

State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor George E. Meyer, Secretary William H. Smith, Regional Director Northern Region Headquarters 107 Sutliff Ave. Rhinelander, Wisconsin 54501-0818 Telephone 715-365-8900 FAX 715-365-8932 TDD 715-365-8957

January 10, 2000

FID #764149980 HW Lic. Vilas Co.

Mr. Eric Christiansen CM Christiansen Co., Inc. P.O. Box 100 Phelps, WI 54544

Subject: Hazardous Waste Variance Withdrawal Request

Dear Mr. Christiansen:

Thank you for your letter requesting withdrawal of a hazardous waste variance to treat and store hazardous waste pentachlorophenol contaminated soils at the former CM Christiansen pole dipping facility, EPA ID # WIR000009787, located in Phelps, Wisconsin. As you have requested, the Department has ended its process of approval of the variance. The variance was never issued as a final document.

Regarding your comment that the draft conditional approval request will be removed from the public record; our hazardous waste program attorney informs me that since the draft approval was routed within the Department, and also to you for comment, we cannot remove it from the public record.

If you have any questions, please call me at 715/365-8980.

Sincerely,

Don Miller

Waste Management Specialist

Mille

c. Dave Kafura, Gary LeRoy Spooner

Chris Saari, Brule

Aggie Cook, WA/3 (Madison HW Files)

Peter Flaherty, LS Madison

File



DATE:3/17/00 TIME:/048/43			
CONVERSED WITH:	Laurie Parso	711 S	
	262/523-900	20	
SUBJECT/PROJECT:	C~ /11 - Ck	vistiausen	
UNIQUE ID#.:	02-64-00	0068	
Parsons returned may	youll.		
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Tasked about the s	Talement in to	re 410149 update he	Her regarding
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round before docidin	<u> </u>		monitoring.
Parsons also mention	ed that this Ch	lystansen was "ore	Hy well tweesed
out " (Financially) by			e in favor of
spending more money		, , , , , , , , , , , , , , , , , , , ,	would be OK
to wait for the May	results before	<u>deciding what to a</u>	lo next:
Tolso asked about a plan for the capped would be included a out in Tune or Tuby	icore abobional	desailed inspection	oud main tenence
plan for Me capped	areas of the so	te. Parsons said the	is information
resould be included	with the May	sample results, pr	rbably sent
out in Tune or Tuly			tobe
	Signature:	Christopher (Saa (please write legibly)	w
		-over-	



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor George E. Meyer, Secretary William H. Smith, Regional Director 6250 South Ranger Road Brule, Wisconsin 54820 Telephone 715-372-4866 FAX 715-372-4836

March 20, 2000

FILE COPY

MR ERIC R CHRISTIANSEN PRESIDENT C M CHRISTIANSEN CO INC PO BOX 100 PHELPS WI 54554

Subject: Review of the Remedial Action Documentation Report for the Former C.M. Christiansen Company Pole Treatment Facility (BRRTS #02-64-000068)

Dear Mr. Christiansen:

The Department's Remediation and Redevelopment program has received the *Remedial Action Documentation Report*, prepared for the above named site by Natural Resource Technology, Inc., (NRT) and dated January 21, 2000. The report describes activities conducted to remediate soil contaminated with pentachlorophenol and fuel oil. The remedial action involved the excavation and landfill disposal of approximately 3,700 tons of soil and debris, the treatment of 18,160 gallons of groundwater, and the capping of areas of residual soil contamination to address direct contact concerns.

Based on a review of the report, the overall results of the remedial action appear to have been successful. Post-excavation sampling has demonstrated that the vast majority of soil impacted above NRT's calculated residual contaminant levels has been removed from the site, and the remaining impacted soil is either located at depth or has been capped with additional soil cover. NRT will now attempt to demonstrate through monitoring that the residual soil contamination will not continue to impact groundwater, and the current groundwater contamination will naturally attenuate.

My review did generate the following questions and concerns, which I discussed with Laurie Parsons of NRT on March 17, 2000:

- 1. You will need to submit a more detailed plan for the inspection and maintenance of areas that were capped to address the direct contact threat. An engineering control such as the soil capping used here is only effective as long as it is maintained. The inspection and maintenance plan will likely need to be recorded as a deed restriction on the site's property deed. Ms. Parsons has informed me that the inspection and maintenance documentation will likely be provided along with the results of the May 2000 groundwater sampling round, some time in June or July of this year.
- 2. As I pointed out in a letter dated April 6, 1999, remediation of soil to an industrial residual contaminant level requires the recording of a deed restriction per s. NR 720.11(1)(c), Wis. Adm. Code, to insure that the property remains in industrial usage. Proof that this restriction has been recorded must be submitted to the Department.



- 3. You will also need to submit evidence, in the form of proof sheets from the newspaper and/or photocopies of the newspaper itself, that the class I public notice as required by ss. NR 714.07(5) and NR 722.09(2)(a)2., Wis. Adm. Code, has been published. The public notice is required for the soil performance standard approach that you are using. I received from you on May 14, 1999 a draft of a public notice, but I have not received a copy of the notice that actually appeared in the newspaper.
- 4. It was noted in reviewing this report and a previous update from NRT that the proposed deep piezometer (PMW-15) was not installed in March 1999, and that NRT no longer plans to install this well. The Department is concerned that vertical migration of groundwater contaminants might be occurring; the deep piezometer would be needed to determine if this is the case. I discussed this with Ms. Parsons last week, and we agreed to discuss this issue further once the results from the May 2000 sampling round are available.

Please note also that my office has discontinued the use of our post office box. Any future correspondence sent to me should be mailed to the address in the letterhead at the top of page 1. If you have any questions concerning this letter or the project in general, please do not hesitate to write or call me at 715/372-8539, ext. 120.

Sincerely,

Christopher A. Saari

Hydrogeologist

Cc: Laurie Parsons - NRT

Elizabeth Gamsky Rich - Frazer Schapiro & Rich S.C.

Linda Meyer - LS/5

Michelle Debrock-Owens - DNR Rhinelander

Don Miller – DNR Rhinelander Jim Hansen – DNR Park Falls

when alsaar

Liesa Nesta – DNR Woodruff

C.M. CHRISTIANSEN CO., INC.

P.O. Box 100 PHELPS, WI 54554 TEL: (715) 545-2333

FAX: (715) 545-2334

MAR 27 2000

BRULE D.N.R.

March 23, 2000

Mr. Christopher A. Saari Wisconsin Dept. of Natural Resources 6250 South Ranger Road Brule, WI 54820

Re:

Your letter dated March 20, 2000

Former Pole Treatment Facility (BRRTS #02-64-000068)

Dear Mr. Saari:

In response to Item 3 of your letter of March 20, 2000, received today, enclosed please find proof of publication of the required class I public notice.

In response to Item 2 of your letter, proof of recording of the deed restriction will be forwarded as soon as it is available.

Please don't hesitate to contact me if you have any questions or concerns.

Very truly yours,

C.M. CHRISTIANSEN CO., INC.

Eric R. Christiansen,

President

Encls.

cc: Ms. Laurie Parsons

Natural Resource Technology

23713 West Paul Road

Pewaukee, WI 53072

Ms. Elizabeth Gamsky Rich Frazer, Schapiro & Rich

1110 Old World Third Street

Milwaukee, WI 53203

Wednesday, Sept. 15, 1999

LEGAL NOTICES

(ONE WEEK, 9/15/99)
STATE OF WISCONSIN
COUNTY OF VILAS
PUBLIC NOTICE OF REMEDIAL ACTION
This notice is published pursuant to Wis.
Adm. Code NR 714.07(5) relating to a proposed
action to address soil impacted with a woodtreating solution of pentachlorophenol and petroleum products. The name of the site is the
former C.M. Christiansen Co. Poleyard and the
site address is 4700 CTH E, P.O. Box 100,
Phelps, WI 54554. The responsible party is C.M.
Christiansen Co. Inc. and the contact person is
Eric R. Christiansen, mailing address: C.M.
Christiansen Co. Inc., P.O. Box 100, Phelps, WI
54554; telephone (715) 545-2333.

The proposed performance standard selected pursuant to Wis. Adm. Code NR 720.19(2)
consists of excavating the impacted soil, transporting it off-site, and, ultimately, regrading
the site and covering impacted areas with a
barrier layer to address any impacted soil that
may remain above the direct contact levels approved by the DNR for this site.

The Remedial Action Option Plan may be
reviewed by the public at the offices of C.M.
Christiansen Co. Inc., 1 Lake Street, Phelps,
Wis, between the hours of 10 a.m. and 4 p.m.
weekdays, by appointment upon at least 24
hours advance notice to C.M. Christiansen Co.
Inc., Attention: Corporate Secretarry, P.O. Box
100, Phelps, WI 54554; telephone (715) 545-2333;
fax (715) 545-2334.

VILAS COUNTY **News-Review**

Published by Eagle River Publications, Inc. Eagle River, WI 54521 Consolidation of the Vilas County News, the Eagle River Review and The Three Lakes News (659480)

STATE OF WISCONSIN

Vilas County

(ONE WEEK, \$\(\) \$\(\

1 1. (Seal)

Byron Mc Matt, being duly
sworn deposes and says that he (she) is an authorized
representative of The Vilas County News-Review and The
Three Lakes News, a weekly newspaper published at Eagle
River, the seat of government of said county, and that an
advertisement of which the annexed is a true copy, taken from
said paper, was published therein on
Deptember 15, 1999
,
•
B.14 NA 1144
(Signed) Sykon MMttto
Tablisher (Title)
Subscribed and sworn to before me this 15 th day
. /) 1090
of September, 1711.
Terry S. Posto
Notary Public Vilas County, Wisconsin
My Commission expires October , 20 01.
34 lines, one insertion @ 6956 per line \$ 23.65
lines, insertion @ per line \$
Office Fee \$
Total \$ 24.65



COSTS RELATED TO ENVIRONMENTAL CLEANUP PHELPS, WISCONSIN 7/1/92 - 6/30/2000

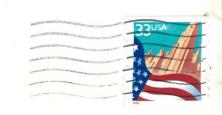
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WHYTE HIRSHBOECK	7/92-6/99	47,928.78	18,397.16	
WHITE WATER	7/95-11/97	384,655.79	10,597.10	
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N.R. TECH	5/97-6/99	34,193.32	33,136.30	
ENVIRONMENTAL	6/95	15,675.19		
CROCKER EXCAVATING	11/97	750.00		
RYAN	6/93-12/94	11,837.49		
REINHART	6/95-3/97	19,882.76		
TOTALS thru 6/30/99		514,923.33	51,533.46	
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FRAZER SCHAPIRO RICH	7/99-6/00		2,300.00	
SGS, INC.	7/99-6/00		105,600.78	
K&W LANDFILL	7/99-6/00		55,439.25	
WHYTE HIRSCHBOECK	7/99-6/00		733.97	
N.R. TECH	7/99-6/00		111,954.89	
TOTALS thru 6/30/00		514,923.33	327,562.35	842,485.68
TOTALS thru 6/30/00		514,923.33	327,562.35	842,485.68

P.C.C.

C.M. CHRISTIANSEN CO. INC.
P.O. BOX 100
PHELPS, VILAS CO., WI 54554





Mr. Christopher A. Saari WISCONSIN DEPT. OF NATURAL RESOURCES 6250 South Ranger Road Brule, WI 54820

DATE: <u>4/13/0</u> TIME: <u>/6/0 //</u>		
CONVERSED WITH:	Lauriefa	ryzons
	162/573-90	00
SUBJECT/PROJECT:	e M chr	istlansen :
UNIQUE ID#.:		0000 k 8
I called Parsons to	5 discuss the	sectionant investigation at the
site.		-
	3 1 2 . 0	A 11 A 0- 11 11
Parsons said she to	privariled the	comments that I mailed to
Parsons on To C/UC	pristoanson la	est month, and has had no
response. The last	t thing Parso	ns heard drew C.M.Christiansen
was to do no wore	work on the	ns heard from C.M.Chirstiansen project-

Parrons suggested.	that I conto	et Erre Chiristianson directly recexecpe.com). re @ dslret.net)
(414/963-9211 in this	lwankee, or e	recexecpc.com).
I mentioned to Pars	ons the sprea	dsheet of project costs I had
received from P.C. C.	Kristiansen;	dsheet of project costs I had Parsons said she clid not
recoive a copy-		
		Charland. Al.
	Signature:	(please write legibly)
		(1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-

DATE:9/19/00 TIME: /33/ kvs	
	E Of 14
CONVERSED WITH:	
	C.M. Christiansen Co, Tarc. 414/963-9211

SUBJECT/PROJECT:	C-M-Christransen
UNIQUE ID#.:	82-64-000068
I telephoned theyo	Trusen to get an update on the sediment
dorton of the proje	tansen to get an update on the sediment ect-
,	
Christiansen said the	ey have looked over the work plan comments
From Vom Jandsch, a	ad need to get back to NRT. Christransen
also mentioned that	the work plan was partly conthen by Rick Fox
of Hart-Crowser, as	ud Christiansen doesn't even know it Fox
	work on this project. Arristransen also said
	end of the construction season, and NRT
staff are not alway.	s available.
I told Christiansen	& Thought the field work should be conducted
	we were looking more at openical parther
Than brotic parame	,
<u>be feasible to do ti</u>	he field work this year I suggested that
Christiansen, NRT as	ad I at least start talking about the investigation
and if the field wo.	Last ne spering, at least we
should have agreem	eut on what will and won't be part of the
U	Signature: Christophe a Sour
	(please write legibly)
	-over-

DATE:	
CONVERSED WITH:	Terry Nordeen
SUBJECT/PROJECT:	an Christiansen
UNIQUE ID#.:	02-64-000068
That Nordeen called	Decause he is interested in buying some
property near this si in action might attest	Te, and is wondering whether site contain-
Nordeen said the proper	Ty he's interested in is on the east side of
	xmately 500-600 feet from the creek The project
	from the site. Therover to Nordeen, the
	repal sewer and water. Based on this informati
Ttold Nordan that;	the property would not likely be at risk of
<u>ES MAUNALUI (PR 1 J. HM.)</u>	The stre
	also concerned about a former "chemical plant"
owned by Christoanse	in that is actually closer to the property.
Nordeen said charcoa	el briquets and nitric acid were suggestly
produced there. I for	let Novdan that this may be the Sylvan Wood
Products facility, and	I said I do not know much about it- I
suggested that Norde	en contact Don Miller in Phinel ander to see
if Miller knows any	thing about the "chemical plant"
	Signature: <u>(fl. st. fl. fl. fl. fl. fl. fl. fl. fl. fl. fl</u>
	(picaso write legisty)

Saari, Christopher A

From:

Saari, Christopher A

Sent: To: Tuesday, October 31, 2000 10:48 AM Boardman, Daniel C; Miller, Donald L

Subject:

Off-Site Letter Request

Dan & Don - FYI:

I just spoke with a Terry Nordine of Phelps. Nordine is interested in buying a (residential?) property in Phelps near the former CM Christiansen site. I spoke with Nordine a little last week, and also referred him to Don in regards to a supposed "chemical plant" nearby. Anyway, Nordine said that his bank wants a letter from DNR stating that his proposed property is clean or something to that effect.

Since this sounds like a request for an off-site letter, I told Nordine to find out exactly what the bank wants, and then describe that in a letter to us (copies will be sent to all three of us). I also told Nordine to include a map of the property he wants to buy so we can relate it to potential contaminant sources. I said that the three of us can then discuss what should go in the letter. I also told Nordine that there would likely be a fee associated with our response letter.

November 5, 2000

Dan Boardman 107 Sutliff Avenue Rhinelander, WI 54501

And

Chris Saari 6250 South Ranger Road Brule, WI 54820

Dan and Chris:

Enclosed is a copy of my bank's request for information on the CM Christenson property and Slvan Products land, a map of the property I am considering purchasing and building a home on in relation to the pole plant, a picture of the property from the 1920's, a copy of the land in question description. Before I purchase the land and build on it I must have some type of verification for the bank that the property is free from contamination and will remain free from contamination, how you are monitoring the situation, possible dangers to the home owner, and what you have done to clean it up. In our conversations this past couple of weeks I had the feeling that the situation is under control. The land is located approximately 0.35 miles and on the other side of military creek from the pole plant and about 0.15-2.0 miles from the Slvan Products offices, but on the same side of military creek.

I feel very comfortable with buying the property, however, I am aware that if this property becomes contaminated while I own it I would be responsible for the clean up which I know is quite expensive. If the property is safe I would be willing to monitor the groundwater for contamination from the pole plant by having a monitoring well placed on the property in question for 10-20 years if needed. Please go over the bank's request with each other. I will try to contact you later this week for an opinion. If the opinion is positive I would need a copy of the report for the bank. You could also contact Fran Paoli at Well Fargo Bank in Ironwood, MI to discuss this with him (877-776-7693).

Sincerely

D. Terry Nordine
4348 Maple Circle North
Phelps, WI 54554
(715-545-2724)-work
(715-545-2916)-home

John by Drake out of Minorgum, WI.

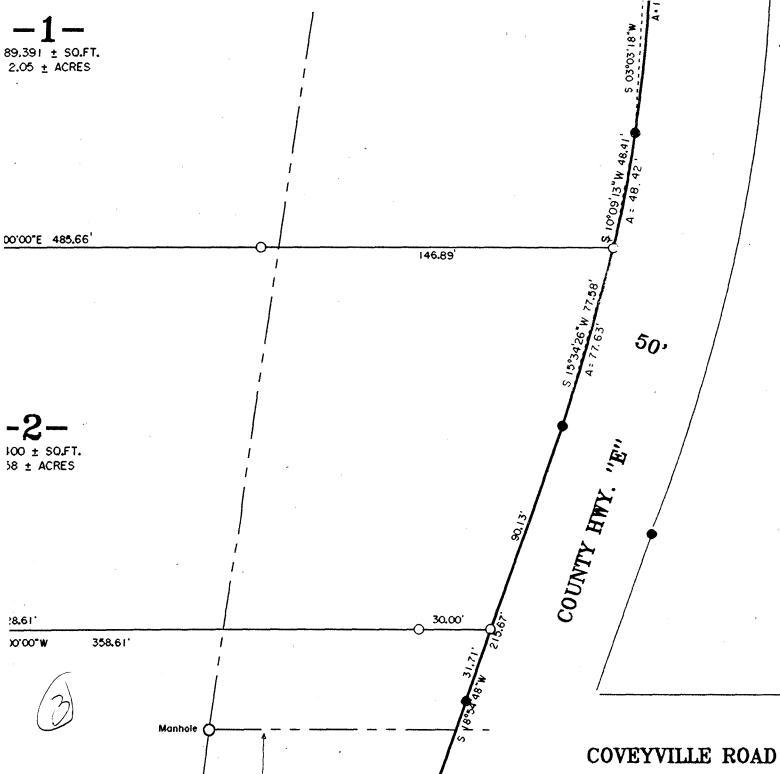
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of some help I could for it to

You. I would need permission from

The current however.

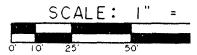


-CURVE DATA-

NOTE: LOTS 1, 2. PHELPS SANITARY

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Gov't. Lo
Section
T 41 N, R
Township of Phel, 3,



Wisconsin

SURVEYOR'S CERT

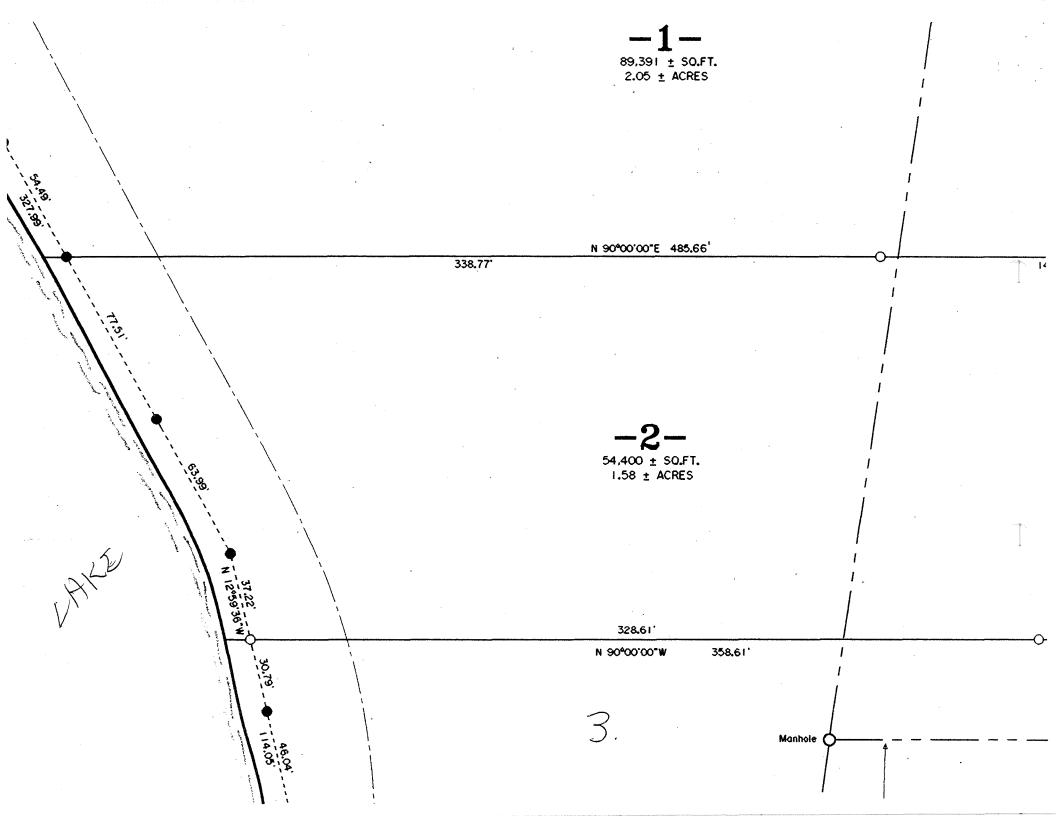
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KNOWLEDGE AND BELIEF, THIS SURVE
TRUE AND CORRECT REPRESENTATION TO
I HAVE COMPLIED WITH THE APPLICAE
OF CHAPTER A-E 7 OF THE WISCONSTI

DATED THIS 25IN DA

THOMAS A. BOETTCH REVISED 8/10/99(L)

REVISED 8/10/990



Here's 2 map LOCATION OF property LOCATION OF pule facking
Site of contamination
Site of contamination

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Chemical fact factory

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HAS not been as source shim

As of Now as source shim

Contamination. Shim

Terry Mordini Terry Mordin 400 Philip Christian eta 80 7964 USA U.S.A. 285 David A. Vicky L Krebs 40 Christian-William FJayce A. Koski Eugene Sr. y Geraldine Welhoefer PLAT OF

4.....

38

HARDWOODS C. M. CHRISTIANSEN CO. HEMLOCK
PHELPS [VILAS CO.] WISCONSIN

PACET PROJECT P



James L. Will RLS Thomas A. Boettcher Michael E. Weber

RLS - CST RLS

Eagle Landmark Surveying, Inc.

Professional Land Surveyors Serving Northern Wisconsin 5035 Hwy. 70 West Eagle River, WI 54521 Phone & Fax: (715) 479-9610

Description for Survey Map E1239-1

Revised 8/10/99:

Parcel 21 A parcel of land being a part of Gov't. Lot 4, Section 2, T 41 N, R 11 E, Town of Phelps, Vilas County, Wisconsin and being more particularly described as follows;

Commencing at the North 1/4 of said Section 2, being marked by a U.S. Forest Service Aluminum monument, thence S 89°-54'-40" W 121.00 feet along the North Line of said Section 2 to a U.S Forest Service monument on the Easterly Shore of North Twin Lake, thence S 290-01'-13" E 186.49 feet along said Shore to an iron pipe and the Place of Beginning, thence N 900-00'-00" E 485.66 feet to an iron pipe on the Westerly R/W line of County Trunk Highway "E" on the ARC of a 666.20 foot radius curve to the Right, thence Southwesterly along the ARC of said curve 77.63 feet (Chord Bearing \$ 150-34'-26" W 77.58 feet) to an iron pipe, thence continuing along said R/W line S 180-54'-48" W 90.13 feet to an iron pipe, thence leaving said R/W line N 900-00'-00" W 358.61 feet to an iron pipe on the Easterly Shore of said North Twin Lake, thence along said Shore; N 120-59'-36" W 37.22 feet to an iron pipe and N 290-01'-13" W 141,50 feet back to the Place of Beginning. Including all the lands lying between the meander line and the lateral lot lines extended to the waters edge. Subject to any easements, restrictions or reservations of record.

November 2, 2000

Mr. D. Terry Nordine Phelps School District Phelps, WI

Dear Terry;

We are going to need some type of correspondence from the WDNR (Providing their really might be contamination on this property) which states that any contamination is within acceptable limits set by the WDNR and the State of Wisconsin as to ground water and soil content. We will also need to have a Phase I environmental study done on the property by a local qualified engineer. This is a walk through and tells the buyer the history as well as if any contamination of any type appears to have taken place. Thanks and let me know if you need anything else. We will probably not go any further until we get this information. It is apparent that red flags will be raised by the appraiser as to this subject. Thanks and call with questions.

Very Truly Yours; Francis E. Paoli

DATE: 1/13/00 TIME: 1522 hrs	
CONVERSED WITH:	Fran Paoli
	MFC Wells Farge Bank 906/932-0102
SUBJECT/PROJECT:	O.M. Christiansen
	Terry Nordine
UNIQUE ID#.:	02-64-000068
Parli returned a co	all to me: I explained that I have been
working with Terry	Nordine on a potential land purchase in
Phelps, and though	at that the bruk reeded to be consulted on
the off-site/assur	ance letter request.
Partical his back	had requested a letter from DNR perause
Nordine told the ban	ik the proposed property was contaminated
from an off-site son	urce or sources. I fold Parti that I am
working on the for	omer CMC Pole Yard, and thought it unlikely
that contamination	from the pole yard poteld make it to Nordine
proposed property.	I said I didn't know anything about the
Sylvan Wood proper	Ty, so I couldn't comment on that. I further
explained that, in	the event that contaminants did migrate porty, there is a statutory exemption for
onto Nordine's pro	Deriy, there is a statulory exemption for
That (laulurg	
Pasti sug gested than	I sut this in writing to Nordine I replied
that DNR doesn't wry	te those Types of letters, but Zwill eall Nording
	Signature: Misterum Aslami
	(please write legibly)

Department of Natural Resources

Northern legion - Drinking Water & Foundwater

From: Chuck Fitzgerald / (715)-365-8920 Date: Rhinelander FYI Spooner W. Dobbins J. Gozdzialski See/Call Me _ R. Becker D. Herrick Comments? R. Carstensen N. Cable Note & RETURN T. Bashaw J. Prohaska Note & TOSS _ M. S. Watson _ J. Kreitlow Woodruff __ C. Lefebvre **COMMENTS:** _ R. Jacobson _ C. Cleland Park Falls _ G. Mueller _ A. Wilson Cumberland **GEF II** _ B. Krill DG/2 J. Spangberg _ B. Baumeister DG/2 Brule _ B. Rock DG/2 D. Schultz _ S. Hershberger DG/2 Chris Jaarc _ J. Adams DG/2 _ R. Gerhardt DG/2 Other Region _ T. Riewe DG/2 _ D. Turpin DG/2



HARDWOODS

C. M. CHRISTIANSEN CO.

HEMLOCK

PHELPS [VILAS CO.] WISCONSIN

WHITE PINE

WISCONSIN'S OUTSTANDING LUMBER MANUFACTURER

CEDAR PRODUCTS

IT WILL PAY YOU TO MAIL US YOUR INQUIRIES