

**GIS REGISTRY INFORMATION**

**SITE NAME:** GUDMUNDSONS LANDSCAPE NURSERY

**BRRTS #:** 03-20-096757

**CLOSURE DATE:** 05/22/2002

**STREET ADDRESS:** N7820 LAKESHORE DRIVE

**CITY:** FOND DU LAC

**SOURCE PROPERTY GPS COORDINATES** (meters in WTM91 projection): X= 643149 Y= 373670

**OFF-SOURCE CONTAMINATION (>ES):**  Yes  No

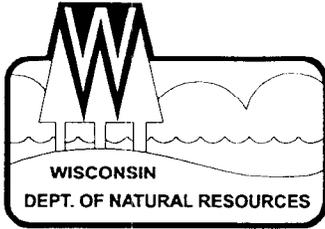
**IF YES, STREET ADDRESS 1:** \_\_\_\_\_

**GPS COORDINATES** (meters in WTM91 projection): X= \_\_\_\_\_ Y= \_\_\_\_\_

**CONTAMINATION IN RIGHT OF WAY:**  Yes  No

**DOCUMENTS NEEDED:**

- Closure Letter, and any conditional closure letter issued
- Copy of most recent deed, including legal description, for all affected properties
- Certified survey map or relevant portion of the recorded plat map (*if referenced in the legal description*) for all affected properties
- County Parcel ID number, *if used for county*, for all affected properties
- Location Map which outlines all properties within contaminated site boundaries in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy)
- 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)
- Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)
- Isoconcentration map(s), *if available from site investigation (SI)* (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of contamination defined. **If not available, include the following 2 types of maps:**
  - Latest groundwater flow/monitoring well location map
  - Latest extent of contaminant plume map
- Geologic cross-sections, *if available from SI*. (8.5x14' if paper copy)
- RP certified statement that legal descriptions are complete and accurate
- Copies of off-source notification letters (if applicable)
- Letter informing ROW owner of residual contamination (if applicable)
- Copy of (soil or land use) deed restriction(s) or deed notice *if any required as a condition of closure.*



## State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor  
Darrell Bazzell, Secretary  
Ronald W. Kazmierczak, Regional Director

Oshkosh Service Center  
625 E. County Rd Y, Suite 700  
Oshkosh, Wisconsin 54901-9731  
Telephone 920-424-3050  
FAX 920-424-4404

May 22, 2002

Mr. Don Gudmundson  
HC1 Box 182 A  
Keshena WI 54135

SUBJECT: Final Case Closure By Closure Committee  
Gudmundson's Landscape, N7820 Lakeshore Dr., Fond du Lac, WI  
WDNR BRRTS #: 03-20-096757

Dear Mr. Gudmundson:

On August 18, 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 August 21, 2000, you were notified that the Closure Committee had granted conditional closure to this case.

On May 22, 2002 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 920-424-7890.

Sincerely,

Kevin D. McKnight  
Hydrogeologist  
Bureau for Remediation & Redevelopment

588411

VOL 1254 PAGE 01-04

95 FEB 29 AM 11:42

REGISTRY  
REGISTER OF DEEDS  
FOND DU LAC COUNTY, WI

Donald E. Gudmundson and Helen B. Gudmundson,  
husband and wife.

conveys and warrants to  
Stuart D. Muche and Linda A. Muche, husband and wife,  
as survivorship marital property.

the following described real estate in Fond du Lac County,  
State of Wisconsin:

Legal Description attached as Exhibit "A"

RETURN TO  
Stephen A. Colley  
104 South Main Street  
Fond du Lac, WI 54935

T11-16-17-28-14-004-00  
Tax Parcel No: T11-16-17-28-13-038-00  
T11-16-17-28-14-003-00

16

7367

WBZ  
TRANSFER  
\$ 699.00  
FEE

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

Exception to warranties:

Dated this 26<sup>th</sup> day of February, 1996.  
(SEAL) [Signature] (SEAL)  
• Donald E. Gudmundson  
(SEAL) [Signature] (SEAL)  
• Helen B. Gudmundson

AUTHENTICATION

Signature(s) of Donald E. Gudmundson  
& Helen B. Gudmundson  
authenticated this 26<sup>th</sup> day of February, 1996.  
[Signature]  
TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not authorized by § 708.06, Wis. Stats.)

ACKNOWLEDGMENT

STATE OF WISCONSIN  
FOND DU LAC County } ss.  
Personally came before me this ... day of  
... 1996... the above named  
Donald E. Gudmundson and  
Helen B. Gudmundson  
to me known to be the person(s) who executed the  
foregoing instrument and acknowledge the same.  
Notary Public ... County, Wis.  
My Commission is permanent. (If not, state expiration  
date: ... 19...)

THIS INSTRUMENT WAS DRAFTED BY  
Stephen A. Colley  
SAGER, PAVLICK & WIRTZ, S.C.  
104 South Main Street  
Fond du Lac, WI 54935  
(Signatures may be authenticated or acknowledged. Both  
are not necessary.)

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

## LEGAL DESCRIPTION

## Parcel I:

A part of the North Half of the Southeast Quarter (N1/2 SE1/4 of Section 28 Township 16 North of Range 17 East, Fond du Lac County, Wisconsin described as follows: Commencing at the intersection of the East and West quarter line of said Section 28 with the center line of Highway No. 45, formerly known as the Lake Shore Road, said point being 1819.00 feet East of the center of said Section 28; and running thence Southerly on a line bearing 14 degrees and 13 minutes to the West of a right angle with said quarter section line along the center line of said highway on a line which strikes the South line of said North Half of the Southeast Quarter (N1/2 SE1/4) at a point 1475.50 feet East of the West Quarter quarter post of said Southeast quarter section, for a distance of 948.30 feet to the place of beginning for this description; thence West on a line bearing 14 degrees and 30 minutes South of a right angle with the center line of said highway 211.10 feet; thence North at right angles with last described line 159.75 feet; thence West at right angles to last described line 218.50 feet; thence Southerly on a line bearing 11 degrees and 46 minutes to the West of a right angle with last described line 568.90 feet, more or less, to the South line of said North Half of the Southeast Quarter (N1/2 SE1/4); thence East along said South line 442.15 feet, more or less, to the center line of said Highway No. 45; thence Northerly on a line bearing 14 degrees and 6 minutes to the East of a right angle with last described line 412.60 feet to the place of beginning.

## Parcel II:

A part of the North Half of the Southeast Quarter (N1/2 SE1/4) of Section 28 Township 16 North Range 17 East, Fond du Lac County, Wisconsin described as follows: Commencing at the intersection of the East and West Quarter Section Line of said Section 28 with the center line of Highway No. 45, formerly known as the Lakeshore Road, said point being 1819.00 feet east of the center of said Section 28, and running thence Southerly on a line bearing 14 degrees and 13 minutes to the west of a right angle with said quarter section line along the center line of said highway on a line which strikes the south side of said North Half of the Southeast Quarter at a point 1475.50 feet east of the West quarter quarter post of said Southeast Quarter section a distance of 858.30 feet to the place of beginning; thence west parallel with said quarter section line 181.2 feet; thence Northerly at right angles to last described line 72.64 feet; thence west parallel with said quarter section line 52.42 feet; thence south at right angles to last described line 159.75 feet thence east parallel with said quarter section line 211.1 feet to the center line of said highway; thence northerly along the center line of said highway 90 feet to the place of beginning.

(Continued)

EXHIBIT "A"

LEGAL DESCRIPTION

Parcel III

A part of the N1/2 SE1/4 of Sec. 28-16-17, Fond du Lac County, Wisconsin described as follows: Commencing at the intersection of the E. and W. 1/4 line of said Sec. 28, with the center line of Hwy. 45, formerly known as the Lake Shore Road, said point being 1819.00 ft. E. of the center of said Sec. 28; and running thence Southerly on a line bearing 14 degrees and 13 minutes to the West of a right angle with said 1/4 Section line, along the center line of said highway on a line which strikes the South line of said N1/2 SE1/4 at a point 1475.50 ft. E. of the W. 1/4 1/4 post of said SE1/4 Section, for a distance of 948.30 ft.; thence W. on a line bearing 14 degrees and 30 min. S. of a right angle with the center line of said highway, 211.10 ft.; thence N. at right angles with last described line, 159.75 ft. to the place of beginning of this description, being the most NE'y corner of lands conveyed by Seraphin N. Arenz to John C. Gartman and wife by Vol. 293 of Deeds page 549; thence continuing North, on an extension of last described line, 100.0 ft. more or less, to an iron pipe; thence W., at right angles to last described line, a distance of 45.0 ft. more or less; thence SW'y, 200.0 ft. more or less, to the NW corner of lands conveyed to Gartman by Vol. 293 of Deeds page 549; thence E'y, along the N. line of lands conveyed to Gartman, 218.50 ft. more or less, to the place of beginning.

Tax Key Nos. T11-16-17-28-14-004-00  
T11-16-17-28-13-036-00  
T11-16-17-28-14-003-00

Doc. No. DILHR USE

# Rental Unit Energy Efficiency Standards

This Instrument Was Drafted By:  
Wisconsin Department of Industry,  
Labor and Human Relations  
Safety & Buildings Division  
Rental Weatherization Program  
P.O. Box 7971, Madison, WI 53707  
(608) 266-0671

## STIPULATION

TYPE OR PRINT USING **BLACK INK**

<b>Seller's Name(s):</b> Donald B. Gundmundson Helen B. Gudmundson		<b>Rental Building Location - Street Address:</b> N7844 Lakeshore Drive Fond du Lac, WI 54937		Recording Information (Leave Blank)	
<b>Street Address:</b> N7844 Lakeshore Drive		<b>City:</b> Fond du Lac		<b>County:</b> Fond du Lac	
<b>State &amp; Zip Code:</b> WI 54937		<b>Number of Rental Buildings on Property:</b> 1		<b>Total Number of Rental Units:</b> 1	
<b>Seller's Telephone Number (include area code):</b> (414) 926-0308					
<b>Legal Description of Rental Unit Property (may attach separate sheet):</b>  See Attached					

**PURPOSE:** Section 101.122 (4) and (6), Wis. Stats., requires that a properly authorized Certificate of Compliance, Stipulation or Waiver accompany the transfer documents at the time of recordation. This process is further explained in chapter ILHR 67.08 and 67.10, Wisconsin Administrative Code. Receipt of a Certificate of Compliance from a currently licensed inspector is proof of conformance with energy conservation standards of ILHR 67.05. In lieu of the Certificate of Compliance, the purchaser may accept responsibility for future conformance with either a Stipulation or Waiver.

**USE:** The purchaser of a residential rental building shall present this properly validated Stipulation to the Register of Deeds at the time the transfer is to be recorded. This indicates the building is subject to the Rental Weatherization Rules, and that the new owner will bring it into compliance with energy standards within **ONE (1) YEAR** following the transfer.

**INSTRUCTIONS:** The purchaser(s) should complete all entries down through the Stipulation Agreement to include purchaser's signature/address block. The Stipulation must then be submitted to DILHR in Madison or to DILHR agent for validation (contact DILHR for location of nearest DILHR Agent). When submitting for validation to DILHR, send all copies of completed form plus **\$20.00 nonrefundable** filing fee. Do not send cash; make check payable to DILHR, and mail to: DILHR, Rental Weatherization Program, P.O. Box 7971, Madison, WI 53707. After validation, copies will be returned to purchaser unless another party is designated in writing.

**BUILDING WITH EXISTING LEASE:** The purchaser of a building with 4 units or less who intends to owner-occupy, but is unable to do so within 60 days of the transfer due to an existing lease, is required to take out a Stipulation. DILHR will cancel the Stipulation after confirming that owner has occupied one of the units. Written notification to DILHR of owner-occupancy is required. DILHR will confirm cancellation in writing.

This document is valid only if no previous Stipulation or Waiver is currently on file for this property.

## STIPULATION AGREEMENT

(in accordance with ILHR 67.08(3), ILHR 67.13(4) and Wisconsin Statutes 101.122)

(WS)

I (we) accept all responsibility to bring the above described residential rental building into compliance with energy conservation standards of ILHR Chapter 67 no later than **ONE (1) YEAR** from the date of validation.

<b>Print Purchaser's Name(s):</b> Stuart D. Muche and Linda A. Muche		<b>Purchaser's Signature(s):</b> <i>Stuart Muche Linda Muche</i>		<b>Date Signed:</b> 2-26-96	
<b>Purchaser's Street Address:</b> N9108 Lakeshore Drive		<b>Purchaser's City, State &amp; Zip Code:</b> Van Dyne, WI 54979		<b>Purchaser's Telephone Number (include area code):</b> (414) 922-8093	
<b>Validated By:</b> <input type="checkbox"/> DILHR <input checked="" type="checkbox"/> DILHR Agent Auth. or Tax Rev. #: A20-000		<b>Date Validated:</b> February 29, 1996		<b>Expiration Date (add one (1) year to Date Validated):</b> <del>February 29, 1996</del> March 1, 1997	
<b>Print Official's Name:</b> Carol S. Vadnais		<b>Official's Signature:</b> <i>Carol S. Vadnais</i>		<b>DILHR TRANSFER AUTHORIZATION NUMBER</b> <b>S-63403</b>	
<b>Municipality/County Name:</b> Fond du Lac		<b>Office of:</b> Register of Deeds			

### TRANSFER OF STIPULATION

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If the above described residential rental building(s) is transferred within one year of the validation date of this Stipulation and before the residential rental building has been certified as being in compliance with ILHR 67, the new purchaser must sign below and forward a copy of this document to DILHR. By signing below, the new purchaser accepts the compliance responsibility to this Stipulation, **THUS REQUIRING CODE COMPLIANCE BEFORE THE EXPIRATION DATE GIVEN ABOVE.** Transfer of the property after expiration date is not valid without conformance to the energy standards.

<b>Print New Purchaser's Name(s):</b>		<b>New Purchaser's Signature(s):</b>		<b>Date Signed:</b>	
<b>New Purchaser's Street Address:</b>		<b>City, State &amp; Zip Code:</b>		<b>Telephone Number (include area code):</b> ( )	



Stock No. 26273

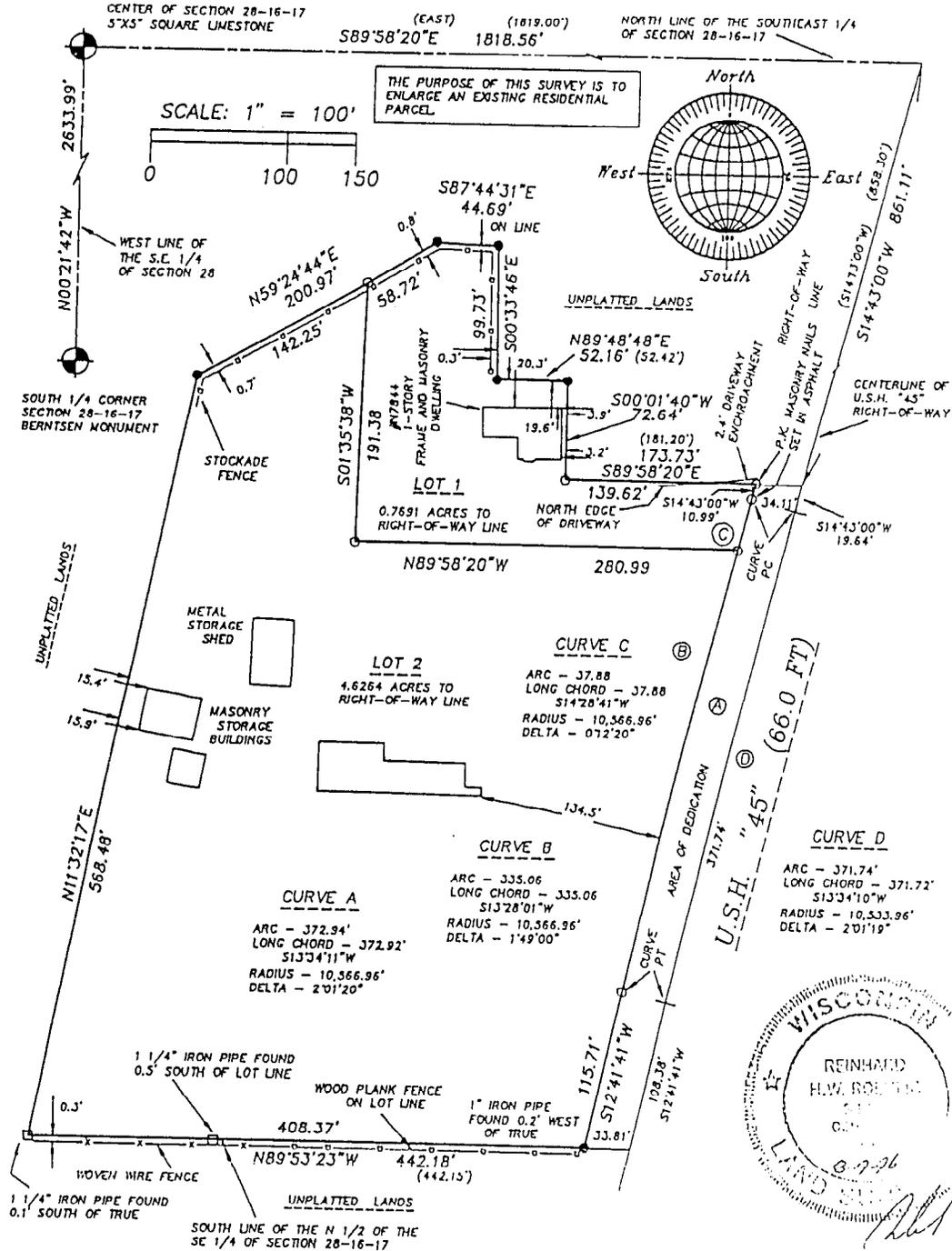
601601

NO. 2949

SHEET 1 OF 3

CERTIFIED SURVEY MAP NO.

BEING PART OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, T16N, R17E, TOWN OF FRIENDSHIP, FOND DU LAC COUNTY, WISCONSIN



- DENOTES 3/4 INCH DIAMETER IRON ROD, 24 INCHES LONG, WEIGHING NOT LESS THAN 1.3 LBS PER LINEAL FOOT, SET (UNLESS OTHERWISE NOTED).
  - DENOTES 1 INCH DIAMETER IRON PIPE FOUND.
  - ◻ DENOTES 1 1/4 INCH DIAMETER IRON PIPE FOUND.
  - ( ) DENOTES RECORD MEASUREMENTS WHERE DIFFERENT FROM ACTUAL MEASUREMENTS.
- ALL DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
- BEARINGS ARE REFERENCED TO THE NORTH LINE OF THE SOUTHEAST 1/4 OF SECTION 28-16-17 WHICH IS ASSUMED TO BEAR SOUTH 89°58'20" EAST

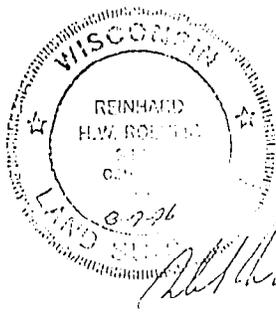
REVISED AUGUST 9, 1996  
AUGUST 1, 1996

**ROEHLIG**

LAND SURVEYING  
&  
CONSULTING LTD.

417 North Sawyer Street • Oshkosh WI • 54901  
(414) 233-2004

CERTIFIED SURVEY MAP 5145 VOLUME 31 PAGE 88





Stock No. 26273

NO. 2949

SHEET 2 OF 3

CERTIFIED SURVEY MAP NO. \_\_\_\_\_

BEING PART OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, T16N, R17E, TOWN OF FRIENDSHIP, FOND DU LAC COUNTY, WISCONSIN.

**SURVEYOR'S CERTIFICATE  
STATE OF WISCONSIN)**

:SS

WINNEBAGO COUNTY)

I, REINHARD ROEHLIG, Wisconsin Registered Land Surveyor do hereby certify;

THAT I have surveyed, divided and mapped part of the North 1/2 of the Southeast 1/4 of Section 28, T16N, R17E, Fond Du Lac County, Wisconsin, which is bounded and described as follows;

COMMENCING AT THE S. 1/4 CORNER OF SAID SECTION, THENCE NORTH 00°21'42" EAST ALONG THE WEST LINE OF SAID 1/4 SECTION 2633.99 FT. TO THE CENTER 1/4 CORNER OF SAID SECTION, THENCE SOUTH 89°58'20" EAST ALONG THE NORTH LINE OF SAID 1/4 SECTION, 1818.56 FT. TO THE CENTERLINE OF U.S.H. "45"; THENCE SOUTH 14°43'00" WEST ALONG SAID CENTERLINE, 861.11 FT. TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED: THENCE CONTINUING SOUTH 14°43'00" WEST ALONG SAID CENTERLINE, 19.64 FT.; THENCE SOUTHWESTERLY 371.74 FT. ALONG THE CENTERLINE OF U.S.H. "45" AND THE ARC OF A CURVE WHOSE CENTER LIES TO THE SOUTHEAST WHOSE RADIUS IS 10,533.96 FT. AND WHOSE CHORD BEARS SOUTH 13°34'10" WEST, 371.72 FT.; THENCE CONTINUING ALONG SAID CENTERLINE SOUTH 12°41'41" WEST, 108.38 FT. TO THE SOUTH LINE OF THE NORTH 1/2 OF SAID 1/4 SECTION; THENCE NORTH 89°53'23" WEST, 442.18 FT.; THENCE NORTH 11°32'17" EAST, 568.48 FT.; THENCE NORTH 59°24'44" EAST, 200.97 FT.; THENCE SOUTH 87°44'31" EAST, 44.69 FT.; THENCE SOUTH 00°33'46" EAST, 99.73 FT.; THENCE NORTH 89°48'48" EAST, 52.16 FT.; THENCE SOUTH 00°01'40" WEST, 72.64 FT.; THENCE SOUTH 89°58'20" EAST, 173.73 FT. TO SAID CENTERLINE AND THE POINT OF BEGINNING. SAID PARCEL IS SUBJECT TO ALL EXISTING EASEMENTS AND RESTRICTIONS OF RECORD.

THAT I have made this survey by the direction of Stuart Muche and Linda Muche, owners of said land.

THAT such map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

THAT I have fully complied with the provisions of Chapter 236 of the Wisconsin Statutes and the Land Subdivision Ordinance of Fond Du Lac County.

8-7-96  
Date

Reinhard Roehlig  
Reinhard Roehlig, Registered  
Wisconsin Land Surveyor S-1368

**OWNER'S CERTIFICATE**

AS OWNERS, we hereby certify that we caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with the Fond Du Lac County Subdivision Ordinance.

WITNESS the hands and seals of said owners this 13<sup>TH</sup> day of AUGUST, 1996.

Stuart D. Muche  
Stuart Muche

Linda Muche  
Linda Muche



VOLUME 31 CERTIFIED SURVEY MAP 5145 PAGE 88A



# Range 17

T11-16-17-28-00-000-00

## Legends

-  SUBDIVISION/PLAT
-  ROAD ROW
-  RAILROAD ROW
-  ROAD CENTERLINE/PARCEL
-  HYDRO/PARCEL
-  PARCEL
-  ROAD ROW (NPF)
-  MUNICIPAL BOUNDARY
-  SECTION
-  QTR & QTR QTR
-  EASEMENT
-  LOT LINE NPF
-  HYDRO LINE NPF
-  MEANDER
-  VACATION OR DEDICATION
-  BLOCK SYMBOL
-  PLAT OF SURVEY
-  DEDICATED ROAD ROW
-  VACATED ROW
-  FEE SIMPLE ROW
-  RAIL ROW
-  SUBDIVISIONS
-  CSM

MapScale 1998:

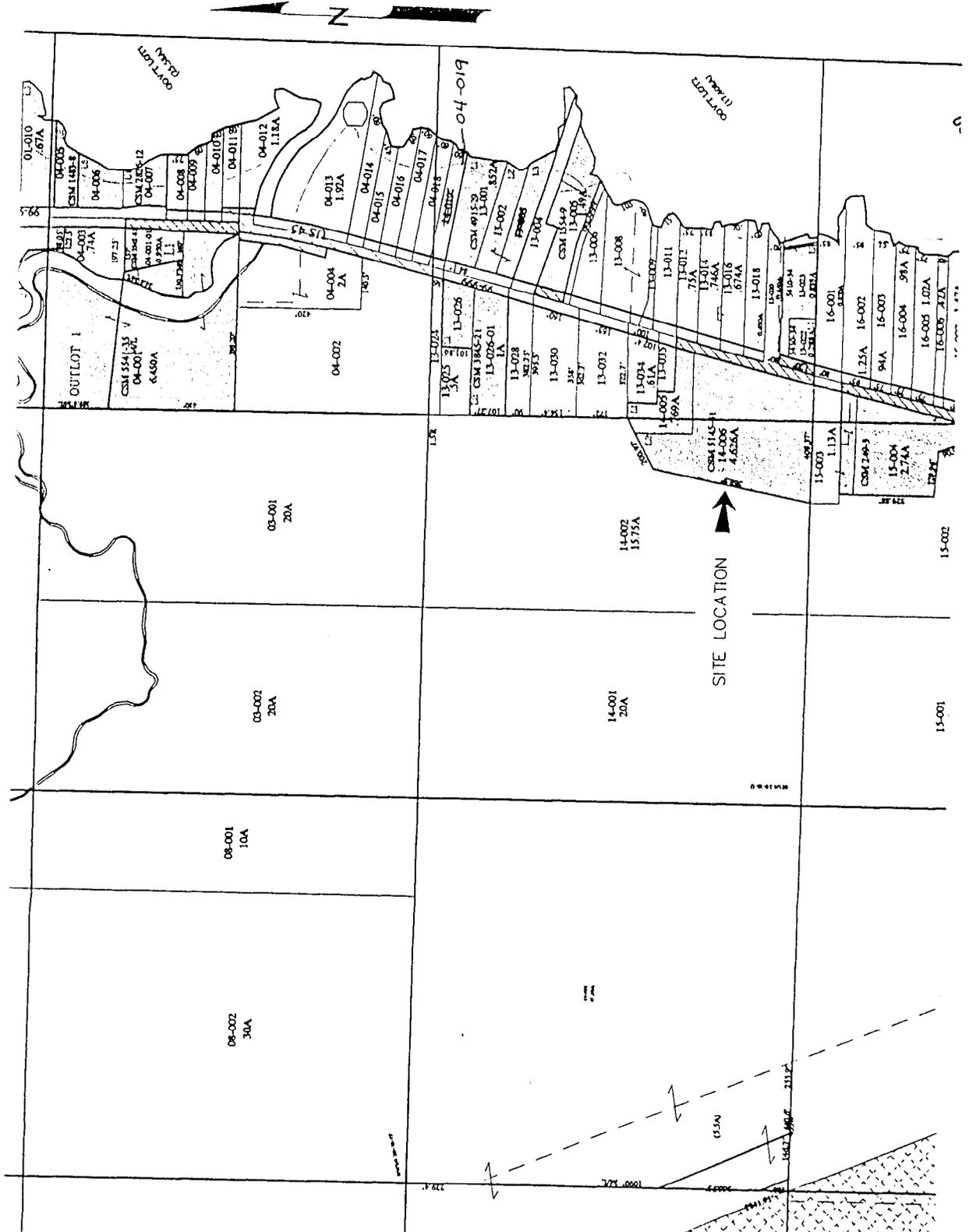




Table I-1

GROUNDWATER QUALITY DATA  
GUDMUNDSON'S LANDSCAPE AND NURSERY

Well ID	Date	Static Water Level	Benzene	Ethylbenzene	Toluene	Xylenes	MTBE	TMB	1,2 DCA	Naphthalene
MW-B1	08/08/96	79.81	180	3	5.5	<3.9	1500	<2.0	25	<3.8
MW-B1	04/03/97	79.36	17	<1	<1.5	<2.5	390	<1.5	<1.5	NS
<i>during remediation</i>										
MW-B1R	11/04/97	78.11	67	<2.3	<2.8	<5.1	1400	<3.0	17	<6.6
MW-B1R	05/13/98	80.16	13	<0.50	<0.20	0.94	99	1.08	0.9	<0.20
MW-B1R	08/03/98	77.49	77	<0.25	<0.10	<0.25	122	0.09	<0.25	<0.10
MW-B1R	11/11/98	76.41	4.1	<0.52	<0.96	<2.0	100	<0.54	<1.1	<0.98
MW-B1R	02/24/99	76.65	1.1	<0.24	<0.21	<0.97	170	<0.86	NS	NS
MW-B1R	05/14/99	78.34	0.32	<0.32	<0.27	<0.43	53	<0.27	2.1	NS
<i>post remediation</i>										
MW-B1R	08/16/99	79.08	0.63	<0.32	0.33	0.92	97	0.44	3.3	NS
MW-B1R	11/11/99	76.79	0.88	0.83	0.98	2.65	190	0.98	5.1	NS
MW-B1R	02/16/00	75.47	6.4	6.7	12	30.5	230	8.7	7.8	NS
MW-B1R	05/10/00	77.15	30	<0.32	0.42	1.74	39	0.58	4.9	NS
MW-B2	10/03/96	78.36	<1.6	<1.9	<1.7	<3.9	<1.5	<2.0	<2.4	<3.8
MW-B2	04/03/97	79.20	<0.4	<0.2	<0.3	<0.5	0.8	<1.5	<0.3	NS
<i>during remediation</i>										
MW-B2	11/04/97	78.25	<4.1	<2.3	<2.8	<5.1	760	<3.0	<2.4	<6.6
MW-B2	05/13/98	80.80	16	<2.5	<1.0	<2.5	560	<1.0	<2.5	<1.0
MW-B2	08/03/98	77.89	25	<0.38	<0.39	<1.1	420	<0.33	NS	<0.35
MW-B2	11/11/98	76.35	<3.1	<2.6	<4.8	<10	1100	<2.7	NS	<4.9
MW-B2	02/24/99	76.51	11	<1.2	<1.1	<4.8	720	<4.3	NS	NS
MW-B2	05/14/99	78.29	25	<1.2	<1.1	<4.8	720	<4.3	NS	NS
<i>post remediation</i>										
MW-B2	08/16/99	79.53	50	<0.60	<0.53	<2.4	320	<2.1	NS	NS
MW-B2	11/11/99	76.82	10	<0.24	<0.21	<0.97	170	<0.86	NS	NS
MW-B2	02/16/00	74.95	4.3	1.00	1.4	<3.9	340	<3.4	NS	NS
MW-B2	05/10/00	77.13	<2.7	<3.2	<2.7	<4.3	690	<2.7	NS	NS
MW-B3	10/03/96	77.83	<1.6	<1.9	<1.7	<3.9	33	<2.0	<2.4	<3.8
MW-B3	04/03/97	79.23	<0.4	<0.2	<0.3	<0.5	5.8	<1.5	<0.3	NS
<i>during remediation</i>										
MW-B3	11/04/97	78.19	<2.0	<1.2	<1.4	<2.5	590	<1.5	<1.2	<3.3
MW-B3	05/13/98	80.61	<2.0	<5.0	<2.0	<5.0	1300	<2.0	<5.0	3.4
MW-B3	08/03/98	77.84	<0.31	<0.38	<0.39	<1.1	470	<0.33	NS	<0.35
MW-B3	11/11/98	76.32	15	<2.6	<4.8	<10	660	<2.7	NS	<4.9
MW-B3	02/24/99	76.55	<1.3	<1.2	<1.1	<4.8	770	<4.3	NS	NS
MW-B3	05/14/99	78.25	<2.6	<2.4	<2.1	<9.7	1200	<8.6	NS	NS
<i>post remediation</i>										
MW-B3	08/16/99	79.00	3.2	<0.24	0.24	<0.97	180	<0.86	NS	NS
MW-B3	11/11/99	76.84	0.76	<0.60	0.78	<2.4	300	<2.1	NS	NS
MW-B3	02/16/00	75.54	1.1	<0.96	<3.4	<3.9	330	<3.4	NS	NS
MW-B3	05/10/00	77.16	14	<0.64	<0.54	<0.88	250	<0.54	NS	NS
MW-B4	12/17/96	77.51	<1	<1.1	<1	<2.4	870	<1.2	<1.6	<2.4
MW-B4	04/03/97	79.30	<40	<20	<30	<50	18000	<1.5	<30	NS
<i>during remediation</i>										
MW-B4	11/04/97	77.42	<2.0	<1.2	<1.4	<2.5	630	<1.5	<1.2	<3.3
MW-B4	05/13/98	78.76	<0.50	<1.2	0.60	<1.2	430	<0.5	<1.2	<0.50
MW-B4	08/03/98	76.85	<0.31	<0.38	<0.39	<1.1	430	<0.33	NS	<0.35
MW-B4	11/11/98	76.24	<0.62	<0.52	<0.96	<2.0	8.0	<0.54	NS	<0.98
MW-B4	02/24/99	76.51	<0.26	<0.24	<0.21	<0.97	77.0	<0.86	NS	NS
MW-B4	05/14/99	78.15	<0.26	<0.24	<0.21	<0.97	39	<0.86	NS	NS

Table I-1

GROUNDWATER QUALITY DATA  
GUDMUNDSON'S LANDSCAPE AND NURSERY

Well ID	Date	Static Water Level	Benzene	Ethylbenzene	Toluene	Xylenes	MTBE	TMB	1,2 DCA	Naphthalene
<i>post remediation</i>										
MW-B4	06/14/99	79.72	<0.26	<0.24	<0.21	<0.97	<b>45</b>	<0.86	NS	NS
MW-B4	07/21/99	80.88	<0.26	<0.24	0.21	<0.97	<b>0.75</b>	<0.86	NS	NS
MW-B4	08/16/99	78.77	<0.26	<0.24	<0.21	<0.97	<b>46</b>	<0.86	NS	NS
MW-B4	11/11/99	76.61	<0.26	<0.24	0.43	<0.97	<b>110</b>	<0.86	NS	NS
MW-B4	02/16/00	75.43	<b>0.63</b>	0.45	0.65	2.31	<b>110</b>	<0.86	NS	NS
MW-B4	05/10/00	77.01	<0.27	<0.32	<0.27	<0.43	<b>75</b>	<0.27	NS	NS
MW-B5	12/17/96	77.39	<1	<1.1	<1	<2.4	<0.98	<1.2	<1.6	<2.4
MW-B5	04/03/97	79.42	<0.4	<0.2	<0.3	<0.5	<0.5	<1.5	<0.2	NS
<i>during remediation</i>										
MW-B5	11/04/97	77.57	<0.41	<0.23	<0.28	<0.51	<0.53	<3.0	<0.24	<0.66
MW-B5	05/13/98	79.40	<0.13	<0.22	<0.20	<0.23	<0.16	<0.29	NS	<0.46
MW-B5	05/14/99	77.88	<0.26	<0.24	<0.21	<0.97	<0.22	<0.27	NS	<0.46
<i>post remediation</i>										
MW-B5	08/16/99	78.38	<0.26	<0.24	<0.21	<0.97	<0.22	<0.86	NS	NS
MW-B5	11/11/99	76.80	<0.26	<0.24	0.48	<0.97	<0.22	<0.86	NS	NS
MW-B5	02/16/00	75.40	<b>1.6</b>	0.60	1.1	3.1	<0.22	<0.86	NS	NS
MW-B5	05/10/00	76.95	<0.27	<0.32	<0.27	<0.43	<0.32	<0.27	NS	NS
<i>during remediation</i>										
RW-1	09/29/97		<b>9.4</b>	<4.6	53	29.6	<b>1400</b>	<6.0	<4.8	NS
RW-1	10/16/97		<4.1	<2.3	<2.8	<5.1	<b>1500</b>	<3.0	<2.4	<6.6
RW-1	04/13/98		<b>160</b>	45	<b>460</b>	360	<b>1100</b>	79	<b>4.7</b>	<b>16</b>
RW-1	05/13/98	68.29	<b>5</b>	<0.22	<0.20	<0.23	<b>700</b>	<0.29	NS	<0.46
RW-1	06/08/98		<b>6.2</b>	<5.0	<2.0	<5.0	<b>760</b>	<2.0	<5.0	<2.0
RW-1	06/30/98	78.43	<b>3.4</b>	<0.22	0.39	0.50	<b>670</b>	0.28	NS	<1.1
RW-1	08/03/98	69.47	<0.10	<0.25	<0.10	<0.25	<b>650</b>	<0.10	<0.25	<0.10
RW-1	10/08/98	76.19	<b>2.1</b>	<1.1	<1.0	<1.2	<b>380</b>	<1.4	NS	3.6
RW-1	11/11/98	76.14	<1.6	<1.3	<2.4	<5.0	<b>250</b>	<1.4	<2.8	<2.4
RW-1	12/14/98		<b>1.4</b>	<0.25	<0.29	<1.2	<b>470</b>	<0.41	NS	<0.54
RW-1	01/12/99		<1.3	<1.2	<1.1	<4.8	<b>540</b>	<4.3	NS	NS
RW-1	02/24/99	76.27	<b>1.3</b>	<0.60	<0.53	<2.4	<b>380</b>	<2.1	NS	NS
RW-1	03/22/99		<0.65	<0.60	<0.53	<2.4	<b>280</b>	<2.1	NS	NS
RW-1	04/22/99	77.06	<0.26	<0.24	<0.21	<0.97	<b>120</b>	<0.86	NS	NS
RW-1	05/14/99	78.11	<0.27	<0.32	<0.27	<0.43	<b>130</b>	<0.27	<0.37	NS
<i>post remediation</i>										
RW-1	08/16/99	78.90	<0.27	<0.32	<0.27	<0.43	<b>34</b>	<0.22	<0.37	NS
RW-1	11/11/99	76.57	<0.27	0.43	0.39	1.98	<b>190</b>	0.99	<0.37	NS
RW-1	02/16/00	75.19	<0.27	<0.32	<0.27	<0.43	<b>190</b>	<0.27	<0.37	NS
RW-1	05/10/00	76.91	<0.27	<0.32	<0.27	<0.43	<b>69</b>	<0.27	NS	NS
Potable	11/11/99		<0.26	<0.24	<0.21	<0.97	2.0	<0.86	NS	NS
Potable	02/16/00		<0.26	<0.24	<0.21	<0.97	1.9	<0.86	NS	NS
Potable	05/10/00		<0.27	<0.32	<0.27	<0.43	3.7	<0.27	NS	NS
NR 140.10 Preventive Action Limit (PAL)			0.5	140	200	1000	12	96	0.5	8
NR 140.10 Enforcement Standard (ES)			5	700	1000	10000	60	480	5	40

## Explanation:

NS: Not sampled for this parameter

Results reported in ug/l

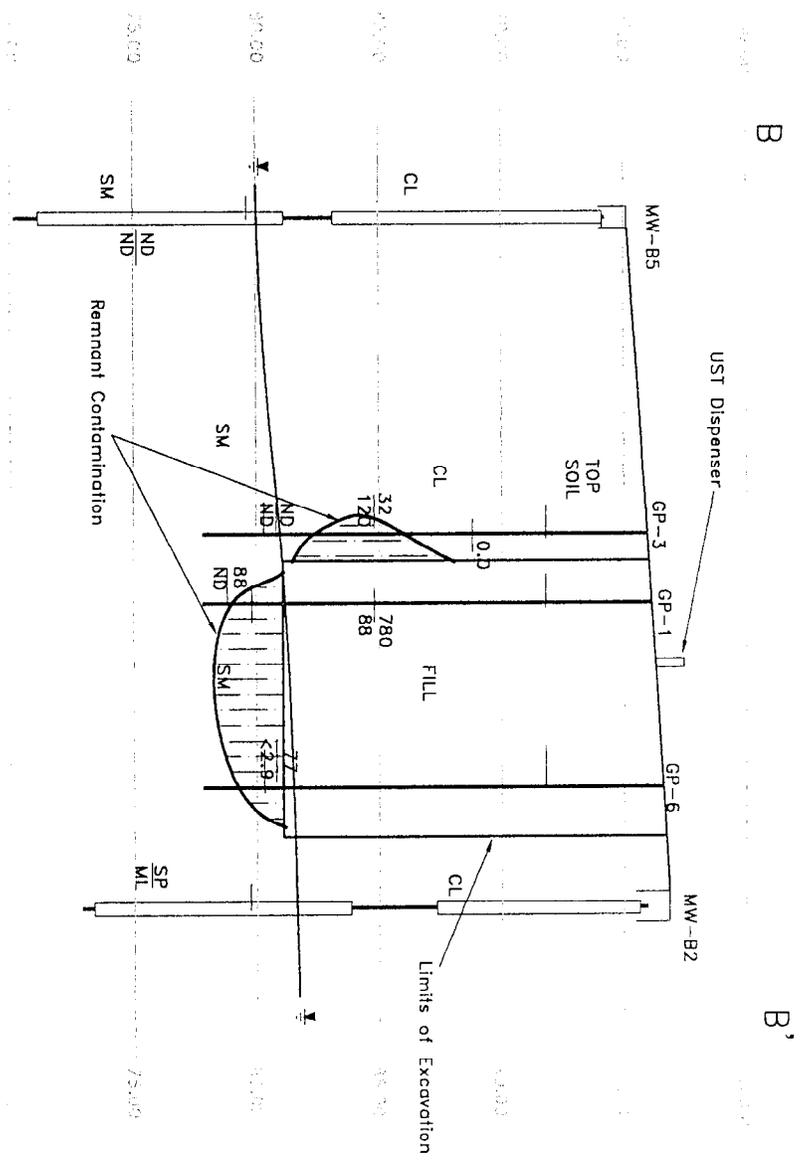
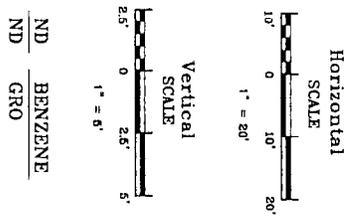
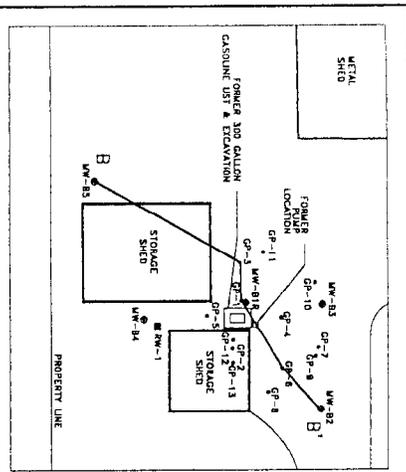
Xylenes reported as total of o-, p-, and m-xylenes

TMB= Total of 1,2,4- and 1,3,5-Trimethylbenzene

Bold indicates exceedance of NR 140.10 ES, italics indicates exceedance of PAL

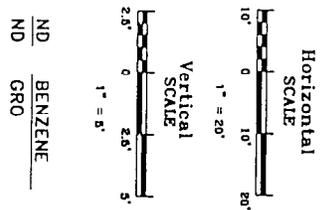
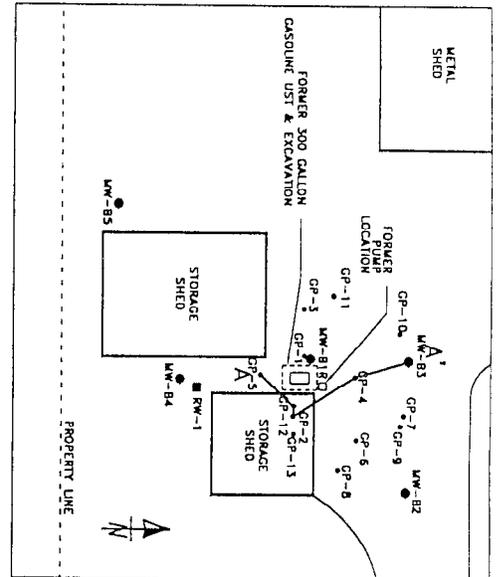




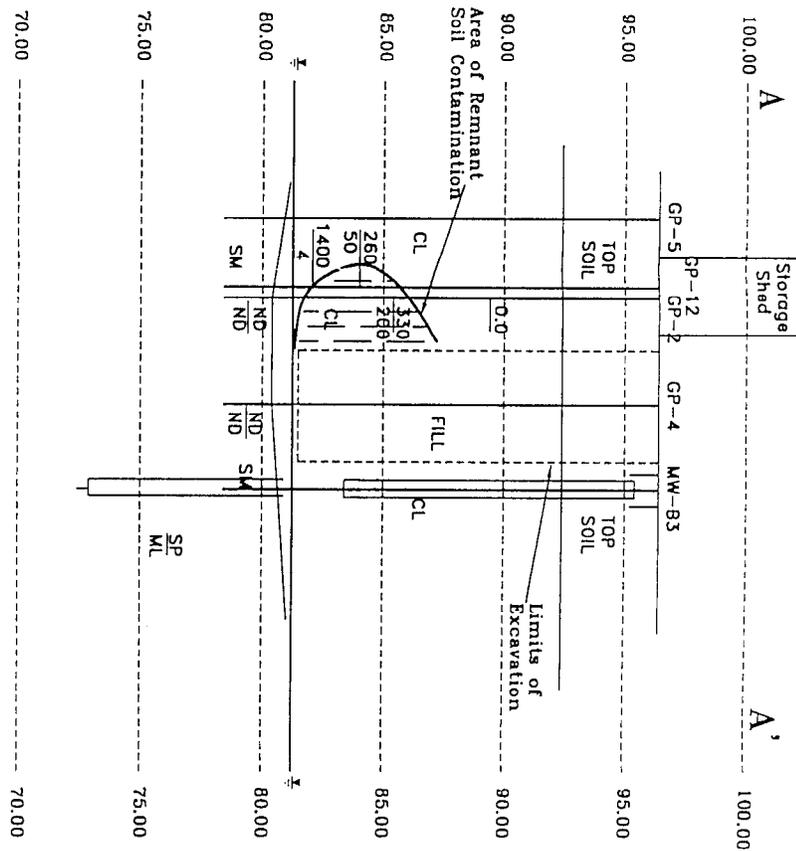


Note: Area of Contamination based on NR 720 RCL's

170-02 FIGURE H-2	Post-Remedial Cross Section B - B' Gudmundson's Nursery Fond du Lac, Wisconsin	ENGEL & ASSOCIATES, INC.  N4737 HIGHWAY 175 S. FOND DU LAC, WI 54037  920-929-9279      FAX: 920-929-8754	FILE NUMBER: gud-postsect  DATE: 11/99
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ND BENZENE  
ND GRO



Note: Area of Contamination based on NR 720 RCL's

170-02 FIGURE H-1	Post-Remedial Cross Section A - A' Gudmundson's Nursery Fond du Lac, Wisconsin	ENGEL & ASSOCIATES, INC.	
		N4737 HIGHWAY 175 S. FOND DU LAC, WI 54937	
		920-929-9279	FAX: 920-929-8754
			DD8 11/98

December 28, 2001

Stuart & Linda Muche  
Stuart's Landscaping & Garden Center  
N7820 Lakeshore Drive  
Fond du Lac, WI 54937

Re: Remnant Groundwater Contamination,  
Muche Property, N7820 Lakeshore Drive, Fond du Lac, Wisconsin

Dear Mr. and Mrs. Muche:

As you are aware, a release of petroleum contaminants had occurred from the former underground storage tank (UST) system at the above referenced property, which you currently own. Further, the contamination has been investigated and remedial efforts conducted at the site have reduced the contaminant levels to the point where conditional site closure was granted by the Wisconsin Department of Natural Resources (WDNR). As you are also aware, one of the conditions of closure was to complete a notice to the deed in the form of a groundwater use restriction, notifying future owners and other interested parties of remnant groundwater contamination at the site. To date this notice has not been completed. As of November, 2001, the WDNR requires site owners' with these conditions to forego the deed notice, instead record the site on the WDNR's Geographical Information System (GIS). As I have assumed the responsibilities for investigating the site, conducting any necessary cleanup actions, and have reached closure, I am now required to communicate the following information in accordance with WDNR regulations, (please note that this is a minimum standard and that it is modified to fit existing project conditions):

"Groundwater contamination that appears to have originated from the former UST system, on the property located at, N7820 Lakeshore Drive, Fond du Lac, Wisconsin, and has migrated away from that system, but remains on the N7820 Lakeshore Drive, Fond du Lac, Wisconsin, property. The levels of benzene and MTBE contaminants in the groundwater on your property are above the state groundwater enforcement standards found in chapter NR 140, Wisconsin Administrative Code (WAC). However, the environmental consultant, who investigated this contamination and conducted remedial actions, has provided information to me that indicates the groundwater contamination plume now appears to be stable or receding and may naturally degrade over time. It is reasonable that allowing natural attenuation to complete the cleanup at this site will meet the requirements for case closure that are found in chapter NR 726.05(2)(b) and chapter NR746.06, WAC, and the WDNR has accepted natural attenuation as the final remedy for this site and granted case closure. Closure means that the WDNR will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation."

"The Department of Natural Resources will not finalize the closure until 30 days after the date of this letter of notification. As an affected property owner, you have the right to contact the WDNR to provide any technical information that you may have that indicates that closure should not be granted for this site. If you would like to submit any information to the Department of Natural Resources that is relevant to this closure request, you should mail that information to Mr. Kevin McKnight, WDNR, 625 East County Road Y, Suite 700, Oshkosh, WI 54901-9731."

"As this case is closed, all properties within the boundaries where groundwater contamination exceeds chapter NR 140 groundwater enforcement standards will be listed on the WDNR's geographic information system (GIS) Registry of Closed Remediation Sites. The information on the GIS Registry includes maps showing the location of properties in Wisconsin where groundwater contamination above chapter NR 140 enforcement standards was found at the time that the case was closed. This GIS Registry will be available to the general public on the Department of Natural Resources' internet web site. Please review the enclosed legal description of your property, and notify me within the next 30 days if the legal description is incorrect."

"Should you or any subsequent property owner wish to construct or reconstruct a well on your property, special well construction standards may be necessary to protect the well from the residual groundwater contamination. Any well driller who proposes to construct a well on your property in the future will first need to call the Diggers Hotline (1-800-242-8511) if your property is located outside of the service area of a municipally owned water system, or contact the Drinking Water program within the Department of Natural Resources if your property is located within the designated service area of a municipally owned water system, to determine if there is a need for special well construction standards."

"Once the Department finalizes site closure, thirty (30) days from the date herein, it will be documented in a letter. The WDNR has granted closure and you may obtain a copies of the closure letters by requesting a copy, by writing to the agency address given above, or by accessing the DNRs' GIS Registry of Closed Remediation Sites on the internet at [www.dnr.state.wi.us/org/at/et/geo/gwur](http://www.dnr.state.wi.us/org/at/et/geo/gwur). A copy of the closure letter is included as part of the site file on the GIS Registry of Closed Remediation Sites."

"If you need more information, you may contact me by mail at, HC1 Box 182A, Keshena, WI 54135 or by phone at (715) 799-3769, or you may contact, Mr. Kevin McKnight, at WDNR, 625 East County Road Y, Suite 700, Oshkosh, WI 54901-973, (920) 424-7890.

Respectfully,



Don Gudmundson

c: Kevin McKnight, WDNR,  
625 East County Road Y, Suite 700, Oshkosh, WI 54901-973

Ron Engel, Engel & Associates, Inc.,

**U.S. Postal Service Signature Confirmation Receipt**

Postage and Signature Confirmation fees must be paid before mailing.

SIGNATURE CONFIRMATION NUMBER:  
2300 2730 0000 7436 1877

Article Sent To: (To be completed by mailer)

*Stuart + Linda Mucke*  
(Please Print Clearly)

*N 7820 Lakeshore Dr.*  
*Franklin Lakes, WI 54937*

WISCONSIN  
Postmark  
Here  
JAN - 3 2002

Postal Customer:  
Keep this receipt. For inquiries, Access  
Internet web site at [www.usps.com](http://www.usps.com) or  
call 1-800-222-1811.

CHECK ONE FOR POSTAL USE ONLY

Priority Mail  
 Standard Mail (B)

# Engel & Associates, Inc.

*Geological & Environmental Consultants*

May 14, 2002

Mr. Kevin McKnight  
625 E. County Road Y, Suite 700  
Oshkosh, WI 54901-9731

**R + R - OSH  
RECEIVED**

MAY 16 2002

**TRACKED   
REVIEWED**

RE: GIS Information and Well Abandonment, Gudmundson's Landscape LUST Site,  
N7820 Lakeshore Drive, Fond du Lac, WI  
WDNR BRRTS #: 03-20-096757 PECFA Claim #:54937-1647-20

Dear Mr. McKnight:

Enclosed, please find the following information for registration to the Wisconsin Department of Natural Resources (WDNR) Geographical Information System (GIS):

1. Thirty (30) day GIS notice from Don Gudmundson to Stuart Muche, with proof of receipt;
2. Copy of most recent Warranty Deed, obtained from the Fond du Lac County Register of Deeds Office, Document # 588411, Volume 1254, Pages 01-04;
3. Certified Survey Map (CSM) # 5145, Volume 31, Pages 88, 88A, and 88B;
4. Copy of the plat map, depicting the site location relative to adjacent properties;
5. Parcel Identification or Tax Key Number for the property is T11-16-17-28-14-006-00;
6. The Geographic position coordinates for all impacted properties, in meters in the WTM91 projection:  
643085 373590;

Please Note: The residual petroleum contaminant (plume) lies within the boundaries of the former Gudmunson Landscape LUST site property, now designated as Lot 2 of the CSM.

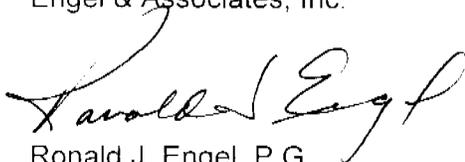
7. A new site map, 8.5 x 11, depicting the west property line, immediate buildings, contaminant sources, utility lines, and monitoring wells. This map also depicts the monitoring wells (**bolded**) with residual petroleum contaminants in groundwater.

Per our conversation on May 9, 2002, concerning the lack of an affidavit from the current owner, confirming the accuracy of deed, and therefore holding off closure of the above referenced site, the DNR will accept the deed information obtained by Engel & Associates, Inc., on behalf of Mr. Don Gudmunson. The attached Warranty Deed and CSM is the most recent documents on file at the Fond du Lac County Register of Deeds. The Warranty Deed and CSM appears to be complete contain an accurate description of Lot 2, the property and site in question. This property formerly belonged to and known as Gudmunson's Landscape LUST Site, now belongs to Stuart and Lynda Muche.

Specifically described is Lot 2 as is applicable for the GIS registration. You had also indicated that the remainder of information needed for the GIS registration, is in the report file at your office.

You will find enclosed the monitoring well abandonment documentation per your request. This completes the conditions of closure, as required by the DNR and a final closure letter is requested. If you have any questions, please call me at (920) 929-9279.

Sincerely yours,  
Engel & Associates, Inc.

A handwritten signature in black ink, appearing to read "Ronald J. Engel". The signature is fluid and cursive, with the first name "Ronald" and last name "Engel" clearly distinguishable.

Ronald J. Engel, P.G.  
Project Manager

Enclosures

c. Don Gudmundson, Gudmundson's Landscape LUST Site