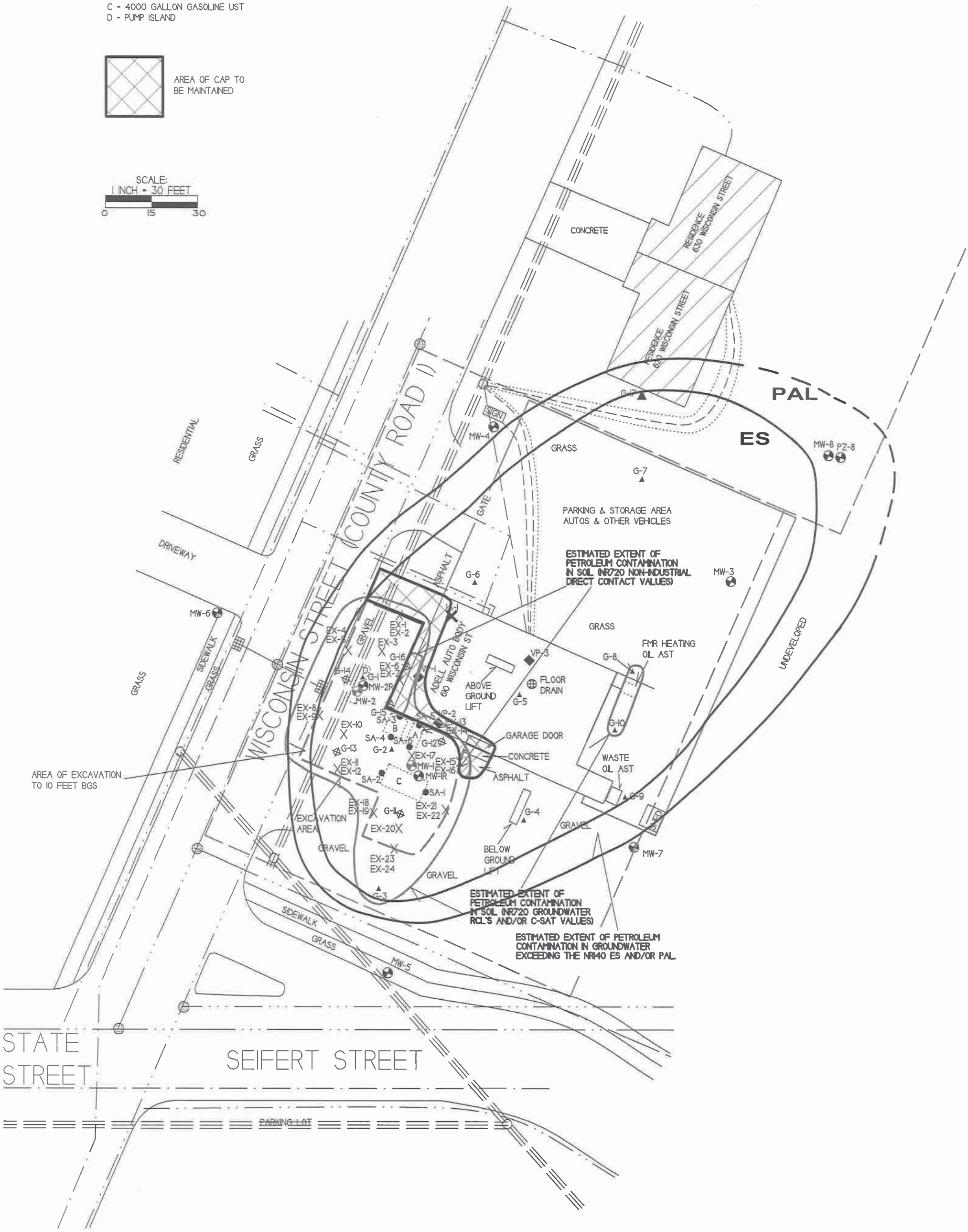
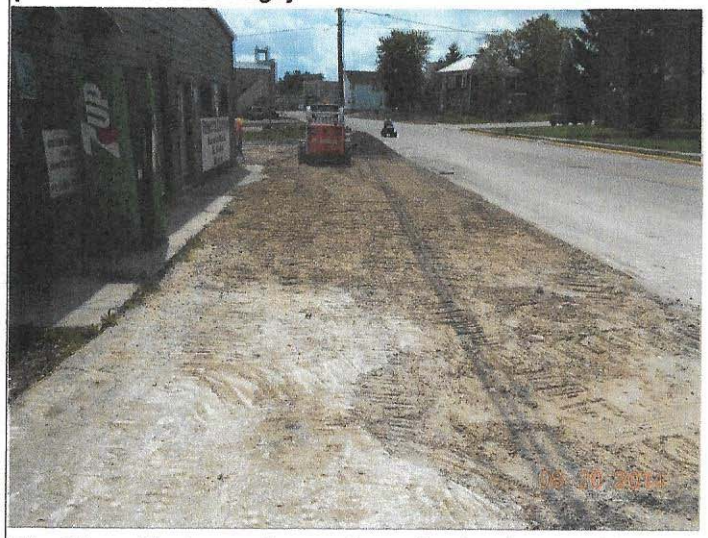


{Click to Add/Edit Image} Date added: 01/30/2017



Title: Photo #1: Area of cap to be maintained (west side of on-site building)

{Click to Add/Edit Image} Date added: 01/30/2017

Title: Photo #2: Area of cap to be maintained (south side of on-site building)

{Click to Add/Edit Image} Date added: 01/30/2017

Title: Photo #3: Area of cap to be maintained (south side of on-site building)

D.3 Photographs

State of Wisconsin
Department of Natural Resources
dnr.wi.gov

Continuing Obligations Inspection and Maintenance Log

Form 4400-305 (2/14)

Directions: In accordance with s. NR 727.05 (1) (b) 3., Wis. Adm. Code, use of this form for documenting the inspections and maintenance of certain continuing obligations is required. Personal information collected will be used for administrative purposes and may be provided to requesters to the extent required by Wisconsin's Open Records law [ss. 19.31-19.39, Wis. Stats.]. When using this form, identify the condition that is being inspected. See the closure approval letter for this site for requirements regarding the submittal of this form to the Department of Natural Resources. A copy of this inspection log is required to be maintained either on the property, or at a location specified in the closure approval letter. Do NOT delete previous inspection results. This form was developed to provide a continuous history of site inspection results. The Department of Natural Resources project manager is identified in the closure letter. The project manager may also be identified from the database, BRRTS on the Web, at http://dnr.wi.gov/botw/SetUpBasicSearchForm.do, by searching for the site using the BRRTS ID number, and then looking in the "Who" section.

Activity (Site) Name: Adell Auto Body Shop

BRRTS No.: 03-60-537761

Inspections are required to be conducted (see closure approval letter):

- (●) annually
- ( ) semi-annually
- ( ) other – specify ________

When submittal of this form is required, submit the form electronically to the DNR project manager. An electronic version of this filled out form, or a scanned version may be sent to the following email address (see closure approval letter):

Inspection Date	Inspector Name	Item	Describe the condition of the item that is being inspected	Recommendations for repair or maintenance	Previous recommendations implemented?	Photographs taken and attached?
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N

D.4 Inspection Log

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
2984 Shawano Avenue
Green Bay WI 54313-6727

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711

May 14, 2019

RODERICK DECKERT
610 WISCONSIN AVENUE
ADELL, WI 53001

Subject: Remaining Actions Needed for Case Closure under Wis. Adm. Code chs. NR 700-754
Adell Auto Body Shop, 610 Wisconsin Avenue, Village of Adell, Wisconsin
DNR BRRTS Activity # 03-60-537761 PECFA #: 53001-1186-10-A

Dear Mr. Deckert:

On January 29, 2019, the Department of Natural Resources (DNR) reviewed your request for closure of the case described above. The DNR reviews environmental remediation cases for compliance with applicable local, state and federal laws. The following actions are required prior to the DNR granting you case closure in compliance with Wis. Stat. ch. 292 and Wis. Adm. Code chs. NR 700-754. Upon completion of these actions, closure approval will be provided. Pursuant to Wis. Adm. Code § NR 726.09 (2) (g), you are required to provide this information to the DNR within 120 days of the date of this letter.

Remaining Actions Needed

Monitoring Well Filling and Sealing
The monitoring wells (MW-1/1R, MW-2/2R, MW-3, MW-4, MW-5, MW-6, MW-8, PZ-8,) at the site must be properly filled and sealed in accordance with Wis. Adm. Code ch. NR 141. Documentation of filling and sealing for all wells and boreholes must be submitted to Andy James on DNR Form 3300-005. To download the form, go online at dnr.wi.gov and search "form 3300-005".

Purge Water, Waste and/or Soil Pile Removal
Any remaining purge water, solid waste and/or contaminated soil piles generated as part of site investigation or remediation activities must be removed from the site and properly managed in accordance with the applicable local, state and federal laws. Once that work is complete, send documentation to the DNR regarding the methods used for appropriate treatment or disposal of the remaining purge water, solid waste and/or contaminated soil.

Documentation
When the required actions are completed, submit the appropriate documentation within 120 days of the date of this letter, to verify completion. At that point, your closure request can be approved and your case can be closed. The submittal of both an electronic and paper copy are required in accordance with Wis. Adm. Code s. NR 726.09 (1). See *Guidance for Electronic Submittals for the Remediation and Redevelopment Program, RR- 690* for additional information. To view the document online, go to dnr.wi.gov and search "RR 690".

Listing on Database
This site will be listed on the DNR's Bureau for Remediation and Redevelopment Tracking System on the Web (BOTW) and RR Sites Map, to provide public notice of remaining contamination and continuing obligations. The continuing obligations will be specified in the final case closure approval letter sent to you. Information that was submitted with your closure request application will be included on BOTW, located online at dnr.wi.gov and search "BOTW".

In Conclusion

We appreciate your efforts to restore the environment at this site. This remedial action project is nearing completion. I look forward to working with you to complete all remaining actions that are necessary to achieve case closure.

The DNR point of contact for you and your consultant for the remainder of the closure process for this case will be Andy James. Please submit documentation to Andy James at 2984 Shawano Avenue, Green Bay, WI 54313. Andy can be reached at (920) 662-5143 or Andrew.James@wisconsin.gov.

Sincerely,

Roxanne N. Chronert
Team Supervisor, Northeast Region
Remediation and Redevelopment Program

ec: Ron Anderson, METCO, Inc. (rona@metcohq.com)

State of Wisconsin
Department of Natural Resources
PO Box 7921, Madison WI 53707-7921
dnr.wi.gov

Case Closure - GIS Registry

Form 4400-202 (R 8/16)

SUBMIT AS UNBOUND PACKAGE IN THE ORDER SHOWN

Notice: Pursuant to ch. 292, Wis. Stats., and chs. NR 726 and 746, Wis. Adm. Code, this form is required to be completed for case closure requests. The closure of a case means that the Department of Natural Resources (DNR) has determined that no further response is required at that time based on the information that has been submitted to the DNR. All sections of this form must be completed unless otherwise directed by the Department. DNR will consider your request administratively complete when the form and all sections are completed, all attachments are included, and the applicable fees required under ch. NR 749, Wis. Adm. Code, are included, and sent to the proper destinations. Personal information collected will be used for administrative purposes and may be provided to requesters to the extent required by Wisconsin's Open Records Law (ss. 19.31 - 19.39, Wis. Stats.). Incomplete forms will be considered "administratively incomplete" and processing of the request will stop until required information is provided.

Site Information

BRRTS No.	VPLE No.		
03-60-537761			
Parcel ID No.			
59101491870			
FID No.	WTM Coordinates		
	X	Y	
460008560	685310	351735	
BRRTS Activity (Site) Name	WTM Coordinates Represent:		
Adell Auto Body Shop	☒ Source Area	☐ Parcel Center	
Site Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001
Acres Ready For Use			
0.5			

Responsible Party (RP) Name			
Rod Deckert			
Company Name			
Mailing Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001
Phone Number	Email		
(920) 457-0308			

☒ Check here if the RP is the owner of the source property.

Environmental Consultant Name			
Ron Anderson			
Consulting Firm			
METCO			
Mailing Address	City	State	ZIP Code
709 Gillette Street, Suite 3	La Crosse	WI	54603
Phone Number	Email		
(608) 781-8879	rona@metcohq.com		

Fees and Mailing of Closure Request

1. **Send a copy of page one** of this form and the applicable ch. NR 749, Wis. Adm. Code, fee(s) to the DNR Regional EPA (Environmental Program Associate) at **http://dnr.wi.gov/topic/Brownfields/Contact.html#tabx3**. Check all fees that apply:

   ☒ $1,050 Closure Fee

   ☒ $350 Database Fee for Groundwater or Monitoring Wells (Not Abandoned)

   ☒ $300 Database Fee for Soil

   Total Amount of Payment $ $1,700.00

   ☐ Resubmittal, Fees Previously Paid

2. **Send one paper copy and one e-copy on compact disk of the entire closure package** to the Regional Project Manager assigned to your site. Submit as *unbound, separate documents* in the order and with the titles prescribed by this form. For electronic document submittal requirements, see **http://dnr.wi.gov/files/PDF/pubs/rr/RR690.pdf.**

Site Summary

If any portion of the Site Summary Section is not relevant to the case closure request, you must fully explain the reasons why in the relevant section of the form. All information submitted shall be legible. Providing illegible information will result in a submittal being considered incomplete until corrected.

1. General Site Information and Site History

A. Site Location: Describe the physical location of the site, both generally and specific to its immediate surroundings.
The Adell Auto Body Shop site, 610 Wisconsin Street, is located in the NE 1/4, SW 1/4, Section 2, Township 13 North, Range 21 East, in the Village of Adell, Sheboygan County, Wisconsin. The subject property is bound by a residential property to the north, Wisconsin Street (County Road I) to the west, Seifert Street to the south, and undeveloped land to the east.

B. Prior and current site usage: Specifically describe the current and historic occupancy and types of use.
The subject property was first developed in the late 1930's or early 1940's as a repair shop for an excavation business. The property was later used for automobile and farm implement sales. Gasoline UST's and dispensers for retail fuel sales were installed in the 1940's or early 1950's. Rod Deckert purchased the property in 1973 and converted the building into an auto body shop, which is currently operating on the subject property. Retail fuel sales on the subject property continued until the mid to late 1990's.

C. Current zoning (e.g., industrial, commercial, residential) for the site and for neighboring properties, and how verified (Provide documentation in Attachment G).
According to the Village of Adell, the Adell Auto Body Shop property located at 610 Wisconsin Street, is zoned "B-1: General Commercial". The neighboring properties to the west (across Wisconsin Street) and south (across Seifert Street) are zoned "Single Family Residential (Medium Density)". According to the Village of Adell, zoning information is unavailable for the neighboring properties to the north and east. However, the neighboring property to the north appears to be a residential property, and the neighboring property to the east is a large undeveloped lot with trees. A zoning map is unavailable at this time according to the Village of Adell.

D. Describe how and when site contamination was discovered.
Petroleum contamination was discovered in 2004 during road construction adjacent to the subject property. The petroleum contamination was reported to the WDNR, who then required that a site investigation be conducted.

E. Describe the type(s) and source(s) or suspected source(s) of contamination.
In 2010, the Village of Adell was awarded a Brownfield Site Assessment Grant (SAG) to conduct Phase 1 and Phase 2 Environmental Site Assessments (ESA) at the subject property. The Phase 1 ESA confirmed the presence of three gasoline UST's, which were formerly used for retail gasoline sales.

On June 30, 2010, under the SAG, METCO removed three gasoline UST's (4,000, 1,000, and 500-gallons) from the subject property. During the UST removal, six soil samples were collected beneath the removed UST's to be analyzed for GRO, PVOC, and Naphthalene. Petroleum contamination was detected in all six soil samples.

F. Other relevant site description information (or enter Not Applicable).
Not applicable.

G. List BRRTS activity/site name and number for BRRTS activities at this source property, including closed cases.
The WDNR BRRTS listings shows a General Property (case #07-60-554888) for Brownfield Site Assessment Grant for the source property.

H. List BRRTS activity/site name(s) and number(s) for all properties immediately adjacent to (abutting) this source property.
No other BRRTS activities exist immediately adjacent to this site.

2. General Site Conditions

A. Soil/Geology

i. Describe soil type(s) and relevant physical properties, thickness of soil column across the site, vertical and lateral variations in soil types.
Geologic material in the area of investigation generally consists of the following in downward stratigraphic order:

- At depths ranging from 2-4 feet bgs and extending to depths ranging from 7 to 11 feet bgs, exists an orange to gray to green clay to sandy clay.

- At depths ranging from 7 to 11 bgs and extending to depths ranging from 12 to at least 14 feet bgs exists a tan to gray very fine to coarse grained sand to sand w/gravel.

- Tan to gray clay to sandy clay was encountered from approximately 12 to at least 35 feet bgs.

ii. Describe the composition, location and lateral extent, and depth of fill or waste deposits on the site.
Fill materials consisting of limestone screenings or sand and gravel was encountered from surface to depths ranging

from 2-4 feet below ground surface (bgs). In the area of the removed UST's, the fill material extended to 8 feet bgs.

iii. Describe the depth to bedrock, bedrock type, competency and whether or not it was encountered during the investigation.
Bedrock was not encountered during the site investigation, but dolomite bedrock is estimated to exist at approximately 150-200 feet bgs.

iv. Describe the nature and locations of current surface cover(s) across the site (e.g., natural vegetation, landscaped areas, gravel, hard surfaces, and buildings).
The Adell Auto Body Shop building is located in the central portion of the property. The southern portion of the property (south of the on-site building) is covered with gravel and the northern and eastern portion of the property (north and east of the on-site building) is covered with grass. Areas of asphalt exists between the west side of the on-site building and Wisconsin Street, and a small area along the southern edge of the on-site building near the garage door.

B. Groundwater

i. Discuss depth to groundwater and piezometric elevations. Describe and explain depth variations, including high and low water table elevation and whether free product affects measurement of water table elevation. Describe the stratigraphic unit(s) where water table was found or which were measured for piezometric levels.
Groundwater exists at approximately 1.29 to 9.75 feet below ground surface depending on well location and time of year. Free product has never been encountered at the site. The stratigraphic unit where the water table is found consists of sand and clay to sandy clay.

ii. Discuss groundwater flow direction(s), shallow and deep. Describe and explain flow variations, including fracture flow if present.
Groundwater elevations measured in the monitoring wells indicated a local groundwater flow direction to range from east to northwest. Groundwater flow deeper in the aquifer is unknown, as only one piezometer was installed during the investigation.

iii. Discuss groundwater flow characteristics: hydraulic conductivity, flow rate and permeability, or state why this information was not obtained.
On January 15, 2014, METCO conducted slug tests on monitoring wells MW-1, MW-2, and MW-3. The slug test data was evaluated using the curve fitting program "Hydro-Test for Windows" Produced by Dakota Environmental, Inc. Slug test data was evaluated using the Bouwer and Rice method. Hydrogeologic parameters were estimated as follows:

Monitoring Well MW-1
Hydraulic Conductivity (K) = 2.95E-03 cm/sec
Transmissivity = 5.05E-01 cm2/sec
Flow Velocity (V=KI/n) = 32.45972 m/yr

Monitoring Well MW-2
Hydraulic Conductivity (K) = 1.92E-03 cm/sec
Transmissivity = 3.34E-01 cm2/sec
Flow Velocity (V=KI/n) = 15.84428 m/yr

Monitoring Well MW-3
Hydraulic Conductivity (K) = 1.24E-03 cm/sec
Transmissivity = 2.46E-01 cm2/sec
Flow Velocity (V=KI/n) = 10.21060 m/yr

Since the thickness of the unconfined aquifer was unknown, the bottoms of monitoring wells MW-1, -2, and -3 were assumed as the lower extent of the aquifer for calculation purposes.

iv. Identify and describe locations/distance of potable and/or municipal wells within 1200 feet of the site. Include general summary of well construction (geology, depth of casing, depth of screened or open interval).
The Village of Adell has two municipal wells, which are located 940 feet (Well #2) and 1,300 feet (Well #1) to the southeast of the subject property. Five private potable wells exist within the village limits, the nearest being approximately 500 feet to the west of the subject property.

3. Site Investigation Summary

A. General

i. Provide a brief summary of the site investigation history. Reference previous submittals by name and date. Describe site investigation activities undertaken since the last submittal for this project and attach the appropriate documentation in Attachment C, if not previously provided.
On July 27, 2010, during the Geoprobe Project, METCO completed ten geoprobe borings (G-1 thru G-10). Twenty-one soil samples and ten groundwater samples were collected for laboratory analysis. (Site Investigation Report - April 30, 2014)

On July 31, 2013, and August 1, 2013, METCO completed thirteen soil borings and installed seven monitoring wells in seven of the completed borings (G-11 thru G-16 and MW-1 thru MW-7). Thirty-nine soil samples were collected for

field and/or laboratory analysis. Upon completion, the monitoring wells were properly developed. (Site Investigation Report - April 30, 2014)

On October 10, 2013, METCO collected groundwater samples from the seven monitoring wells for field and laboratory analysis. Field measurements for water level, Dissolved Oxygen, pH, ORP, temperature, and Specific Conductivity were collected from all sampled monitoring wells. The monitoring wells were properly surveyed to feet mean sea level (msl) at this time. (Site Investigation Report - April 30, 2014)

On January 15, 2014, METCO collected groundwater samples from six monitoring wells for field and laboratory analysis. Monitoring well MW-4 could not be located due to a large snowbank covering the well area. Field measurements for water level, Dissolved Oxygen, pH, ORP, temperature, and Specific Conductivity were collected from all sampled monitoring wells. METCO also conducted slug tests on monitoring wells MW-1, MW-2, and MW-3 at this time. (Site Investigation Report - April 30, 2014)

On August 19-20, 2014, DKS Construction Services, Inc. of Menomonie, Wisconsin conducted a Soil Excavation Project under the supervision and direction of METCO personnel. Twenty four soil samples were collected from the sidewalls and bottom of the excavation for PVOC and Naphthalene analysis. Ten samples were collected at approximately 3 feet bgs and ten samples were collected at approximately 7 feet bgs from the sidewalls. The four bottom samples were collected at 10 feet bgs. (Excavation Report - May 13, 2015)

On March 25-26, 2015, Geiss Soil and Samples LLC, of Merrill, Wisconsin, completed one Geoprobe boring (G-17) and four soil borings which were converted to monitoring/piezometer wells (MW-1R, MW-2R, MW-8 and PZ-8). Three soil samples and one groundwater sample was collected from the Geoprobe boring for field and/or laboratory analysis. Seven soil samples were collected from PZ-8 for field (PID) analysis. Upon completion, the monitoring/ piezometer wells were properly developed. (Excavation Report - May 13, 2015)

On April 2, 2015, METCO personnel collected groundwater samples from eight monitoring wells (MW-1R, -2R, -3, -4, -5, -6, -7, -8) and piezometer PZ-8 for field and laboratory analysis. Field measurements for water level, dissolved oxygen, pH, ORP, specific conductance, and temperature measurements were collected from all sampled wells. METCO personnel also properly surveyed wells MW-1R, MW-2R, MW-8, and PZ-8 to feet msl at this time. (Annual Groundwater Monitoring Report - April 5, 2016)

On July 1, 2015, METCO personnel collected groundwater samples from eight monitoring wells (MW-1R, -2R, -3, -4, -5, -6, -7, -8) and piezometer PZ-8 for field and laboratory analysis. Field measurements for water level, dissolved oxygen, pH, ORP, specific conductance, and temperature measurements were collected from all sampled wells. (Annual Groundwater Monitoring Report - April 5, 2016)

On October 1, 2015, METCO personnel collected groundwater samples from eight monitoring wells (MW-1R, -2R, -3, -4, -5, -6, -7, -8) and piezometer PZ-8 for field and laboratory analysis. Groundwater samples were also collected from the sumps of the residences at 620 and 630 Wisconsin St. for PVOC and Naphthalene analysis. Field measurements for water level, dissolved oxygen, pH, ORP, specific conductance, and temperature measurements were collected from all sampled wells. (Annual Groundwater Monitoring Report - April 5, 2016)

On October 1-2, 2015, Fehr Grahm Engineering and Environmental of Plymouth, WI collected an indoor air sample (IA-1) for VOC analysis and three vapor samples from the sub-slab sampling ports (VP-1, VP-2, and VP-3) for VOC (TO-15) analysis. (Annual Groundwater Monitoring Report - April 5, 2016)

On January 14, 2016, METCO personnel collected groundwater samples from seven monitoring wells (MW-1R, -2R, -3, -5, -6, -7, -8) and piezometer PZ-8 for field and laboratory analysis. Monitoring well MW-4 was not sampled as it was located under a large snow pile and could not be accessed. Field measurements for water level, dissolved oxygen, pH, ORP, specific conductance, and temperature measurements were collected from all sampled wells. (Annual Groundwater Monitoring Report - April 5, 2016)

ii. Identify whether contamination extends beyond the source property boundary, and if so describe the media affected (e.g., soil, groundwater, vapors and/or sediment, etc.), and the vertical and horizontal extent of impacts.

The extent of petroleum contamination in groundwater exceeding the NR140 ES does extend beyond the northern property boundary onto the adjacent property to the north/northeast (620 Wisconsin Street), and onto the adjacent property (no address) to the east. Groundwater contamination exceeding the NR140 ES appears to extend approximately 13 feet northeast of the northern property boundary onto the 620 Wisconsin Street property, measuring approximately 64 feet wide at the property boundary, and appears to exist at approximately 2-6 feet bgs. Groundwater contamination exceeding the NR140 ES appears to extend approximately 11 feet east of the eastern property boundary onto the no address-Seifert Street property, measuring approximately 66 feet wide at the property boundary, and appears to exist at approximately 2-6 feet bgs.

Soil and groundwater contamination also exists beneath Wisconsin Street. However, the property line for the Adell Auto Body property appears to extend to the centerline of the street.

iii. Identify any structural impediments to the completion of site investigation and/or remediation and whether these impediments are on the source property or off the source property. Identify the type and location of any structural impediment (e.g., structure) that also serves as the performance standard barrier for protection of the direct contact or the groundwater pathway.

No structural impediments interfered with the completion of the site investigation.

B. Soil

i. Describe degree and extent of soil contamination. Relate this to known or suspected sources and known or potential receptors/migration pathways.

An area of unsaturated soil contamination, which exceeds the NR720 Groundwater RCL's, exists in the area of the former UST's and pump island and consists of an irregular shaped area that appears to measure up to 100 feet long, up to 60 feet wide, and up to 7 feet thick. An area of unsaturated soil contamination, which exceeds the NR720 Groundwater RCL's also exists in the area of (encompassing) borings G-8 and G-10 and consists of an irregular shaped area that appears to measure up to 24 feet long, up to 5 feet wide, and up to 4 feet thick.

Two separate areas of unsaturated soil contamination, which exceed the NR720 Non-Industrial Direct Contact values, also exist in the area of the former UST's and pump island. The first area (encompassing G-15, G-16, and EX-6) consists of an irregular shaped area that appears to measure up to 20 feet long, up to 6 feet wide, and up to 4 feet thick. The second area (encompassing EX-15) consists of an oval shaped area that appears to measure up to 9 feet long, up to 4 feet wide, and up to 4 feet thick.

The extent of unsaturated soil contamination appears to come into contact with a sanitary sewer line and storm sewer line. According to the Village of Adell, the sanitary sewer line exists from approximately 6 to 7.5 feet bgs. It was installed in 1962 and was backfilled with native soils. Although this utility corridor exists at the same depth as the watertable, it is unlikely that it is acting as a preferential contaminant migration pathway. The storm sewer line was installed in 2009 and exists from approximately 4 to 5 feet bgs, and is backfilled with a wash stone. The storm sewer line exists near the watertable, therefore it could potentially be a preferential contaminant migration pathway, however due to the soil excavation project and groundwater flow direction, it would seem unlikely.

The extent of unsaturated soil contamination appears to extend up to and underneath the on-site building at depths ranging from 3.5-7 feet bgs, with levels exceeding the NR720 Groundwater RCL's, Direct Contact RCL's, and/or Soil Saturation Concentration (C-Sat) values. Vapor intrusion was assessed in the on-site building. Indoor Air Sample IA-1 showed a Small Commercial Indoor Air Vapor Action Levels (VAL) exceedance for Benzene (21.3 ug/m3). Sub-slab vapor samples VP-1, VP-2, and VP-3 showed no exceedances of the Small Commercial Sub-Slab Vapor Action Levels (VALs) for VOC (TO-15). Although the Adell Auto Body building showed an indoor air exceedance for Benzene, this exceedance is likely due to the fact that this building is currently being used as an auto body shop, which handles paints and solvents on a daily basis. The sub-slab vapor sampling results, which did not indicate any vapor intrusion risk to the building, further support this conclusion.

ii. Describe the concentration(s) and types of soil contaminants found in the upper four feet of the soil column.

Soil samples collected within the upper four feet of the soil column exceeding the NR720 RCL's include:

G-8-1: Benzene (0.066 ppm) at 3.5 feet bgs
G-10-1: Cadmium (2.14 ppm) at 3.5 feet bgs
G-15-1: Lead (565 ppm), Benzene (6 ppm), Ethylbenzene (35 ppm), Naphthalene (33 ppm), Toluene (40 ppm), 1,2,4-Trimethylbenzene (350 ppm), 1,3,5-Trimethylbenzene (125 ppm), and Xylene (588 ppm) at 3.5 feet bgs
G-16-1: Benzene (11.7 ppm), Ethylbenzene (18.8 ppm), Naphthalene (116 ppm), Toluene (3.2 ppm), Trimethylbenzenes (103.6 ppm), and Xylene (81.7 ppm) at 3.5 feet bgs
EX-1: Benzene (0.460 ppm), Toluene (1.57 ppm), Trimethylbenzenes (3.57 ppm), and Xylene (4.89 ppm) at 3 feet bgs
EX-6: Benzene (22.5 ppm), Ethylbenzene (39 ppm), Naphthalene (22.1 ppm), Toluene (4.9 ppm), 1,2,4-Trimethylbenzene (158 ppm), 1,3,5-Trimethylbenzene (53 ppm), and Xylene (215 ppm) at 3 feet bgs
EX-8: Benzene (0.037 ppm) at 3 feet bgs
EX-11: Benzene (0.039 ppm) at 3 feet bgs
EX-15: Benzene (5.4 ppm), Ethylbenzene (19 ppm), Trimethylbenzenes (30.4 ppm), and Xylene (64.25 ppm) at 3 feet bgs
EX-21: Benzene (0.057 ppm) at 3 feet bgs
EX-23: Benzene (0.060 ppm) at 3 feet bgs.

iii. Identify the ch. NR 720, Wis. Adm. Code, method used to establish the soil cleanup standards for this site. This includes a soil performance standard established in accordance with s. NR 720.08, a Residual Contaminant Level (RCL) established in accordance with s. NR 720.10 that is protective of groundwater quality, or an RCL established in accordance with s. NR 720.12 that is protective of human health from direct contact with contaminated soil. Identify the land use classification that was used to establish cleanup standards. Provide a copy of the supporting calculations/ information in Attachment C.

The method used to establish the soil cleanup standards for this site were the NR720 RCL's. The property is zoned "B-1: General Commercial", therefore non-industrial standards were used for this site.

C. Groundwater

i. Describe degree and extent of groundwater contamination. Relate this to known or suspected sources and known or potential receptors/migration pathways. Specifically address any potential or existing impacts to water supply wells or interception with building foundation drain systems.

A dissolved phase contaminant plume exceeding the NR140 ES and/or PAL has formed at the watertable in the area of the former UST's and pump island and has migrated toward the north/northeast. This plume is approximately 218 feet long and 123 feet wide.

Groundwater contamination exceeding the NR140 ES and/or PAL appears to come into contact with several utility corridors (sanitary sewer line, storm sewer line, and water line). According to the Village of Adell, the sanitary sewer and water utility corridors exist from approximately 6 to 7.5 feet bgs. These lines were installed in 1962, and were backfilled with native soils. Although these utility corridors exist at the same depth as the watertable, it is unlikely that they are acting as a preferential contaminant migration pathway. The storm sewer line was installed in 2009 and exists from approximately 4 to 5 feet bgs, and is backfilled with a wash stone. The storm sewer line exists near the watertable, therefore it could potentially be a preferential contaminant migration pathway. Sewer and water lateral lines also exists in the area of groundwater contamination. However, sewer and water laterals are typically backfilled with native soil, therefore it is unlikely that they are acting as preferential contaminant migration pathways.

Groundwater contamination exceeding the NR140 ES and/or PAL also comes into contact with several shallow utility corridors (natural gas, electric, and telephone). These utilities typically exist within three feet bgs and are backfilled with native soil. Based on the above information and field analysis of soil samples from Geoprobe boring G-6, it does not appear that these utility corridors are acting as preferential contaminant migration pathways.

The subject property and surrounding properties are all served by the Village of Adell's municipal water supply. The Village of Adell has two municipal wells, which are located 940 feet (Well #2) and 1,300 feet (Well #1) to the southeast of the subject property. Five private potable wells exist within the village limits, the nearest being approximately 500 feet to the west of the subject property. There appears to be no risk associated with the municipal water supply wells at this time as both municipal wells were most recently sampled for VOC's in August 2012 (both wells showed no detects).

The extent of groundwater contamination also appears to extend underneath the on-site building. Vapor intrusion was assessed in the on-site building. Indoor Air Sample IA-1 showed a Small Commercial Indoor Air Vapor Action Levels (VAL) exceedance for Benzene (21.3 ug/m3). Sub-slab vapor samples VP-1, VP-2, and VP-3 showed no exceedances of the Small Commercial Sub-Slab Vapor Action Levels (VALs) for VOC (TO-15). Although the Adell Auto Body building showed an indoor air exceedance for Benzene, this exceedance is likely due to the fact that this building is currently being used as an auto body shop, which handles paints and solvents on a daily basis. The sub-slab vapor sampling results, which did not indicate any vapor intrusion risk to the building, further support this conclusion.

ii. Describe the presence of free product at the site, including the thickness, depth, and locations. Identify the depth and location of the smear zone.

Free product has never been encountered at this site.

D. Vapor

i. Describe how the vapor migration pathway was assessed, including locations where vapor, soil gas, or indoor air samples were collected. If the vapor pathway was not assessed, explain reasons why.

On October 1-2, 2015, Fehr Grahm Engineering and Environmental of Plymouth, WI collected an indoor air sample (IA-1) from the side entrance (northwest corner) of the Adell Auto Body Shop building. The air sample was collected using a Suma canister with a flow regulator that allowed the air sample to be collected over a 24 hour period for VOC analysis.

On October 1, 2015, Fehr Graham-Engineering & Environmental installed three sub-slab vapor sampling ports (west wall: VP-1, south wall: VP-2, and north wall: VP-3) in the Adell Auto Body Shop building. Sub-slab vapor sampling ports VP-1 and VP-2 were both installed on the "office" side of the building, and VP-3 was installed on the "repair shop" side of the building. The sub-slab vapor sampling ports were constructed by drilling a 1/2-inch pilot hole through the concrete slab and several inches into the sub slab material with a hammer drill. A 11/2-inch outer hole is then drilled to depths ranging from ¾ -inch to 1-inch, depending on the concrete slab thickness. The holes were cleaned of dust and drilling debris using a shop-vac. A stainless steel vapor pin is installed in the inner hole with a silicon sleeve to obtain an air tight seal with the concrete floor. The remainder of the hole is sealed with hydrated bentonite and a water dam test was conducted to confirm that the seal is air tight.

On October 1, 2015, Fehr Graham-Engineering & Environmental collected vapor samples from the sub-slab sampling ports (VP-1, VP-2, and VP-3) for VOC (TO-15) analysis. Vapor samples were collected by using a short length of Teflon tubing to connect the sampling port and a 6-liter Suma canister. The air samples were collected using a Suma canister with a flow regulator that allowed three sub-slab vapor samples to be collected over a 30 minute period. Prior to collecting the sub-slab vapor samples, a shut in test was conducted to assure that the fittings between the sample probe and sampling container are air tight. No leaks were detected.

ii. Identify the applicable DNR action levels and the land use classification used to establish them. Describe where the DNR action levels were reached or exceeded (e.g., sub slab, indoor air or both).

Indoor Air Sample IA-1 showed a Small Commercial Indoor Air Vapor Action Levels (VAL) exceedance for Benzene (21.3 ug/m3). Sub-slab vapor samples VP-1, VP-2, and VP-3 showed no exceedances of the Small Commercial Sub-Slab Vapor Action Levels (VALs) for VOC (TO-15). Although the Adell Auto Body building showed an indoor air exceedance for Benzene, this exceedance is likely due to the fact that this building is currently being used as an auto body shop, which handles paints and solvents on a daily basis. The sub-slab vapor sampling results, which did not indicate any vapor intrusion risk to the building, further support this conclusion.

E. Surface Water and Sediment

i. Identify whether surface water and/or sediment was assessed and describe the impacts found. If this pathway was not assessed, explain why.

Wetlands surround most of the Village of Adell and are as close as 100-200 feet to the east of the subject property. Silver Creek, which drains these wetlands, exists approximately 1,500 feet to the west of the subject property. No surface water or sediment samples were collected since it does not appear that the extent of petroleum contamination has migrated to any surface waters.

ii. Identify any surface water and/or sediment action levels used to assess the impacts for this pathway and how these were derived. Describe where the DNR action levels were reached or exceeded.

No surface water or sediment samples were collected.

4. Remedial Actions Implemented and Residual Levels at Closure

A. General: Provide a brief summary of the remedial action history. List previous remedial action report submittals by name and date. Identify remedial actions undertaken since the last submittal for this project and provide the appropriate documentation in Attachment C.

On August 19-20, 2014, DKS Construction Services, Inc. of Menomonie, Wisconsin conducted a Soil Excavation Project under the supervision and direction of METCO personnel. During the excavation project, 1,049.14 tons of petroleum-contaminated soil was excavated and hauled to the Advanced Disposal Services Hickory Meadows Landfill, LLC of Hilbert, Wisconsin.

The excavation was conducted in the area west and southwest of the Adell Auto Body building and included the areas of the removed UST's and dispensers. The excavation area consisted of three rectangular shaped areas (Area "A", Area "B", and Area "C"), as shown on the attached Soil Excavation Map. Measurements to these three areas are as follows:

Area A: 56' x 19' x 10' deep
Area B: 30' x 26' x 10' deep
Area C: 22' x 15' x 10' deep

Approximately four feet of clean overburdon (150 tons) in area B was segregated, set aside, and returned to the excavation as backfill.

Twenty four soil samples were collected from the sidewalls and bottom of the excavation for PVOC and Naphthalene analysis. Ten samples were collected at approximately 3 feet bgs and ten samples were collected at approximately 7 feet bgs from the sidewalls. The four bottom samples were collected at 10 feet bgs.

B. Describe any immediate or interim actions taken at the site under ch NR 708, Wis. Adm. Code.

No immediate or interim actions occurred at this site.

C. Describe the *active* remedial actions taken at the source property, including: type of remedial system(s) used for each media affected; the size and location of any excavation or in-situ treatment; the effectiveness of the systems to address the contaminated media and substances; operational history of the systems; and summarize the performance of the active remedial actions. Provide any system performance documentation in Attachment A.7.

On August 19-20, 2014, DKS Construction Services, Inc. of Menomonie, Wisconsin conducted a Soil Excavation Project under the supervision and direction of METCO personnel. During the excavation project, 1,049.14 tons of petroleum-contaminated soil was excavated and hauled to the Advanced Disposal Services Hickory Meadows Landfill, LLC of Hilbert, Wisconsin.

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as backfill.

Twenty four soil samples were collected from the sidewalls and bottom of the excavation for PVOC and Naphthalene analysis. Ten samples were collected at approximately 3 feet bgs and ten samples were collected at approximately 7 feet bgs from the sidewalls. The four bottom samples were collected at 10 feet bgs.

D. Describe the alternatives considered during the Green and Sustainable Remediation evaluation in accordance with NR 722.09 and any practices implemented as a result of the evaluation.

No evaluation of Green and Sustainable Remediation was conducted.

E. Describe the nature, degree and extent of residual contamination that will remain at the source property or on other affected properties after case closure.

An area of unsaturated soil contamination, which exceeds the NR720 Groundwater RCL's, exists in the area of the former UST's and pump island and consists of an irregular shaped area that appears to measure up to 100 feet long, up to 60 feet wide, and up to 7 feet thick. An area of unsaturated soil contamination, which exceeds the NR720 Groundwater RCL's also exists in the area of (encompassing) borings G-8 and G-10 and consists of an irregular shaped area that appears to measure up to 24 feet long, up to 5 feet wide, and up to 4 feet thick.

Two separate areas of unsaturated soil contamination, which exceed the NR720 Non-Industrial Direct Contact values, also exist in the area of the former UST's and pump island. The first area (encompassing G-15, G-16, and EX-6) consists of an irregular shaped area that appears to measure up to 20 feet long, up to 6 feet wide, and up to 4 feet thick. The second area (encompassing EX-15) consists of an oval shaped area that appears to measure up to 9 feet long, up to 4 feet wide, and up to 4 feet thick.

A dissolved phase contaminant plume exceeding the NR140 ES and/or PAL has formed at the watertable in the area of the former UST's and pump island and has migrated toward the north/northeast. This plume is approximately 218 feet long and 123 feet wide.

The extent of petroleum contamination in groundwater exceeding the NR140 ES does extend beyond the northern property boundary onto the adjacent property to the north/northeast (620 Wisconsin Street), and onto the adjacent property (no address) to the east. Groundwater contamination exceeding the NR140 ES appears to extend approximately 13 feet northeast of the northern property boundary onto the 620 Wisconsin Street property, measuring approximately 64 feet wide at the property boundary, and appears to exist at approximately 2-6 feet bgs. Groundwater contamination exceeding the NR140 ES appears to extend approximately 11 feet east of the eastern property boundary onto the no address-Seifert Street property, measuring approximately 66 feet wide at the property boundary, and appears to exist at approximately 2-6 feet bgs.

Soil and groundwater contamination also exists beneath Wisconsin Street. However, the property line for the Adell Auto Body property appears to extend to the centerline of the street.

F. Describe the residual soil contamination within four feet of ground surface (direct contact zone) that attains or exceeds RCLs established under s. NR 720.12, Wis. Adm. Code, for protection of human health from direct contact.

Residual soil contamination remaining within the upper four feet of the soil column exceeding the NR720 Non-Industrial Direct Contact RCL's include:

G-15-1: Lead (565 ppm), Benzene (6 ppm), Ethylbenzene (35 ppm), Naphthalene (33 ppm), 1,2,4-Trimethylbenzene (350 ppm), and Xylene (588 ppm) at 3.5 feet bgs
G-16-1: Benzene (11.7 ppm), Ethylbenzene (18.8 ppm), and Naphthalene (116 ppm) at 3.5 feet bgs
EX-6: Benzene (22.5 ppm), Ethylbenzene (39 ppm), Naphthalene (22.1 ppm), and 1,2,4-Trimethylbenzene (158 ppm) at 3 feet bgs
EX-15: Benzene (5.4 ppm) and Ethylbenzene (19 ppm) at 3 feet bgs.

G. Describe the residual soil contamination that is above the observed low water table that attains or exceeds the soil standard(s) for the groundwater pathway.

Soil samples above the observed low water table which currently exceed NR720 RCLs include:

G-3-2: Benzene (0.127 ppm), Trimethylbenzenes (3.66 ppm), and Xylene (4.275 ppm) at 6 feet bgs
G-8-1: Benzene (0.066 ppm) at 3.5 feet bgs
G-10-1: Cadmium (2.14 ppm) at 3.5 feet bgs
G-15-1: Lead (565 ppm), Benzene (6 ppm), Ethylbenzene (35 ppm), Naphthalene (33 ppm), Toluene (40 ppm), 1,2,4-Trimethylbenzene (350 ppm), 1,3,5-Trimethylbenzene (125 ppm), and Xylene (588 ppm) at 3.5 feet bgs
G-15-2: Benzene (0.38 ppm), Ethylbenzene (10.2 ppm), Naphthalene (33 ppm), Toluene (7.9 ppm), Trimethylbenzenes (30.1 ppm), and Xylene (67.9 ppm) at 8 feet bgs
G-16-1: Benzene (11.7 ppm), Ethylbenzene (18.8 ppm), Naphthalene (116 ppm), Toluene (3.2 ppm), Trimethylbenzenes (103.6 ppm), and Xylene (81.7 ppm) at 3.5 feet bgs
G-16-2: Benzene (15.2 ppm), Ethylbenzene (20.1 ppm), Naphthalene (5.2 ppm), Toluene (55 ppm), Trimethylbenzenes (52.6 ppm), and Xylene (91.9 ppm) at 8 feet bgs
EX-1: Benzene (0.460 ppm), Toluene (1.57 ppm), Trimethylbenzenes (3.57 ppm), and Xylene (4.89 ppm) at 3 feet bgs

EX-2: Benzene (2.01 ppm), Ethylbenzene (4.3 ppm), Naphthalene (1.8 ppm), Trimethylbenzenes (22.4 ppm), and Xylene (12.95 ppm) at 7 feet bgs
EX-5: Benzene (21.4 ppm), Ethylbenzene (38 ppm), Naphthalene (8 ppm), Toluene (103 ppm), Trimethylbenzenes (99.3 ppm), and Xylene (177 ppm) at 7 feet bgs
EX-6: Benzene (22.5 ppm), Ethylbenzene (39 ppm), Naphthalene (22.1 ppm), Toluene (4.9 ppm), 1,2,4-Trimethylbenzene (158 ppm), 1,3,5-Trimethylbenzene (53 ppm), and Xylene (215 ppm) at 3 feet bgs
EX-7: Benzene (39 ppm), Ethylbenzene (54 ppm), Naphthalene (15.1 ppm), Toluene (168 ppm), Trimethylbenzenes (139 ppm), and Xylene (255 ppm) at 7 feet bgs
EX-8: Benzene (0.037 ppm) at 3 feet bgs
EX-9: Benzene (5 ppm), Ethylbenzene (25.2 ppm), Naphthalene (8.9 ppm), Toluene (37 ppm), Trimethylbenzenes (76.5 ppm), and Xylene (120 ppm) at 7 feet bgs
EX-11: Benzene (0.039 ppm) at 3 feet bgs
EX-12: Benzene (19.4 ppm), Ethylbenzene (36 ppm), Naphthalene (9.3 ppm), Toluene (89 ppm), Trimethylbenzenes (101.8 ppm), and Xylene (166 ppm) at 7 feet bgs
EX-14: Benzene (4.3 ppm), Ethylbenzene (16.3 ppm), Naphthalene (4.7 ppm), Toluene (19.3 ppm), Trimethylbenzenes (50.3 ppm), and Xylene (75.7 ppm) at 7 feet bgs
EX-15: Benzene (5.4 ppm), Ethylbenzene (19 ppm), Trimethylbenzenes (30.4 ppm), and Xylene (64.25 ppm) at 3 feet bgs
EX-16: Benzene (4.5 ppm), Ethylbenzene (23.9 ppm), Naphthalene (6 ppm), Trimethylbenzenes (79.7 ppm), and Xylene (85.29 ppm) at 7 feet bgs
EX-19: Benzene (2.8 ppm), Toluene (2.53 ppm), Trimethylbenzenes (2.15 ppm), and Xylene (4.46 ppm) at 7 feet bgs
EX-21: Benzene (0.057 ppm) at 3 feet bgs
EX-22: Benzene (1.72 ppm), Ethylbenzene (4.2 ppm), Naphthalene (1.41 ppm), Trimethylbenzenes (13 ppm), and Xylene (18.1 ppm) at 7 feet bgs
EX-23: Benzene (0.060 ppm) at 3 feet bgs
EX-24: Benzene (0.127 ppm) at 7 feet bgs.

H. Describe how the residual contamination will be addressed, including but not limited to details concerning: covers, engineering controls or other barrier features; use of natural attenuation of groundwater; and vapor mitigation systems or measures.

Any remaining exposure pathways will be addressed via a cap maintenance plan and natural attenuation.

I. If using natural attenuation as a groundwater remedy, describe how the data collected supports the conclusion that natural attenuation is effective in reducing contaminant mass and concentration (e.g., stable or receding groundwater plume).

Groundwater contaminant levels appear to be stable to decreasing. Based on this, natural attention appears to be an effective method in reducing contaminant mass and concentration.

J. Identify how all exposure pathways (soil, groundwater, vapor) were removed and/or adequately addressed by immediate, interim and/or remedial action(s).

Any remaining exposure pathways will be addressed via a cap maintenance plan and natural attenuation.

K. Identify any system hardware anticipated to be left in place after site closure, and explain the reasons why it will remain.

No system hardware is anticipated to be left in place after site closure.

L. Identify the need for a ch. NR 140, Wis. Adm. Code, groundwater Preventive Action Limit (PAL) or Enforcement Standard (ES) exemption, and identify the affected monitoring points and applicable substances.

Not applicable. No exemptions.

M. If a DNR action level for vapor intrusion was exceeded (for indoor air, sub slab, or both) describe where it was exceeded and how the pathway was addressed.

Indoor Air Sample IA-1 showed a Small Commercial Indoor Air Vapor Action Levels (VAL) exceedance for Benzene (21.3 ug/m3). Although the Adell Auto Body building showed an indoor air exceedance for Benzene, this exceedance is likely due to the fact that this building is currently being used as an auto body shop, which handles paints and solvents on a daily basis. The sub-slab vapor sampling results, which did not indicate any vapor intrusion risk to the building, further support this conclusion.

N. Describe the surface water and/or sediment contaminant concentrations and areas after remediation. If a DNR action level was exceeded, describe where it was exceeded and how the pathway was addressed.

No surface water or sediment samples were collected.

5. Continuing Obligations: Situations where sites, including all affected properties and rights-of-way (ROWs), are included on the DNR's GIS Registry. In certain situations, maintenance plans are also required, and must be included in Attachment D.

Directions: For each of the 3 property types below, check all situations that apply to this closure request.

(NOTE: Monitoring wells to be transferred to another site are addressed in Attachment E.)

	This situation applies to the following property or Right of Way (ROW): Property Type:			Case Closure Situation - Continuing Obligation Inclusion on the GIS Registry is Required (ii. - xiv.)	Maintenance Plan Required
	Source Property	Affected Property (Off-Source)	ROW		
i.	☐	☐	☐	None of the following situations apply to this case closure request.	NA
ii.	☒	☒	☒	Residual groundwater contamination exceeds ch. NR 140 ESs.	NA
iii.	☒	☐	☒	Residual soil contamination exceeds ch. NR 720 RCLs.	NA
iv.				Monitoring Wells Remain:	
	☐	☐	☐	• Not Abandoned (filled and sealed)	NA
	☐	☐	☐	• Continued Monitoring (requested or required)	Yes
v.	☒	☐	☐	Cover/Barrier/Engineered Cover or Control for (soil) direct contact pathways (includes vapor barriers)	Yes
vi.	☒	☐	☐	Cover/Barrier/Engineered Cover or Control for (soil) groundwater infiltration pathway	Yes
vii.	☐	☐	☐	Structural Impediment: impedes completion of investigation or remedial action (not as a performance standard cover)	NA
viii.	☐	☐	☐	Residual soil contamination meets NR 720 industrial soil RCLs, land use is classified as industrial	NA
ix.	☐	☐	NA	Vapor Mitigation System (VMS) required due to exceedances of vapor risk screening levels or other health based concern	Yes
x.	☐	☐	NA	Vapor: Dewatering System needed for VMS to work effectively	Yes
xi.	☒	☐	NA	Vapor: Compounds of Concern in use: full vapor assessment could not be completed	NA
xii	☐	☐	NA	Vapor: Commercial/industrial exposure assumptions used.	NA
xiii.	☒	☐	☐	Vapor: Residual volatile contamination poses future risk of vapor intrusion	NA
xiv.	☐	☐	☐	Site-specific situation: (e. g., fencing, methane monitoring, other) (*discuss with project manager before submitting the closure request*)	Site specific

6. Underground Storage Tanks

A. Were any tanks, piping or other associated tank system components removed as part of the investigation or remedial action? ◉ Yes ○ No

B. Do any upgraded tanks meeting the requirements of ch. ATCP 93, Wis. Adm. Code, exist on the property? ○ Yes ◉ No

C. If the answer to question 6.B. is yes, is the leak detection system currently being monitored? ○ Yes ○ No

General Instructions

All information shall be legible. Providing illegible information will result in a submittal being considered incomplete until corrected. For each attachment (A-G), provide a Table of Contents page, listing all 'applicable' and 'not applicable' items by Closure Form titles (e.g., A.1. Groundwater Analytical Table, A.2. Soil Analytical Results Table, etc.). If any item is 'not applicable' to the case closure request, you must fully explain the reasons why.

Data Tables (Attachment A)

Directions for Data Tables:

- Use **bold** and italics font for information of importance on tables and figures. Use **bold** font for ch. NR 140, Wis. Adm. Code ES attainments or exceedances, and *italicized font* for ch. NR 140, Wis. Adm. Code, PAL attainments or exceedances.
- Use **bold** font to identify individual ch. NR 720 Wis. Adm. Code RCL exceedances. Tables should also include the corresponding groundwater pathway and direct contact pathway RCLs for comparison purposes. Cumulative hazard index and cumulative cancer risk exceedances should also be tabulated and identified on Tables A.2 and A.3.
- Do not use shading or highlighting on the analytical tables.
- Include on Data Tables the level of detection for results which are below the detection level (i.e., do not just list as no detect (ND)).
- Include the units on data tables.
- Summaries of all data must include information collected by previous consultants.
- Do not submit lab data sheets unless these have not been submitted in a previous report. Tabulate all data required in s. NR 716.15 (3)(c), Wis. Adm. Code, in the format required in s. NR 716.15(4)(e), Wis. Adm. Code.
- Include in Attachment A all of the following tables, in the order prescribed below, with the specific Closure Form titles noted on the separate attachments (e.g., Title: A.1. Groundwater Analytical Table; A.2. Soil Analytical Results Table, etc.).
- For required documents, each table (e.g., A.1., A.2., etc.) should be a separate Portable Document Format (PDF).

A. Data Tables

A.1. **Groundwater Analytical Table(s):** Table(s) showing the analytical results and collection dates for all groundwater sampling points (e.g., monitoring wells, temporary wells, sumps, extraction wells, potable wells) for which samples have been collected.

A.2. **Soil Analytical Results Table(s):** Table(s) showing **all** soil analytical results and collection dates. Indicate if sample was collected above or below the observed low water table (unsaturated versus saturated).

A.3. **Residual Soil Contamination Table(s):** Table(s) showing the analytical results of only the residual soil contamination at the time of closure. This table shall be a subset of table A.2 and should include only the soil sample locations that exceed an RCL. Indicate if sample was collected above or below the observed low water table (unsaturated versus saturated). Table A.3 is optional only if a total of fewer than 15 soil samples have been collected at the site.

A.4. **Vapor Analytical Table(s)**: Table(s) showing type(s) of samples, sample collection methods, analytical method, sample results, date of sample collection, time period for sample collection, method and results of leak detection, and date, method and results of communication testing.

A.5. **Other Media of Concern (e.g., sediment or surface water)**: Table(s) showing type(s) of sample, sample collection method, analytical method, sample results, date of sample collection, and time period for sample collection.

A.6. **Water Level Elevations:** Table(s) showing all water level elevation measurements and dates from all monitoring wells. If present, free product should be noted on the table.

A.7. **Other:** This attachment should include: 1) any available tabulated natural attenuation data; 2) data tables pertaining to engineered remedial systems that document operational history, demonstrate system performance and effectiveness, and display emissions data; and (3) any other data tables relevant to case closure not otherwise noted above. If this section is not applicable, please explain the reasons why.

Maps, Figures and Photos (Attachment B)

Directions for Maps, Figures and Photos:

- Provide on paper no larger than 11 x 17 inches, unless otherwise directed by the Department. Maps and figures may be submitted in a larger electronic size than 11 x 17 inches, in a PDF readable by the Adobe Acrobat Reader. However, those larger-size documents must be legible when printed.
- Prepare visual aids, including maps, plans, drawings, fence diagrams, tables and photographs according to the applicable portions of ss. NR 716.15(4), 726.09(2) and 726.11(3), (5) and (6), Wis. Adm. Code.
- Include all sample locations.
- Contour lines should be clearly labeled and defined.
- Include in Attachment B all of the following maps and figures, in the order prescribed below, with the specific Closure Form titles noted on the separate attachments (e.g., Title: B.1. Location Map; B.2. Detailed Site Map, etc).
- For the electronic copies that are required, each map (e.g., B.1.a., B.2.a, etc.,) should be a separate PDF.
- Maps, figures and photos should be dated to reflect the most recent revision.

B.1. Location Maps

B.1.a. **Location Map:** A map outlining all properties within the contaminated site boundaries on a United States Geological Survey (U.S.G.S.) topographic map or plat map in sufficient detail to permit easy location of all affected and/or adjacent parcels. If groundwater standards are exceeded, include the location of all potable wells, including municipal wells, within 1200 feet of the area of contamination.

B.1.b. **Detailed Site Map:** A map that shows all relevant features (buildings, roads, current ground surface cover, individual property boundaries for all affected properties, 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 attaining or exceeding a ch. NR 140 ES, and/or in relation to the boundaries of soil contamination attaining or exceeding a RCL. Provide parcel identification numbers for all affected properties.

B.1.c. **RR Sites Map:** From RR Sites Map (http://dnrmaps.wi.gov/sl/?Viewer=RR Sites) attach a map depicting the source property, and all open and closed BRRTS sites within a half-mile radius or less of the property.

B.2. Soil Figures

B.2.a. **Soil Contamination:** Figure(s) showing the location of **all** identified unsaturated soil contamination. Use a single contour to show the horizontal extent of each area of contiguous soil contamination that exceeds a soil to groundwater pathway RCL as determined under ch. NR 720.Wis. Adm. Code. A separate contour line should be used to indicate the horizontal extent of each area of contiguous soil contamination that exceeds a direct contact RCL exceedances (0-4 foot depth).

B.2.b. **Residual Soil Contamination:** Figure(s) showing only the locations of soil samples where unsaturated soil contamination remains at the time of closure (locations represented in Table A.3). Use a single contour to show the horizontal extent of each area of contiguous soil contamination that exceeds a soil to groundwater pathway RCL as determined under ch. NR 720 Wis. Adm. Code. A separate contour line should be used to indicate the horizontal extent of each area of contiguous soil contamination that exceeds a direct contact RCL exceedence (0-4 foot depth).

B.3. Groundwater Figures

B.3.a. **Geologic Cross-Section Figure(s):** One or more cross-section diagrams showing soil types and correlations across the site, water table and piezometric elevations, and locations and elevations of geologic rock units, if encountered. Display on one or more figures all of the following:

- Source location(s) and vertical extent of residual soil contamination exceeding an RCL. Distinguish between direct contact and the groundwater pathway RCLs.
- Source location(s) and lateral and vertical extent if groundwater contamination exceeds ch. NR 140 ES.
- Surface features, including buildings and basements, and show surface elevation changes.
- Any areas of active remediation within the cross section path, such as excavations or treatment zones.
- Include a map displaying the cross-section location(s), if they are not displayed on the Detailed Site Map (Map B.1.b.)

B.3.b. **Groundwater Isoconcentration:** Figure(s) showing the horizontal extent of the post-remedial groundwater contamination exceeding a ch. NR 140, Wis. Adm. Code, PAL and/or an ES. Indicate the date and direction of groundwater flow based on the most recent sampling data.

B.3.c. **Groundwater Flow Direction:** Figure(s) representing groundwater movement at the site. If the flow direction varies by more than 20° over the history of the site, submit two groundwater flow maps showing the maximum variation in flow direction.

B.3.d. **Monitoring Wells:** Figure(s) showing all monitoring wells, with well identification number. Clearly designate any wells that: (1) are proposed to be abandoned; (2) cannot be located; (3) are being transferred; (4) will be retained for further sampling, or (5) have been abandoned.

B.4. Vapor Maps and Other Media

B.4.a. **Vapor Intrusion Map:** Map(s) showing all locations and results for samples taken to investigate the vapor intrusion pathway in relation to residual soil and groundwater contamination, including sub-slab, indoor air, soil vapor, soil gas, ambient air, and communication testing. Show locations and footprints of affected structures and utility corridors, and/or where residual contamination poses a future risk of vapor intrusion.

B.4.b. **Other media of concern (e.g., sediment or surface water):** Map(s) showing all sampling locations and results for other media investigation. Include the date of sample collection and identify where any standards are exceeded.

B.4.c. **Other:** Include any other relevant maps and figures not otherwise noted above. (This section may remain blank).

B.5. Structural Impediment Photos: One or more photographs documenting the structural impediment feature(s) which precluded a complete site investigation or remediation at the time of the closure request. The photographs should document the area that could not be investigated or remediated due to a structural impediment. The structural impediment should be indicated on Figures B.2.a and B.2.b.

Documentation of Remedial Action (Attachment C)

Directions for Documentation of Remedial Action:

- Include in Attachment C all of the following documentation, in the order prescribed below, with the specific Closure Form titles noted on the separate attachments (e.g., Title: C.1. Site Investigation Documentation; C.2. Investigative Waste, etc.).
- If the documentation requested below has already been submitted to the DNR, please note the title and date of the report for that particular document requested.

C.1. **Site investigation documentation,** that has not otherwise been submitted with the Site Investigation Report.

C.2. **Investigative waste** disposal documentation.

C.3. Provide a **description of the methodology** used along with all supporting documentation if the RCLs are different than those contained in the Department's RCL Spreadsheet available at: http://dnr.wi.gov/topic/Brownfields/Professionals.html.

C.4. **Construction documentation** or as-built report for any constructed remedial action or portion of, or interim action specified in s. NR 724.02(1), Wis. Adm. Code.

C.5. **Decommissioning of Remedial Systems.** Include plans to properly abandon any systems or equipment.

C.6. **Other**. Include any other relevant documentation not otherwise noted above (This section may remain blank).

Maintenance Plan(s) and Photographs (Attachment D)

Directions for Maintenance Plans and Photographs:

Attach a maintenance plan for each affected property (source property, each off-source affected property) with continuing obligations requiring future maintenance (e.g., direct contact, groundwater protection, vapor intrusion). See Site Summary section 5 for all affected property(s) requiring a maintenance plan. Maintenance plan guidance and/or templates for: 1) Cover/barrier systems; 2) Vapor intrusion; and 3) Monitoring wells, can be found at: http://dnr.wi.gov/topic/Brownfields/Professionals.html#tabx3

D.1. **Descriptions of maintenance action(s) required for maximizing effectiveness of the engineered control, vapor mitigation system, feature or other action for which maintenance is required:**

- Provide brief descriptions of the type, depth and location of residual contamination.

- Provide a description of the system/cover/barrier/monitoring well(s) to be maintained.
- Provide a description of the maintenance actions required for maximizing effectiveness of the engineered control, vapor mitigation system, feature or other action for which maintenance is required.
- Provide contact information, including the name, address and phone number of the individual or facility who will be conducting the maintenance.

D.2. **Location map(s) which show(s):** (1) the feature that requires maintenance; (2) the location of the feature(s) that require(s) maintenance - on and off the source property; (3) the extent of the structure or feature(s) to be maintained, in relation to other structures or features on the site; (4) the extent and type of residual contamination; and (5) all property boundaries.

D.3. **Photographs** for site or facilities with a cover or other performance standard, a structural impediment or a vapor mitigation system, include one or more photographs documenting the condition and extent of the feature at the time of the closure request. Pertinent features shall be visible and discernible. Photographs shall be submitted with a title related to the site name and location, and the date on which it was taken.

D.4. **Inspection log**, to be maintained on site, or at a location specified in the maintenance plan or approval letter. The inspection and maintenance log is found at: http://dnr.wi.gov/files/PDF/forms/4400/4400-305.pdf.

Monitoring Well Information (Attachment E)

Directions for Monitoring Well Information:
For all wells that will remain in use, be transferred to another party, or that could not be located; attach monitoring well construction and development forms (DNR Form 4400-113 A and B: http://dnr.wi.gov/topic/groundwater/documents/forms/4400_113_1_2.pdf)

Select One:

○ No monitoring wells were installed as part of this response action.

◉ All monitoring wells have been located and will be properly abandoned upon the DNR granting conditional closure to the site

○ ***Select One or More:***

☐ Not all monitoring wells can be located, despite good faith efforts. Attachment E must include a description of efforts made to locate the wells.

☐ One or more wells will remain in use at the site after this closure. Attachment E must include documentation as to the reason (s) the well(s) will remain in use. When one or more monitoring wells will remain in use this is considered a continuing obligation and a maintenance plan will be required and must be included in Attachment D.

☐ One or more monitoring wells will be transferred to another owner upon case closure being granted. Attachment E should include documentation identifying the name, address and email for the new owner(s). Provide documentation from the party accepting future responsibility for monitoring well(s).

Source Legal Documents (Attachment F)

Directions for Source Legal Documents:
Label documents with the specific closure form titles (e.g., F.1. Deed, F.2. Certified Survey Map, etc.). Include all of the following documents, in the order listed:

F.1. **Deed:** The most recent deed with legal description clearly listed.

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.*

F.2. **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. In cases where the certified survey map or recorded plat map are not legible or are unavailable, a copy of a parcel map from a county land information office may be substituted. A copy of a parcel map from a county land information office shall be legible, and the parcels identified in the legal description shall be clearly identified and labeled with the applicable parcel identification number.

F.3. **Verification of Zoning**: Documentation (e.g., official zoning map or letter from municipality) of the property's or properties' current zoning status.

F.4. **Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes that the attached legal description(s) accurately describe(s) the correct contaminated property or properties. This section applies to the source property only. Signed statements for Other Affected Properties should be included in Attachment G.

Notifications to Owners of Affected Properties (Attachment G)

Directions for Notifications to Owners of Affected Properties:

Complete the table on the following page for sites which require notification to owners of affected properties pursuant to ch. 292, Wis. Stats. and ch. NR 725 and 726, Wis. Adm. Code. Personal information collected will be used for administrative purposes and may be provided to requesters to the extent required by Wisconsin's Open Records law [ss. 19.31- 19.39,Wis. Stats.]. The DNR's "Guidance on Case Closure and the Requirements for Managing Continuing Obligations" (PUB-RR-606) lists specific notification requirements http://dnr.wi.gov/files/PDF/pubs/rr/RR606.pdf.

State law requires that the responsible party provide a 30-day, written advance notification to certain persons prior to applying for case closure. This requirement applies if: (1) the person conducting the response action does not own the source property; (2) the contamination has migrated onto another property; and/or (3) one or more monitoring wells will not be abandoned. Use form 4400-286, Notification of Continuing Obligations and Residual Contamination, at http://dnr.wi.gov/files/PDF/forms/4400/4400-286.pdf

Include a copy of each notification sent and accompanying proof of delivery, i.e., return receipt or signature confirmation. (These items will not be placed on the GIS Registry.)

Include the following documents for each property, keeping each property's documents grouped together and labeled with the letter G and the corresponding ID number from the table on the following page. (Source Property documents should only be included in Attachment F):

- **Deed:** The most recent deed with legal descriptions clearly listed for all affected properties.
  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. In cases where the certified survey map or recorded plat map are not legible or are unavailable, a copy of a parcel map from a county land information office may be substituted. A copy of a parcel map from a county land information office shall be legible, and the parcels identified in the legal description shall be clearly identified and labeled with the applicable parcel identification number.
- **Verification of Zoning:** Documentation (e.g., official zoning map or letter from municipality) of the property's or properties' current zoning status.
- **Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes the attached legal description(s) accurately describe(s) the correct contaminated property or properties.

Notifications to Owners of Affected Properties (Attachment G)

ID	Address of Affected Property	Parcel ID No.	Date of Receipt of Letter	Type of Property Owner	WTMX	WTMY	Reasons Notification Letter Sent:													
							Residual Groundwater Contamination = or > ES	Residual Soil Contamination Exceeds RCLs	Monitoring Wells: Not Abandoned	Monitoring Wells: Continued Monitoring	Cover/Barrier/Engineered Control	Structural Impediment	Industrial RCLs Met/Applied	Vapor Mitigation System(VMS)	Dewatering System Needed for VMS	Compounds of Concern in Use	Commercial/Industrial Vapor Exposure Assumptions Applied	Residual Volatile Contamination Poses Future Risk of Vapor Intrusion	Site Specification Situation
A	620 Wisconsin Street	59101491860	07/14/2017	APO	685337	351764	X												
B	Seifert Street (No Address)	59101492220	07/17/2017	APO	685341	351751	X												
C	Wisconsin Street/CTH I	NA	12/03/2018	ROWH	685294	351738	X	X											
D																			

Signatures and Findings for Closure Determination

Check the correct box for this case closure request, and have either a professional engineer or a hydrogeologist, as defined in ch. NR 712, Wis. Adm. Code, sign this document.

☒ A response action(s) for this site addresses groundwater contamination (including natural attenuation remedies).

☒ The response action(s) for this site addresses media other than groundwater.

Engineering Certification

I Thomas Pignet hereby certify that I am a registered professional engineer in the State of Wisconsin, registered in accordance with the requirements of ch. A-E 4, Wis. Adm. Code, that this case closure request has been prepared by me or prepared under my supervision in accordance with the Rules of Professional Conduct in ch. A-E 8, Wis. Adm. Code; and that, to the best of my knowledge, all information contained in this case closure request is correct and the document was prepared in compliance with all applicable requirements in chs. NR 700 to 726, Wis. Adm. Code. Specifically, with respect to compliance with the rules, in my professional opinion a site investigation has been conducted in accordance with ch. NR 716, Wis. Adm. Code, and all necessary remedial actions have been completed in accordance with chs. NR 140, NR 718, NR 720, NR 722, NR 724 and NR 726, Wis. Adm. Codes."

THOMAS PIGNET — Printed Name

Engineer — Title

Thomas Pignet (reviewed) — Signature

4/18/19 — Date

E-32227-006 — P.E. Stamp and Number

THOMAS P. PIGNET E-32227-006 LA CROSSE WISCONSIN PROFESSIONAL ENGINEER

Hydrogeologist Certification

I Ronald J. Anderson hereby certify that I am a hydrogeologist as that term is defined in s. NR 712.03 (1), Wis. Adm. Code, and that, to the best of my knowledge, all of the information contained in this case closure request is correct and the document was prepared by me or prepared by me or prepared under my supervision and, in compliance with all applicable requirements in chs. NR 700 to 726, Wis. Adm. Code. Specifically, with respect to compliance with the rules, in my professional opinion a site investigation has been conducted in accordance with ch. NR 716, Wis. Adm. Code, and all necessary remedial actions have been completed in accordance with chs. NR 140, NR 718, NR 720, NR 722, NR 724 and NR 726, Wis. Adm. Codes."

Ronald J. Anderson — Printed Name

Senior Hydrogeologist/Project Manager — Title

Signature

4/18/19 — Date

Attachment A/Data Tables

A.1 Groundwater Analytical Table(s)

A.2 Soil Analytical Results Table(s)

A.3 Residual Soil Contamination Table(s)

A.4 Vapor Analytical Table

A.5 Other Media of Concern (e.g., sediment or surface water) – No surface waters or sediments were assessed as part of the site investigation.

A.6 Water Level Elevations

A.7 Other – Natural Attenuation data and Slug Test Calculations

A.1 Groundwater Analytical Table
(Geoprobe)
Adell Auto Body Shop BRRTS# 03-60-537761

Sample ID	Date	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
G-1-W	07/27/10	**10000**	**2460**	**83**	**410**	**9100**	**3090**	**11100**
G-2-W	07/27/10	**2340**	**2440**	<24.5	**680**	**12200**	**3750**	**15200**
G-3-W	07/27/10	**450**	*262*	<4.9	*69*	87	**565**	*1879*
G-4-W	07/27/10	**80**	*264*	4	*42*	11.7	**874**	*590.7*
G-5-W	07/27/10	**79**	52	<0.49	*19.4*	8.7	81	120.4
G-6-W	07/27/10	**780**	*195*	*16.7*	*27.5*	101	*300*	*582*
G-7-W	07/27/10	**20.2**	5.4	<0.49	3.4	1.49	8.18	10.08
G-8-W	07/27/10	**36**	5	<0.49	3.02	1.77	8.87	36.39
G-9-W	07/27/10	**5.4**	3.9	<0.49	3.2	5	21.6	19
G-10-W	07/27/10	**9.8**	1.01	<0.49	<1.2	1.08	3.08-3.81	5.49
G-17-W	03/26/15	**510**	6.1	11.4	<2.6	10.1	38	93.2
ENFORCE MENT STANDARD **ES = Bold**		5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*		0.5	140	12	10	160	96	400

NS = Not Sampled

(ppb) = parts per billion (ppm) = parts per million

DRO = Diesel Range Organics

GRO = Gasoline Range Organics

A.1 Groundwater Analytical Table
Adell Auto Body Shop BRRTS# 03-60-537761

Well Sampling Conducted on:	10/10/13	10/10/13	10/10/13	10/10/13	10/10/13	10/10/13	10/10/13	04/02/15	04/02/15		
VOC's Well Name	MW-1	MW-2	MW-3	MW-4	MW-5	MW-6	MW-7	MW-8	PZ-8	ENFORCE MENT STANDARD = ES – Bold	*PREVENTIVE ACTION LIMIT = PAL - Italics*
Lead, dissolved/ppb	*8.1*	*9.6*	< 0.7	< 0.7	< 0.7	< 0.7	< 0.7	NS	NS	15	*1.5*
Benzene/ppb	1650	14100	1560	< 0.24	< 0.24	< 0.24	0.40 "J"	< 0.44	< 0.44	5	*0.5*
Bromobenzene/ppb	< 16	< 32	< 6.4	< 0.32	< 0.32	< 0.32	< 0.32	< 0.48	< 0.48	==	==
Bromodichloromethane/ppb	< 18.5	< 37	< 7.4	< 0.37	< 0.37	< 0.37	< 0.37	< 0.46	< 0.46	==	==
Bromoform/ppb	< 17.5	< 35	< 7	< 0.35	< 0.35	< 0.35	< 0.35	< 0.46	< 0.46	==	==
tert-Butylbenzene/ppb	< 18	< 36	< 7.2	< 0.36	< 0.36	< 0.36	< 0.36	< 1.1	< 1.1	==	==
sec-Butylbenzene/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	< 1.2	< 1.2	==	==
n-Butylbenzene/ppb	40 "J"	37 "J"	< 7	< 0.35	< 0.35	< 0.35	< 0.35	< 1	< 1	==	==
Carbon Tetrachloride/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	< 0.65	< 0.65	5	*0.5*
Chlorobenzene/ppb	< 12	< 24	< 4.8	< 0.24	< 0.24	< 0.24	< 0.24	< 0.46	< 0.46	==	==
Chloroethane/ppb	< 31.5	< 63	< 12.6	< 0.63	< 0.63	< 0.63	< 0.63	< 0.65	< 0.65	==	==
Chloroform/ppb	< 14	< 28	< 5.6	< 0.28	< 0.28	< 0.28	< 0.28	< 0.43	< 0.43	6	*0.6*
Chloromethane/ppb	< 40.5	< 81	< 16.2	< 0.81	< 0.81	< 0.81	< 0.81	< 1.9	< 1.9	==	==
2-Chlorotoluene/ppb	< 10.5	< 21	< 4.2	< 0.21	< 0.21	< 0.21	< 0.21	< 0.4	< 0.4	==	==
4-Chlorotoluene/ppb	< 10.5	< 21	< 4.2	< 0.21	< 0.21	< 0.21	< 0.21	< 0.63	< 0.63	==	==
1,2-Dibromo-3-chloropropane/ppb	< 44	< 88	< 17.6	< 0.88	< 0.88	< 0.88	< 0.88	< 1.4	< 1.4	==	==
Dibromochloromethane/ppb	< 11	< 22	< 4.4	< 0.22	< 0.22	< 0.22	< 0.22	< 0.45	< 0.45	==	==
1,4-Dichlorobenzene/ppb	< 15	< 30	< 6	< 0.3	< 0.3	< 0.3	< 0.3	< 0.49	< 0.49	==	==
1,3-Dichlorobenzene/ppb	< 14	< 28	< 5.6	< 0.28	< 0.28	< 0.28	< 0.28	< 0.52	< 0.52	==	==
1,2-Dichlorobenzene/ppb	< 18	< 36	< 7.2	< 0.36	< 0.36	< 0.36	0.51 "J"	< 0.46	< 0.46	==	==
Dichlorodifluoromethane/ppb	< 22	< 44	< 8.8	< 0.44	< 0.44	< 0.44	< 0.44	< 0.87	< 0.87	1000	*200*
1,2-Dichloroethane/ppb	< 20.5	< 41	< 8.2	< 0.41	< 0.41	< 0.41	*4.2*	< 0.54	< 0.54	5	*0.5*
1,1-Dichloroethane/ppb	< 15	< 30	< 6	< 0.3	< 0.3	< 0.3	< 0.3	< 1.1	< 1.1	==	==
1,1-Dichloroethene/ppb	< 20	< 40	< 8	< 0.4	< 0.4	< 0.4	< 0.4	< 0.65	< 0.65	==	==
cis-1,2-Dichloroethene/ppb	< 19	< 38	< 7.6	< 0.38	< 0.38	< 0.38	< 0.38	< 0.45	< 0.45	70	*7*
trans-1,2-Dichloroethene/ppb	< 17.5	< 35	< 7	< 0.35	< 0.35	< 0.35	< 0.35	< 0.54	< 0.54	==	==
1,2-Dichloropropane/ppb	< 16	< 32	< 6.4	< 0.32	< 0.32	< 0.32	< 0.32	< 0.43	< 0.43	==	==
2,2-Dichloropropane/ppb	< 18	< 36	< 7.2	< 0.36	< 0.36	< 0.36	< 0.36	< 3.1	< 3.1	==	==
1,3-Dichloropropane/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	< 0.42	< 0.42	==	==
Di-isopropyl ether/ppb	< 11.5	< 23	< 4.6	< 0.23	< 0.23	< 0.23	< 0.23	< 0.44	< 0.44	==	==
EDB (1,2-Dibromoethane)/ppb	< 22	< 44	< 8.8	< 0.44	< 0.44	< 0.44	< 0.44	< 0.63	< 0.63	0.05	*0.005*
Ethylbenzene/ppb	1800	1820	92	< 0.55	< 0.55	< 0.55	< 0.55	0.81 "J"	< 0.71	700	*140*
Hexachlorobutadiene/ppb	< 75	< 150	< 30	< 1.5	< 1.5	< 1.5	< 1.5	< 2.2	< 2.2	==	==
Isopropylbenzene/ppb	74	72 "J"	18.8 "J"	< 0.3	< 0.3	< 0.3	0.78 "J"	< 0.82	< 0.82	==	==
p-Isopropyltoluene/ppb	< 15.5	< 31	< 6.2	< 0.31	1.11	< 0.31	< 0.31	2.05 "J"	< 1.1	==	==
Methylene chloride/ppb	< 25	< 50	< 10	< 0.5	< 0.5	< 0.5	< 0.5	< 1.3	< 1.3	==	==
Methyl tert-butyl ether (MTBE)/ppb	< 11.5	< 23	< 4.6	< 0.23	< 0.23	< 0.23	< 0.23	2.42 "J"	< 1.1	60	*12*
Naphthalene/ppb	284	400 "J"	< 34	< 1.7	< 1.7	< 1.7	< 1.7	< 1.6	< 1.6	100	*10*
n-Propylbenzene/ppb	235	214	48	< 0.25	< 0.25	< 0.25	< 0.25	< 0.77	< 0.77	==	==
1,1,2,2-Tetrachloroethane/ppb	< 22.5	< 45	< 9	< 0.45	< 0.45	< 0.45	< 0.45	< 0.52	< 0.52	==	==
1,1,1,2-Tetrachloroethane/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	< 0.48	< 0.48	==	==
Tetrachloroethene (PCE)/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	*2.58*	< 0.74	5	*0.5*
Toluene/ppb	3040	5500	59	< 0.69	< 0.69	< 0.69	< 0.69	1.61	< 0.44	800	*160*
1,2,4-Trichlorobenzene/ppb	< 49	< 98	< 19.6	< 0.98	< 0.98	< 0.98	< 0.98	< 1.7	< 1.7	==	==
1,2,3-Trichlorobenzene/ppb	< 90	< 180	< 36	< 1.8	< 1.8	< 1.8	< 1.8	< 2.7	< 2.7	==	==
1,1,1-Trichloroethane/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	< 0.84	< 0.84	==	==
1,1,2-Trichloroethane/ppb	< 17	< 34	< 6.8	< 0.34	< 0.34	< 0.34	< 0.34	< 0.48	< 0.48	==	==
Trichloroethene (TCE)/ppb	< 16.5	< 33	< 6.6	< 0.33	< 0.33	< 0.33	< 0.33	< 0.47	< 0.47	5	*0.5*
Trichlorofluoromethane/ppb	< 35.5	< 71	< 14.2	< 0.71	< 0.71	< 0.71	< 0.71	< 0.87	< 0.87	==	==
1,2,4-Trimethylbenzene/ppb	1720	1520	*176*	< 2.2	< 2.2	< 2.2	< 2.2	< 1.6	< 1.6	Total TMB's 480	*Total TMB's 96*
1,3,5-Trimethylbenzene/ppb	420	380 "J"	*59 "J"*	< 1.4	< 1.4	< 1.4	< 1.4	< 1.5	< 1.5	==	==
Vinyl Chloride/ppb	< 9	< 18	< 3.6	< 0.18	< 0.18	< 0.18	< 0.18	< 0.17	< 0.17		
m&p-Xylene/ppb	7100	7100	*470*	< 0.69	< 0.69	< 0.69	< 0.69	3.12 "J"	< 2.2		
o-Xylene/ppb	2550	2350	*17.8 "J"*	< 0.63	< 0.63	< 0.63	< 0.63	0.91 "J"	< 0.9	Total Xylenes 2000	*Total Xylenes 400*

NS = not sampled, NM = Not Measured
Q = Analyte detected above laboratory method detection limit but below practical quantitation limit.
= = No Exceedences
(ppb) = parts per billion
(ppm) = parts per million

A.1 Groundwater Analytical Table
Adell Auto Body Shop BRRTS# 03-60-537761

Well MW-1/1R MW-1R 901.72
PVC Elevation = 901.36 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	893.23	8.13	*8.1*	**1650**	**1800**	<11.5	**284**	**3040**	**2140**	**9650**
01/15/14	893.98	7.38	*3.0*	**710**	**1540**	<18.5	**222**	**2160**	**1840**	**7840**
04/02/15	897.31	4.41	NS	**760**	*690*	<24.5	<130	*580*	**1291**	**2980**
07/01/15	897.68	4.04	NS	**350**	*226*	<55	<80	128	*382*	*836*
10/01/15	896.20	5.52	NS	**880**	*420*	<4.9	*66*	143	**690**	*1669*
01/14/16	898.19	3.53	NS	**48**	13.1	<4.9	<26	<3.9	20.4-28.7	42.2
ENFORCE MENT STANDARD ES = Bold			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-2/2R MW-2R 901.53
PVC Elevation = 901.19 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	893.20	7.99	*9.6*	**14100**	**1820**	<23	**400**	**5500**	**1900**	**9450**
01/15/14	893.90	7.29	*6.0*	**12300**	**1060**	<37	**189**	**3700**	**1354**	**6470**
04/02/15	897.26	4.27	NS	**1830**	**1050**	<49	<260	*470*	**1520**	**3890**
07/01/15	897.71	3.82	NS	**430**	102	<55	<80	<22	*83-158*	156-201
10/01/15	896.24	5.29	NS	**920**	*203*	<4.9	*43*	34	*268*	*1212*
01/14/16	898.32	3.21	NS	**240**	26.7	<4.9	<26	8.4	9.2-17.5	89-95.6
ENFORCE MENT STANDARD ES = Bold			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-3
PVC Elevation = 900.30 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	892.67	7.63	<0.7	**1560**	92	<4.6	<34	59	*235*	*487.8*
01/15/14	893.83	6.47	<0.7	**680**	23	<3.7	*17.8*	20.4	78.8	103-111.1
04/02/15	897.30	3.00	NS	**43**	<0.73	0.99	<2.6	<0.39	<1.51	<2.06
07/01/15	896.79	3.51	NS	**10.6**	<0.71	<1.1	<1.6	<0.44	<3.1	<3.1
10/01/15	895.41	4.89	NS	**340**	2.56	2.99	<2.6	3.8	21.2	34.09
01/14/16	898.04	2.26	NS	**127**	<0.73	1.38	2.86	0.94	3.4-4.23	2.53
ENFORCE MENT STANDARD ES = Bold			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.1 Groundwater Analytical Table
Adell Auto Body Shop BRRTS# 03-60-537761

Well MW-4
PVC Elevation = 901.31 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	893.02	8.29	<0.7	<0.24	<0.55	<0.23	<1.7	<0.69	<3.6	<1.32
01/15/14	NOT SAMPLED									
04/02/15	897.00	4.31	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
07/01/15	897.16	4.15	NS	<0.44	<0.71	<1.1	<1.6	<0.44	<3.1	<3.1
10/01/15	895.80	5.51	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
01/14/16	COULD NOT LOCATE									
ENFORCE MENT STANDARD ES = Bold			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-5
PVC Elevation = 901.76 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	893.32	8.44	<0.7	<0.24	<0.55	<0.23	<1.7	<0.69	<3.6	<1.32
01/15/14	894.03	7.73	<0.7	<0.27	<0.82	<0.37	<1.2	<0.8	<1.69	<2.41
04/02/15	897.10	4.66	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
07/01/15	897.70	4.06	NS	<0.44	<0.71	<1.1	<1.6	<0.44	<3.1	<3.1
10/01/15	896.23	5.53	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
01/14/16	897.74	4.02	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = Bold			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-6
PVC Elevation = 901.51 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	892.21	9.30	<0.7	<0.24	<0.55	<0.23	<1.7	<0.69	<3.6	<1.32
01/15/14	893.84	7.67	<0.7	<0.27	<0.82	<0.37	<1.2	<0.8	<1.69	<2.41
04/02/15	896.93	4.58	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
07/01/15	897.44	4.07	NS	<0.44	<0.71	<1.1	<1.6	<0.44	<3.1	<3.1
10/01/15	895.96	5.55	NS	<0.46	<0.73	<0.49	<2.6	0.56	<1.51	<2.06
01/14/16	898.02	3.49	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = Bold			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.1 Groundwater Analytical Table
Adell Auto Body Shop BRRTS# 03-60-537761

Well MW-7
PVC Elevation = 901.12 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/10/13	893.06	8.06	<0.7	0.40	<0.55	<0.23	<1.7	<0.69	<3.6	<1.32
01/15/14	894.03	7.09	<0.7	<0.27	<0.82	<0.37	<1.2	<0.8	<1.69	<2.41
04/02/15	897.11	4.01	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
07/01/15	896.30	4.82	NS	0.44	<0.71	<1.1	<1.6	<0.44	<3.1	<3.1
10/01/15	895.95	5.17	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
01/14/16	897.79	3.33	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = **Bold**			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL* = *Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-8
PVC Elevation = 898.12 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
04/02/15	894.11	4.01	NS	<0.44	0.81	2.42	<1.6	1.61	<3.1	4.03
07/01/15	897.00	1.12	NS	<0.44	<0.71	1.16	<1.6	<0.44	<3.1	<3.1
10/01/15	895.14	2.98	NS	**269**	<0.73	7.8	<2.6	1.65	0.7-1.53	<2.06
01/14/16	897.17	0.95	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = **Bold**			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL* = *Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well PZ-8
PVC Elevation = 898.14 (feet) (MSL)

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
04/02/15	896.47	1.67	NS	<0.44	<0.71	<1.1	<1.6	<0.44	<3.1	<3.1
07/01/15	895.94	2.20	NS	<0.44	<0.71	*12.1*	<1.6	<0.44	<3.1	<3.1
10/01/15	893.60	4.54	NS	<0.46	<0.73	5.9	<2.6	<0.39	<1.51	<2.06
01/14/16	896.99	1.15	NS	<0.46	<0.73	*15.2*	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = **Bold**			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL* = *Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.1 Groundwater Analytical Table
Adell Auto Body Shop BRRTS# 03-60-537761

620 Sump

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/01/15	NM	NM	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = **Bold**			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

630 Sump

Date	Water Elevation (in feet msl)	Depth to Water (in feet)	Lead (ppb)	Benzene (ppb)	Ethyl Benzene (ppb)	MTBE (ppb)	Naph-thalene (ppb)	Toluene (ppb)	Trimethyl-benzenes (ppb)	Xylene (Total) (ppb)
10/01/15	NM	NM	NS	<0.46	<0.73	<0.49	<2.6	<0.39	<1.51	<2.06
ENFORCE MENT STANDARD ES = **Bold**			15	5	700	60	100	800	480	2000
PREVENTIVE ACTION LIMIT *PAL = Italics*			1.5	0.5	140	12	10	160	96	400

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.2. Soil Analytical Results Table
DRO, GRO, Cadmium, Lead, PVOC's, Naphthalene
Adell Auto Body Shop BRRTS# 03-60-537761

Sample ID	Depth (feet)	Saturation U/S	Date	PID	Lead (ppm)	Cadmium (ppm)	DRO (ppm)	GRO (ppm)	Benzene (ppm)	Ethyl Benzene (ppm)	MTBE (ppm)	Naph-thalene (ppm)	Toluene (ppm)	1,2,4-Trime-thylbenzene (ppm)	1,3,5-Trime-thylbenzene (ppm)	Xylene (Total) (ppm)	Other VOC's (ppm)	DIRECT CONTACT PVOC & PAH COMBINED		
																		Exeedance Count	Hazard Index	Cumulative Cancer Risk
SA-1	7.0	U	06/30/10	NS	NS	NS	NS	3900	**7.7**	**8.8**	<0.500	**47**	**10.2**	**360***	**122**	**333.1***	NS			
SA-2	7.0	U	06/30/10	NS	NS	NS	NS	<10	<0.025	<0.025	<0.025	<0.025	<0.025	0.047	<0.025	<0.075	NS			
SA-3	7.0	U	06/30/10	NS	NS	NS	NS	760	**0.66**	**1.73**	<0.0250	**2.57**	**1.17**	**49**	**23.2**	**44.8**	NS			
SA-4	7.0	U	06/30/10	NS	NS	NS	NS	2530	**1.92**	**15.7**	<0.0250	**23**	**20.5**	**202**	**74**	**229**	NS			
SA-5	7.0	U	06/30/10	NS	NS	NS	NS	<10	<0.025	0.0275	<0.025	0.034	0.053	0.39	0.149	0.448	NS			
SA-6	7.0	U	06/30/10	NS	NS	NS	NS	26	**0.078**	0.184	<0.025	0.39	0.34	0.61	0.250	0.840	NS			
G-1-1	3.5	U	7/27/2010	800	**756**	NS	NS	25000	**136**	**320**	<1.250	**175**	**380**	**148**	**620***	**2500***	NS	6	9.5890	1.6E-04
G-1-2	8.0	U	7/27/2010	750	NOT SAMPLED												NS			
G-1-3	10.0	S	7/27/2010	600	NOT SAMPLED												NS			
G-2-1	3.5	U	7/27/2010	0	NOT SAMPLED												NS	0		
G-2-2	9.0	S	7/27/2010	500	11.7	NS	NS	6000	**24.2**	**105**	<0.500	**23.5**	**307**	**194**	**63**	**479***	NS			
G-3-1	3.5	U	7/27/2010	0	NOT SAMPLED												NS	0		
G-3-2	6.0	U	7/27/2010	0	8	NS	NS	43	**0.127**	0.123	<0.025	0.0460	0.113	**2.82**	**0.840**	**4.275**	NS			
G-4-1	3.5	U	7/27/2010	0	NOT SAMPLED												NS	0		
G-4-2	8.0	U	7/27/2010	30	NS	NS	157	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS			
G-5-1	3.5	U	7/27/2010	0	NOT SAMPLED												NS	0		
G-5-2	6.0	U	7/27/2010	0	0.88	NS	<10	<10	<0.025	<0.025	<0.025	NS	0.0291	0.0271	<0.025	<0.075	NS			
G-6-1	3.5	U	7/27/2010	0	NOT SAMPLED												NS	0		
G-6-2	9.0	S	7/27/2010	40	0.42	NS	<10	<10	**0.159**	0.082	<0.025	NS	0.045	0.201	0.069	0.234-0.259	NS			
G-7-1	3.5	U	7/27/2010	0	NOT SAMPLED												NS	0		
G-7-2	9.0	S	7/27/2010	0	<0.3	NS	<10	<10	<0.025	<0.025	<0.025	NS	<0.025	<0.025	<0.025	<0.075	NS			
G-8-1	3.5	U	7/27/2010	0	NS	NS	43.3	NS	**0.066**	0.090	<0.025	NS	0.41	0.155	0.073	0.594	NS	0	0.0050	3.0E-07
G-8-2	8.0	U	7/27/2010	0	NOT SAMPLED												NS			
G-9-1	3.5	U	7/27/2010	0	0.81	<0.4	<10	NS	<0.025	<0.025	<0.025	NS	<0.025	<0.025	<0.025	<0.075	NS	0		
G-9-2	9.5	S	7/27/2010	0	NOT SAMPLED												NS			
G-10-1	3.5	U	7/27/2010	0	18.1	**2.14**	<10	NS	<0.025	<0.025	<0.025	NS	<0.025	<0.025	<0.025	<0.075	NS	0	7.58E-02	5.3E-06
G-10-2	10.0	S	7/27/2010	0	NOT SAMPLED												NS			
G-11-1	3.5	U	07/31/13	103.6	9.0	NS	NS	69	**6.5**	**4.5**	<0.025	0.107	0.176	**5**	**2.06**	**15.29**	NS	1	0.1012	4.6E-06
G-11-2	8.0	U	07/31/13	248.0	NS	NS	NS	282	**7.5**	**12.3**	<0.0250	**4**	**5.4**	**20.7**	**8.4**	**55**	NS			
G-11-3	12.0	S	07/31/13	4.2	NS	NS	NS	<10	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
G-12-1	3.5	U	07/31/13	2.6	1.9	NS	NS	<10	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
G-12-2	8.0	U	07/31/13	117.0	NS	NS	NS	1170	**14.1**	**44**	<0.0250	**17.7**	**9.8**	**76**	**30.6**	**204**	NS	0		
G-12-3	12.0	S	07/31/13	12.0	NS	NS	NS	<10	**0.34**	0.048	<0.025	0.047	0.049	0.069	0.035	0.200	NS			
G-13-1	3.5	U	07/31/13	14.2	25.5	NS	NS	92	**7.4**	**4.2**	<0.025	**1.59**	**1.26**	**7.1**	**2.54**	**20.2**	NS	1	0.1312	5.4E-06
G-13-2	7.5	U	07/31/13	73.0	NS	NS	NS	640	**23.6**	**24.3**	<0.0250	**7.5**	**78**	**41**	**16.2**	**110.6**	NS			
G-13-3	12.0	S	07/31/13	21.0	NS	NS	NS	<10	<0.025	<0.025	<0.025	<0.025	<0.025	0.070	<0.025	0.071-0.096	NS			
G-14-1	3.5	U	07/31/13	36.0	4.5	NS	NS	2300	**13.5**	**84**	<1.250	**35**	**2.1**	**320***	**109**	**432***	NS	5	2.0525	2.5E-05
G-14-2	8.0	U	07/31/13	393.0	NS	NS	NS	291	**1.9**	**10.6**	<0.0250	**6.1**	**1.25**	**20.4**	**7.6**	**48.6**	NS			
G-14-3	12.0	S	07/31/13	10.7	NS	NS	NS	<10	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
G-15-1	3.5	U	07/31/13	649.0	**565**	NS	NS	2530	**6**	**35**	<1.250	**33**	**40**	**350***	**125**	**588***	NS	6	3.6966	1.4E-05
G-15-2	8.0	U	07/31/13	344.0	NS	NS	NS	291	**0.38**	**10.2**	<0.300	**33**	**7.9**	**23.3**	**6.8**	**67.9**	SEE VOC SPREAD-SHEET			
G-15-3	12.0	S	07/31/13	21.2	NS	NS	NS	<10	<0.025	0.046	<0.025	<0.025	0.115	0.105	0.0294	0.275	NS			
G-16-1	3.5	U	07/31/13	6.1	<0.3	NS	NS	850	**11.7**	**18.8**	<0.0250	**116**	**3.2**	**72**	**31.6**	**81.7**	NS	3	1.1534	3.1E-05
G-16-2	8.0	U	07/31/13	74.0	NS	NS	NS	690	**15.2**	**20.1**	<0.0250	**5.2**	**55**	**38**	**14.6**	**91.9**	NS			
G-16-3	12.0	S	07/31/13	25.0	NS	NS	NS	<10	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
MW-1-1	3.5	U	07/31/13	7.3	**44.8**	NS	NS	<10	**0.042**	<0.025	<0.025	0.043	0.134	0.132	0.054	0.341	NS	0	0.0016	3.4E-08
MW-1-2	8.0	U	07/31/13	60.0	NS	NS	NS	41	**0.087**	0.76	<0.025	**1.22**	0.037	**4.2**	**1.45**	**4.7**	NS			
MW-1-3	12.0	S	07/31/13	172.0	NS	NS	NS	<10	**0.165**	0.095	<0.025	0.240	0.061	0.188	0.049	0.443	NS			
MW-2-1	0-4	U	07/31/13	NM	NO RECOVERY												NS	0		
MW-2-2	8.0	U	07/31/13	342.0	NS	NS	NS	314	**11.4**	**10.7**	<0.0250	**2.88**	**34**	**17.7**	**6.6**	**49.4**	NS			
MW-2-3	12.0	S	07/31/13	86.0	NS	NS	NS	<10	**0.041**	<0.025	<0.025	<0.025	0.040	0.046	<0.025	0.149	NS			
MW-3-1	3.5	U	07/31/13	7.8	NOT SAMPLED												NS	0		
MW-3-2	8.0	U	07/31/13	4.1	NOT SAMPLED												NS			
MW-3-3	12.0	S	07/31/13	10.5	NOT SAMPLED												NS	0		
MW-4-1	3.5	U	07/31/13	9.8	NOT SAMPLED												NS			
MW-4-2	8.0	U	07/31/13	2.4	NOT SAMPLED												NS	0		
MW-4-3	12.0	S	07/31/13	2.9	NOT SAMPLED												NS			
MW-5-1	3.5	U	08/01/13	0.8	NOT SAMPLED												NS			
MW-5-2	8.0	U	08/01/13	1.0	NOT SAMPLED												NS	0		
MW-5-3	12.0	S	08/01/13	1.7	NOT SAMPLED												NS			
MW-6-1	3.5	U	08/01/13	3.1	NOT SAMPLED												NS			
MW-6-2	8.0	U	08/01/13	1.4	NOT SAMPLED												NS	0		
MW-6-3	12.0	S	08/01/13	1.2	NOT SAMPLED												NS			
MW-7-1	3.5	U	07/31/13	0.5	NOT SAMPLED												NS			
MW-7-2	8.0	U	07/31/13	8.7	NS	NS	NS	<10	<0.025	<0.025	<0.025	0.110	<0.025	<0.025	0.066	0.053-0.078	NS	0		
MW-7-3	12.0	S	07/31/13	3.4	NOT SAMPLED												NS			
EX-1	3.0	U	08/19/14	4.7	NS	NS	NS	NS	**0.460**	1.03	<0.025	0.316	**1.57**	**2.7**	**0.870**	**4.89**	NS	0	0.224	4.7E-07
EX-2	7.0	U	08/19/14	120.0	NS	NS	NS	NS	**2.01**	**4.3**	<0.025	**1.8**	0.226	**16.6**	**5.8**	**12.95**	NS			
EX-3	10.0	S	08/19/14	1.4	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
EX-4	3.0	U	08/19/14	2.6	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0		
EX-5	7.0	U	08/19/14	218.0	NS	NS	NS	NS	**21.4**	**38**	<0.250	**8**	**103**	**75**	**24.3**	**177**	NS			
EX-6	3.0	U	08/19/14	420.0	NS	NS	NS	NS	**22.5**	**39**	<0.250	**22.1**	**4.9**	**158**	**53**	**215**	NS	3	1.1897	2.3E-05
EX-7	7.0	U	08/19/14	1320.0	NS	NS	NS	NS	**39**	**54**	<0.250	**15.1**	**168**	**105**	**34**	**255**	NS			
EX-8	3.0	U	08/19/14	8.1	NS	NS	NS	NS	**0.037**	0.080	<0.025	<0.025	0.138	0.191	0.066	0.376	NS	0	0.0016	3.3E-08
EX-9	7.0	U	08/19/14	529.0	NS	NS	NS	NS	**5**	**25.2**	<1.25	**8.9**	**37**	**58**	**18.5**	**120**	NS			
EX-10	10.0	S	08/19/14	11.0	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	0.048	0.0259	<0.025	0.081	NS			
EX-11	3.0	U	08/19/14	7.6	NS	NS	NS	NS	**0.039**	0.077	<0.025	0.066	0.107	0.221	0.085	0.354	NS	0	0.0021	4.6E-08
EX-12	7.0	U	08/19/14	240.0	NS	NS	NS	NS	**19.4**	**36**	<0.250	**9.3**	**89**	**77**	**24.8**	**166**	NS			
EX-13	3.0	U	08/19/14	2.6	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0		
EX-14	7.0	U	08/19/14	330.0	NS	NS	NS	NS	**4.3**	**16.3**	<1.25	**4.7**	**19.3**	**38**	**12.3**	**75.7**	NS			
EX-15	3.0	U	08/19/14	48.0	NS	NS	NS	NS	**5.4**	**19**	<0.250	0.640	0.810	**22.4**	**8**	**64.25**	NS	2	0.2215	5.9E-06
EX-16	7.0	U	08/19/14	430.0	NS	NS	NS	NS	**4.5**	**23.9**	<0.250	**6**	0.610	**60**	**19.7**	**85.29**	NS			
EX-17	10.0	S	08/19/14	5.7	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
EX-18	3.0	U	08/19/14	2.2	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0		
EX-19	7.0	U	08/19/14	650.0	NS	NS	NS	NS	**2.8**	0.980	<0.025	0.263	**2.53**	**1.64**	**0.510**	**4.46**	NS			
EX-20	10.0	S	08/19/14	3.7	NS	NS	NS	NS	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS			
EX-21	3.0	U	08/19/14	5.2	NS	NS	NS	NS	**0.057**	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0	0.0005	3.6E-08
EX-22	7.0	U	08/19/14	128.0	NS	NS	NS	NS	**1.72**	**4.2**	<0.250	**1.41**	0.530	**9.8**	**3.2**	**18.1**	NS			
EX-23	3.0	U	08/19/14	4.9	NS	NS	NS	NS	**0.060**	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0	0.0006	3.8E-08
EX-24	7.0	U	08/19/14	40.0	NS	NS	NS	NS	**0.127**	<0.025	<0.025	0.0267	<0.025	0.146	0.069	0.400-0.425	NS			
PZ-8-1	3.5	U	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS	0		
PZ-8-2	8.0	S	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
PZ-8-3	12.0	S	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
PZ-8-4	16.0	S	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
PZ-8-5	20.0	S	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
PZ-8-6	24.0	S	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
PZ-8-7	28.0	S	03/25/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
MW-8	BLIND DRILLED																NS			
G-17-1	3.5	U	03/26/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS	0		
G-17-2	7.5	U	03/26/15	0.0	NS	NS	NS	NS	NOT SAMPLED								NS			
G-17-3	11.0	S	03/26/15	70.0	NS	NS	NS	NS	0.175	<0.025	<0.025	<0.025	<0.025	0.057	<0.025	0.078-0.103	NS			
Groundwater RCL					27	0.752	-	-	0.00512	1.57	0.027	0.6582	1.11	1.38		3.96	-			
Non-Industrial Direct Contact RCL					400	71.1	-	-	1.6	8.02	63.8	5.52	818	219	182	260	-		1.00E+00	1.00E-05
Industrial Direct Contact RCL					(800)	(0.985)	-		(7.07)	(35.4)	(282)	(24.1)	(818)	(219)	(182)	(258)	-		1.00E+00	1.00E-05
Soil Saturation Concentration (C-sat)*					-	-	-	-	1820*	480*	8870*	-	818*	219*	182*	258*	-			

Bold = Groundwater RCL Exceedance
Bold & Underline = Non Industrial Direct Contact RCL Exceedance
(Bold & Parentheses) = Industrial Direct Contact RCL Exceedance
Bold & Asteric * = C-sat Exceedance
Italics = Industrial Direct Contact RCL
NS = Not Sampled
(ppm) = parts per million
DRO = Diesel Range Organics
NM = Not Measured
ND = No Detects

U=UNSATURATED (BASED ON ALL TIME LOW WATER TABLE PER WDNR)
S=SATURATED (BASED ON ALL TIME LOW WATER TABLE PER WDNR)

A.2. Soil Analytical Results Table
(PAH)
Adell Auto Body Shop BRRTS# 03-60-537761

Sample	Depth (feet)	Saturation U/S	Date	Acenaph-thene (ppm)	Acenaph-thylene (ppm)	Anthracene (ppm)	Benzo(a) anthracene (ppm)	Benzo(a) pyrene (ppm)	Benzo(b) fluoranthene (ppm)	Benzo(g,h,I) perylene (ppm)	Benzo(k) fluoranthene (ppm)	Chrysene (ppm)	Dibenzo(a,h) anthracene (ppm)	Fluoranthene (ppm)	Fluorene (ppm)	Indeno(1,2,3-cd) pyrene (ppm)	1-Methyl-naphthalene (ppm)	2-Methyl-naphthalene (ppm)	Naph-thalene (ppm)	Phenan-threne (ppm)	Pyrene (ppm)	DIRECT CONTACT PVOC & PAH COMBINED		
																						Exeedance Count	Hazard Index	Cumulative Cancer Risk
G-4-2	8	U	7/27/2010	<0.0152	0.021	0.0069	0.0277	0.0188	0.0233	0.0139	<0.0098	0.021	<0.0055	0.033	0.0109	0.0106	0.103	<0.0097	<0.0162	0.038	0.036			
G-5-2	6	U	7/27/2010	<0.0152	0.0088	<0.0064	<0.0129	<0.0047	<0.0065	<0.0077	<0.0098	<0.0089	<0.0055	<0.0092	<0.0056	<0.0078	<0.015	<0.0097	<0.0162	<0.0106	<0.0077			
G-6-2	9	S	7/27/2010	<0.0152	<0.0051	<0.0064	<0.0129	<0.0047	<0.0065	<0.0077	<0.0098	<0.0089	<0.0055	<0.0092	<0.0056	<0.0078	<0.015	<0.0097	<0.0162	<0.0106	<0.0077			
G-7-2	9	S	7/27/2010	<0.0152	<0.0051	<0.0064	<0.0129	<0.0047	<0.0065	<0.0077	<0.0098	<0.0089	<0.0055	<0.0092	<0.0056	<0.0078	<0.015	<0.0097	<0.0162	<0.0106	<0.0077			
G-8-1	3.5	U	7/27/2010	<0.0152	0.0098	<0.0064	0.0294	0.0176	0.0304	0.0201	0.0106	0.026	<0.0055	0.034	0.0067	0.0108	0.161	0.231	0.152	0.087	0.0316	0	0.0050	3.0E-07
G-9-1	3.5	U	7/27/2010	<0.0152	<0.0051	<0.0064	<0.0129	<0.0047	<0.0065	<0.0077	<0.0098	<0.0089	<0.0055	<0.0092	<0.0056	<0.0078	<0.015	<0.0097	<0.0162	<0.0106	<0.0077	0		
G-10-1	3.5	U	7/27/2010	<0.0152	0.040	0.0173	0.036	0.047	0.084	0.064	0.033	0.043	0.0135	0.042	<0.0056	0.049	<0.015	<0.0097	<0.0162	0.0149	0.037	0	0.0027	6.8E-07
Groundwater RCL				---	---	**197**	---	**0.47**	**0.4793**	---	---	**0.145**	---	**88.8**	**14.8**	---	---	---	**0.6582**	---	**54.5**			
Non-Industrial Direct Contact RCL				**3590**	---	**17900**	**1.140**	**0.1150**	**1.150**	---	**11.50**	**115**	**0.1150**	**2390**	**2390**	**1.150**	**17.6**	**239**	**5.52**	---	**1790**		**1.00E+00**	**1.00E-05**
Industrial Direct Contact RCL				**(45200)**	---	**(100000)**	**(20.8)**	**(2.11)**	**(21.1)**	---	**(211)**	**(2110)**	**(2.11)**	**(30100)**	**(30100)**	**(21.1)**	**(72.7)**	**(3010)**	**(24.1)**	---	**(22600)**			
Soil Saturation Concentration (C-sat)*				---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---			

Bold = Groundwater RCL Exceedance
Bold & Underline = Non Industrial Direct Contact RCL Exceedance
(Bold & Parentheses) = Industrial Direct Contact RCL Exceedance
Bold &Asteric * = C-sat Exceedance
Italics = Industrial Direct Contact RCL
NS = Not Sampled
NM = Not Measured
(ppm) = parts per million
ND = No Detects
PAH = Polynuclear Aromatic Hydrocarbons

U=UNSATURATED (BASED ON ALL TIME LOW WATER TABLE PER WDNR)
S=SATURATED (BASED ON ALL TIME LOW WATER TABLE PER WDNR)

A.2. Soil Analytical Results Table
Adell Auto Body Shop BRRTS# 03-60-537761

Sampling Conducted on July 31, 2013

VOC's		Bold = Groundwater RCL	Underline & Bold = Non-Industrial Direct Contact RCL	(Parenthesis & Bold) = Industrial Direct Contact RCL	Asteric * & Bold =Soil Saturation (C-sat) RCL
Sample ID#	G-15-2				
Sample Depth/ft.	8				
Solids Percent	83.6				
Lead/ppm	2.19	27	400	(800)	= =
Benzene/ppm	0.0380	0.00512	1.6	(7.07)	1820*
Bromobenzene/ppm	< 0.130	= =	342	(679)	= =
Bromodichloromethane/ppm	< 0.270	0.000326	0.418	(1.83)	= =
Bromoform/ppm	< 0.300	0.00233	25.4	(113)	= =
tert-Butylbenzene/ppm	< 0.200	= =	183	(183)	183*
sec-Butylbenzene/ppm	< 0.410	= =	145	(145)	145*
n-Butylbenzene/ppm	1.58	= =	108	(108)	108*
Carbon Tetrachloride/ppm	< 0.250	0.00388	0.916	(4.03)	= =
Chlorobenzene/ppm	< 0.160	= =	370	(761)	761*
Chloroethane/ppm	< 0.420	0.227	= =	= =	= =
Chloroform/ppm	< 0.490	0.0033	0.454	(1.98)	= =
Chloromethane/ppm	< 1.810	0.0155	159	(669)	= =
2-Chlorotoluene/ppm	< 0.160	= =	= =	= =	= =
4-Chlorotoluene/ppm	< 0.140	= =	= =	= =	= =
1,2-Dibromo-3-chloropropane/ppm	< 0.480	0.000173	0.008	(0.092)	= =
Dibromochloromethane/ppm	< 0.140	0.032	8.28	(38.9)	= =
1,4-Dichlorobenzene/ppm	< 0.330	0.144	3.74	(16.4)	= =
1,3-Dichlorobenzene/ppm	<0.300	1.1528	297	(193)	297*
1,2-Dichlorobenzene/ppm	< 0.380	1.168	376	(376)	376*
Dichlorodifluoromethane/ppm	< 0.570	3.0863	126	(530)	= =
1,2-Dichloroethane/ppm	< 0.360	0.00284	0.652	(2.87)	540*
1,1-Dichloroethane/ppm	< 0.190	0.4834	5.06	(22.2)	= =
1,1-Dichloroethene/ppm	<0.210	0.00502	320	(1190)	1190*
cis-1,2-Dichloroethene/ppm	< 0.240	0.0412	156	(2340)	= =
trans-1,2-Dichloroethene/ppm	< 0.290	0.626	1560	(1850)	= =
1,2-Dichloropropane/ppm	< 0.095	0.00332	0.406	(1.78)	= =
2,2-Dichloropropane/ppm	< 0.460	= =	527	(527)	527*
1,3-Dichloropropane/ppm	< 0.210	= =	1490	(1490)	1490*
Di-isopropyl ether/ppm	< 0.110	= =	2260	(2260)	2260*
EDB (1,2-Dibromoethane)/ppm	< 0.200	0.0000282	0.05	(0.221)	= =
Ethylbenzene/ppm	10.2	1.57	8.02	(35.4)	480*
Hexachlorobutadiene/ppm	< 0.950	= =	1.63	(7.19)	= =
Isopropylbenzene/ppm	0.98	= =	= =	= =	= =
p-Isopropyltoluene/ppm	< 0.310	= =	162	(162)	162*
Methylene chloride/ppm	< 0.570	0.00256	61.8	(1150)	= =
Methyl tert-butyl ether (MTBE)/ppm	< 0.00	0.027	63.8	(282)	8870*
Naphthalene/ppm	3.3	0.6582	5.52	(24.1)	= =
n-Propylbenzene/ppm	3.8	= =	= =	= =	= =
1,1,2,2-Tetrachloroethane/ppm	<0.120	0.000156	0.81	(3.6)	= =
1,1,1,2-Tetrachloroethane/ppm	< 0.230	0.0534	2.78	(12.3)	= =
Tetrachloroethene (PCE)/ppm	< 0.490	0.00454	33	(145)	= =
Toluene/ppm	7.9	1.11	818	(818)	818*
1,2,4-Trichlorobenzene/ppm	< 0.790	0.408	24	(113)	= =
1,2,3-Trichlorobenzene/ppm	< 1.290	= =	62.6	(934)	= =
1,1,1-Trichloroethane/ppm	<0.380	0.1402	= =	= =	= =
1,1,2-Trichloroethane/ppm	<0.230	0.00324	1.59	(7.01)	= =
Trichloroethene (TCE)/ppm	< 0.280	0.00358	1.3	(8.41)	= =
Trichlorofluoromethane/ppm	< 0.860	2.2387	1230	(1230)	1230*
1,2,4-Trimethylbenzene/ppm	23.3	1.38	219	(219)	219*
1,3,5-Trimethylbenzene/ppm	6.8		182	(182)	182*
Vinyl Chloride/ppm	< 0.210	0.000138	0.07	(2.08)	= =
m&p-Xylene/ppm	49	3.96	260	(260)	258*
o-Xylene/ppm	18.9				
TCLP – Lead/ppm	< 0.05	= =	= =	= =	= =
TCLP – Benzene/ppm	0.56	= =	= =	= =	= =

NS = not sampled, NM = Not Measured
(ppm) = parts per million
= = No Exceedences
"J" Flag: Analyte detected between LOD and LOQ LOD Limit of Detection LOQ Limit of Quantitation

Note: Non-Industrial RCLs apply to this site.

A.3. Residual Soil Contamination Table
DRO, GRO, Cadmium, Lead, PVOC's, Naphthalene
Adell Auto Body Shop BRRTS# 03-60-537761

Sample ID	Depth (feet)	Saturation U/S	Date	PID	Lead (ppm)	Cadmium (ppm)	DRO (ppm)	GRO (ppm)	Benzene (ppm)	Ethyl Benzene (ppm)	MTBE (ppm)	Naph-thalene (ppm)	Toluene (ppm)	1,2,4-Trime-thylbenzene (ppm)	1,3,5-Trime-thylbenzene (ppm)	Xylene (Total) (ppm)	Other VOC's (ppm)	DIRECT CONTACT PVOC & PAH COMBINED		
																		Exeedance Count	Hazard Index	Cumulative Cancer Risk
G-3-2	6.0	U	7/27/2010	0	8	NS	NS	43	**0.127**	0.123	<0.025	0.0460	0.113	**2.82**	**0.840**	**4.275**	NS			
G-6-2	9.0	S	7/27/2010	40	0.42	NS	<10	<10	**0.159**	0.082	<0.025	NS	0.045	0.201	0.069	0.234-0.259	NS			
G-8-1	3.5	U	7/27/2010	0	NS	NS	43.3	NS	**0.066**	0.090	<0.025	NS	0.41	0.155	0.073	0.594	NS	0	0.0050	3.0E-07
G-10-1	3.5	U	7/27/2010	0	18.1	2.14	<10	NS	<0.025	<0.025	<0.025	NS	<0.025	<0.025	<0.025	<0.075	NS	0	7.58E-02	5.3E-06
G-12-3	12.0	S	07/31/13	12.0	NS	NS	NS	<10	**0.34**	0.048	<0.025	0.047	0.049	0.069	0.035	0.200	NS			
G-15-1	3.5	U	07/31/13	649.0	565	NS	NS	2530	6	35	<1.250	33	**40**	350*	**125**	588*	NS	6	3.6966	1.4E-05
G-15-2	8.0	U	07/31/13	344.0	NS	NS	NS	291	**0.38**	**10.2**	<0.300	**33**	**7.9**	**23.3**	**6.8**	**67.9**	SEE VOC SPREAD-SHEET			
G-16-1	3.5	U	07/31/13	6.1	<0.3	NS	NS	850	**11.7**	**18.8**	<0.0250	116	**3.2**	**72**	**31.6**	**81.7**	NS	3	1.1534	3.1E-05
G-16-2	8.0	U	07/31/13	74.0	NS	NS	NS	690	**15.2**	**20.1**	<0.0250	**5.2**	**55**	**38**	**14.6**	**91.9**	NS			
MW-1-3	12.0	S	07/31/13	172.0	NS	NS	NS	<10	**0.165**	0.095	<0.025	0.240	0.061	0.188	0.049	0.443	NS			
MW-2-3	12.0	S	07/31/13	86.0	NS	NS	NS	<10	**0.041**	<0.025	<0.025	<0.025	0.040	0.046	<0.025	0.149	NS			
EX-1	3.0	U	08/19/14	4.7	NS	NS	NS	NS	**0.460**	1.03	<0.025	0.316	**1.57**	**2.7**	**0.870**	**4.89**	NS	0	0.224	4.7E-07
EX-2	7.0	U	08/19/14	120.0	NS	NS	NS	NS	**2.01**	**4.3**	<0.025	**1.8**	0.226	**16.6**	**5.8**	**12.95**	NS			
EX-5	7.0	U	08/19/14	218.0	NS	NS	NS	NS	**21.4**	**38**	<0.250	**8**	**103**	**75**	**24.3**	**177**	NS			
EX-6	3.0	U	08/19/14	420.0	NS	NS	NS	NS	22.5	39	<0.250	22.1	**4.9**	**158**	**53**	**215**	NS	3	1.1897	2.3E-05
EX-7	7.0	U	08/19/14	1320.0	NS	NS	NS	NS	**39**	**54**	<0.250	**15.1**	**168**	**105**	**34**	**255**	NS			
EX-8	3.0	U	08/19/14	8.1	NS	NS	NS	NS	**0.037**	0.080	<0.025	<0.025	0.138	0.191	0.066	0.376	NS	0	0.0016	3.3E-08
EX-9	7.0	U	08/19/14	529.0	NS	NS	NS	NS	**5**	**25.2**	<1.25	**8.9**	**37**	**58**	**18.5**	**120**	NS			
EX-11	3.0	U	08/19/14	7.6	NS	NS	NS	NS	**0.039**	0.077	<0.025	0.066	0.107	0.221	0.085	0.354	NS	0	0.0021	4.6E-08
EX-12	7.0	U	08/19/14	240.0	NS	NS	NS	NS	**19.4**	**36**	<0.250	**9.3**	**89**	**77**	**24.8**	**166**	NS			
EX-14	7.0	U	08/19/14	330.0	NS	NS	NS	NS	**4.3**	**16.3**	<1.25	**4.7**	**19.3**	**38**	**12.3**	**75.7**	NS			
EX-15	3.0	U	08/19/14	48.0	NS	NS	NS	NS	5.4	19	<0.250	0.640	0.810	22.4	**8**	**64.25**	NS	2	0.2215	5.9E-06
EX-16	7.0	U	08/19/14	430.0	NS	NS	NS	NS	**4.5**	**23.9**	<0.250	**6**	0.610	**60**	**19.7**	**85.29**	NS			
EX-19	7.0	U	08/19/14	650.0	NS	NS	NS	NS	**2.8**	0.980	<0.025	0.263	**2.53**	**1.64**	**0.510**	**4.46**	NS			
EX-21	3.0	U	08/19/14	5.2	NS	NS	NS	NS	**0.057**	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0	0.0005	3.6E-08
EX-22	7.0	U	08/19/14	128.0	NS	NS	NS	NS	**1.72**	**4.2**	<0.250	**1.41**	0.530	**9.8**	**3.2**	**18.1**	NS			
EX-23	3.0	U	08/19/14	4.9	NS	NS	NS	NS	**0.060**	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.075	NS	0	0.0006	3.8E-08
EX-24	7.0	U	08/19/14	40.0	NS	NS	NS	NS	**0.127**	<0.025	<0.025	0.0267	<0.025	0.146	0.069	0.400-0.425	NS			
G-17-3	11.0	S	03/26/15	70.0	NS	NS	NS	NS	**0.175**	<0.025	<0.025	<0.025	<0.025	0.057	<0.025	0.078-0.103	NS			
Groundwater RCL					27	0.752	-	-	0.00512	1.57	0.027	0.6582	1.11	1.38		3.96	-			
Non-Industrial Direct Contact RCL					400	71.1	-	-	1.6	8.02	63.8	5.52	818	219	182	260	-		1.00E+00	1.00E-05
Industrial Direct Contact RCL					(800)	(0.985)	-		(7.07)	(35.4)	(282)	(24.1)	(818)	(219)	(182)	(258)	-		1.00E+00	1.00E-05
Soil Saturation Concentration (C-sat)*					-	-	-	-	1820*	480*	8870*	-	818*	219*	182*	258*	-			

Bold = Groundwater RCL Exceedance
Bold & Underline = Non Industrial Direct Contact RCL Exceedance
(Bold & Parentheses) = Industrial Direct Contact RCL Exceedance
Bold & Asteric * = C-sat Exceedance
Italics = Industrial Direct Contact RCL
NS = Not Sampled
(ppm) = parts per million
DRO = Diesel Range Organics
NM = Not Measured
ND = No Detects

U=UNSATURATED (BASED ON ALL TIME LOW WATER TABLE PER WDNR)
S=SATURATED (BASED ON ALL TIME LOW WATER TABLE PER WDNR)

A.4 Vapor Analytical Table
Indoor Air Sampling Data Table for Adell Auto Body
BY METCO

Indoor Air Sampling conducted Conducted on October 1-2, 2015

Sample ID	IA-1	WDNR Small Commercial Indoor Air Vapor Action Levels for Various VOCs Quick Look-Up Table Updated May, 2016 (ug/m³)	
Benzene – ug/m³	**21.3**	16	c
Carbon Tetrachloride – ug/m³	<0.29	20	c
Chloroform – ug/m³	<0.28	5.3	c
Chloromethane – ug/m³	<0.16	390	n
Dichlorodifluoromethane – ug/m³	1.2J	440	n
1,1-Dichloroethane (1,1-DCA) – ug/m³	<0.23	77	c
1,2-Dichloroethane (1,2-DCA) - ug/m³	<0.31	4.7	c
1,1-Dichloroethylene (1,1-DCE) – ug/m³	<0.35	880	n
1,2-Dichloroethylene (cis and trans) - ug/m³	2.4-2.77	NA	n
Ethylbenzene – ug/m³	14.4	49	c
Methylene chloride – ug/m³	7.7	2600	n
Methyl Tert-Butyl Ether (MTBE) – ug/m³	<0.45	470	c
Naphthalene – ug/m³	3.1J	3.6	c
Tetrachloroethylene -ug/m³	22.7	180	n
Toluene – ug/m³	103	22000	n
1,1,1-Trichloroethane – ug/m³	<0.37	22000	n
Trichloroethylene – ug/m³	6	8.8	n
Trichlorofluoromethane (Halcarbon 11) – ug/m³	1.3J	NA	n
Trimethylbenzene (1,2,4) – ug/m³	11.1	31	n
Trimethlybezene (1,3,5) – ug/m³	2.5	NA	n
Vinyl chloride – ug/m³	<0.29	28	c
Xylene (total) -ug/m³	73.5	440	n

ug/m³ = Micrograms per cubic meter.
< = Less than the reporting limit indicated in parentheses.
Bold = Exceedence of state standards
c = Carcinogen
Underline = Indoor Residential Air Standard Exceedance
J = between Limit of Detection (LOD) and Limit of Quantitaion (LOQ)
*** Please note that other VOCs were detected that are not on the WDNR Indoor Air Vapor Action Levels Quick Lo**
B = Compound was found in th blank and sample

A.4 Vapor Analytical Table
Sub-Slab Sampling Data Table for Adell Auto Body
BY METCO

Sub-Slab Sampling conducted Conducted on October 1-2, 2015

Sample ID	VP-1	VP-2	VP-3	WDNR Small Commercial Sub-Slab Vapor Action Levels for Various VOCs Quick Look-Up Table Updated May, 2016 (ug/m^3)	
Benzene – ug/m^3	13.4	7.8	13.4	530	c
Carbon Tetrachloride – ug/m^3	<0.37	<0.35	<0.35	670	c
Chloroform – ug/m^3	<0.36	<0.35	<0.35	180	c
Chloromethane – ug/m^3	0.58J	0.95	0.56J	13000	n
Dichlorodifluoromethane – ug/m^3	1.4J	1.3J	1.3J	15000	n
1,1-Dichloroethane (1,1-DCA) – ug/m^3	<0.30	<0.29	<0.29	2600	c
1,2-Dichloroethane (1,2-DCA) - ug/m^3	<0.39	<0.38	<0.38	160	c
1,1-Dichloroethylene (1,1-DCE) – ug/m^3	<0.46	<0.44	<0.44	29000	n
1,2-Dichloroethylene (cis and trans) - ug/m^3	0.95J-1.42	<0.45	<0.45	NA	n
Ethylbenzene – ug/m^3	78.1	16.4	26	1600	c
Methylene chloride – ug/m^3	3.1J	267	123	87000	n
Methyl Tert-Butyl Ether (MTBE) – ug/m^3	3.2J	1.5J	<0.55	16000	c
Naphthalene – ug/m^3	54.1	15.4	14.5	120	c
Tetrachloroethylene -ug/m^3	96.4	78.4	233	6000	n
Toluene – ug/m^3	6400	2270	1860	730000	n
1,1,1-Trichloroethane – ug/m^3	<0.47	<0.45	<0.45	730000	n
Trichloroethylene – ug/m^3	1.4	2.1	3.6	290	n
Trichlorofluoromethane (Halcarbon 11) – ug/m^3	1.4J	2.1J	2.2	NA	n
Trimethylbenzene (1,2,4) – ug/m^3	297	59.3	63.7	1000	n
Trimethlybezene (1,3,5) – ug/m^3	124	12.6	14	NA	n
Vinyl chloride – ug/m^3	<0.37	<0.36	<0.36	930	c
Xylene (total) -ug/m^3	594	92.7	139	15000	n

ug/m^3 = Micrograms per cubic meter.
< = Less than the reporting limit indicated in parentheses.
Bold = Exceedence of state standards
c = Carcinogen
Underline = Sub-Slab Standard Exceedance
J = between Limit of Detection (LOD) and Limit of Quantitaion (LOQ)
*** Please note that other VOCs were detected that are not on the WDNR Sub-Slab Vapor Action Levels Quick Look-Up Table.**
B = Compound was found in th blank and sample

A.6 Water Level Elevations
Adell Auto Body Shop BRRTS# 03-60-537761
Adell, Wisconsin

	MW-1	MW-1R	MW-2	MW-2R	MW-3	MW-4	MW-5	MW-6	MW-7	MW-8	PZ-8
Ground Surface (feet msl)	901.92	902.16	901.77	901.85	900.68	901.87	902.23	901.96	901.65	898.55	898.55
PVC top (feet msl)	901.36	901.72	901.19	901.53	900.30	901.31	901.76	901.51	901.12	898.12	898.14
Well Depth (feet)	13.00	13.00	13.00	13.00	13.00	13.00	13.00	13.00	14.00	13.00	33.00
Top of screen (feet msl)	898.92	899.16	898.77	898.85	897.68	898.87	899.23	898.96	897.65	895.55	870.55
Bottom of screen (feet msl)	888.92	889.16	888.77	888.85	887.68	888.87	889.23	888.96	887.65	885.55	865.55
Depth to Water From Top of PVC (feet)											
10/10/13	8.13	NI	7.99	NI	7.63	8.29	8.44	9.30	8.06	NI	NI
01/15/14	7.38	NI	7.29	NI	6.47	NM	7.73	7.67	7.09	NI	NI
04/02/15	A	4.41	A	4.27	3.00	4.31	4.66	4.58	4.01	0.86	1.67
07/01/15	A	4.04	A	3.82	3.51	4.15	4.06	4.07	4.82	1.12	2.20
10/01/15	A	5.52	A	5.29	4.89	5.51	5.53	5.55	5.17	2.98	4.54
01/14/16	A	3.53	A	3.21	2.26	CNL	4.02	3.49	3.33	0.95	1.15
Depth to Water From Ground Surface (feet)											
10/10/13	8.69	NI	8.57	NI	8.01	8.85	8.91	9.75	8.59	NI	NI
01/15/14	7.94	NI	7.87	NI	6.85	NM	8.20	8.12	7.62	NI	NI
04/02/15	A	4.85	A	4.59	3.38	4.87	5.13	5.03	4.54	1.29	2.08
07/01/15	A	4.48	A	4.14	3.89	4.71	4.53	4.52	5.35	1.55	2.61
10/01/15	A	5.96	A	5.61	5.27	6.07	6.00	6.00	5.70	3.41	4.95
01/14/16	A	3.97	A	3.53	2.64	CNL	4.49	3.94	3.86	1.38	1.56
Groundwater Elevation (feet msl)											
10/10/13	893.23	NI	893.20	NI	892.67	893.02	893.22	892.21	893.06	NI	NI
01/15/14	893.98	NI	893.90	NI	893.83	NM	894.03	893.84	894.03	NI	NI
04/02/15	A	897.31	A	897.26	897.30	897.00	897.10	896.93	897.11	897.26	896.47
07/01/15	A	897.68	A	897.71	896.79	897.16	897.70	897.44	896.30	897.00	895.94
10/01/15	A	896.20	A	896.24	895.41	895.80	896.23	895.96	895.95	895.14	893.60
01/14/16	A	898.19	A	898.32	898.04	CNL	897.74	898.02	897.79	897.17	896.99

Note: Elevations are presented in feet mean sea level (msl).
NM = Not Measured
NI = Not Installed
A = Abandoned

A.7 Other
Groundwater NA Indicator Results
Adell Auto Body Shop BRRTS# 03-60-537761

Well MW-1/1R

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	0.23	6.78	-98	16.3	2365	0.13	4.64	0.06	**731**
01/15/14	1.55	6.67	-57	6.7	2169	NS	NS	NS	NS
04/02/15	3.86	5.52	63	4.6	949	NS	NS	NS	NS
07/01/15	1.91	7.65	148	15.5	822	NS	NS	NS	NS
10/01/15	2.95	7.12	-71	16.9	558	NS	NS	NS	NS
01/14/16	3.13	7.43	226	4.9	813	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-2/2R

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	0.13	6.88	-74	15.8	2917	0.18	<3.4	1.43	**481**
01/15/14	1.47	6.63	-73	7.2	2296	NS	NS	NS	NS
04/02/15	3.93	5.74	147	4.8	810	NS	NS	NS	NS
07/01/15	1.88	7.18	171	16.2	2534	NS	NS	NS	NS
10/01/15	3.03	6.77	-81	16.6	753	NS	NS	NS	NS
01/14/16	2.81	7.07	229	4.9	1231	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-3

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	1.32	7.16	-37	13.6	1796	0.25	<3.4	<0.06	*235*
01/15/14	3.00	6.03	94	6.3	906	NS	NS	NS	NS
04/02/15	3.39	5.15	57	6.0	332	NS	NS	NS	NS
07/01/15	2.11	7.26	188	15.7	1079	NS	NS	NS	NS
10/01/15	5.10	7.3	185	13.6	414	NS	NS	NS	NS
01/14/16	4.98	7.38	276	5.9	504	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.7 Other
Groundwater NA Indicator Results
Adell Auto Body Shop BRRTS# 03-60-537761

Well MW-4

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	0.47	7.22	196	14.7	1537	*3.24*	25	<0.06	30.5
01/15/14	NOT SAMPLED					NS	NS	NS	NS
04/02/15	3.64	4.62	92	6.4	751	NS	NS	NS	NS
07/01/15	2.54	7.34	306	15.9	1830	NS	NS	NS	NS
10/01/15	3.99	6.82	165	14.1	538	NS	NS	NS	NS
01/14/16	COULD NOT LOCATE					NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-5

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	0.15	6.89	102	15.8	3025	0.47	44.4	<0.06	**571**
01/15/14	1.80	6.64	271	7.5	3103	NS	NS	NS	NS
04/02/15	3.59	5.6	42	6.3	1468	NS	NS	NS	NS
07/01/15	2.37	7.00	299	16.1	1322	NS	NS	NS	NS
10/01/15	3.41	6.90	180	16.9	1450	NS	NS	NS	NS
01/14/16	5.73	6.72	228	10.7	2011	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-6

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	0.92	7.06	107	14.9	927	*4.67*	21	<0.06	28.1
01/15/14	2.69	6.7	244	7.0	1366	NS	NS	NS	NS
04/02/15	2.15	5.91	-420	5.8	378	NS	NS	NS	NS
07/01/15	2.89	7.15	293	16.4	987	NS	NS	NS	NS
10/01/15	5.59	6.86	161	16.3	437	NS	NS	NS	NS
01/14/16	6.92	6.8	228	7.7	769	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.7 Other
Groundwater NA Indicator Results
Adell Auto Body Shop BRRTS# 03-60-537761

Well MW-7

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
10/10/13	0.15	6.84	19	13.3	2287	0.15	45.8	9.60	**874**
01/15/14	1.51	6.39	129	7.4	941	NS	NS	NS	NS
04/02/15	2.65	5.43	83	6.0	535	NS	NS	NS	NS
07/01/15	2.26	7.59	231	15.8	1291	NS	NS	NS	NS
10/01/15	3.99	6.82	165	14.1	538	NS	NS	NS	NS
01/14/16	5.13	6.75	200	8.8	718	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well MW-8

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
04/02/15	0.41	6.59	284	6.7	361	NS	NS	NS	NS
07/01/15	3.12	7.55	255	16.2	1025	NS	NS	NS	NS
10/01/15	5.50	7.33	172	14.9	490	NS	NS	NS	NS
01/14/16	3.44	7.98	215	8.1	790	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

Well PZ-8

Date	Dissolved Oxygen (ppm)	pH	ORP	Temp (C)	Specific Conductance	Nitrate + Nitrite (ppm)	Total Sulfate (ppm)	Dissolved Iron (ppm)	Man-ganese (ppb)
04/02/15	0.23	6.12	-404	6.8	310	NS	NS	NS	NS
07/01/15	3.62	7.89	94	16.4	720	NS	NS	NS	NS
10/01/15	3.94	7.81	-22	14.2	472	NS	NS	NS	NS
01/14/16	3.62	7.69	193	7.0	759	NS	NS	NS	NS
ENFORCE MENT STANDARD = **ES – Bold**						10	-	-	300
PREVENTIVE ACTION LIMIT = *PAL - Italics*						2	-	-	60

(ppb) = parts per billion (ppm) = parts per million
ns = not sampled nm = not measured
Note: Elevations are presented in feet mean sea level (msl).

A.7 Other
Adell Auto Body Shop BRRTS # 03-60-537761
Slug Test Calculations

MW-1

	ft/s	cm/s	m/yr
K	9.68E-05	2.95E-03	930.46
	sq ft/s	**sq cm/s**	
T	5.44E-04	5.05E-01	

MW-2

	ft/s	cm/s	m/yr
K	6.30E-05	1.92E-03	605.57
	sq ft/s	**sq cm/s**	
T	3.60E-04	3.34E-01	

MW-3

	ft/s	cm/s	m/yr
K	4.06E-05	1.24E-03	390.25
	sq ft/s	**sq cm/s**	
T	2.65E-04	2.46E-01	

Date	Elv. (High)	Elv. (Low)	Distance (ft)	Hyd Grad (I)
10/10/2013	893.20	892.30	49	0.0183673
1/15/2014	894.00	893.90	39	0.0025641
Average				0.0104657

	K (m/yr)	I	n	Flow Velocity (m/yr)
MW-1	930.46	0.0104657	0.3	32.45972
MW-2	605.57	0.0104657	0.4	15.84428
MW-3	390.25	0.0104657	0.4	10.21060

Attachment B/Maps and Figures

B.1 Location Maps

B.1.a Location Map

B.1.b Detailed Site Map

B.1.c RR Sites Map

B.2 Soil Figures

B.2.a Soil Contamination

B.2.b Residual Soil Contamination

B.3 Groundwater Figures

B.3.a Geologic Cross-Section Figure(s)

B.3.b Groundwater Isoconcentration

B.3.c Groundwater Flow Direction

B.3.d Monitoring Wells

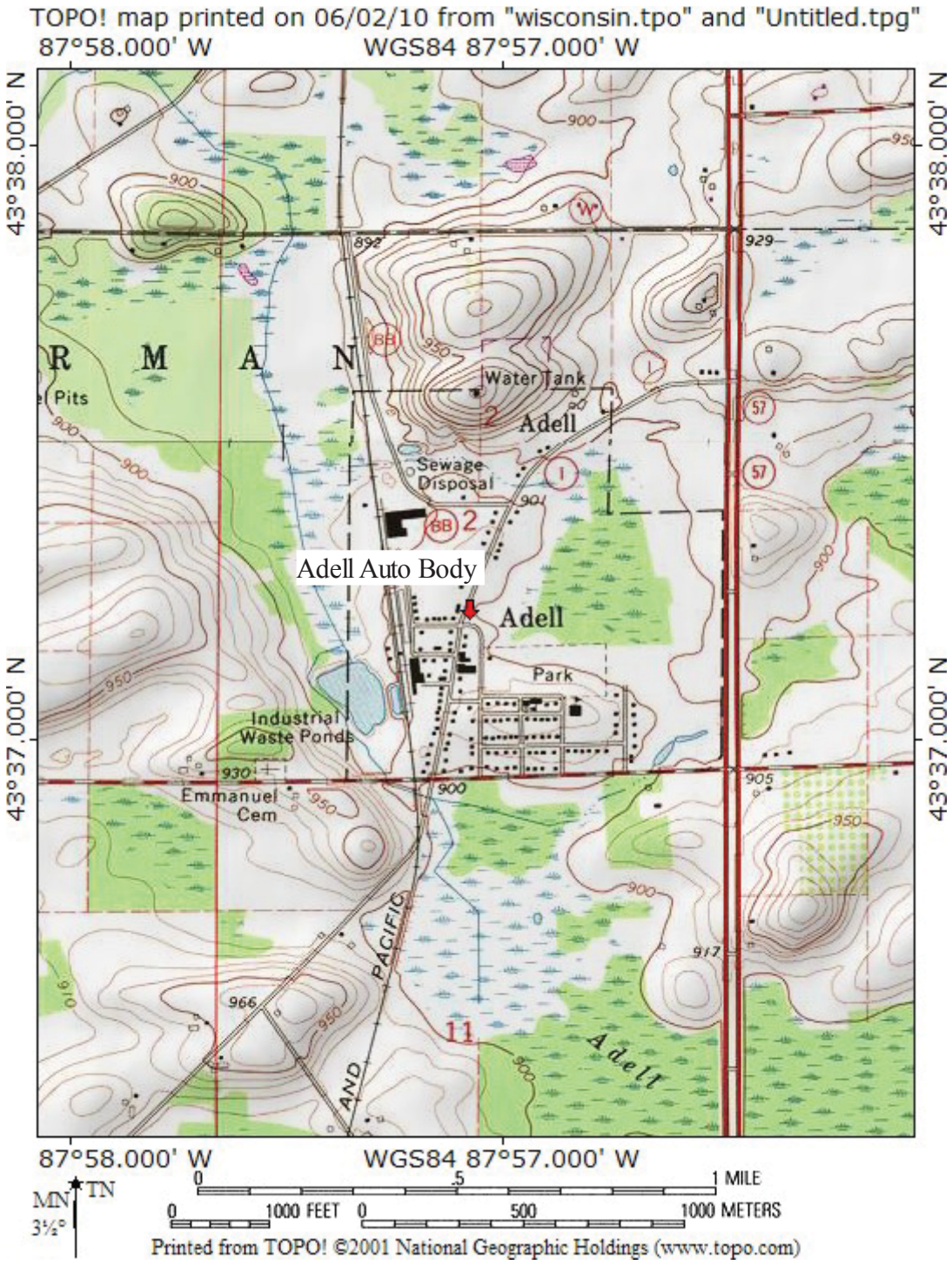
B.4 Vapor Maps and Other Media

B.4.a Vapor Intrusion Map

B.4.b Other media of concern (e.g., sediment or surface water) – No surface waters or sediments were sampled as part of this site investigation.

B.4.c Other – No other relevant maps and/or figures are being included.

B.5 Structural Impediment Photos – No structural impediments interfered with the investigation, therefore no photos are being included.



B.1.a LOCATION MAP – CONTOUR INTERVAL 10 FEET
ADELL AUTO BODY – ADELL, WI
SEAMLESS USGS TOPOGRAPHIC MAPS ON CD-ROM

B.1.b
DETAILED SITE MAP
ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893
"Excellence through experience"

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/21/13
JJ, 3/31/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

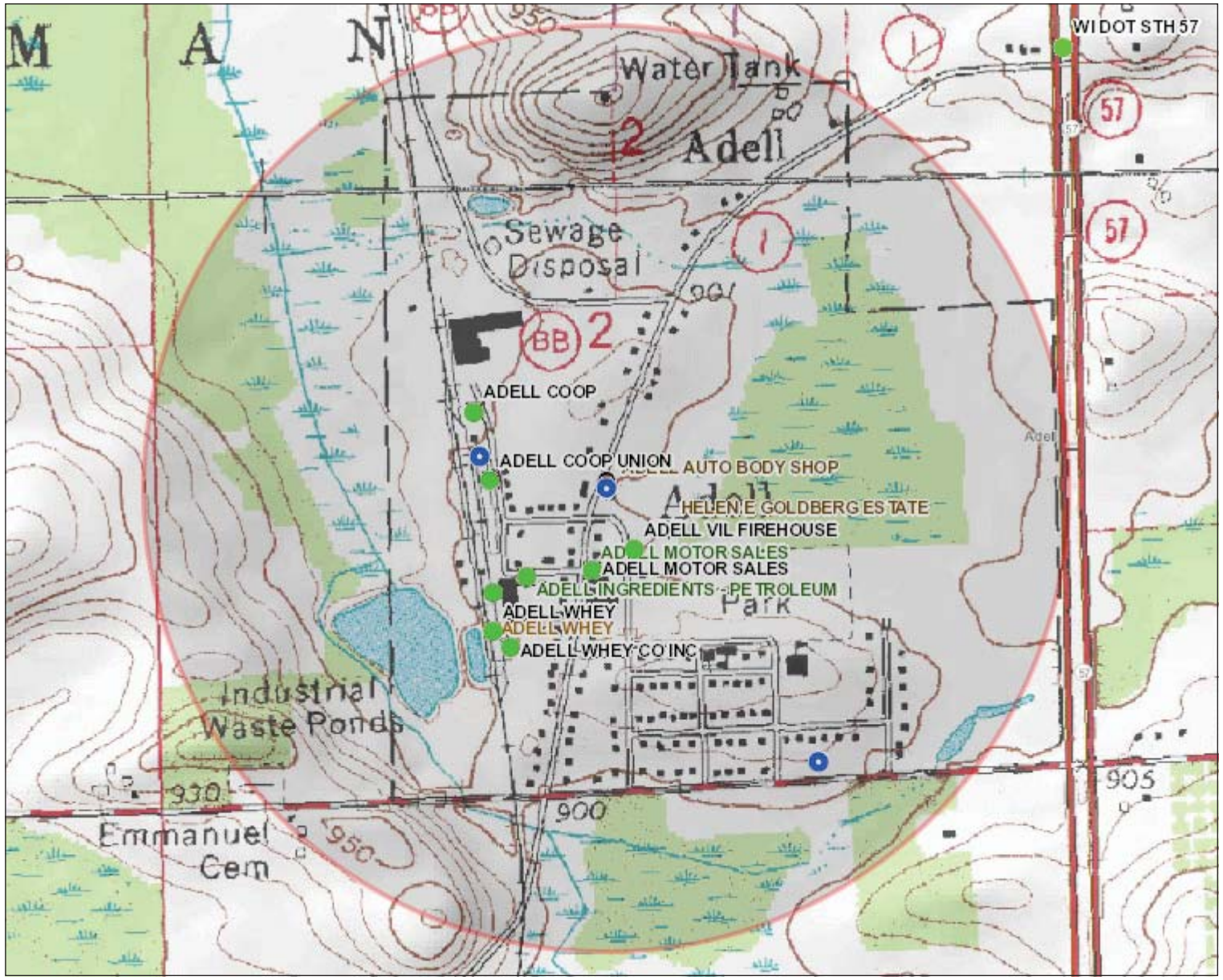
KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE

B.1.c RR Sites Map



Legend

- Open Site (ongoing cleanup)
- Open Site Boundary
- Closed Site (completed cleanup)
- Closed Site Boundary
- Groundwater Contamination
- Soil Contamination
- Groundwater and Soil Contamination
- Dryclean Environmental Response Fund (DERF)
- Green Space Grant (2004-2009)
- Ready for Reuse
- Site Assessment Grant (2001-2009)
- State Funded Response
- Sustainable Urban Development Zone (S
- General Liability Clarification Letters
- Superfund NPL
- Voluntary Party Liability Exemption

Notes

0.3 0 0.17 0.3 Miles

NAD_1983_HARN_Wisconsin_TM

1: 10,557

Note: Not all sites are mapped.

B.2.a
SOIL CONTAMINATION
ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel. (608) 781-8879
Fax. (608) 781-8893
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/21/13
JH, 3/30/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

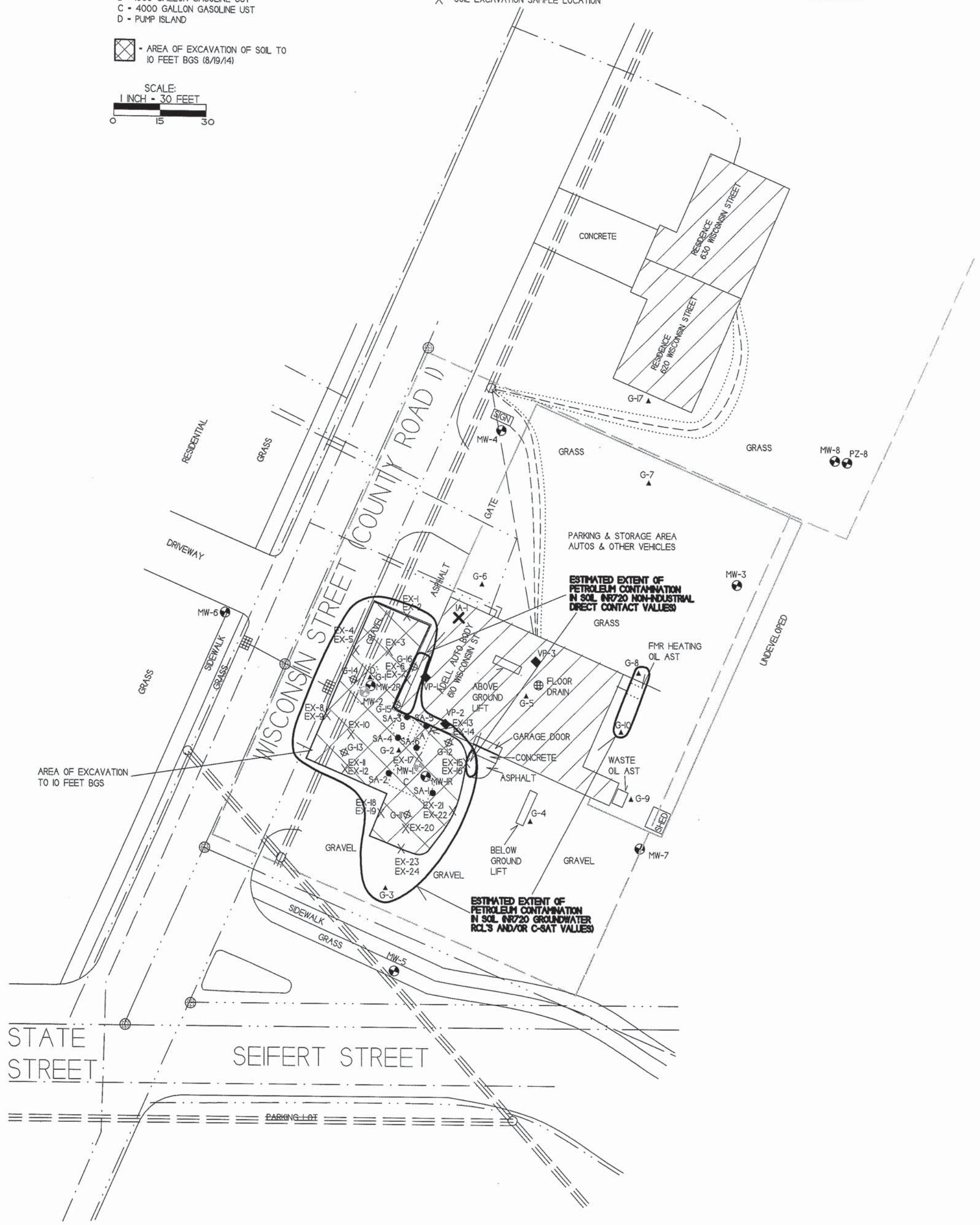
KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

- AREA OF EXCAVATION OF SOIL TO 10 FEET BGS (8/19/14)

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



B.2.b RESIDUAL SOIL CONTAMINATION

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8679
Fax: (608) 781-8693
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: BD, 8/24/2010
BD, 6/7/2013
BD, 10/2/14
JJL, 3/25/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

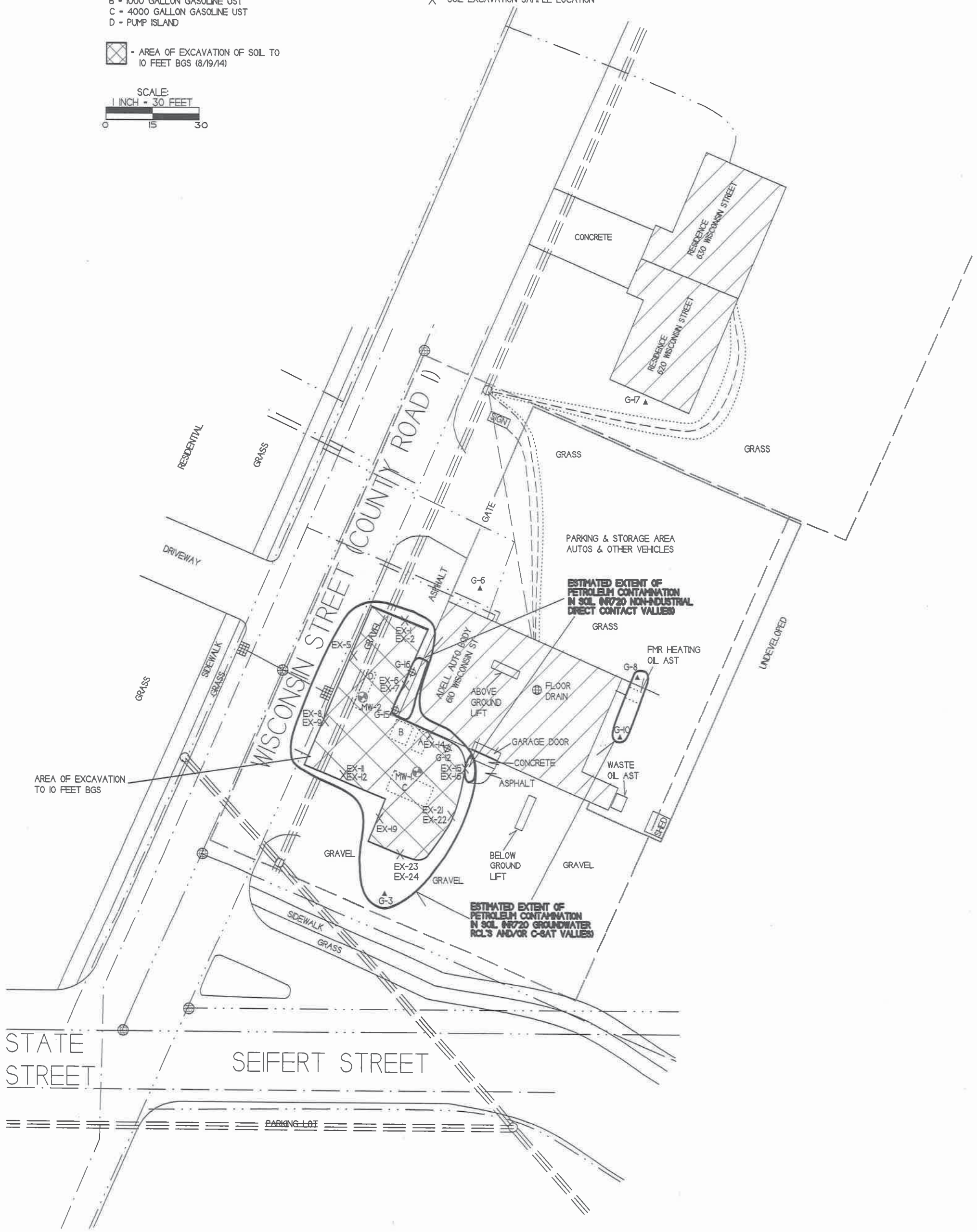
KEY TO REMOVED UST SYSTEMS
A = 500 GALLON GASOLINE UST
B = 1000 GALLON GASOLINE UST
C = 4000 GALLON GASOLINE UST
D = PUMP ISLAND

- AREA OF EXCAVATION OF SOIL TO 10 FEET BGS (8/19/14)

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



B.3.a.I GEOLOGIC CROSS SECTION FIGURE

ADELL AUTO BODY

METCO
708 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893

ADELL, WISCONSIN

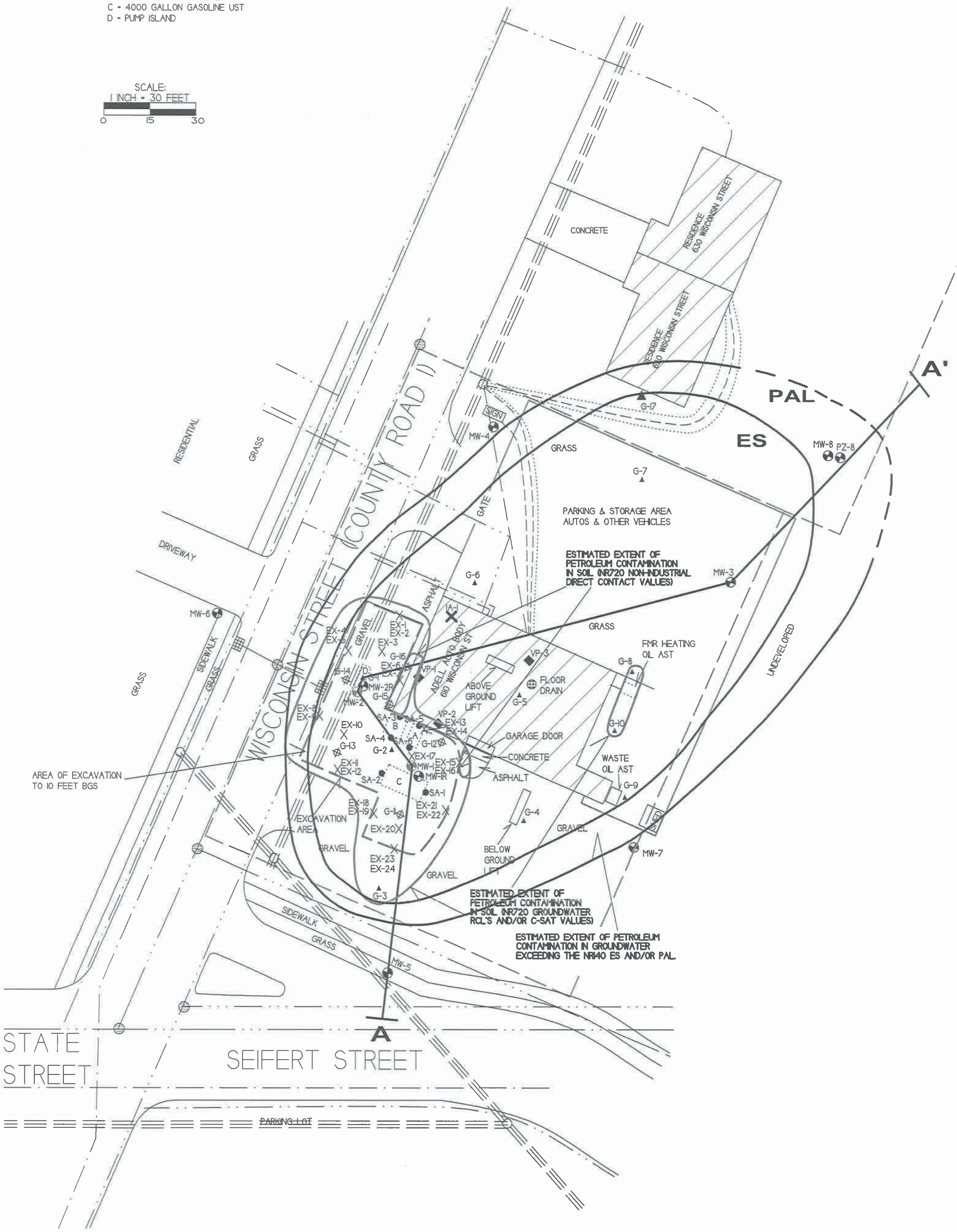
DRAWN BY: TPP, 6/8/2010
MODIFIED BY: EB, 8/24/2010
EB, 6/7/2013
EB, 10/21/13
JH, 3/26/15

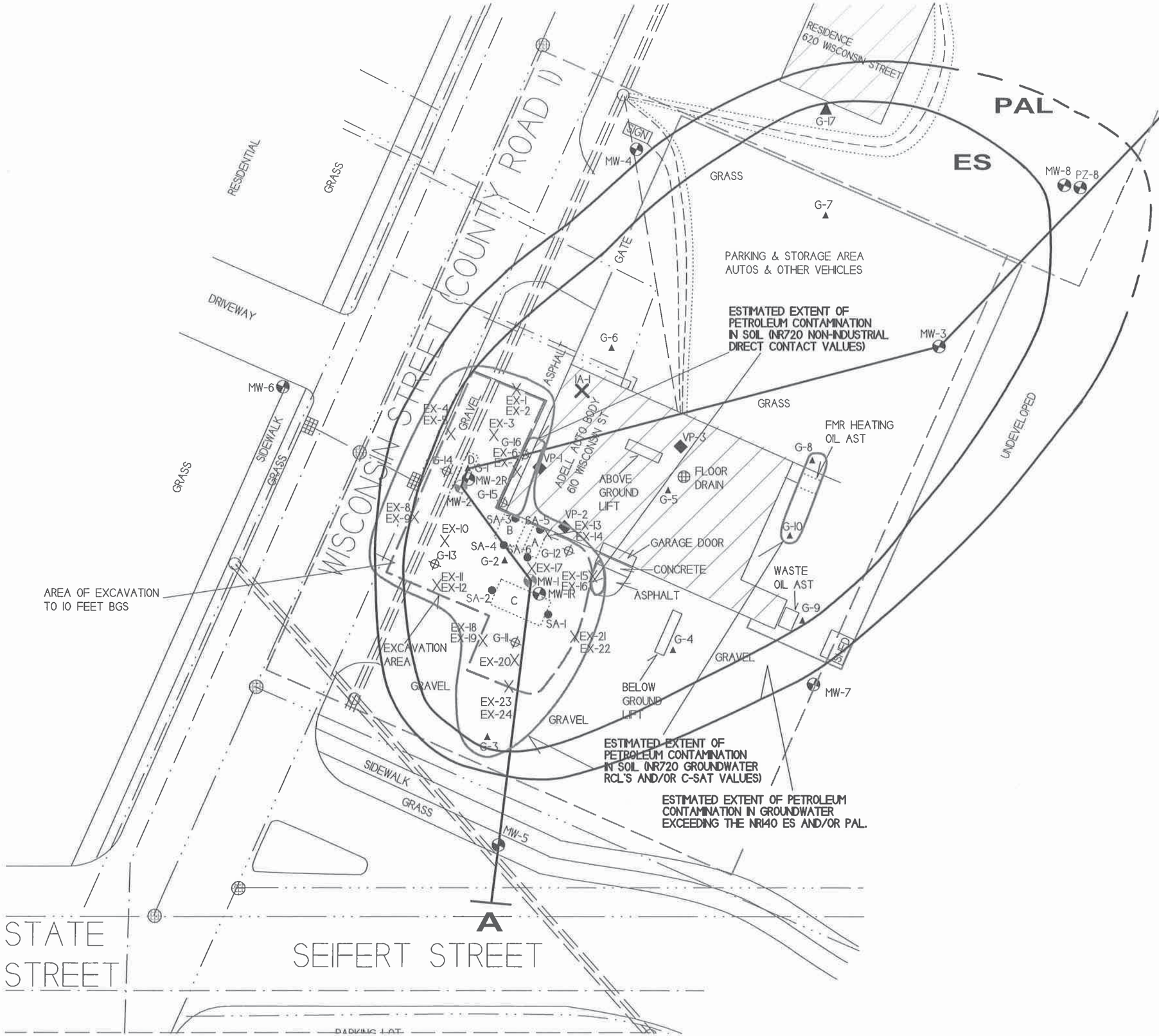
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION
- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE





B.3.a.2 GEOLOGIC CROSS SECTION FIGURE (CLOSE UP)

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-6879
Fax: (608) 781-8893
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 8/7/2013
ED, 10/21/13
JJL 3/31/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 25 FEET
0 25

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION
- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE

B.3.a.3 GEOLOGIC CROSS SECTION FIGURE

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: BW
DATE: 04/07/2014

VERTICAL SCALE: 1 INCH = 5 FEET
5
0

HORIZONTAL SCALE: 1 INCH = 25 FEET
0 25

INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER.

SOIL SAMPLE RESULTS ARE PRESENTED IN PARTS PER MILLION (PPM)

GROUNDWATER SAMPLE RESULTS ARE PRESENTED IN PPB.

NOTE: ONLY SOIL AND GROUNDWATER EXCEEDANCES HAVE BEEN DOCUMENTED ON THE MAP. SEE DATA TABLES AND/OR LABORATORY REPORTS FOR ALL RESULTS

NOTE: SOIL AND GROUNDWATER SAMPLE DATA IS BASED ON LABORATORY RESULTS FROM SAMPLES COLLECTED DURING THE:
TANK REMOVAL - (6/30/2010)
GEOPROBE/DRILLING PROJECTS - (7/27/2010 & 7/31/2013)
SOIL EXCAVATION PROJECT - (8/19-20/2014)
GEOPROBE/DRILLING PROJECT - (3/25-26/2015)
ROUND 6 GROUNDWATER SAMPLING - (1/14/2016)

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING SAMPLING LOCATION
- MONITORING WELL LOCATION
- MONITORING WELL SAMPLING LOCATION
- EXCAVATION SAMPLE LOCATION
- WATERTABLE

PID - PHOTO IONIZATION DETECTOR
PVOC - PETROLEUM VOLATILE ORGANIC COMPOUNDS
B - BENZENE
E - ETHYLBENZENE
MTBE - METHYL TERT-BUTYL ETHER
N - NAPHTHALENE
T - TOLUENE
TMB - TRIMETHYLBENZENE
X - XYLENE

AREA OF EXCAVATION OF SOIL TO 10 FEET BGS

LIMESTONE SCREENINGS, SILT, SAND, AND GRAVEL (FILL)

ORANGE TO GRAY CLAY TO SANDY CLAY TO SILTY SAND

TAN TO GRAY VERY FINE TO COARSE GRAINED SAND

A SOUTH — A' NORTHEAST

905' MSL
900' MSL
895' MSL
890' MSL
885' MSL
870' MSL
865' MSL

FORMER PUMP ISLAND
BUILDING

ESTIMATED EXTENT OF PETROLEUM CONTAMINATION IN UNSATURATED SOIL EXCEEDING NR720 NON-INDUSTRIAL DIRECT CONTACT RCL'S

ESTIMATED EXTENT OF PETROLEUM CONTAMINATION IN UNSATURATED SOIL AND GROUNDWATER (NR720 GROUNDWATER RCL's, C-SAT, AND/OR NR140 ES AND/OR PAL)

ALL-TIME LOW MEASUREMENTS

MW-5 GRAVEL G-3 GRAVEL G-II MW-I/IR GRAVEL ASPHALT MW-2/2R G-I G-16 GRASS MW-3 GRASS MW-8 PZ-8 GRASS

MW-5-1 3.5 FEET PID - 0.8
MW-5-2 8 FEET PID - 1.0
MW-5-3 12 FEET PID - 1.7
EX-23 3 FEET PID - 4.9 0.060 B
EX-24 7 FEET PID - 40 0.127 B
G-II-3 12 FEET PID - 2.2 NO PVOC DETECTS
EX-7 7 FEET PID - 1320 39 B 54 E 15.1 N 168 T 139 TMB 255 X
EX-17 10 FEET PID - 5.7 NO PVOC DETECTS
MW-1-3 12 FEET PID - 1.72 0.165 B
MW-2-3 12 FEET PID - 86 0.041 B
EX-6 3 FEET PID - 420. 22.5 B 39 E 22.1 N. 4.9 T 158 124 TMB 53 13.5 TMB 215 X
G-16-1 3.5 FEET PID - 6.1 11.7 B 18.8 E 116 N 3.2 T 72 12.4-TMB 31.6 13.5-TMB 81.7 X
G-16-2 8 FEET PID - 7.4 15.2 B 20.1 E 5.2 N 55 T 38 12.4-TMB 14.6 13.5-TMB 91.9 X
G-16-3 12 FEET PID - 2.5 NO PVOC DETECTS
MW-3-1 3.5 FEET PID - 7.8
MW-3-2 8 FEET PID - 4.1
MW-3-3 12 FEET PID - 10.5
PZ-8-1 3.5 FEET PID - 0
PZ-8-2 8 FEET PID - 0
PZ-8-3 12 FEET PID - 0
PZ-8-4 16 FEET PID - 0
PZ-8-5 20 FEET PID - 0
PZ-8-6 24 FEET PID - 0
PZ-8-7 28 FEET PID - 0
MW-8 <0.46 B <0.73 E <0.49 MTBE <2.6 N <0.39 T <1.51 TMB <2.06 X
PZ-8 <0.46 B <0.73 E 15.2 MTBE <2.6 N <0.39 T <1.51 TMB <2.06 X

SA-4

FORMER UST

MW-5
<0.46 B
<0.73 E
<0.49 MTBE
<2.6 N
<0.39 T
<1.51 TMB
<2.06 X

MW-1
48 B
13.1 E
<4.9 MTBE
<26 N
<3.9 T
20.4-28.7 TMB
42.2 X

MW-2
240 B
26.7 E
<4.9 MTBE
<26 N
8.4 T
9.2-17.5 TMB
89-95.6 X

MW-3
127 B
<0.73 E
1.38 MTBE
2.86 N
0.94 T
3.4-4.23 TMB
2.53 X

B.3.b GROUNDWATER ISOCONCENTRATION (1/14/16)

ADELL AUTO BODY

METCO
709 Gillette St. Suite 3
La Crosse, WI 54603
Tel. (608) 781-8879
Fax. (608) 781-8893

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 5/7/2013
ED, 10/31/13
JD, 3/30/15

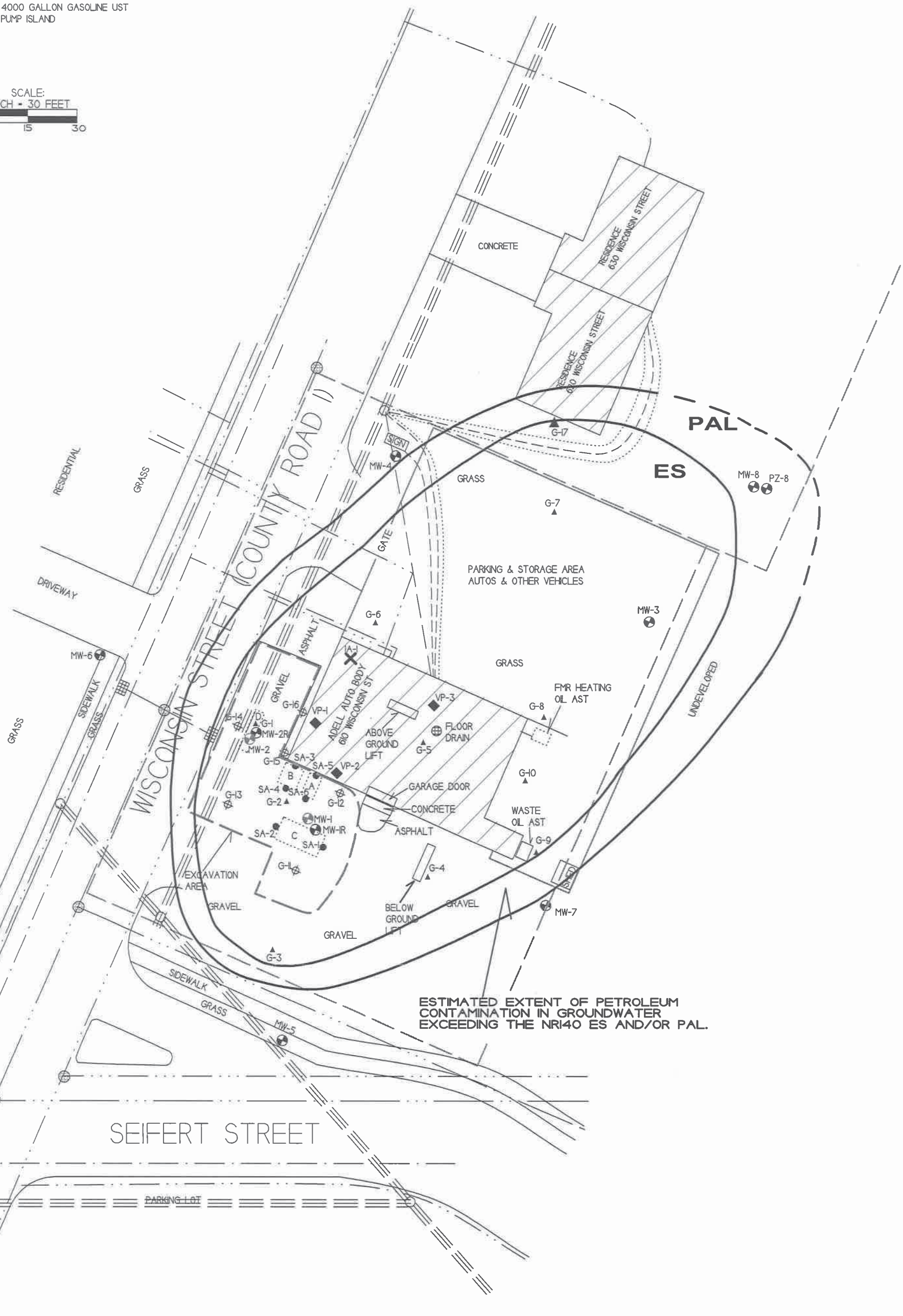
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



B.3.c GROUNDWATER FLOW DIRECTION (4/2/15)

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893

ADELL, WISCONSIN

DRAWN BY: TPP, 5/0/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/21/13
JH, 3/30/15

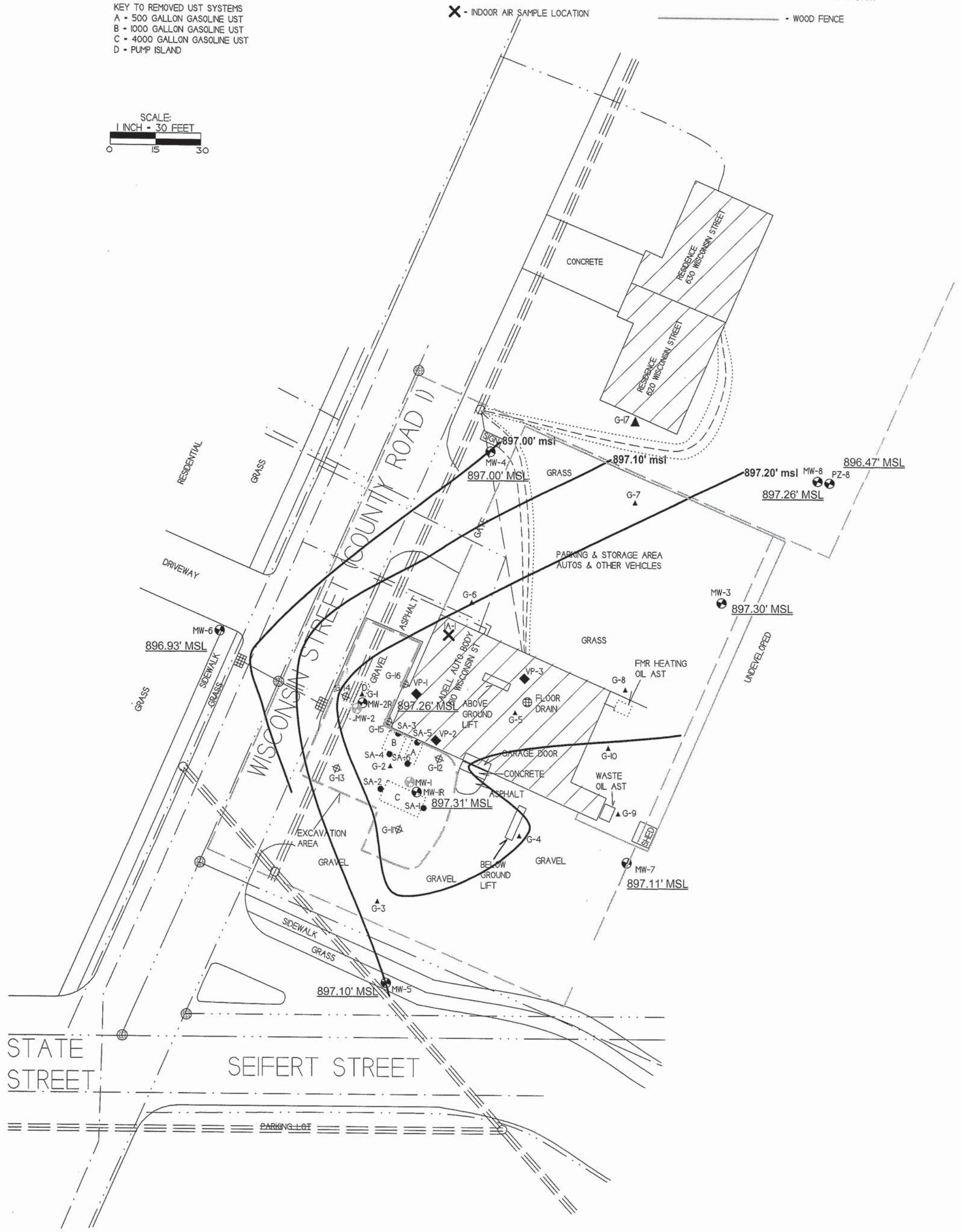
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH - 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



B.3.c GROUNDWATER FLOW DIRECTION (7/1/15)

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/25/13
JJL 3/20/15

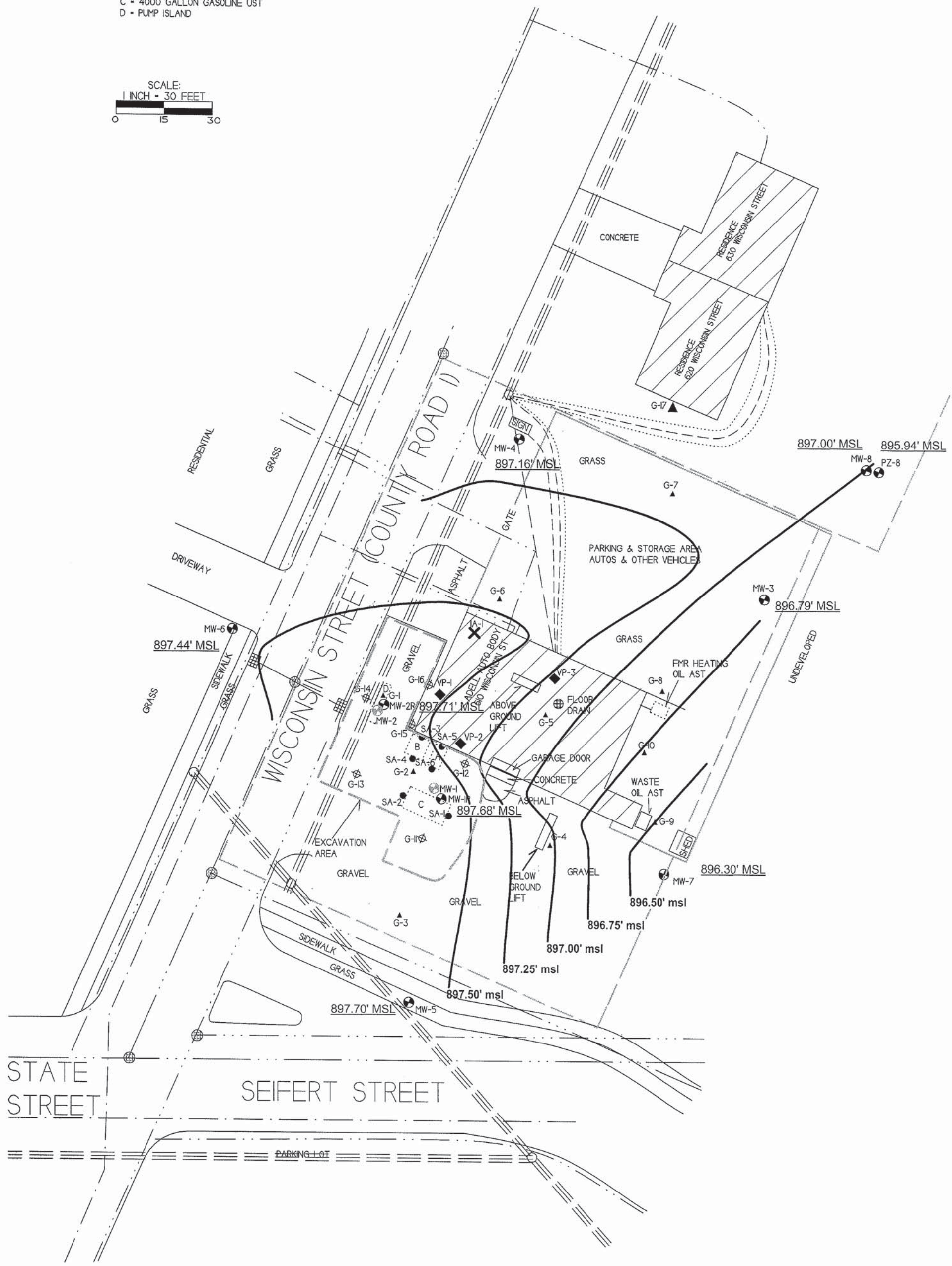
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



B.3.d
MONITORING WELLS
ADELL AUTO BODY

METCO
709 Gillette St. Suite 3
La Crosse, WI 54603
Tel: (608) 781-8870
Fax: (608) 781-8893
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 6/24/2010
ED, 5/7/2013
ED, 10/25/13
JL, 3/31/15

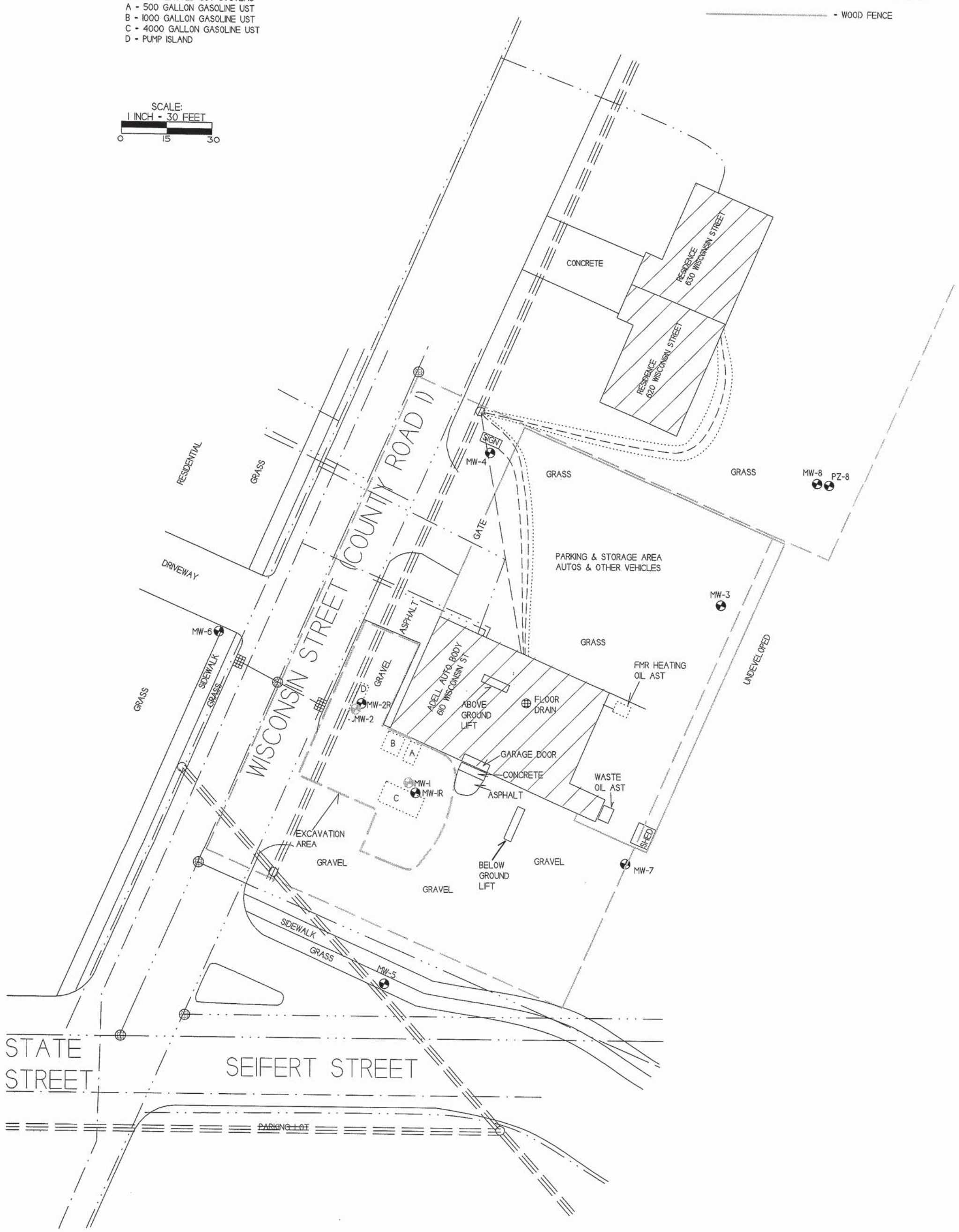
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

- MONITORING WELL LOCATION - PROPOSED TO BE ABANDONED
- ABANDONED MONITORING WELL LOCATION
- SEWER MANHOLE
- STORMWATER CATCH BASIN

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE

SCALE:
1 INCH - 30 FEET
0 15 30



Attachment C/Documentation of Remedial Action

C.1 Site Investigation documentation – All site investigation activities are documented in the following reports:

- Site Investigation Report – April 30, 2014
- Excavation Report – May 13, 2015
- Annual Groundwater Monitoring Report – April 5, 2016

C.2 Investigative waste

C.3 Provide a description of the methodology used along with all supporting documentation if the Residual Contaminant Levels are different than those contained in the Department's RCL Spreadsheet available at: http://dnr.wi.goc/topic/brownfields.Professionals.html\ - Residual Contaminant Levels (RCLs) were established in accordance with NR720.10 and NR720.12. Soil RCLs for the protection of the groundwater pathway and for non-industrial direct contact were taken from the RR programs RCL speadsheet.

C.4 Construction documentation – No Remedial actions and/or interim actions specified in s.NR724.01(1) occurred at this site.

C.5 Decommissioning of Remedial Systems – No remedial systems were installed as part of this site investigation.

C.6 Other – Not applicable

C.2 Investigative Waste

DKS Transport Services, LLC
N7349 548th Street
Menomonie, WI 54751
715-556-2604

INVOICE

10-31 20 13

CUSTOMER: Rod Perkett % Metco
709 Gillette St
LaCrosse WI 54603

JOB NAME: Adell Auto Body

☐ CASH ☐ CHECK # _____ ☒ IN-HOUSE ACCOUNT

QUANTITY DATE	QUANTITY SHIPPED	DESCRIPTION	QTY.	UNIT PRICE	AMOUNT
	1	Mobilization	1	274 –	274 –
	2	Haul soil drums to Advanced Disposal	2	103 –	206 –
	2	Haul water drums to Advanced Disposal	2	40 10	80 20
		Thank You			
		Mark Stoffel			
				TOTAL	560 20

Due upon receipt of invoice.
1.5% per month Service Charge (18% Annual Percentage Rate) will be added to past due accounts.

SIGNATURE _____

81

Env. Waste Disposal
Reviewed 11/5/13
OK

C.2 Investigative Waste

DKS Construction Services, Inc.

P.O. BOX 222
2520 WILSON ST.
MENOMONIE,WI 54751

Invoice

DATE	INVOICE #
8/22/2014	29434

BILL TO

METCO ROD DECKERT
709 Gillette Street -Suite 3
LA CROSSE, WI 54603-2382

TERMS	Due on receipt
P.O. NO. OR PROJECT	
ADELL WI	

QTY.	DESCRIPTION	RATE	AMOUNT
1	MOBILIZATION	2,500.00	2,500.00
1,199.14	EXCAVATE	2.00	2,398.28
1,049.14	HAUL C SOIL	13.60	14,268.30
899.14	FILL	8.00	7,193.12
150	GRAVEL	14.00	2,100.00
1,199.14	BACKFILL AND COMPACTION	1.50	1,798.71
1,049.14	C SOIL DISPOSAL	23.00	24,130.22
	WORK DONE ON 8-19-14,8-20-14 AT ADELL AUTO BODY IN ADELL WI		

Soil / Excavation / Disposal
Reviewed 8/26/14
OK

A service charge of 1 1/2% per month (18% annual percentage rate) will be charged on accounts over 30 days past due. If you find any problems or have questions regarding this invoice, please call our office within five (5) days. If not, we assume it is entirely correct and you will be responsible for all charges. If payment is not made as stated, all costs and attorneys fees incurred in enforcing this invoice will be the responsibility of the customer and/or owner.

Subtotal	$54,388.63
Sales Tax (5.5%)	$0.00
Total Due	$54,388.63
Payments/Credits	$0.00
Balance Due	$54,388.63

SUBCONTRACTOR IDENTIFICATION NOTICE

AS REQUIRED BY THE WISCONSIN CONSTRUCTION LIEN LAW,CONTRACTOR HEREBY NOTIFIES THAT PERSONS OR COMPANIES FURNISHING LABOR OR MATERIALS FOR THE CONSTRUCTION ON OWNER'S LAND MAY HAVE LIEN RIGHTS ON THAT LAND OR ON THE BUILDINGS ON THAT LAND IF THEY ARE NOT PAID FOR SUCH LABOR OR MATERIALS. THOSE ENTITLED TO LIEN RIGHTS, IN ADDITION TO THE UNDERSIGNED CONTRACTOR ARE THOSE WHO CONTRACT DIRECTLY WITH THE OWNER OR THOSE WHO GIVE THE OWNER NOTICE WITHIN 60 DAYS AFTER THEY FIRST FURNISH LABOR OR MATERIALS FOR THE CONSTRUCTION.ACCORDINGLY, OWNER PROBABLY WILL RECEIVE NOTICES FROM THOSE WHO FURNISH LABOR OR MATERIALS FOR THE CONSTRUCTION, AND SHOULD GIVE A COPY OF EACH NOTICE RECEIVED TO HIS MORTGAGE LENDER, IF ANY. CONTRACTOR AGREES TO COOPERATE WITH THE OWNER AND HIS LENDER, IF ANY, TO SEE THAT ALL POTENTIAL LIEN CLAIMANTS ARE DULY PAID.

TOPSOIL, FILL, GRAVEL, LANDSCAPE ROCK, BOULDER CREEK STONE
PLUS MUCH MORE.
A BUCKET ... A BARRELL ... OR WE CAN DELIVER BY THE TRUCK LOAD.
HOME & COMMERCIAL EXCAVATING, BASEMENTS, DRIVEWAYS, DOZER WORK AND LOADER WORK

715-235-2600 PHONE 715-235-6661 FAX office@dks54751.com E-Mail

C.2 Investigative Waste

DKS Transport Services, LLC
N7349 548th Street
Menomonie, WI 54751
715-556-2604

INVOICE

10-30 20 15

CUSTOMER: Roderick Deckert % Metco
709 Gillette ST
La Crosse WI 54603

JOB NAME: Abell Auto Body
Abell WI

☐ CASH ☐ CHECK # _____ ☒ IN-HOUSE ACCOUNT

QUANTITY DATE	QUANTITY SHIPPED	DESCRIPTION	QTY.	UNIT PRICE	AMOUNT
	1	Mobilization	1	274 -	274 -
	3	Haul soil drums to Advanced Disposal - Eau Claire WI	3	103 -	309 -
				TOTAL	583 -

Due upon receipt of invoice.
1.5% per month Service Charge (18% Annual Percentage Rate) will be added to past due accounts.

SIGNATURE _____

129

Attachment D/Maintenance Plan(s)

D.1 Descriptions of maintenance action(s) required for maximizing effectiveness of the engineered control, vapor mitigation system, feature or other action for which maintenance is required

D.2 Location map(s) which show(s)

D.3 Photographs

D.4 Inspection log

D.1 Brief Description

CAP MAINTENANCE PLAN

March 26, 2019

Property Located at:
610 Wisconsin Street
Adell, WI 53001

WDNR BRRTS# 03-60-537761

TAX KEY# 59101491870

Introduction

This document is the Maintenance Plan for a concrete/asphalt/building cap at the above-referenced property in accordance with the requirements of s. NR 724.13(2), Wisconsin Administrative Code. The maintenance activities relate to the existing cap occupying the area over the contaminated groundwater plume or soil on-site.

More site-specific information about this property may be found in:

- The case file in the DNR Southeast regional office
- BRRTS on the Web (DNR's internet-based data base of contaminated sites): http://dnr.wi.gov/botw/SetUpBasicSearchForm.do
- GIS Registry PDF file for further information on the nature and extent of contamination and
- The WDNR project manager for Sheboygan County.

Description of Contamination

Soil contaminated by Petroleum Volatile Organic Compounds (PVOCs) is located from surface to 7 feet below ground surface in the area of the former UST systems. The extent of the soil contamination is shown on Attachment D.2.

Description of the Cap to be maintained

The cap covers the southwestern and western portions of the on-site building, a narrow strip of the concrete (approximately 4-6 inches thick) along the west side of the on-site building and along the south side of the on-site building (straight out from garage door), areas of asphalt (approximately 4-6 inches thick) near the garage door on the south side of the on-site building and off of the northwest corner of the on-site building, as shown on Attachment D.2.

Cover Barrier Purpose

The concrete/asphalt/building cap over the contaminated soil and groundwater serves as both a barrier to prevent direct human contact with residual soil contamination that might otherwise pose a threat to human health, and also as a partial infiltration barrier to minimize future soil-to-groundwater contamination migration that would violate the groundwater standards in ch. NR 140, Wisconsin Administrative Code. Based on the current and future use of the property, the barrier should function as intended unless disturbed.

Annual Inspection

The concrete/asphalt/building cap overlying the contaminated soil and groundwater and as depicted in Attachment D.2 will be inspected once a year, normally in the spring after all snow and ice is gone, for deterioration, cracks and other potential problems that can cause exposure to underlying soils or additional infiltration through asphalt or concrete. The inspections will be performed by the property owner or their designated representative. The inspections will be performed to evaluate damage due to settling, exposure to the weather, wear from traffic, increasing age and other factors. Any area where soils have become or are likely to become exposed and where infiltration from the surface will not be effectively minimized will be documented. A log of the inspections and any repairs will be maintained by the property owner and is included as Form 4400-305 Continuing Obligations and Maintenance Log. The log will include recommendations for necessary repair of any areas where underlying soils are exposed and where infiltration from the surface will not be effectively minimized. Once repairs are completed, they will be documented in the inspection log. A copy of the inspection log will be kept at the address of the property owner and available for submittal or inspection by Wisconsin Department of Natural Resources ("WDNR") representatives upon their request.

Note: The WDNR may, in some instances, require in the case closure letter that the inspection log be submitted at least annually after every inspection. If the case closure letter requires that, then a copy of the inspection log must be submitted to the WDNR at least annually after every inspection.

Maintenance Activities

If problems are noted during the annual inspections or at any other time during the year, repairs will be scheduled as soon as practical. Repairs can include patching and filling or larger resurfacing or construction operations. 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 local, state and federal law.

In the event the concrete/asphalt/building cap overlying the contaminated soil plume is removed or replaced, the replacement barrier must be equally impervious. Any replacement barrier will be subject to the same maintenance and inspection guidelines as outlined in this Maintenance Plan unless indicated otherwise by the WDNR or its successor.

The property owner, in order to maintain the integrity of the concrete/asphalt/building cap, will maintain a copy of this Maintenance Plan on-site and make it available to all interested parties 4 (i.e. on-site employees, contractors, future property owners, etc.) for viewing.

Prohibition of Activities and Notification of DNR Prior to Actions Affecting a Cover or Cap

The following activities are prohibited on any portion of the property where the concrete/asphalt/building cap is required as shown on the attached map, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources: 1) removal of the existing barrier; 2) replacement with another barrier; 3) excavating or grading of the land surface; 4) filling on capped or paved areas; 5) plowing for agricultural cultivation; or 6) construction or placement of a building or other structure.

Amendment or Withdrawal of Maintenance Plan

This Maintenance Plan can be amended or withdrawn by the property owner and its successors with the written approval of WDNR.

Contact Information
March 2019

Current Site Owner and Operator:
Rod Deckert
610 Wisconsin Street
Adell, WI 53001
(920) 287-9682

Signature: _____
(DNR may request signature of affected property owners, on a case-by-case basis)

Consultant:
METCO
Ron Anderson
709 Gillette Street, Suite 3
La Crosse, WI 54603
(608) 781-8879

WDNR:
Andrew James
2984 Shawano Avenue
Green Bay, WI 54313
(920) 662-5149

D.2
LOCATION MAP
ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/2/13
JJL, 3/3/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

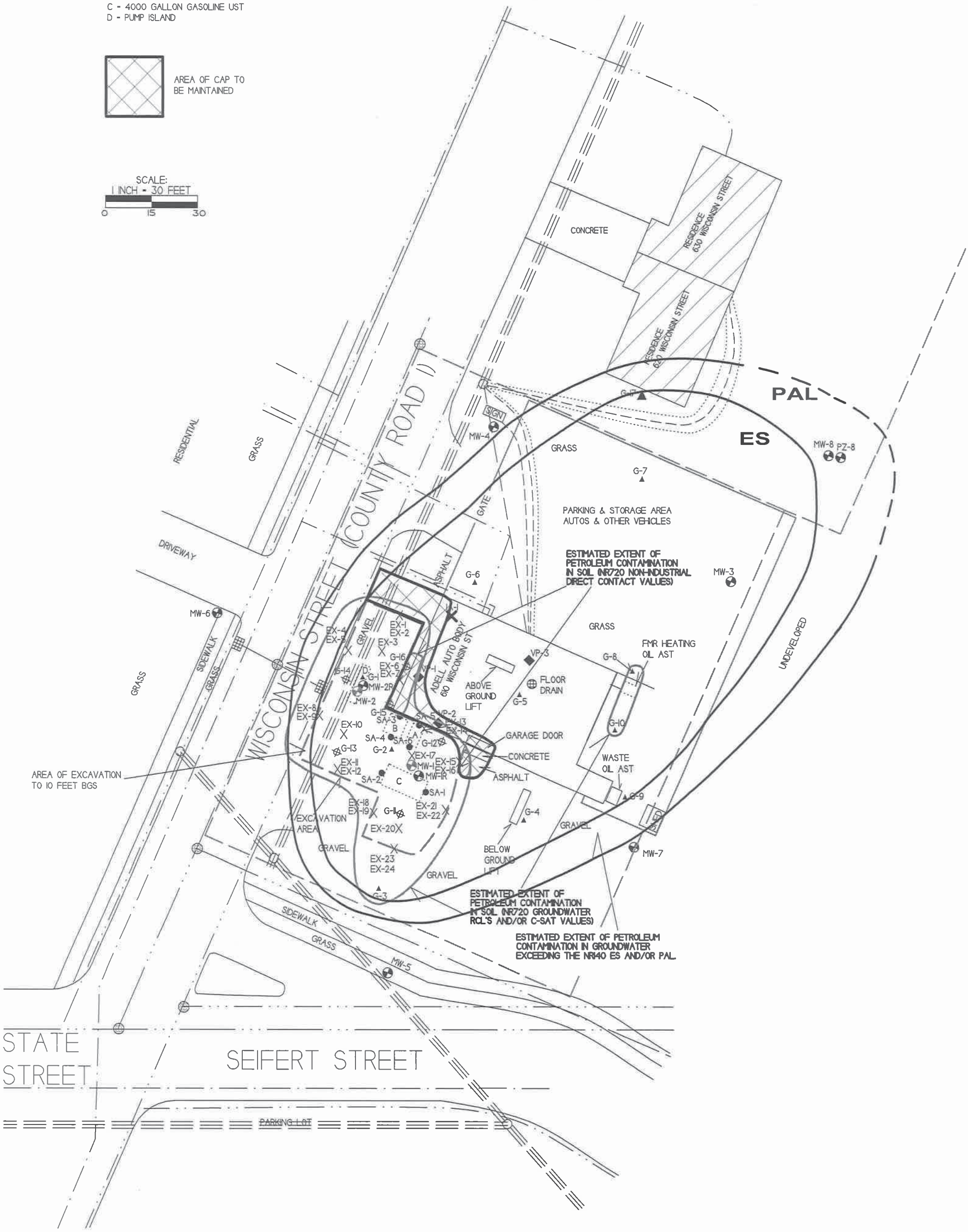
KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

AREA OF CAP TO BE MAINTAINED

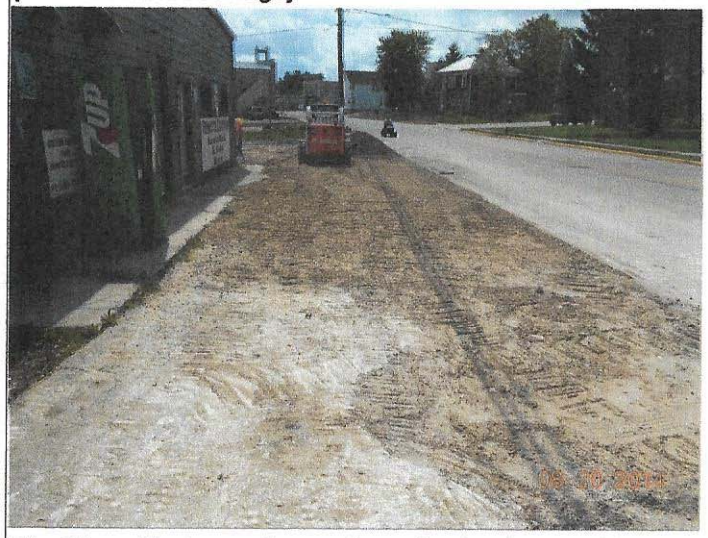
SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



{Click to Add/Edit Image} Date added: 01/30/2017



Title: Photo #1: Area of cap to be maintained (west side of on-site building)

{Click to Add/Edit Image} Date added: 01/30/2017

Title: Photo #2: Area of cap to be maintained (south side of on-site building)

{Click to Add/Edit Image} Date added: 01/30/2017

Title: Photo #3: Area of cap to be maintained (south side of on-site building)

D.3 Photographs

State of Wisconsin
Department of Natural Resources
dnr.wi.gov

Continuing Obligations Inspection and Maintenance Log

Form 4400-305 (2/14)

Directions: In accordance with s. NR 727.05 (1) (b) 3., Wis. Adm. Code, use of this form for documenting the inspections and maintenance of certain continuing obligations is required. Personal information collected will be used for administrative purposes and may be provided to requesters to the extent required by Wisconsin's Open Records law [ss. 19.31-19.39, Wis. Stats.]. When using this form, identify the condition that is being inspected. See the closure approval letter for this site for requirements regarding the submittal of this form to the Department of Natural Resources. A copy of this inspection log is required to be maintained either on the property, or at a location specified in the closure approval letter. Do NOT delete previous inspection results. This form was developed to provide a continuous history of site inspection results. The Department of Natural Resources project manager is identified in the closure letter. The project manager may also be identified from the database, BRRTS on the Web, at http://dnr.wi.gov/botw/SetUpBasicSearchForm.do, by searching for the site using the BRRTS ID number, and then looking in the "Who" section.

Activity (Site) Name	BRRTS No.
Adell Auto Body Shop	03-60-537761

Inspections are required to be conducted (see closure approval letter):

- (●) annually
- ( ) semi-annually
- ( ) other – specify ____________

When submittal of this form is required, submit the form electronically to the DNR project manager. An electronic version of this filled out form, or a scanned version may be sent to the following email address (see closure approval letter):

Inspection Date	Inspector Name	Item	Describe the condition of the item that is being inspected	Recommendations for repair or maintenance	Previous recommendations implemented?	Photographs taken and attached?
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N
		☐ monitoring well ☐ cover/barrier ☐ vapor mitigation system ☐ other:			○ Y ○ N	○ Y ○ N

D.4 Inspection Log

Attachment E/Monitoring Well Information

All wells have been located and will be properly abandoned upon WDNR granting closure to the site.

Attachment F/Source Legal Documents

F.1 Deeds – Source Property

F.2 Certified Survey Map – According to the Sheboygan County Treasurer, there is no certified survey map available at this time. An email from the county is attached, along with a map from the GIS web mapping site outlining the property boundaries.

F.3 Verification of Zoning – According to the Village of Adell, a zoning map is not available online. Attached is an email from the Village documenting the zoning of the source property.

F.4 Signed Statement

F.1. Deed - Source Property

VOL 1063 PAGE 327

THIS SPACE RESERVED FOR RECORDING DATA

DOCUMENT NO. 1158810

STATE BAR OF WISCONSIN FORM 1 — 1982
WARRANTY DEED

REGISTER'S OFFICE
SHEBOYGAN COUNTY, WI
Received for Record the 24th
day of Sept. A.D. 19 87
at 1:55 o'clock P M., and
Recorded in Vol. 1063
of Records on page 327
Darlene J Nasi
Register

This Deed, made between Robert W. Hermes and Elizabeth Hermes, his wife, as joint tenants of an undivided one half (½) interest, Grantor, and Roderick H. Deckert and Elizabeth Deckert, his wife, Grantee,

Witnesseth, That the said Grantor, for a valuable consideration of $1 and other good and valuable consideration conveys to Grantee the following described real estate in Sheboygan County, State of Wisconsin:

TRANSFER
$ 15.00
FEE

RETURN TO
DILLMAN, HOLBROOK, WURTZ
ROTH & POSTOLLAN

Tax Parcel No: 491870

All that part of the Southwest ¼ of Section Two (2), Township 13 North, Range 21 East, Village of Adell, Sheboygan County, Wisconsin, more fully described as follows:

Commencing at the intersection of County Trunk Highway "I" and the East and West ¼ line of said Section Two (2); thence South 23°-47' West along the centerline of said C.T.H. "I", 1,071 feet to the point of beginning of lands herein described; thence continuing South 23°-47' West along said centerline 53.42 feet to a point; thence South 66°-13' East 130 feet to a point; thence North 23°-47' East 53.42 feet to a point; thence North 66°-13' West 130 feet to the point of beginning.

ALSO; Commencing in the center of County Trunk Highway "I", 952 feet Southwest of its intersection with the North line of the Northwest Quarter of the Southeast Quarter (NW¼SE¼), Section Two (2), Township Thirteen (13) North, Range Twenty-one (21) East, thence South 23°-47' West on highway, 120 feet, thence South 66°-13' East, 130 feet, thence North 23°-47' East, 120 feet, thence North 66°-13' West, 130 feet to point of beginning, being part of the Northwest Quarter of the Southeast Quarter (NW¼SE¼) and Northeast Quarter of the Southwest Quarter (NE¼SW¼), Section Two (2), Township Thirteen (13) North, Range Twenty-one (21) East.

This is not homestead property. (is) (is not)

55 w29 s2783 H00004.00 JR

Together with all and singular the hereditaments and appurtenances thereunto belonging; And Robert W. Hermes and Elizabeth Hermes warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except taxes and special assessments, if any, levied and assessed after the first day of January, 1987, easements, restrictions and zoning ordinances,

55 w29 s2783 H00015.00 TF

and will warrant and defend the same.

Dated this 11th day of September, 1987

Robert W Hermes (SEAL)
* Robert W. Hermes

Elizabeth Hermes (SEAL)
* Elizabeth Hermes

AUTHENTICATION

Signature(s) .....

authenticated this .....day of....., 19.....

* .....
TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY
Attorney William Holbrook

(Signatures may be authenticated or acknowledged. Both are not necessary.)

ACKNOWLEDGMENT

STATE OF WISCONSIN } ss.
Sheboygan County.

Personally came before me this 11th day of September, 19 87 the above named Robert W. Hermes and Elizabeth Hermes to me known to be the persons who executed the foregoing instrument and acknowledge the same.

William H Holbrook
* William H. Holbrook
Notary Public Sheboygan County, Wis.
My Commission is permanent. (If not, state expiration date: ....., 19.....)

*Names of persons signing in any capacity should be typed or printed below their signatures.

WARRANTY DEED — STATE BAR OF WISCONSIN FORM No. 1 — 1982 — Wisconsin Legal Blank Co. Inc. Milwaukee, Wis.

 F.2 Certified Survey Map

Subject: RE: Adell Auto Body Sheboygan Copy of Deed or Plat Map
From: "Lukas L. Hoffman" <Lukas.Hoffman@SheboyganCounty.com>
Date: 1/19/2017 8:45 AM
To: 'Diana' <dianajs@metcohq.com>

I have researched that property and did not find any CSMs, surveys, or un-recorded surveys. This property was acquired in two pieces and has never, to my knowledge, had a CSM done. They have used two legal descriptions from two deeds to create the current legal description and it works perfectly.

Lukas Hoffman

Land Description Technician II
Sheboygan County Treasurer's Office
Lukas.Hoffman@SheboyganCounty.com
(920) 459-3100 Work

From: Diana [mailto:dianajs@metcohq.com]
Sent: Thursday, January 19, 2017 8:15 AM
To: Laura M. Henning-Lorenz
Cc: Jayne M. Dragan; Ellen R. Schleicher; Lukas L. Hoffman
Subject: Re: Adell Auto Body Sheboygan Copy of Deed or Plat Map

I have not heard back on this from anyone.

Diana Symitczek
METCO - Environmental Program Assistant
dianajs@metcohq.com / 608.781.8879
709 Gillette Street - Suite 3, La Crosse WI 54603
www.metcohq.com

On 1/12/2017 4:12 PM, Laura M. Henning-Lorenz wrote:

> Diana:
>
> I am very familiar with this property due to its contamination issues, tax situation, and communications with the Village of Adell. I will ask Lukas Hoffman from our office to see if he can find a CSM, Plat, or even any type of unrecorded survey on this property. It may be a couple of days before we get back to you though.
>
> Thank you.
>
> Laura Henning-Lorenz
> Sheboygan County Treasurer/Real Property Listing

From: Ellen R. Schleicher
Sent: Thursday, January 12, 2017 2:34 PM
To: 'Diana'
Cc: Laura M. Henning-Lorenz
Subject: RE: Adell Auto Body Sheboygan Copy of Deed or Plat Map

F.2 Certified Survey Map

F.3 Verification of Zoning

Subject: RE: zoning map
From: "Village of Adell" <villageofadell@wi.twcbc.com>
Date: 1/12/2017 8:06 AM
To: "'Jonathan Jensen'" <jonj@metcohq.com>

Hello Jon,

I don't show a 620 Wisconsin Street Address on my map, 623 Wisconsin Street, 601 State Avenue and 520 Wisconsin Street are all single family residential (Medium Density). The large wooded area is not marked on our map. Hope this helps a bit.

Take care,
Kelly

From: Jonathan Jensen [mailto:jonj@metcohq.com]
Sent: Thursday, January 12, 2017 7:22 AM
To: Village of Adell <villageofadell@wi.twcbc.com>
Subject: Re: zoning map

Okay that's ok. Yes that does help, but would you also be able to tell me what the adjacent properties are zoned in each direction of 610 Wisconsin St.? To the north the address would be 620 Wisconsin St, to the west (across the street) would be 623 Wisconsin St. and 601 State Ave., to the south (across the street) would be 520 Wisconsin St (listed as Village of Adell on GIS site), and to the east is a large undeveloped wooded lot. That would be great if you could tell me these as well. Thanks again.

On 1/11/2017 6:11 PM, Village of Adell wrote:

> Hi Jon,
>
> We do not have a zoning map on our website. The only one we have in office is on the wall so I cannot email it to you either. If you are looking for the zoning on 610 Wisconsin Street it is B-1 General Commercial. I hope this helps.
>
> Take care,
> Kelly
>
> **From:** Jonathan Jensen [mailto:jonj@metcohq.com]
> **Sent:** Wednesday, January 11, 2017 2:31 PM
> **To:** villageofadell@wi.twcbc.com
> **Subject:** zoning map
>
> Kelly,
> We are working on an environmental investigation in the Village of Adell (610 Wisconsin St.) and I was wondering if there was a zoning map available on the website? I can't seem to find one. If there isn't one, would you be able to email me one? Let me know, thank you!
> --
>
> Jon Jensen
> **METCO** - Staff Scientist
> jonj@metcohq.com / 608.781.8879
> 709 Gillette Street - Suite 3, La Crosse WI 54603
> www.metcohq.com

--

Jon Jensen
METCO - Staff Scientist
jonj@metcohq.com / 608.781.8879
709 Gillette Street - Suite 3, La Crosse WI 54603
www.metcohq.com

F.4. Signed Statement

WDNR BRRTS Case #: 03-60-537761

WDNR Site Name: Adell Auto Body Shop

Geographic Information System (GIS) Registry of Closed Remediation Sites

In compliance with the revisions to the NR 700 rule series requiring certain closed sites to be listed on the Geographic Information System (GIS) Registry of Closed Remediation Sites (Registry) effective Nov., 2001, I have provided the following information.

To the best of my knowledge the legal descriptions provided and attached to this statement are complete and accurate.

Responsible Party:

Roderick H Deckert
(print name/title)

Roderick H Deckert 5-8-17
(signature) (date)

Attachment G/Notification to Owners of Impacted Properties

G.1 Deeds – Impacted Properties

G.2 Certified Survey Map - According to the Sheboygan County Treasurer, there is no certified survey map available at this time. An email from the county is attached, along with a map from the GIS web mapping site outlining the property boundaries.

G.3 Verification of Zoning – According to the Village of Adell, a zoning map is not available online. Attached is an email from the Village documenting the zoning of the impacted properties.

G.4 Signed Statement

AFFECTED
A
PROPERTY

Notification of Continuing Obligations and Residual Contamination
Form 4400-286 (9/15) C. I. Page

The affected property is:

- ○ the source property (the source of the hazardous substance discharge), but the property is not owned by the person who conducted the cleanup (a deeded property)
- ◉ a deeded property affected by contamination from the source property
- ○ a right-of-way (ROW)
- ○ a Department of Transportation (DOT) ROW

Include this completed page as an attachment with all notifications provided under sections A and B.

Contact Information

Responsible Party: The person responsible for sending this form, and for conducting the environmental investigation and cleanup is:

Responsible Party Name Rod Deckert

Contact Person Last Name	First	MI	Phone Number (include area code)
Deckert	Rod		(920) 457-0308

Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001

E-mail

Name of Party Receiving Notification:

Business Name, if applicable:

Title	Last Name	First	MI	Phone Number (include area code)
Mr.	Schueller	Daniel		

Address	City	State	ZIP Code
N962 Knepprath Rd	Cedar Grove	WI	53013-1119

Site Name and Source Property Information:

Site (Activity) Name Adell Auto Body Shop

Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001

DNR ID # (BRRTS#)	(DATCP) ID #
03-60-537761	

Contacts for Questions:

If you have any questions regarding the cleanup or about this notification, please contact the Responsible Party identified above, or contact:

Environmental Consultant: METCO

Contact Person Last Name	First	MI	Phone Number (include area code)
Powell	Jason		(608) 781-8879

Address	City	State	ZIP Code
709 Gillette Street Suite 3	La Crosse	WI	54603

E-mail jasonp@metcohq.com

Department Contact:

To review the Department's case file, or for questions on cleanups or closure requirements, contact:

Department of: Natural Resources (DNR)

Address	City	State	ZIP Code
625 E County Rd Y STE 700	Oshkosh	WI	54901

Contact Person Last Name	First	MI	Phone Number (include area code)
Verstegen	Tom		(920) 424-0025

E-mail (Firstname.Lastname@wisconsin.gov) Thomas.Verstegen@wisconsin.gov

AFFECTED
A
PROPERTY

Section A: Deeded Property Notification: Residual Contamination and/or Continuing Obligations

KEEP THIS DOCUMENT WITH YOUR PROPERTY RECORDS

N962 Knepprath Rd
Cedar Grove, WI, 53013-1119

Dear Mr. Schueller:

I am providing this letter to inform you of the location and extent of contamination remaining on your property, and of certain long-term responsibilities (continuing obligations) for which you may become responsible.
I have investigated a release of:
petroleum
on 610 Wisconsin Street, Adell, WI, 53001 that has shown that contamination has migrated onto your property.
I have responded to the release and will be requesting that the Department of Natural Resources (DNR) grant case closure. Closure means that the DNR will not be requiring any further investigation or cleanup action to be taken. However, continuing obligations may be imposed as a condition of closure approval.

You have 30 days to comment on the attached legal description of your property and on the proposed closure request:

Please review the enclosed legal description of your property, and notify Jason Powell at 709 Gillette Street Suite 3, La Crosse, WI, 54603 within the next 30 days if the legal description is incorrect.

The DNR will not review my closure request for at least 30 days after the date of receipt of this letter. As an affected property owner, you have a right to contact the DNR to provide any technical information that you may have that indicates that closure should not be granted for this site. If you would like to submit any information that is relevant to this closure request, or if you want to waive the 30 day comment period, you should mail that information to the DNR contact: 625 E County Rd Y STE 700, Oshkosh, WI, 54901, or at Thomas.Verstegen@wisconsin.gov.

Your Long-Term Responsibilities as a Property Owner and Occupant:

The responses included
the removal of three USTs, excavation of 1,049.14 tons of petroleum-contaminated soil, and groundwater monitoring.
The continuing obligations I am proposing that affect your property are listed below, under the heading **Continuing Obligations**. Under s. 292.12 (5), Wis. Stats., current and future owners and occupants of this property are responsible for complying with continuing obligations imposed as part of an approved closure.

The fact sheet "Continuing Obligations for Environmental Protection" (DNR publication RR 819) has been included with this letter, to help explain the responsibilities you may have for maintenance of a certain continuing obligation, the limits of any liability for investigation and cleanup of contamination, and how these differ. If the fact sheet is lost, you may obtain copies at http://dnr.wi.gov/files/PDF/pubs/rr/RR819.pdf.

Contract for responsibility for continuing obligation:

Before I request closure, I will need to inform the DNR as to whom will be responsible for the continuing obligation/s on your property.
No agreement or contract has been worked out between the RP and affected property owner.

Under s. 292.12, Wis. Stats., the responsibility for maintaining all necessary continuing obligations for your property will fall on you or any subsequent property owner, unless another person has a legally enforceable responsibility to comply with the requirements of the final closure letter. If you need more time to finalize an agreement on the responsibility for the continuing obligations on your Property, you may request additional time from the DNR contact identified in **Contact Information.**

(Note: Future property owners would need to negotiate a new agreement.)

AFFECTED
A
PROPERTY

Groundwater Contamination:
Groundwater contamination originated at the property located at 610 Wisconsin Street, Adell, WI, 53001 .
Contaminated groundwater has migrated onto your property at:
620 Wisconsin Street
The levels of
Benzene and MTBE
contamination in the groundwater on your property are above the state groundwater enforcement standards found in ch. NR 140, Wis. Adm. Code.

However, the environmental consultants who have investigated this contamination have informed me that this groundwater contaminant plume is stable or receding and will naturally degrade over time. I believe that allowing natural attenuation, or the breakdown of contaminants in groundwater due to naturally occurring processes, to complete the cleanup at this site will meet the case closure requirements of ch. NR 726, Wis. Adm. Code. As part of my request for case closure, I am requesting that the DNR accept natural attenuation as the final remedy for this site.

The following DNR fact sheet (RR 671, "What Landowners Should Know: Information About Using Natural Attenuation to Clean Up Contaminated Groundwater") has been included with this notification, to help explain the use of natural attenuation as a remedy. If the fact sheet is lost, you may obtain a copy at http://dnr.wi.gov/files/PDF/pubs/rr/RR671.pdf.

Continuing Obligations on Your Property: As part of the cleanup, I am proposing that the following continuing obligations be used at your property, to address future exposure to residual contamination. If my closure request is approved, you will be responsible for the following continuing obligations.

To construct a new well or to reconstruct an existing well, the property owner at the time of construction or reconstruction will need to obtain prior approval from the DNR. See the paragraph **GIS Registry and Well Construction Requirements**. Typically, this results in casing off a portion of the aquifer during drilling, when needed, to protect the water supply.

Maintenance and Audits of Continuing Obligations:
If compliance with a maintenance plan is required as part of a continuing obligation, an inspection log will need to be filled out periodically, and kept available for inspection by the DNR. Submittal of the inspection log may also be required. You will also need to notify any future owners or occupants of this property of the need to maintain the continuing obligation and to document that maintenance in the inspection log. Periodic audits of these continuing obligations may be conducted by the DNR, to ensure that potential exposure to residual contamination is being addressed. The DNR provides notification before conducting site visits as part of the audit.

GIS Registry and Well Construction Requirements:
If this site is closed, all properties within the site boundaries where contamination remains, or where a continuing obligation is applied, will be listed on the Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web, at http://dnr.wi.gov/topic/Brownfields/clean.html. Inclusion on this database provides public notice of remaining contamination and of any continuing obligations. Documents can be viewed on this database, and include final closure letters, site maps and any applicable maintenance plans. The location of the site may also be viewed on the Remediation and Redevelopment Sites Map (RR Sites Map), on the "GIS Registry" layer, at the same internet address listed above.

DNR approval prior to well construction or reconstruction is required for all sites included in the GIS Registry, in accordance with s. NR 812.09 (4) (w), Wis. Adm. Code. This requirement applies to private drinking water wells and high capacity wells. Special well construction standards may be necessary to protect the well from the remaining contamination. Well drillers need to first obtain approval from a regional water supply specialist in DNR's Drinking Water and Groundwater Program. The well construction application, form 3300−254, is on the internet at http://dnr.wi.gov/topic/wells/documents/3300254.pdf.

Site Closure:
If the DNR grants closure, you will receive a letter which defines the specific continuing obligations on your property. The status of the site (open or closed) may also be checked by searching BRRTS on the Web. You may view or download a copy of the closure letter (sent to the responsible party) from BRRTS on the Web. You may also request a copy of the closure letter from the **responsible party** or by writing to the DNR contact, at Tom Verstegen, Thomas.Verstegen@wisconsin.gov, (920) 424-0025 . The final closure letter will contain a description of the continuing obligation, any prohibitions on activities and will include any applicable maintenance plan.

AFFECTED
A
PROPERTY

If you have any questions regarding this notification, I can be reached at: (608) 781-8879
jasonp@metcohq.com

Date Signed 6-26-17

Signature of responsible party/environmental consultant for the responsible party

Attachments

Contact Information

Legal Description for each Parcel:

Factsheets:

RR 819, Continuing Obligations for Environmental Protection

RR 671, What Landowners Should Know: Information About Using Natural Attenuation to Clean Up Contaminated Groundwater

AFFECTED
B
PROPERTY

Notification of Continuing Obligations and Residual Contamination
Form 4400-286 (9/15) C. I. Page

The affected property is:

- ○ the source property (the source of the hazardous substance discharge), but the property is not owned by the person who conducted the cleanup (a deeded property)
- ◉ a deeded property affected by contamination from the source property
- ○ a right-of-way (ROW)
- ○ a Department of Transportation (DOT) ROW

Include this completed page as an attachment with all notifications provided under sections A and B.

Contact Information

Responsible Party: **The person responsible for sending this form, and for conducting the environmental investigation and cleanup is:**

Responsible Party Name: Rod Deckert

Contact Person Last Name	First	MI	Phone Number (include area code)
Deckert	Rod		(920) 457-0308

Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001

E-mail

Name of Party Receiving Notification:

Business Name, if applicable:

Title	Last Name	First	MI	Phone Number (include area code)
Mr.	Wade	Dan		

Address	City	State	ZIP Code
P.O. Box 113	Newton	WI	53013

Site Name and Source Property Information:

Site (Activity) Name: Adell Auto Body Shop

Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001

DNR ID # (BRRTS#)	(DATCP) ID #
03-60-537761	

Contacts for Questions:

If you have any questions regarding the cleanup or about this notification, please contact the Responsible Party identified above, or contact:

Environmental Consultant: METCO

Contact Person Last Name	First	MI	Phone Number (include area code)
Powell	Jason		(608) 781-8879

Address	City	State	ZIP Code
709 Gillette Street Suite 3	La Crosse	WI	54603

E-mail: jasonp@metcohq.com

Department Contact:

To review the Department's case file, or for questions on cleanups or closure requirements, contact:

Department of: Natural Resources (DNR)

Address	City	State	ZIP Code
625 E County Rd Y STE 700	Oshkosh	WI	54901

Contact Person Last Name	First	MI	Phone Number (include area code)
Verstegen	Tom		(920) 424-0025

E-mail (Firstname.Lastname@wisconsin.gov): Thomas.Verstegen@wisconsin.gov

AFFECTED
B
PROPERTY

Section A: Deeded Property Notification: Residual Contamination and/or Continuing Obligations

KEEP THIS DOCUMENT WITH YOUR PROPERTY RECORDS

P.O. Box 113
Newton, WI, 53013

Dear Mr. Wade:

I am providing this letter to inform you of the location and extent of contamination remaining on your property, and of certain long-term responsibilities (continuing obligations) for which you may become responsible.
I have investigated a release of:
petroleum
on 610 Wisconsin Street, Adell, WI, 53001 that has shown that contamination has migrated onto your property.
I have responded to the release and will be requesting that the Department of Natural Resources (DNR) grant case closure. Closure means that the DNR will not be requiring any further investigation or cleanup action to be taken. However, continuing obligations may be imposed as a condition of closure approval.

You have 30 days to comment on the attached legal description of your property and on the proposed closure request:

Please review the enclosed legal description of your property, and notify Jason Powell at 709 Gillette Street Suite 3, La Crosse, WI, 54603 within the next 30 days if the legal description is incorrect.

The DNR will not review my closure request for at least 30 days after the date of receipt of this letter. As an affected property owner, you have a right to contact the DNR to provide any technical information that you may have that indicates that closure should not be granted for this site. If you would like to submit any information that is relevant to this closure request, or if you want to waive the 30 day comment period, you should mail that information to the DNR contact: 625 E County Rd Y STE 700, Oshkosh, WI, 54901, or at Thomas.Verstegen@wisconsin.gov.

Your Long-Term Responsibilities as a Property Owner and Occupant:

The responses included
the removal of three USTs, excavation of 1,049.14 tons of petroleum-contaminated soil, and groundwater monitoring.
The continuing obligations I am proposing that affect your property are listed below, under the heading **Continuing Obligations**. Under s. 292.12 (5), Wis. Stats., current and future owners and occupants of this property are responsible for complying with continuing obligations imposed as part of an approved closure.

The fact sheet "Continuing Obligations for Environmental Protection" (DNR publication RR 819) has been included with this letter, to help explain the responsibilities you may have for maintenance of a certain continuing obligation, the limits of any liability for investigation and cleanup of contamination, and how these differ. If the fact sheet is lost, you may obtain copies at http://dnr.wi.gov/files/PDF/pubs/rr/RR819.pdf.

Contract for responsibility for continuing obligation:

Before I request closure, I will need to inform the DNR as to whom will be responsible for the continuing obligation/s on your property.
No agreement or contract has been worked out between the RP and affected property owner.

Under s. 292.12, Wis. Stats., the responsibility for maintaining all necessary continuing obligations for your property will fall on you or any subsequent property owner, unless another person has a legally enforceable responsibility to comply with the requirements of the final closure letter. If you need more time to finalize an agreement on the responsibility for the continuing obligations on your Property, you may request additional time from the DNR contact identified in **Contact Information.**

(Note: Future property owners would need to negotiate a new agreement.)

AFFECTED
B
PROPERTY

Groundwater Contamination:
Groundwater contamination originated at the property located at 610 Wisconsin Street, Adell, WI, 53001 .
Contaminated groundwater has migrated onto your property at:
Seifert Street
The levels of
Benzene and MTBE
contamination in the groundwater on your property are above the state groundwater enforcement standards found in ch. NR 140, Wis. Adm. Code.

However, the environmental consultants who have investigated this contamination have informed me that this groundwater contaminant plume is stable or receding and will naturally degrade over time. I believe that allowing natural attenuation, or the breakdown of contaminants in groundwater due to naturally occurring processes, to complete the cleanup at this site will meet the case closure requirements of ch. NR 726, Wis. Adm. Code. As part of my request for case closure, I am requesting that the DNR accept natural attenuation as the final remedy for this site.

The following DNR fact sheet (RR 671, "What Landowners Should Know: Information About Using Natural Attenuation to Clean Up Contaminated Groundwater") has been included with this notification, to help explain the use of natural attenuation as a remedy. If the fact sheet is lost, you may obtain a copy at http://dnr.wi.gov/files/PDF/pubs/rr/RR671.pdf.

Continuing Obligations on Your Property: As part of the cleanup, I am proposing that the following continuing obligations be used at your property, to address future exposure to residual contamination. If my closure request is approved, you will be responsible for the following continuing obligations.

To construct a new well or to reconstruct an existing well, the property owner at the time of construction or reconstruction will need to obtain prior approval from the DNR. See the paragraph **GIS Registry and Well Construction Requirements**. Typically, this results in casing off a portion of the aquifer during drilling, when needed, to protect the water supply.

Maintenance and Audits of Continuing Obligations:
If compliance with a maintenance plan is required as part of a continuing obligation, an inspection log will need to be filled out periodically, and kept available for inspection by the DNR. Submittal of the inspection log may also be required. You will also need to notify any future owners or occupants of this property of the need to maintain the continuing obligation and to document that maintenance in the inspection log. Periodic audits of these continuing obligations may be conducted by the DNR, to ensure that potential exposure to residual contamination is being addressed. The DNR provides notification before conducting site visits as part of the audit.

GIS Registry and Well Construction Requirements:
If this site is closed, all properties within the site boundaries where contamination remains, or where a continuing obligation is applied, will be listed on the Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web, at http://dnr.wi.gov/topic/Brownfields/clean.html. Inclusion on this database provides public notice of remaining contamination and of any continuing obligations. Documents can be viewed on this database, and include final closure letters, site maps and any applicable maintenance plans. The location of the site may also be viewed on the Remediation and Redevelopment Sites Map (RR Sites Map), on the "GIS Registry" layer, at the same internet address listed above.

DNR approval prior to well construction or reconstruction is required for all sites included in the GIS Registry, in accordance with s. NR 812.09 (4) (w), Wis. Adm. Code. This requirement applies to private drinking water wells and high capacity wells. Special well construction standards may be necessary to protect the well from the remaining contamination. Well drillers need to first obtain approval from a regional water supply specialist in DNR's Drinking Water and Groundwater Program. The well construction application, form 3300−254, is on the internet at http://dnr.wi.gov/topic/wells/documents/3300254.pdf.

Site Closure:
If the DNR grants closure, you will receive a letter which defines the specific continuing obligations on your property. The status of the site (open or closed) may also be checked by searching BRRTS on the Web. You may view or download a copy of the closure letter (sent to the responsible party) from BRRTS on the Web. You may also request a copy of the closure letter from the **responsible party** or by writing to the DNR contact, at Tom Verstegen, Thomas.Verstegen@wisconsin.gov, (920) 424-0025 . The final closure letter will contain a description of the continuing obligation, any prohibitions on activities and will include any applicable maintenance plan.

AFFECTED
B
PROPERTY

If you have any questions regarding this notification, I can be reached at: (608) 781-8879
jasonp@metcohq.com

Rockerick H Oeckerh Date Signed 6-26-17
Signature of responsible party/environmental consultant for the responsible party

Attachments

Contact Information
Legal Description for each Parcel:

Factsheets:
RR 819, Continuing Obligations for Environmental Protection

RR 671, What Landowners Should Know: Information About Using Natural Attenuation to Clean Up Contaminated Groundwater

AFFECTED
A
PROPERTY

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Daniel Schueller
N962 Knepprath Rd
Cedar Grove, WI 53013-1119

9590 9403 0958 5223 6558 41

7015 1660 0000 4343 3982

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Ruth Schueller ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* Ruth Schueller
C. Date of Delivery 7-14-201[illegible]

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☒ No

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☒ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
☐ red Mail
☐ red Mail Restricted Delivery (over $500)
☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricte Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

AFFECTED
B
PROPERTY

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Dan Wade
P.O. Box 113
Newton, WI 53013

9590 9403 0958 5223 6558 34

7015 1660 0000 4343 3876

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☒ Agent ☐ Addressee

B. Received by *(Printed Name)* Katie Wade
C. Date of Delivery 7.17.17

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☒ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
Insured Mail
Insured Mail Restricted Delivery (over $500)
☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricte Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

AFFECTED C PROPERTY

RIGHT-OF-WAY

Notification of Continuing Obligations and Residual Contamination

Form 4400-286 (9/15) C. I. Page

The affected property is:

- ○ the source property (the source of the hazardous substance discharge), but the property is not owned by the person who conducted the cleanup (a deeded property)
- ○ a deeded property affected by contamination from the source property
- ◉ a right-of-way (ROW)
- ○ a Department of Transportation (DOT) ROW

Include this completed page as an attachment with all notifications provided under sections A and B.

Contact Information

Responsible Party: The person responsible for sending this form, and for conducting the environmental investigation and cleanup is:

Responsible Party Name Rod Deckert

Contact Person Last Name	First	MI	Phone Number (include area code)
Deckert	Rod		(920) 457-0308

Address	City	State	ZIP Code
610 Wisconsin Streeet	Adell	WI	53001

E-mail

Name of Party Receiving Notification:

Business Name, if applicable: Sheboygan County Clerk

Title	Last Name	First	MI	Phone Number (include area code)
Mr.	Dolson	Jon		(920) 459-3003

Address	City	State	ZIP Code
508 New York Avenue Administration Bldg - Rm. 129	Sheboygan	WI	53081

Site Name and Source Property Information:

Site (Activity) Name Adell Auto Body Shop

Address	City	State	ZIP Code
610 Wisconsin Street	Adell	WI	53001

DNR ID # (BRRTS#)	(DATCP) ID #
03-60-537761	

Contacts for Questions:

If you have any questions regarding the cleanup or about this notification, please contact the Responsible Party identified above, or contact:

Environmental Consultant: METCO

Contact Person Last Name	First	MI	Phone Number (include area code)
Powell	Jason		(608) 781-8879

Address	City	State	ZIP Code
709 Gillette Street Suite 3	La Crosse	WI	54603

E-mail jasonp@metcohq.com

Department Contact:

To review the Department's case file, or for questions on cleanups or closure requirements, contact:

Department of: Natural Resources (DNR)

Address	City	State	ZIP Code
625 E County Rd Y STE 700	Oshkosh	WI	54901

Contact Person Last Name	First	MI	Phone Number (include area code)
Verstegen	Tom		(920) 424-0025

E-mail (Firstname.Lastname@wisconsin.gov) Thomas.Verstegen@wisconsin.gov

AFFECTED C PROPERTY

RIGHT-OF-WAY

Notification of Continuing Obligations and Residual Contamination
Form 4400-286 (9/15)

Section B: ROW Notification: Residual Contamination and/or Continuing Obligations - Non-DOT ROWs

KEEP THIS DOCUMENT WITH YOUR PROPERTY RECORDS

508 New York Avenue Administration Bldg - Rm. 129
Sheboygan, WI, 53081

Dear Mr. Dolson:

I am providing this notification to inform you of the location and extent of contamination remaining in a right-of-way for which you are responsible, and of certain long-term responsibilities (continuing obligations) for which county of Sheboygan may become responsible. I investigated a release of: petroleum on 610 Wisconsin Street, Adell, WI, 53001 that has shown that contamination has migrated into the right-of-way for which county of Sheboygan is responsible. I have responded to the release, and will be requesting that the Department of Natural Resources (DNR) grant case closure. Closure means that the DNR will not be requiring any further investigation or cleanup action to be taken. However, continuing obligations may be imposed as a condition of closure approval.

You have 30 days to comment on the proposed closure request:

The DNR will not review my closure request for at least 30 days after the date of this letter. As an affected right-of-way holder, you have a right to contact the DNR to provide any technical information that you may have that indicates that closure should not be granted for this site. If you would like to submit any information to the DNR that is relevant to this closure request, you should mail that information to the DNRcontact: 625 E County Rd Y STE 700, Oshkosh, WI, 54901, or at Thomas.Verstegen@wisconsin.gov.

Residual Contamination:

Groundwater Contamination:
Groundwater contamination originated at the property located at: 610 Wisconsin Street, Adell, WI, 53001 .

The levels of Benzene contamination in the groundwater on your property are above the state groundwater enforcement standards found in ch. NR 140, Wis. Adm. Code.

Soil Contamination:
Soil contamination remains at:
within the right of way of Wisconsin Street/County Road I in the Village of Adell.
The remaining contaminants include :
Benzene, Ethylbenzene, Naphthalene, Toluene, (1,2,4),(1,3,5)-Trimethylbenzenes, Xylene.
at levels which exceed the soil standards found in ch. NR 720, Wis. Adm. Code. The following steps have been taken to address any exposure to the remaining soil contamination.
Natural Attenuation.

If residual soil or groundwater contamination is likely to affect water collected in a pit/trench that requires dewatering, a general permit for Discharge of Contaminated Groundwater from Remedial Action Operations may be needed. If you or any other person plan to conduct utility or building construction for which dewatering will be necessary, you or that person must contact the DNR's Water Quality Program, and if necessary, apply for the necessary discharge permit. Additional information regarding discharge permits is available at http://dnr.wi.gov/topic/wastewater/GeneralPermits.html.

Continuing Obligations on the Right-of-Way (ROW) : As part of the response actions, I am proposing that the following continuing obligations be used at the affected ROW. If my closure request is approved, you will be responsible for the following continuing obligations:

AFFECTED C PROPERTY

RIGHT-OF-WAY

Residual Soil Contamination:
If soil is excavated from the areas with residual contamination, the right-of-way holder at the time of excavation will be responsible for the following:

- determine if contamination is present,
- determine whether the material would be considered solid or hazardous waste,
- ensure that any storage, treatment or disposal is in compliance with applicable statutes and rules. Contaminated soil may be managed in-place, in accordance with s. NR 718, Wis. Adm. Code, with prior Department approval.

The right-of-way holder needs to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken during excavation activities to prevent a health threat to humans from ingestion, inhalation or dermal contact.

Depending on site-specific conditions, construction over contaminated soils or groundwater may result in vapor migration of contaminants into enclosed structures or migration along newly placed underground utility lines. The potential for vapor inhalation and means of mitigation should be evaluated when planning any future redevelopment, and measures should be taken to ensure the continued protection of public health, safety, welfare and the environment at the site.

GIS Registry and Well Construction Requirements:

If this site is closed, all properties within the site boundaries where contamination remains, or where a continuing obligation is applied, will be listed on the Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web, at http://dnr.wi.gov/topic/Brownfields/clean.html. Inclusion on this database provides public notice of remaining contamination and of any continuing obligations. Documents can be viewed on this database, and include final closure letters, site maps and any applicable maintenance plans. The location of the site may also be viewed on the Remediation and Redevelopment Sites Map (RR Sites Map), on the "GIS Registry" layer, at the same internet address listed above.

DNR approval prior to well construction or reconstruction is required for all sites included in the GIS Registry, in accordance with s. NR 812.09 (4) (w), Wis. Adm. Code. This requirement applies to private drinking water wells and high capacity wells. Special well construction standards may be necessary to protect the well from the remaining contamination. Well drillers need to first obtain approval from a regional water supply specialist in DNR's Drinking Water and Groundwater Program. The well construction application, form 3300–254, is on the internet at http://dnr.wi.gov/topic/wells/documents/3300254.pdf.

If you have any questions regarding this notification, I can be reached at: (608) 781-8879
jasonp@metcohq.com

Roderick H Deckert

Signature of responsible party/environmental consultant for the responsible party	Date Signed

Attachments
Contact Information
Legal Description for each Parcel:

AFFECTED **C** PROPERTY

RIGHT-OF-WAY

B.2.b RESIDUAL SOIL CONTAMINATION

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-6879
Fax: (608) 781-8893
Excellence through experience®

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/28/13
JH, 3/20/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

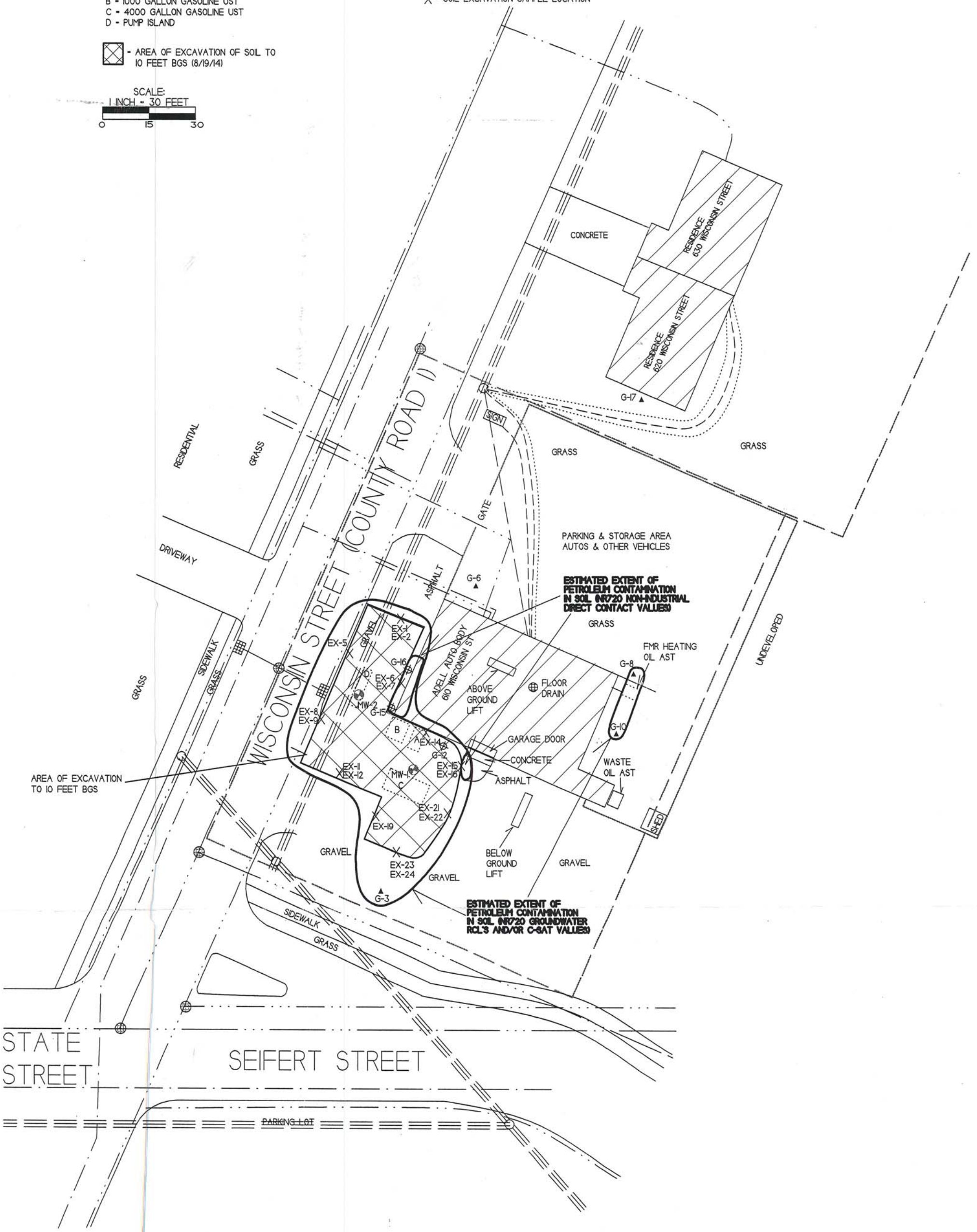
KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

- AREA OF EXCAVATION OF SOIL TO 10 FEET BGS (8/19/14)

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



AFFECTED **C** PROPERTY

RIGHT-OF-WAY

B.3.b GROUNDWATER ISOCONCENTRATION (1/14/16)

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8879
Fax: (608) 781-8893
Excellence through experience

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/2/13
JLL, 3/3/15

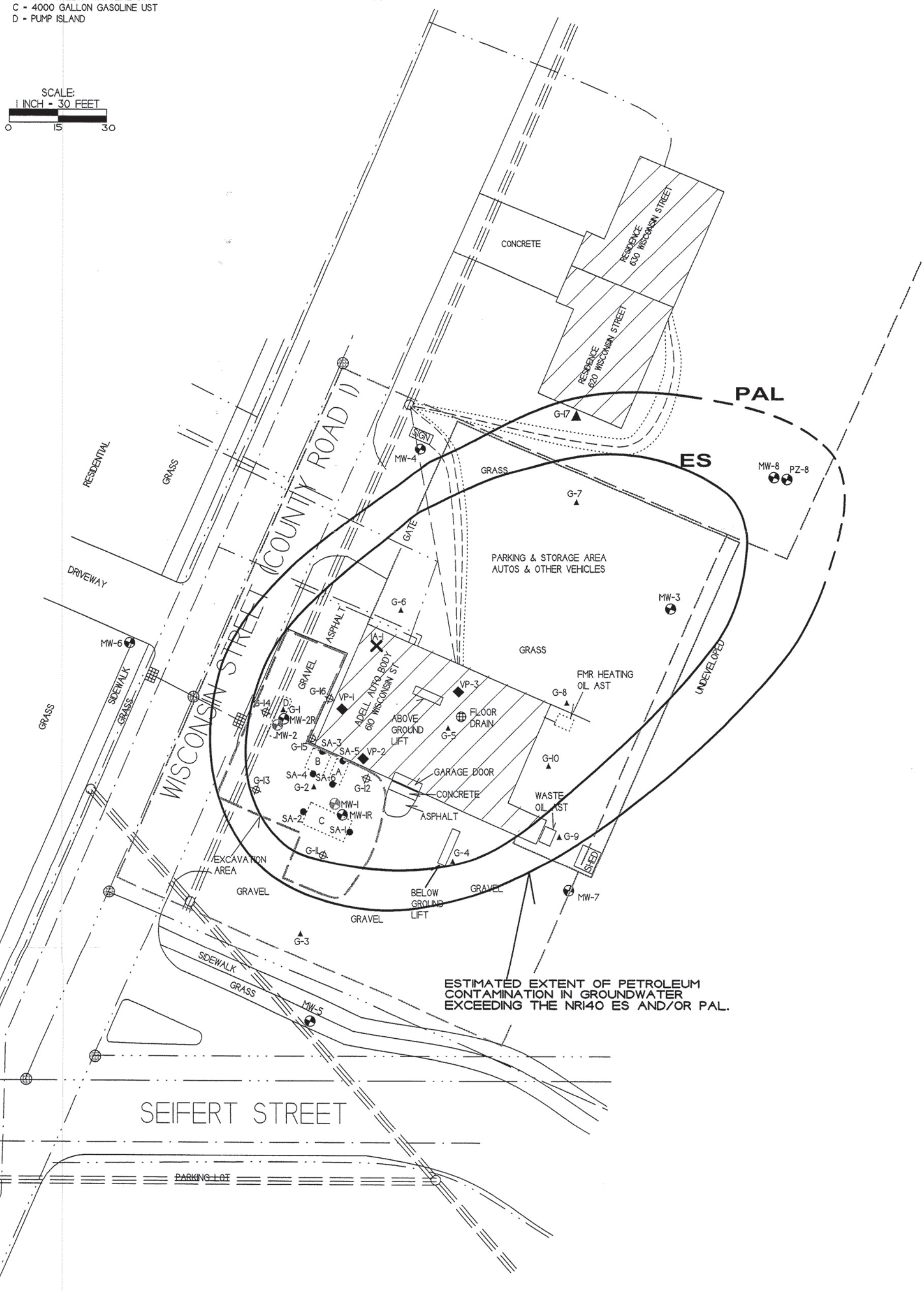
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



AFFECTED
C
PROPERTY

RIGHT-OF-WAY

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

eboygan County Clerk - Jon Dolson
8 New York Ave. Admin Blgd
1 129
eboygan, WI 53081

9590 9403 0958 5223 6292 55

rticle Number *(Transfer from service label)*

3c

COMPLETE THIS SECTION ON DELIVERY

A. Signature

x [signature]

☐ Agent
☐ Addressee

B. Received by *(Printed Name)* Amanda Wehmeyer

C. Date of Deliver 12.3.18

s delivery address different from item 1? ☐ Yes
f YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail
- sured Mail Restricted Delivery - $500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restrict Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation
- ☐ Signature Confirmation Restricted Delivery

Domestic Return Receip

UNOFFICIAL COPY

G.1 Deed - Impacted Property

AFFECTED A PROPERTY

8413924
Tx:4129184

2035780
SHEBOYGAN COUNTY, WI
RECORDED ON
03/06/2017 12:04 PM
ELLEN R. SCHLEICHER
REGISTER OF DEEDS
RECORDING FEE: 30.00
TRANSFER FEE: 337.80
EXEMPTION #
Cashier ID: 7
PAGES: 4

State Bar of Wisconsin Form 11-2003

LAND CONTRACT

(TO BE USED FOR NON-CONSUMER ACT TRANSACTIONS)

Document Number

Document Name

CONTRACT, by and between Daniel L. Schueller and Ruth A. Schueller, husband and wife ("Vendor," whether one or more), and Ryan M. Will and Kristin K. Will Joint Revocable Trust of 2017 ("Purchaser," whether one or more).

Vendor sells and agrees to convey to Purchaser, upon the prompt and full performance of this Contract by Purchaser, the following real estate, together with the rents, profits, fixtures and other appurtenant interests ("Property"), in Sheboygan County, State of Wisconsin:

Part of NW1/4 SE1/4 and part NE1/4 SW1/4, Section 2, Township 13 North, Range 21 East, Village of Adell, Sheboygan County, Wisconsin, commencing the center line of CTH I, 832 feet Southwest of its intersection with the North line of NW1/4 SE1/4, thence S. 66° 13' E. 150 feet, then S. 23° 47' W. 120 feet, then N. 66° 13 W. 150 feet, more or less, to the center of said highway, then Northeasterly on the highway 120 feet to beginning.

Pursuant to Wis. Stats. 7005.10, if both Vendors die before this Contract is fulfilled, the Vendors' interest is payable on death of both Vendors to Stephen John Schueller, Benjamin James Schueller, Rebecca Kuemichel, Nicholas Paul Schueller, Matthew Allen Schueller, and Victoria Alice Wilson.

Recording Area

Name and Return Address
Olsen, Kloet, Gunderson & Conway
Attorney James O. Conway
602 North 6th Street
Sheboygan, WI 53081

59101-491860
Parcel Identification Number (PIN)

This is not (is) (is not) homestead property.

This is not (is) (is not) a purchase money mortgage.

Purchaser agrees to purchase the Property and to pay to Vendor at N962 Knepprath Road, Cedar Grove, WI 53013 the sum of $ 112,544.04 in the following manner:

(a) $ 0 at the execution of this Contract; and

(b) the balance of $ 112,544.04, together with interest from the date hereof on the balance outstanding from time to time at the rate of 3.25 % per annum until paid in full as follows:

monthly payments of principal and interest of $1,100.00 per month, payable March 15, 2017 and the ~~first~~ 15th day of every month thereafter

DS RS KW

provided the entire outstanding balance shall be paid in full on or before February 15, 2027 ("Maturity Date"). Payments shall be applied first to interest on the unpaid balance at the rate specified and then to principal.

CHOOSE ONE OF THE FOLLOWING OPTIONS; IF NO OPTION IS CHOSEN, OPTION A SHALL APPLY:

☐ A. Any amount may be prepaid without premium or fee upon principal at any time.

☐ B. Any amount may be prepaid without premium or fee upon principal at any time after _____.

☒ C. There may be no prepayment of principal without written permission of Vendor.

AFFECTED
A
PROPERTY

CHOOSE ONE OF THE FOLLOWING OPTIONS; IF NEITHER IS CHOSEN, OPTION A SHALL APPLY:

☒ A. Any prepayment shall be applied to principal in the inverse order of maturity and shall not delay the due dates or change the amount of the remaining payments until the unpaid balance of principal and interest is paid in full.

☐ B. In the event of any prepayment, this Contract shall not be treated as in default with respect to payment so long as the unpaid balance of principal and interest (and in such case accruing interest from month to month shall be treated as unpaid principal) is less than the amount that said indebtedness would have been had the monthly payments been made as specified above; provided that monthly payments shall continue in the event of credit of any proceeds of insurance or condemnation, the condemned premises being thereafter excluded from this Contract.

Purchaser shall pay prior to delinquency all taxes and assessments levied on the Property at the time of the execution of this Contract and thereafter, and deliver to Vendor on demand receipts showing such payment.

Purchaser shall keep the improvements on the Property insured against loss or damage occasioned by fire, extended coverage perils and such other hazards as Vendor may require, without co-insurance, through insurers approved by Vendor, in the amount of the full replacement value of the improvements on the Property. Purchaser shall pay the insurance premiums when due. The policies shall contain the standard clause in favor of Vendor's interest, and evidence of such policies covering the Property shall be provided to Vendor. Purchaser shall promptly give notice of loss to insurance companies and Vendor. Unless Purchaser and Vendor otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, provided Vendor deems the restoration or repair to be economically feasible.

☐ **Purchaser is required to pay Vendor amounts sufficient to pay reasonably anticipated taxes, assessments, and insurance premiums as part of Purchaser's regular payments [CHECK BOX AT LEFT IF APPLICABLE].**

Purchaser shall not commit waste nor allow waste to be committed on the Property, keep the Property in good tenentable condition and repair, and free from liens superior to the lien of this Contract, and comply with all laws, ordinances and regulations affecting the Property. If a repair required of Purchaser relates to an insured casualty, Purchaser shall not be responsible for performing such repair if Vendor does not make available to Purchaser the insurance proceeds therefor.

Vendor agrees that if the purchase price with interest is fully paid and all conditions fully performed as specified herein, Vendor will execute and deliver to Purchaser a Warranty Deed in fee simple of the Property, free and clear of all liens and encumbrances, except those created by the act or default of Purchaser, and:

CHOOSE ONE OF THE FOLLOWING OPTIONS; IF NO OPTION IS CHOSEN, OPTION A SHALL APPLY:

☒ A. Purchaser states that Purchaser is satisfied with the title as shown by the title evidence submitted to Purchaser for examination, at the time of execution of this Contract.

☐ B. Purchaser states that the following exceptions set forth in the title evidence submitted to Purchaser for examination, at the time of execution of this Contract, are unsatisfactory to Purchaser: _____

_____

_____

☐ C. No title evidence was provided prior to execution of this Contract.

AFFECTED
A
PROPERTY

CHOOSE ONE OF THE FOLLOWING OPTIONS; IF NEITHER IS CHOSEN, OPTION A SHALL APPLY:

☒ A. Purchaser agrees to pay the cost of future title evidence.

☐ B. Vendor agrees to pay the cost of future title evidence.

Purchaser shall be entitled to take possession of the Property on **March 1, 2017**.

Time is of the essence as to all provisions hereunder.

Purchaser agrees that in the event of a default in the payment of principal or interest which continues for a period of **15** days following the due date or a default in performance of any other obligation of Purchaser which continues for a period of **30** days following written notice thereof by Vendor (delivered personally or mailed by certified mail), the entire outstanding balance under this contract shall become immediately due and payable at Vendor's option and without notice (which Purchaser hereby waives), and Vendor may singly, alternatively or in combination: (i) terminate this Contract and either recover the Property through strict foreclosure or have the Property sold by foreclosure sale; in either event, with a period of redemption, in the court's discretion, to be conditioned on full payment of the entire outstanding balance, with interest thereon from the date of default and other amounts due hereunder (failing which all amounts previously paid by Purchaser shall be forfeited as liquidated damages for failure to fulfill this Contract and as rental for the Property); (ii) sue for specific performance of this Contract; (iii) sue for the unpaid purchase price or any portion thereof; (iv) declare this Contract at an end and remove this Contract as a cloud on title in a quiet-title action if the equitable interest of Purchaser is insignificant; (v) have Purchaser ejected from possession of the Property and have a receiver appointed to collect any rents, issues or profits; or (vi) pursue any other remedy available in law or equity. An election of any of the foregoing remedies shall only be binding on Vendor if and when pursued in litigation. All costs and expenses including reasonable attorneys fees of Vendor incurred to pursue any remedy hereunder to the extent not prohibited by law and expenses of title evidence shall be paid by Purchaser and included in any judgment. The parties agree that Vendor shall have the options set forth in this paragraph available to exercise in Vendor's sole discretion.

Following any default in payment, interest shall accrue at the rate of **6.5** % per annum on the entire amount in default (which shall include, without limitation, delinquent interest and, upon acceleration or maturity, the entire principal balance).

Vendor may waive any default without waiving any other subsequent or prior default of Purchaser.

Purchaser may not transfer, sell or convey any legal or equitable interest in the Property, including but not limited to a lease for a term greater than one year, without the prior written consent of Vendor unless the outstanding balance payable under this Contract is paid in full. In the event of any such transfer, sale or conveyance without Vendor's written consent, the entire outstanding balance payable under this Contract shall become immediately due and payable in full at Vendor's option without notice.

Vendor may mortgage the Property, including the continuation of any mortgage in force on the date of this Contract, provided Vendor shall make timely payment of all amounts due under any mortgage, and the total due under such mortgages shall not at any time exceed the then remaining principal balance under this Contract. If Vendor defaults under such mortgages and Purchaser is not in default hereunder, Purchaser may make payments directly to Vendor's mortgagee and such payments will be credited as payments hereunder.

All terms of this Contract shall be binding upon and inure to the benefit of the heirs, legal representatives, successors and assigns of Vendor and Purchaser.

AFFECTED
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PROPERTY

Dated March 1, 2017

VENDOR:

Daniel J Schueller (SEAL)
* Daniel L. Schueller

Ruth A. Schueller (SEAL)
* Ruth A. Schueller

PURCHASER: Ryan M. Will and Kristin K. Will Revocable

Ryan M Will (SEAL)
* Ryan M. Will, Trustee

Kristin K Will (SEAL)
* Kristin K. Will, Trustee

AUTHENTICATION

Signature(s) _____

authenticated on _____

*

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:
Olsen, Kloet, Gunderson & Conway
Attorney James O. Conway

ACKNOWLEDGMENT

STATE OF WISCONSIN)
) ss.
SHEBOYGAN COUNTY)

Personally came before me on March 1, 2017,
the above-named Daniel L. Schueller, Ruth A. Schueller, Ryan M. Will & Kristin K. Will
to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Aimee A Markonski-Boerst
* Aimee A Markonski - Boerst
Notary Public, State of Wisconsin
My commission (is permanent) (expires: 3.5.17)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATION TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

LAND CONTRACT

FORM NO. 11-2003

*Type name below signatures.

G.1 Deed - Impacted Property

UNOFFICIAL COPY

AFFECTED **B** PROPERTY

STATE BAR OF WISCONSIN FORM 1 - 1998
WARRANTY DEED

Document Number

1672909
SHEBOYGAN COUNTY, WI
RECORDED ON
02/19/2003 09:48AM
DARLENE J. NAVIS
REGISTER OF DEEDS
RECORDING FEE: 13.00
TRANSFER FEE:
STAFF ID 7
TRANS # 15455
OF PAGES: 2

FEE
77.25(8)
EXEMPT

Recording Area

Name and Return Address
Dan P. Wade
P.O. Box 113
Newton, WI. 53063

This Deed, made between Donald R. Wade, Grantor,
and Daniel P. Wade, a single person * a/k/a Dan P. Wade, Grantee.

Grantor, for a valuable consideration, conveys to Grantee the following described real estate in Sheboygan County, State of Wisconsin (the "Property"):

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

59101492220
Parcel Identification Number (PIN)

This IS NOT homestead property.
(is) (is not)

Together with all appurtenant rights, title and interests.

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except

Dated this 17 day of February, 2003.

Donald R Wade (SEAL)
* Donald R. Wade

(SEAL)
*

(SEAL)
*

(SEAL)
*

AUTHENTICATION

Signature(s)

authenticated this _____ day of _____, _____

*

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____
authorized by §706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Atty. Pam Kahn-Stein

(Signatures may be authenticated or acknowledged. Both are not necessary.)

ACKNOWLEDGMENT

State of Wisconsin, } ss.
Sheboygan County.

Personally came before me this 17 day of February, 2003, the above named

Donald R. Wade

to me known to be the person who executed the foregoing instrument and acknowledge the same.

Lean D Stein
* Lean D Stein
Notary Public, State of Wisconsin
My commission is permanent. (If not, state expiration date: 4/25/04)

NOTARY PUBLIC STATE OF WISCONSIN LEON D. STEIN

* Names of persons signing in any capacity must be typed or printed below their signature.

WARRANTY DEED

STATE BAR OF WISCONSIN
FORM No. 1 - 1998

Wisconsin Legal Blank Co., Inc.
Milwaukee, Wis

AFFECTED
B
PROPERTY

LEGAL DESCRIPTION---------

Part of the NW 1/4 of the SE 1/4 and NE 1/4 of the SW 1/4; Section 2, Town 13 North, Range 21 East, Village of Adell, Sheboygan County, Wisconsin, described as commencing at a point 60 feet East and North 01 degree-30'-11" East, 214.5 feet from the SW corner of the NW 1/4 of the SE 1/4; said point being in the East line of Seifert Street extended North; thence East 825 feet; thence Northerly to a point in the North line of the NW 1/4 of the SE 1/4, said point being 615.76 feet East of the center of CTH "I"; thence West along the North line of said NW 1/4 of the SE 1/4 to a point 157.76 feet East of its intersection with the center of CTH "I"; thence South 22 degrees-45' West, 362.3 feet; thence South 23 degrees-47' West, 515 feet; thence North 66 degrees-13' West, 10 feet; thence South 23degrees-47' West, 120 feet; thence North 66 degrees-13' West, 20 feet; thence South 23 degrees-47' West, 120 feet; thence South 66 degrees-13' East to a point in the East line of Seifert Street extended North; thence South to the point of beginning.

 G.2 Certified Survey Map

Subject: RE: Adell Auto Body Sheboygan Copy of Deed or Plat Map
From: "Lukas L. Hoffman" <Lukas.Hoffman@SheboyganCounty.com>
Date: 1/19/2017 8:45 AM
To: 'Diana' <dianajs@metcohq.com>

I have researched that property and did not find any CSMs, surveys, or un-recorded surveys. This property was acquired in two pieces and has never, to my knowledge, had a CSM done. They have used two legal descriptions from two deeds to create the current legal description and it works perfectly.

Lukas Hoffman

Land Description Technician II
Sheboygan County Treasurer's Office
Lukas.Hoffman@SheboyganCounty.com
(920) 459-3100 Work

From: Diana [mailto:dianajs@metcohq.com]
Sent: Thursday, January 19, 2017 8:15 AM
To: Laura M. Henning-Lorenz
Cc: Jayne M. Dragan; Ellen R. Schleicher; Lukas L. Hoffman
Subject: Re: Adell Auto Body Sheboygan Copy of Deed or Plat Map

I have not heard back on this from anyone.

Diana Symitczek
METCO - Environmental Program Assistant
dianajs@metcohq.com / 608.781.8879
709 Gillette Street - Suite 3, La Crosse WI 54603
www.metcohq.com

On 1/12/2017 4:12 PM, Laura M. Henning-Lorenz wrote:

> Diana:
>
> I am very familiar with this property due to its contamination issues, tax situation, and communications with the Village of Adell. I will ask Lukas Hoffman from our office to see if he can find a CSM, Plat, or even any type of unrecorded survey on this property. It may be a couple of days before we get back to you though.
>
> Thank you.
>
> Laura Henning-Lorenz
> Sheboygan County Treasurer/Real Property Listing
>
> ---
>
> **From:** Ellen R. Schleicher
> **Sent:** Thursday, January 12, 2017 2:34 PM
> **To:** 'Diana'
> **Cc:** Laura M. Henning-Lorenz
> **Subject:** RE: Adell Auto Body Sheboygan Copy of Deed or Plat Map

G.2 Certified Survey Map

G.3 Verification of Zoning

Subject: RE: zoning map
From: "Village of Adell" <villageofadell@wi.twcbc.com>
Date: 1/12/2017 8:06 AM
To: "'Jonathan Jensen'" <jonj@metcohq.com>

Hello Jon,

I don't show a 620 Wisconsin Street Address on my map, 623 Wisconsin Street, 601 State Avenue and 520 Wisconsin Street are all single family residential (Medium Density). The large wooded area is not marked on our map. Hope this helps a bit.

Take care,
Kelly

From: Jonathan Jensen [mailto:jonj@metcohq.com]
Sent: Thursday, January 12, 2017 7:22 AM
To: Village of Adell <villageofadell@wi.twcbc.com>
Subject: Re: zoning map

Okay that's ok. Yes that does help, but would you also be able to tell me what the adjacent properties are zoned in each direction of 610 Wisconsin St.? To the north the address would be 620 Wisconsin St, to the west (across the street) would be 623 Wisconsin St. and 601 State Ave., to the south (across the street) would be 520 Wisconsin St (listed as Village of Adell on GIS site), and to the east is a large undeveloped wooded lot. That would be great if you could tell me these as well. Thanks again.

On 1/11/2017 6:11 PM, Village of Adell wrote:

> Hi Jon,
>
> We do not have a zoning map on our website. The only one we have in office is on the wall so I cannot email it to you either. If you are looking for the zoning on 610 Wisconsin Street it is B-1 General Commercial. I hope this helps.
>
> Take care,
> Kelly
>
> **From:** Jonathan Jensen [mailto:jonj@metcohq.com]
> **Sent:** Wednesday, January 11, 2017 2:31 PM
> **To:** villageofadell@wi.twcbc.com
> **Subject:** zoning map
>
> Kelly,
> We are working on an environmental investigation in the Village of Adell (610 Wisconsin St.) and I was wondering if there was a zoning map available on the website? I can't seem to find one. If there isn't one, would you be able to email me one? Let me know, thank you!
> --
>
> Jon Jensen
> **METCO** - Staff Scientist
> jonj@metcohq.com / 608.781.8879
> 709 Gillette Street - Suite 3, La Crosse WI 54603
> www.metcohq.com

--

Jon Jensen
METCO - Staff Scientist
jonj@metcohq.com / 608.781.8879
709 Gillette Street - Suite 3, La Crosse WI 54603
www.metcohq.com

G.4 Signed Statement

WDNR BRRTS Case #: 03-60-537761

WDNR Site Name: Adell Auto Body Shop

Geographic Information System (GIS) Registry of Closed Remediation Sites

In compliance with the revisions to the NR 700 rule series requiring certain closed sites to be listed on the Geographic Information System (GIS) Registry of Closed Remediation Sites (Registry) effective Nov., 2001, I have provided the following information.

To the best of my knowledge the legal descriptions provided and attached to this statement are complete and accurate.

Responsible Party:

Roderick H Deckert
(print name/title)

Roderick H Deckert 5-8-17
(signature) (date)

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
2984 Shawano Avenue
Green Bay WI 54313-6727

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711

September 17, 2019

AFFECTED
A
PROPERTY

RYAN WILL
1038 GREEN ACRES DRIVE
SHEBOYGAN FALLS WI 53085

Subject: Notice of Completion of Environmental Work at
Adell Auto Body Shop, 610 Wisconsin Street, Village of Adell, WI
DNR BRRTS Activity #: 03-60-537761
DNR FID: 460008560

Dear Mr. Will:

The Department of Natural Resources (DNR) recently approved the completion of the environmental work done at the Adell Auto Body Shop site. This letter describes how that approval affects your property at 620 Wisconsin St., Adell, WI, 53001; you are not required to take any action.

State law directs parties responsible for environmental contamination to take actions to restore the environment and minimize harmful effects. The law allows some contamination to remain in soil and groundwater if it does not pose a threat to public health, safety, welfare or to the environment.

On July 14, 2017, a letter was received by the previous owner Dan Schueller of 620 Wisconsin St., Adell, WI, 53001, from the consultant, Jason Powell of METCO, with information about the contamination at Adell Auto Body Shop. Since that time, you have acquired the property at 620 Wisconsin St., Adell, WI, 53001. This letter is to inform you that contaminants remain in groundwater beneath your property at 620 Wisconsin St. Over time, this contamination will clean up on its own. You are not responsible for cleaning up the contamination that has migrated beneath your property (Wis. Stat. § 292.13).

Please note that your drinking water is not affected by the contamination. Your drinking water is provided by the municipal water supply system, which is routinely tested to ensure the water meets federal and state drinking water standards.

If you construct or reconstruct a well on your property in the future, prior approval is required by Wis. Admin. § NR 812, to help ensure a safe well (use DNR form 3300-254 located at dnr.wi.gov and search "3300-254"). Local ordinances may also apply.

Groundwater on your property is very shallow. If excavation is conducted and dewatering is necessary, a discharge permit may be required. More information is available at dnr.wi.gov and search "wastewater permits". Excavated materials may need to be handled in accordance with applicable solid waste rules.

Additional information about this case is available in the DNR's Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web (BOTW) at dnr.wi.gov and search "BOTW". Enter 03-60-537761 in the **activity number** field in the initial screen, then click on **search**. Scroll down and click on the **CO Packet** link for information about the completion of the environmental work.

AFFECTED
A
PROPERTY

If you cannot access the BOTW website, or have additional concerns or questions regarding this case, you may contact Tom Verstegen, the DNR project manager, at (920) 424-0025 or Thomas.Verstegen@wisconsin.gov.

Please don't hesitate to contact me at (920) 662-5120, or the DNR project manager if you have questions.

Sincerely,

Roxanne N. Chronert
Team Supervisor, Northeast Region
Remediation and Redevelopment Program

cc: Roderick Deckert (Responsible Party), 610 Wisconsin Street, Adell, WI 53001
Ron Anderson, METCO - (rona@metcohq.com)

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
2984 Shawano Avenue
Green Bay WI 54313-6727

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711

August 19, 2019

AFFECTED
B
PROPERTY

DANIEL WADE
PO BOX 113
NEWTON, WI 53013

Subject: Notice of Completion of Environmental Work at
Adell Auto Body Shop, 610 Wisconsin Avenue, Village of Adell, WI
DNR BRRTS Activity #: 03-60-537761
DNR FID: 460008560

Dear Mr. Wade:

The Department of Natural Resources (DNR) recently approved the completion of the environmental work done at the Adell Auto Body Shop site. This letter describes how that approval affects your property; you are not required to take any action.

State law directs parties responsible for environmental contamination to take actions to restore the environment and minimize harmful effects. The law allows some contamination to remain in soil and groundwater if it does not pose a threat to public health, safety, welfare or to the environment.

On July 17, 2017, you received information from the consultant, Jason Powell of METCO, about the contamination at Adell Auto Body Shop. Contaminants remain in groundwater beneath your property at Siefert Street (Parcel ID #: 59101492220). Over time, this contamination will clean up on its own. You are not responsible for cleaning up the contamination that has migrated beneath your property (Wis. Stat. § 292.13).

Please note that the drinking water in this area is not affected by the contamination. Should you decide to develop this property, your drinking water would be provided by the municipal water supply system, which is routinely tested to ensure the water meets federal and state drinking water standards.

If you construct or reconstruct a well on your property in the future, prior approval is required by Wis. Admin. § NR 812, to help ensure a safe well (use DNR form 3300-254 located at dnr.wi.gov and search "3300-254"). Local ordinances may also apply.

Groundwater on your property is very shallow. If excavation is conducted and dewatering is necessary, a discharge permit may be required. More information is available at dnr.wi.gov and search "wastewater permits". Excavated materials may need to be handled in accordance with applicable solid waste rules.

Additional information about this case is available in the DNR's Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web (BOTW) at dnr.wi.gov and search "BOTW". Enter 03-60-537761 in the **activity number** field in the initial screen, then click on **search**. Scroll down and click on the **CO Packet** link for information about the completion of the environmental work.

If you cannot access the BOTW website, or have additional concerns or questions regarding this case, you may contact Tom Verstegen, the DNR project manager, at (920) 424-0025 or Thomas.Verstegen@wisconsin.gov.

AFFECTED
B
PROPERTY

Please don't hesitate to contact me at (920) 662-5120, or the DNR project manager if you have questions.

Sincerely,

Roxanne N. Chronert
Team Supervisor, Northeast Region
Remediation and Redevelopment Program

cc: Roderick Deckert (Responsible Party), 610 Wisconsin Street, Adell, WI 53001
Ron Anderson, METCO – (rona@metcohq.com)

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
2984 Shawano Avenue
Green Bay WI 54313-6727

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711

August 19, 2019

AFFECTED C PROPERTY

RIGHT-OF-WAY

JON DOLSON
SHEBOYGAN COUNTY CLERK
508 NEW YORK AVENUE
ADMINISTRATION BLDG ROOM 129
SHEBOYGAN, WI 53081

SUBJECT: Notice of Closure Approval with Continuing Obligations for Right-of-Way Holders for Wisconsin Ave/County Highway I, Village of Adell, WI
Final Case Closure for Adell Auto Body Shop, 610 Wisconsin Avenue, Village of Adell, WI
DNR BRRTS Activity #: 03-60-537761
DNR FID: 460008560

Dear Mr. Dolson:

The Department of Natural Resources (DNR) recently approved the completion of environmental work done at the Adell Auto Body Shop site. This letter describes how that approval applies to the right-of-way (ROW) adjacent to 610 Wisconsin Ave/County Highway I, Village of Adell, WI. As the right-of-way holder, you are responsible for complying with these continuing obligations for any work you conduct in the right-of-way.

State law directs parties responsible for environmental contamination to take actions to restore the environment and minimize harmful effects. The law allows some contamination to remain in soil and groundwater if it does not pose a threat to public health, safety, welfare or to the environment.

On December 3, 2018, you received information from the consultant, Jason Powell of METCO, about the Petroleum Volatile Organic Compound contamination in the ROW from Adell Auto Body Shop, located at 610 Wisconsin Ave, Village of Adell, WI, and about the continuing obligations. Continuing obligations are meant to limit exposure to any remaining contamination.

Applicable Continuing Obligations

The continuing obligations that apply to this right-of-way are described below, and are consistent with Wis. Stat. § 292.12, and Wis. Admin. § NR 700 series.

- Groundwater contamination is present at or above ch. NR 140, Wis. Adm. Code enforcement standards.
- Residual soil contamination exists that must be properly managed should it be excavated or removed.

The DNR fact sheet "Continuing Obligations for Environmental Protection," RR-819, helps to explain a property owner's responsibility for continuing obligations on their property. The fact sheet may be obtained online at dnr.wi.gov and search "RR-819".

Closure Conditions

Compliance with the requirements of this letter is a responsibility to which you, as the ROW holder, must adhere. DNR staff will conduct periodic prearranged inspections to ensure that the conditions included in this letter are

AFFECTED C PROPERTY | RIGHT-OF-WAY

met. If these requirements are not followed, the DNR may take enforcement action under s. 292.11, Wis. Stats. to ensure compliance with the specified requirements, limitations or other conditions related to the property.

Residual Groundwater Contamination (ch. NR 140, 812, Wis. Adm. Code)
Groundwater contamination greater than enforcement standards is present in the ROW adjacent to the property located at 610 Wisconsin Avenue in the Village of Adell, as shown on the attached map (Figure B.3.b, Groundwater Isoconcentration (1/14/16), March 31, 2015). If you intend to construct a new well, or reconstruct an existing well, you'll need prior DNR approval.

Residual Soil Contamination (ch. NR 718, chs. 500 to 536, Wis. Adm. Code or ch. 289, Wis. Stats.)
Soil contamination remains in the ROW as indicated on the attached map (Figure B.2.b; Residual Soil Contamination; March 31, 2015). If soil in the ROW is excavated in the future, the right-of-way holder at the time of excavation must sample and analyze the excavated soil to determine if contamination remains. If sampling confirms that contamination is present, the right-of-way holder at the time of excavation will need to determine whether the material is considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable standards and rules. Contaminated soil may be managed in accordance with ch. NR 718, Wis. Adm. Code, with prior DNR approval.

In addition, all current and future right-of-way holders need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken to prevent a direct contact health threat to humans.

Please send written notifications in accordance with the following requirements to:

Department of Natural Resources
Attn: Remediation and Redevelopment Program Environmental Program Associate
2984 Shawano Avenue
Green Bay, WI 54313

General Wastewater Permits for Construction Related Dewatering Activities

The DNR's Water Quality Program regulates point source discharges of contaminated water, including discharges to surface waters, storm sewers, pits, or to the ground surface. This includes discharges from construction related dewatering activities, including utility and building construction.

If you or any other person plan to conduct such activities in the ROW, you or that person must contact that program, and if necessary, apply for the necessary discharge permit. Additional information regarding discharge permits is available at dnr.wi.gov and search "wastewater permits". If residual soil or groundwater contamination is likely to affect water collected in a pit/trench that requires dewatering, a general permit for Discharge of Contaminated Groundwater from Remedial Action Operations may be needed. If water collecting in a pit/trench that requires dewatering is expected to be free of pollutants other than suspended solids and oil and grease, a general permit for Pit/Trench Dewatering may be needed

Additional Information

Additional information about this case is available at the DNR's Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web (BOTW) at dnr.wi.gov and search "BOTW". Enter 03-60-537761 in the **Activity Number** field in the initial screen, then click on **Search**. Scroll down and click on the **CO Packet** link for information about the completion of the environmental work. The site may also be seen on the map view, RR Sites Map. RR Sites Map can be found online at dnr.wi.gov and search "WRRD".

AFFECTED
C
PROPERTY

RIGHT-OF-WAY

August 19, 2019
Mr. Jon Dolson - Sheboygan County Clerk
Notice of Closure Approval with Continuing Obligations for Right-of-Way Holders
Adell Auto Body Shop – BRRTS #: 03-60-537761

Please contact Tom Verstegen, the DNR project manager, at 920-424-0025 or Thomas.Verstegen@wisconsin.gov with any questions or concerns.

Sincerely,

Roxanne N. Chronert
Team Supervisor, Northeast Region
Remediation and Redevelopment Program

Attachments:

- Figure B.3.b, Groundwater Isoconcentration (1/14/16), March 31, 2015
- Figure B.2.b, Residual Soil Contamination, March 31, 2015

cc: Roderick Deckert (Responsible Party), 610 Wisconsin Ave, Adell WI 53001
Ron Anderson, METCO – (rona@metcohq.com)

AFFECTED PROPERTY **C**

RIGHT-OF-WAY

B.3.b GROUNDWATER ISOCONCENTRATION (1/14/16)

ADELL AUTO BODY

METCO
709 Gillette St. Suite 3
La Crosse, WI 54603
Tel. (608) 781-8679
Fax. (608) 781-6893

ADELL, WISCONSIN

DRAWN BY: TPP, 6/9/2010
MODIFIED BY: ED, 8/24/2010
ED, 6/7/2013
ED, 10/24/13
JH, 3/29/16

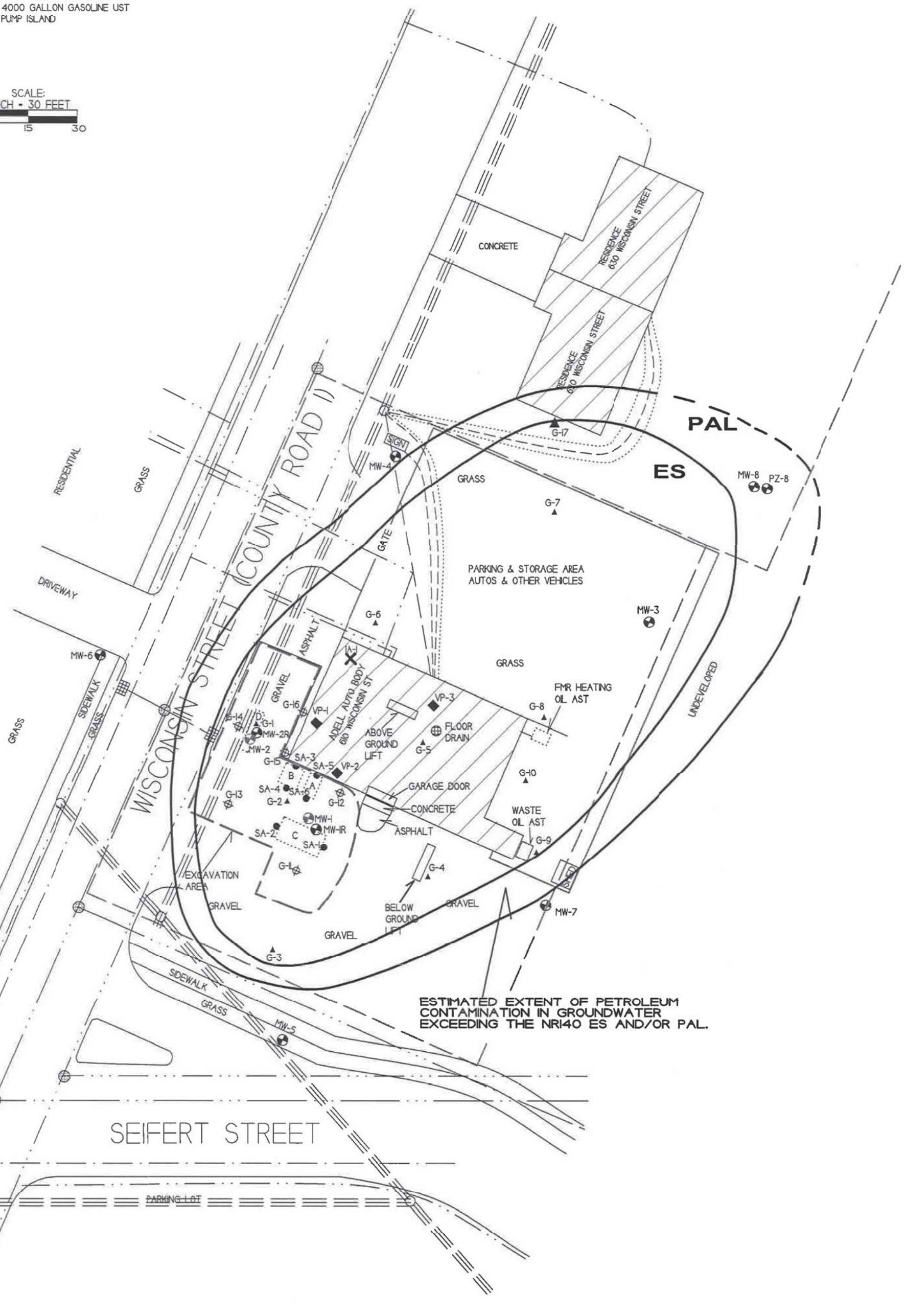
NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A - 500 GALLON GASOLINE UST
B - 1000 GALLON GASOLINE UST
C - 4000 GALLON GASOLINE UST
D - PUMP ISLAND

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
- PROPERTY BOUNDARY
- WOOD FENCE



AFFECTED **C** PROPERTY

RIGHT-OF-WAY

B.2.b RESIDUAL SOIL CONTAMINATION

ADELL AUTO BODY

METCO
709 Gillette St, Suite 3
La Crosse, WI 54603
Tel: (608) 781-8679
Fax: (608) 781-8693
"Excellence through experience"

ADELL, WISCONSIN

DRAWN BY: TPP, 8/9/2010
MODIFIED BY: BD, 8/24/2010
BD, 6/7/2013
BD, 10/2/15
JJL, 3/25/15

NOTE: INFORMATION BASED ON AVAILABLE DATA. ACTUAL CONDITIONS MAY DIFFER

KEY TO REMOVED UST SYSTEMS
A = 500 GALLON GASOLINE UST
B = 1000 GALLON GASOLINE UST
C = 4000 GALLON GASOLINE UST
D = PUMP ISLAND

- AREA OF EXCAVATION OF SOIL TO 10 FEET BGS (8/19/14)

SCALE:
1 INCH = 30 FEET
0 15 30

- UST REMOVAL SOIL SAMPLE LOCATION
- GEOPROBE BORING LOCATION (P2ESA)
- MONITORING WELL LOCATION
- ABANDONED MONITORING WELL LOCATION
- GEOPROBE BORING LOCATION (JULY 31, 2013)
- GEOPROBE BORING LOCATION (3/25/15)
- SEWER MANHOLE
- STORMWATER CATCH BASIN
- SUB-SLAB VAPOR SAMPLE LOCATION
- INDOOR AIR SAMPLE LOCATION
- SOIL EXCAVATION SAMPLE LOCATION

- WATER LINE
- SANITARY SEWER LINE
- STORM SEWER LINE
- NATURAL GAS LINE
- OVERHEAD UTILITIES
- BURIED ELECTRIC LINE
- PHONE LINE
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- WOOD FENCE