



April 2, 2024

John Butz
Bay Towel, Inc,
2580 S. Broadway Ave.
Green Bay, WI 54304
Via Electronic Mail only to jbutz@baytowel.com

Subject: Review of Site Investigation Work Plan
Werners Cleaners, 6415 28th Ave, Kenosha WI
BRRTS# 02-30-577102, FID# 230009890

Dear Mr. Butz:

On February 1, 2024, the Wisconsin Department of Natural Resources (DNR) received the *Site Investigation Work Plan* (Report) submitted by your consultant Ramboll for the site mentioned above. The Report was submitted with a fee for DNR review and response. The DNR reviewed the Report for compliance with Wis. Admin. Code §§ NR 716.07 and 716.09. The DNR has determined that the general code requirements have been met with comments provided below.

Work Plan Summary

In the Report, Ramboll proposed the following scope of work:

1. Five soil borings will be advanced on the site using a direct push probe. Up to two soil samples will be collected from each boring and will be laboratory analyzed for volatile organic compounds (VOCs).
2. The five soil borings will be converted into Wis. Admin. Code ch. NR 141 compliant monitoring wells. Groundwater samples will be laboratory analyzed for VOCs.
3. Four sanitary sewer and one storm sewer sample will be collected using passive samplers deployed for 10 days.
4. Inquire with the property owner regarding the status of the sanitary laterals on the site.

DNR Review

The DNR concurs with the proposed scope of work with the following comments:

1. Provide a site layout for the past operations that includes the location of potential sources of the contamination identified at the site including the former dry-cleaning machine(s) and areas of solvent storage and disposal.
2. Shift MW-1 to the south end of the former 8,000-gallon tank where PCE was the highest.
3. Consider additional soil borings and monitoring wells near the former USTs to further define the extent of contamination identified during the tank system site assessment. As well as in likely downgradient locations. As a note groundwater flow at a nearby site is southeast.
4. Based on information obtained from the Kenosha Water Utility the laterals to the property likely remain in place.
5. Based on existing sanitary sewer vapor data, sampling of laterals leading to nearby structures appears warranted. Evaluate the results of the proposed sanitary sewer vapor sampling to determine appropriate next steps regarding the assessment of the sewers.
6. Provide an emerging contaminants scoping statement in the Site Investigation Report (SIR).

Next Steps

Per Wis. Admin. Code § NR 716.14, all sampling results are required to be submitted within 10 days of receiving the laboratory data.

A SIR should be submitted within 60 days after the completion of the site investigation activities, per Wis. Admin. Code § NR 716.15(1). If you would like to request a technical review and written response by the DNR, you can submit the report with the applicable fee, per Wis. Admin. Code ch. NR 749. The SIR must include statements for Wis. Admin. Code ch. NR 712 certification.

The site investigation can be an iterative process and additional information provided may indicate that further assessment is needed to define the degree and extent of contamination. Until requirements are met, your site will remain “open”, and you are required to submit semi-annual progress reports, per Wis. Admin. Code § NR 700.11

The DNR appreciates the efforts you are taking to address the contamination at this site. if you have any questions about this letter, contact the DNR Project Manager Mackenzie Reynolds at 608-400-9934 or mackenzie.reynolds@wisconsin.com.

Sincerely,



Mackenzie Reynolds
Hydrogeologist
Remediation and Redevelopment Program

cc: Richard Mazurkiewicz, Ramboll - rmazurkiewicz@ramboll.com