

Borski, Jennifer - DNR

From: Borski, Jennifer - DNR
Sent: Friday, September 29, 2023 3:28 PM
To: Kara J. Homan
Subject: 2012 Groundwater Data from So's Dry Cleaners (Former), BRRTS #02-45-552133 (now Sterling Cleaners)

Kara – Please share this with Dani as I don't currently have her email.

Thanks for your time yesterday to discuss the contamination and status of the business/property at 304 W. Wisconsin Ave. The property is currently owned by Sterling Enterprises of Wisconsin, Inc. (Myra Chung) and operated as Sterling Cleaners (Don & Myra Chung). The contamination, reported in 2008, is from previous owners/operators. They have been unable to fund any environmental work since reporting in 2008. EPA performed a removal action in 2010 and DNR also completed some investigation work since then. Sterling Enterprises is the *possessor* responsible party (i.e., own the property), not the *causer*. This means under Wis. Stats., § 292.11(3) (also known as the "Spill Law"), that Sterling Enterprises will no longer be responsible for the contamination if they sell the property.

We recently learned the property owners are unable to continue their business much longer and intend to close and attempt to sell the property. However, the contamination case remains open with both investigation and cleanup work remaining. DNR just performed another phase of investigation in the sanitary sewers but is not planning additional work at this time. In addition, the sump continues to discharge contaminated groundwater to the storm sewer. DNR filed a [notice of contamination](#) with the Register of Deeds in 2009.

I looked up the latest round of groundwater data from the three closest monitoring wells surrounding the basement at Sterling Cleaners collected by DNR in [2012](#). The data is cut and paste below along with a screen shot of a map showing locations in proximity to the basement & sump. Unfortunately, there is no more recent groundwater data since 2012 but it can be assumed the contamination remains.

This information is electronically available on [BOTW](#) under the [Superfund Site Assessment Site Inspection](#) tracked on **2014-08-14**. The site map is Figure 7 and is a screen shot of the north half of the dry cleaner building and south half of the adjacent residence at 1315 N. Superior St. Unfortunately, our files prior to 2014 are not electronically available. The hard file is still maintained in the Oshkosh DNR Service Center. As discussed yesterday, the sump still discharges to the storm sewer, EPA is not able to maintain a discharge permit to sanitary sewer, the DNR cannot pay to switch the connection to sanitary sewer or maintain a discharge permit to sanitary, and the property/business owners are planning to close their business and attempt to sell the property. The boiler is in the basement but is otherwise not utilized by the owner.

Let me know if there is anything else I can provide as the city considers what, if anything, can be done about the sump connection to storm. Please keep me in the loop as you consider options and I will keep you posted as we continue communications with the property owners. Reach out with any questions.

TABLE 2
GROUNDWATER RESULTS for
 October 30, 2012 WDNR Sampling Event

WELL# →	SUMP	MW-1	MW-2	MW-3	MW-4	MW-5	TW-6	MW-7	MW-8	MW-9	MW-10
DATE Sampled →	10-30-2012	10-30-2012	10-30-2012	10-30-2012	10-30-2012	10-30-2012	10-30-2012	10-30-2012	10-30-2012	10-30-2012	12-18-2012
PCE	45	99	1000	1400	270	29	10	<0.5	<0.5	<0.5	<0.44
TCE	6	50	210	85	83	<0.5	1.1	<0.5	<0.5	<0.5	<0.47
cis 1,2 DCE	120	750	8300	170	67	<0.5	2.2	<0.5	<0.5	<0.5	<0.74
trans 1,2 DCE	3.3	35	65	<25.0	1.9	<0.5	<0.5	<0.5	<0.5	<0.5	<0.79
VC	30	<10.0	1300	<25.0	<5.0	<0.5	<0.5	<0.5	<0.5	<0.5	<0.18

Note: units in micrograms per liter (µg/L) or parts per billion (ppb)

2012 groundwater standards also in µg/L or ppb (still relevant in 2023)

	WI ES
Tetrachloroethene (PCE)	5
Trichloroethene (TCE)	5
cis 1,2 Dichloroethene (cis 1,2 DCE)	70
trans 1,2 Dichloroethene (trans 1,2 DCE)	100
Vinyl Chloride (VC)	0.2

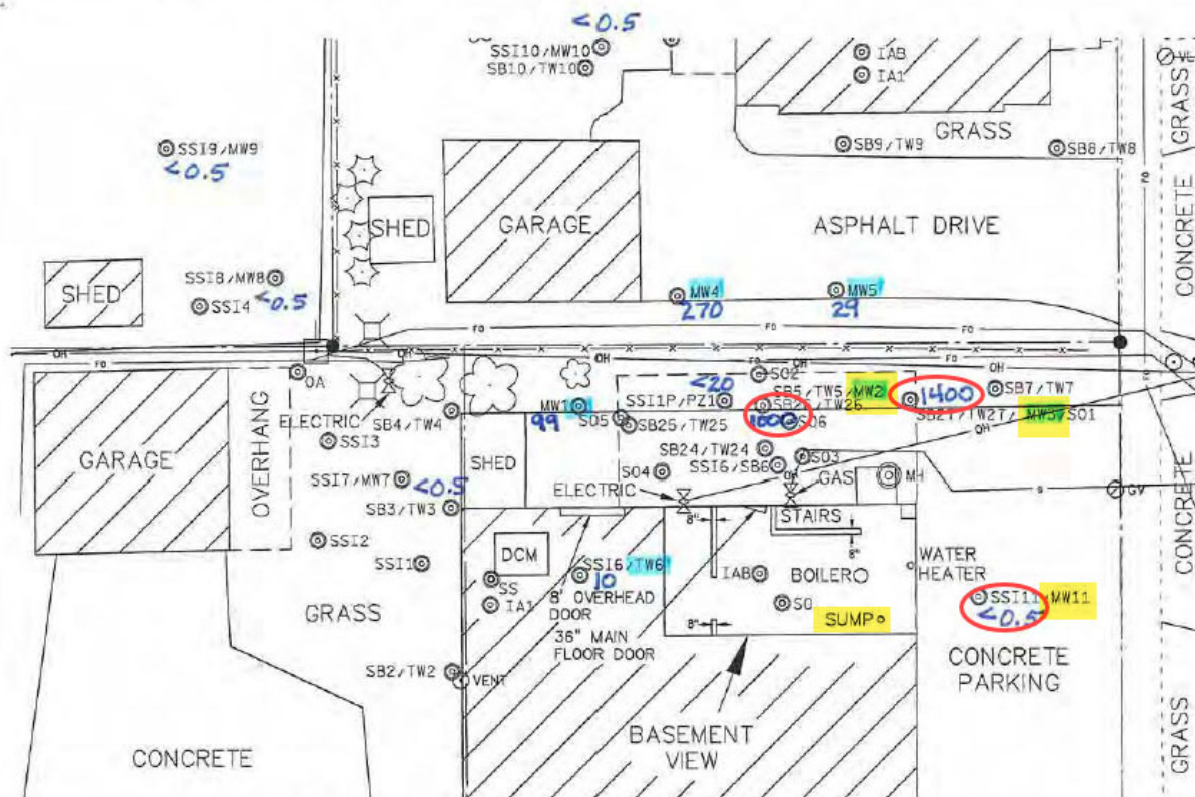
Screen shot of part of Figure 7 Site Map (north is up):

SAMPLE LOCATIONS BY INSTALLATION DATE

SB1/TW1 - SB10/TW10 - March 2010 by EPA (pre-excavation soil and temporary wells)
 SO1 - SO8 - Sept. 2011 by EPA (excavation soil confirmation samples)
 SB24/TW24 - SB27/TW27 - May 2011 by EPA (post-remediation soil and temporary wells)
 MW1 - MW5 - July 2011 by DNR (post-remediation soil and NR 141 wells)
 SSI1 - SSI5, SSI6/TW6 - SSI14/MW14, SSI1P/PZ1 - Sept. 2012 by DNR (soil and NR141 wells)

October 2012
GROUNDWATER RESULTS
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NOTE:
 PROPERTY LINES ARE BASED OFF OF LOCATED MONUMENTS AND PREVIOUS
 WORK IN THE AREA.



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Jennifer Borski

(she/her/hers)

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