

The following site is being submitted for inclusion into the GIS registry:

This is a:	New Submittal
BRRTS ID (no dashes):	<b>0331112809</b>
Comm # (no dashes):	54216114531
County:	Kewaunee
Region:	Commerce
Site name:	Nuhlicek Shell
Street Address:	1231 Milwaukee St
City:	Kewaunee
Closure Date	2000-05-22
Closure Conditions:	met
Offsite contamination?	Yes
Right-of-way contamination?	No
Contaminated media:	Groundwater
GPS Coordinates (meters in the <b>WTM91</b> projection)	
Easting (X):	718621.979424138
Northing (Y):	444813.242780513
Submitted by:	Cheryl Nelson

Checklist

- Final Closure Letter
- Copy of recorded deed Instrument for any property with GW >NR140 ES
- General Location Map
- Detailed Location Map showing property boundaries, buildings, etc for properties with GW >NR140 ES
- Latest Map(s) showing extent or outline of current GW plume
- GW flow direction
- MW(s) and/or potable wells
- Latest Table of GW results



ENVIRONMENTAL & REGULATORY SERVICES  
2129 Jackson Street  
Oshkosh, Wisconsin 54901  
Fax: (920) 424-0217  
TDD #: (608) 264-8777  
[www.commerce.state.wi.us](http://www.commerce.state.wi.us)  
**Tommy G. Thompson, Governor**  
**Brenda J. Blanchard, Secretary**

April 11, 2000

Estate of Clarence Bultman  
Attn: Richard Bultman  
N8824 Spruce Road  
Casco Wi 54205

**May 22, 2000**

*See text box on page 2 for updated status based on receipt of requested information.*

RE: **Commerce # 54216-1145-31**  
Nuhliceks' Shell Service, 1231 Milwaukee Street, Kewaunee, WI

**Case Closure (conditional upon receipt of documentation)**

Dear Mr. Bultman:

On March 2, 2000 the Wisconsin Department of Natural Resources transferred this site to the Wisconsin Department of Commerce for regulatory oversight. On behalf of the Wisconsin Department of Commerce, I am reviewing this case for closure.

Using the standards established in NR 700, and the risk criteria of Comm 46, the Department has determined that this site does not pose a significant threat to the environment and human health, and no further investigation or remedial action is necessary. In making this determination, I reviewed the following documents prepared by Robert E. Lee & Associates, as well as other correspondence in the case file:

- *WDOT Phase II Env. Site Investigation Report*, August 27, 1993
- *Site Investigation Work Plan*, February 25, 1997
- *Site Investigation/Remedial Action Options Report*, February 18, 1998
- *Quarterly Updates* dated May 26, 1998, October 16, 1998, January 6, 1999, April 7, 1999
- *Request for Closure*, February 17, 2000

If, in the future, site conditions indicate that any contamination that might remain poses a threat, the need for further remediation would be determined and required if necessary. If subsequent information indicates a need to reopen this case, any original claim under the PECFA fund would also reopen and you may apply for assistance to the extent of remaining eligibility.

RE: **Commerce # 54216-1145-31**  
Nuhlicek's Shell Service  
1231 Milwaukee Street, Kewaunee, WI

April 11, 2000

Page 2

**IMPORTANT:** we cannot list this case as "closed" on our computer database until we receive the following items.

- A notification must be placed on the property deed addressing residual soil and groundwater impacts. For case closure we will need a copy of the deed notification that contains the County Register of Deeds' recording information. Enclosed an example of a "Notice of Contamination to Property" for your use. If you wish to modify the language, submit a copy to this office for review prior to filing.
- A notification must be placed on the property deed addressing the groundwater impacts to the City of Kewaunee property at the Southwest corner of STH 42(Milwaukee Street) and Scott Street. For case closure we will need a copy of the deed notification that contains the County Register of Deeds' recording information. Enclosed an example of a "Notice of Contamination to Property" for your use. If you wish to modify the language, submit a copy to this office for review prior to filing.
- Documentation of the abandonment of monitoring wells **MW-2R, 6, 9, 10 and 11**. Please submit abandonment documentation to the Department at the letterhead address.

Thank you for your efforts in the protection of the environment. If you have any questions, please call me at (920) 424-0046.

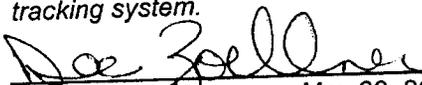
Sincerely,

Dee Zoellner  
Hydrogeologist  
PECFA Site Review Section

enclosure

cc: Karl Schuldes - Robert E. Lee (with enclosure)  
electronic case file

After review of the requested information submitted on May 17 & 19, 2000 by Messmann Law Office & Robert E. Lee, the Department concludes that no further action is required at the above referenced site and is listed as closed on the Department of Commerce computer tracking system.

  
Dee Zoellner  
Hydrogeologist

May 22, 2000

RECEIVED FOR RECORD

'00 MAY 9 AM 10 29

MARILYN G. MUELLER  
REGISTER OF DEEDS  
KEWAUNEE COUNTY, WIS

*Bd 12<sup>00</sup>*

367089

Document Number

COPY

NOTICE OF CONTAMINATION TO  
PROPERTY

Legal Description of the Property: In re:

(as it appears on the most recent deed)

PARCEL I: The South Five (5) feet of the East One Hundred Ten and 47/100 (110.47) feet of Lot Twelve (12), Block One (1) of Pautz Plat in the City of Kewaunee, EXCEPTING the East Two and 67/100 (2.67) feet thereof.

PARCEL II: Lot Thirteen (13), Block One (1), Pautz Plat to the City of Kewaunee, EXCEPTING the West Sixteen (16) feet thereof, and also excepting a part heretofore granted for street purposes: and FURTHER EXCEPTING a parcel described as follows: Commencing at the Northwest corner of said Lot Thirteen (13), which is marked by an existing iron pipe, thence run East along the North line of said Lot Thirteen (13) a distance of Thirty-nine and 80/100 (39.80) feet to the point of real beginning; thence run West along the North line of

said Lot Thirteen (13) a distance of Twenty-three and 80/100 (23.80) feet; thence run South ) and parallel with the West ) ss line of said Lot Thirteen (13) a distance of Thirty-seven and 00/100 (37.00) feet; thence run Northeast a distance of ) Forty-four and 15/100 (44.15) feet to the point of real beginning.

Recording Area

Name and Return Address

Messmann Law Office  
213 Ellis Street  
Kewaunee, WI 54216

31 241 PZ 10

Parcel Identification Number (PIN)

Section 1. Nuhlicek's Service is the owner of the above-described property.  
LLC

Section 2. One or more petroleum discharges have occurred at this property. Petroleum contaminated groundwater above NR 140 enforcement standards and soils above NR 720 residual contaminant levels of the Wisconsin Administrative Code exist(s) on this property.

Section 3. 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 limitations and/or restrictions:

Anyone who proposes to construct or reconstruct a well on this property is required to contact the Department of Natural Resources' Bureau of Drinking Water and Groundwater, or its successor agency, to determine what specific prohibitions or requirements are applicable, prior to constructing or reconstructing a well on this property. No well may be constructed or reconstructed on this property unless applicable requirements are met.

Residual petroleum contaminated soil remains on this site. It has been shown that these levels are protective of health and the environment. If this contaminated soil is excavated in the future, it may be considered a solid waste and will need to be disposed in accordance with all applicable laws.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Commerce, or its successor, issue a determination that the restrictions set forth in this covenant are no longer required. That property owner shall provide any and all necessary information to the Department in order for the Department to be

*ew*

able to make a determination. Upon receipt of such a request, the Department shall determine whether or not the restrictions contained herein can be extinguished. Conditions under which a restriction may be extinguished will be determined in accordance with the site specific standards, rules and laws for this property. If the Department determines that the restrictions can be extinguished, an affidavit, with a copy of the Department's written determination, may be recorded to give notice that this restriction, or portions of this restriction are no longer binding. Any restriction placed upon this property shall not be extinguished without the Department's written determination.

IN WITNESS WHEREOF, the owner of the property has executed this document, this 2<sup>nd</sup> day of May, 2000.

[When appropriate use the following clause]:

By signing this document, [he/~~she~~] acknowledges that [he/~~she~~] is duly authorized to sign this document on behalf of Nuhlicek's Service, LCC

Signature: Charles A. Nuhlicek

Signature: Mary A. Nuhlicek

Printed Name: Charles A. Nuhlicek  
In his individual capacity and

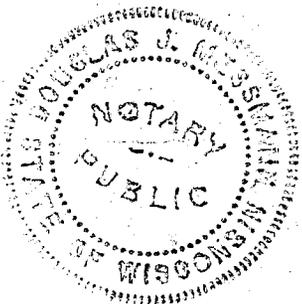
Printed Name: Mary A. Nuhlicek  
In her individual capacity and

Title: as a manager of Nuhlicek Service, LLC, Title: as a manager of Nuhlicek Service, LLC

Subscribed and sworn to before me  
this 2<sup>nd</sup> day of May, 2000

Donald T. Messman  
Notary Public, State of Wisconsin  
My commission is Permanent

This document was drafted by the Wisconsin Department of Commerce.





IN WITNESS WHEREOF, the owner of the property has executed this document, this 2<sup>nd</sup> day of May, 2000.

[When appropriate use the following clause]:

By signing this document, [he/she] acknowledges that [he/she] is duly authorized to sign this document on behalf of the City of Kewaunee.

Signature: [Handwritten Signature]

Printed Name: Darin A. Jeanquart

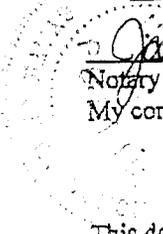
Title: Mayor

Signature: [Handwritten Signature]

Printed Name: Brian W. Kranz

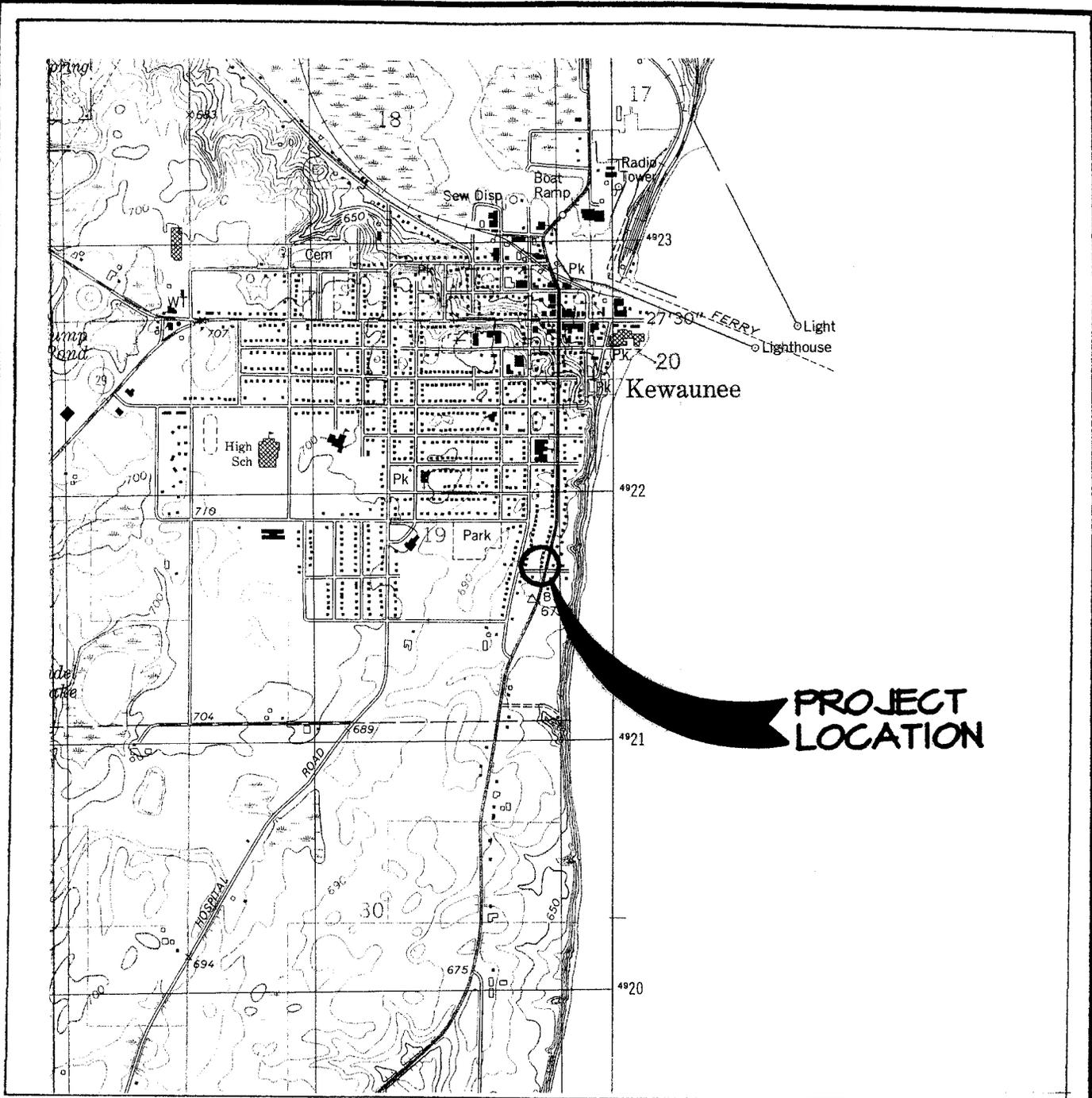
Title: City Administrator

Subscribed and sworn to before me this 2<sup>nd</sup> day of May, 2000



[Handwritten Signature]  
Notary Public, State of Wisconsin  
My commission EXPIRES 8/12/01

This document was drafted by the Wisconsin Department of Commerce.

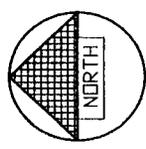
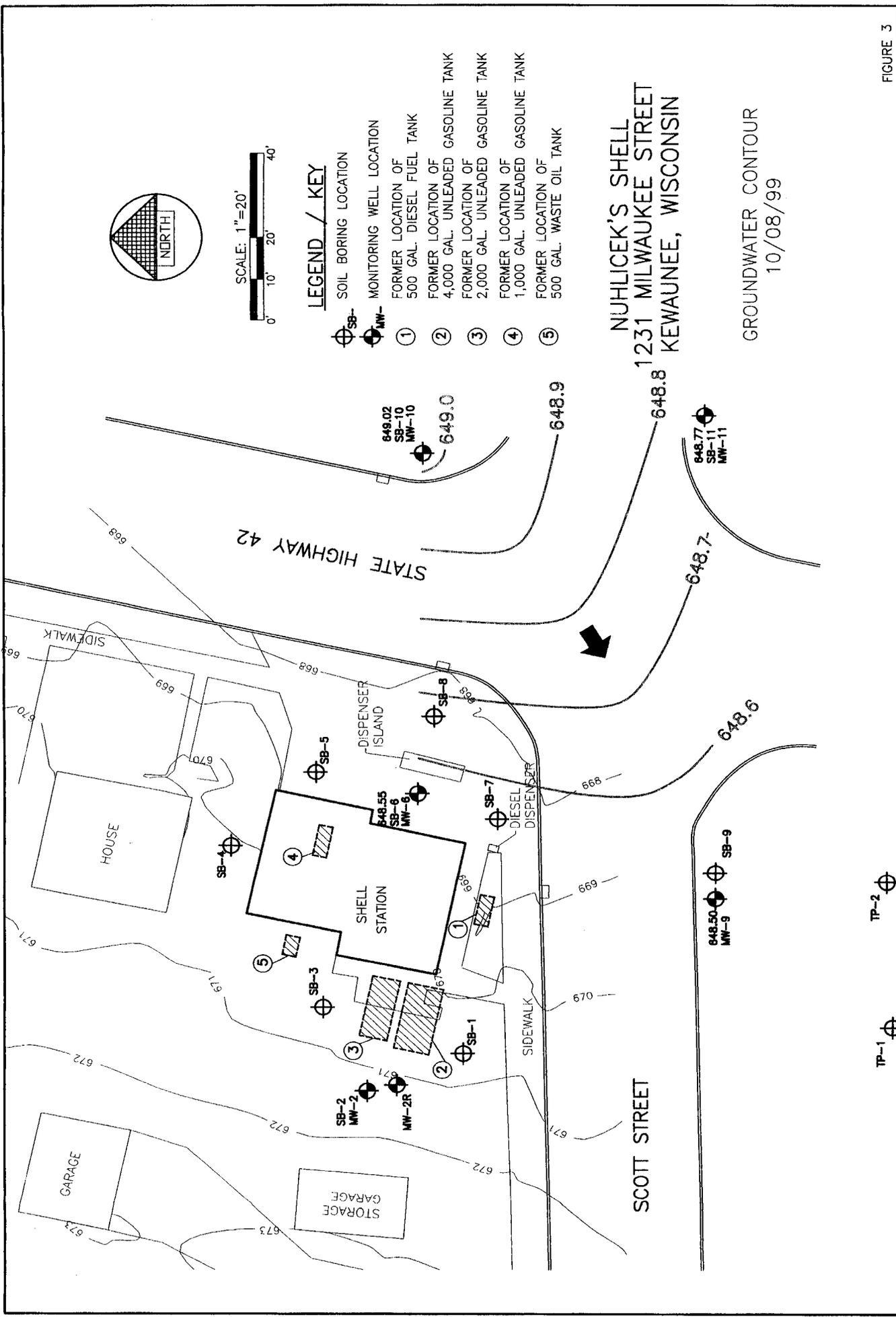


LOCATION MAP

NUHLICEK'S SHELL  
 1231 MILWAUKEE STREET  
 KEWAUNEE, WISCONSIN



1" = 2000'



**LEGEND / KEY**

- ⊕ SB- SOIL BORING LOCATION
- ⊕ MW- MONITORING WELL LOCATION
- ① FORMER LOCATION OF 500 GAL. DIESEL FUEL TANK
- ② FORMER LOCATION OF 4,000 GAL. UNLEADED GASOLINE TANK
- ③ FORMER LOCATION OF 2,000 GAL. UNLEADED GASOLINE TANK
- ④ FORMER LOCATION OF 1,000 GAL. UNLEADED GASOLINE TANK
- ⑤ FORMER LOCATION OF 500 GAL. WASTE OIL TANK

**NUHLICEK'S SHELL  
1231 MILWAUKEE STREET  
KEWAUNEE, WISCONSIN**

GROUNDWATER CONTOUR  
10/08/99

TP-1 ⊕  
TP-2 ⊕

FIGURE 3

N:\3037002\3037F166.DWG

## NUHLICEK'S SHELL SERVICE Groundwater Monitoring Results

Parameter (ppb)	ES	PAL	MW-2R
			4/28/98
<b>PVOCs</b>			
Benzene	5	0.5	<0.5
Ethylbenzene	700	140	<1.0
Methyl-Tert-Butyl-Ether	60	12	<1.0
Naphthalene	40	8	<1.0
Toluene	343	68.6	<1.0
Total Trimethylbenzene	480	96	<1.0
Total Xylene	620	124	<1.0
<b>RNA Indicators</b>			
Sulfate			NA
Nitrate			NA
Methane			NA
Iron			NA
Dissolved Oxygen			NA

Parameter (ppb)	ES	PAL	MW-6						
			6/12/97	1/29/98	4/27/98	7/28/98	10/14/98	1/15/99	10/8/99
<b>PVOCs</b>									
Benzene	5	0.5	1,550	784	245	449	216	350	110
Ethylbenzene	700	140	203	136	74.4	142	156	220	210
Methyl-Tert-Butyl-Ether	60	12	73.1	254	24.8	97.6	54.5	180	34
Naphthalene	40	8	77.7	<1.0	<20.0	52.3	42.6	28	92
Toluene	343	68.6	4,480	1,420	509	852	439	1800	68
Total Trimethylbenzene	480	96	730	565	435	514	341.7	630	590
Total Xylene	620	124	5,020	2,794	1,124	1,039	640	3,000	690
<b>RNA Indicators</b>									
Sulfate			NA	NA	23.6	25.5	16.3	18	17
Nitrate			NA	NA	0.953	0.399	<0.3	0.038	0.13
Methane			NA	NA	<1.0	NA	NA	NA	NA
Iron			NA	NA	1.5	3.5	4.0	7.0	18.0
Dissolved Oxygen			NA	NA	1.5	0.8	0.9	1.3	0.8

NA = Not analyzed.

= Enforcement Standard exceedance

= Preventive Action Limit exceedance.

## NUHLICEK'S SHELL SERVICE Groundwater Monitoring Results

Parameter (ppb)	ES	PAL	MW-9			
			7/27/98*	10/14/98	1/15/99	10/8/99
<b>PVOCs</b>						
Benzene	5	0.5	331	317	270	890
Ethylbenzene	700	140	1,180	795	1,200	960
Methyl-Tert-Butyl-Ether	60	12	<100.0	<10.0	34	37
Naphthalene	40	8	440	285	320	340
Toluene	343	68.6	309	175	140	210
Total Trimethylbenzene	480	96	1,812	1,249	1,540	1,140
Total Xylene	620	124	4,650	2,522	3,550	2,580
<b>RNA Indicators</b>						
Sulfate			32.4	17.1	17	11
Nitrate			0.362	<0.3	1.1	0.084
Iron			2.0	6.0	7.0	20
Dissolved Oxygen			0.4	0.4	0.2	0.3

Parameter (ppb)	ES	PAL	MW-10						
			9/24/97	1/29/98	4/27/98	7/27/98	10/14/98	1/15/99	10/8/99
<b>PVOCs</b>									
Benzene	5	0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.25	<0.26
Ethylbenzene	700	140	<1.0	<1.0	<1.0	<1.0	<1.0	<0.24	<0.24
Methyl-Tert-Butyl-Ether	60	12	<1.0	<1.0	<1.0	<1.0	<1.0	<0.22	<0.22
Naphthalene	40	8	<1.0	<1.0	<1.0	<1.0	<1.0	<0.89	<0.89
Toluene	343	68.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.50	<0.21
Total Trimethylbenzene	480	96	<1.0	<1.0	<1.0	<1.0	<1.0	<0.86	<0.86
Total Xylene	620	124	<1.0	<1.0	<1.0	<1.0	<1.0	<0.97	<0.97
<b>RNA Indicators</b>									
Sulfate			NA	NA	28.4	30.2	28.4	34	24
Nitrate			NA	NA	4.67	5.67	5.70	1.2	5.7
Methane			NA	NA	<1.0	NA	NA	NA	NA
Iron			NA	NA	0.1	0.1	4.0	0.1	0.1
Dissolved Oxygen			NA	NA	6.1	8.6	0.1	7.3	7.5

NA = Not analyzed.

= Enforcement Standard exceedance

= Preventive Action Limit exceedance.

## NUHLICEK'S SHELL SERVICE Groundwater Monitoring Results

Parameter (ppb)	ES	PAL	MW-11						
			9/24/97	1/29/98	4/27/98	7/27/98	10/14/98	1/15/99	10/8/99
<b>PVOCs</b>									
Benzene	5	0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<0.26	<0.26
Ethylbenzene	700	140	<1.0	<1.0	<1.0	<1.0	<1.0	<0.24	<0.24
Methyl-Tert-Butyl-Ether	60	12	<1.0	<1.0	<1.0	<1.0	<1.0	<0.22	<0.22
Naphthalene	40	8	<1.0	<1.0	<1.0	<1.0	<1.0	<0.89	<0.89
Toluene	343	68.6	<1.0	<1.0	<1.0	<1.0	<1.0	0.48	<0.21
Total Trimethylbenzene	480	96	<1.0	<1.0	<1.0	<1.0	<1.0	<0.86	<0.86
Total Xylene	620	124	<1.0	<1.0	<1.0	<1.0	<1.0	<0.97	<0.97
<b>RNA Indicators</b>									
Sulfate			NA	NA	41.1	34.7	29.8	32	25
Nitrate			NA	NA	5.33	5.37	5.72	0.85	5.8
Methane			NA	NA	<1.0	NA	NA	NA	NA
Iron			NA	NA	0.1	0.1	0.1	0.1	0.1
Dissolved Oxygen			NA	NA	6.6	9.1	9.0	8.3	8.1

NA = Not analyzed.

= Enforcement Standard exceedance

= Preventive Action Limit exceedance.

**NUHLICEK'S SHELL SERVICE**  
**Soil Results**  
**Date Sampled: October 14, 1999**

Parameter (ppb)	NR 720 Soil Standard	TP-1	TP-2
<b>PVOCs</b>			
Benzene	5.5	<25	<25
Ethylbenzene	2900	<25	<25
Methyl-Tert-Butyl-Ether	—	<25	<25
Naphthalene		<25	<25
Toluene	1500	<25	<25
Total Trimethylbenzene	—	<25	<25
Total Xylene	4100	<25	<25

**NUHLICEK'S SHELL SERVICE**  
**Groundwater Monitoring Results**  
**Date Sampled: October 14, 1999**

Parameter (ppb)	NR 140 ES	NR 140 PAL	TP-1	TP-2
<b>PVOCs</b>				
Benzene	5	0.5	0.32	0.39
Ethylbenzene	700	140	0.26	0.25
Methyl-Tert-Butyl-Ether	60	12	0.43	2.2
Naphthalene	40	8	<0.89	<0.89
Toluene	343	68.6	0.78	0.67
Total Trimethylbenzene	480	96	<0.86	<0.86
Total Xylene	620	124	<0.97	<0.97