Vitale, Matthew J - DNR

From: Mary Stauch <mary.stauch@ikeinternational.com>
Sent: Thursday, July 18, 2019 2:22 PM
To: Vitale, Matthew J - DNR
Subject: RE: Continuing obligations audit of historical environmental case - Ike International

Thank you very much.

Best Regards,

Mary Stauch

Ike International Corp.
204 E Maple Street / PO Box 204 | Stanley, WI 54768 | U.S.A. | PHONE 715.644.5777 | FAX 715.644.5786

From: Vitale, Matthew J - DNR [mailto:Matthew.Vitale@wisconsin.gov]
Sent: Thursday, July 18, 2019 2:20 PM
To: mary.stauch@ikeinternational.com
Subject: Continuing obligations audit of historical environmental case - Ike International

Mary,

Thank you for taking my call today concerning the audit of the closed case at the Ike International property on the southwest corner of Dewy St and Maple St. The closed case is known as Ike International, BRRTS # 03-09-000712. The parcel owned by Ike International was part of an investigation of petroleum-related contamination along Maple Street in the 1990s. Some of the impacted soil was excavated and removed, but some soil contamination was left in place around a structural impediment: the natural gas line along the roadway.

As part of case closure, a deed restriction was placed on the parcel that requires the property owner to investigate and manage the residual contamination if the structural impediment is ever removed. I've attached a copy of the final closure letter from the DNR and the deed restriction with map. Additional information and these documents can also be found on the DNR's online database of closed sites, BRRTS on the Web:
https://dnr.wi.gov/botw/GetActivityDetail.do?adn=0318001065

There is no actions needed by Ike International at this time, unless the structural impediment has been removed. Otherwise, this is just a reminder of the deed restriction and its requirements. If you sell this parcel, the requirements will stay with the property and become the responsibility of the next owner. If you have any questions, my contact information is below.

Best,

Matt Vitale

We are committed to service excellence.
Visit our survey at http://dnr.wi.gov/customersurvey to evaluate how I did.

Matthew Vitale
Hydrogeologist

Remediation and Redevelopment Program
Wisconsin Department of Natural Resources
Eau Claire Regional Office
1300 W. Clairemont Ave.
Eau Claire, WI 54701
Phone: (715) 839-3760
Fax: (715) 839-6076
Matthew.Vitale@wisconsin.gov

dnr.wi.gov

State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor
George E. Meyer, Secretary
Scott Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, WI 54702-4001
TELEPHONE 715-839-3700
FAX 715-839-6076/1605
TTY 715-839-2786

October 26, 1998

Site Ref: #03-09-000712
Chippewa County

Mr. Kunihiro Igarashi
Ike International Corporation
500 East Maple Street
Stanley, WI 54768

SUBJECT: Site Closure for Ike International Located at 500 East Maple Street, Stanley, WI

Dear Mr. Igarashi:

I have received a copy of the registered deed restriction for the Ike International property. This site is now closed.

Based on the investigative and remedial documentation provided to the Department, it appears that the petroleum contamination at the above-named site has been remediated in compliance with the requirements of chs. NR 700 to 724, Wisconsin Administrative Code. Therefore, the Department considers the case "closed," having determined pursuant to ch. NR 726, Wisconsin Administrative Code, that no further action is necessary at the site.

If you have any questions concerning this letter, please contact me at (715) 839-3775.

Sincerely,

John R. Grump
Hydrogeologist

JRG/ah

c: Bill Evans
Diane Zais, City of Stanley

582929

DOCUMENT NUMBER | **DECLARATION OF RESTRICTION**

marge L Geissler

In Re: Lots 1, 2, 3, 4 in Block One of L. I. Roe's Second Addition to the City of Stanley, Chippewa County, Wisconsin.

'98 OCT 1 PM 1 22

MARGE L. GEISSLER
REGISTER OF DEEDS
CHIPPEWA COUNTY WI

Glenn P. Bruxvoort
SEH
421 Frenette Drive
Chippewa Falls, WI 54729

12.00 pd.

22905-3612-6121-0101
Parcel I.D. Number

STATE OF WISCONSIN)
) ss
COUNTY OF CHIPPEWA)

WHEREAS, Ike International Corporation is the owner of the above-described property.

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

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

> One or more gasoline range organics (GRO) discharges have occurred at this property. Structural impediments existing at the time of cleanup made complete remediation of the soil contamination impracticable. GRO-contaminated soil may remain on this property at the approximate location indicated on Attachment 1. Pursuant to the requirements of s. 292.11, Stats., any future work on this property which removes the structural impediments which currently exist shall include an investigation of the degree and extent of GRO contamination. To the extent that contamination is found at that time, the Wisconsin Department of Natural Resources shall be immediately notified and the contamination shall be properly treated or disposed of in accordance with applicable laws.

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

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

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 10th day of September, 1998.

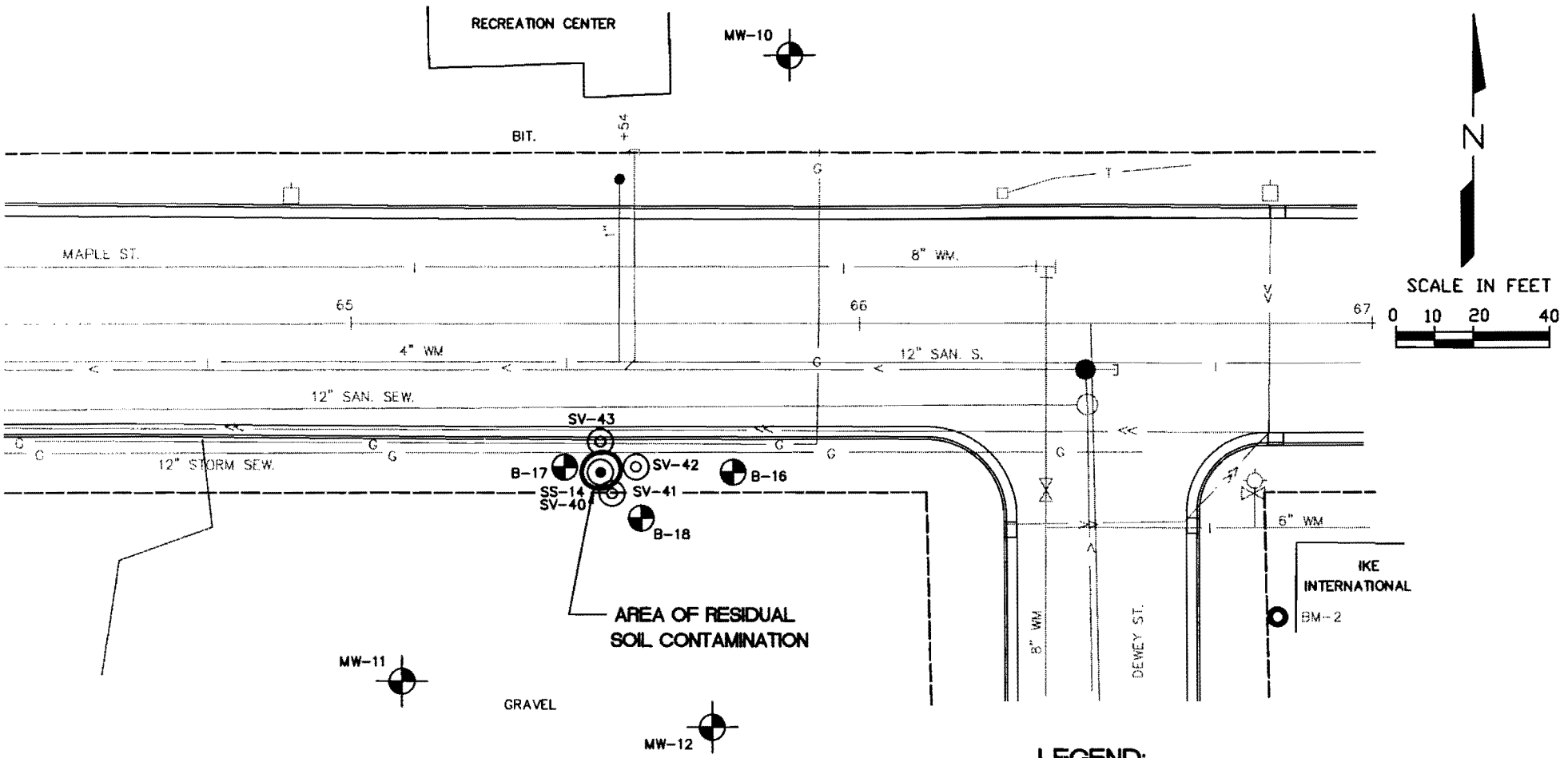
Signature: _____
Printed Name: Kunihiro Igarashi
Title: Exec. V. P.

Subscribed and sworn to before me
this 10th day of Sept., 1998.

_____
Notary Public, State of Wisconsin
My commission expires April 22, 2001

This document was drafted by Glenn P. Bruxvoort, P.E., Short Elliott Hendrickson Inc., 421 Frenette Drive, Chippewa Falls, WI 54729.

P:\proj\93125\ikedeed.frm



LEGEND:

- MW-1 — ABANDONDED GROUNDWATER MONITORING LOCATION AND NUMBER
- B-1 — SOIL BORING LOCATION
- SS-7 — SOIL SAMPLE LOCATION
- SV-24 — SOIL VAPOR LOCATION

NO.	DATE	ISSUE/REVISIONS	DRAWN BY	DESIGN	FIELD REVIEW	QC CHECK
1	09/03/98	DEED NOTICE	JLE 09/98	GPB 09/98		GPW 9/15/98

SEH

STANLEY MAPLE STREET CONTAMINATION
IKE INTERNATIONAL CLOSURE

ATTACHMENT 1
SAMPLING LOCATIONS PLAN

PROJ. NO. STANLB125.02
DATE 09/03/98
1 / 1

-DRAWING DIRECTORY: E:\WASTE\MISC\DWG\
-XREF FILENAME: