

GIS REGISTRY INFORMATION

SITE NAME:	HOECKENDORFF PROPERTY		
BRRTS #:	02-15-118687	FID # (if appropriate):	
COMMERCE # (if appropriate):			
CLOSURE DATE:	02/01/2005		
STREET ADDRESS:	1127 MISERE ROAD		
CITY:	BRUSSELS		
SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):	X=	709995	Y= 475180
CONTAMINATED MEDIA:	Groundwater <input type="checkbox"/>	Soil <input checked="" type="checkbox"/>	Both <input type="checkbox"/>
OFF-SOURCE GW CONTAMINATION >ES:	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
IF YES, STREET ADDRESS 1:	_____		
GPS COORDINATES (meters in WTM91 projection):	X=	Y= _____	
OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL):	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
IF YES, STREET ADDRESS 1:	_____		
GPS COORDINATES (meters in WTM91 projection):	X=	Y= _____	
CONTAMINATION IN RIGHT OF WAY:	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
DOCUMENTS NEEDED:			
Closure Letter, and any conditional closure letter issued	X		
Copy of most recent deed, including legal description, for all affected properties	X		
Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties	NA		
County Parcel ID number, if used for county, for all affected properties	X		
Location Map which outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy). If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.	X		
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy) This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs.	X		
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)	NA		
Tables of Latest Soil Analytical Results (no shading or cross-hatching)	X		
Isoconcentration map(s), if required for site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.	NA		
GW: Table of water level elevations, with sampling dates, and free product noted if present	NA		
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)	NA		
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour	X		
Geologic cross-sections, if required for SI. (8.5x14" if paper copy)	NA		
RP certified statement that legal descriptions are complete and accurate	X		
Copies of off-source notification letters (if applicable)	NA		
Letter informing ROW owner of residual contamination (if applicable)(public, highway or railroad ROW)	NA		
Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure	X		



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 711

February 1, 2005

Steven and Barbara Hoeckendorff
1127 Misere Road
Brussels, WI 54204

SUBJECT: Final Case Closure By Closure Committee: With Conditions Met
1127 Misere Road, Brussels, WI
WDNR BRRTS # 02-15-118687

Dear Mr. and Mrs. Hoeckendorff:

On August 10, 2004, the Northeast Region Closure Committee reviewed the above referenced case for closure. This committee reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On August 23, 2004, you were notified that the Closure Committee had granted conditional closure to this case.

On February 1, 2005 the Department received final correspondence indicating that you have complied with the conditions of closure (submitted a copy of the deed restriction). 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://dnr.wi.gov/org/aw/rr/gis/index.htm>. If your property is listed on the GIS Registry due to groundwater contamination exceeding ch. NR 140 standards at the time of closure, and you intend to construct or reconstruct a well, you will need Department approval. Department approval is required before construction or reconstruction of a well on a property listed on the GIS Registry, in accordance with s. NR 812.09(4)(w). To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at the web address listed above.



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TTY 711

August 23, 2004

Steven and Barbara Hoeckendorff
1127 Misere Road
Brussels, WI 54204

Subject: Conditional Case Closure for Hoeckendorff Property
1127 Misere Road, Brussels, Wisconsin 54204
WDNR BRRTS # 02-15-118687

Dear Mr. Hoeckendorff:

On August 10, 2004, your request for closure of the case described above was reviewed by the Northeast Region Closure Committee. The closure 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, the closure committee has determined that the contamination from the former salvage yard appears to have been investigated and remediated to the extent practicable under site conditions. Your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code and will be closed if the following conditions are satisfied:

MONITORING WELL ABANDONMENT

The monitoring wells at the site must be properly abandoned in compliance with ch. NR 141, Wis. Adm.. Documentation of well abandonment must be submitted to Lisa Evenson on Form 3300-5B found at <http://www.dnr.state.wi.us/org/water/dwg/gw/> or provided by the Department of Natural Resources

WASTE AND SOIL PILE REMOVAL

Any remaining waste and/or soil piles generated as part of site investigation or remediation activities must be removed from the site and disposed of or treated in accordance with Department of Natural Resources' rules. Please send a letter advising me that any remaining waste and/or soil piles have been removed once that work is completed.

GIS REGISTRY PACKET

A soil GIS registry packet will need to be submitted to the Department to place your site on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Enclosed with this letter is a copy of the GIS registry checklist.

DEED RESTRICTION FOR CONTAMINATED SOIL

To close this site, the Department requires that a deed restriction be signed and recorded to address the issue of the remaining soil contamination associated with the site. The purpose of the restriction is to maintain a surface barrier over the remaining soil contamination to prevent it from impacting human health and the environment.

633240

STATE BAR OF WISCONSIN FORM 2 - 1998
WARRANTY DEED

Document Number

This Deed, made between Todd J. Schroeder and Janel Schroeder, husband and wife Grantor,
and Grantee, Steven W. Hoeckendorff and Barbara H. Hoeckendorff

Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate in Door County, State of Wisconsin:

RECORDED
Time.....9:00AM..

SEP 3 2002

Marilyn Ostlin
RECORDER OF DEEDS
DOOR COUNTY WIS.

By: _____

Tract Indexed

Recording Area

Name and Return Address

Cherryland Title Services, Inc. 10-22516
sas

11400
80
1100

TRANSFER
\$114.00
FEE

WHZ
W-1

004-00-17262441C

Parcel Identification Number (PIN)

This is homestead property.
(is) (is not)

A tract of land in the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Seventeen (17), Township Twenty-six (26) North, Range Twenty-four (24) East, Town of Brussels, Door County, Wisconsin, more particularly described as follows:

Commencing at the Northeast corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4), which point is located on the centerline of a town road known as Misere Road; thence South along the centerline of Misere Road a distance of 395 feet to a point; thence West along a line parallel to the North line of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) 735 feet to a point; thence North along a line parallel to the centerline of Misere Road 395 feet to a point; thence East along the North line of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) 735 feet to the point of beginning.

Exceptions to warranties: municipal and zoning ordinances, recorded easements for public utilities serving the property, recorded building and use restrictions and covenants, general taxes levied for the year 2002. Subject to and benefited by a Holding Tank Agreement recorded October 12, 1989 in Volume 452 of Records, Page 533, Doc. No. 490121. Subject to the rights of the public in that portion of the premises lying within the limits of Misere Road.

Dated this 30th day of August, 2002.

Todd Schroeder
* Todd J. Schroeder

Janel Schroeder
* Janel Schroeder

AUTHENTICATION

Signature(s) _____

authenticated this _____ day of _____

ACKNOWLEDGMENT

STATE OF Wisconsin)
Door County.) ss.

Personally came before me this 30th day of August, 2002 the above named Todd J. Schroeder and Janel Schroeder

Seal Affixed

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Daniel G. Vincent
* Daniel G. Vincent

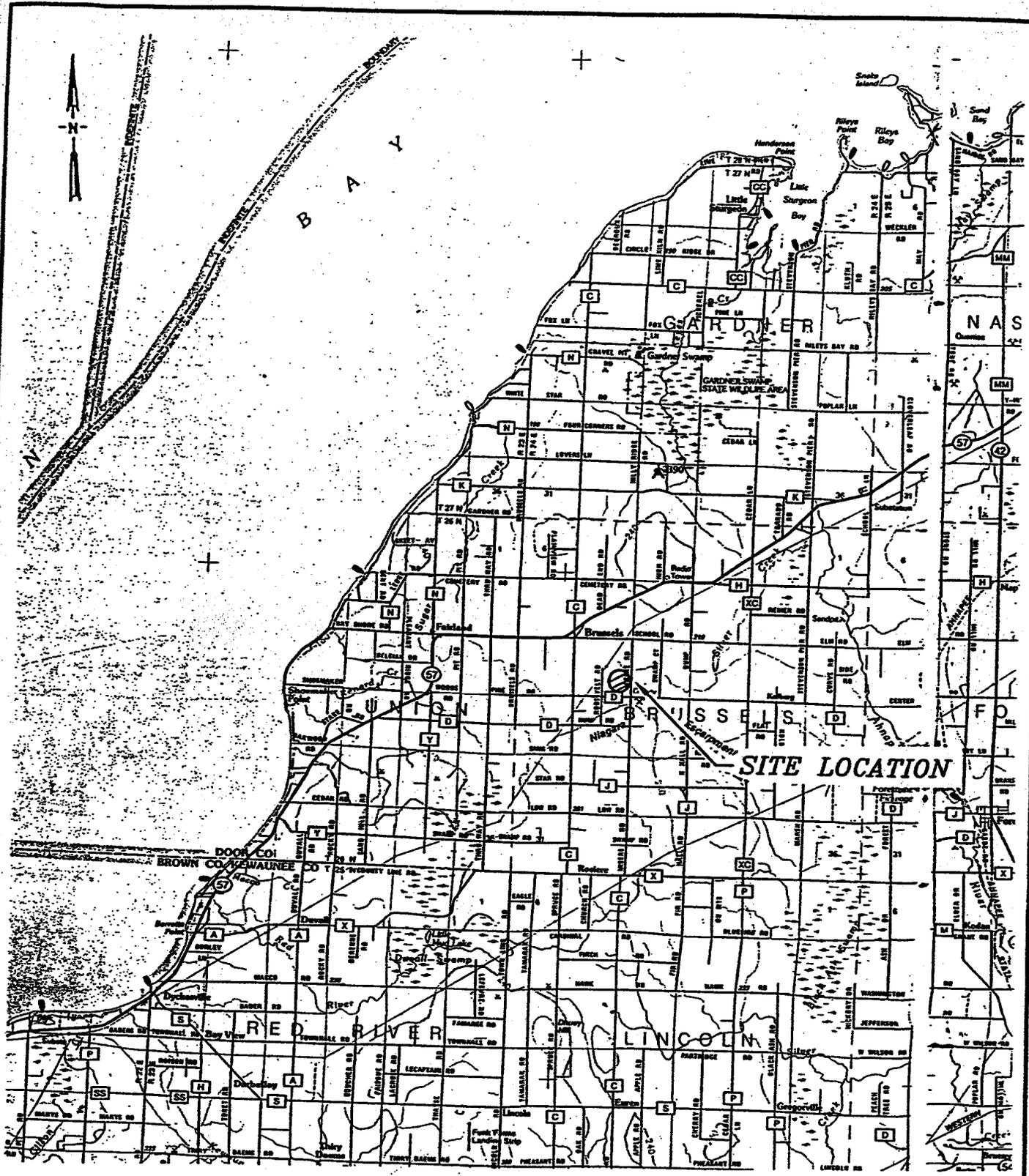
Notary Public, State of Wisconsin
My Commission is permanent. (If not, state expiration date: 1-1-06)

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

THIS INSTRUMENT WAS DRAFTED BY
Ralph F. Herlache, Atty. at Law
118 N. 4th Ave., Sturgeon Bay, WI 54235

(Signatures may be authenticated or acknowledged. Both are not

* Names of persons signing in any capacity must be typed or printed below their signature.



MAP SOURCE: MODIFIED FROM WISCONSIN ATLAS & GAZETTEER DATED 1989.

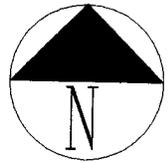
Environmental
Compliance Consultants, Inc

Door County Map
ECCI, Addendum to Phase II Investigation
Schroeder Property
Brussels, WI

Figure 1
Site Overview Map

(SIS) B-4
MW-1

Abandoned Salvage Area



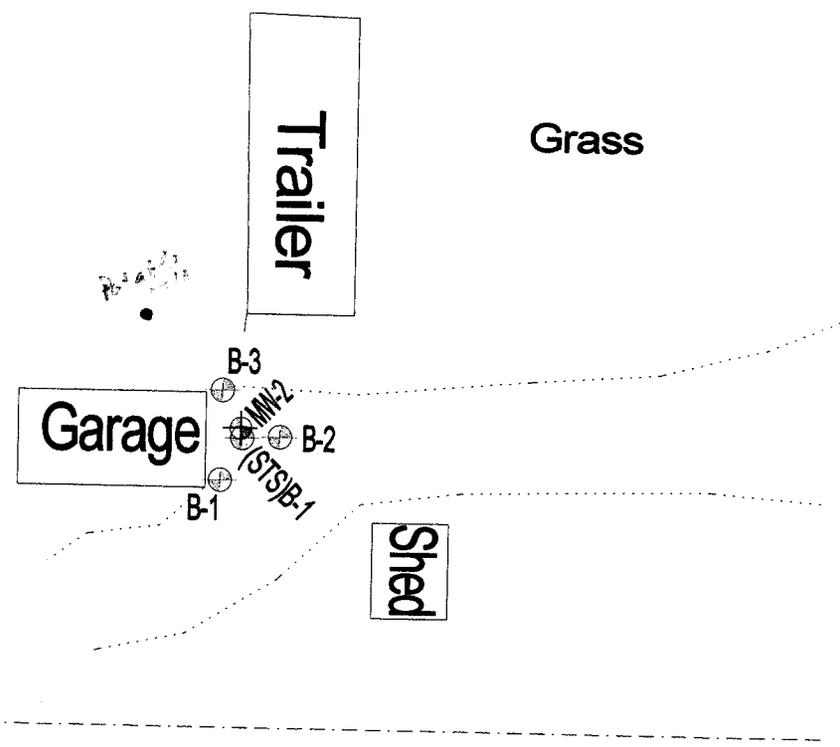
Grass

Grass

Misere Rd.

LEGEND

-  Monitoring Well
-  Boring
-  Gravel area
-  Property Boundary



Schroeder Property, BRUSSELS, WISCONSIN

FIGURE 2
2003 Soil Boring/Monitoring Well Map

SCALE: 1" = 50' DATE: 16 May, 2004

Environmental Compliance Consultants, Inc. BY: Robert J. Meller

TABLE 1

**Summary of Soil Laboratory Analyses
Former Hoeckendorff Auto Salvage
Brussels, Wisconsin**

Sample ID	Sample Depth-ft	DRO (mg/kg)	Benzene (ug/kg)	Toluene (ug/kg)	Ethylbenz. (ug/kg)	Xylenes (ug/kg)	MTBE (ug/kg)	1,2,4-TMB (ug/kg)	1,3,5-TMB (ug/kg)	1,2-DCA (ug/kg)	Isopropylbenz. (ug/kg)	n-Propylbenz. (ug/kg)	Naphthalene (ug/kg)	p/Isopropyl Tol. (ug/kg)	sec-Butylbenz. (ug/kg)	Cadmium (mg/kg)	Chromium (mg/kg)	Lead (mg/kg)	
B-1, S-1	0.0-2.0	6.4	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-1, S-4	7.5-9.5	6.7	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-2, S-1	0.0-2.0	5.7	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-2, S-2	2.5-4.5	5.7	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-2, S-6	12.5-13.5	7.4	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-3, S-1	0.0-2.0	8390	<333	3340	4700	30100	<333	<333	<333	<333	824	4420	27200	1690	827	--	--	--	
B-3, S-4	7.5-9.0	9.5	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-4, S-1	0.0-2.0	3.0	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-4, S-5	11.5-12.5	7.9	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-5, S-1	0.0-2.0	5.9	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-5, S-6	12.5-14.0	4.6	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-6, S-1	0.0-2.0	7.3	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-6, S-5	10.0-10.5	7.1	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-8, S-1	0.0-2.0	3.9	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
B-8, S-4	7.5-8.0	5.6	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
HA-1	0.0-1.0	3.7	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	--	--	--	
HA-2	0.0-1.0	3.5	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	<0.4	17	11.6	
HA-3	0.0-1.0	31	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	<0.4	19.1	10.6	
HA-4	0.0-1.0	8.1	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	<0.4	14.4	39.5	
HA-5	0.0-1.0	20200	<25	157	101	530	<25	383	111	<25	<25	<25	<25	<25	<25	<0.4	12.3	55.9	
HA-6	0.0-1.0	22	<25	41	<25	39	<25	<25	<25	<25	<25	<25	339	49	<25	<0.3	18.9	210.4	
HA-7	0.0-1.0	3.6	<25	<25	<25	<50	<25	<25	<25	<25	<25	<25	<25	<25	<25	<0.4	9.2	366.7	
NR 720 Generic RCL*		100	5.5	1500	2900	4100				4.9							8	14	50

Notes:

☐ = Analyte detected at a concentration above the NR 720.09 or 720.11 Generic Residual Contaminant Level

< = Analyte not detected at a concentration above the method detection limit

-- = not analyzed

DRO = Diesel Range Organics

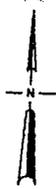
MTBE = Methyl tert Butyl Ether

1,2,4-TMB = 1,2,4-Trimethylbenzene

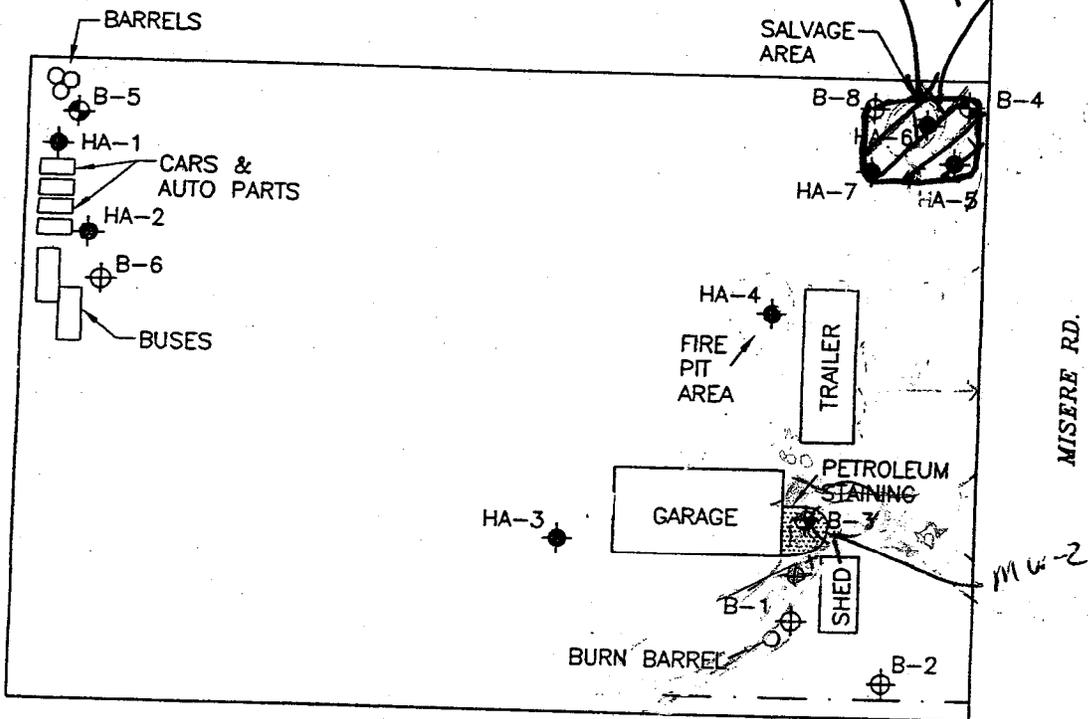
1,2-DCA = 1,2-Dichloroethane

Methylene Chloride attributed to possible laboratory contamination, was detected in Samples B-6, S-1 and HA-6, S-1

* Wisconsin Administrative Code, NR 720.09 Generic Residual Contaminant Level



Cap Maintenance Area
 N/2 720 Residential Lead RCL
 Exceedances



LEGEND

- ◆ HAND AUGER BORING
- ⊕ SOIL BORING
- ⊕ SOIL BORING/TEMPORARY MONITORING WELL
- - - DITCH



STS Consultants Ltd.
 Consulting Engineers

PROJECT/CLIENT
 LOCATION DIAGRAM
 WDOT PHASE II INVESTIGATION
 STH 57 CORRIDOR PROJECT-6.66 ACRE PARCEL
 FORMER HOECKENDORFF AUTO SALVAGE
 BRUSSELS, WISCONSIN

DRAWN BY	D.J.M.	1-9-97
CHECKED BY	PMG	1-29-97
APPROVED BY	PRB	1-29-97
SCALE	NTS	FIGURE NO. 1
STS DRAWING NO. 22464XC		



I, STEVEN W. HOECKER DONFF,
CERTIFY TO THE BEST OF MY
KNOWLEDGE THAT THE PROPERTY
LINES DESCRIBED ON THE DEED
IS TRUE + ACCURATE

STEVEN W. HOECKER DONFF
PROPERTY OWNER

1127 MISLAN RD

BRUSSARD, WI. 54204



Document Number

DEED RESTRICTION

Recorded
DEC. 7, 2004 AT 11:38AM

MARILYN JADIN
REGISTER OF DEEDS
DOOR COUNTY, WI

Fee Amount Paid: \$15.00

Tract Indexed

Declaration of Restrictions

In Re: A tract of land in the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Seventeen (17), Township Twenty-six (26) North, Range Twenty-four (24) East, Town of Brussels, Door County, Wisconsin, more particularly described as follows:

Commencing at the Northeast corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4), which point is located on the centerline of a town road known as Misere Road; thence South along the centerline of Misere Road a distance of 395 feet to a point; thence West along a line parallel to the North line of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) 735 feet to a point; thence North along a line parallel to the centerline of Misere Road 395 feet to a point; thence East along the North line of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) 735 feet to the point of beginning.

Recording Area

Name and Return Address

Steven and Barbara Hoeckendorff
1127 Misere Road
Brussels, WI 54204

STATE OF WISCONSIN)
) ss
COUNTY OF DOOR)County

004-00-17262441C
Parcel Identification Number

WHEREAS, Steven W. and Barbara H. Hoeckendorff are the owners of the above-described property.

WHEREAS, one or more lead discharges have occurred on this property, and as of December 1996 when soil samples were collected on this property, lead-contaminated soil remained on this property at the following location: soil sampling locations HA-5 and HA-6. Lead contamination remains in soil sample HA-5 at a concentration of 210.4 parts per million (ppm) and at soil location HA-6 at a concentration of 366.7 ppm, which is above the Wisconsin Administrative Code Chapter NR720 Table 2 value of 50 ppm. Locations of soil samples are provided on Exhibit A (figure 1) and are attached and made part of this restriction.

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:

The gravel and topsoil cover that existed on the above-described property on the date that this restriction was signed form a barrier that must be maintained in order to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health. These structures are also required in order to minimize the infiltration of water and prevent additional groundwater contamination that would violate the groundwater quality standards in ch. NR 140, Wis. Adm. Code. The gravel and topsoil cover shall be maintained on the above-described property in the locations shown on the attached map, labeled Exhibit A unless another barrier, with an infiltration rate of 10⁻⁷ cm/sec or less, is installed and maintained in their place. The existing structures, and any replacement barrier with an infiltration rate of 10⁻⁷ cm/sec or less,

shall be maintained on the above-described property in compliance with the Cap Maintenance Plan for the Steve Hoeckendorff Property dated August 31, 2004, that was submitted to the Wisconsin Department of Natural Resources by Robert J. Meller, P.G. of ECCI Inc. on behalf of Steven and Barbara Hoeckendorff, as required by section NR 724.13(2), Wis. Adm. Code (1999).

In addition, the following activities are prohibited on any portion of the above-described property where an impervious cap has been placed or where impervious surfaces exist (See attached Exhibit A), unless prior written approval has been obtained from the Wisconsin Department of Natural Resources or its successor or assign: (1) Excavating or grading of the land surface; (2) Filling on capped areas and areas with impervious surfaces; (3) Plowing for agricultural cultivation; and (4) Construction or installation of a building or other structure with a foundation that would sit on or be placed within the cap or impervious surface.

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, attached to a copy of the Department's written determination, may be recorded by the property owner or other interested party 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 7 day of December, 2004.

Signature: [Handwritten Signature]
Printed Name: STEVEN W. HOECKENDORFF

Signature: [Handwritten Signature]
Printed Name: Barbara H. Hoeckendorff

Subscribed and sworn to before me
this 7 day of Dec, 2004

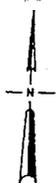
[Handwritten Signature]
Notary Public, State of WI Marilyn Jadin
My commission 7-1-2007

**Seal
Affixed**

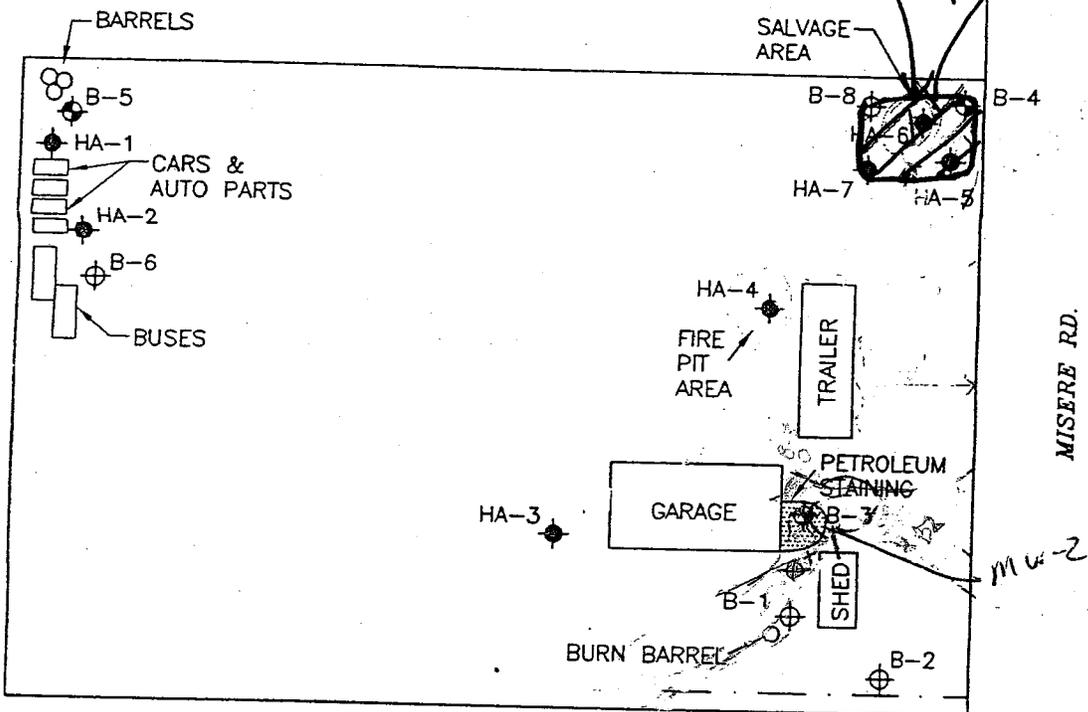
This document was drafted by The Department of Natural Resources from information obtained by Robert J. Meller, P.G. of ECCI, Inc.

Exhibit-A

VOL 1025 PAGE 634



Cap Maintenance Area
 NR 720 Residential Lead RCL
 Exceedances



LEGEND

- ◆ HAND AUGER BORING
- ⊕ SOIL BORING
- ⊕ SOIL BORING/TEMPORARY MONITORING WELL
- DITCH



STS Consultants Ltd.
 Consulting Engineers

PROJECT/CLIENT

LOCATION DIAGRAM
 WDOT PHASE II INVESTIGATION
 STH 57 CORRIDOR PROJECT-6.66 ACRE PARCEL
 FORMER HOECKENDORFF AUTO SALVAGE
 BRUSSELS, WISCONSIN

DRAWN BY	D.J.M.	1-9-97
CHECKED BY	PMG	1-29-97
APPROVED BY	PRB	1-29-97
SCALE	NTS	FIGURE NO. 1
STS DRAWING NO.		22464XC