

GIS REGISTRY

Cover Sheet

July, 2008
(RR 5367)

Source Property Information

BRRTS #:

ACTIVITY NAME:

PROPERTY ADDRESS:

MUNICIPALITY:

PARCEL ID #:

CLOSURE DATE:

FID #:

DATCP #:

COMM #:

*WTM COORDINATES:

X: Y:

** Coordinates are in
WTM83, NAD83 (1991)*

WTM COORDINATES REPRESENT:

- Approximate Center Of Contaminant Source
- Approximate Source Parcel Center

Please check as appropriate: (BRRTS Action Code)

Contaminated Media:

Groundwater Contamination > ES (236)

Contamination in ROW

Off-Source Contamination

*(note: for list of off-source properties
see "Impacted Off-Source Property")*

Soil Contamination > *RCL or **SSRCL (232)

Contamination in ROW

Off-Source Contamination

*(note: for list of off-source properties
see "Impacted Off-Source Property")*

Land Use Controls:

Soil: maintain industrial zoning (220)

*(note: soil contamination concentrations
between residential and industrial levels)*

Structural Impediment (224)

Site Specific Condition (228)

Cover or Barrier (222)

*(note: maintenance plan for
groundwater or direct contact)*

Vapor Mitigation (226)

Maintain Liability Exemption (230)

*(note: local government or economic
development corporation)*

Monitoring wells properly abandoned? (234)

Yes No N/A

** Residual Contaminant Level*

***Site Specific Residual Contaminant Level*

Impacted Off-Source Property Information

Form 4400-246 (R 3/08)

This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #:

ACTIVITY NAME:

ID	Off-Source Property Address	Parcel Number	WTM X	WTM Y
<input type="text" value="A"/>	<input type="text" value="1212 Velp Ave, Green Bay, WI"/>	<input type="text" value="18-782"/>	<input type="text" value="676251"/>	<input type="text" value="453449"/>
<input type="text" value="B"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="C"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="D"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="E"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="F"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="G"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="H"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="I"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

This Adobe Fillable form is intended to provide a list of information that is required for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request. The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #: PARCEL ID #:

ACTIVITY NAME: WTM COORDINATES: X: Y:

CLOSURE DOCUMENTS (the Department adds these items to the final GIS packet for posting on the Registry)

- Closure Letter**
- Maintenance Plan** (if activity is closed with a land use limitation or condition (land use control) under s. 292.12, Wis. Stats.)
- Conditional Closure Letter**
- Certificate of Completion (COC)** for VPLE sites

SOURCE LEGAL DOCUMENTS

- Deed:** The most recent deed as well as legal descriptions, for the **Source Property** (where the contamination originated). Deeds for other, off-source (off-site) properties are located in the **Notification** section.
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. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).
Figure #: **Title:**
- Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes that the attached legal description accurately describes the correct contaminated property.

MAPS (meeting the visual aid requirements of s. NR 716.15(2)(h))

- Maps must be no larger than 8.5 x 14 inches unless the map is submitted electronically.
- Location Map:** A map outlining all properties within the contaminated site boundaries on a U.S.G.S. topographic map or plat map in sufficient detail to permit easy location of all parcels. If groundwater standards are exceeded, include the location of all potable wells within 1200 feet of the site.
Note: Due to security reasons municipal wells are not identified on GIS Packet maps. However, the locations of these municipal wells must be identified on Case Closure Request maps.
Figure #: 1 **Title: Site Location Map**
 - Detailed Site Map:** A map that shows all relevant features (buildings, roads, individual property boundaries, 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 exceeding a ch. NR 140 Enforcement Standard (ES), and/or in relation to the boundaries of soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Levels (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: 1 **Title: Pre-Remedial Soil Sample Location Map**
 - Soil Contamination Contour Map:** For sites closing with residual soil contamination, this map is to show the location of all contaminated soil and a single contour showing the horizontal extent of each area of contiguous residual soil contamination that exceeds a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: **Title:**

BRRTS #: 03-05-000812

ACTIVITY NAME: Van Ess Concrete Block Inc

MAPS (continued)

- Geologic Cross-Section Map:** A map showing the source location and vertical extent of residual soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL). If groundwater contamination exceeds a ch. NR 140 Enforcement Standard (ES) when closure is requested, show the source location and vertical extent, water table and piezometric elevations, and locations and elevations of geologic units, bedrock and confining units, if any.

Figure #: 3 **Title: West - East Cross Section**

Figure #: **Title:**

- Groundwater Isoconcentration Map:** For sites closing with residual groundwater contamination, this map shows the horizontal extent of all groundwater contamination exceeding a ch. NR140 Preventive Action Limit (PAL) and an Enforcement Standard (ES). Indicate the direction and date of groundwater flow, based on the most recent sampling data.

Note: *This is intended to show the total area of contaminated groundwater.*

Figure #: 2 **Title: Maximum Groundwater Contaminant Plume Map**

- Groundwater Flow Direction Map:** A map that represents groundwater movement at the site. If the flow direction varies by more than 20° over the history of the site, submit 2 groundwater flow maps showing the maximum variation in flow direction.

Figure #: 1 **Title: Groundwater Contour Map 12/16/98**

Figure #: 1 **Title: Groundwater Contour Map 3/26/99**

TABLES (meeting the requirements of s. NR 716.15(2)(h)(3))

Tables must be no larger than 8.5 x 14 inches unless the table is submitted electronically. Tables must not contain shading and/or cross-hatching. The use of **BOLD** or *ITALICS* is acceptable.

- Soil Analytical Table:** A table showing remaining soil contamination with analytical results and collection dates.
Note: This is one table of results for the contaminants of concern. Contaminants of concern are those that were found during the site investigation, that remain after remediation. It may be necessary to create a new table to meet this requirement.

Table #: **Title:**

- Groundwater Analytical Table:** Table(s) that show the most recent analytical results and collection dates, for all monitoring wells and any potable wells for which samples have been collected.

Table #: **Title: Groundwater Contaminant Chemistry Table**

- Water Level Elevations:** Table(s) that show the previous four (at minimum) water level elevation measurements/dates from all monitoring wells. If present, free product is to be noted on the table.

Table #: **Title:**

IMPROPERLY ABANDONED MONITORING WELLS

For each monitoring well not properly abandoned according to requirements of s. NR 141.25 include the following documents.

Note: *If the site is being listed on the GIS Registry for only an improperly abandoned monitoring well you will only need to submit the documents in this section for the GIS Registry Packet.*

- Not Applicable**

- Site Location Map:** A map showing all surveyed monitoring wells with specific identification of the monitoring wells which have not been properly abandoned.

Note: *If the applicable monitoring wells are distinctly identified on the Detailed Site Map this Site Location Map is not needed.*

Figure #: **Title:**

- Well Construction Report:** Form 4440-113A for the applicable monitoring wells.

- Deed:** The most recent deed as well as legal descriptions for each property where a monitoring well was not properly abandoned.

- Notification Letter:** Copy of the notification letter to the affected property owner(s).

BRRTS #: 03-05-000812

ACTIVITY NAME: Van Ess Concrete Block Inc

NOTIFICATIONS

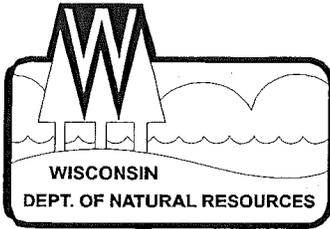
Source Property

- Letter To Current Source Property Owner:** If the source property is owned by someone other than the person who is applying for case closure, include a copy of the letter notifying the current owner of the source property that case closure has been requested.
- Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying current source property owner.

Off-Source Property

Group the following information per individual property and label each group according to alphabetic listing on the "Impacted Off-Source Property" attachment.

- Letter To "Off-Source" Property Owners:** Copies of all letters sent by the Responsible Party (RP) to owners of properties with groundwater exceeding an Enforcement Standard (ES), and to owners of properties that will be affected by a land use control under s. 292.12, Wis. Stats.
Note: Letters sent to off-source properties regarding residual contamination must contain standard provisions in Appendix A of ch. NR 726.
Number of "Off-Source" Letters:
- Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying any off-source property owner.
- Deed of "Off-Source" Property:** The most recent deed(s) as well as legal descriptions, for all affected deeded **off-source property(ies)**. This does not apply to right-of-ways.
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.
- Letter To "Governmental Unit/Right-Of-Way" Owners:** Copies of all letters sent by the Responsible Party (RP) to a city, village, municipality, state agency or any other entity responsible for maintenance of a public street, highway, or railroad right-of-way, within or partially within the contaminated area, for contamination exceeding a groundwater Enforcement Standard (ES) and/or soil exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL).
Number of "Governmental Unit/Right-Of-Way Owner" Letters:



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor
George E. Meyer, Secretary
Ronald W. Kazmierczak, Regional Director

Northeast Region Headquarters
1125 N. Military Ave., P.O. Box 10448
Green Bay, Wisconsin 54307-0448
Telephone 920-492-5800
FAX 920-492-5913
TDD 920-492-5912

September 29, 2000

Mr. David Van Ess
Van Ess Concrete Block
1156 Velp Avenue
Green Bay, WI 54303

SUBJECT: Closure of WDNR LUST Case with Groundwater Use restrictions and a Groundwater Quality PAL Exemption for Van Ess Concrete Block, 1206 Velp Avenue, Green Bay, Wisconsin
WDNR BRRTS # 03-05-000812

Dear Mr. Van Ess:

On July 23, 1999, your request for closure of the case described above was reviewed by the Wisconsin Department of Natural Resources NER Region Closure Committee. This committee reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. After careful review of the closure request, it appears at this time the site has been investigated and remediated to the extent practicable under current site conditions and that the conditions of closure (filed groundwater use restrictions for both the source property and the neighboring property) have been met. Your case has been closed under s. NR 726.05, Wis. Adm. Code on September 28, 2000.

Please be aware that the case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, 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.

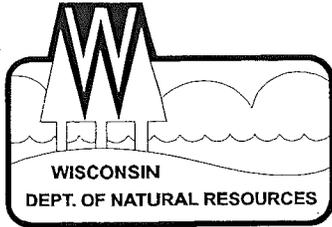
We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me in Green Bay at (920) 492-5921.

Sincerely,

Keld B. Lauridsen
Hydrogeologist
Remediation & Redevelopment Program

cc: Tom Prust, Alwin Manufacturing Company, Inc.,
P.O. Box 2126, Green Bay, WI 54306-2126
Martin Johnson, Environmental Assessments, Inc.,
P.O. Box 9127, Appleton, WI 54911
Joseph Kamps, 1949 Strawberry Lane, Green Bay, WI 54304

FILE



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor
George E. Meyer, Secretary
Ronald W. Kazmierczak, Regional Director

Northeast Region Headquarters
1125 N. Military Ave., P.O. Box 10448
Green Bay, Wisconsin 54307-0448
Telephone 920-492-5800
FAX 920-492-5913
TDD 920-492-5912

September 20, 2000

Mr. David Van Ess
Van Ess Concrete Block
1156 Velp Avenue
Green Bay, WI 54303

SUBJECT: Closure of WDNR LUST Case with a Groundwater Use restriction and a Groundwater Quality PAL Exemption for Van Ess Concrete Block, 1206 Velp Avenue, Green Bay, Wisconsin
WDNR BRRTS # 03-05-000812

Dear Mr. Van Ess:

The Bureau for Remediation and Redevelopment's Northeast Region Closure Committee completed a review of the above referenced contamination case and has approved it for closure with a groundwater use deed restriction and a PAL exemption. The Department has received a copy of the following items: a copy of the signed and filed restriction for the Van Ess property and monitoring well abandonment forms. Before the Department can issue a letter of final closure, the Department is requiring the following document: a copy of the signed and filed restriction for the Alwin Manufacturing property. When this document is received, the Department will issue a final closure letter to all parties involved.

Groundwater Quality Exemption

The most recent groundwater monitoring data at this site indicates an exceedance of the NR 140 preventive action limit (PAL) for benzene and trimethylbenzenes at monitoring well 6 (MW-6), but compliance with the NR 140 enforcement standard on the property located at 1173 Velp Avenue, known as Corner Boutique. The Department may grant an exemption pursuant to NR 140.28(2), Wis. Adm. Code, if the following criteria are met:

- a) The anticipated increase in the concentration of benzene and trimethylbenzenes will be minimized to the extent technically and economically feasible.



- b) Compliance with the PAL is either not technically or economically feasible.
- c) The enforcement standard for benzene and trimethylbenzenes will not be attained or exceeded at the point of standards application.
- d) Any increase in the concentration of benzene and trimethylbenzenes above background does not present a threat to public health or welfare.

The Department believes that the above criteria have been or will be met because of the remediation that has occurred at this site. Therefore, pursuant to NR 140.28, Wis. Adm. Code, an exemption for the benzene and trimethylbenzenes PAL is granted to monitoring well 6 (MW-6). This letter serves as your exemption.

The Department appreciates the actions you have undertaken to restore the environment at this site. This case will appear as closed on the Department's case tracking system after our receipt of the signed restriction for the Alwin Manufacturing property. If you have questions, please contact Keld Lauridsen at (920) 492-5921.

Sincerely,



Scott C. Miller
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Steve Karklins - DG/2
Rick Stoll - NER
Tom Prust, Alwin Manufacturing Company, Inc.,
P.O. Box 2126, Green Bay, WI 54306-2126
Martin Johnson, Environmental Assessments, Inc.,
P.O. Box 9127, Appleton, WI 54911
Joseph Kamps, 1949 Strawberry Lane, Green Bay, WI 54304

REGISTER OF DEEDS
BROWN COUNTY

JUN - 7 1979

AL 3:07 O'CLOCK P.M.

REGISTER OF DEEDS

RETURN TO:
SURPLICE & GOULD
509 MINNAN BLDG
GREEN BAY, WIS. 54301

THIS INDENTURE, Made by Luella E. Van Ess,
as Personal Representative of the estate of
Fred Van Ess, deceased,

for a valuable consideration conveys without warranty to David Van Ess
and William Van Ess, as tenants in common,

the following described real estate in BROWN County,
State of Wisconsin: (hereinafter called the "Property").

That part of the Laventure Claim in the City
of Green Bay, Brown County, Wisconsin as described
in Volume 598 of Records Page 361, excepting therefrom
that portion thereof described at Volume 624 of Records
Page 348, all references being to Brown County, Wisconsin
records.

This is not homestead property.

TRANSFER
60.20
FEE

Personal Representative by this deed does convey to Grantee all of the estate and interest in the Property which
the Decedent had immediately prior to Decedent's death, and all of the estate and interest in the Property which the
Personal Representative has since acquired.

(SEAL)

Luella E. Van Ess (SEAL)

Personal Representative

Luella E. Van Ess
Personal Representative of the Estate of
Fred Van Ess, deceased.

AUTHENTICATION

Signatures authenticated this 5th day of

Robert Antleak
ROBERT ANTLEAK
TITLE MEMBER STATE BAR OF WISCONSIN

(Notary Public)
authorized by § 706.06, Wis. Stats.

ACKNOWLEDGMENT

STATE OF WISCONSIN

BROWN County.

Personally came before me, this 7th day of
March, 1979, the above named Luella E.
Van Ess, Personal Representative of
the Estate of Fred Van Ess, deceased,

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

THIS INSTRUMENT WAS DRAFTED BY

Richard C. Surplice.

Notary Public BROWN County, Wis.
My Commission is permanent. (if not, state expiration
date: 19.....)

(Signatures may be authenticated or acknowledged. Both
are not necessary.)
The use of witnesses is optional.

590956

This Indenture, Made by Alphonse Van Ess, Frank Van Ess, Fred Van Ess (a/k/a Ferdinand Van Ess), co-partners doing business as William Van Ess, both as co-partners and individually, and Mary Van Ess, Estelle Van Ess and Luella Van Ess their respective wives, grantors, of Brown County, Wisconsin hereby quit claims to Fred Van Ess, F. David Van Ess, and William A. Van Ess, co-partners doing business as William Van Ess, a partnership,

grantees, of Brown County, Wisconsin, for

the sum of One (\$1.00) Dollar and other valuable considerations,

the following tract of land in Brown County, State of Wisconsin,

That part of the Laventure Claim on the West Side of the Fox River, in the City of Green Bay, Brown County, Wisconsin, bounded and described as follows: Commencing at the Northeast corner of Lot 4 in Block 3 of the Van Dycke Company's Addition to the City of Green Bay, running thence N 51° 40' 08" E. 66.02 feet to the Northerly line of Velp Avenue; thence S 40° 19' 52" E. 751.4 feet to the starting point; thence N. 26° 16' 38" E. 603.2 feet; thence S. 64° 14' 35" E. 230 feet; thence S. 26° 16' 38" W. 704.8 feet; thence N. 40° 19' 52" W. 210.6 feet to the starting point, together with all buildings and improvements thereon.



REGISTER'S OFFICE
Brown County, Wis.

Received for record the 4 day of September A. D. 1962 at 10:45 o'clock A. M. and recorded in Vol. 598 of Records on page 361

Harold P. Loh
Register of Deeds

In Witness Whereof, the said grantors have hereunto set their hands and seals this 13 day of May JUNE A. D. 1962.

Signed and Sealed In Presence of

Richard C. Surpico
Richard C. Surpico
Helen Christensen
Helen Christensen

ALPHONSE VAN ESS, FRANK VAN ESS, AND FRED VAN ESS, co-partners doing business as WILLIAM VAN ESS, individually and jointly, (SEAL)
Alphonse Van Ess, co-partner and individually (SEAL)
Frank Van Ess, co-partner and individually (SEAL)
Fred Van Ess, co-partner and individually (SEAL)
Mary Van Ess, (SEAL)
Estelle Van Ess (SEAL)
Luella Van Ess (SEAL)

STATE OF WISCONSIN

Brown County, } ss.

Personally came before me, this 13 day of May, JUNE A. D. 1962,

the above named Alphonse Van Ess, Frank Van Ess, Fred Van Ess (a/k/a Ferdinand Van Ess), co-partners doing business as William Van Ess, both as co-partners and individually, Mary Van Ess, Estelle Van Ess and Luella Van Ess, their respective wives, to me, known to be the persons who executed the foregoing instrument and acknowledged the same.

Richard C. Surpico
Richard C. Surpico

Notary Public, Brown County, Wisconsin

My Commission expires 10-15-1966

Drafted by Richard C. Surpico.

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 benefits 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, attached to a copy of the Department's written determination, may be recorded to give notice that this deed restriction, or portions of this deed restriction, are no longer binding.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 13 day of June, 2000.

Signature: David VanEss

Printed Name: David VanEss

Signature: William VanEss

Printed Name: William VanEss

Signature: _____

Printed Name: _____

Subscribed and sworn to before me this 13 day of June, 2000

Linda S. Paluch Linda S Paluch

Notary Public State of Wisconsin

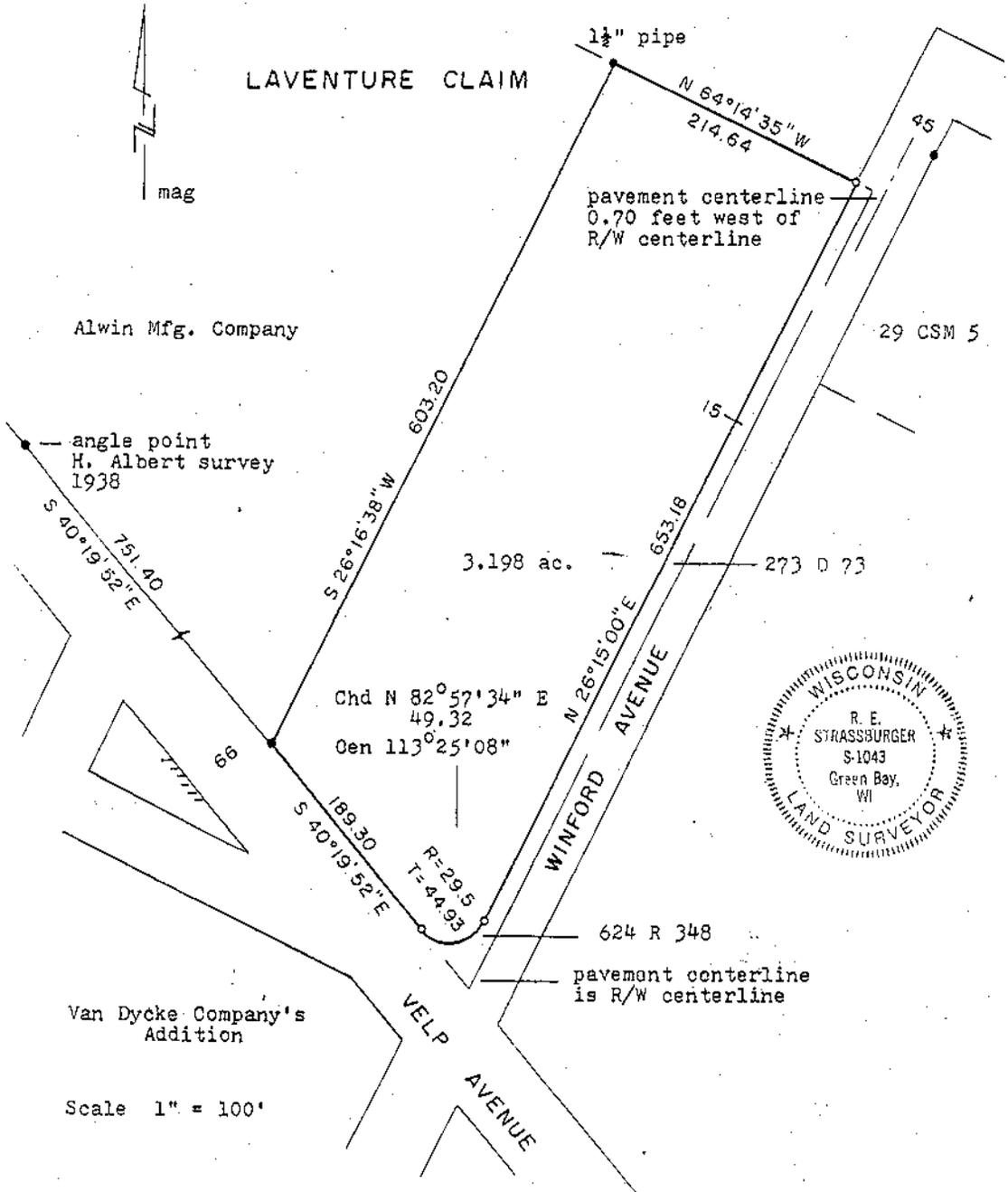
My Commission 10/14/2001

This document was drafted by the Wisconsin Department of Natural Resources based upon information provided by Environmental Assessments, Inc.

Land Survey for
 David & William Van Ess
 1156 Velp Avenue
 Green Bay, Wisconsin 54303

December 8, 1994
 JN 113

That part of the Laventure Claim, West Side of Fox River, City of Green Bay, Brown County, Wisconsin, described in 598 R 361, excepting therefrom that part lying within Winford Avenue described in 273 D 73 and 624 R 348. Containing 139,287 sq. ft. (3.198 ac.)



I, R. E. Strassburger, land surveyor, hereby certify that I have made the survey of the property described above and that this drawing is a true representation thereof.

R. E. Strassburger
 R. E. Strassburger

- o indicates 1" x 24" steel pipe set
- 1" steel pipe found or as noted



Project/Client

ENVIRONMENTAL
ASSESSMENTS,
INC.

SITE LOCATION MAP
VAN ESS CONCRETE BLOCK
GREEN BAY, WISCONSIN

Figure No.

1

Drawn By

MJJ

Scale

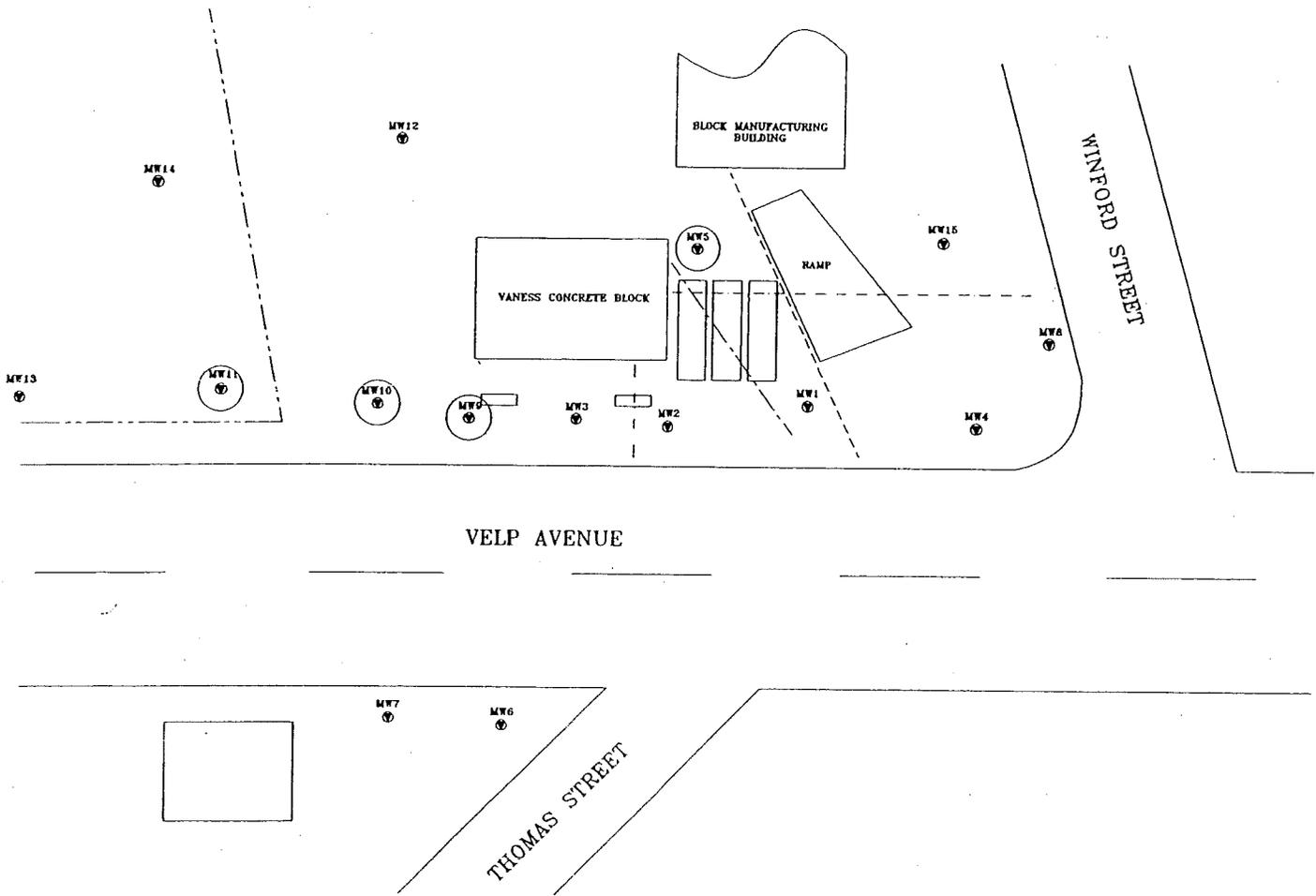
1" = 1,500'

Project No.

20007010591

(Map Source: USGS 7.5' Series Topographic Quad of Green Bay)

1758302



VELP AVENUE

WINFORD STREET

THOMAS STREET

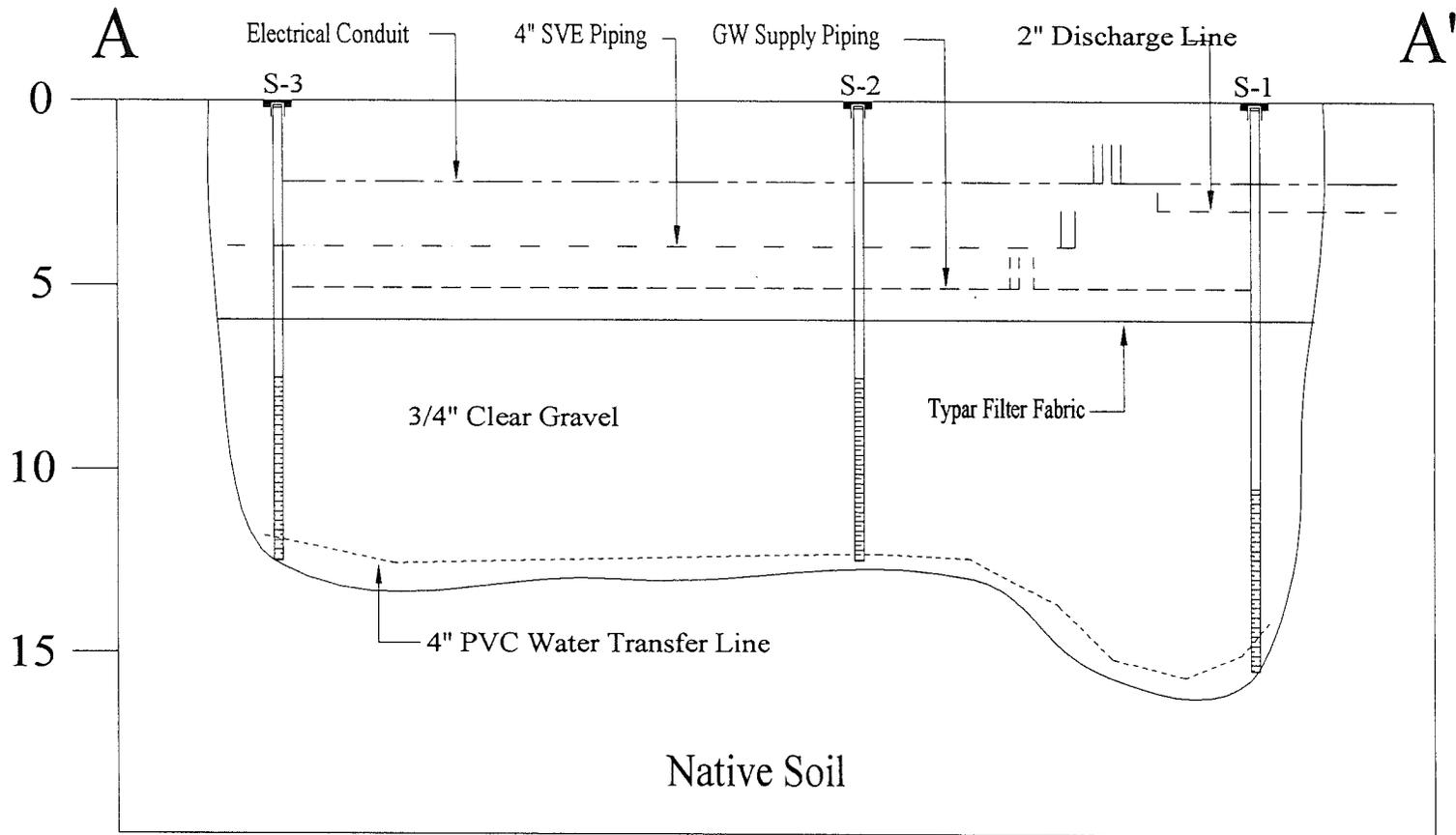
Petroleum contaminated groundwater remains near the former location of groundwater monitoring well MW-4.

LEGEND

-  Groundwater Monitoring Well
-  Soil Boring/Groundwater Monitoring Well with NR720 exceedances
-  Water Supply Line
-  Electrical Line
-  Natural Gas Line
-  Sanitary Sewer Line



<p>Environmental Assessments, Inc P.O. Box 9127 Appleton, WI 54911</p> <p>(920) 749-9746 Fax (920) 749-9748</p>	<p>Title: Pre-Remediation Soil Sample Location Map</p>	<p>Figure # 1</p>
	<p>Project: VanEss Concrete Block 1156 Velp Avenue Green Bay, Wisconsin</p>	<p>Scale: 1" = 50'</p>
	<p>Drafted By: M. Johnson</p>	



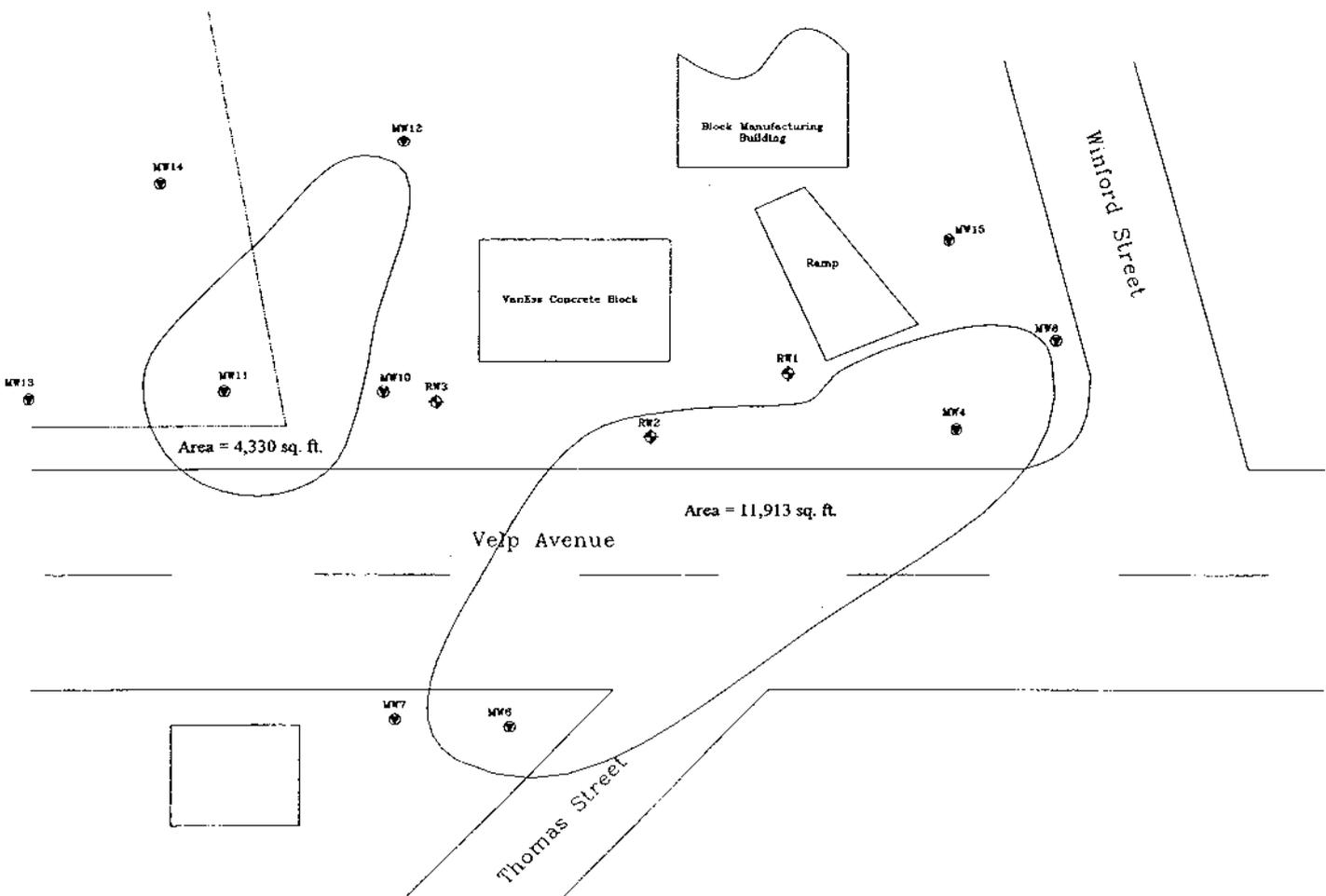
LEGEND

- 3/4" Electrical Conduit
- - - 2" Water Discharge Line
- - - 4" PVC Drain Tile for SVE
- - - 1" Water Supply Lines
- 4" PVC Water Transfer Drain Tile
- Tyvar Filter Fabric
- 3/4" Road Gravel from 0-6 fbg
- 3/4" Clear Gravel from 6.0 fbg to Base of Excavation
- Electrical Conduit at 2.0 fbg
- Water Discharge Line at 3.0 fbg
- SVE Piping at 4.0 fbg
- Water Supply Piping at 5.0 fbg
- Tyvar Filter Fabric at 6.0 fbg
- Water Transfer Drain Tile at 11.0 fbg

Note: See Figure 2 for A - A'

*Post Remediation
Cross Section*

ENVIRONMENTAL ASSESSMENTS, INC. APPLETON, WISCONSIN	Project: Van Ess Concrete Block 1156 Velp Avenue Green Bay, Wisconsin	Title: West - East Cross Section	Drafted By: M. Johnson	Figure # 3
				Horizontal Scale: 1" = 20'



 Groundwater Recovery Well
 Groundwater Monitoring Well

E-benzene = Ethylbenzene

All results presented in parts per billion (ppb)



Environmental
 Assessments, Inc.
 P.O. Box 9127
 Appleton, WI 54911

Title:
 Maximum Groundwater
 Contaminant Plume Map

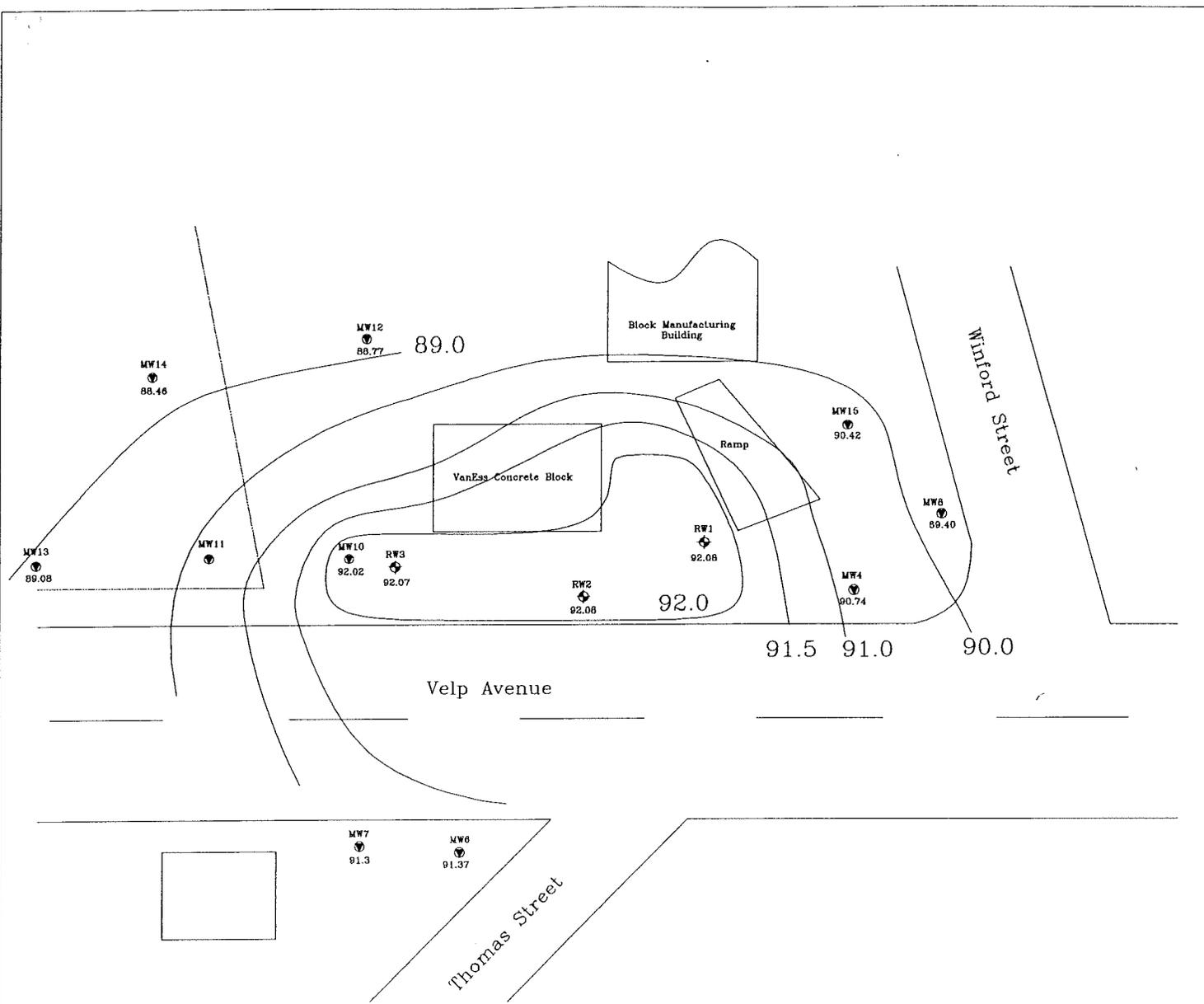
Figure # 2

Project:
 VanEss Concrete Block
 1156 Velp Avenue
 Green Bay, Wisconsin

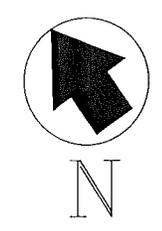
Scale : 1" = 50'

(920) 749-9746 Fax (920) 749-9748

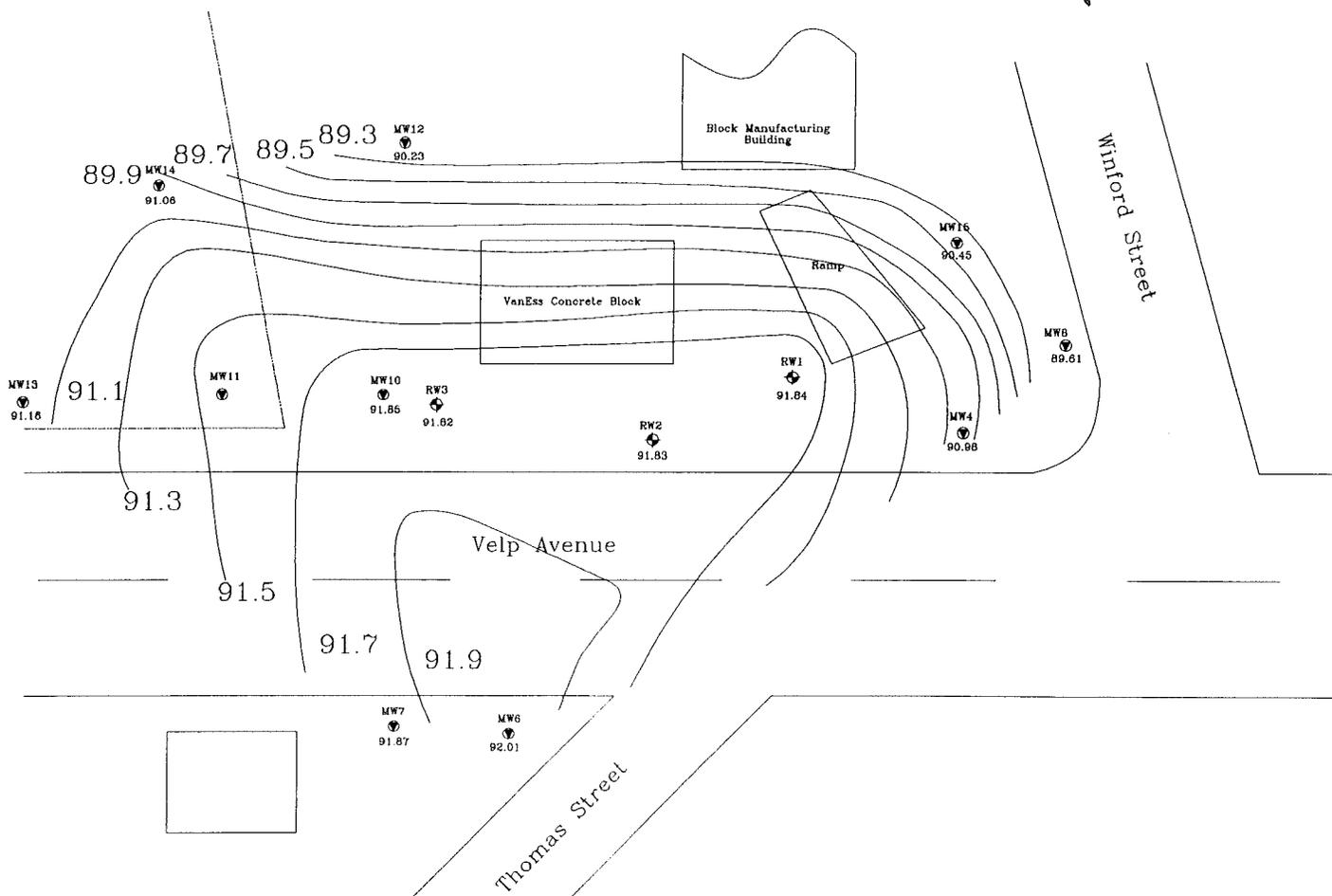
Drafted By: M. Johnson



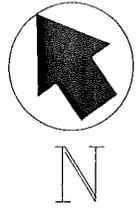
 Groundwater Recovery Well
 Groundwater Monitoring Well
 Estimated Groundwater Contour Line



Environmental Assessments, Inc. P.O. Box 9127 Appleton, WI 54911 (920) 749-9746 Fax (920) 749-9748	Title: Groundwater Contour Map 12/16/98	Figure # 1
	Project: VanEss Concrete Block 1156 Velp Avenue Green Bay, Wisconsin	Scale : 1" = 50'
		Drafted By: M. Johnson



-  Groundwater Recovery Well
-  Groundwater Monitoring Well
-  Estimated Groundwater Contour Line



Environmental Assessments, Inc. P.O. Box 9127 Appleton, WI 54911 (920) 749-9746 Fax (920) 749-9748	Title: Groundwater Contour Map 3/26/99	Figure # 1
	Project: VanEss Concrete Block 1156 Velp Avenue Green Bay, Wisconsin	Scale : 1" = 50'
		Drafted By: M. Johnson

Van Ess Concrete Block, Inc.
Groundwater Contaminant Chemistry Table

MW-1								Investigation
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	6,800	2,300	< 100	760	< 100	180	10,040	
09/08/94	4,900	2,000	36	896	49	335	8,216	
11/18/96	6,200	2,790	160	1,400	< 540	455	11,005	
Monitoring well abandoned during soil excavation activities								

MW-2								Investigation
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	21,000	2,000	7,500	6,300	< 250	710	37,510	
09/08/94	15,000	1,300	3,300	3,760	< 100	580	23,940	
11/18/96	16,600	1,930	2,810	4,890	< 1,350	< 850	26,230	
Monitoring well abandoned during soil excavation activities								

MW-3								Investigation
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	27,000	2,600	2,200	6,600	< 500	970	39,370	
09/08/94	25,000	2,900	3,800	7,800	< 200	1,510	41,010	
11/18/96	24,900	3,220	1,710	8,430	< 1,350	1,360	39,620	
Monitoring well abandoned during soil excavation activities								

MW-4								Investigation Remedial Action Natural Attenuation Monitoring
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	56	120	< 2.0	6.5	< 2.0	5.5	188.0	
09/08/94	16	34	1.2	1.6	4.9	4.0	61.7	
11/18/96	85	146	< 3.0	< 8.5	< 14	< 8.5	231.0	
05/15/97	122	163	7.4	14.7	18	19.7	344.8	
11/18/97	45	78	4.5	3.78	8.6	5.3	145.18	
03/16/98	91	159	6.2	6.1	15	11.5	288.8	
06/25/98	105	120	5.4	4.5	10	9.1	254.0	
09/23/98	68	119	5.1	3.6	10	7.2	212.9	
12/16/98	71	119	6.1	4.7	11	2.7	214.5	
03/26/99	100	220	< 7.0	< 20	< 6.2	8.1	328.1	

MW-5								Investigation
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	1,900	2,400	900	4,740	< 50	2,920	12,860	
09/08/94	1,800	2,200	1,500	4,600	< 10	2,470	12,570	
11/18/96	1,830	2,880	453	7,340	< 135	2,840	15,343	
Monitoring well abandoned during soil excavation activities								

MW-6								Investigation Remedial Action Natural Attenuation Monitoring
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	5.5	110	3.6	70.6	< 2.0	181	370.7	
09/08/94	4.6	3.3	< 1.0	16	1.2	29.4	54.5	
11/18/96	6.2	88	< 0.6	49	< 2.7	150	293.2	
05/15/97	6.9	106	5.3	57.1	10	193	378.3	
11/18/97	2.0	73	4.2	42.9	5.8	204	331.9	
03/16/98	2.1	74	5.2	41.8	8.5	195	326.6	
06/25/98	1.3	67	3.1	38.4	4.3	180	294.1	
09/23/98	1.4	74	4.5	42.5	6.9	203	332.3	
12/16/98	1.8	82	5.5	44.3	10	205	348.6	
03/26/99	1.9	61	< 0.35	31	< 0.31	196	289.9	

MW-7								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0	Investigation
09/08/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0	
11/18/96	<0.5	<0.6	<0.6	<1.7	<2.7	<1.7	0.0	
05/15/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	Remedial Action
11/18/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
03/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	Natural Attenuation Monitoring
06/25/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
09/23/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
03/26/99	<0.32	<0.34	<0.35	<1.0	<0.31	<0.64	0.0	

MW-8								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0	Investigation
09/08/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0	
11/18/96	<0.5	<0.6	<0.6	<1.7	<2.7	<1.7	0.0	
05/15/97	<0.5	<0.6	5.0	<1.7	<0.92	<1.7	5.0	Remedial Action
11/18/97	<0.5	<0.6	5.0	<1.7	<0.92	<1.7	5.0	
03/16/98	<0.5	<0.6	5.0	<1.7	<0.92	<1.7	5.0	Natural Attenuation Monitoring
06/25/98	<0.5	<0.6	7.9	<1.7	0.93	<1.7	8.83	
09/23/98	<0.5	<0.6	6.1	<1.7	<0.92	<1.7	6.1	
12/16/98	<0.5	<0.6	4.0	<1.7	<0.92	<1.7	4.0	
03/26/99	<0.32	<0.34	0.48	<1.0	<0.31	<0.64	0.5	

MW-9								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	7,600	2,900	180	1,700	<100	960	13,340	Investigation
09/08/94	7,800	3,600	280	3,960	<100	1,390	17,030	
11/18/96	6,620	3,680	185	2,650	<675	1,220	14,355	
Monitoring well abandoned during soil excavation activities								

MW-10								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	<1.5	140	14	<2.5	<2.5	7.5	161.5	Investigation
09/08/94	3.7	160	7.6	2.8	42	12.9	229.0	
11/18/96	3.9	57	1.0	2.6	<2.7	9.5	74.0	
05/15/97	7.7	2.0	2.0	13.4	67	27.8	119.9	Remedial Action
11/18/97	3.6	79	6.9	20.4	18	21.3	149.2	
03/16/98	1.9	14	3.5	2.9	17	7.4	46.7	Natural Attenuation Monitoring
06/25/98	1.9	11	9.3	1.6	24	5.7	53.5	
09/23/98	2.5	9.0	8.9	1.3	23	2.9	47.6	
12/16/98	2.3	25	12	1.4	26	5.9	72.6	
03/26/99	1.8	10	<0.35	3.8	<0.31	2.2	17.8	

MW-11								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	
05/19/94	4.5	<2.0	<2.0	4.9	<2.0	2.5	11.9	Investigation
09/08/94	4.2	<1.0	2.2	4.1	<1.0	1.4	11.9	
11/18/96	5.6	2.1	5.1	5.1	<2.7	<1.7	17.9	
05/15/97	7.1	1.1	3.4	5.6	<0.92	2.3	19.5	Remedial Action
11/18/97	5.3	1.7	1.9	6.4	<0.92	4.1	19.4	
03/16/98	4.4	1.5	2.7	6.4	<0.92	6.0	21.0	Natural Attenuation Monitoring
06/25/98	5.6	1.0	1.7	5.4	<0.92	2.0	15.7	
09/23/98	5.7	1.3	1.8	5.9	<0.92	<1.7	14.7	
12/16/98	5.5	1.1	2.3	5.3	<0.92	2.4	16.6	
03/26/99	4.8	1.4	3.1	4.4	<0.31	9.6	23.3	

MW-12									
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's		
05/19/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0		Investigation
09/08/94	2.5	<1.0	<1.0	<1.0	<1.0	<1.0	2.5		
11/18/96	1.9	<0.6	<0.6	<1.7	<2.7	<1.7	1.9		
05/15/97	6.7	<0.6	1.6	<1.7	<0.92	<1.7	8.3		Remedial Action
11/18/97	1.5	<0.6	0.74	<1.7	<0.92	<1.7	2.2		
03/16/98	1.1	<0.6	0.97	<1.7	<0.92	<1.7	2.1		Natural Attenuation Monitoring
06/25/98	1.8	<0.6	<0.6	<1.7	<0.92	<1.7	1.8		
09/23/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
12/16/98	0.63	<0.6	<0.6	<1.7	<0.92	<1.7	0.6		
03/26/99	2.0	0.34	<0.35	<1.0	<0.31	0.38	2.7		

MW-13									
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's		
09/08/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0		Investigation
11/18/96	<0.5	<0.6	<0.6	<1.7	<2.7	<1.7	0.0		
05/15/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		Remedial Action
11/18/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
06/25/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		Natural Attenuation Monitoring
09/23/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
03/26/99	<0.32	<0.34	<0.35	<1.0	<0.31	<0.64	0.0		

MW-14									
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's		
09/08/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0		Investigation
11/18/96	<0.5	<0.6	<0.6	<1.7	<2.7	<1.7	0.0		
05/15/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		Remedial Action
11/18/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
03/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		Natural Attenuation Monitoring
06/25/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
09/23/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
03/26/99	<0.32	<0.34	<0.35	<1.0	<0.31	<0.64	0.0		

MW-15									
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's		
09/08/94	<0.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.0		Investigation
11/18/96	<0.5	<0.6	<0.6	<1.7	<2.7	<1.7	0.0		
05/15/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		Remedial Action
11/18/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
03/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		Natural Attenuation Monitoring
06/25/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
09/23/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0		
03/26/99	<0.32	<0.34	<0.35	<1.0	<0.31	<0.64	0.0		

RW-1								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	Remedial Action
02/12/97	2.9	<0.6	0.92	<1.7	<0.92	<1.7	3.82	
04/04/97	12	<0.6	0.92	<1.7	<0.92	<1.7	12.92	
05/15/97	25	<0.6	0.92	<1.7	<0.92	<1.7	25.9	
11/18/97	96	5.7	1.2	<1.7	<0.92	<1.7	102.9	
03/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	Natural Attenuation Monitoring
06/25/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
09/23/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
03/26/99	<0.32	<0.34	<0.35	<1.0	<0.31	<0.64	0.0	

RW-2								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	Remedial Action
04/04/97	42	<0.6	<0.6	0.96	<0.92	<1.7	42.96	
05/15/97	196	<0.6	1.5	2.4	<0.92	<1.7	199.9	
11/18/97	259	26.0	4.2	5.78	<0.92	3.38	298.36	
03/16/98	2.9	<0.6	<0.6	<1.7	<0.92	<1.7	2.9	Natural Attenuation Monitoring
06/25/98	1.4	<0.6	<0.6	<1.7	<0.92	<1.7	1.4	
09/23/98	3.3	<0.6	<0.6	<1.7	<0.92	<1.7	3.3	
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
03/26/99	1.9	<0.34	<0.35	<1.0	<0.31	<0.64	1.9	

RW-3								
Date	Benzene	E-Benzene	Toluene	Xylene	MTBE	TMB	Total PVOC's	Remedial Action
04/04/97	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
05/15/97	21	1.2	<0.60	<1.7	<0.92	<1.7	22.2	
11/18/97	433	34.0	9.7	18.2	<0.92	<1.7	494.9	
03/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	Natural Attenuation Monitoring
06/25/98	10	<0.6	<0.6	<1.7	<0.92	<1.7	10.0	
09/23/98	3.9	<0.6	<0.6	<1.7	<0.92	<1.7	3.9	
12/16/98	<0.5	<0.6	<0.6	<1.7	<0.92	<1.7	0.0	
03/26/99	<0.32	<0.34	<0.35	<1.0	<0.31	<0.64	0.0	

WDNR PAL	0.5	140	68.6	124	12	96
WDNR ES	5.0	700	343	620	60	480

Notes: WDNR PAL = WDNR NR 140 preventative action limit
WDNR ES = WDNR NR 140 enforcement standard
Bolding indicates a PAL exceedance
Shading indicates an ES exceedance

Impacted Off-Source Property Information

Form 4400-246 (R 3/08)

This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #:

ACTIVITY NAME:

ID	Off-Source Property Address	Parcel Number	WTM X	WTM Y
<input type="text" value="A"/>	<input type="text" value="1212 Velp Ave, Green Bay, WI"/>	<input type="text" value="18-782"/>	<input type="text" value="676251"/>	<input type="text" value="453449"/>
<input type="text" value="B"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="C"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="D"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="E"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="F"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="G"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="H"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="I"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

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 benefits 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, attached to a copy of the Department's written determination, may be recorded to give notice that this deed restriction, or portions of this deed restriction, are no longer binding.

By signing this document, THOMAS PRUST asserts that he/she is duly authorized to sign this document on behalf of ALWIN MFG CO, INC.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 27th day of SEPT, 2000.

Signature: Thomas Prust
Printed Name: THOMAS PRUST

Subscribed and sworn to before me
this 27 day of SEPT, 2000
Joseph R. Paprocki
Notary Public, State of WISCONSIN
My commission 05/23/04
JOSEPH R. PAPROCKI

This document was drafted by the Wisconsin Department of Natural Resources based upon information provided by Environmental Assessments, Inc.