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

This is a:	New Submittal
BRRTS ID (no dashes):	**0345099639**
Comm # (no dashes):	54961152622
County:	Outagamie
Region:	Commerce
Site name:	Beacon Street Restaurant
Street Address:	422 E Beacon Ave
City:	New London
Closure Date	2001-06-06
Closure Conditions:	met
Offsite contamination?	No
Right-of-way contamination?	Yes
Contaminated media:	Groundwater
GPS Coordinates (meters in the **WTM91** projection)	
Easting (X):	620869.187975476
Northing (Y):	435803.100806077
Submitted by:	Cheryl Nelson

Checklist

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

ENVIRONMENTAL & REGULATORY SERVICES
2129 Jackson Street
Oshkosh, Wisconsin 54901
(920) 424-0025
TDD #: (608) 264-8777
www.commerce.state.wi.us

Scott McCallum, Governor
Brenda J. Blanchard, Secretary

Wisconsin
Department of Commerce

June 6, 2001

Ms. Mary Lou Nelson
Beacon Street Deli
422 Beacon Street
New London WI 54961

Subject: **Case Closure** – Beacon Street Deli
422 Beacon Street, New London
COMMERCE #54961-1526-22 DNR #03-45-099639

Dear Ms. Nelson:

I have reviewed the groundwater use restriction, the soil notification, and the monitoring well abandonment forms submitted by your consultant to satisfy the conditions of closure set in the Conditional Closure letter dated April 19, 2001. The department has determined that all the conditions of closure have been met. **The site will now be listed as "closed"** on the Department of Commerce/Department of Natural Resources database.

Thank you for your efforts to protect the environmental resources in your area. If you have any questions, please contact me at (920)424-0025.

Sincerely,

Thomas Verstegen
Department of Commerce
PECFA-Site Review Section

cc: PECFA File – pf\pecfa\549\54961\152622\close-final.doc
Mr. Scott Hodgson – Miller Engineers

1404629
Document Number

NOTICE OF CONTAMINATION TO PROPERTY

OUTAGAMIE COUNTY
RECEIVED FOR RECORD

APR 3 0 2001

AT 10:30 O'CLOCK A.M. ~~P.M.~~
JANICE FLENZ
REGISTER OF DEEDS

Recording Area

Name and Return Address
Mary Lou Nelson
2019 Southland Lane
New London, Wi 54961

pd 12.00

Legal Description of the Property: In re: Outagamie County

(as it appears on the most recent deed)

Lots 5 and 6 of block 58 of Reeder Smith's Plat for the City of New London, Outagamie County, Wisconsin,; less and except that area taken for roadway purposes described as follows:to wit, part of the North Sixty - eight (68) feet of lot six (6), block Fity-eight (58), Reeder Smith's plat, New London, Wisconsi, described as follows: Startin at a point twelve (12) feet West of the Northeast corner of the above described property, thence East Twelve (12) feet, thence South Twelve (12) feet, thence North-west along a line with a radius of Thirty-eight (38) feet to the point of beginning. The starting point of above mentioned radius is approximately Forty-five (45) feet Souhwest of the Northeast corner of Lot Six (6), Block Fifty-eight (58)
Subject to covenants, restrictions and easements of recprd.
This deed is given in satisfaction of that certain Land Contract dated January 3, 1979 and recorded January 10, 1979 in Jacket 1340, as image 32 and redrafted, and recorded January 14, 1981, in Outagamie Jacket 2597 as Image 6, in the records of Outagamie County, Wisconsin

33-3-0325-00-3
Parcel Identification Number (PIN)

STATE OF WISCONSIN)
) ss
COUNTY OF)

Section 1. Frederick R. Baerwald **is the owner of the above-described property.**

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

Section 3. **The owner hereby declares that all of the property described above is held and shall be held, conveyed or encumbered, leased, rented, used, occupied and improved subject to the following limitations and/or restrictions:**

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

Also,

Residual petroleum contaminated soil remains on this site. Natural attenuation is the approved remedial alternative for this site. If 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 30th day of April, 2001.

[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 Frederick Barnwell

Signature: Mary Lou Nelson

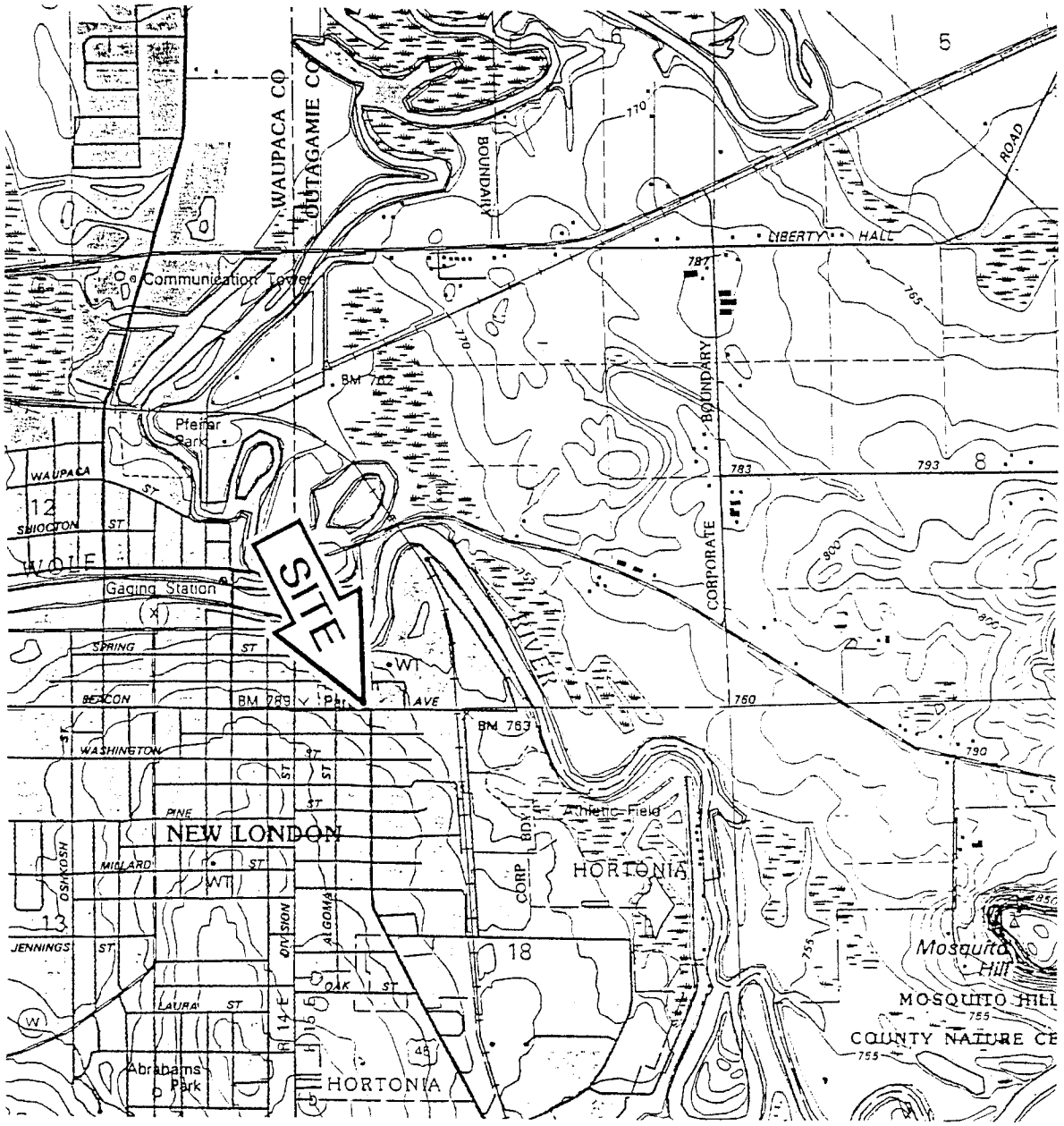
Printed Name: Mary Lou Nelson

Title: Owner

Subscribed and sworn to before me
this 30th day of April, 2001.

Marilyn Dorn
Notary Public, State of Wisconsin
My commission expires June 17, 2001

This document was drafted by the Wisconsin Department of Commerce.

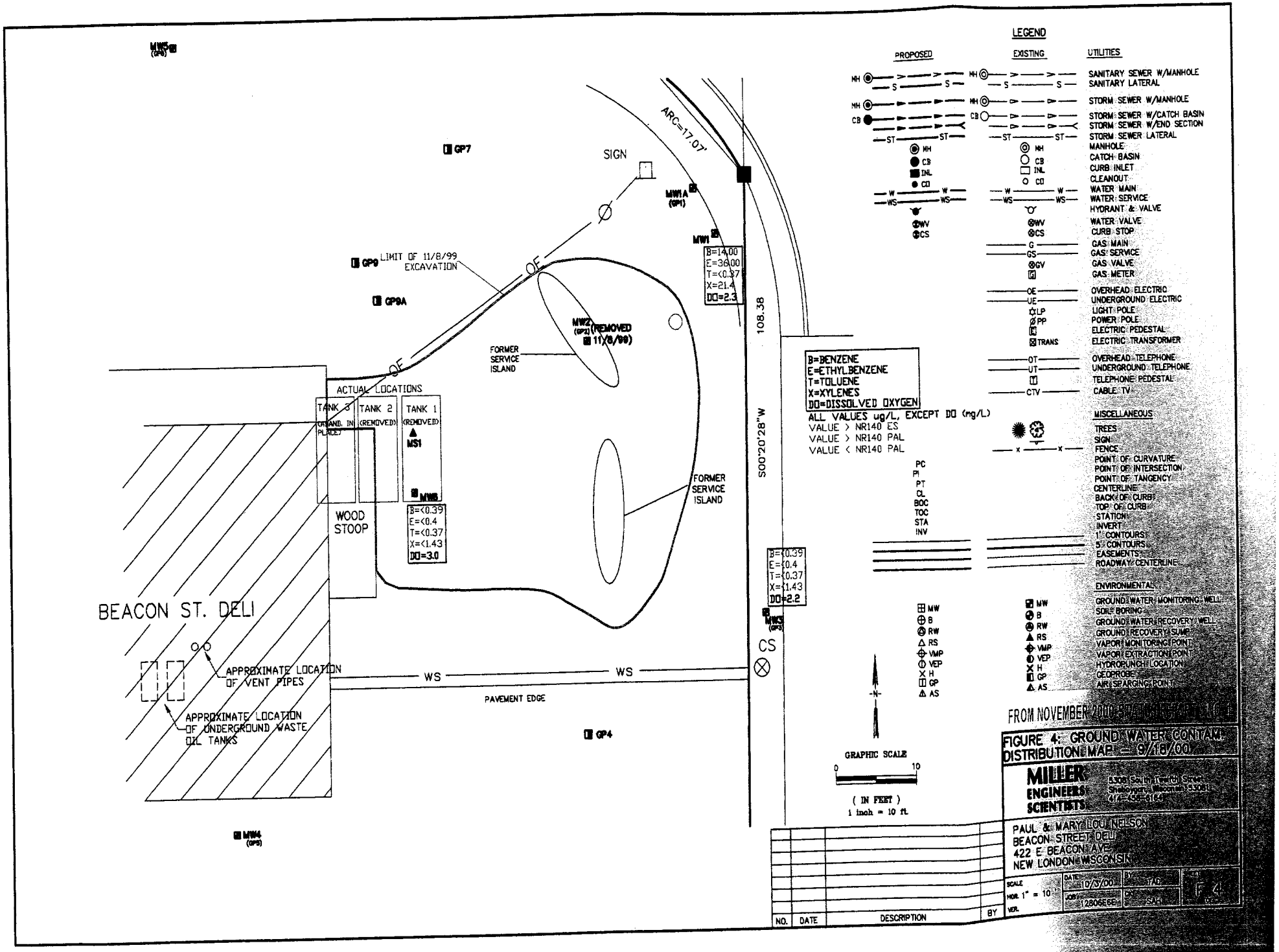


NEW LONDON QUADRANGLE
OUTAGAMIE COUNTY, WISCONSIN
7.5 MINUTE SERIES (TOPOGRAPHIC)

F-1	DATE 6/4/98	BY CLJ	CLIENT: PAUL & MARY LOU NELSON
	JOB. NO. 12806E1D	CK SAH	JOB: BEACON STREET DELI LOCATION: 422 EAST BEACON AVE. NEW LONDON, WISCONSIN

MILLER ENGINEERS SCIENTISTS

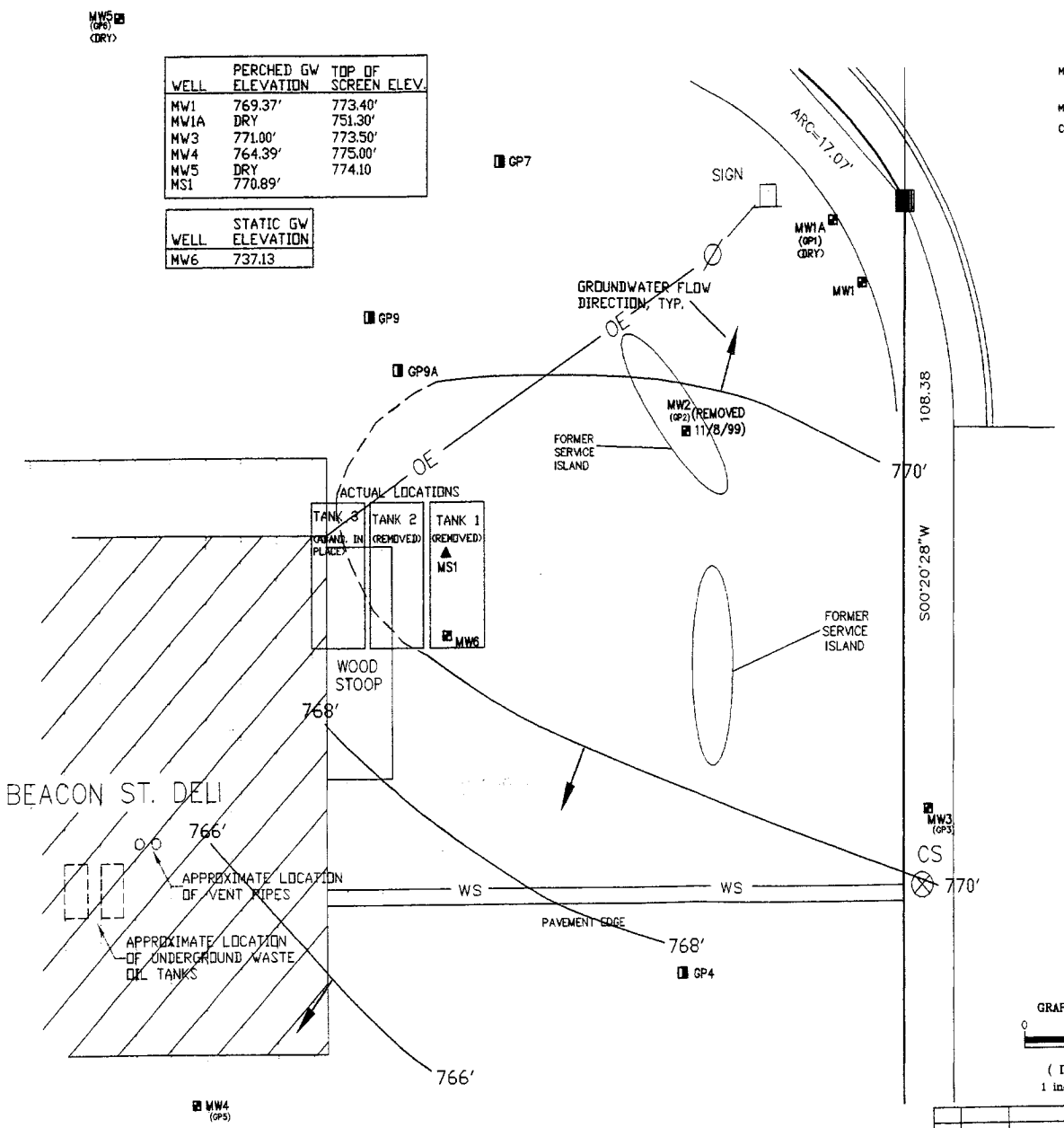
FIGURE 1: SITE LOCATION MAP


LEGEND
PROPOSED
EXISTING
UTILITIES
SANITARY SEWER W/MANHOLE
SANITARY LATERAL
STORM SEWER W/MANHOLE
STORM SEWER W/CATCH BASIN
STORM SEWER W/END SECTION
STORM SEWER LATERAL
MANHOLE
CATCH BASIN
CURB INLET
CLEANOUT
WATER MAIN
WATER SERVICE
HYDRANT & VALVE
WATER VALVE
CURB STOP
GAS MAIN
GAS SERVICE
GAS VALVE
GAS METER
OVERHEAD ELECTRIC
UNDERGROUND ELECTRIC
LIGHT POLE
POWER POLE
ELECTRIC PEDESTAL
ELECTRIC TRANSFORMER
OVERHEAD TELEPHONE
UNDERGROUND TELEPHONE
TELEPHONE PEDESTAL
CABLE TV
MISCELLANEOUS
TREES
SIGN
FENCE
POINT OF CURVATURE
POINT OF INTERSECTION
POINT OF TANGENCY
CENTERLINE
BACK OF CURB
TOP OF CURB
STATION
INVERT
1' CONTOURS
5' CONTOURS
EASEMENTS
ROADWAY CENTERLINE
ENVIRONMENTAL
GROUND WATER MONITORING WELL
SOIL BORING
GROUND WATER RECOVERY WELL
GROUND RECOVERY SUMP
VAPOR MONITORING POINT
VAPOR EXTRACTION POINT
HYDROPUNCH LOCATION
GEOPROBE
AIR SPARGING POINT
MW5 (GP5)
GP7
SIGN
ARC=17.07'
MW1A (GP1)
MW1
B=14.00
E=36.00
T=<0.37
X=21.4
DO=2.3
GP9
LIMIT OF 11/8/99 EXCAVATION
GP9A
MW2 (GP2) (REMOVED 11/8/99)
FORMER SERVICE ISLAND
108.38
S00°20'28"W
B=BENZENE
E=ETHYLBENZENE
T=TOLUENE
X=XYLENES
DO=DISSOLVED OXYGEN
ALL VALUES ug/L, EXCEPT DO (mg/L)
VALUE > NR140 ES
VALUE > NR140 PAL
VALUE < NR140 PAL
ACTUAL LOCATIONS
TANK 3 (ABAND. IN PLACE)
TANK 2 (REMOVED)
TANK 1 (REMOVED)
MS1
MW6
B=<0.39
E=<0.4
T=<0.37
X=<1.43
DO=3.0
WOOD STOOP
FORMER SERVICE ISLAND
B=<0.39
E=<0.4
T=<0.37
X=<1.43
DO=2.2
MW3 (GP3)
CS
BEACON ST. DELI
APPROXIMATE LOCATION OF VENT PIPES
APPROXIMATE LOCATION OF UNDERGROUND WASTE OIL TANKS
WS
WS
PAVEMENT EDGE
GP4
MW4 (GP5)
GRAPHIC SCALE
0
10
(IN FEET)
1 inch = 10 ft.
FROM NOVEMBER 2000
FIGURE 4: GROUND WATER CONTAM. DISTRIBUTION MAP - 9/18/00
MILLER ENGINEERS SCIENTISTS
5308 South Twelfth Street
Sheboygan, Wisconsin 53081
414-458-6164
PAUL & MARY LOU NELSON
BEACON STREET DELI
422 E BEACON AVE
NEW LONDON WISCONSIN
SCALE HOR. 1" = 10' VER.
DATE 10/3/00
BY TAD
JOB 12806E6E
DN SAH
SHEET F 4
NO.
DATE
DESCRIPTION
BY

FROM NOVEMBER 2000 STATUS REPORT NO. 1

WELL	PERCHED GW ELEVATION	TOP OF SCREEN ELEV.
MW1	769.37'	773.40'
MW1A	DRY	751.30'
MW3	771.00'	773.50'
MW4	764.39'	775.00'
MW5	DRY	774.10
MS1	770.89'	

WELL	STATIC GW ELEVATION
MW6	737.13



LEGEND

PROPOSED	EXISTING	
		UTILITIES
MH	MH	SANITARY SEWER W/MANHOLE
S	S	SANITARY LATERAL
MH	MH	STORM SEWER W/MANHOLE
CB	CB	STORM SEWER W/CATCH BASIN
		STORM SEWER W/END SECTION
ST	ST	STORM SEWER LATERAL
MH	MH	MANHOLE
CB	CB	CATCH BASIN
INL	INL	CURB INLET
CO	CO	CLEANOUT
W	W	WATER MAIN
WS	WS	WATER SERVICE
		HYDRANT & VALVE
WV	WV	WATER VALVE
CS	CS	CURB STOP
	G	GAS MAIN
	GS	GAS SERVICE
	GV	GAS VALVE
	G	GAS METER
	OE	OVERHEAD ELECTRIC
	UE	UNDERGROUND ELECTRIC
	LP	LIGHT POLE
	PP	POWER POLE
	E	ELECTRIC PEDESTAL
	TRANS	ELECTRIC TRANSFORMER
	OT	OVERHEAD TELEPHONE
	UT	UNDERGROUND TELEPHONE
	T	TELEPHONE PEDESTAL
	CTV	CABLE TV
		MISCELLANEOUS
		TREES
		SIGN
	X	FENCE
PC		POINT OF CURVATURE
PI		POINT OF INTERSECTION
PT		POINT OF TANGENCY
CL		CENTERLINE
BOC		BACK OF CURB
TOC		TOP OF CURB
STA		STATION
INV		INVERT
		1' CONTOURS
		5' CONTOURS
		EASEMENTS
		ROADWAY CENTERLINE
		ENVIRONMENTAL
MW	MW	GROUND WATER MONITORING WELL
B	B	SOIL BORING
RW	RW	GROUND WATER RECOVERY WELL
RS	RS	GROUND RECOVERY SUMP
VMP	VMP	VAPOR MONITORING POINT
VEP	VEP	VAPOR EXTRACTION POINT
H	H	HYDROPUNCH LOCATION
GP	GP	GEOPROBE
AS	AS	AIR SPARGING POINT

-N-

GRAPHIC SCALE

0 10

(IN FEET)
1 inch = 10 ft.

FIGURE 3: PERCHED GROUND WATER TABLE CONTOUR PLAN – 9/18/00

MILLER ENGINEERS SCIENTISTS
5308 South Twelfth Street
Sheboygan, Wisconsin 53081
414-458-6164

PAUL & MARY LOU NELSON
BEACON STREET DELI
422 E BEACON AVE.
NEW LONDON WISCONSIN

SCALE	DATE	BY	SHEET
HOR. 1" = 10'	10/2/00	TAD	F 3
VER.	JOB 12806E6D	CK SAH	OF

NO.	DATE	DESCRIPTION	BY

Thu Nov 30 15:27:11 2000

TABLE 2

Historic Ground Water Analytic Test Results

Beacon Street Deli—New London, Wisconsin

Project #12806E

MW1

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Total Xylenes (µg/L)	Naph-thalene (µg/L)	Total Trimethyl-benzene (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	pH (s.u.)	Cond. (µmhos)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dis. Fe (µg/L)	Dis. Mn (µg/L)
06/30/97	<7	<6.8	<6.6	**1,750**	**200**	**1260**	<13	3,010	1.1	6.96	2,210	20	0.37	5.0	950
01/03/00	**16**	63	<3.5	26†	**9.5†**	**218.7**	<3.1	323.7	5.2	6.26	1,450	•	•	•	•
04/14/00	**3.90**	9.5	1.2	22.00	2.00	23.5	<0.47	59.90	2.8	7.11	1,480	•	•	•	•
06/26/00	**13**	38	1.2	65	**9.3**	100	<0.47	226.50	2.5	4.05	1,490	•	•	•	•
09/18/00	**14**	36	<0.37	21.4	•	68.7	<0.47	140.10	2.3	8.2	1,270	•	•	•	•

MW2

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Total Xylenes (µg/L)	Naph-thalene (µg/L)	Total Trimethyl-benzene (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	pH (s.u.)	Cond. (µmhos)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dis. Fe (µg/L)	Dis. Mn (µg/L)
06/30/97	<14	**360**	<13	**4,840**	**510**	**2,670**	<26	7,870	0.5	6.54	1,220	21	0.032†	0.053	1,300
01/03/00	Well Not Tested - Removed During 11/8/99 Excavation														
04/14/00															
06/26/00															
09/18/00															

MW3

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Naph-thalene (µg/L)	Total Trimethyl-benzene (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	pH (s.u.)	Cond. (µmhos)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dis. Fe (µg/L)	Dis. Mn (µg/L)
06/30/97	<0.14	<0.14	0.30†	<0.44	0.47	<0.51	0.84†	1.5	0.4	6.61	3,910	15	0.099†	0.015	140
01/03/00	**0.58†**	0.75†	<0.35	1.3†	<0.88	<1.64	<0.31	2.63	3.6	7.1	1,450	•	•	•	•
04/14/00	<0.39	<0.4	<0.37	<1.4	•	<1.03	<0.47	ND	4.2	7.23	1,420	•	•	•	•
06/26/00	<0.39	<0.4	<0.37	<1.4	•	<1.03	<0.47	ND	2.6	4.6	1,330	•	•	•	•
09/18/00	<0.39	<0.4	<0.37	<1.43	•	<1.03	<0.47	ND	2.2	8.24	1,110	•	•	•	•

NR140 Ground Water Standard	Benzene	Ethyl-Benzene	Toluene	Xylenes	Naph-thalene	Trimethyl-benzenes	MTBE
Enforcement Standard (ug/L)	5	700	1000	10000	40	480	60
Preventive Action Limit (ug/L)	0.5	140	200	1000	8	96	12

PVOC = Petroleum Volatile Organic Compounds (EPA Method 8

ND = Not detected at method detection limits

g:\data\qpro\env\12000\12806e\historic.wb2: histgwresults

FROM NOVEMBER 2000 STATUS REPORT NO. 1

TABLE 2 (Continued)

Historic Ground Water Analytic Test Results

Beacon Street Deli—New London, Wisconsin

Project #12806E

MW6

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Naph-thalene (µg/L)	Total Trimethyl-benzene (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	pH (s.u.)	Cond. (µmhos)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dis. Fe (µg/L)	Dis. Mn (µg/L)
06/30/97	**Prior to Construction**														
01/03/00	<0.32	<0.34	<0.35	<0.98	<0.88	<0.99	3.30	3.30	5.8	7.22	1,450	•	•	•	•
04/14/00	<0.39	<0.40	0.51†	<1.4	•	<1.03	2.40	2.91	2.9	7.59	1,970	•	•	•	•
06/26/00	<0.39	<0.4	0.52†	<1.4	•	<1.03	1†	1.52	3.1	3.85	1,670	•	•	•	•
09/18/00	<0.39	<0.4	<0.37	<1.43	•	<1.03	0.87†	0.87	3.0	8.46	2,020	•	•	•	•

MS1

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Naph-thalene (µg/L)	Total Trimethyl-benzene (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	pH (s.u.)	Cond. (µmhos)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dis. Fe (µg/L)	Dis. Mn (µg/L)
06/30/97	**Prior to Construction**														
01/03/00	<0.32	<0.34	<0.35	<1.04	<0.88	<0.99	<0.31	ND	6.5	6.93	1,010	•	•	•	•
04/14/00	<0.39	<0.40	<0.37	<1.40	•	<1.03	<0.47	ND	2.9	8.09	1,710	•	•	•	•
06/26/00	<0.39	21	0.6†	31	•	28.2	<0.47	80.2	2.5	4.2	1,370	•	•	•	•
09/18/00	•	•	•	•	•	•	•	•	2.3	•	•	•	•	•	•

NR140 Ground Water Standard	Benzene	Ethyl-Benzene	Toluene	Xylenes	Naph-thalene	Trimethyl-benzenes	MTBE
Enforcement Standard (ug/L)	5	700	1000	10000	40	480	60
Preventive Action Limit (ug/L)	0.5	140	200	1000	8	96	12

PVOC = Petroleum Volatile Organic Compounds (EPA Method 8020 or from 8021 results)

ND = Not detected at method detection limits

g:\data\qpro\env\12000\12806e\historic.wb2: histgwresults