

# GIS REGISTRY

## Cover Sheet

March, 2010  
(RR 5367)

### Source Property Information

BRRTS #:

03-39-548041

CLOSURE DATE: Jan 10, 2012

ACTIVITY NAME:

Westfield Motor Sales ROW

FID #:

PROPERTY ADDRESS:

ROW - 114 E First St

DATCP #:

MUNICIPALITY:

Westfield

COMM #: 53964918714A

PARCEL ID #:

NA due to Source in ROW

#### \*WTM COORDINATES:

X: 560736 Y: 379358

*\* Coordinates are in  
WTM83, NAD83 (1991)*

#### WTM COORDINATES REPRESENT:

- Approximate Center Of Contaminant Source  
 Approximate Source Parcel Center

Please check as appropriate: (BRRTS Action Code)

### Contaminated Media:

Groundwater Contamination > ES (236)

Contamination in ROW

Off-Source Contamination

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

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

Contamination in ROW

Off-Source Contamination

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

### Land Use Controls:

N/A (Not Applicable)

Soil: maintain industrial zoning (220)

*(note: soil contamination concentrations  
between non-industrial and industrial levels)*

Structural Impediment (224)

Site Specific Condition (228)

Cover or Barrier (222)

*(note: maintenance plan for  
groundwater or direct contact)*

Vapor Mitigation (226)

Maintain Liability Exemption (230)

*(note: local government unit or economic  
development corporation was directed to  
take a response action)*

### Monitoring Wells:

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

Yes  No  N/A

*\* Residual Contaminant Level*

*\*\*Site Specific Residual Contaminant Level*

This Adobe Fillable form is intended to provide a list of information that is required for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request. The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

**NOTICE: Completion of this form is mandatory** for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #:	03-39-548041	(No Dashes)	PARCEL ID #:	NA due to Source in ROW	
ACTIVITY NAME:	Westfield Motor Sales ROW		WTM COORDINATES:	X: 560736	Y: 379358

**CLOSURE DOCUMENTS** (the Department adds these items to the final GIS packet for posting on the Registry)

- Closure Letter**
- Maintenance Plan** (if activity is closed with a land use limitation or condition (land use control) under s. 292.12, Wis. Stats.)
- Continuing Obligation Cover Letter** (for property owners affected by residual contamination and/or continuing obligations)
- Conditional Closure Letter**
- Certificate of Completion (COC)** (for VPLE sites)

**SOURCE LEGAL DOCUMENTS**

- Deed:** The most recent deed as well as legal descriptions, for the **Source Property** (where the contamination originated). Deeds for other, off-source (off-site) properties are located in the **Notification** section.  
**Note:** If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.
- Certified Survey Map:** A copy of the certified survey map or the relevant section of the recorded plat map for those properties where the legal description in the most recent deed refers to a certified survey map or a recorded plat map. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).  
**Figure #:**                      **Title:**
- Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes that the attached legal description accurately describes the correct contaminated property.

**MAPS** (meeting the visual aid requirements of s. NR 716.15(2)(h))

- Maps must be no larger than 11 x 17 inches unless the map is submitted electronically.
- Location Map:** A map outlining all properties within the contaminated site boundaries on a U.S.G.S. topographic map or plat map in sufficient detail to permit easy location of all parcels. If groundwater standards are exceeded, include the location of all potable wells within 1200 feet of the site.  
**Note:** Due to security reasons municipal wells are not identified on GIS Packet maps. However, the locations of these municipal wells must be identified on Case Closure Request maps.  
**Figure #: 1**                      **Title: Site location Map**
  - Detailed Site Map:** A map that shows all relevant features (buildings, roads, individual property boundaries, contaminant sources, utility lines, monitoring wells and potable wells) within the contaminated area. This map is to show the location of all contaminated public streets, and highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding a ch. NR 140 Enforcement Standard (ES), and/or in relation to the boundaries of soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Levels (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.  
**Figure #: 4**                      **Title: Soil Boring and Monitoring Well Locations**
  - Soil Contamination Contour Map:** For sites closing with residual soil contamination, this map is to show the location of all contaminated soil and a single contour showing the horizontal extent of each area of contiguous residual soil contamination that exceeds a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.  
**Figure #: 9**                      **Title: Extent of Soil Contamination**

BRRTS #: 03-39-548041

ACTIVITY NAME: Westfield Motor Sales ROW

**MAPS (continued)**

- Geologic Cross-Section Map:** A map showing the source location and vertical extent of residual soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL). If groundwater contamination exceeds a ch. NR 140 Enforcement Standard (ES) when closure is requested, show the source location and vertical extent, water table and piezometric elevations, and locations and elevations of geologic units, bedrock and confining units, if any.

**Figure #: 8**                      **Title: Geologic Cross Section A-A'**

**Figure #:**                      **Title:**

- Groundwater Isoconcentration Map:** For sites closing with residual groundwater contamination, this map shows the horizontal extent of all groundwater contamination exceeding a ch. NR140 Preventive Action Limit (PAL) and an Enforcement Standard (ES). Indicate the direction and date of groundwater flow, based on the most recent sampling data.

**Note:** This is intended to show the total area of contaminated groundwater.

**Figure #: 10**                      **Title: Extent of Groundwater Contamination**

- Groundwater Flow Direction Map:** A map that represents groundwater movement at the site. If the flow direction varies by more than 20° over the history of the site, submit 2 groundwater flow maps showing the maximum variation in flow direction.

**Figure #: 6**                      **Title: Groundwater Flow Direction September 29, 2010**

**Figure #: 7**                      **Title: Groundwater Flow Direction January 25, 2011**

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

Tables must be no larger than 11 x 17 inches unless the table is submitted electronically. Tables must not contain shading and/or cross-hatching. The use of **BOLD** or *ITALICS* is acceptable.

- Soil Analytical Table:** A table showing remaining soil contamination with analytical results and collection dates.  
**Note:** This is one table of results for the contaminants of concern. Contaminants of concern are those that were found during the site investigation, that remain after remediation. It may be necessary to create a new table to meet this requirement.

**Table #: 1**                      **Title: Laboratory Results - Soil Samples**

- Groundwater Analytical Table:** Table(s) that show the most recent analytical results and collection dates, for all monitoring wells and any potable wells for which samples have been collected.

**Table #: 2**                      **Title: Laboratory Results - Groundwater (VOCs)**

- Water Level Elevations:** Table(s) that show the previous four (at minimum) water level elevation measurements/dates from all monitoring wells. If present, free product is to be noted on the table.

**Table #: 2**                      **Title: Laboratory Results - Groundwater (VOCs)**

**IMPROPERLY ABANDONED MONITORING WELLS**

For each monitoring well not properly abandoned according to requirements of s. NR 141.25 include the following documents.

**Note:** If the site is being listed on the GIS Registry for only an improperly abandoned monitoring well you will only need to submit the documents in this section for the GIS Registry Packet.

- Not Applicable**

- Site Location Map:** A map showing all surveyed monitoring wells with specific identification of the monitoring wells which have not been properly abandoned.

**Note:** If the applicable monitoring wells are distinctly identified on the Detailed Site Map this Site Location Map is not needed.

**Figure #:**                      **Title:**

- Well Construction Report:** Form 4440-113A for the applicable monitoring wells.

- Deed:** The most recent deed as well as legal descriptions for each property where a monitoring well was not properly abandoned.

- Notification Letter:** Copy of the notification letter to the affected property owner(s).

BRRTS #: 03-39-548041

ACTIVITY NAME: Westfield Motor Sales ROW

## NOTIFICATIONS

### Source Property

**Not Applicable**

**Letter To Current Source Property Owner:** If the source property is owned by someone other than the person who is applying for case closure, include a copy of the letter notifying the current owner of the source property that case closure has been requested.

**Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying current source property owner.

### Off-Source Property

Group the following information per individual property and label each group according to alphabetic listing on the "Impacted Off-Source Property" attachment.

**Not Applicable**

**Letter To "Off-Source" Property Owners:** Copies of all letters sent by the Responsible Party (RP) to owners of properties with groundwater exceeding an Enforcement Standard (ES), and to owners of properties that will be affected by a land use control under s. 292.12, Wis. Stats.

**Note:** Letters sent to off-source properties regarding residual contamination must contain standard provisions in Appendix A of ch. NR 726.

**Number of "Off-Source" Letters: 1**

**Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying any off-source property owner.

**Deed of "Off-Source" Property:** The most recent deed(s) as well as legal descriptions, for all affected deeded **off-source property(ies)**. This does not apply to right-of-ways.

**Note:** If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.

**Certified Survey Map:** A copy of the certified survey map or the relevant section of the recorded plat map for those properties where the legal description in the most recent deed refers to a certified survey map or a recorded plat map. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).

**Figure #:**                      **Title:**

**Letter To "Governmental Unit/Right-Of-Way" Owners:** Copies of all letters sent by the Responsible Party (RP) to a city, village, municipality, state agency or any other entity responsible for maintenance of a public street, highway, or railroad right-of-way, within or partially within the contaminated area, for contamination exceeding a groundwater Enforcement Standard (ES) and/or soil exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL).

**Number of "Governmental Unit/Right-Of-Way Owner" Letters: 1**

## Impacted Off-Source Property Information

Form 4400-246 (R 3/08)

This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

**NOTICE: Completion of this form is mandatory** for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #:

ACTIVITY NAME:

ID	Off-Source Property Address	Parcel Number	WTM X	WTM Y
<input type="text" value="A"/>	<input type="text" value="114 E 1st St, Westfield, WI"/>	<input type="text" value="191-00376-0000"/>	<input type="text" value="560733"/>	<input type="text" value="379372"/>
<input type="text" value="B"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="C"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="D"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="E"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="F"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="G"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="H"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="I"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>



January 10, 2012

Village of Westfield  
Attn: Mr. Ed Mockler  
PO Box 65  
Westfield WI 53964

SUBJECT: Final Case Closure  
Westfield Motor Sales ROW, 114 E First St, Westfield WI  
WDNR BRRTS Activity #: 03-39-548041

Dear Mr. Mockler:

On November 22, 2011, the Department reviewed your request for closure of the case described above. The Department reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. On December 15, 2011, you were notified that the Closure Committee had granted conditional closure to this case.

On January 6, 2012 the Department received information or documentation indicating that you have complied with the requirements for final closure. Conditions of closure included abandonment of monitoring wells and disposal of any remaining investigative waste.

Based on the correspondence and data provided, it appears that your case meets the closure requirements in ch. NR 726, Wisconsin Administrative Code. The Department considers this case closed and no further investigation or remediation is required at this time.

#### GIS Registry

The conditions of case closure set out below in this letter require that this site be listed on the Remediation and Redevelopment Program's GIS Registry. The specific reasons are summarized below:

- Residual soil contamination exists that must be properly managed should it be excavated or removed.
- Groundwater contamination is present above Chapter NR 140 enforcement standards

This letter and information that was submitted with your closure request application will be included on the GIS Registry. To review the sites on the GIS Registry web page, visit the RR Sites Map page at: <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. If the property is listed on the GIS Registry because of remaining contamination and you intend to construct or reconstruct a well, you will need prior Department approval in accordance with s. NR 812.09(4) (w), Wis. Adm. Code. 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 <http://dnr.wi.gov/org/water/dwg/3300254.pdf> or at the web address listed above for the GIS Registry.

#### Residual Soil Contamination

Residual soil contamination remains at soil sample locations SS-7, SS-8, B-1, B-3, MW2 and MW-3 as shown on the attached map and in the information submitted to the Department of Natural Resources. If soil in the specific locations described above is excavated in the future, then pursuant to ch. NR 718 or, if applicable, ch. 289, Stats., and chs. 500 to 536, the property owner at the time of excavation must sample and analyze the excavated soil to determine if residual contamination remains. If sampling confirms that contamination is present the property owner at the time of excavation will need to determine whether the material is considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable standards and rules. In addition, all current and future owners and occupants of the property need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken to prevent a direct contact health threat to humans.

#### Residual Groundwater Contamination

Groundwater impacted by petroleum contamination greater than enforcement standards set forth in ch. NR140, Wis. Adm. Code, is present on this contaminated property, as shown on the attached map. Off-source property owners have also been notified of the presence of groundwater contamination.

#### PECFA Reimbursement

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. If there is equipment purchased with PECFA funds remaining at the site, contact the Department of Safety and Professional Services PECFA Program to determine the method for salvaging the equipment.

Please be aware that the 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 to the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this closure decision or anything outlined in this letter, please contact Kevin McKnight at 920-424-7890.

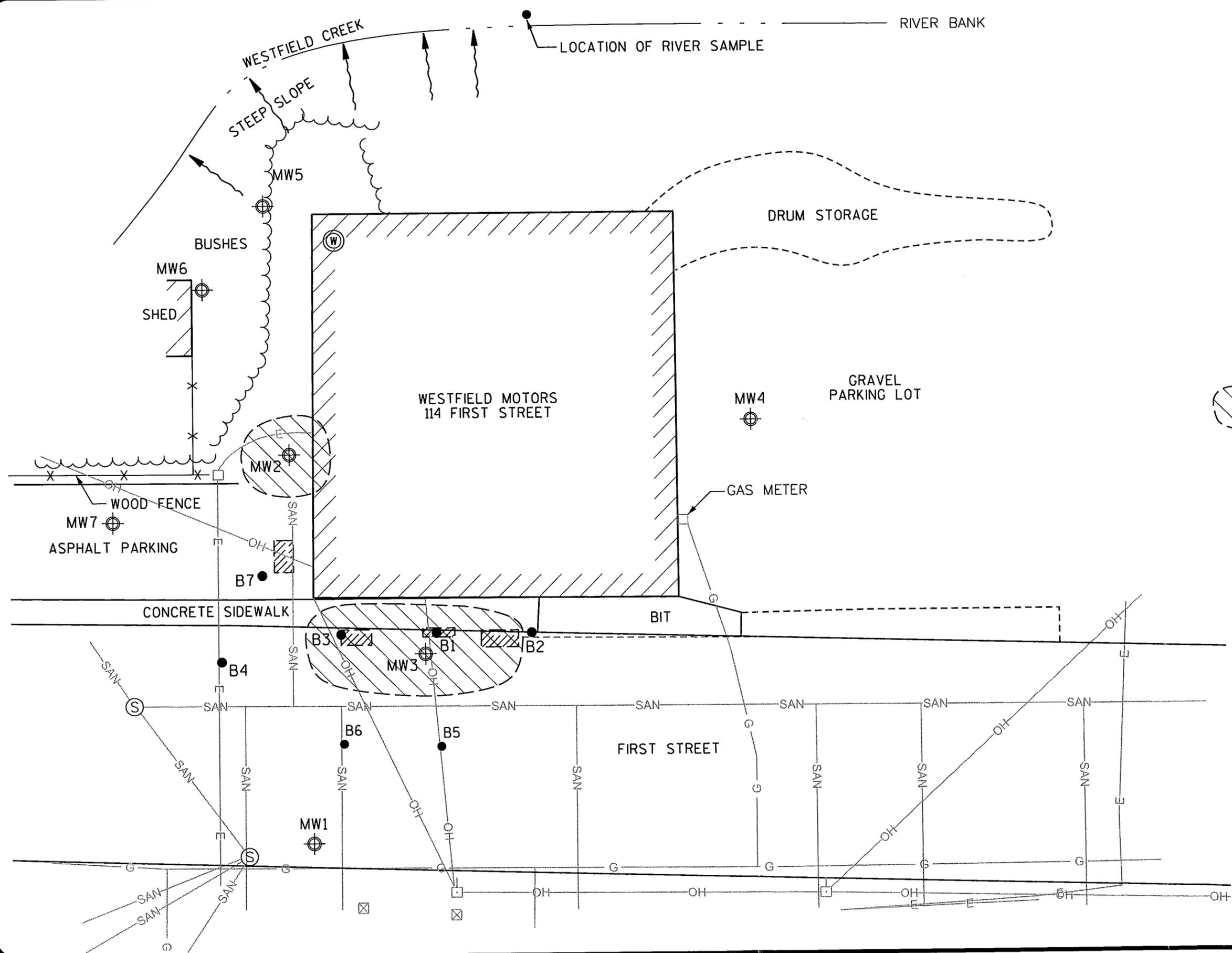
Sincerely,



Bruce G. Urben  
Northeast Region Team Supervisor  
Remediation & Redevelopment Program

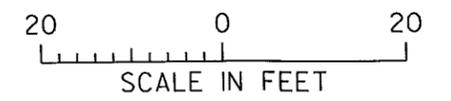
Attach: Soil Map  
Groundwater Map

cc: File  
Jane Englebert - MSA - via email  
Dean Jahnke – Westfield Motors – via email  
Gina Larson – PECFA – via email



**LEGEND**

- ⊕ MONITORING WELL
- SOIL BORING
- ⊙ POTABLE WELL
- POWER POLE
- ⊠ TELEPHONE PEDESTAL
- E— UNDERGROUND ELECTRIC
- G— NATURAL GAS
- OH— OVERHEAD WIRE
- SAN— SANITARY SEWER
- EXTENT OF SOIL CONTAMINATION

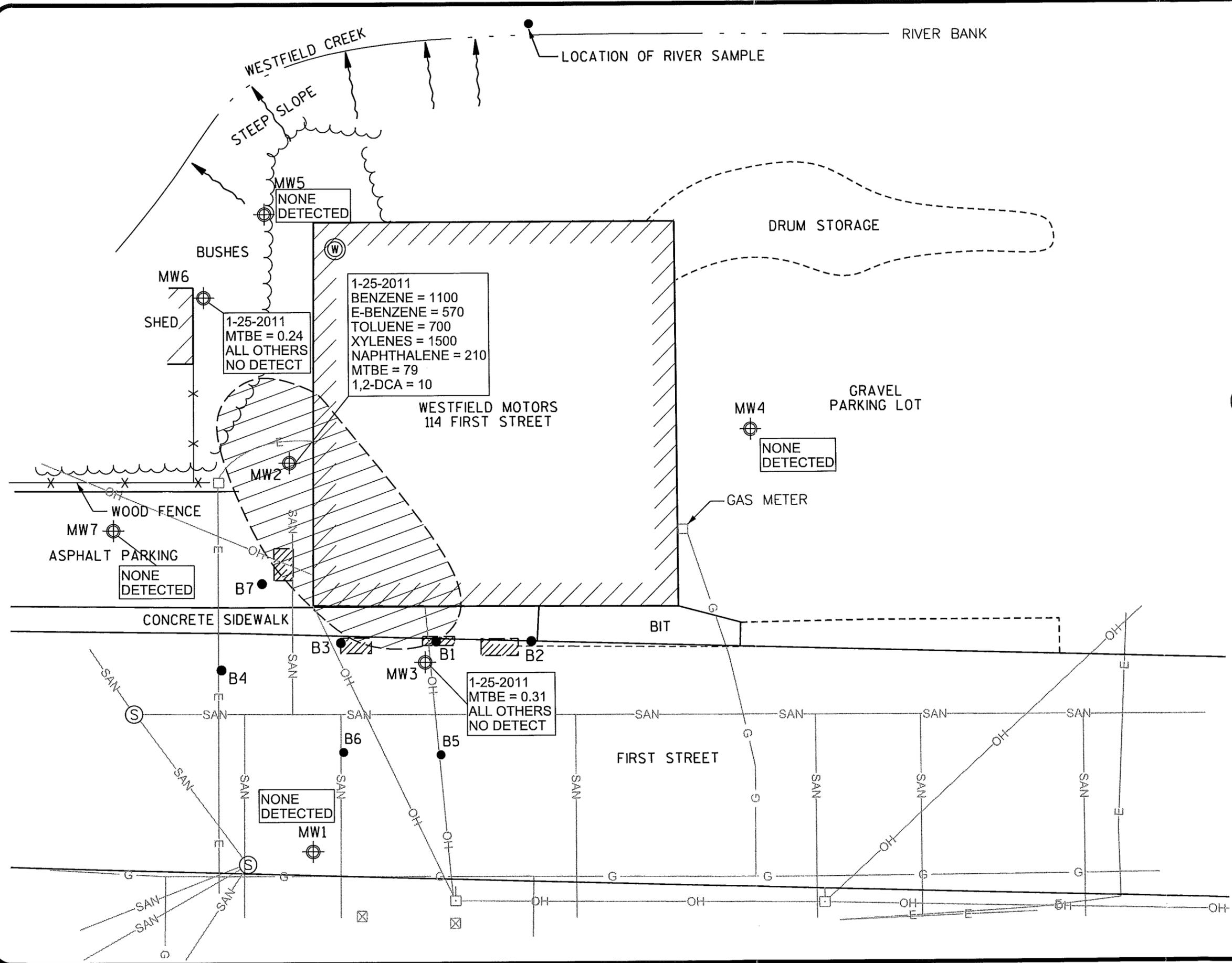


**FIGURE 9**

**EXTENT OF SOIL CONTAMINATION**  
**WESTFIELD MOTORS**  
**WESTFIELD, WISCONSIN**

**MSA**  
PROFESSIONAL SERVICES  
 TRANSPORTATION • MUNICIPAL DEVELOPMENT • ENVIRONMENTAL  
 1230 South Boulevard Baraboo, WI 53913  
 608-356-2771 1-800-362-4505 Fax: 608-356-2770  
 Web Address: www.msa-ps.com

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**LEGEND**

- MONITORING WELL
- SOIL BORING
- POTABLE WELL
- POWER POLE
- TELEPHONE PEDESTAL
- UNDERGROUND ELECTRIC
- NATURAL GAS
- OVERHEAD WIRE
- SANITARY SEWER
- EXTENT OF GROUNDWATER CONTAMINATION EXCEEDING NR140 ENFORCEMENT STANDARD

NOTE:  
ALL CONCENTRATIONS ARE ug/L



FIGURE 10

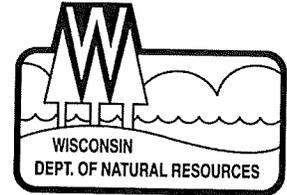
**EXTENT OF GROUNDWATER CONTAMINATION  
WESTFIELD MOTORS  
WESTFIELD, WISCONSIN**

**MSA**  
TRANSPORTATION • MUNICIPAL DEVELOPMENT • ENVIRONMENTAL  
1230 South Boulevard, Baraboo, WI 53913  
608-356-2771 1-800-362-4505 Fax: 608-356-2770  
Web Address: www.msa-ps.com

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State of Wisconsin  
DEPARTMENT OF NATURAL RESOURCES  
Oshkosh Service Center  
625 E CTY Y, Suite 700  
Oshkosh WI 54901

Scott Walker, Governor  
Cathy Stepp, Secretary  
Telephone 608-266-2621  
Toll Free 1-888-936-7463  
TTY Access via relay - 711



February 10, 2012

Mr. Dean Jahnke  
Westfield Motor Sales  
114 E First St  
Westfield WI 53964

SUBJECT: Continuing Obligations and Property Owner Requirements for 114 E First Street  
Parcel Identification Number: 91001060803690  
Final Case Closure for Westfield Motor Sales ROW, 114 E First St., Westfield, WI  
WDNR BRRTS Activity #: 03-39-548041

Dear Mr. Jahnke:

The purpose of this letter is to notify you that certain continuing obligations apply to the property at 114 E First St., Westfield, (referred to in this letter as the "Property") due to contamination remaining on the Property. The continuing obligations are part of the cleanup and case closure approved for the above referenced case, located at 114 E First St., Westfield. (The case is referenced by the location of the source property, i.e. the property where the original discharge occurred, prior to contamination migrating to the Property.) The continuing obligations that apply to the Property are stated as conditions in the attached closure approval letter, and are consistent with s. 292.12, Wis. Stats., and ch. NR 700, Wis. Adm. Code, rule series. They are meant to limit exposure to any remaining environmental contamination at the Property. These continuing obligations will also apply to future owners of the Property, until the conditions no longer exist at the Property.

It is common for properties with approved cleanups to have continuing obligations as part of cleanup/closure approvals. Information on continuing obligations on properties is shown on the Internet at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. How to find further information about the closure and residual contamination for this site can be located at <http://dnr.wi.gov/org/aw/rr/clean.htm>.

The Department reviewed and approved the case closure request regarding the petroleum in soil and groundwater at this site, based on the information submitted by MSA Professional Services. As required by state law, you received notification about the requested closure from the person conducting the cleanup. No further investigation or cleanup is required at this time. However, the closure decision is conditioned on the long-term compliance with certain continuing obligations, as described below.

#### Continuing Obligations Applicable to Your Property

A number of continuing obligations are described in the attached case closure letter to the Village of Westfield, dated January 10, 2012. However, only the following continuing obligations apply to your Property.

- Residual soil contamination

#### GIS Registry – Well Construction Approval Needed

Because of the residual soil and groundwater contamination and the continuing obligations, this site, which includes your Property, will be listed on the Department's internet accessible GIS Registry, at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. If you intend to construct or reconstruct a well on the Property, you will need to get Department approval in accordance with s. NR 812.09(4) (w), Wis. Adm. Code. To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. A well driller can help with this form. This form can be obtained on-line <http://dnr.wi.gov/org/water/dwg/3300254.pdf>. If at some time, all these continuing obligations are fulfilled, and the remaining contamination is either removed or meets applicable standards, you may request the removal of the Property from the GIS Registry.

### Property Owner Responsibilities

The owner (you and any subsequent property owner) of this Property is responsible for compliance with these continuing obligations, pursuant to s. 292.12, Wis. Stats. You are strongly encouraged to pass on the information about these continuing obligations to anyone who purchases this property from you (i.e. pass on this letter). For residential property transactions, you are required to make disclosures under Wis. Stats. s. 709.02. You may have additional obligations to notify buyers of the condition of the property and the continuing obligations set out in this letter and the closure letter.

Please be aware that failure to comply with the continuing obligations may result in enforcement action by the Department. The Department intends to conduct inspections in the future to ensure that the conditions included in this letter, including compliance with referenced maintenance plans, are met.

These responsibilities are the property owner's. A property owner may enter into a legally binding agreement (such as a contract) with someone else (the person responsible for the cleanup) to take responsibility for compliance with the continuing obligations. If the person with whom any property owner has an agreement fails to adequately comply with the appropriate continuing obligations, the Department has the authority to require the property owner to complete the necessary work.

A legal agreement between you and another party to carry out any of the continuing obligations listed in this letter does not automatically transfer to a new owner of the property. If a subsequent property owner cannot negotiate a new agreement, the responsibility for compliance with the applicable continuing obligations resides with that Property owner.

When maintenance of a continuing obligation is required, the Property owner is responsible for inspections, repairs, or replacements as needed. Such actions should be documented by the Property owner and the records kept accessible for the Department to review for as long as the Department directs.

You and any subsequent Property owners are responsible for notifying the Department, and obtaining approval, before making any changes to the property that would affect the obligations applied to the Property. Send all written notifications in accordance with the above requirements to the DNR Oshkosh Service Center, to the attention of Kevin McKnight

The following DNR fact sheet, RR-819, "Continuing Obligations for Environmental Protection" has been included with this letter, to help explain a property owner's responsibility for continuing obligations on their property. If the fact sheet is lost, you may obtain a copy at <http://dnr.wi.gov/org/aw/rr/archives/pubs/RR819.pdf>.

Under s. 292.13, Wis. Stats., owners of properties affected by contamination from another property are generally exempt from investigating or cleaning up a hazardous substance discharge that has migrated onto a property from another property, through the soil, groundwater or sediment pathway. However, the exemption under s. 292.13, Wis. Stats., does not exempt the property owner from the responsibility to maintain a continuing obligation placed on the property in accordance with s. 292.12, Wis. Stats. To maintain this exemption, that statute requires the current property owner and any subsequent property owners, to meet the conditions in the statute, including:

- Granting reasonable access to DNR or responsible party, or their contractors;
- Avoiding interference with response actions taken; and
- Avoiding actions that make the contamination worse (e.g., demolishing a structure and causing or worsening the discharges to the environment).

The Department appreciates your efforts. If you have any questions regarding this closure decision or anything outlined in this letter, please contact [Staff name] at [Staff phone number].

Sincerely,



Bruce G. Urben  
Northeast Region Remediation & Redevelopment Team Supervisor

Attach.

cc: file  
MSA

Enclosure: RR 819 – Continuing Obligations Fact Sheet



December 15, 2011

Village of Westfield  
Attn: Mr. Ed Mockler  
PO Box 65  
Westfield WI 53964

Subject: Conditional Closure Decision,  
With Requirements to Achieve Final Closure  
Westfield Motor Sales, 114 E. First St, Westfield, Wisconsin  
WDNR BRRTS Activity # 03-39-548041

Dear Mr. Mockler:

On November 22, 2011, the Department reviewed your request for closure of the case described above. The Department 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 Department has determined that the petroleum contamination on the site from the former underground storage tanks 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 accordance with ch. NR 141, Wis. Adm. Code. Documentation of well abandonment must be submitted to Kevin McKnight on Form 3300-005, found at <http://dnr.wi.gov/org/water/dwg/gw/> or provided by the Department of Natural Resources.

#### **PURGE WATER, WASTE AND SOIL PILE REMOVAL**

Any remaining purge water, 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. Once that work is completed, please send appropriate documentation regarding the treatment or disposal of the remaining purge water, waste and/or soil piles.

Note: Attached is a letter from the Departments Drinking Water Program documenting that the lead found in the potable well at Westfield Motor Sales appears to be due to remaining lead based plumbing at the facility and not due to groundwater contamination.

Please be aware that the 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 to the environment.

We appreciate 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  
Remediation & Redevelopment Program

Attachment

cc: file  
Jane Englebert- MSA-via email  
Dean Jahnke- Westfiled Motors -via email  
Gina Larson- PECFA -via email

*[Faint, mostly illegible text, likely bleed-through from the reverse side of the page]*

State of Wisconsin  
DEPARTMENT OF NATURAL RESOURCES  
Agriculture Services Center  
3369 W Brewster Street  
Appleton WI 54914-1602

Scott Walker, Governor  
Cathy Stepp, Secretary  
Telephone 608-266-2621  
Toll Free 1-888-936-7463  
TTY Access via relay - 711



December 15, 2011

Mr. & Mrs. Dean Jahnke  
Westfield Motor Sales  
114 E First Street  
Westfield WI 53964

Subject: Lead water sample result from well (WUWN: **PU666**) located in the SE of the NW of Sec. 12, Westfield Township, Marquette County.

Dear Mr. & Mrs. Jahnke:

Attached are the lab results from the confirmation sampling of your well water. Your well water was sampled for lead on October 12, 2011. Sampling was done because sampling related to an environmental contamination investigation detected high lead levels in the water serving Westfield Motor Sales. I wanted to isolate whether the problem was a plumbing problem or a groundwater contamination problem. (Replacing the well won't alleviate the problem if it is a plumbing problem.)

I collected a sample from the basement pressure tank faucet near the well. The water was run for approximately ten minutes to get a sample representative of the groundwater quality. The sample was analyzed at the State laboratory of Hygiene. The lab reports the following results:

<u>TEST</u>	<u>RESULT</u>
Lead	Not Detected

I am pleased to inform you that no lead was detected in my sampling of your well water. I recommend you run the water for several minutes before drawing any water for drinking or making coffee or beverages.

Additionally, I noted that your well is a 3-inch diameter jetted/drilled well located in the basement of your facility. It must have been constructed prior to construction of the garage, possibly in the 1920's. The casing is badly rusted, and totally rusted through in some areas. The location and current condition of the well is a hazard to the quality of the water the well produces and is noncomplying. I recommend you properly seal this well and construct a new one, or connect to a safe water source, whenever possible. I think everyone has gotten their money's worth from this well.

If you have any questions, feel free to call me at (920) 993-7056.

Sincerely,

A handwritten signature in cursive script that reads 'Liz Heinen'.

Liz Heinen

Drinking & Groundwater Specialist

Cc: DG/5

Kevin McKnight-DNR R&R Oshkosh

Jane Englebert, MSA via Kevin McKnight

**Wisconsin Department of Natural Resources  
Laboratory Report**

11/01/2011

Lab: 113133790

Sample: IW008462

Page 1 of 1

**Laboratory:** Wisconsin State Laboratory of Hygiene  
2601 Agriculture Dr  
Madison WI 53718  
Phone : 800-442-4618 Fax Phone : 608-224-6213

DNR ID 113133790

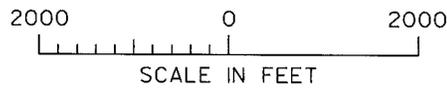
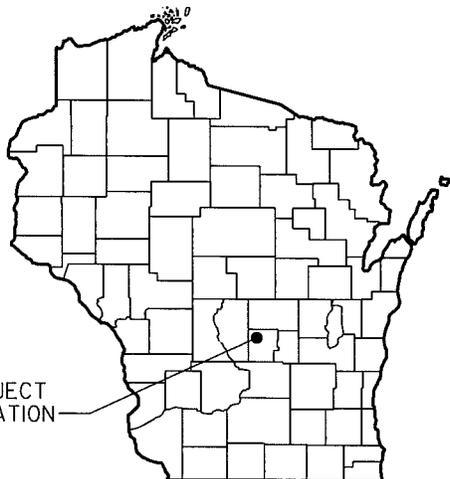
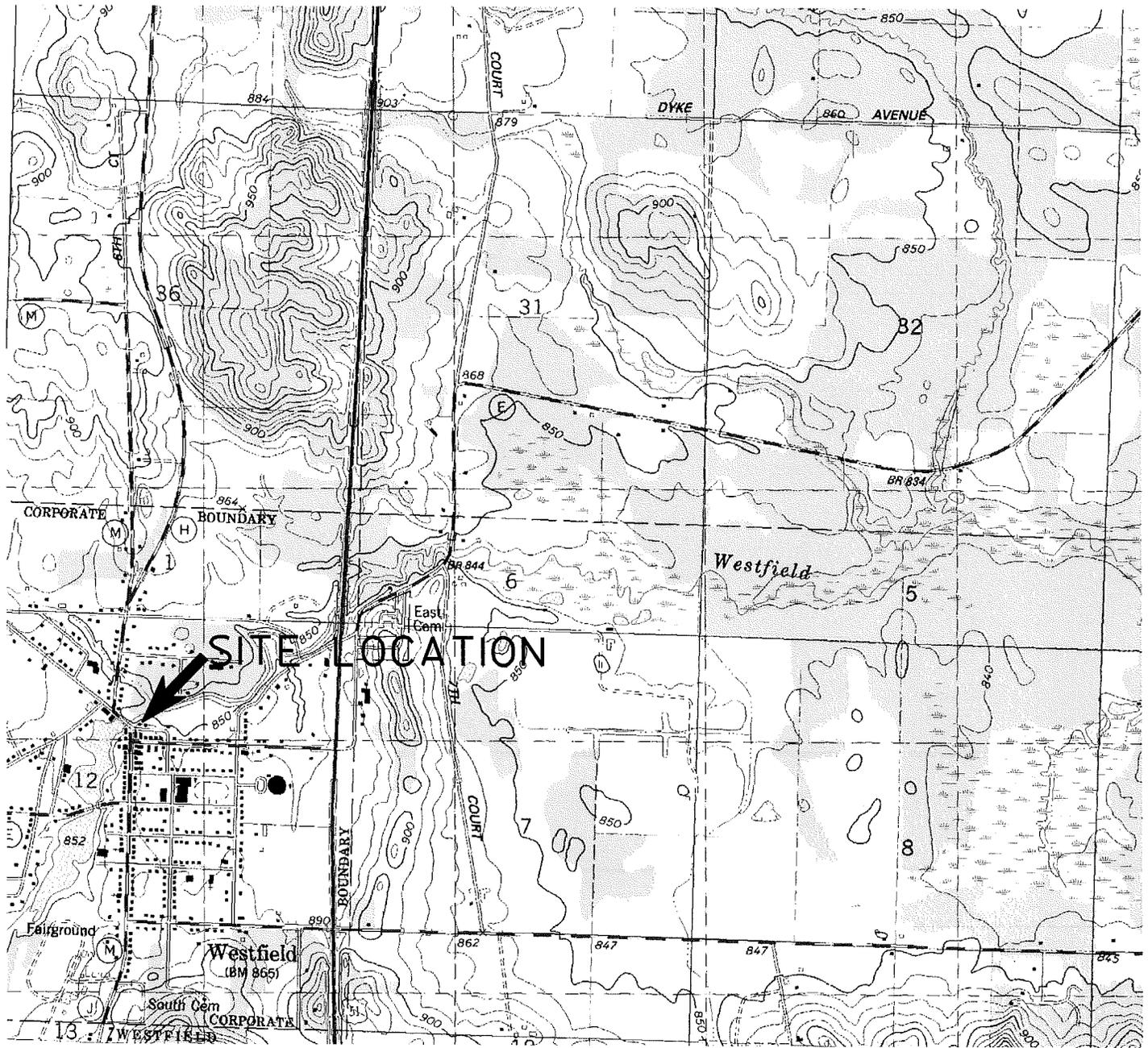
**Sample:**

Field #:	WESTFIELD	Sample #:	IW008462
Collection Start:	10/12/2011 11:35 am	Collection End:	
Collected by:	HEINEN	Waterbody/Outfall Id:	
ID #:		ID Point #:	PU666
County:	Marquette	Account #:	DH060
Sample Location:	114 E FIRST ST; WESTFIELD		
Sample Description:	SAMPLE TAP		
Sample Source:	Private (other)	Sample Depth:	
Date Reported:		Sample Status:	PARTIAL
Project No:		Sample Reason:	

**Analyses and Results:**

Analysis Method		Analysis Date	Lab Comment			
LEAD, AA FURN (SM 3113B)		10/20/2011				
Code	Description	Result	Units	LOD	Report Limit	LOQ
1051	LEAD	ND	UG/L	1		3

Analysis Method		Analysis Date	Lab Comment			
TURBIDITY SCREENING FOR SDWA METAL		10/17/2011				
Code	Description	Result	Units	LOD	Report Limit	LOQ
99197	TURBIDITY METALS SCREENING	<1.0	NTU		1	



Westfield East Quadrangle  
Wisconsin - Marquette Co.  
7.5 Minute Series (Topographic)

NW/4 Montello 15 Minute Quadrangle  
Contour Interval 10 Feet  
1984

FIGURE 1  
SITE LOCATION MAP

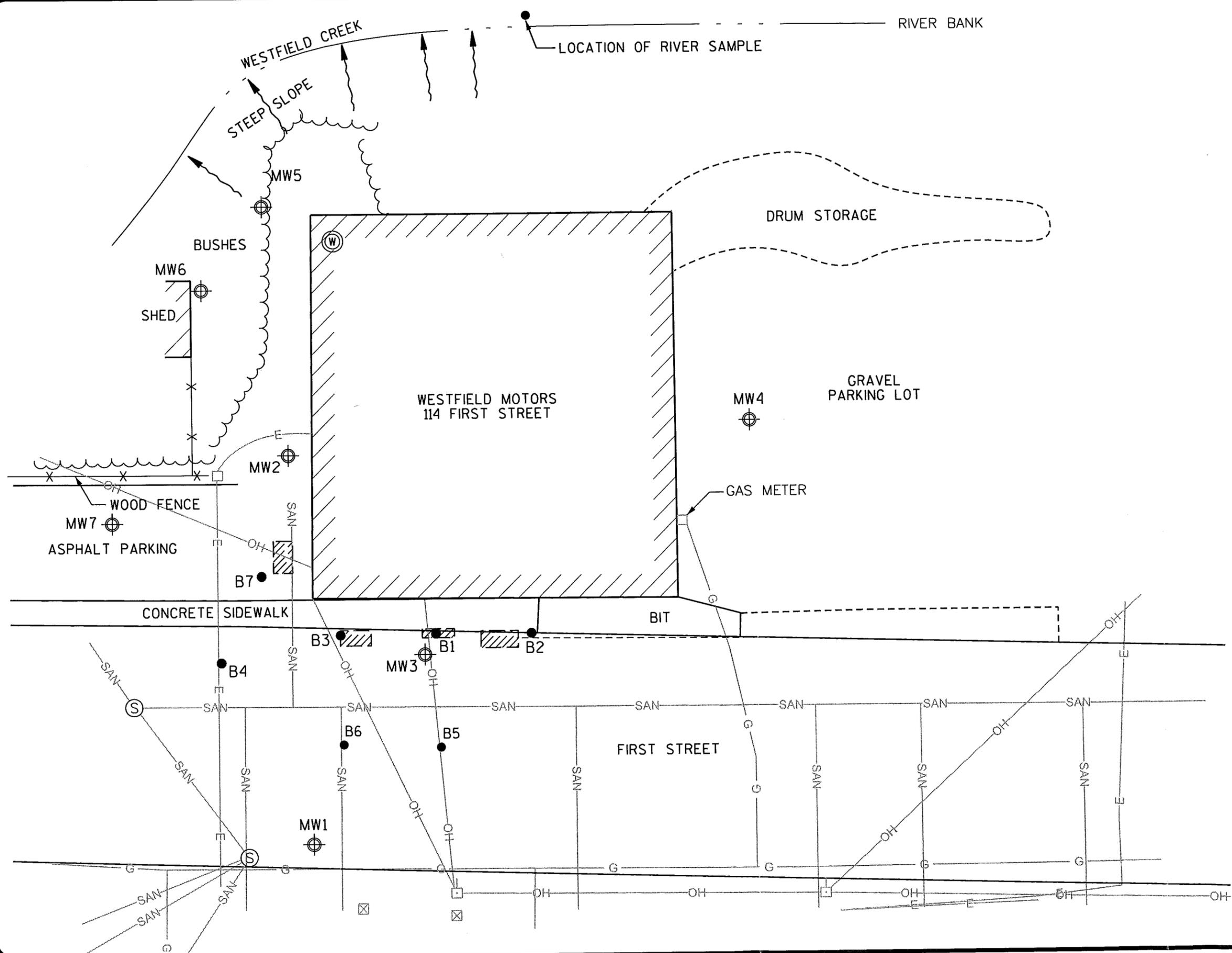
FIRST STREET ROW  
WESTFIELD, WISCONSIN

**MSA**

PROFESSIONAL SERVICES

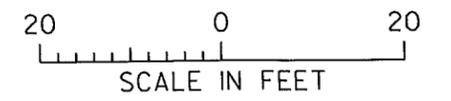
TRANSPORTATION • MUNICIPAL • REMEDIATION  
DEVELOPMENT • ENVIRONMENTAL

1280 South Boulevard Baraboo, WI 53913  
608-356-2771 1-800-382-4505 Fax: 608-356-2770



**LEGEND**

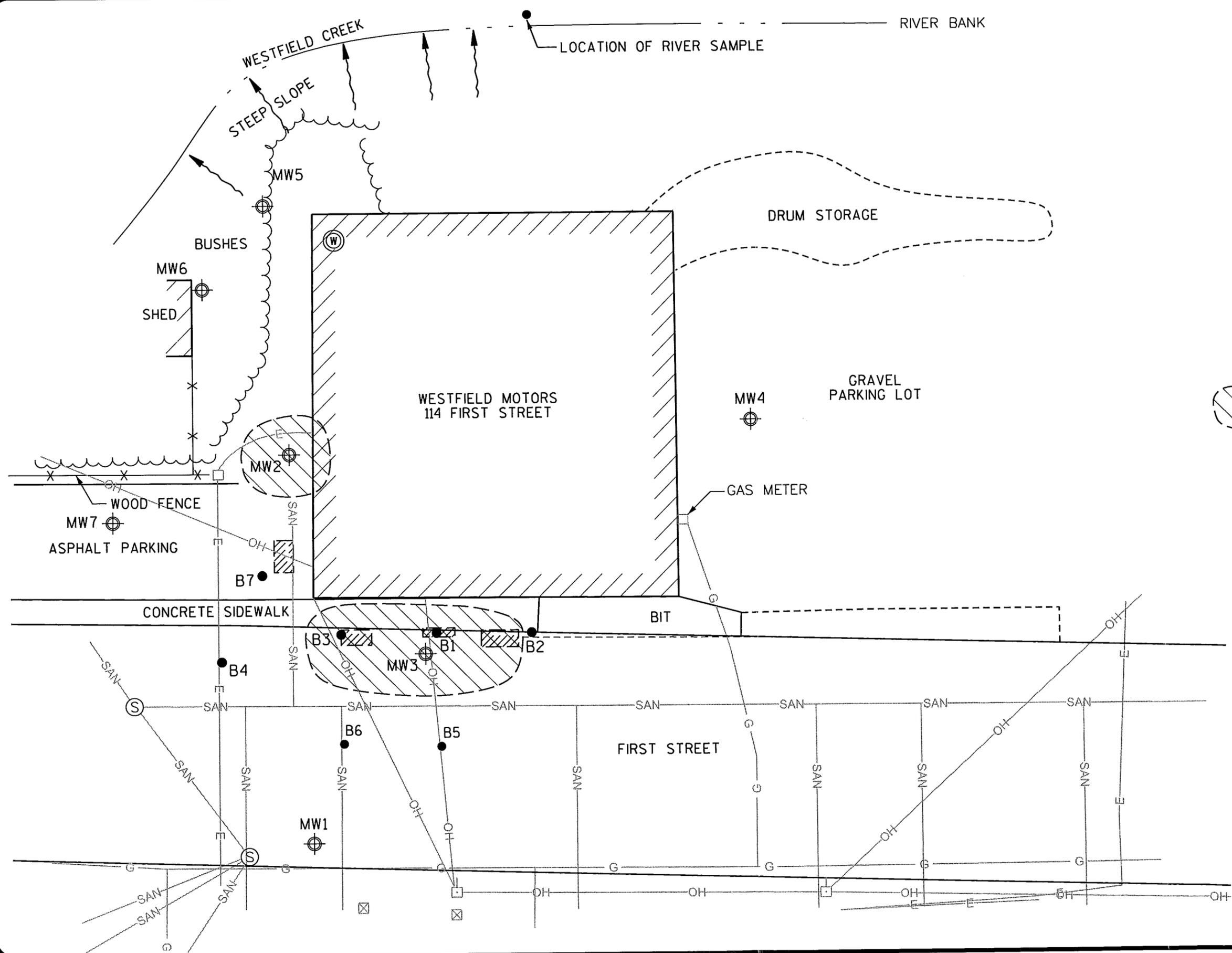
- ⊕ MONITORING WELL
- SOIL BORING
- ⊙ POTABLE WELL
- POWER POLE
- ⊠ TELEPHONE PEDESTAL
- E— UNDERGROUND ELECTRIC
- G— NATURAL GAS
- OH— OVERHEAD WIRE
- SAN— SANITARY SEWER



**FIGURE 4**  
**SOIL BORING AND MONITORING WELL LOCATIONS**  
**WESTFIELD MOTORS**  
**WESTFIELD, WISCONSIN**

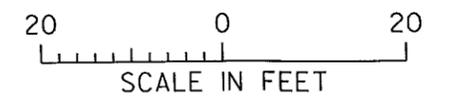
**MSA** TRANSPORTATION • MUNICIPAL DEVELOPMENT • ENVIRONMENTAL  
 1230 South Boulevard Baraboo, WI 53913  
 608-356-2771 1-800-362-4505 Fax: 608-356-2770  
 Web Address: www.msa-ps.com

DRAWN BY PJK	DATE 6/10	SHEET ..... of .....
CHECKED BY JE	SCALE AS SHOWN	FILE NO. 1770501BD1



**LEGEND**

- ⊕ MONITORING WELL
- SOIL BORING
- ⊙ POTABLE WELL
- POWER POLE
- ⊠ TELEPHONE PEDESTAL
- E— UNDERGROUND ELECTRIC
- G— NATURAL GAS
- OH— OVERHEAD WIRE
- SAN— SANITARY SEWER
- ▨ EXTENT OF SOIL CONTAMINATION

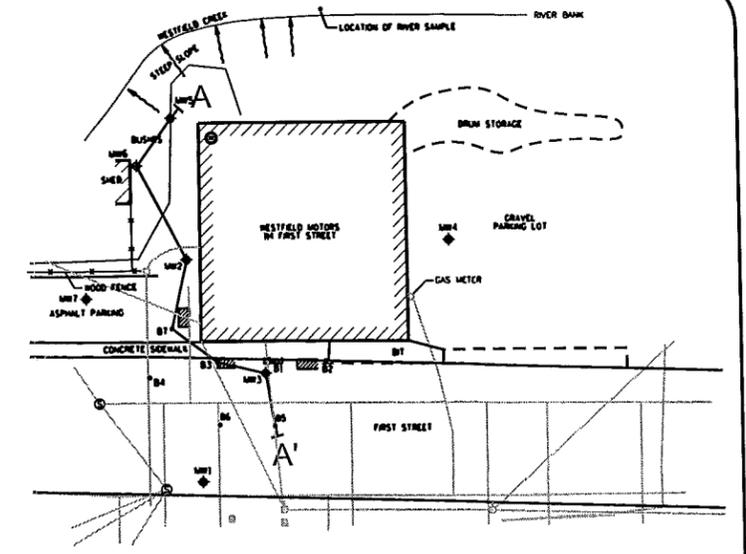


**FIGURE 9**

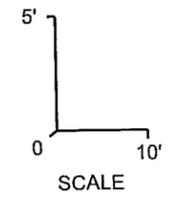
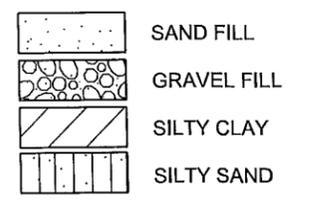
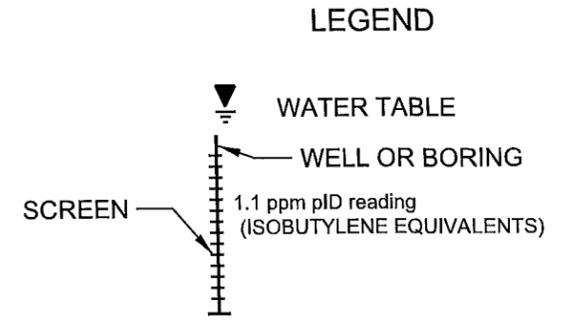
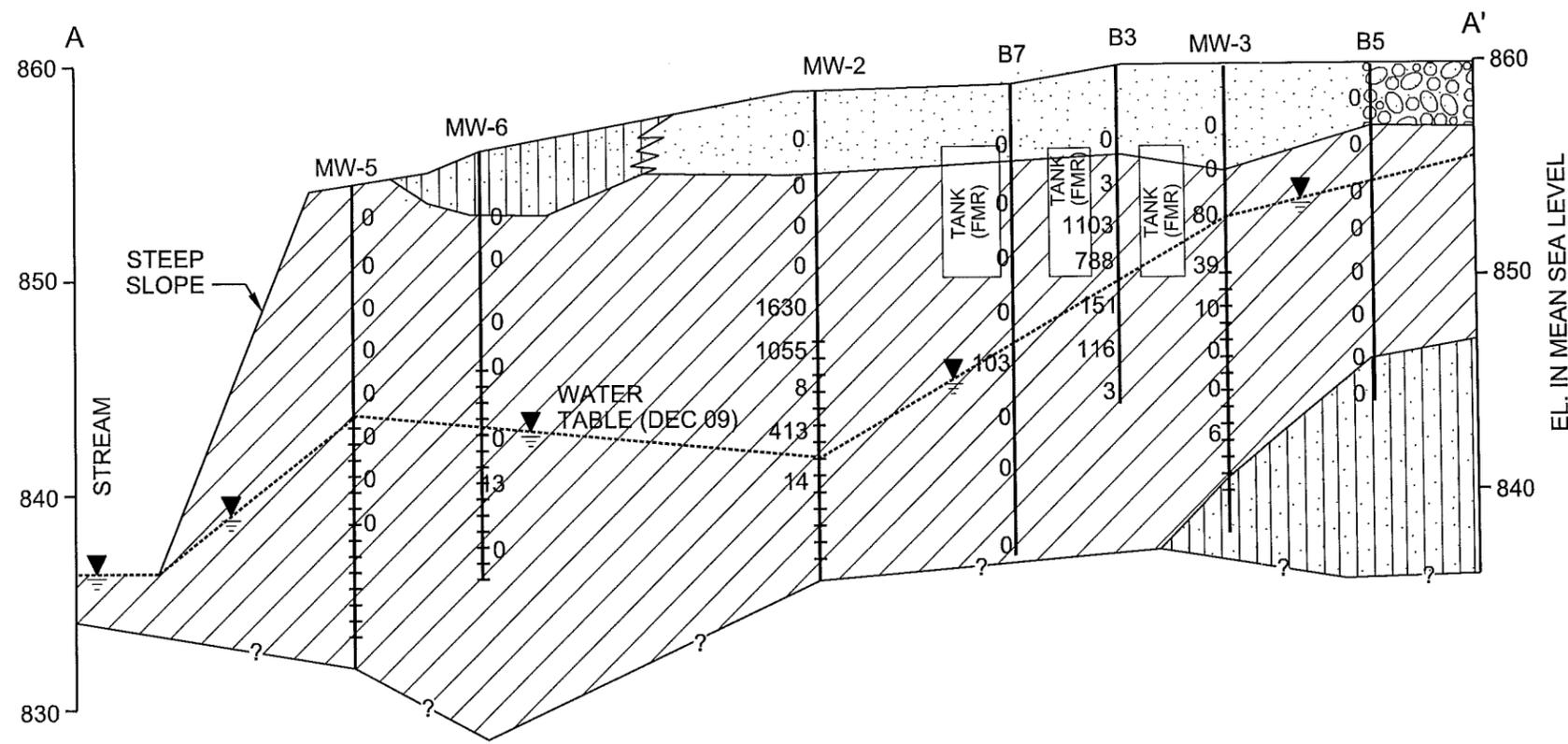
**EXTENT OF SOIL CONTAMINATION**  
**WESTFIELD MOTORS**  
**WESTFIELD, WISCONSIN**

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CHECKED BY JE	SCALE AS SHOWN	FILE NO. 1770501CF



LOCATION MAP

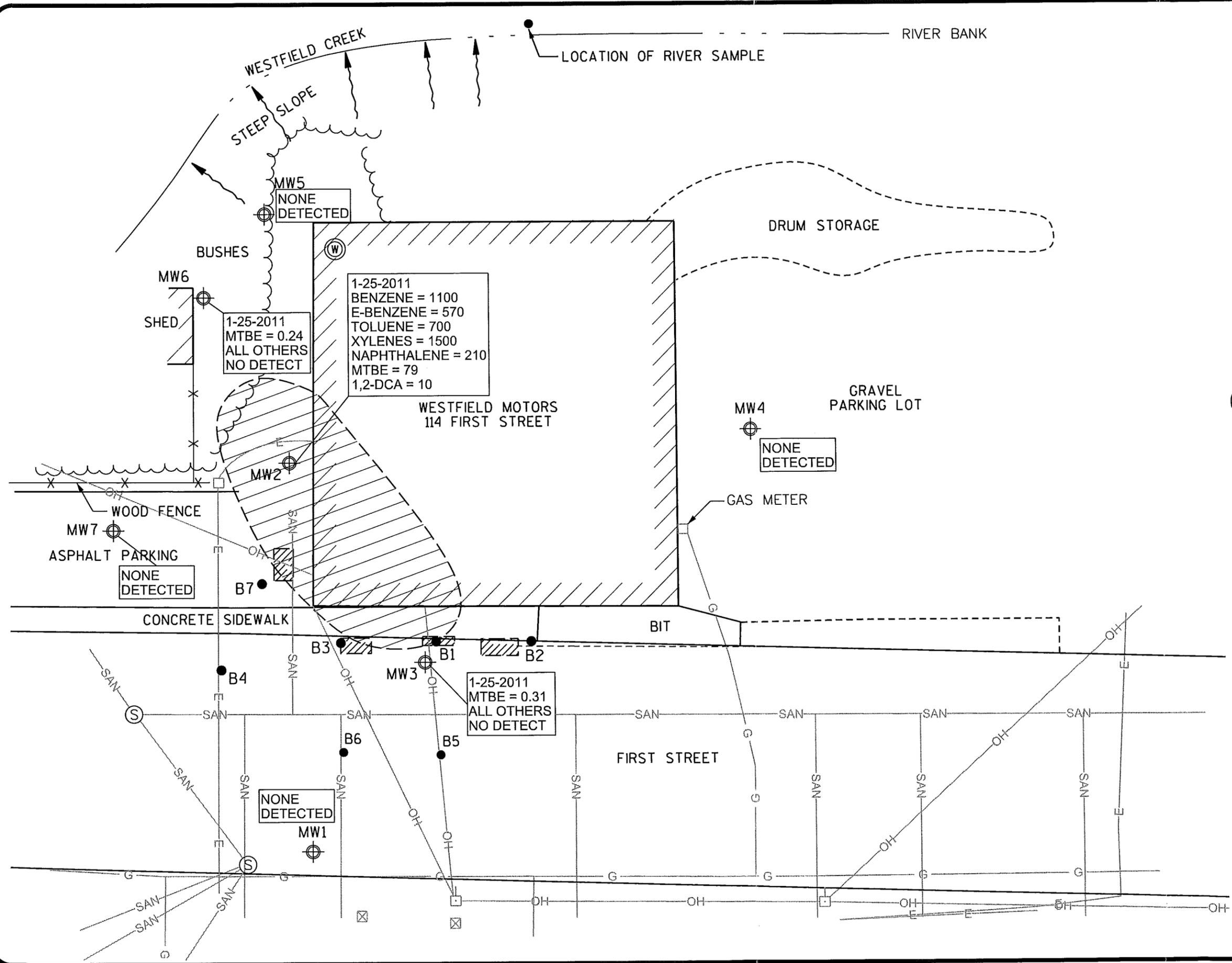


**FIGURE 8**

**GEOLOGIC CROSS SECTION A-A'**  
**WESTFIELD MOTORS**  
**WESTFIELD, WISCONSIN**

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TRANSPORTATION • MUNICIPAL DEVELOPMENT • ENVIRONMENTAL  
1835 N. Stevens St. Rhineland, WI 54501  
715-362-3244 1-800-844-7834 Fax: 715-362-4116  
Web Address: www.msa-ps.com

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CHECKED BY	KO	SCALE	AS SHOWN	FILE NO.
				R1770501AA



### LEGEND

- MONITORING WELL
- SOIL BORING
- POTABLE WELL
- POWER POLE
- TELEPHONE PEDESTAL
- UNDERGROUND ELECTRIC
- NATURAL GAS
- OVERHEAD WIRE
- SANITARY SEWER
- EXTENT OF GROUNDWATER CONTAMINATION EXCEEDING NR140 ENFORCEMENT STANDARD

NOTE:  
ALL CONCENTRATIONS ARE ug/L

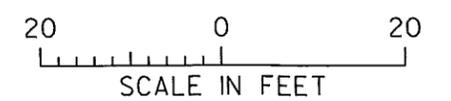
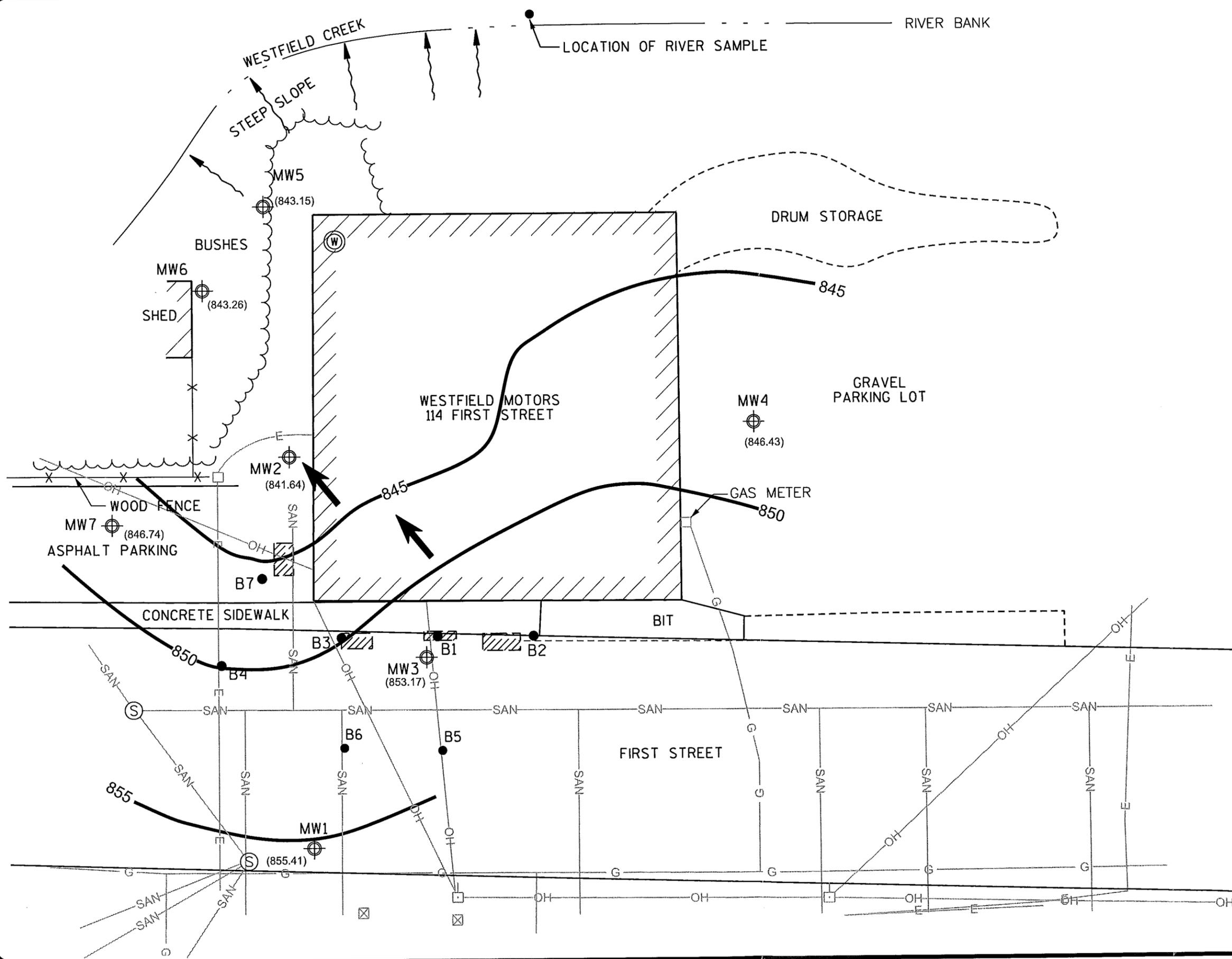


FIGURE 10

### EXTENT OF GROUNDWATER CONTAMINATION WESTFIELD MOTORS WESTFIELD, WISCONSIN

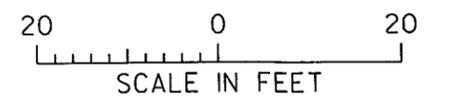
**MSA**  
TRANSPORTATION • MUNICIPAL DEVELOPMENT • ENVIRONMENTAL  
1230 South Boulevard, Baraboo, WI 53913  
608-356-2771 1-800-362-4505 Fax: 608-356-2770  
Web Address: www.msa-ps.com

DRAWN BY	PJK	DATE	6/10	SHEET	..... of .....
CHECKED BY	JE	SCALE	AS SHOWN	FILE NO.	1770501CG



**LEGEND**

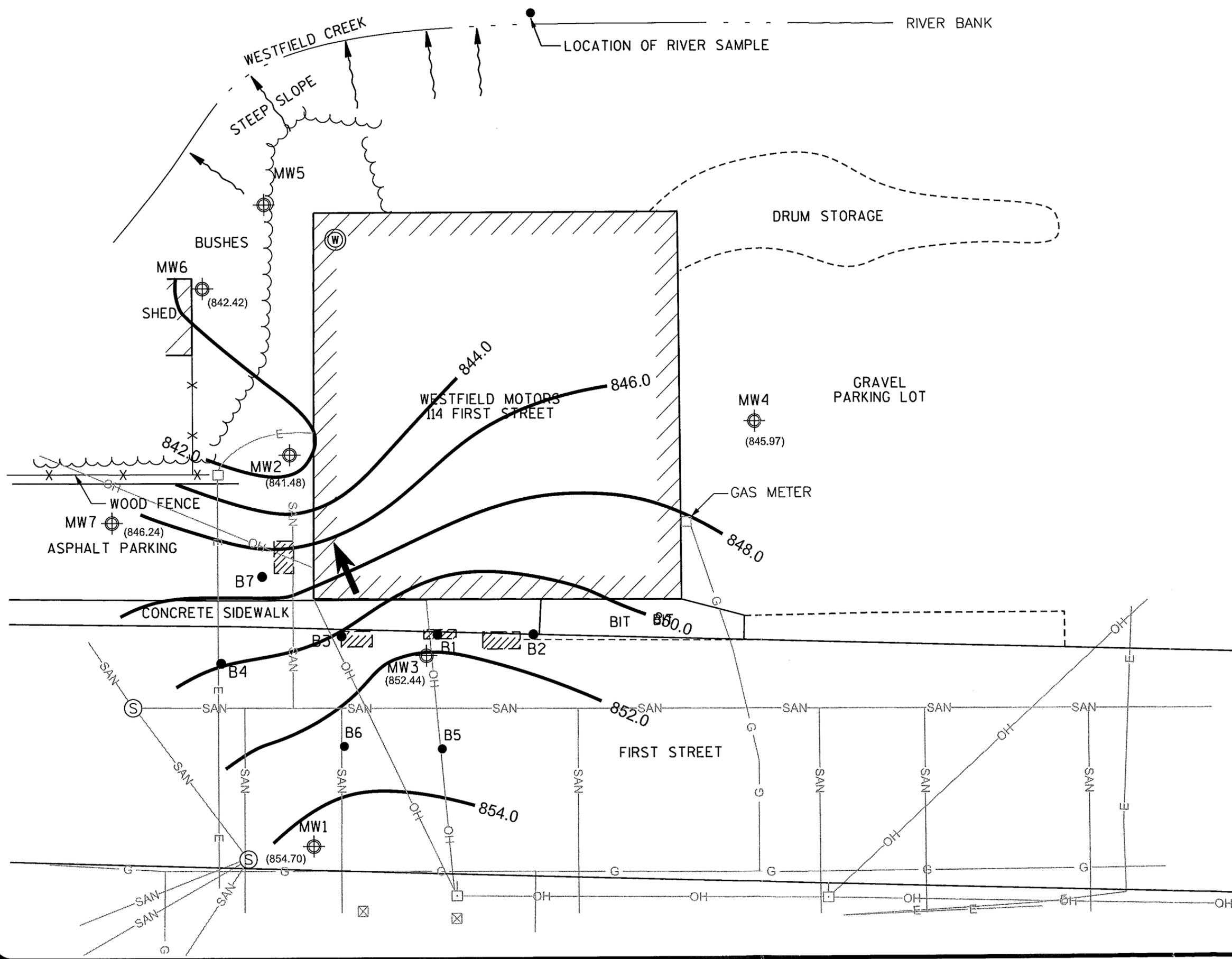
- (846.43) WATER TABLE ELEVATION IN WELL
- ⊕ MONITORING WELL
- SOIL BORING
- ⊙ POTABLE WELL
- POWER POLE
- ⊠ TELEPHONE PEDESTAL
- E— UNDERGROUND ELECTRIC
- G— NATURAL GAS
- OH— OVERHEAD WIRE
- SAN— SANITARY SEWER
- ➔ GROUNDWATER FLOW DIRECTION
- 845— WATER TABLE SURFACE CONTOUR IN FEET MEAN SEA LEVEL



**FIGURE 6**  
**GROUNDWATER FLOW DIRECTION**  
**SEPTEMBER 29, 2010**  
**WESTFIELD MOTORS**  
**WESTFIELD, WISCONSIN**

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 Web Address: www.msa-ps.com

DRAWN BY PJK	DATE 6/10	SHEET ..... of .....
CHECKED BY JE	SCALE AS SHOWN	FILE NO. 1770501BE



- ### LEGEND
- (846.43) WATER TABLE ELEVATION IN WELL
  - ⊕ MONITORING WELL
  - SOIL BORING
  - ⊙ POTABLE WELL
  - ⊥ POWER POLE
  - ⊠ TELEPHONE PEDESTAL
  - E— UNDERGROUND ELECTRIC
  - G— NATURAL GAS
  - OH— OVERHEAD WIRE
  - SAN— SANITARY SEWER
  - ➔ GROUNDWATER FLOW DIRECTION
  - 848— WATER TABLE SURFACE CONTOUR IN FEET MEAN SEA LEVEL



FIGURE 7  
GROUNDWATER FLOW DIRECTION  
JANUARY 25, 2011  
WESTFIELD MOTORS  
WESTFIELD, WISCONSIN

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608-356-2771 1-800-362-4505 Fax: 608-356-2770  
Web Address: www.msa-ps.com

DRAWN BY PJK	DATE 3/11	SHEET ..... of .....
CHECKED BY JE	SCALE AS SHOWN	FILE NO. 1770501BD

**Table 1 - Laboratory Results - Soil Samples  
Westfield Motors Right of Way, Westfield, Wisconsin**

Location	Depth Interval	Date	PID	GRO	Lead	Benzene	Ethyl-benzene	Methyl-tert-butyl ether	Naphthalene	Toluene	1,2,4-Tri-methyl-benzene	1,3,5-Tri-methyl-benzene	Total Xylenes
NR 746 Table 1 (Indicative of Residual Product)						8.5	4.6		2.7	38	83	11	42
NR 746 Table 2 (Direct contact)						1.10							
NR 720 Table 1 GRCL's				100		0.0055	2.9			1.5			4.1
NR 720 Table 2 Direct Contact RCL's					50								
Confirmation Sample Collected Beneath Tank During Tank Removal													
15" under tank E. End		19-Sep-06		580		<0.025	<0.025	<0.025		<0.025	10	5.2	5.4
Sidewall and Floor Samples Collected During Soil Excavation													
SS#2	6	21-Sep-06	749	680	4.2	<0.20	<0.28	<0.36		<0.36	9.2	5.7	4.7
SS#4	9.5	21-Sep-06	6	<1.9	3.7	<0.025	<0.025	<0.025		<0.025	<0.025	<0.025	<0.025
SS#5	7	21-Sep-06	1240	790	4.0	<0.025	2.6	<0.025		<0.025	6.3	4.9	3.1
SS#6	5	21-Sep-06	79	7.5	4.5	<0.025	0.027	<0.025		<0.025	0.14	0.061	0.034
SS#7	5	21-Sep-06	1402	530	4.9	<0.50	3.5	<0.90		2.1	19	7.2	13.5
SS#8	6.5	21-Sep-06	1364	900	5.6	<0.50	5.9	<0.90		2.9	18	8.6	13.7
Samples from Geoprobe Soil Borings													
B-1	0 to 2	5-Oct-06	0										
	2 to 4	5-Oct-06	7.1										
	4 to 6	5-Oct-06	361										
	6 to 8	5-Oct-06	ns										
	8 to 10	5-Oct-06	643	210	6.3	1.8	3.7	0.19	3.5	7.5	9.6	3.3	17.1
	10 to 12	5-Oct-06	45										
	12 to 14	5-Oct-06	4.2	<2.0	4.9	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
	14 to 16	5-Oct-06	4										
	16 to 18	5-Oct-06	0										
18 to 20	5-Oct-06	0											
B-2	0 to 2	5-Oct-06	0										
	2 to 4	5-Oct-06	4.2										
	4 to 6	5-Oct-06	21										
	6 to 8	5-Oct-06	51	48	4.4	<0.025	<0.025	<0.025	0.38	<0.025	0.53	0.66	0.46
	8 to 10	5-Oct-06	2.8	<2.0	6.0	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
	10 to 12	5-Oct-06	0										
	12 to 14	5-Oct-06	0										
	14 to 16	5-Oct-06	0										
B-3	0 to 2	5-Oct-06	0										
	2 to 4	5-Oct-06	2.8										
	4 to 6	5-Oct-06	1103	2500	4.6	1.2	30	0.88	33	22	100	30	122
	6 to 8	5-Oct-06	788										
	8 to 10	5-Oct-06	151										
	10 to 12	5-Oct-06	116										
	12 to 14	5-Oct-06	2.8	<1.9	3.8	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
	14 to 16	5-Oct-06	0										
B-4	0 to 2	5-Oct-06	11.5	11	5.9	<0.025	<0.025	<0.025	0.26	<0.025	0.24	0.10	0.095
	2 to 4	5-Oct-06	0										
	4 to 6	5-Oct-06	0	<2.0	4.4	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
	6 to 8	5-Oct-06	0										
	8 to 10	5-Oct-06	0										
	10 to 12	5-Oct-06	0										
	12 to 14	5-Oct-06	0										

**Table 1 - Laboratory Results - Soil Samples  
Westfield Motors Right of Way, Westfield, Wisconsin**

Location	Depth Interval	Date	PID	GRO	Lead	Benzene	Ethyl- benzene	Methyl- tert- butyl ether	Naph- thalene	Toluene	1,2,4- Tri- methyl- benzene	1,3,5- Tri- methyl- benzene	Total Xylenes
NR 746 Table 1 (Indicative of Residual Product)						8.5	4.6		2.7	38	83	11	42
NR 746 Table 2 (Direct contact)						1.10							
NR 720 Table 1 GRCL's				100		0.0055	2.9			1.5			4.1
NR 720 Table 2 Direct Contact RCL's					50								
B-5	14 to 16	5-Oct-06	0										
	16 to 18	5-Oct-06	0										
	18 to 20	5-Oct-06	0										
	0 to 2	5-Oct-06	0										
	2 to 4	5-Oct-06	0										
	4 to 6	5-Oct-06	0	<2.2	7.8	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025	<0.025
	6 to 8	5-Oct-06	0										
	8 to 10	5-Oct-06	0										
B-6	10 to 12	5-Oct-06	0										
	12 to 14	5-Oct-06	0										
	14 to 16	5-Oct-06	0										
	0 to 2	5-Oct-06	0										
	2 to 4	5-Oct-06	0										
	4 to 6	5-Oct-06	0	<2.0	4.2	<0.025	<0.025	<0.025	0.051	<0.025	<0.025	<0.025	<0.025
	6 to 8	5-Oct-06	0										
	8 to 10	5-Oct-06	0										
Samples Collected During Monitoring Well Installation													
MW-1	2 to 4	27-May-08	0										
	4.5 to 6.5	27-May-08	0										
	7 to 9	27-May-08	0										
	9.5 to 11.5	27-May-08	0										
	12 to 14	27-May-08	0										
MW-2	2 to 4	27-May-08	0										
	4.5 to 6.5	27-May-08	0										
	7 to 9	27-May-08	0	<1.5		<0.025	<0.025	<0.025		<0.025	<0.025	<0.025	<0.025
	9.5 to 11.5	27-May-08	0										
	12 to 14	27-May-08	1030	500		3.6	9.1	<0.34		16	19	7.6	37
	14.5 to 16.5	27-May-08	1055										
	17 to 19	27-May-08	8										
	19.5 to 21.5	27-May-08	413										
22 to 24	27-May-08	14											
MW-3	2 to 4	27-May-08	0										
	4.5 to 6.5	27-May-08	0										
	7 to 9	27-May-08	85	23		1.0	0.75	<0.025		2.7	0.82	0.35	3.1
	9.5 to 11.5	27-May-08	39										
	12 to 14	27-May-08	10										
	14.5 to 16.5	27-May-08	0										
	17 to 19	27-May-08	0										
19.5 to 21.5	27-May-08	6											
MW-4	2 to 4	27-May-08	0										

Table 1 - Laboratory Results - Soil Samples  
Westfield Motors Right of Way, Westfield, Wisconsin

Location	Depth Interval	Date	PID	GRO	Lead	Benzene	Ethyl- benzene	Methyl- tert- butyl ether	Naph- thalene	Toluene	1,2,4- Tri- methyl- benzene	1,3,5- Tri- methyl- benzene	Total Xylenes
NR 746 Table 1 (Indicative of Residual Product)						8.5	4.6		2.7	38	83	11	42
NR 746 Table 2 (Direct contact)						1.10							
NR 720 Table 1 GRCL's						0.0055	2.9			1.5			4.1
NR 720 Table 2 Direct Contact RCL's													
MW-5	4.5 to 6.5	27-May-08	0										
	7 to 9	27-May-08	0										
	9.5 to 11.5	27-May-08	0	<1.5		<0.025	<0.025	<0.025		<0.025	<0.025	<0.025	<0.025
	12 to 14	27-May-08	0										
	14.5 to 16.5	27-May-08	0										
	17 to 19	27-May-08	0										
	19.5 to 21.5	27-May-08	0										
	22 to 24	27-May-08	0										
MW-6	1 to 3	21-Aug-09	0										
	3.5 to 5.5	21-Aug-09	0										
	6 to 8	21-Aug-09	0										
	8.5 to 10.5	21-Aug-09	0										
	11 to 13	21-Aug-09	0										
	13.5 to 15.5	21-Aug-09	0										
	16 to 18	21-Aug-09	0										
MW-7	1 to 3	21-Sep-10	0										
	3.5 to 5.5	21-Sep-10	0										
	6 to 8	21-Sep-10	0										
	8.5 to 10.5	21-Sep-10	0	<5.0		<0.025	<0.025	<0.025		<0.025	<0.025	<0.025	<0.075
	11 to 13	21-Sep-10	0										
	13.5 to 15.5	21-Sep-10	13										
MW-7	16 to 18	21-Sep-10	1										
	1 to 3	21-Sep-10	0										
	3.5 to 5.5	21-Sep-10	0										
	6 to 8	21-Sep-10	0										
	8.5 to 10.5	21-Sep-10	0	<6.2		<0.031	<0.031	<0.031		<0.031	<0.031	<0.031	<0.092
	11 to 13	21-Sep-10	0										
B-7	13.5 to 15.5	21-Sep-10	0										
	16 to 18	21-Sep-10	0	<6.7		<0.034	<0.034	<0.034		<0.034	<0.034	<0.034	<0.10
	18.5 to 20.5	21-Sep-10	0										
	1 to 3	22-Sep-10	0	<6.2		0.043	<0.031	<0.031		<0.031	<0.031	<0.031	<0.093
	3.5 to 5.5	22-Sep-10	0										
B-7	6 to 8	22-Sep-10	0										
	8.5 to 10.5	22-Sep-10	0										
	11 to 13	22-Sep-10	103	<5.6		<0.028	<0.028	<0.028		<0.028	<0.028	<0.028	<0.084
	13.5 to 15.5	22-Sep-10	0										
	16 to 18	22-Sep-10	0										
18.5 to 20.5	22-Sep-10	0											

All concentrations are in mg/Kg.  
 Depths are in feet below ground surface.  
 PID readings are in ppm as isobutylene.  
 Blank cells indicate parameter was not analyzed.  
 Concentrations in BOLD exceed a NR 746 Table 1 concentration.

**Table 2 - Laboratory Results - Groundwater (VOCs)  
Westfield Motors Right of Way, Westfield, Wisconsin**

	Benzene	Ethyl- benzene	Toluene	Total Xylenes	Total Tri- methyl- benzenes	Methyl- tert- butyl-ether	Naphthalene	1,2-Dichloro- thane	Dissolved Lead	Dissolved Oxygen	Nitrate + Nitrite	Total Sulfate	Groundwater Elevation
Units	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	mg/L	mg/L	mg/L	FT MSL
NR 140 ES	5	700	1,000	10,000	480	60	100	5	15				
NR 140 PAL	0.5	140	200	1,000	96	12	10	0.5	1.5				
<b>MW-1</b>													TOC=859.31
29-May-08	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30	6.5				855.61
26-Aug-08	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30		2.0	5.2	21	853.36
12-Feb-09	<0.50	<0.50	<0.50	<1.0	<0.50	<0.50			1.8				854.81
20-May-09	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30		2.4			855.11
28-Sep-09	<0.50	<0.50	<0.50	<1.0	<0.50	<0.50	<2.8						854.85
29-Dec-09	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30					854.90
29-Sep-10	<0.20	<0.50	<0.50	<0.50	<0.20	<0.50		<0.50					855.41
25-Jan-11	<0.25	<0.22	<0.25	<0.39	<0.44	<0.23							854.70
<b>MW-2</b>													TOC=858.70
29-May-08	<b>68</b>	41	40	103	39.9	15	14	1.6	12.0				841.38
26-Aug-08	<b>120</b>	63	68	189	92	9.9	34	1.2		1.1	0.23	3.2	839.05
12-Feb-09	<b>130</b>	46	32	175	97	30			10.8				841.39
20-May-09	<b>510</b>	180	450	870	340	32	75	<b>20</b>	6.3	0.2			841.47
28-Sep-09	<b>940</b>	470	560	1390	500	<b>95</b>	<b>130</b>						841.46
29-Dec-09	<b>1300</b>	<b>850</b>	360	2480	1050	<b>85</b>	<b>340</b>	<b>52</b>					841.59
29-Sep-10	<b>750</b>	290	410	780	364	40		<b>5.0</b>					841.64
25-Jan-11	<b>1100</b>	570	700	1500	570	<b>79</b>	<b>210</b>	<b>10</b>					841.48
<b>MW-3</b>													TOC=859.38
29-May-08	<b>10</b>	9.6	17	31.8	10.1	0.65	2.5	<0.30	10.0				853.21
26-Aug-08	1.3	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30		5.9	3.8	8.1	853.19
12-Feb-09	<0.50	<0.50	<0.50	<0.50	<0.50	<0.50			4.4				852.12
20-May-09	<b>6.6</b>	1.2	2.3	4.4	2.32	<0.23	0.78	<0.30		4.0			852.91
28-Sep-09	3.1	<0.50	<0.50	<1.0	<0.50	0.59	<2.8						852.67
29-Dec-09	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30					852.63
29-Sep-10	0.32	<0.50	<0.50	<0.50	<0.20	<0.50		<0.50					853.17
25-Jan-11	<0.25	<0.22	<0.25	<0.39	<0.44	0.31							852.44
<b>MW-4</b>													TOC=858.33
29-May-08	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30	<b>16.0</b>				844.28
26-Aug-08	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30		0.5	<0.12	17	843.96
12-Feb-09	<0.50	<0.50	<0.50	<1.0	<0.50	<0.50			4.2				846.11
20-May-09	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30	5.2	0.2			846.53
28-Sep-09	<0.50	<0.50	<0.50	<1.0	<0.50	<0.50	<2.8						845.98
29-Dec-09	1.2	0.71	2.0	2.58	0.31	<0.23	<0.60	<0.30					846.47
29-Sep-10	<0.20	<0.50	<0.50	<0.50	<0.20	<0.50		<0.50					846.43
25-Jan-11	<0.25	<0.22	<0.25	<0.39	<0.44	<0.23							845.97

**Table 2 - Laboratory Results - Groundwater (VOCs)  
Westfield Motors Right of Way, Westfield, Wisconsin**

	Benzene	Ethyl- benzene	Toluene	Total Xylenes	Total Tri- methyl- benzenes	Methyl- tert- butyl-ether	Naphthalene	1,2-Dichloro- thane	Dissolved Lead	Dissolved Oxygen	Nitrate + Nitrite	Total Sulfate	Groundwater Elevation
Units	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	ug/L	mg/L	mg/L	mg/L	FT MSL
NR 140 ES	5	700	1,000	10,000	480	60	100	5	15				
NR 140 PAL	0.5	140	200	1,000	96	12	10	0.5	1.5				
<b>MW-5</b>													TOC=854.86
28-Sep-09	<0.50	<0.50	<0.50	<1.0	<0.50	<0.50	<2.8		<1.3				843.55
29-Dec-09	<0.16	<0.28	<0.20	<0.50	<0.24	<0.23	<0.60	<0.30					843.73
29-Sep-10	<0.20	<0.50	<0.50	<0.50	<0.20	<0.50		<0.50					843.15
25-Jan-11	buried in a snowpile												
<b>MW-6</b>													TOC=855.48
29-Sep-10	<0.20	<0.50	<0.50	<0.50	<0.20	<0.50	<0.25	<0.50	<0.61				843.26
25-Jan-11	<0.25	0.40	<0.25	<0.39	0.32	0.24							842.42
<b>MW-7</b>													TOC=858.82
29-Sep-10	<0.20	<0.50	<0.50	<0.50	<0.20	<0.50	<0.25	<0.50	<0.61				846.74
25-Jan-11	<0.25	<0.22	<0.25	<0.39	<0.44	<0.23							846.24
<b>PW-1</b>	PW-1 is the potable well for Westfield Motors, located in the northwest corner of the building.												
5-Oct-06	<0.21	<0.10	<0.23		<0.12	<0.12	<0.15	<0.12					
12-Feb-09	<0.12	<0.25	<0.28	<0.40	<0.40	<0.13	<0.25	<0.19					
28-Sep-09	<0.12	<0.25	<0.28	<0.40	<0.40	<0.13	<0.25	<0.19	17*				
29-Sep-10	0.070	<0.050	0.20	0.24	0.090	0.060	<0.25	<0.050	8.2				
25-Jan-11	0.11	0.070	0.95	0.46	0.13	<0.050	<0.25	<0.050					
<b>River Bank</b>													
28-Sep-09	<0.50	<0.50	<0.50	<1.0	<0.50	<0.50	<2.8						

Blank or NA = not analyzed

Bold Values exceed the NR 140 enforcement standard

\* = Total Lead

## Impacted Off-Source Property Information

Form 4400-246 (R 3/08)

This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

**NOTICE: Completion of this form is mandatory** for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #:

ACTIVITY NAME:

ID	Off-Source Property Address	Parcel Number	WTM X	WTM Y
<input type="text" value="A"/>	<input type="text" value="114 E 1st St, Westfield, WI"/>	<input type="text" value="191-00376-0000"/>	<input type="text" value="560733"/>	<input type="text" value="379372"/>
<input type="text" value="B"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="C"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="D"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="E"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="F"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="G"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="H"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="I"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>



OFF-SOURCE  
A  
PROPERTY

June 21, 2011

Mr. Dean Jahnke and Ronald Gohlke  
Westfield Motor Sales  
114 First Street  
P.O. Box 175  
Westfield, WI 53964

Re: Notification of Groundwater Contamination  
Westfield Motor Sales ROW, 114 First Street, Westfield

Dear Mr. Jahnke and Mr. Gohlke:

Groundwater contamination that may have originated in the right of way of First Street is present on your property at 114 First Street. The levels of petroleum contamination in the groundwater on your property are above the state groundwater enforcement standards found in chapter NR 140, Wisconsin Administrative Code. However, MSA Professional Services, Inc. has investigated this contamination and determined that the groundwater contaminant plume is stable or receding and will naturally degrade over time. MSA Professional Services, Inc. further believes 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, Wisconsin Administrative Code. Therefore, the Village of Westfield will be requesting that the Department of Natural Resources accept natural attenuation as the final remedy for this site and grant case closure. Closure means that the Department 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 review the closure request for at least 30 days after the date of this letter. As an affected property owner, you have a right to contact the Department 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: Kevin McKnight, DNR, 625 East County Road Y, Suite 700, Oshkosh, WI 54901, or email it to him at [Kevin.Mcknight@wisconsin.gov](mailto:Kevin.Mcknight@wisconsin.gov). You may also contact him by phone at 920-424-7890.

If this case is closed, all properties within the site boundaries where groundwater contamination exceeds chapter NR 140 groundwater enforcement standards will be listed on the Department of Natural Resources' 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. A map showing the property boundaries in the area and the most recent extent of groundwater contamination is attached for your review, along with a complete legal description of your property. 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

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608.356.2771 • 1.800.362.4505 • FAX: 608.356.2770

[www.msa-ps.com](http://www.msa-ps.com)

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Page 2

Mr. Jahnke and Mr. Gohlke  
June 21, 2011

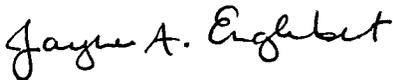
contamination. Any well driller who proposes to construct a well on your property in the future will first need to call the Diggers Hotline (1-800-242-8511) if your property is located outside of the service area of a municipally owned water system, or contact the Drinking Water program within the Department 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 makes a decision on this closure request, it will be documented in a letter. If the Department grants closure, you may obtain a copy of this letter by requesting a copy from the Village of Westfield, by writing to the agency address given above or by accessing the DNR GIS Registry of Closed Remediation Sites on the Internet at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. 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 at 1-800-362-4505 or you may contact Kevin McKnight at the Wisconsin Department of Natural Resources.

Sincerely,

MSA Professional Services, Inc.



Jayne A. Englebert, P.G.  
Senior Hydrogeologist

JAE:bkm

cc: Ed Mockler, Village of Westfield  
Kevin Olson, MSA

230895

STATE BAR OF WISCONSIN FORM 1 - 1998  
WARRANTY DEED

Document Number

VOL. 409 PAGE 516

REGISTER'S OFFICE,

Marquette County, Wis.

Received for Record the 19 day  
of October A.D. 2001 at  
8:00 o'clock A.M., and recorded in  
Vol. 409 of Records on page 516

*Ernie M. Wegner*  
ERNICE M. WEGNER Register

Recording Area

Name and Return Address  
Attorney Tom Kubasta  
KUBASTA, RATHJEN & BICKFORD  
P. O. Box 808 \$11.00  
Wautoma, WI 54982 \$212.70

9100160803690

Parcel Identification Number (PIN)

This is not homestead property.

(\*) (is not)

State of Wisconsin.

This Deed, made between RONALD GOHLKE

Grantor, and RICK GOHLKE, and DEAN H. JAHNKE, as tenants in common,

Grantee.  
Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate in Marquette County, State of Wisconsin (The "Property"):

Commencing at a point 70 feet West of the Northeast corner of First Street and of the West line of Lot 2, Block "C", Village Plat of the Village of Westfield; thence running North 80 feet; thence West 120 feet; thence South 80 feet; thence East 120 feet to place of beginning, being a part of the Southeast 1/4 of the Northwest 1/4 of Section 12, Township 16 North, Range 8 East; all in Marquette County and State of Wisconsin.

Commencing at the Northeast corner of First Street according to the recorded plat of said Village of Westfield, now on record in the Office of the Register of Deeds for said County; thence running North 62 feet; thence West 70 feet; thence South 62 feet; thence East 70 feet to the place of beginning; all in Marquette County and State of Wisconsin.

Piece between First Street and Creek 21 x 35 feet, Section 12, Township 16 North, Range 8 East; and piece between First Street and Creek 21 x 35 feet, Section 12, Township 16 North, Range 8 East; all in Marquette County and State of Wisconsin. END OF DESCRIPTION.

TRANSFER Rental Weatherization  
\$ 212.70 FEE # W - 7  
EXEMPT

Together with all appurtenant rights, title and interests.

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except restrictions, easements, and ordinances of record, if any.

Dated this 13th day of October, 2001.

\* \_\_\_\_\_  
\* \_\_\_\_\_

*Ronald Gohlke*  
\* Ronald Gohlke  
\* \_\_\_\_\_  
\* \_\_\_\_\_

AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated this \_\_\_\_\_ day of \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Tom Kubasta  
P. O. Box 808, Wautoma, WI 54982 (lk)

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

ACKNOWLEDGMENT

STATE OF WISCONSIN )

MARQUETTE ) ss.  
County.)

Personally came before me this 13th day of  
October, 2001, the above named

RONALD GOHLKE,

to me known to be the person(s) who executed the foregoing instrument and acknowledge the same:

Richard J. Rathjen

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: \_\_\_\_\_)

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

OFF-SOURCE  
A  
PROPERTY

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	A. Signature <i>x Dean H. Jahnke</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee	
	B. Received by (Printed Name) <i>Dean H. Jahnke</i>	C. Date of Delivery <i>6-24-11</i>
1. Article Addressed to:  <i>Westfield Motors Dean Jahnke + Ronald Gohlke 114 1st St P.O. Box 175 Westfield, WI 53964</i>	D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No	
2. Article Number (Transfer from service label) <b>7009 0080 0001 6795 3825</b>	3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.	
	4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540		

**U.S. Postal Service™**  
**CERTIFIED MAIL™ RECEIPT**  
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information, visit our website at [www.usps.com](http://www.usps.com).

OFFICIAL USE

Postage \$	Postmark Here
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	

Sent To  
*Westfield Motors*  
 Street, Apt. No., or PO Box No. *P.O. Box 175*  
 City, State, ZIP+4 *Westfield, WI 53964*

PS Form 3800, August 2006 See Reverse for Instructions

RIGHT-OF-WAY

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	A. Signature <i>x Megan Hoderman</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee	
	B. Received by (Printed Name) <i>Megan Hoderman</i>	C. Date of Delivery <i>6/30/11</i>
1. Article Addressed to:  <i>Village of Westfield Ed Mockler 129 E. 3rd St. P.O. Box 265 Westfield, WI 53964</i>	D. Is delivery address different from item 1? <input checked="" type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No  <i>P.O. Box 250 Westfield WI 53964</i>	
2. Article Number (Transfer from service label) <b>7009 0080 0001 6795 4839</b>	3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.	
	4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540		



RIGHT-OF-WAY

June 21, 2011

Mr. Ed Mockler  
Director of Public Works  
Village of Westfield  
P.O. Box 265  
Westfield, WI 53964

Re: Notification of Soil and Groundwater Contamination  
Westfield Motor Sales ROW  
114 First Street, Westfield  
BRRTS # 03-39-548041

Dear Mr. Mockler:

As required by the Department of Natural Resources, MSA Professional Services, Inc. (MSA) is writing you this letter to notify you of the presence of soil and groundwater contamination in the right of way of First Street adjacent to the Westfield Motor Sales building at 114 First Street. MSA is in the process of preparing a request for site closure for this property, and the Department of Natural Resources requires notification to the current property owner and surrounding affected properties as a condition of closure.

As you are aware, soil contamination was detected during removal of an underground storage tank in First Street in front of the Westfield Motor Sales building in 2006 during reconstruction of First Street. A Site Investigation to determine the extent of the contamination in soil and groundwater in this area was conducted through early 2011, with the results submitted to the DNR in March 2011. Soil contamination exceeding Wisconsin Administrative Code NR 720 generic residual contaminant limits remains at the property. Based on the results of borings advanced in First Street, the soil contamination appears to be at depths greater than four feet below the ground surface, so direct contact with shallow soils is not a concern. A figure illustrating the estimated extent of the soil contamination is attached. As part of the site investigation, groundwater monitoring wells were installed at the site. Data from these wells indicates that groundwater contamination exceeding NR 140 enforcement standard concentrations is present at the site. The depth to groundwater at this site ranges from five feet on the south side of First Street to depths as great as 17 feet on the Westfield Motor Sales property. A figure illustrating the estimated extent of groundwater contamination exceeding NR 140 enforcement standards is also attached.

MSA Professional Services, Inc. has reviewed the data available for this property and has determined that the groundwater contaminant plume is stable and will naturally degrade over time. MSA further believes 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, Wisconsin Administrative Code. Therefore, MSA will be requesting that the Department of Natural

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Mr. Ed Mockler  
June 21, 2011

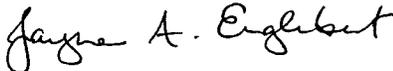
Resources accept natural attenuation as the final remedy for this site and grant case closure. Closure means that the Department will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation.

This information is being sent to you so that the Village can make informed decisions regarding utility and roadwork in the vicinity of this property. If future construction in this area involves below grade work resulting in excavation of contaminated soil or dewatering and generation of water, the material would have to be properly disposed of in accordance with Department of Natural Resources guidelines. In addition, workers would need to be protected from possible direct contact threats due to exposure to the petroleum contaminated soil.

Upon closure of the site, additional information on the site including a copy of the closure letter will be available on the DNR's web-based Registry of Contaminated Sites at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. If you have any questions regarding closure of this property, please contact the DNR Project Manager for the site, Kevin McKnight, at 920-424-7890, or by email at [Kevin.Mcknight@wisconsin.gov](mailto:Kevin.Mcknight@wisconsin.gov).

If you need more information or have any questions regarding this closure request, you may contact me at 1-800-362-4505.

Sincerely,

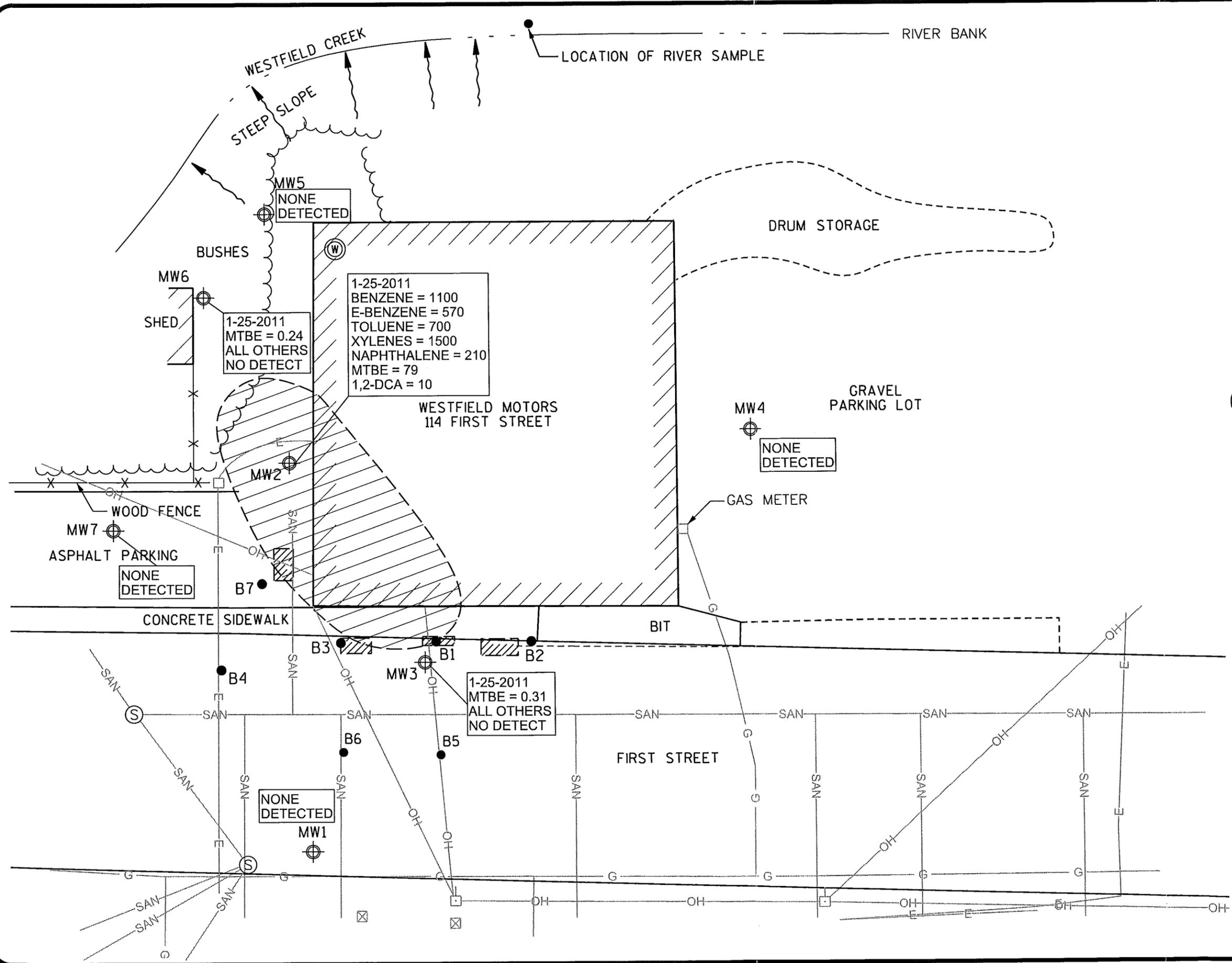


Jayne A. Englebert, P.G.  
Senior Hydrogeologist

JAE:bkm

Enc.

cc: Kevin McKnight, DNR - Oshkosh  
Kevin Olson, MSA Project Manager



**LEGEND**

- MONITORING WELL
- SOIL BORING
- POTABLE WELL
- POWER POLE
- TELEPHONE PEDESTAL
- UNDERGROUND ELECTRIC
- NATURAL GAS
- OVERHEAD WIRE
- SANITARY SEWER
- EXTENT OF GROUNDWATER CONTAMINATION EXCEEDING NR140 ENFORCEMENT STANDARD

NOTE:  
ALL CONCENTRATIONS ARE ug/L



FIGURE 10

**EXTENT OF GROUNDWATER CONTAMINATION  
WESTFIELD MOTORS  
WESTFIELD, WISCONSIN**

**MSA**  
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1230 South Boulevard, Baraboo, WI 53913  
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Web Address: www.msa-ps.com

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