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

- For DNR County and Region list go to:
  g:\pf\pecfa\site\gis\BRRTS County and Region Codes.xls
- To begin, click on cell to the right of; *This is a:*
- Use Tab, ↓ or Pg Down to navigate form. Print & include with file when completed.

This is a:	New Submittal
BRRTS ID (no dashes):	**0336242642**
Comm # (no dashes):	54220510910
County:	Manitowoc
Region:	Northeast
Site name:	Vallesky Marital Trust
Street Address:	1310 Clark St
City:	Manitowoc
Final Closure Date	2002-05-09
Closure Conditions:	met
Off-source property contamination?	No
(If yes, attach locational data and deed information on pg. 2)	
Right-of-way contamination?	No
Contaminated media:	Groundwater

GPS Coordinates (meters in the **WTM91** projection)

Easting (X):	706852.000000000
Northing (Y):	404824.000000000
Collection Method:	Other
Scale or Resolution:	3839
(1:24,000 scale or finer)	("**1:**" and comma is default)
Prepared by:	Robert Klauk
Submitted by:	Cheryl Nelson

Source Property Checklist

- ☒ Final Closure Letter
- ☒ Copy of the most recent deed, which includes legal description for all properties w/ GW > NR 140 ES
- ☐ Where the legal description in the deed(s) refers to a certified survey map or recorded plat map, include those documents
- ☒ Parcel ID for all properties w/ GW > NR 140 ES
- ☒ General Location Map
- ☒ Detailed Location Map showing property boundaries, buildings, MW(s) and/or potable wells etc for properties with GW >NR140 ES
- ☒ Latest Map(s) showing extent or outline of current GW plume (isoconcentrations)
- ☒ Map showing GW flow direction
- ☒ Latest Table of GW results
- ☒ Geologic cross section (if generated as part of the site investigation)
- ☐ Statement signed by RP certifying correctness of legal descriptions
- ☒ Updated Database

ENVIRONMENTAL & REGULATORY SERVICES
BUREAU OF PECFA
2129 Jackson Street
Oshkosh, Wisconsin 54901-1805
TDD #: (608) 264-8777
Fax #: (920) 424-0217
http://www.commerce.state.wi.us
http://www.wisconsin.gov
Scott McCallum, Governor
Philip Edw. Albert, Secretary

Wisconsin
Department of Commerce

May 9, 2002

Robert J. Brown
~~Vallesky Marital Trust~~ Associated Trust Co.
~~1310 Clark Street~~ PO Box 787
Manitowoc, WI ~~54220~~ 54221-0787

RE: **Final Closure**

Commerce # 54220-5109-10 WDNR BRRTS # 03-36-242642
Vallesky Marital Trust, 1310 Clark Street, Manitowoc

One 1,000-gallon leaded gasoline UST

Dear Mr. Brown:

The Wisconsin Department of Commerce (Commerce) PECFA Site Review Section has received all the items required as conditions for closure of the above-referenced site. This site is now listed as "closed" on the Commerce database.

It is in your best interest to keep all documentation related to the investigation and remediation of your site. This information may be needed for future property transactions.

If future site conditions indicate that any remaining contamination poses a threat, and 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. If contamination is encountered, appropriate measures must be implemented to assure any residual contamination is managed following all applicable State of Wisconsin regulations and standards.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (920) 424-0046.

Sincerely,

Robert H. Klauk

Robert H. Klauk, PG
Hydrogeologist
Site Review Section

cc: Ryan L. Johnson – GHD, Inc.
Case File

A1451 673 1

862944

Document Number

NOTICE OF CONTAMINATION TO PROPERTY

RECEIPT# 6743

$12.00 MISC

STATE OF WISCONSIN
MANITOWOC COUNTY
PRESTON JONES
REGISTER OF DEEDS
RECEIVED FOR RECORD
7 SEP 2000 1:48:44 PM

Legal Description of the Property: In re:

(as it appears on the most recent deed)

Lots Numbered One (1), Two (2), Three (3), Four (4), Five (5) and Six (6) of Block Numbered One Hundred Eighty-eight (188) in the City of Manitowoc, according to the recorded Plat thereof, known as the Original Plat of said City of Manitowoc

And the Southwesterly 33 feet of vacated South Water Street adjacent thereto.

SUBJECT TO all recorded easements, agreements, restrictions, rights-of-way and highway conveyances of record.

Recording Area

Name and Return Address

Associated Trust Company, N.A.
PO Box 787
Manitowoc, WI 54221-0787

000-188-000

Parcel Identification Number (PIN)

STATE OF WISCONSIN)
) ss
COUNTY OF MANITOWOC)

Section 1. Associated Trust Company, National Association, for itself as fiduciary and as Agent for Jeffrey G. Wick and Dianne G. Gonzales is the owner of the above-described property.

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 exists 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

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 5th day of September, 20 00.

[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 Associated Trust Company, National Association, for itself as fiduciary and as Agent for Jeffrey G. Wick and Dianne G. Gonzales

Signature: Robert W Brown

Printed Name: Robert W. Brown, Jr.

Title: Vice President-Personal Trust

Subscribed and sworn to before me
this 5th day of Sept., 2000.

Lynn P Wiesner

Notary Public, State of Wisconsin

My commission expires 01/18/2004

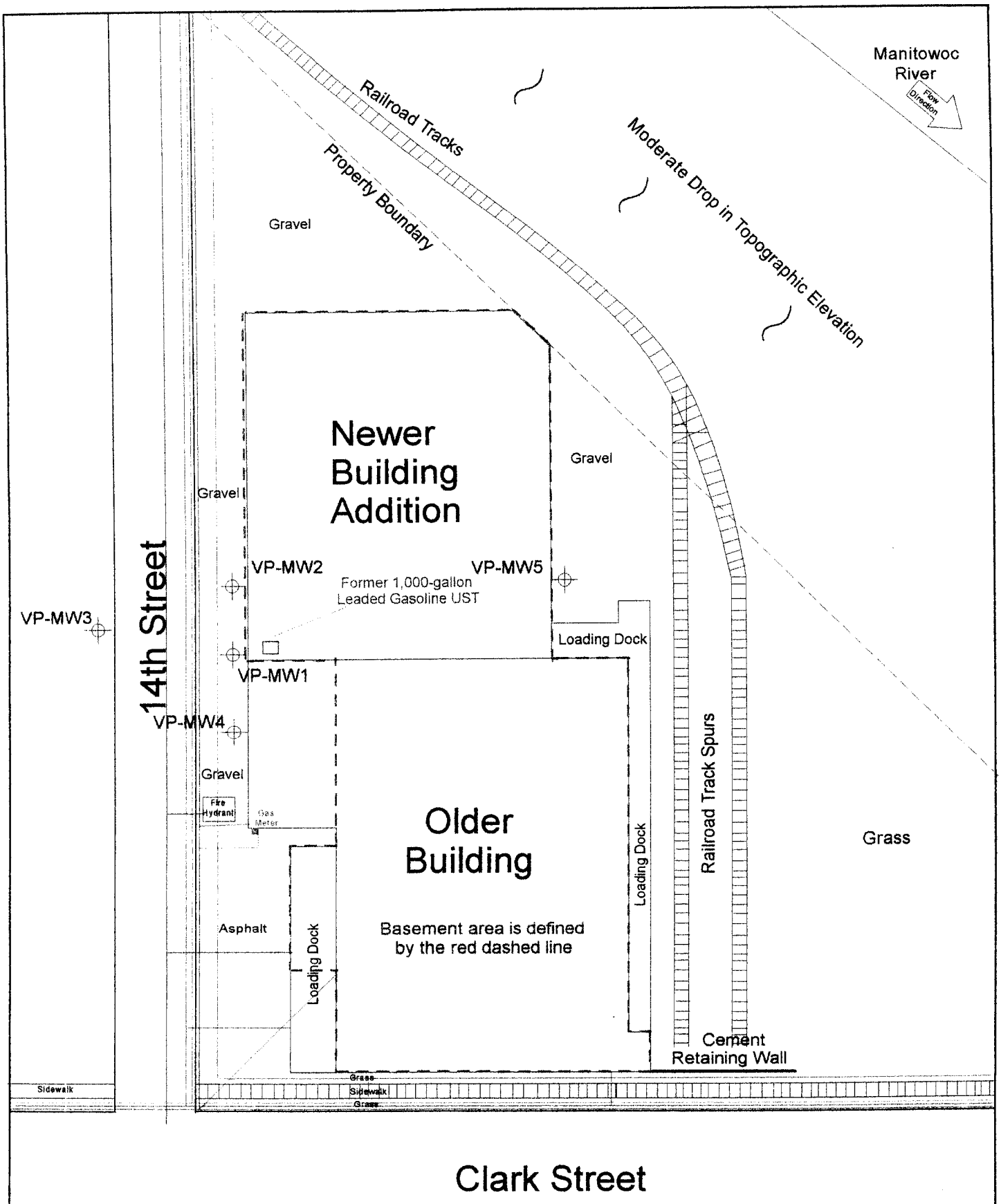
This document was drafted by the Wisconsin Department of Commerce.

GHD, Inc. Environmental Services
Valleskey Property
1310 Clark Street
Manitowoc, Wisconsin

Figure 1
Site Location Map

Date: 1-25-00 | Prepared By: RLJ

N



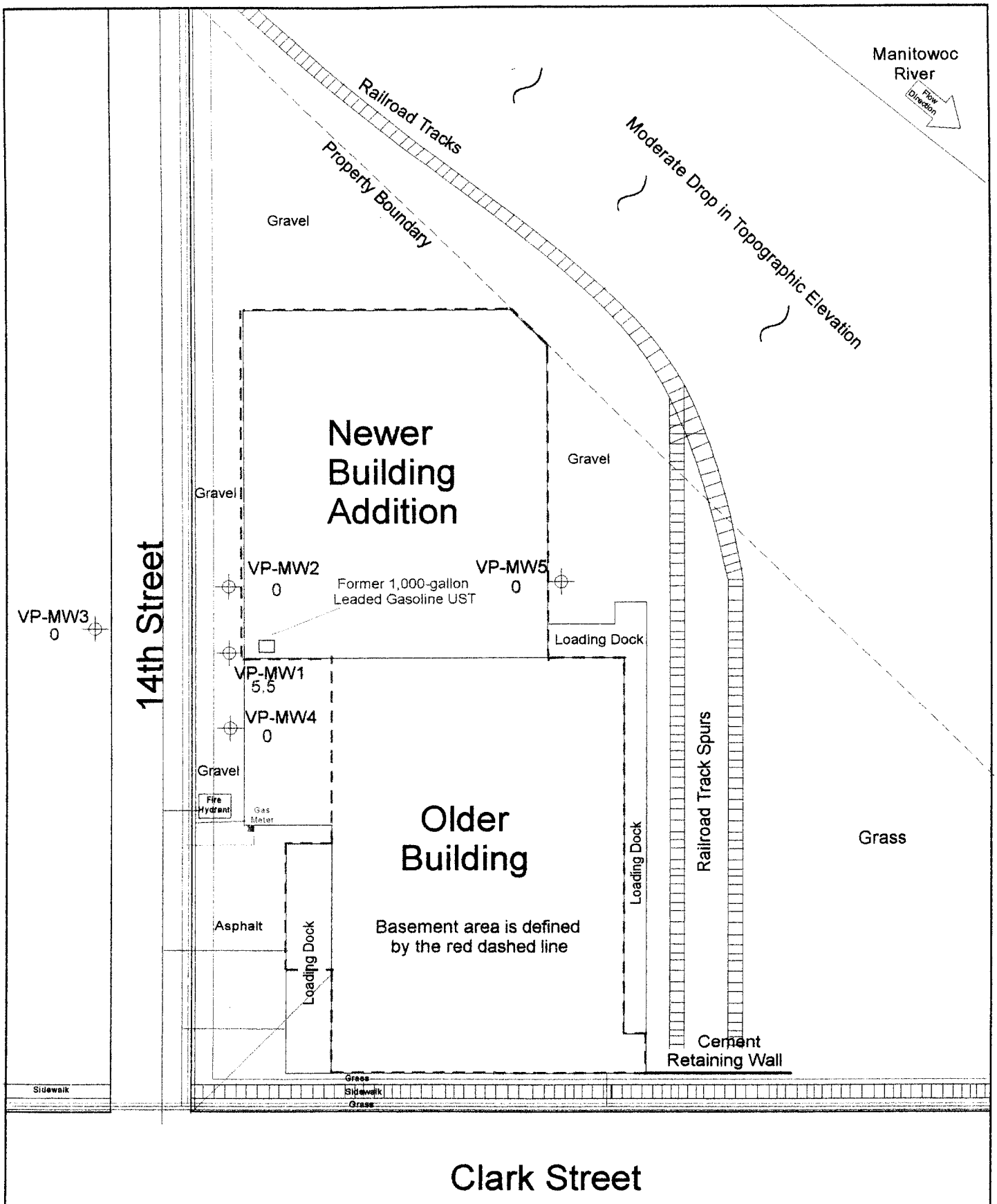
GHD, Inc. Environmental Services
Valleskey Marital Trust Property
1310 Clark Street
Manitowoc, Wisconsin

Figure 3
Monitoring Well Locations

Date:3-29-00 | Prepared By: RLJ | Scale 1 inch = 50 feet

Overhead Electric
Underground Water
Underground Natural Gas
Underground Sanitary Sewer
Underground Telephone Line
Monitoring Well Location

N



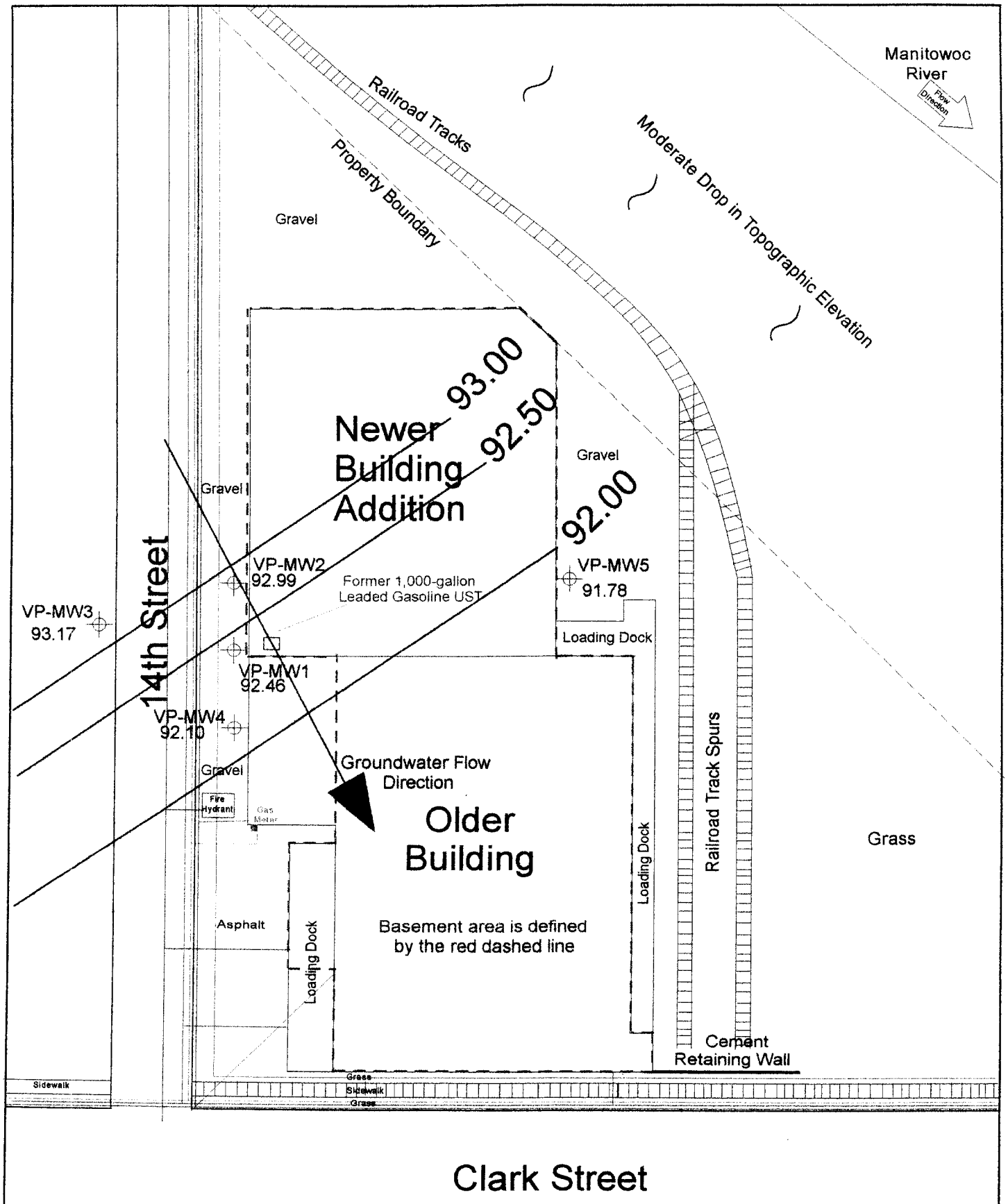
GHD, Inc. Environmental Services
Valleskey Marital Trust Property
1310 Clark Street
Manitowoc, Wisconsin

Figure 8
Concentrations of Benzene in Groundwater

Date:3-29-00 | Prepared By: RLJ | Scale 1 inch = 50 feet

Overhead Electric
Underground Water
Underground Natural Gas
Underground Sanitary Sewer
Underground Telephone Line
Monitoring Well Location

N



GHD, Inc. Environmental Services
Valleskey Marital Trust Property
1310 Clark Street
Manitowoc, Wisconsin

Figure 6
Water Table Elevations on April 4, 2000

Date:3-29-00 | Prepared By: RLJ | Scale 1 inch = 50 feet

Overhead Electric
Underground Water
Underground Natural Gas
Underground Sanitary Sewer
Underground Telephone Line
Monitoring Well Location

N

Table 6
Groundwater Analytical Results
Valleskey Marital Trust Property - Manitowoc, Wisconsin
SIR - May 2000

PARAMETER	NR 140 ES / PAL Standards	VP-MW1		
		01/20/2000	03/22/2000	04/20/2000
GRO (ppm)	none	170.		
DRO (ppm)	none	670.		
Dissolved Lead (ppm)	15 / 1.5	2.2	< 2.3 >	
Benzene	5 / 0.5	**17.**	**5.5**	**5.7**
Ethylbenzene	700 / 140	4.4	37.	34.
Toluene	343 / 68.6	< 0.27	9.	5.5
Total Trimethylbenzenes	480 / 96	6.4	104.	42.
Total Xylenes	620 / 124	3.3	81.9	29.1
Methyl tert-butyl Ether	60 / 12	< 0.32	8.5	< 0.72
Naphthalene	40 / 8	1.2		
1,2-Dichloroethane	5 / 0.5	4.4	< 1.3	< 0.90
Dichlorodifluoromethane	1000 / 200	< 0.47		
Isopropylbenzene	none	1.0		
n-Propylbenzene	none	1.1		
Total PVOCs	none	31.1	245.9	116.3
Total VOCs	none	38.8	245.9	116.3
Nitrogen, ammonia as N	9.7 / 1.9 ppm		0.086	0.1
Nitrogen N+N (mg/L)	10 / 2 ppm		< 0.042	< 0.042
Nitrogen, Kjeldahl (mg/L)	none		0.54	0.53
Sulfate (mg/L)	none		7.9	12.
Alkalinity (mg/L)	none		440.	460.
Iron (mg/L)	none		8.	1.2
Conductivity (uS)	none		1,487.	1,183.
pH (SU)	none			
Dissolved Oxygen (mg/L)	none		1.38	0.78

Notes:
All results are reported in parts per billion (ppb) unless otherwise noted.
ppm stands for parts per million, GRO stands for Gasoline Range Organics
Results in BOLD exceed NR 140 ES or PALs for specified parameter.

Table 6
Groundwater Analytical Results
Valleskey Marital Trust Property - Manitowoc, Wisconsin
SIR - May 2000

PARAMETER	NR 140 ES / PAL Standards	VP-MW2	
		03/22/2000	04/20/2000
GRO (ppm)	none	< 0.015	
Dissolved Lead (ppm)	15 / 1.5	< 1.4	
Benzene	5 / 0.5	< 0.24	< 0.50
Ethylbenzene	700 / 140	< 0.26	< 0.54
Toluene	343 / 68.6	< 0.24	< 0.52
Total Trimethylbenzenes	480 / 96	< 0.27	< 0.55
Total Xylenes	620 / 124	< 0.50	< 1.0
Methyl tert-butyl Ether	60 / 12	< 0.42	< 0.47
Naphthalene	40 / 8	< 0.25	
1,2-Dichloroethane	5 / 0.5	< 0.27	
Dichlorodifluoromethane	1000 / 200	< 0.28	
Isopropylbenzene	none	< 0.25	
n-Propylbenzene	none	< 0.27	
Total PVOCs	none	0.	0.
Total VOCs	none	0.	0.
Nitrogen, ammonia as N	9.7 / 1.9 ppm	< 0.041 >	< 0.071 >
Nitrogen N+N (mg/L)	10 / 2 ppm	1.6	1.8
Nitrogen, Kjeldahl (mg/L)	none	< 0.23 >	< 0.10
Sulfate (mg/L)	none	21.	24.
Alkalinity (mg/L)	none	190.	210.
Iron (mg/L)	none	12.	32.
Conductivity (uS)	none	403.	306.
pH (SU)	none		
Dissolved Oxygen (mg/L)	none	5.30	3.47

Notes:
All results are reported in parts per billion (ppb) unless otherwise noted.
ppm stands for parts per million, GRO stands for Gasoline Range Organics
Results in BOLD exceed NR 140 ES or PALs for specified parameter.

Table 6
Groundwater Analytical Results
Valleskey Marital Trust Property - Manitowoc, Wisconsin
SIR - May 2000

PARAMETER	NR 140 ES / PAL Standards	VP-MW3	
		03/22/2000	04/20/2000
GRO (ppm)	none	< 0.015	
Dissolved Lead (ppm)	15 / 1.5	< 1.4	
Benzene	5 / 0.5	< 0.24	< 0.50
Ethylbenzene	700 / 140	< 0.26	< 0.54
Toluene	343 / 68.6	< 0.24	< 0.73 >
Total Trimethylbenzenes	480 / 96	< 0.24	< 0.52
Total Xylenes	620 / 124	< 0.50	< 2.5 >
Methyl tert-butyl Ether	60 / 12	< 0.42	< 0.47
Naphthalene	40 / 8	< 0.25	
1,2-Dichloroethane	5 / 0.5	< 0.27	
Dichlorodifluoromethane	1000 / 200	< 0.28	
Isopropylbenzene	none	< 0.25	
n-Propylbenzene	none	< 0.27	
Total PVOCs	none	0.	3.23
Total VOCs	none	0.	3.23
Nitrogen, ammonia as N	9.7 / 1.9 ppm	< 0.065 >	< 0.043 >
Nitrogen N+N (mg/L)	10 / 2 ppm	1.7	1.
Nitrogen, Kjeldahl (mg/L)	none	0.48	0.34
Sulfate (mg/L)	none	70.	67.
Alkalinity (mg/L)	none	300.	260.
Iron (mg/L)	none	9.1	21.
Conductivity (uS)	none	1,731.	1,618.
pH (SU)	none		
Dissolved Oxygen (mg/L)	none	6.11	4.07

Notes:
All results are reported in parts per billion (ppb) unless otherwise noted.
ppm stands for parts per million, GRO stands for Gasoline Range Organics
Results in BOLD exceed NR 140 ES or PALs for specified parameter.

Table 6
Groundwater Analytical Results
Valleskey Marital Trust Property - Manitowoc, Wisconsin
SIR - May 2000

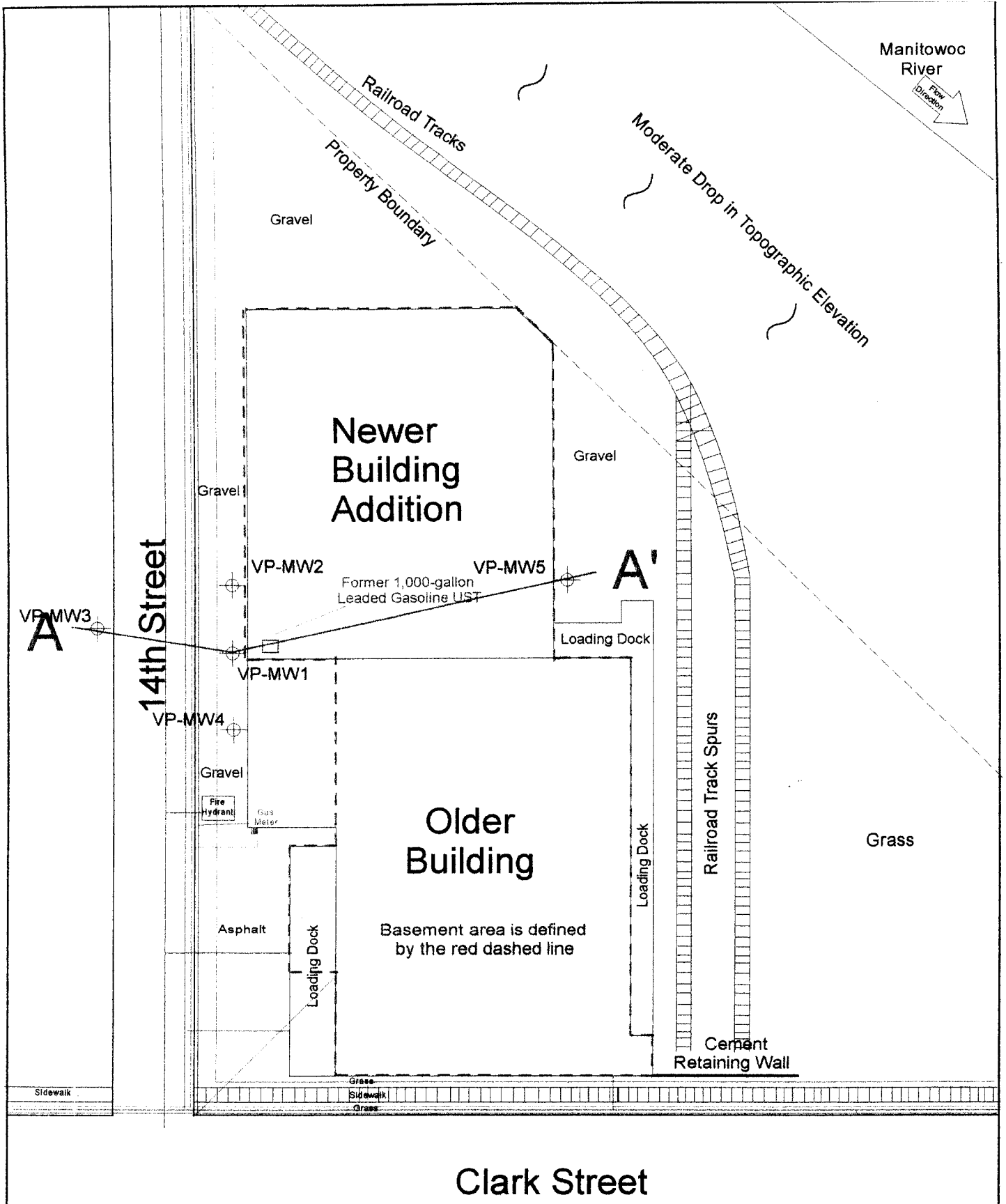
PARAMETER	NR 140 ES / PAL Standards	VP-MW4	
		03/22/2000	04/20/2000
GRO (ppm)	none	< 0.015	
Dissolved Lead (ppm)	15 / 1.5	< 1.4	
Benzene	5 / 0.5	< 0.24	< 0.50
Ethylbenzene	700 / 140	< 0.26	< 0.54
Toluene	343 / 68.6	< 0.24	< 0.52
Total Trimethylbenzenes	480 / 96	< 0.27	< 0.55
Total Xylenes	620 / 124	< 0.50	< 1.0
Methyl tert-butyl Ether	60 / 12	< 0.42	< 0.47
Naphthalene	40 / 8	< 0.25	
1,2-Dichloroethane	5 / 0.5	< 0.27	
Dichlorodifluoromethane	1000 / 200	< 0.28	
Isopropylbenzene	none	< 0.25	
n-Propylbenzene	none	< 0.27	
Total PVOCs	none	0.	0.
Total VOCs	none	0.	0.
Nitrogen, ammonia as N	9.7 / 1.9 ppm	< 0.045 >	< 0.066 >
Nitrogen N+N (mg/L)	10 / 2 ppm	9.9	7.8
Nitrogen, Kjeldahl (mg/L)	none	0.58	0.96
Sulfate (mg/L)	none	58.	54.
Alkalinity (mg/L)	none	400.	360.
Iron (mg/L)	none	0.59	43.
Conductivity (uS)	none	1,480.	1,263.
pH (SU)	none		
Dissolved Oxygen (mg/L)	none	6.16	1.41

Notes:
All results are reported in parts per billion (ppb) unless otherwise noted.
ppm stands for parts per million, GRO stands for Gasoline Range Organics
Results in BOLD exceed NR 140 ES or PALs for specified parameter.

Table 6
Groundwater Analytical Results
Valleskey Marital Trust Property - Manitowoc, Wisconsin
SIR - May 2000

PARAMETER	NR 140 ES / PAL Standards	VP-MW5	
		03/22/2000	04/20/2000
GRO (ppm)	none	< 0.015	
Dissolved Lead (ppm)	15 / 1.5	< 1.4	
Benzene	5 / 0.5	< 0.24	< 0.50
Ethylbenzene	700 / 140	< 0.26	< 0.54
Toluene	343 / 68.6	< 0.24	< 0.66 >
Total Trimethylbenzenes	480 / 96	< 0.27	< 0.52
Total Xylenes	620 / 124	< 0.50	< 0.50
Methyl tert-butyl Ether	60 / 12	< 0.42	< 0.47
Naphthalene	40 / 8	< 0.25	
1,2-Dichloroethane	5 / 0.5	< 0.27	
Dichlorodifluoromethane	1000 / 200	< 0.84 >	
Isopropylbenzene	none	< 025	
n-Propylbenzene	none	< 0.27	
Total PVOCs	none	0.	0.66
Total VOCs	none	0.84	0.66
Nitrogen, ammonia as N	9.7 / 1.9 ppm	< 0.033 >	< 0.035 >
Nitrogen N+N (mg/L)	10 / 2 ppm	2.9	1.3
Nitrogen, Kjeldahl (mg/L)	none	< 0.10	< 0.10
Sulfate (mg/L)	none	17.	14.
Alkalinity (mg/L)	none	190.	190.
Iron (mg/L)	none	210.	110.
Conductivity (uS)	none	361.	353.
pH (SU)	none		
Dissolved Oxygen (mg/L)	none	8.38	2.2

Notes:
All results are reported in parts per billion (ppb) unless otherwise noted.
ppm stands for parts per million, GRO stands for Gasoline Range Organics
Results in BOLD exceed NR 140 ES or PALs for specified parameter.



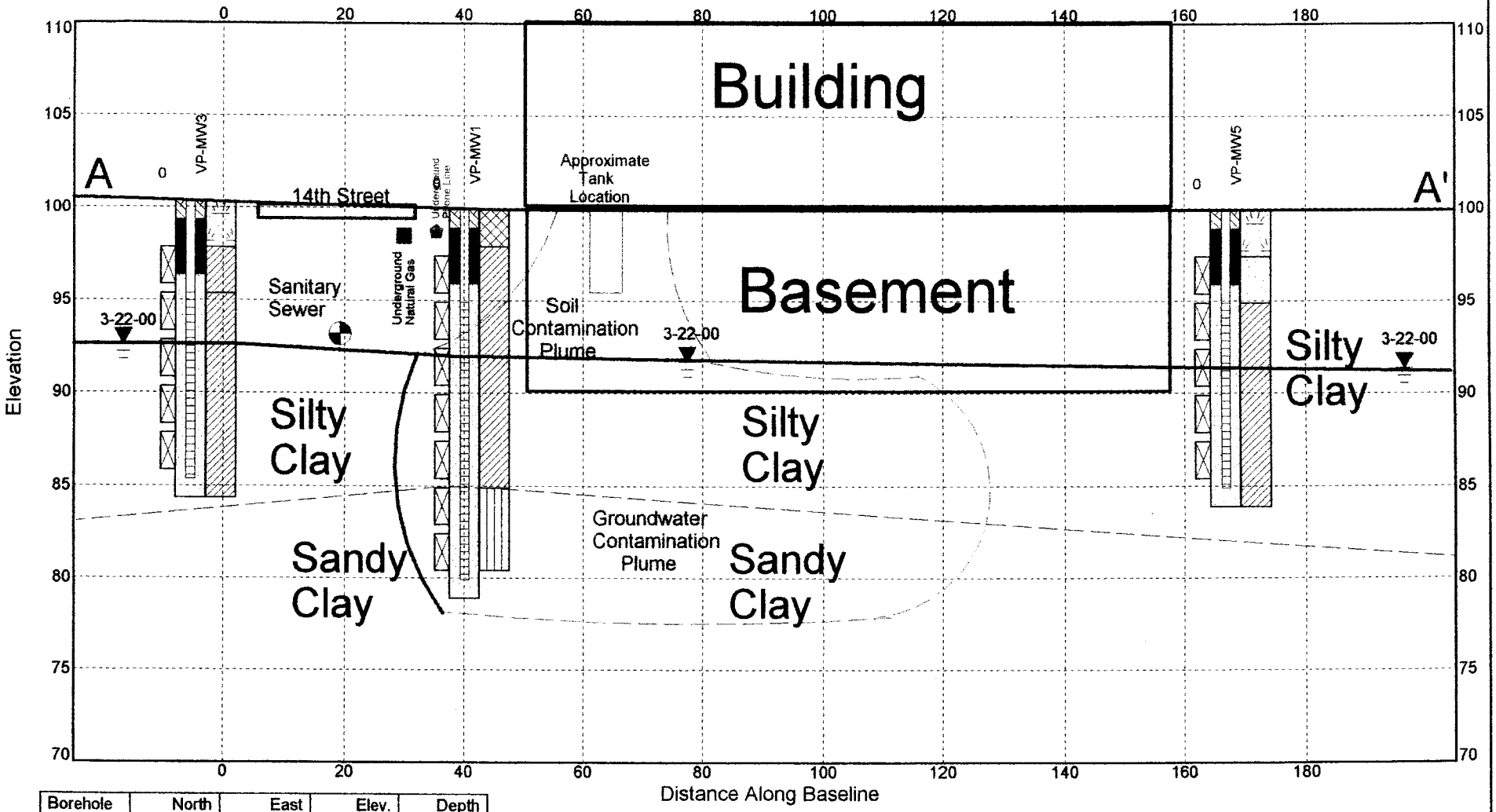
GHD, Inc. Environmental Services
Valleskey Marital Trust Property
1310 Clark Street
Manitowoc, Wisconsin

Figure 4
Geologic Cross-Section Locator Map

Date:3-29-00 | Prepared By: RLJ | Scale 1 inch = 50 feet

Overhead Electric
Underground Water
Underground Natural Gas
Underground Sanitary Sewer
Underground Telephone Line
Monitoring Well Location

N



Borehole	North	East	Elev.	Depth
VP-MW1	2	-4	99.9	21.0
VP-MW3	10	-51	100.4	16.0
VP-MW5	30	120	99.9	16.0

DISTANCES:

Beginning	0
Ending	180

VIEWING ANGLES (degrees):

Horizontal	0.0
Vertical	0.0

Position	North	East
Left, Front	4	-50
Right, Front	29	128
Left, Back	4	-50
Right, Back	29	128

GEOLOGIC CROSS SECTION A-A'

Valleskey Marital Trust Property

PROJECT #	DATE	FIGURE
	4/5/2000	5

FAGWGN01 VALLESK.GPJ FAGWGN01.GDT 4/5/00