

GIS REGISTRY

Cover Sheet

March, 2010
(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" form)*

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

- Contamination in ROW
- Off-Source Contamination

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

Land Use Controls:

- N/A (Not Applicable)
- Soil: maintain industrial zoning (220)
*(note: soil contamination concentrations
between non-industrial 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 unit or economic
development corporation was directed to
take a response action)*

Monitoring Wells:

Are all monitoring wells properly abandoned per NR 141? (234)

Yes No N/A

** Residual Contaminant Level*

***Site Specific Residual Contaminant Level*

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 #: 03-05-001075 PARCEL ID #: 3-85
ACTIVITY NAME: CITGO STATION (WALNUT ST 76) WTM COORDINATES: X: 677038 Y: 451182

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.)
- Continuing Obligation Cover Letter** (for property owners affected by residual contamination and/or continuing obligations)
- 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 #: na Title: na
- 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 11 x 17 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 #: na Title: na
- 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: Site 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 #: 03-05-001075

ACTIVITY NAME: CITGO STATION (WALNUT ST 76)

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 #: na Title: geologic 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 #: 3 Title: Groundwater Contour and Contaminant Distribution - 4/17/98

- 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 #: 3 Title: Groundwater Contour and Contaminant Distribution - 4/17/98

Figure #: Title:

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

Tables must be no larger than 11 x 17 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 #: na Title: Soil Analytical Data

- 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 #: na Title: Groundwater Analytical Data

- 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 #: na Title: Groundwater Elevation Data

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.

- Letter of May 10, 2000 suggesting wells not be abandoned

BRRTS #: 03-05-001075

ACTIVITY NAME: CITGO STATION (WALNUT ST 76)

NOTIFICATIONS

Source Property

Not Applicable

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.

Not Applicable

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

Jim Doyle, Governor
Scott Hassett, 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
TTY 920-492-5912

September 24, 2003

Selsmeyer & Associates
Attn: Guy Selsmeyer
4610 Brown Road
Little Suamico, WI 54141

SUBJECT: Final Case Closure By Closure Committee With Conditions Met
Citgo Station (Walnut Street 76), 515 West Walnut Street, Green Bay, WI
WDNR BRRTS #: 03-05-001075

Dear Mr. Selsmeyer:

On April 26, 2000, your site as described above was reviewed for closure by the Northeast Region Closure Committee. This committee reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On May 10, 2000, you were notified that the Closure Committee had granted conditional closure to this case.

On September 24, 2003, the Department received correspondence indicating that you have complied with the conditions of closure. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

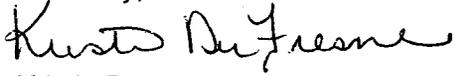
Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>

If this is a PECFA site, section 101.143, Wis. Stats., requires that PECFA claimants seeking reimbursement of interest costs, for sites with petroleum contamination, submit a final reimbursement claim within 120 days after they receive a closure letter on their site. For claims not received by the PECFA Program within 120 days of the date of this letter, interest costs after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

Please be aware that this 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 the environment.

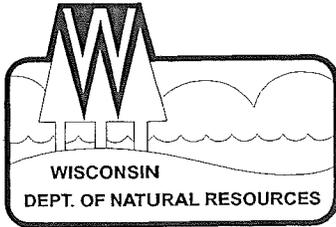
The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 920-492-5943.

Sincerely,

A handwritten signature in cursive script that reads "Kristin DuFresne".

Kristin DuFresne
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Jeff LaViolette, NRP
1140 Ashwaubenon Street, Green Bay, WI 54304



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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

Remediation and Redevelopment
1125 North Military Avenue
P.O. Box 10448
Green Bay, Wisconsin 54307-0448
Telephone 920-492-5916
FAX 920-492-5859
TTY 920-492-5812

May 10, 2000

Mr. Guy Selsmeyer
Selsmeyer & Associates
4610 Brown Road
Little Suamico, WI 54141

SUBJECT: Groundwater Use Restriction for Citgo Service Station, 515 West Walnut Street, Green Bay, Wisconsin
WDNR BRRTS # 03-05-001075.

Dear Mr. Selsmeyer:

On April 26, 2000, the Bureau for Remediation and Redevelopment's Northeast Region Closure Committee met to discuss the above referenced leaking underground storage tank site. The committee has agreed to close this site pending the completion and filing of a groundwater use restriction and the opening of an environmental repair case (BRRTS # 02-05-252334) to address the remaining chlorinated solvent contamination. This groundwater use restriction will state that inaccessible groundwater contamination may remain at this site and that additional remedial action is not feasible at this time. The document would be placed in the file with the deed running with the property.

Only when the groundwater use restriction has been finalized and filed with Brown County and proof of filing the groundwater use restriction has been received by the Department, can this site be closed. To expedite the completion of the groundwater use restriction and closure process, the Department requests that you submit the following:

- a complete, legible and unabbreviated legal description of the property
- a copy of the most recent deed for your property
- available maps, such as a survey map, showing the property boundaries, building outlines, and monitoring well/piezometer locations

If you do not have these documents they can be obtained from the Brown County Register of Deeds. Once this information is received, the Department will send you a draft copy of the groundwater use restriction containing language regarding the remaining petroleum contamination.

If the draft is accurate and acceptable, please sign it, file it with the Register of Deeds office and return a copy of the signed and filed restriction to the Department for our records. The Department suggests you do not abandon any of the monitoring wells, extraction wells,

piezometers, sumps, and soil venting systems at this time as they will be needed for the environmental repair case investigation/remediation.

This groundwater use restriction is an option that the Department can offer in order to conditionally close this site. If you choose not to accept this option you will need to perform additional investigation and cleanup of the remaining contamination. Within **14 days** of receipt of this notice please submit a letter to the Department documenting your intentions.

If you have any additional relevant information concerning this matter which was not formerly provided to the Department, you should submit this information to the Department for reevaluation.

If you have any questions, please contact me in Green Bay at (920) 492-5943.

Sincerely,

A handwritten signature in cursive script that reads "Kristin DuFresne".

Kristin DuFresne
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Karl Schuldes, Robert E. Lee & Associates, Inc.
P.O. Box 2100, Green Bay, WI 54307-0448

1795508

Document Number

WARRANTY DEED

BROWN COUNTY REGISTER OF DEEDS CATHY WILLIQUETTE

2001 FEB 21 A 9 26

This Deed, made between WALNUT STREET C-STORE, LLC, a Wisconsin limited liability company, Grantor, and SULLIVAN-MATUSZAK, INC., a Wisconsin corporation, Grantee.

Witnesseth, That the said Grantor, for a valuable consideration of One Dollar and Other Valuable Consideration conveys to Grantee the following described real estate in Brown County, State of Wisconsin:

Recording Area Name and Return Address

Evans Title Companies, Inc. P. O. Box 22006 Green Bay, WI 54305-2006

TRANSFER \$ 1200.00 FEE

3-85 (Parcel Identification Number)

Lot Ninety-three (93), except the North Ten (10) feet thereof and Lot Ninety-four (94), according to the recorded Plat of Fort Howard Original Survey, in the City of Green Bay, West side of Fox River, Brown County, Wisconsin.

Property Address: 515 W. Walnut Street, Green Bay, WI 54303

This is not homestead property.

Together with all and singular hereditaments and appurtenances thereunto belonging; And the Grantors, and each one of them, warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except easements, restrictions and reservations of record; municipal and zoning ordinances, and will warrant and defend the same.

Dated this 15 day of February, 2001.

Handwritten signature of John H. Jacobs, III

John H. Jacobs, III, Member

AUTHENTICATION

Signature(s)

authenticated this ___ day of _____

signature

type or print name

TITLE: MEMBER STATE BAR OF WISCONSIN (If not, authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY William S. Woodward, HANAWAY, WEIDNER, BACHHUBER, WOODWARD & MALONEY, S.C.

(Signatures may be authenticated or acknowledged. Both are not necessary.)

ACKNOWLEDGMENT

STATE OF Wisconsin Brown COUNTY

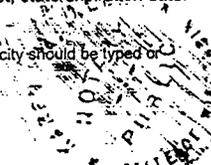
Personally came before me this 15 day of February, 2001, the above named John H. Jacobs, III, the sole Member of Walnut Street C-Store, LLC, to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

Handwritten signature of Karen M. Allen

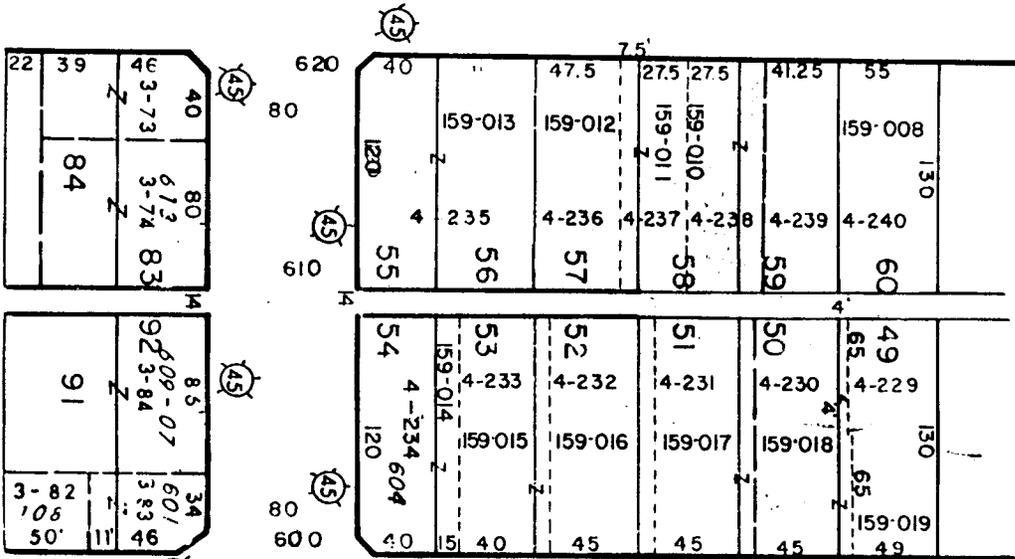
signature type or print name Karen M. Allen

Notary Public, Brown County, WI My commission is permanent. (If not, state expiration date: 8/29 2004)

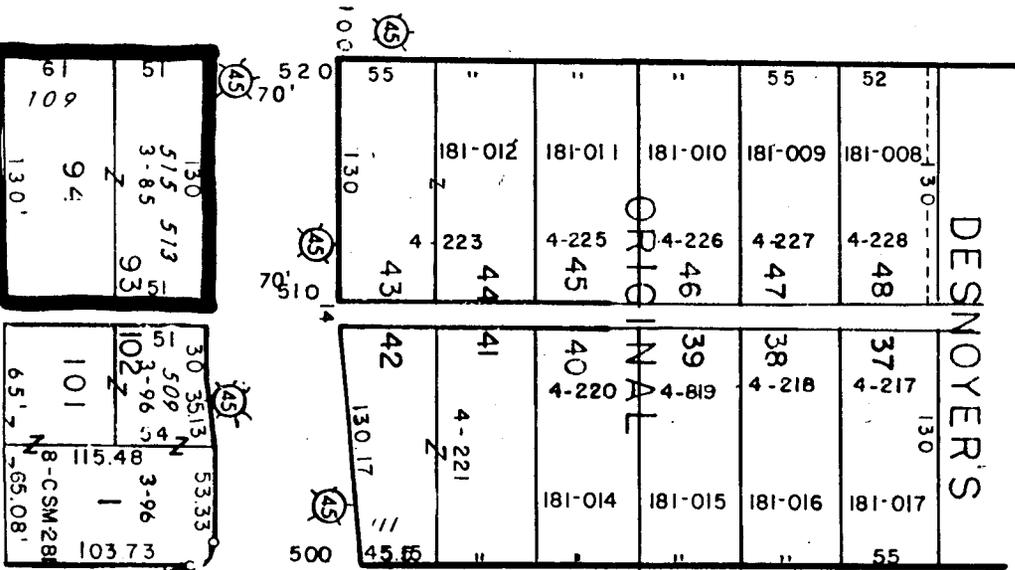
*Names of persons signing in any capacity should be typed or printed below their signatures.



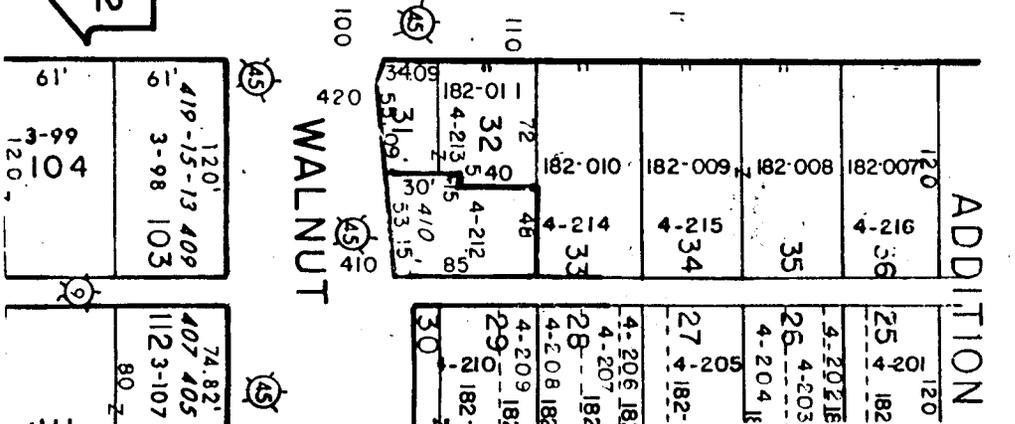
ASHLAND AVENUE



MAPLE AVENUE



CHESTNUT AVENUE



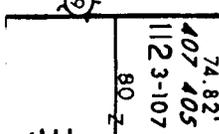
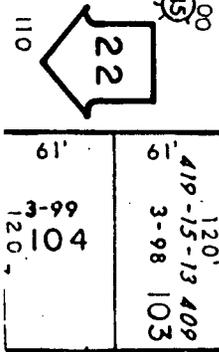
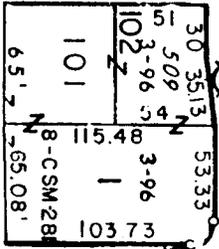
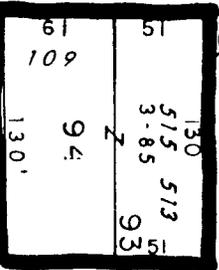
SEE NORTHWEST BOOK PAGE 10

DESNOYER'S

ORIGINAL

ADDITION

WALNUT



August 25, 2003

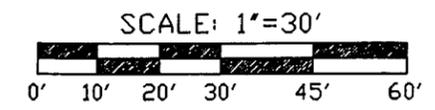
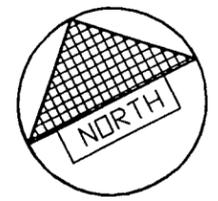
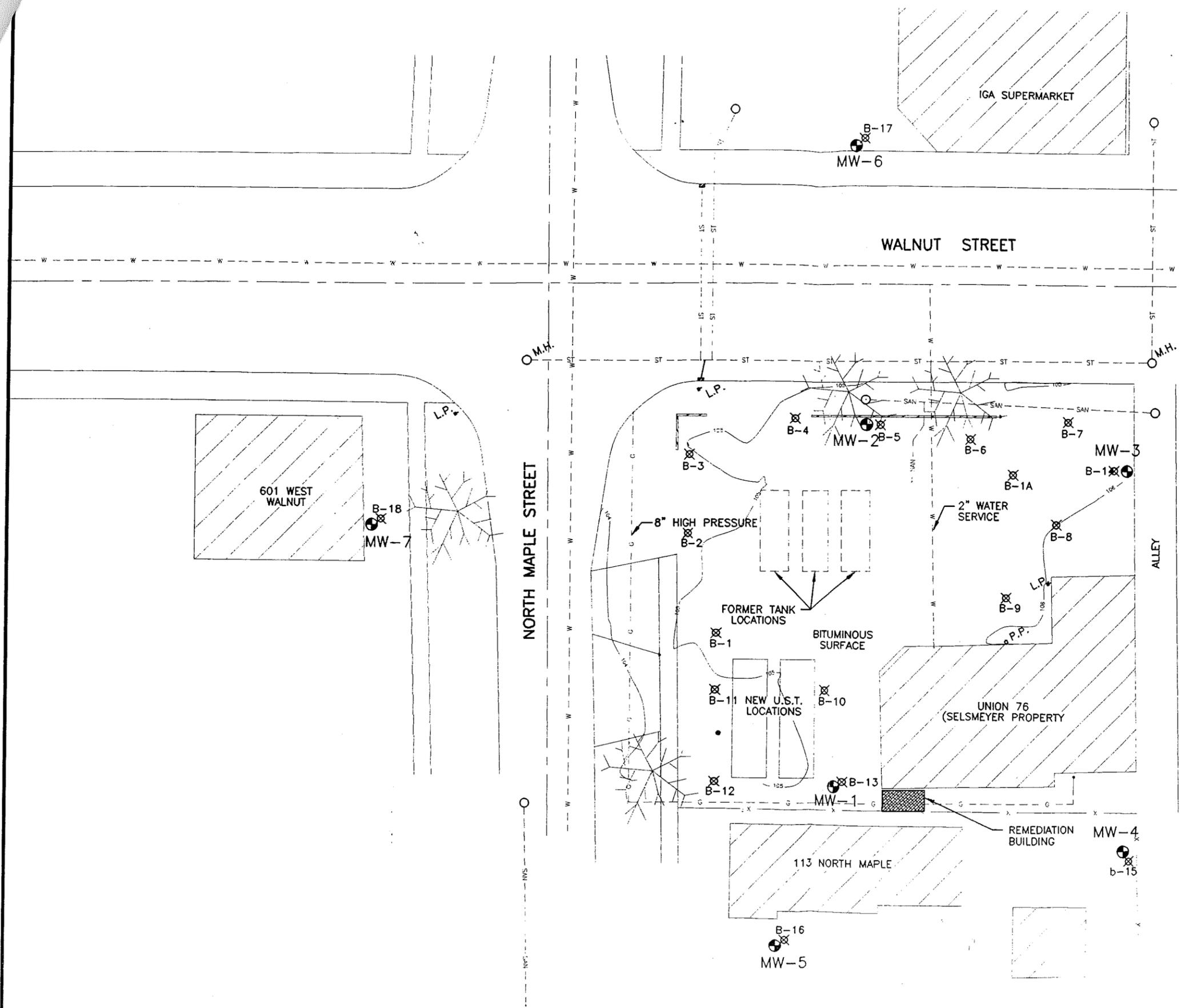
To the best of my knowledge, the attached legal description is complete and accurate for the Citgo Station (Walnut Street 76), 515 West Walnut Street, Green Bay, Wisconsin.

This information is being submitted for the DNR Case closure via GIS Registry for DNR BRRTS Case # 0305001075.

Sincerely,



Mr. Guy Selsmeyer
4610 Brown Road
Little Suamico, WI 54141



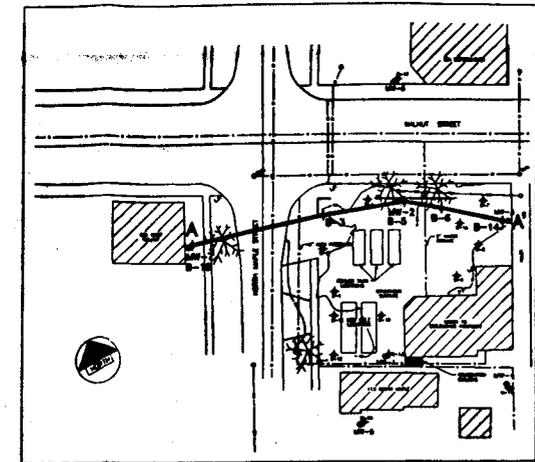
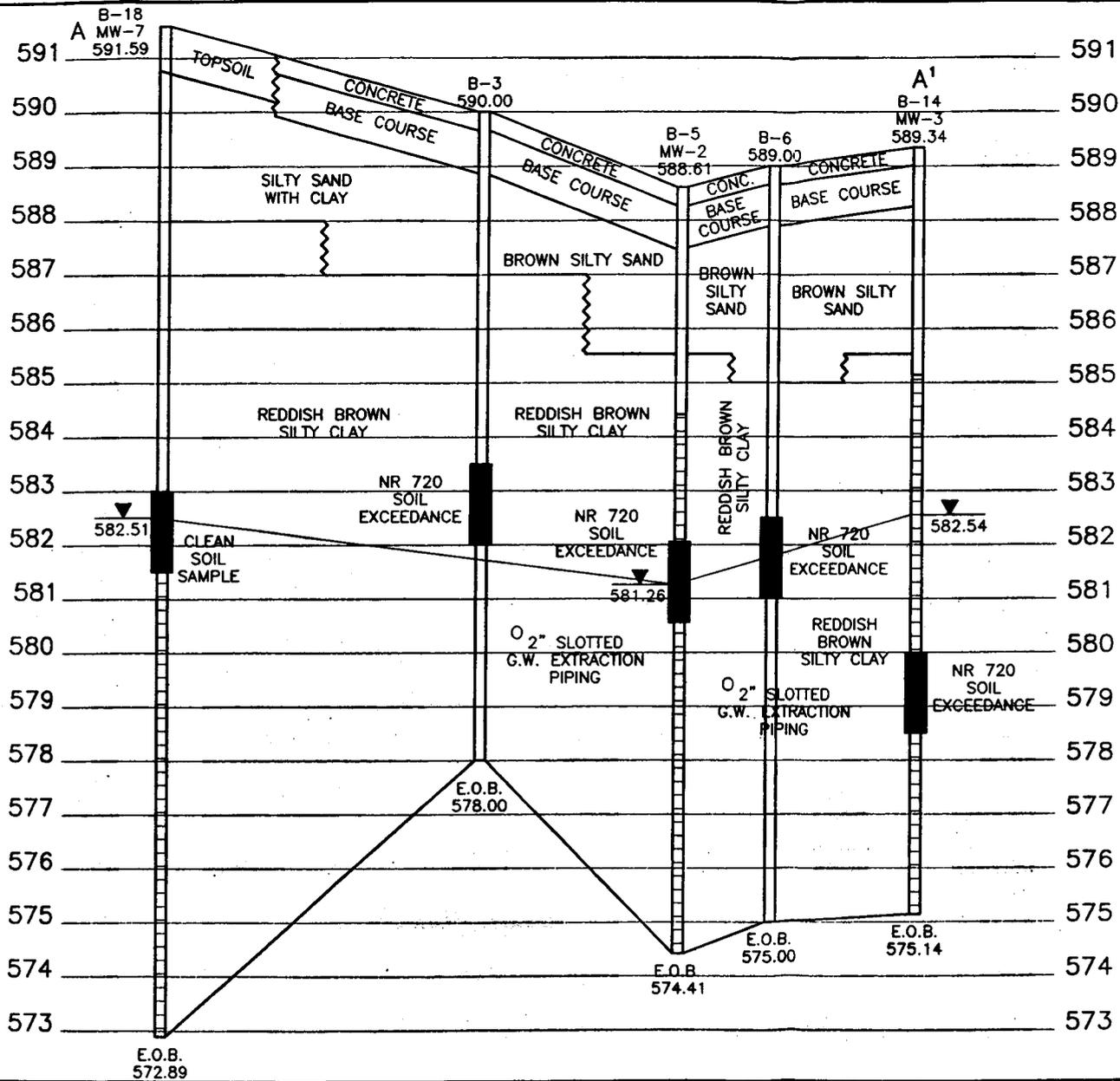
LEGEND

- G — GAS
- W — WATER
- SAN — SANITARY SEWER
- ST — STORM SEWER
- MONITORING WELL LOCATION
- ⊗ BORING LOCATION
- MANHOLE
- ⬤ LIGHT POLE
- ◇ POWER POLE

SELSMEYER PROPERTY
 515 WEST WALNUT STREET
 GREEN BAY, WISCONSIN

SITE MAP

FIGURE 1



SCALE

VERTICAL 1" = 2'
 HORIZONTAL 1" = 30'

LEGEND

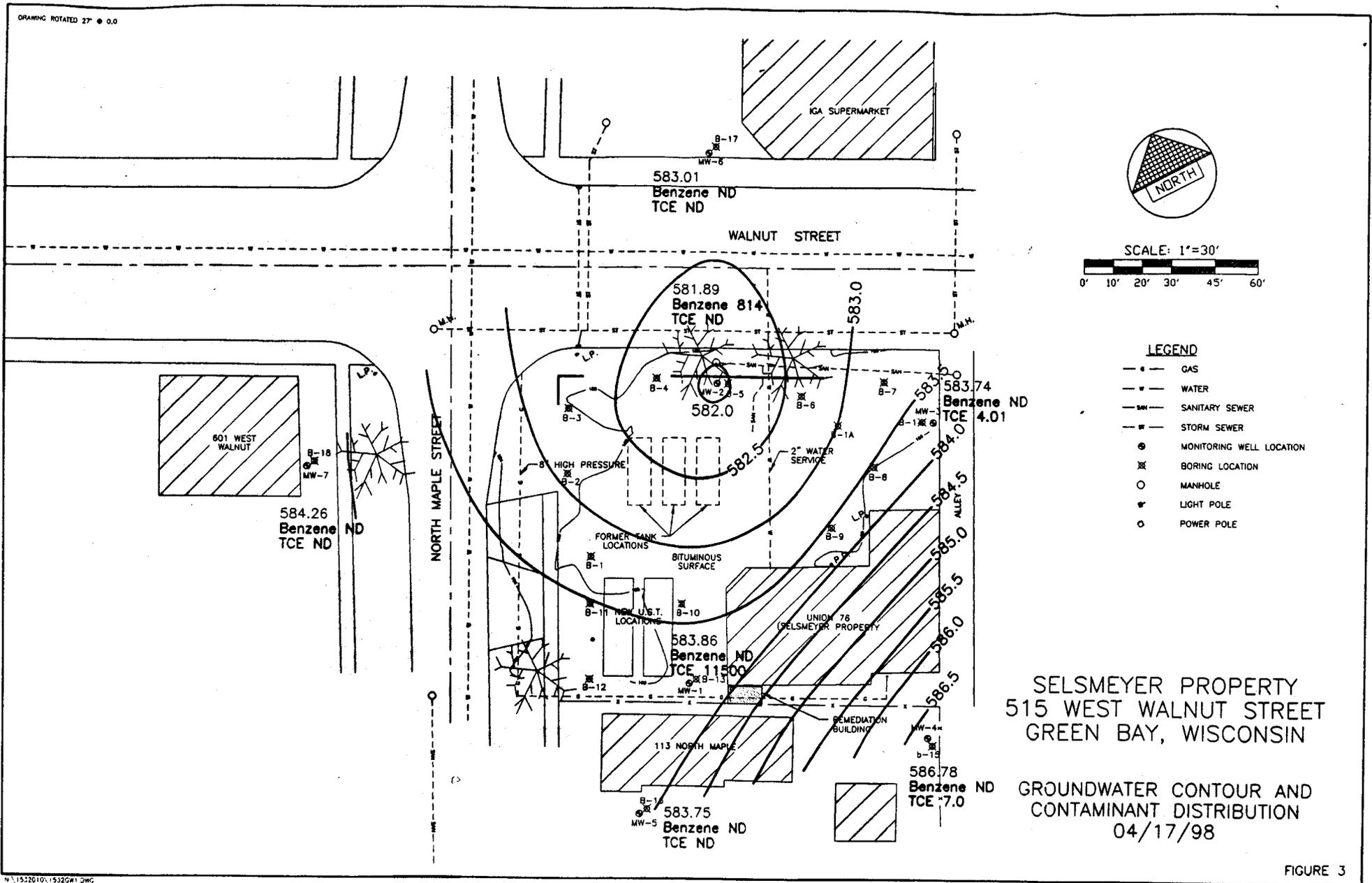
- BELOW NR720 SOIL STANDARDS
- NR720 SOIL STANDARD EXCEEDANCE
- GROUNDWATER LEVEL - APRIL 8, 1999

SELSMEYER PROPERTY
 515 WEST WALNUT STREET
 GREEN BAY, WISCONSIN

**GEOLOGIC
 CROSS-SECTION**

FIGURE 3

N:\1532015\1532020.DWG -LCP-1/26/00



Groundwater Analytical Data
 Citgo Station (Walnut Street 76)
 Green Bay, Wisconsin

MW-1

Parameter	PAL	ES	10/18/96	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	10/7/98	2/10/99	4/8/99	7/13/99	10/5/99	1/24/00	4/13/00	1/9/02	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Benzene	0.5	5	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	1.2	<19	NA	<24	<41
Bromodichloromethane	0.06	0.6	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.65	<25	NA	<30	<58
Chloroform	0.6	6	<100	ND	502	<500	<1,000	<100	<500	<35	<50	<30	0.35	<0.18	<18	NA	<38	<37
cis-1,2-dichloroethylene	7	70	324	ND	ND	<1,000	<2,000	<200	<1,000	93	853	94	145	82	118	NA	200	190
trans-1,2-Dichloroethylene	20	100	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	1.5	0.81	<17	NA	<40	<89
Ethylbenzene	140	700	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.25	7.3	<20	NA	<22	<54
Methyl-tert-butyl ether	12	80	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	20	7.3	<20	NA	<34	<81
Naphthalene	8	40	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.35	<0.082	<8.2	NA	<28	<74
1,1,2-Trichloroethane	0.5	5	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.61	<0.2	<20	NA	<36	<42
Tetrachloroethylene	0.5	5	19,600	8,160	15,100	11,300	11,500	15,300	9,890	11,000	7,510	11,900	14,300	7,740	9,400	13,000	9,000	7,300
Trichloroethylene	0.5	5	138	ND	ND	<250	<500	<50	<250	39	114	67	173	63	67	260	170	48 Q
Toluene	200	1000	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	1.3	0.62	<11	NA	<23	<67
Vinyl chloride	0.02	2	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	13	<0.14	<23	NA	<9.0	<18
Xylenes	1000	10,000	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	1.31	<0.38	<30	NA	<87	<283

MW-2

Parameter	PAL	ES	10/18/96	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	10/7/98	2/10/99	4/8/99	7/13/99	10/5/99	1/24/00	4/13/00	1/9/02	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Benzene	0.5	5	642	1,580	399	739	814	701	112	260	390	306	57	49	261	NA	25	21
n-Butylbenzene	--	--	ND	ND	ND	ND	ND	ND	ND	3.2	<7.58	6.1	<2.0	9	<8.9	NA	<6.1	<9.3
sec-Butylbenzene	--	--	ND	ND	ND	ND	ND	ND	ND	ND	5	<58	<17	<8.7	<7.3	NA	<4.9	<8.9
cis-1,2-Dichloroethane	7	70	ND	ND	ND	ND	ND	ND	ND	ND	2.68	94	<9.3	<4.7	<9.3	NA	<7.3	<8.3
Ethylbenzene	140	700	317	807	149	382	392	397	103	160	288	188	112	44	162	NA	<4.3	16 Q
Isopropylbenzene	--	--	35	27.8	ND	<50	20.8	<50	<100	10	16.5	15	14	8.5	14	NA	<4.3	<5.9
Isopropyl ether	--	--	NA	12.4	ND	<50	<20	<50	<100	<5.5	<4	<10	<20	<10	<20	NA	<6.0	<7.6
Methyl-tert-butyl ether	12	80	1,480	1,060	1,177	811	1,030	806	1,320	1,100	945	983	981	860	1,010	NA	810	1,000
Naphthalene	8	40	ND	41.9	ND	<50	<20	<50	<100	16	22.5	8.7	15	42	12	NA	<5.9	<7.4
n-Propylbenzene	--	--	54	71.7	ND	60.1	58.4	66.8	<100	24	45.3	35	37	18	30	NA	<6.4	<8.1
Toluene	200	1,000	<20	13.4	ND	<50	<20	<50	<100	6.5	10	5.3	<5.5	<2.8	13	NA	<4.7	<6.7
Tetrachloroethylene	0.5	5	<20	<10	ND	<50	<20	2,340	<100	56	7.26	19	1,420	153	460	<0.57	<5.7	<4.5
Trimethylbenzenes	96	480	149	253	ND	286	256	100	<200	1,027	1,725	45	176	291	160.6	NA	<10.3	<18.0
Xylenes	1,000	10,000	346	417.8	ND	326	240.7	84.4	<200	82	122.9	17	129	58	108	NA	<19.4	<26.3

Groundwater Analytical Data
 Citgo Station (Walnut Street 76)
 Green Bay, Wisconsin

MW-3

Parameter	PAL	ES	10/18/96	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	10/7/98	2/10/99	4/8/99	7/13/99	10/5/99	4/13/00	1/9/02	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
cis-1,2-Dichloroethylene	7	70	ND	ND	ND	ND	ND	ND	ND	ND	0.19	<0.19	0.5	0.2	NA	<0.73	<0.83
Methyl-tert-butyl ether	12	60	<0.2	ND	2.1	<1	<1	<1	<1	<0.32	<0.73	<0.73	<0.73	<0.2	NA	<0.67	<0.61
Naphthalene	8	40	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.54	0.34	<0.082	NA	<0.59	<0.74
Tetrachloroethylene	0.5	5	2.7	2.9	4.65	3.51	4.01	6.87	5.31	6.3	56	7.9	227	7.6	4.9	6.9	5.5
Toluene	200	1,000	0.3	ND	ND	<1	<1	<1	<1	<0.27	0.19	0.2	0.44	0.14	NA	<0.47	<0.67
Trichloroethylene	0.5	5	0.3	ND	ND	<0.5	<0.5	<0.5	<0.5	0.54	0.71	0.49	1.4	0.66	<<0.89	<0.89	<0.48
Xylenes	1,000	10,000	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.87	0.49	<0.3	NA	<1.94	<2.63

MW-4

Parameter	PAL	ES	10/18/96	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	10/7/98	2/10/99	4/8/99	7/13/99	10/5/99	1/24/00	4/13/00	1/9/02	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Benzene	0.5	5	0.3	ND	ND	<0.5	<0.5	<0.5	<0.5	<0.27	<0.19	<0.19	0.56	<0.19	<0.19	NA	<0.48	<0.41
n-Butylbenzene	--	--	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.23	<0.040	<0.18	NA	<0.61	<0.93
cis-1,2-Dichloroethylene	0.7	70	0.6	ND	ND	<2.0	<2.0	<2.0	<2.0	<0.28	<0.19	0.4	0.53	<0.19	<0.19	NA	<0.73	<0.19
Ethylbenzene	140	700	0.6	ND	ND	<1	<1	<1	<1	<0.32	<0.19	0.22	1.7	0.44	<0.13	NA	<0.43	<0.54
n-Propylbenzene	--	--	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	<0.36	<0.12	NA	<0.64	<0.81
Naphthalene	8	40	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	1.1	<0.082	NA	<0.59	<0.74
Tetrachloroethylene	0.5	5	23	30.6	15.5	8.33	7	21.4	17.9	12	12.8	15	4.5	3.8	4.8	20	15	12
Toluene	200	1,000	ND	ND	ND	<1	<1	<1	<1	0.45	0.42	0.71	5.4	1.2	0.23	NA	<0.47	<0.87
Trimethylbenzenes	96	480	ND	ND	ND	ND	ND	ND	ND	0.22	<0.46	<0.46	5.8	1.2	<0.12	NA	<1.03	<1.80
Trichloroethylene	0.5	5	3.2	1.8	2.82	1.02	1.49	2.81	7.74	1.8	1.29	3.3	1.5	<0.21	0.73	2.5	2.0 Q	<0.48
Xylenes	1,000	10,000	1.3	ND	ND	<1	<1	<1	<1	<0.43	<0.39	0.89	9.3	2.4	<0.3	NA	<1.94	<2.63

Groundwater Analytical Data
 Citgo Station (Walnut Street 78)
 Green Bay, Wisconsin

MW-5

Parameter	PAL	ES	10/18/98	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	10/7/98	2/10/99	4/8/99	7/13/99	10/5/99	1/24/00	4/13/00	1/9/02	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Ethylbenzene	140	700	0.3	ND	ND	<1	<1	<1	<1	<0.32	<0.19	<0.19	<0.19	0.2	<0.13	NA	<0.43	<0.54
Naphthalene	8	40	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.18	0.48	0.14	0.14	NA	<0.59	<0.74
Tetrachloroethylene	0.5	5	3	ND	ND	<1	<1	<1	<1	<0.43	0.7	0.83	<0.34	0.97	<0.14	<0.57	<0.57	<0.45
Toluene	200	1,000	0.3	ND	ND	<1	<1	<1	<1	0.8	0.19	0.4	0.61	0.9	0.28	NA	<0.47	<0.67
Trimethylbenzenes	98	480	ND	ND	ND	ND	ND	ND	ND	0.22	<0.46	<0.46	<0.46	<0.46	0.13	NA	<1.23	<1.8
Xylenes	1,000	10,000	ND	ND	ND	ND	ND	ND	ND	0.46	<0.39	<0.39	0.84	1	<0.3	NA	<1.94	<2.63

MW-8

Parameter	PAL	ES	10/18/98	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	2/10/99	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA
Dichlorodifluoromethane	200	1,000	ND	ND	ND	ND	ND	ND	0.97	<0.68	1.3 Q
Ethylbenzene	140	700	0.2	ND	ND	<1	<1	<1	<0.32	<0.43	<0.54
Methylene chloride	0.5	5	ND	ND	ND	ND	ND	ND	0.57	<0.85	0.81 Q
Methyl-tert-butyl ether	12	80	<0.2	ND	1.93	<1	<2	<1	<0.32	<0.87	<0.61
Tetrachloroethylene	0.5	5	1.9	ND	ND	<1	<1	<1	<0.43	<0.57	<0.45
Toluene	200	1,000	0.3	ND	ND	<1	<1	<1	<0.27	<0.47	<0.67

Groundwater Analytical Data
 Citgo Station (Walnut Street 76)
 Green Bay, Wisconsin

MW-7

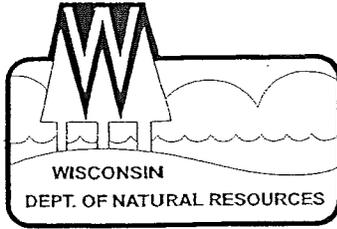
Parameter	PAL	ES	10/18/96	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	2/10/99	1/9/02	8/27/02	4/1/03
Lead	1.5	15	<1	NA	NA	NA	NA	NA	NA	NA	NA	NA
Methylene chloride	0.5	5	ND	ND	ND	ND	ND	ND	0.61	NA	<0.85	1.7
Tetrachloroethylene	0.5	5	1.4	ND	ND	<1	<1	<1	<0.43	<0.57	<0.57	<0.45
Toluene	200	1,000	ND	ND	ND	ND	ND	ND	0.73	NA	<0.47	<0.67
Trichloroethylene	0.5	5	ND	ND	ND	ND	ND	ND	ND	<0.89	<0.89	<0.48
Xylenes	1,000	10,000	ND	ND	ND	ND	ND	ND	0.44	NA	<1.94	<2.63

SUMP

Parameter	PAL	ES	10/18/96	8/13/97	11/19/97	2/19/98	4/17/98	7/8/98	4/8/99	4/13/00
Lead	1.5	15	2	NA	NA	NA	NA	NA	NA	NA
Benzene	0.5	5	1,530	870	178	<250	515	71	344	418
cis-1,2-Dichloroethylene	0.7	7	6,160	2,210	2,250	3,210	2,790	1,790	3,760	1,130
Dibromochloromethane	6	60	ND	ND	ND	ND	ND	ND	ND	5
Ethylbenzene	140	700	113	183	56.5	<500	289	<250	90.3	96
Isopropylbenzene	--	--	ND	ND	ND	ND	ND	ND	ND	8.4
Methyl-tert-butyl ether	12	60	196	141	<50	<500	<500	<250	<73.2	189
n-Propylbenzene	--	--	ND	ND	ND	ND	ND	ND	ND	13
Naphthalene	8	40	<160	80.2	<50	<500	<250	<250	<53.8	20
Tetrachloroethylene	0.5	5	3,330	21,610	1,600	2,370	5,390	5,370	3,520	1,620
Toluene	200	1,000	80	92.1	<50	<500	<250	<500	35.9	100
Trichloroethylene	0.5	5	1,440	393	417	582	417	339	362	207
Trimethylbenzenes	96	480	<140	244	<50	<500	<250	<500	35.2	161
Vinyl chloride	0.02	0.2	1,140	110	113	<100	175	219	148	66
Xylenes	1,000	10,000	81	313.2	<50	<500	<250	<500	81.9	338

Groundwater Elevation Data
 Citgo Station (Walnut Street 76)
 Green Bay, Wisconsin

Well	Well Elevation (ft)	Date Measured	Depth to Water (ft)	Groundwater Elevation (ft)
MW-1	591.00	4/17/98	7.14	583.86
		1/9/02	9.76	581.24
		8/27/02	8.01	582.99
		4/1/03	7.85	583.15
MW-2	588.61	4/17/98	6.72	581.89
		1/9/02	8.04	580.57
		8/27/02	6.03	582.58
		4/1/03	6.31	582.30
MW-3	589.34	4/17/98	5.60	583.74
		1/9/02	8.28	581.06
		8/27/02	6.37	582.97
		4/1/03	5.93	583.41
MW-4	591.76	4/17/98	4.98	586.78
		1/9/02	9.52	582.24
		4/1/03	6.29	585.47
MW-5	591.33	4/17/98	7.58	583.75
		1/9/02	8.56	582.77
		8/27/02	10.54	580.79
		4/1/03	9.63	581.70
MW-6	588.61	4/17/98	5.60	583.01
		8/27/02	6.48	582.13
		4/1/03	6.06	582.55
MW-7	591.59	4/17/98	7.33	584.26
		1/9/02	11.12	580.47
		8/27/02	11.78	579.81



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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

Remediation and Redevelopment
1125 North Military Avenue
P.O. Box 10448
Green Bay, Wisconsin 54307-0448
Telephone 920-492-5916
FAX 920-492-5859
TTY 920-492-5812

May 10, 2000

Mr. Guy Selsmeyer
Selsmeyer & Associates
4610 Brown Road
Little Suamico, WI 54141

SUBJECT: Groundwater Use Restriction for Citgo Service Station, 515 West Walnut Street, Green Bay, Wisconsin
WDNR BRRTS # 03-05-001075

Dear Mr. Selsmeyer:

On April 26, 2000, the Bureau for Remediation and Redevelopment's Northeast Region Closure Committee met to discuss the above referenced leaking underground storage tank site. The committee has agreed to close this site pending the completion and filing of a groundwater use restriction and the opening of an environmental repair case (BRRTS # 02-05-252334) to address the remaining chlorinated solvent contamination. This groundwater use restriction will state that inaccessible groundwater contamination may remain at this site and that additional remedial action is not feasible at this time. The document would be placed in the file with the deed running with the property.

Only when the groundwater use restriction has been finalized and filed with Brown County and proof of filing the groundwater use restriction has been received by the Department, can this site be closed. To expedite the completion of the groundwater use restriction and closure process, the Department requests that you submit the following:

- a complete, legible and unabbreviated legal description of the property
- a copy of the most recent deed for your property
- available maps, such as a survey map, showing the property boundaries, building outlines, and monitoring well/piezometer locations

If you do not have these documents they can be obtained from the Brown County Register of Deeds. Once this information is received, the Department will send you a draft copy of the groundwater use restriction containing language regarding the remaining petroleum contamination.

If the draft is accurate and acceptable, please sign it, file it with the Register of Deeds office and return a copy of the signed and filed restriction to the Department for our records. The Department suggests you do not abandon any of the monitoring wells, extraction wells,

piezometers, sumps, and soil venting systems at this time as they will be needed for the environmental repair case investigation/remediation.

This groundwater use restriction is an option that the Department can offer in order to conditionally close this site. If you choose not to accept this option you will need to perform additional investigation and cleanup of the remaining contamination. Within **14 days** of receipt of this notice please submit a letter to the Department documenting your intentions.

If you have any additional relevant information concerning this matter which was not formerly provided to the Department, you should submit this information to the Department for reevaluation.

If you have any questions, please contact me in Green Bay at (920) 492-5943.

Sincerely,

A handwritten signature in cursive script that reads "Kristin DuFresne".

Kristin DuFresne
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Karl Schuldes, Robert E. Lee & Associates, Inc.
P.O. Box 2100, Green Bay, WI 54307-0448